

<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>EASTERLIMA VENTURE LLC,</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: Barry J. Goldstein, Esq., Sterling Equities Address: 950 South Cherry Street, #320 Denver, Colorado 80246 Phone Number: (303) 757-8865 E-mail: Attorney Reg. No.: 2218</p>	<p><b>Docket Number: 37615</b></p>
<p align="center"><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:

**SEE ATTACHED STIPULATION**

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:

**SEE ATTACHED STIPULATION**

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 8th day of May, 2001.

This decision was put on the record

May 8, 2001

**BOARD OF ASSESSMENT APPEALS**

*Karen E Hart*

Karen E. Hart

*Mark R. Linné*

Mark R. Linné

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

*Diane Von Dollen*

Diane Von Dollen

*Docket Number 37615.stip*



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 37615**

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 BOARD OF ASSESSMENT APPEALS

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

**EASTERLIMA VENTURE LLC,**

Petitioner,

vs.

**ARAPAHOE COUNTY BOARD OF EQUALIZATION,**

Respondent.

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 and described as follows:

W ½ Trs 35, 46 & 51, Sec 26-5-67 Clark Colony; Vacant Lots; RA 280-001  
 7120 S. Lima St.; Warehouse/storage; RA 280-002  
 Tracts 36 & 45 and that part of tracts 52 & 61 lying E of S Lima St Ex S 432.82 Ft of Tract 61 & Ex E 500 Ft of W 545 Ft of N 255 Ft of Track 36 & Ex Roads Sec 26-5-67 Clark Colony; Vacant Lots;  
 RA 280-003; See Schedule Numbers below.

A brief narrative as to why the reduction was made: Analyzed market information and recognized demolition of improvements.

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

**ACTUAL VALUES, AS ASSIGNED BY ARAPAHOE COUNTY**

<u>SCHEDULE NUMBER</u>	<u>LAND VALUE</u>	<u>IMPROVEMENTS</u>	<u>TOTAL 2000 ACTUAL VALUE</u>
2075-26-4-01-005	\$ 800,959	\$	\$ 800,959
2075-26-4-01-016	\$ 344,994	\$ 155,006	\$ 500,000
2075-26-4-01-017	\$ 1,451,093	\$	\$ 1,451,093

**ACTUAL VALUES, AS AGREED TO BY ALL PARTIES**

<u>SCHEDULE NUMBER</u>	<u>LAND VALUE</u>	<u>IMPROVEMENTS</u>	<u>TOTAL 2000 ACTUAL VALUE</u>
2075-26-4-01-005	\$ 720,863	\$	\$ 720,863
2075-26-4-01-016	\$ 129,373	\$ 77,503	\$ 206,876
2075-26-4-01-017	\$ 1,305,983	\$	\$ 1,305,983

The Board concurs with the Stipulation.

DATED this 30th day of April 2001.

*Barry V. Goldstein*  
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*Edward G. Bosier*  
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Docket # 37615