

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>WKB FUND PARTNERS LP,</p> <p>v.</p> <p>Respondent:</p> <p>ARAPAHOE COUNTY BOARD OF EQUALIZATION.</p>	▲
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Deloitte & Touche LLP Address: 555 17th St., Suite 3600 Denver, CO 80202 Phone Number: (303) 308-2191 E-mail: Attorney Registration No.:</p>	<p>Docket Number: 38250</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:

County Schedule No.: 2075-25-4-14-002
Category: Valuation **Property Type: Commercial**

2. Petitioner is protesting the 2001 actual value of the subject property.

3. The parties agreed that the 2001 actual value of the subject property should be reduced to:

Land	\$ 653,400.00
Improvements	<u>\$4,046,600.00</u>
Total	\$4,700,000.00

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2001 actual value of the subject property, as set forth above.

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

DATED/MAILED this 30th day of May, 2002.

BOARD OF ASSESSMENT APPEALS

This decision was put on the record

May 29, 2002

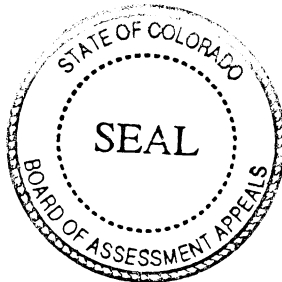
Karen E Hart
Karen E. Hart

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

Penny S Bunnell
Penny S Bunnell

Docket Number 38250



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 38250**

STIPULATION AND ORDER (As To Tax Year 2001 Actual Value)

RECEIVED
02 MAY 28 AM 7:51
STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS

WKB FUND PARTNERS LP,

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 as warehouse/storage and described as follows:

7399 S. Tucson Wy; County Schedule Number 2075-25-4-14-002 RA 4240-006


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

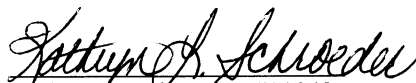
The parties have agreed that the 2001 actual value of the subject property should be reduced as follows:

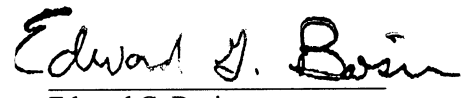
ORIGINAL VALUE		NEW VALUE (2001)	
Land	\$ 653,400	Land	\$ 653,400
Improvements	\$ 4,246,600	Improvements	\$ 4,046,600
Personal		Personal	\$
Total	\$ 4,900,000	Total	\$ 4,700,000

The Board concurs with the Stipulation.

DATED this 17th day of May 2002.


Mathew W. Poling
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Denver, Co 80202-3942


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