BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number:	67734
Petitioner: THE HENRY FUND LLC -		
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 prope	erty is describ	ed as follows:		
County Sch	edule No.:	02211-04-005-000		
Category:	Valuation		Property Type:	Commercial

- 2. Petitioner is protesting the 2015 actual value of the subject property.
- 3. The parties agreed that the 2015 actual value of the subject property should be reduced to:

Total Value: \$1,124,000

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

1.

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 6th day of February 2017.

BOARD OF ASSESSMENT APPEALS

Diane M. De Vries Sure a Baumbach

Diane M. DeVries

Debra A. Baumbach

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

Gordana Katardzic

of Assessment Appeals.



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BOARD OF ASSESSMENT APPEALS	
STATE OF COLORADO	
1313 Sherman Street, Room 315	
Denver, Colorado 80203	
Petitioner:	
THE HENRY FUND LLC	
	Docket Number:
V.	07704
Description in the second s	67734
Respondent:	
DENVER COUNTY BOARD OF EQUALIZATION	Schedule Number:
	02211-04-005-000
Attomey for Denver County Board of Equalization	02211-04-003-000
City Attomey	
City Auditey	
Charles T. Solomon #26873	
Assistant City Attorney	
201 West Colfax Avenue, Dept. 1207	
Denver, Colorado 80202	
Telephone: 720-913-3275	
Email: charles.solomon@denvergov.org	
STIPULATION (AS TO TAX YEAR 2015 ACT	(UAL VALUE)

Petitioner, THE HENRY FUND 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:

4725 Lipan 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.

Land	\$ 209,100.00
Improvements	\$ 1,190,500,00
Total	\$ 1,399,600.00

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

Land	\$ 209,100.00
Improvements	\$ 1,190,500.00
Total	\$ 1399,600.00

5. After further review and negotiation, the Petitioner and Denver County Board of Equalization agree to the following actual value for the subject property for tax year 2015.

Land	\$ 209,100.00
Improvements	\$ 914,900.00
Total	\$ 1,124,000.00

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:

A review of the income and expenses and occupancy of the subject property indicated a reduction in the value of the subject property.

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 2 day of Abundary , 2016.

Agent/Attorney/Petitioner

By: Joseph/W: Henry 510,E.:51^{at} Ave., #205 Denver, CO 80216 Telephone: (303) 810-1822 Email: jhenry@jmpacific.com Denver County Board of Equalization

By:

Charles T. Solomon #26873 201 West Colfax Avenue, Dept. 1207 Denver, CO 80202 Telephone: 720-913-3275 Docket No: 67734