BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

CHERRY CREEK GREENS LLC -

٧.

Respondent:

DENVER COUNTY BOARD OF EQUALIZATION

ORDER ON STIPULATION

Docket Number:

68027

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.: 06345-00-049-000

Category: Valuation Property Type: Residential

- 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: \$18,900,000

(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 22nd day of August 2016.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

ard

Diane M. DeVries

Debra A. Baumbach

correct copy of the decision of the Board of Assessment Appeals.

I hereby certify that this is a true and

Gordana Katardzic

2016 AUG 16 AM 10: 59

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CHERRY CREEK GREENS LLC

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Schedule Number:

DENVER COUNTY BOARD OF EQUALIZATION

Attorney for Denver County Board of Equalization of the 06345-00-049-000

City and County of Denver

City Attomey

Charles T. Solomon #26873
Assistant City Attorney
201 Work Colfay Avenue, Dept. 1307

201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202

Telephone: 720-913-3275 Facsimile: 720-913-3180

STIPULATION (AS TO TAX YEAR 2015 ACTUAL VALUE)

Petitioner, CHERRY CREEK GREENS LLC, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION OF THE CITY AND COUNTY OF DENVER, 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:

The property subject to this Stipulation is described as:

10225 E Girard Ave Denver, CO

2.	The subject	property	is classified as	s residential	real propert	ly.
~ .	THE SUBJECT	property	io diagonica ac	Loidelliai	icai piopeii	. y

 The County Assessor originally assigned the following actual value on the subject property for tax year 2015.

> Land \$ 2,237,300 Improvements \$ 17,647,800 Total \$ 19,885,100

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:

Land \$ 2,237,300 Improvements \$ 17,647,800 Total \$ 19,885,100

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.

Land \$ 2,237,300 Improvements \$ 16,662,700 Total \$ 18,900,000

Brief narrative as to why the reduction was made:

A further review of appropriate market sales data indicates a reduction.

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

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 day of Date. 2016.

Agent/Attorney/Petitioner

Todd Stevens

Stevens & Associates, Inc. 9635 Maroon Circle, Suite 450

Englewood, CO 80112 Telephone: 303-347-1878 Denver County Board of Equalization of the City and County of Denver

By:

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