

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>BREAKERS 292 LIMITED,</p> <p>v.</p> <p>Respondent:</p> <p>DENVER COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Ronald S. Loser Address: 1700 Lincoln St., Suite 1300 Denver, CO 80203 Phone Number: (303) 866-9400</p>	<p>Docket Number: 39505</p>
<p align="center">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.: 06153-00-034-000+1

Category: Valuation Property Type: Residential
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:

See Attachment C

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 Denver County Assessor is directed to change his/her records accordingly.

DATED/MAILED this 18th day of July, 2003.


This decision was put on the record

July 17, 2003


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


Jackie J. Brown

BOARD OF ASSESSMENT APPEALS



Karen E. Hart



Debra A. Baumbach



BOARD OF ASSESSMENT APPEALS STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 39505 Schedule Number: 6153-00-034 +1 JUL 16 PM 12:28
Petitioner: BREAKERS 292 LIMITED v.	
Respondent: DENVER COUNTY BOARD OF EQUALIZATION	
Attorneys for Denver County Board of Equalization J. Wallace Wortham, Jr. #5969 City Attorney Maria Kayser, #15597 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180	
STIPULATION (AS TO TAX YEAR 2001 ACTUAL VALUES)	

Petitioner, BREAKERS 292 LIMITED, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION, hereby enter into this Stipulation regarding the tax year 2001 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

 9201 and 9123 East Mississippi Avenue
 Denver, Colorado
2. The subject property is classified as residential property.
3. Attachment A reflects the actual values of the subject property, as assigned by the Assessor for tax year 2001.

4. Attachment B reflects the actual values of the subject property after a timely appeal, as assigned by the Denver County Board of Equalization.

5. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2001 actual values of the subject property, 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 reduction was made:

Reconsideration of comparable market sales.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on July 11, 2003 at 8:30 a.m. be vacated.

DATED this 15 day of July, 2003.


Attorney for Petitioner

Denver County Board of Equalization

By: 

Maria Kayser #15597
Assistant City Attorney
201 West Colfax Avenue, Dept. 1207
Denver, CO 80202
Telephone: 720-913-3275
Facsimile: 720-9133180

Docket Number: 39505


Ronald Loser #1685
Brega & Winters PC
1700 Lincoln Street
Suite 1300
Denver, CO 80203
(303) 866-9400

ATTACHMENT A

ACTUAL VALUES, AS ASSIGNED BY THE ASSESSOR

Docket Number 39505

Schedule Number	Land Value	Improvement Value	Total Actual Value
6153-00-034	\$ 62,300	\$ 0	\$ 62,300
6153-00-039	\$ 4,031,400	\$23,596,200	\$27,627,600

ATTACHMENT B

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

Docket Number 39505

Schedule Number	Land Value	Improvement Value	Total Actual Value
6153-00-034	\$ 62,300	\$ 0	\$ 62,300
6153-00-039	\$ 4,031,400	\$23,596,200	\$27,627,600

ATTACHMENT C

ACTUAL VALUES, AS AGREED TO BY ALL PARTIES

Docket Number 39505

Schedule Number	Land Value	Improvement Value	Total Actual Value
6153-00-034	\$ 62,300	\$ 0	\$ 62,300
6153-00-039	\$ 4,031,400	\$22,579,200	\$26,610,600