BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

LVGC, LLC,

v.

Respondent:

BOULDER COUNTY BOARD OF EQUALIZATION.

ORDER ON STIPULATION

Docket Number: 63395

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.: R0065947+1

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:

\$2,850,000

(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 Boulder County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 4th day of September 2014.

BOARD OF ASSESSMENT APPEALS

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Debra a Baumbach

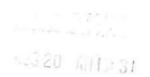
Diane M. DeVries

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

Cara McKeller

Debra A. Baumbach

BOARD OF ASSESSMENT APPEALS STATE OF COLORADO DOCKET NUMBER: 63395



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Account Number(s): R0065947 and R0115204 STIPULATION (As To Tax Year 2013 Actual Total Value)

LVGC, LI	LLC	
Petitioner,	er,	
V\$.		
Boulder Co	County Board of Equalization,	
Responder	lent.	
Petitioner a	er and Respondent hereby enter into this Stipulation es, and jointly move the Board of Assessment Appeal.	regarding the tax year 2013 valuation of the subject s to enter its order based on this Stipulation.
Pet	Petitioner and Respondent agree and stipulate as follow	ws:
1.	. The properties subject to this Stipulation are descr	bed as follows:
	178.65 Acres M/L in 32-2N-70	
2.	The subject properties are classified as an 18-hole Golf Course / Improvements and Residence.	
3.	The County Assessor assigned the following actual total value to the subject properties for tax year 2013:	
	Total \$ 3,937,20	0
4.	After a timely appeal to the Board of Equalization, the Board of Equalization valued the subject properties at an actual total value as follows:	
	Total \$ 3,937.20	0
5.	After further review and negotiation. Petitioner and County Board of Equalization agree to the tax year 2013 actual total value for the subject properties:	
	Total \$ 2,850.00	00*
		Petitioner's Initials

Docket Number: 63395

Account Number(s): R0065947 and R0115204

STIPULATION (As To Tax Year 2013 Actual Total Value)

PAGE 2 OF 2

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

Agreed actual total value is based primarily on the income approach for the Golf Course/Improvements/ associated Land and the sales comparison approach for the Residence/ associated Land.

- 7. This docket has not been set for hearing.
- 8. This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, and all of which shall constitute one and the same agreement.

*As to the agreed actual total value of \$2,850,000 for both accounts-

R0065947 - Stipulated total value is \$1,613,200 to be allocated as follows:

\$350,000 to the residential class Residence and Land

\$1,263,200 to the Golf Course/ Golf Course Improvements and associated land

R0115204 – Stipulated total value to this account is \$1,236,800 all of which is allocated to Golf Course/

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DATED this / the day of frages !	2014.
by All	
Petitioner or Attorney M. totall BAZ will, Many	L
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303-444-2/14 X14	JERRY ROBERTS Boulder County Assessor By:

SAMUEL M. FORSYTH

Advanced Appeals Deputy

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