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| <b>BOARD OF ASSESSMENT APPEALS,<br/>STATE OF COLORADO</b><br>1313 Sherman Street, Room 315<br>Denver, Colorado 80203                                | <b>Docket Number: 68884</b> |
| Petitioner:<br><b>ANB BANK FKA AMERICAN NATIONAL BANK -</b><br><br>v.<br><br>Respondent:<br><b>DOUGLAS COUNTY BOARD OF COUNTY<br/>COMMISSIONERS</b> |                             |
| <b>ORDER ON STIPULATION</b>   |                             |

**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.: R0488223**  
**Category: Abatement Appeal                      Property Type: Commercial**
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: \$965,000**  
 (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 Douglas County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 25th day of October 2016.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

\_\_\_\_\_  
Diane M. DeVries

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

*Debra A. Baumbach*

\_\_\_\_\_  
Debra A. Baumbach

*G. Katardzic*

\_\_\_\_\_  
Gordana Katardzic



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| <p><b>BOARD OF ASSESSMENT APPEALS,<br/>STATE OF COLORADO</b><br/>1313 Sherman Street, Room 315<br/>Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>ANB BANK FKA AMERICAN NATIONAL<br/>BANK</b></p> <p>v.</p> <p>Respondent:</p> <p><b>DOUGLAS COUNTY BOARD OF<br/>COMMISSIONERS.</b></p> <hr/> <p>Attorneys for Respondent:</p> <p>Meredith P. Van Horn, #42487<br/>Dawn L. Johnson, #48451<br/>Office of the County Attorney<br/>Douglas County, Colorado<br/>100 Third Street<br/>Castle Rock, Colorado 80104<br/>Phone Number: 303-660-7414<br/>FAX Number: 303-484-0399<br/>E-mail: <a href="mailto:attorney@douglas.co.us">attorney@douglas.co.us</a></p> | <hr/> <p>Docket Number: <b>68884</b></p> <p>Schedule No.: <b>R0488223</b></p> |
| <p><b>STIPULATION (As to Abatement/Refund for Tax Year 2014)</b></p>   |   |

Petitioner 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 enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:  
Lot 6G,-1A The Meadows 17, Area 4, Amd. 8. 0.976 AM/L.
2. The subject property is classified as Commercial property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2014:

|              |                   |
|--------------|-------------------|
| Land         | \$ 408,125        |
| Improvements | <u>\$ 737,291</u> |
| Total        | \$1,145,416       |

4. After a timely appeal to the Board of Commissioners, the Board of Commissioners valued the subject property as follows:

|              |                   |
|--------------|-------------------|
| Land         | \$ 408,125        |
| Improvements | <u>\$ 647,291</u> |
| Total        | \$1,055,416       |

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

|              |                  |
|--------------|------------------|
| Land         | \$408,125        |
| Improvements | <u>\$556,875</u> |
| Total        | \$965,000        |

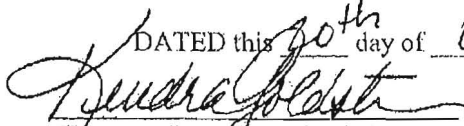
6. The valuations, as established above, shall be binding only with respect to tax year 2014.

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

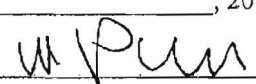
Further review of account data, limited market sales, and income/expense data indicated that a change in value was warranted.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on December 20, 2016 at 8:30 a.m. be vacated.

DATED this 30th day of October, 2016.

  
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Docket Number 68884