| BOARD OF ASSESSMENT APPEALS,<br>STATE OF COLORADO<br>1313 Sherman Street, Room 315<br>Denver, Colorado 80203 | Docket Number: 63111 |  |  |
|--|----------------------|--|--|
| Petitioner:  |                      |  |  |
| VASILIOS GATSIOPOULOS,   |                      |  |  |
| V.   |                      |  |  |
| Respondent:  |                      |  |  |
| DENVER COUNTY BOARD OF EQUALIZATION.   |                      |  |  |
| ORDER ON STIPULATION   |                      |  |  |

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Stipulation is attached and incorporated as a part of this decision.

## FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

County Schedule No.: 05061-08-020-000

Category: Valuation Property Type: Commercial Real

- 2. Petitioner is protesting the 2013 actual value of the subject property.
- 3. The parties agreed that the 2013 actual value of the subject property should be reduced to:

Total Value: \$500,000

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

## **ORDER:**

Respondent is ordered to reduce the 2013 actual value of the subject property, as set forth above.

The Denver County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 17th day of January 2014.

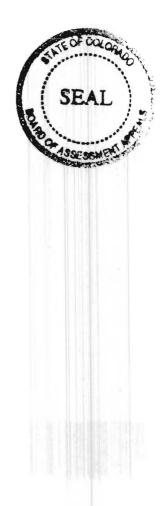
## **BOARD OF ASSESSMENT APPEALS**

Dearen Derlie

Diane M. DeVries

Detra a Baumbach

Debra A. Baumbach



I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals. Cara McKeller

STATE OF COLORADO BD OF ASSESSMENT APPEALS

|  | 2014 JAN 16 AM 9: 3 |
|--|---------------------|
| BOARD OF ASSESSMENT APPEALS                        |                     |
| STATE OF COLORADO<br>1313 Sherman Street, Room 315 |                     |
| Denver, Colorado 80203                             |                     |
|  |                     |
| Petitioner:  |                     |
|  |                     |
| VASILIOS GATSIOPOULOS                              |                     |
| v.   | Docket Number:      |
| Respondent:  | 63111               |
| DENVER COUNTY BOARD OF EQUALIZATION                |                     |
| Attorney for Denver County Board of Equalization   | Schedule Number:    |
|  | 05061-08-020-000    |
| City Attorney                                      |                     |
|  |                     |
|  |                     |
| Charles T. Solomon #26873                          |                     |
| Assistant City Attorney                            |                     |
| 201 West Colfax Avenue, Dept. 1207                 | diaman and a second |
| Denver, Colorado 80202                             |                     |
| Telephone: 720-913-3275                            |                     |
| Facsimile: 720-913-3180                            |                     |
| STIPLI ATION (AS TO TAX VEAR 2013 A                |                     |

Petitioner, VASILIOS GATSIOPOULOS, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION OF THE CITY AND COUNTY OF DENVER, hereby enters into this Stipulation regarding the tax year 2013 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

4300 W Colfax Ave Denver, Colorado 2. The subject property is classified as commercial real property.

War I

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2013.

| Land         | \$<br>181,200.00 |  |
|--------------|------------------|--|
| Improvements | \$<br>343,300.00 |  |
| Total        | \$<br>524,500.00 |  |

4. After appeal to the Board of Equalization of the City and County of Denver, the Denver County Board of Equalization of the City and County of Denver valued the subject property as follows:

| Land         | \$<br>181,200.00 |
|--------------|------------------|
| Improvements | \$<br>343,300.00 |
| Total        | \$<br>524,500.00 |

5. After further review and negotiation, the Petitioner and Denver County Board of Equalization of the City and County of Denver agree to the following actual value for the subject property for tax year 2013.

| Land         | \$<br>181,200.00 |
|--------------|------------------|
| Improvements | \$<br>318,800.00 |
| Total        | \$<br>500,000.00 |

6. The valuations, as established above, shall be binding only with respect to tax year 2013.

7. Brief narrative as to why the reduction was made:

Further analysis of the make-up of the subject's revenue and the other approaches to value.

8. Both parties agree to be responsible for their own costs, expert and attorney fees, waiving any claim against each other for such, and agree that any hearing before the Board of Assessment Appeals not be scheduled or be vacated if already scheduled.

Material Anna article and an an

DATED this bt day of January 2014.

of to append the should be the the second on the barbar on another by

Testion and the substances allocations from the out-series of the decision of the substances with the

Agent/Attorney/Petitioner

Denver County Board of Equalization of the City and County of Denver

By: Cindy Mayer

Property Tax Adjustment Specialists, Inc 6000 E Evans Ave Suite 1-426 Denver, CO 80222 Telephone: (303) 355-5871 By: Aa

Charles T. Solomon #26873 201 West Colfax Avenue, Dept. 1207 Denver, CO 80202 Telephone: 720-913-3275 Docket No: 63111