

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

REFERENCE ATTACHED STIPULATION.

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.

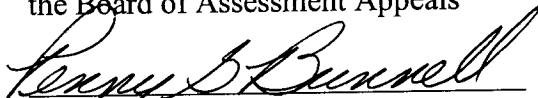
The El Paso County Assessor is directed to change his records accordingly.

DATED/MAILED this 1st day of February, 2002.

This decision was put on the record

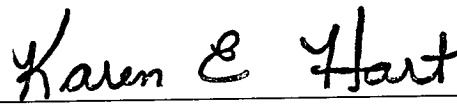
January 31, 2002

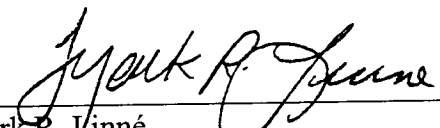
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

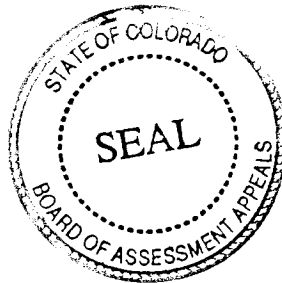

Penny S. Bunnell

Docket Number 38950

BOARD OF ASSESSMENT APPEALS


Karen E. Hart


Mark R. Linné



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number(s): **38950**

Multiple County Schedule Numbers: (AS SET FORTH IN THE ATTACHED)

Falcon Pointe Apartments LLC

Petitioner(s),

vs.

EL PASO COUNTY BOARD OF EQUALIZATION,

Respondent.

RECEIVED
JAN 09 PM 11:51
STATE OF COLORADO
BOARD OF ASSESSMENT APPEALS

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year **2001** valuations of the subject properties, and jointly move the Board of Assessment Appeals to enter it's order based on this Stipulation.

Petitioner(s) 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 Attachments to this Stipulation.
2. The subject properties are classified as **Residential** properties.
3. Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year **2001**.
4. Attachment B 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(s) and Respondent agree to the tax year **2001** actual values of the subject properties, as shown on Attachment C.
6. The valuations, as established on Attachment C, shall be binding with respect to only tax year **2001**.

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

Further review of actual apartment complex sales indicates a reduction to the total property value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on **February 15, 2002 at 8:30 A.M.**

be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals.

(check if appropriate.)

DATED this day of .

Ronald S. Loser #1685
X _____
Ronald S. Loser, Esq.

John M. Bass

County Attorney for Respondent, 5747
Board of Equalization

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Colorado Springs, CO 80903**

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John M. Bass

County Assessor

Address: **27 East Vermijo
Colorado Springs, CO 80903**

Telephone: **(719) 520-6600**

Docket Number: **38950**
StipMlti.mst

ATTACHMENT A
ACTUAL VALUES, AS ASSIGNED BY THE ASSESSOR

DOCKET NUMBER(S): 38950

Schedule Number	Land Value	Improvement Value	Total Actual Value
64281-10-001	\$774,656.00	\$14,519,052.00	\$15,293,708.00
64281-10-002	\$ 44,943.00	\$ 0.00	\$ 44,943.00

ATTACHMENT B
ACTUAL VALUES, AS ASSIGNED BY
THE COUNTY BOARD OF EQUALIZATION
AFTER A TIMELY APPEAL

DOCKET NUMBER(S): 38950

Schedule Number	Land Value	Improvement Value	Total Actual Value
64281-10-001	\$774,656.00	\$14,519,052.00	\$15,293,708.00
64281-10-002	\$ 44,943.00	\$ 0.00	\$ 44,943.00

ATTACHMENT C
ACTUAL VALUES, AS AGREED TO BY ALL PARTIES

DOCKET NUMBER(S): 38950

Schedule Number	Land Value	Improvement Value	Total Actual Value
64281-10-001	\$774,656.00	\$13,435,344.00	\$14,210,000.00
64281-10-002	\$ 44,943.00	\$ 0.00	\$ 44,943.00