BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

INDIGO CREEK HOLDINGS, LLC,

v.

Respondent:

ADAMS 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.: R0150325

Category: Valuation

Property Type: Commercial Real

Docket Number: 65195

- 2. Petitioner is protesting the 2014 actual value of the subject property.
- 3. The parties agreed that the 2014 actual value of the subject property should be reduced to:

Total Value:

\$30,400,000

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2014 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 5th day of December 2014.

BOARD OF ASSESSMENT APPEALS

Warnem Werlines

subra 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



Wasatch- Indigo Creek

BOARD OF ASSESSMENT APPEALS, State of Colorado 2014 DEC -3 AM 9: 57 1313 Sherman Street, Room 315 Denver, CO 80203 Petitioner: INDIGO CREEK HOLDINGS, LLC Respondent: **▲ COURT USE ONLY ▲** ADAMS COUNTY BOARD OF EQUALIZATION. Docket Number: 65195 Kerri A. Booth, #42562 County Schedule Number: Assistant Adams County Attorney R0150325 4430 S. Adams County Parkway 5th Floor, Suite C5000B Brighton, CO 80601 Telephone: 720-523-6116 Fax: 720-523-6114 STIPULATION (As to Tax Year 2014 Actual Value)

7.4

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year

2014 valuation of the subject property, and jointly move the Board of Assessment Appeals to

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

enter its order based on this Stipulation.

1. The property subject to this Stipulation is described as: 9451 Welby Road, Thornton, CO Parcel: 0171924115065

- 2. The subject property is classified as residential multi-unit property.
- 3. The County Assessor originally assigned the following actual value to the subject property for tax year 2014:

Land \$ 2,941,171 Improvements \$ 29,327,067 Total \$ 32,268,238 4. After a timely appeal to the Board of Equalization, the Board of Equalization valued the subject property as follows:

Land	\$ 2,941,171
Improvements	\$ 29,327,067
Total	\$ 32,268,238

5. After further review and negotiation, Petitioner and County Board of Equalization agree to the following actual value for tax year 2014 for the subject property:

Land	\$ 2,941,171
Improvements	\$ 27,458,829
Total	\$ 30,400,000

- 6. The valuation, as established above, shall be binding only with respect to tax year 2014.
- 7. Brief narrative as to why the reduction was made: After further review of the market, along with the rent roll for the subject property, the value was adjusted as above.
- 8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on January 12, 2015 at 8:30 a.m. be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals _____ (check if appropriate).

DATED this 1st day of December , 2014.

Matthew W. Poling

Ryan, LLC.

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Docket Number: 65195