

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

ORCHARD POINTE INC.,

v.

Respondent:

ARAPAHOE COUNTY BOARD OF EQUALIZATION.

Attorney or Party Without Attorney for the Petitioner:

Name: Spero N. Kopitas, Flanagan/Bilton
Address: 200 East Randolph Drive, #6900
Chicago, Illinois 60601
Phone Number: (312) 782-5000
E-mail:
Attorney Registration No.:

Docket Number: 35444

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:

**8480 EAST ORCHARD ROAD
ARAPAHOE COUNTY SCHEDULE NO. 2075-21-1-15-008; RA-4533-004**

2. Petitioner is protesting the 1999 actual value of the subject property.

3. The parties agreed that the 1999 actual value of the subject property should be reduced to:

Land	\$ 964,416.00
Improvement	<u>\$13,835,584.00</u>
Total	\$14,800,000.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 1999 actual value of the subject property, as set forth above.

The Arapahoe County Assessor is directed to change his records accordingly.

DATED/MAILED this 20th day of April, 2001.

BOARD OF ASSESSMENT APPEALS

This decision was put on the record

April 20, 2001

Karen E. Hart

Karen E. Hart

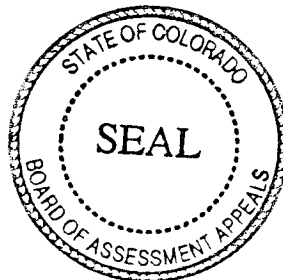
Mark R. Linne

Mark R. Linne

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

Barbara J. Schlosser
Barbara J. Schlosser

Docket Number 35444



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**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 35444**

STIPULATION AND ORDER (As To Tax Year 1999 Actual Value)

ORCHARD POINTE INC.,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

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BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A conference call with the petitioner and respondent have resulted in the following agreement:

Subject property is classified offices and described as follows:

8480 E. Orchard Rd.; County Schedule Number 2075-21-1-15-008 RA 4533-004

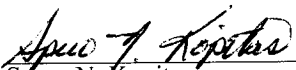
A brief narrative as to why the reduction was made: Analyzed cost, market & income information.


The parties have agreed that the 1999 actual value of the subject property should be reduced as follows:

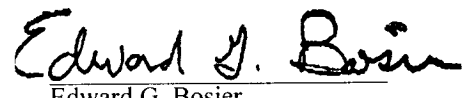
ORIGINAL VALUE		NEW VALUE (1999)	
Land	\$ 964,416	Land	\$ 964,416
Improvements	\$ 15,035,584	Improvements	\$ 13,835,584
Personal	\$	Personal	\$
Total	\$ 16,000,000	Total	\$ 14,800,000

The Board concurs with the Stipulation.

DATED this _____ day of _____ 2001.


Spero N. Kopitas
Flanagan/Bilton
200 E. Randolph Dr. #6900
Chicago, IL 60601


Kathryn L. Schroeder, #11042
Attorney for Respondent
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(303) 795-4639


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