BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 63971
Petitioner:	
CARL W. BENDER AND JOYCE M. BENDER TRUST,	
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.: 06302-14-003-000+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: \$385,500

(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 27th day of March 2014.

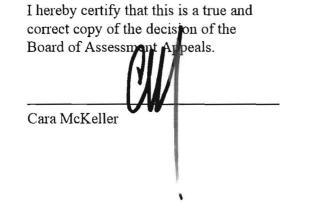
## **BOARD OF ASSESSMENT APPEALS**

winner Dethies

Diane M. DeVries

Baumbach ubra a

Debra A. Baumbach





	2014 MAR 25 AM 9: 32		
BOARD OF ASSESSMENT APPEALS STATE OF COLORADO			
1313 Sherman Street, Room 315 Denver, Colorado 80203			
Petitioner:			
CARL W. BENDER AND JOYCE M. BENDER TRUST			
v.	Docket Number:		
Respondent:	63971		
DENVER COUNTY BOARD OF EQUALIZATION			
Attorneys for Denver County Board of Equalization	Schedule Number:		
City Attorney	06302-14-003-000+1		
Charles T. Solomon #26873			
Assistant City Attorney			
201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202			
Telephone: 720-913-3275			
Facsimile: 720-913-3180			
STIPULATION (AS TO TAX YEAR 2013 ACTUAL VALUE)			

Petitioner, CARL W. BENDER AND JOYCE M. BENDER TRUST, 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:

2242 S Albion St Denver, Colorado 2. The subject property is classified as commercial real property.

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

\$ 92,600.00
\$ <u>62,000.00</u>
\$ 154,600.00
\$ 231,300.00
\$ 143,400.00
\$ 374,700.00
\$\$

4. After appeal to the Denver County 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:

\_ \_ \_

-003 Land Improvements Total	\$ \$ \$	92,600.00 <u>1,000.00</u> 93,600.00
-004 Land Improvements Total	\$ \$	231,300.00 <u>104,700.00</u> 336,000.00

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

-003 Land Improvements Total	\$ \$ \$	92,600.00 <u>1,000.00</u> 93,600.00
-004 Land Improvements Total	\$	231,300.00 <u>64,600.00</u> 295,900.00

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.

day of\_\_\_\_\_Mand DATED this . 2014.

Agent/Attorney/Petitioner

Bv:

Edward Bosier R. H. Jacobson & Company 6239 East Caley Drive Centennial, CO 80111 Telephone: (303) 793-0823

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

By:

Charles T. Solomon #26873 201 West Colfax Avenue, Dept. 1207 Denver, CO 80202 Telephone: 720-913-3275 Docket No: 63971