

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>PRAIRIE CORP.,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>ARAPAHOE COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Beldon Wright Property Tax Advisors</p> <p>Address: 3090 S. Jamaica Ct., Suite 204 Aurora, Colorado 80014</p> <p>Phone Number: (303) 368-0500</p> <p>E-mail:</p> <p>Attorney Registration No.:</p>	<p>Docket Number: 37260</p>
<p><b>ORDER (On Stipulation)</b></p>	

**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:  

3080 S. Zuni St., County Schedule Number 1971-33-2-08-014
2. Petitioner is protesting the 2000 actual value of the subject property.

3. The parties agreed that the 2000 actual value of the subject property should be reduced to:

Land	\$ 56,460.00
Improvement	<u>\$318,540.00</u>
Total	\$375,000.00

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2000 actual value of the subject property, as set forth above.

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

**DATED/MAILED** this 26<sup>th</sup> day of September, 2001.

This decision was put on the record

September 25, 2001

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

Penny S. Bunnell  
Penny S. Bunnell

Docket Number 37260



**BOARD OF ASSESSMENT APPEALS**

Karen E Hart

Karen E. Hart

Mark R. Linné

Mark R. Linné

**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 37260**

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**STIPULATION AND ORDER (As To Tax Year 2000 Actual Value)**

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**PRAIRIE CORP.,**

Petitioner,

vs.

**ARAPAHOE COUNTY BOARD OF EQUALIZATION,**

Respondent.

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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 as warehouse/storage and described as follows:

3080 S. Zuni St., County Schedule Number 1971-33-2-08-014 RA 350-016

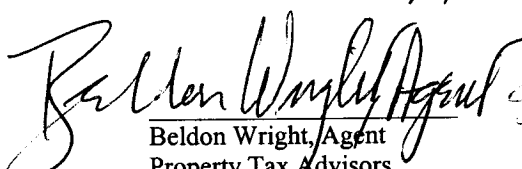
A brief narrative as to why the reduction was made: Analyzed cost, market, & income information.

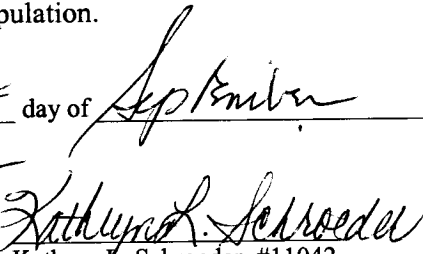
The parties have agreed that the 2000 actual value of the subject property should be reduced as follows:

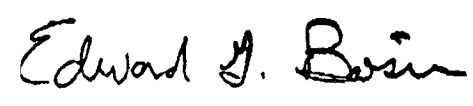
ORIGINAL VALUE		NEW VALUE (2000)	
Land	\$ 56,460	Land	\$ 56,460
Improvements	\$ 343,540	Improvements	\$ 318,540
Personal		Personal	\$
Total	\$ 400,000	Total	\$ 375,000

The Board concurs with the Stipulation.

DATED this 14<sup>th</sup> day of September 2001.

  
Beldon Wright, Agent  
Property Tax Advisors  
3090 S. Jamaica Ct., Ste. 204  
Aurora, CO 80014  
(303) 368-0500

  
Kathryn L. Schroeder, #11042  
Attorney for Respondent  
Arapahoe County Bd. of Equalization  
5334 South Prince Street  
Littleton, CO 80166  
(303) 795-4639

  
Edward G. Bosier  
Arapahoe County Assessor  
5334 South Prince Street  
Littleton, CO 80166  
(303) 795-4600