

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>SHEA HOMES LIMITED PARTNERSHIP,</p> <p>v.</p> <p>Respondent:</p> <p>DOUGLAS COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Thomas E. Downey, Jr., Esq. Address: 1700 Lincoln Street, #3601 Denver, CO 80203 Phone Number: (303) 813-1111 E-mail: Attorney Registration No.:</p>	<p>Docket Number: 37823</p>
<p>ORDER (On Stipulation)</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 Douglas County Assessor is directed to change her records accordingly.

DATED/MAILED this 11th day of September, 2001.

This decision was put on the record

_____ September 11, 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

Barbara J. Schlosser

Barbara J. Schlosser

Docket Number 37823



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

1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

SHEA HOMES LIMITED PARTNERSHIP,

v.

Respondent:

**DOUGLAS COUNTY BOARD OF
EQUALIZATION.**

Attorney for Respondent:

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Atty. Reg. #: 24607

Docket Number: **37823**

Schedule Nos.: **R0404456+1**

STIPULATION (As to Tax Year 2000 Actual Values)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2000 valuations of the subject properties, 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 properties subject to this Stipulation are described as set forth in the County Schedule Numbers on the Attachment to this Stipulation.
2. The subject properties are classified as Vacant Land property.

3. Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year 2000.

4. Attachment A further reflects the actual values of the subject properties after a timely appeal, as assigned by the Board of Equalization.

5. After further review and negotiation, the Petitioner and the Respondent agree to the following tax year 2000 actual values of the subject properties, as also shown on Attachment A.

6. The valuations, as established on Attachment A, shall be binding only with respect to tax year 2000.

7. Brief Narrative as to why the reductions were made:

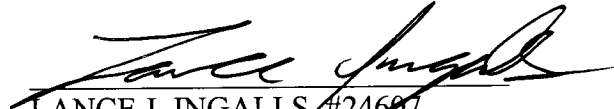
Further review of vacant land sales market data warranted a reduction of value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on July 16, 2001 at 8:30 a.m. be vacated.

DATED this 4th day of September, 2001.



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ATTACHMENT A

PARCEL #	ASSESSOR VALUES	BOE VALUES	STIPULATED VALUES
0404456	\$773,928	\$773,928	\$585,316
0410755	\$190,454	\$190,454	\$190,454