BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO	Docket Number:	67649
1313 Sherman Street, Room 315		
Denver, Colorado 80203		-
Petitioner:		
180 MADISON LLC -	l	
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:

Subject property is described as	follows:	
County Schedule No.: 051	21-28-024-000+1	
Category: Valuation	Property Type:	Vacant Land
Petitioner is protesting the 2015	actual value of the subject prope	erty.
The parties agreed that the 2015	actual value of the subject prop	erty should be reduced to:
	County Schedule No.: 0512 Category: Valuation Petitioner is protesting the 2015	Subject property is described as follows:County Schedule No.:05121-28-024-000+1Category:ValuationProperty Type:Petitioner is protesting the 2015 actual value of the subject propertyThe parties agreed that the 2015 actual value of the subject property

Total Value: \$3,625,000

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2015 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 9th day of August 2016.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

Debra A. Baumbach

(9 Katarduk

of Assessment Appeals.

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

Gordana Katardzic



STATE OF COLORADO BD OF ASSESSMENT APPEALS

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BOARD OF ASSESSMENT APPEALS STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	
Petitioner:	
180 MADISON LLC	Docket Number:
Respondent:	67649 Schedule Number:
DENVER COUNTY BOARD OF EQUALIZATION Attorney for Denver County Board of Equalization	05121-28-024-000 +1
City Attorney	
Mitch Behr #38452 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 2015 ACT	UAL VALUE)

Petitioner, 180 MADISON LLC and Respondent, DENVER COUNTY BOARD OF EQUALIZATION, hereby enter into this Stipulation regarding the tax year 2015 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:

150 and 180 Madison 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 2015.

-024 Land Improvements Total	\$ \$ \$	1,875,000 <u>00</u> 1,875,000
-001 Land Improvements Total	\$} \$ \$ \$ \$	1,875,000 <u>00</u> 1,875,000

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

-024 Land Improvements Total	\$ \$ \$	1,875,000 <u>00</u> 1,875,000
-001 Land Improvements Total	6) (2) (3)	1,875,000 <u>000</u> 1,875,000

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 2015.

-024	
Land	\$ 1,812,500
Improvements	\$ <u>00</u>
Total	\$ 1,812,500

-001	
Land	\$ 1,812,500
Improvements	\$ <u>00</u>
Total	\$ 1,812,500

6. The valuations, as established above, shall be binding only with respect to tax year 2015.

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

Review of the market comparables for the subject property indicated that reduction was warranted.

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.

DATED this 28th day of July 2016.

Agent/Attomey/Petitioner

Βv

Kéndra L. Goldstein Goldstein Law Firm, LLC 950 S Cherry St Suite 320 Denver, CO 80246 Telephone: 303 757-8865

Denver County Board of Equalization

Bv: Mitch Behr #38452

201 West Colfax Avenue, Dept. 1207 Denver, CO 80202 Telephone: 720-913-3275 Docket No. 67649