

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>AIRPORT COLFAX LLC,</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: Donald E. Siecke Address: 8008 E. Arapahoe Ct. #100 Englewood, CO 80112 Phone Number: (303) 779-1800 E-mail: Attorney Registration No.:</p>	<p>Docket Number: 38539</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.: 1975-05-1-01-014, 1975-05-1-17-002, 1975, 05-1-17-003,
1975-05-1-17-028**

Category: Valuation Property Type: Vacant Land

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	\$2,572,435.00
Improvements	\$ 0.00
Total	\$2,572,435.00

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 24th day of July, 2002.

This decision was put on the record

July 23, 2002

BOARD OF ASSESSMENT APPEALS

Karen E Hart

Karen E. Hart

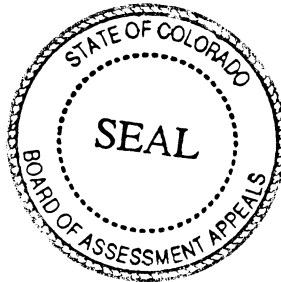
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

Debra A. Baumbach

Debra A. Baumbach

Penny S. Bunnell
Penny S. Bunnell

Docket Number: 38539



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBERS 38539**

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

AIRPORT COLFAX LLC,

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 properties are classified as commercial vacant lots and described as follows:
Tr 13 Altura Farms now Vac; Blks. 1 & 3 Apache Mesa 5th Flg; Blk. 2 Ex S 82.5' of E 60 ' for Road Apache Mesa 5th Flg. RA's 2348-005 thru 008. See Schedule numbers below.

A brief narrative as to why the reduction was made: Analyzed market information.

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

ACTUAL VALUES, AS ASSIGNED BY ARAPAHOE COUNTY


<u>SCHEDULE NO.</u>	<u>LAND VALUE</u>	<u>IMPROVEMENTS</u>	<u>TOTAL 2001 ACTUAL VALUE</u>
1975-05-1-01-014	\$ 934,729		\$ 934,729
1975-05-1-17-002	\$1,868,724		\$1,868,724
1975-05-1-17-003	\$ 381,000		\$ 381,000
1975-05-1-17-028	\$2,012,472		\$2,012,472

ACTUAL VALUES, AS AGREED TO BY ALL PARTIES

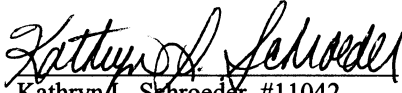
<u>SCHEDULE NO.</u>	<u>LAND</u>	<u>IMPROVEMENTS</u>	<u>TOTAL 2001 ACTUAL VALUE</u>
1975-05-1-01-014	\$ 652,746		\$ 652,746
1975-05-1-17-002	\$ 747,490		\$ 747,490
1975-05-1-17-003	\$ 165,964		\$ 165,964
1975-05-1-17-028	\$1,006,235		\$1,006,235

The Board concurs with the Stipulation.

DATED this 10th day of July 2002.



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