

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>W R REAL ESTATE RLLP,</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: Steve A. Evans Bridge & Associates</p> <p>Address: P.O. Box 280367 Lakewood, CO 80228</p> <p>Phone Number: 303-237-6997</p> <p>Attorney Reg. No.:</p>	<p>Docket Number: 39579</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.: 02349-19-006-000

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:

Land	\$131,700.00
Improvements	<u>\$1,723,500.00</u>
Total	\$1,855,200.00

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 Denver County Assessor is directed to change his records accordingly.

DATED/MAILED this 17th day of October, 2002.

This decision was put on the record

October 16, 2002

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

Judy A. Wenable
Judy A. Wenable

BOARD OF ASSESSMENT APPEALS

Karen E. Hart
Karen E. Hart

Debra A. Baumbach
Debra A. Baumbach



OCT-16-2002 WED 11:10 AM DENVER CITY ATTY

FAX NO. 3039133180

10/14/2002 23:21 303-237-1757

BRIDGE AND ASSOS

FAX NO. 3039133180

OCT-15-2002 TUE 11:23 AM DENVER CITY ATTY

BOARD OF ASSESSMENT APPEALS STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203 W.R. Real Estate RLLP	
Petitioner(s) v. DENVER COUNTY BOARD OF EQUALIZATION Respondent	Docket Number: 38579 Schedule Number: 02349-19-005
Attorneys for Denver County Board of Equalization J. Wallace Warham, Jr. #5869 City Attorney Maria Kayser #15597 Assistant City Attorney 1437 Bannock Street, Room 315 Denver, Colorado 80203 Telephone: 720-913-3287 Facsimile: 720-913-3180	
STIPULATION (As To Tax Year 2001)	

Petitioner, W.R. Real Estate RLLP, 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:

- The property subject to this Stipulation is described as:
1626 Logan Street
Denver, Colorado
- The subject property is classified as a multi-unit apartment building.
- The County Assessor originally assigned the following actual value on the subject property for tax year 2001.

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Land	\$ 131,700
Improvements	\$ 2,322,200
Total	\$ 2,453,900

4. After appeal to the Board of Equalization, the Board of Equalization valued the subject property as follows:

Land	\$ 131,700
Improvements	\$ 2,322,200
Total	\$ 2,453,900

5. After further review and negotiation, the Petitioner and Board of Equalization agree to the following actual value for the subject property for tax year 2001:

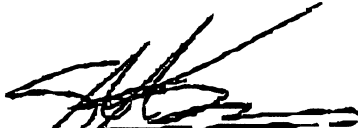
Land	\$ 131,700	WIK
Improvements	\$ 1,723,500	SK
Total	\$ 1,855,200	

6. The valuations, as established above, shall be binding only with respect to tax year 2001:

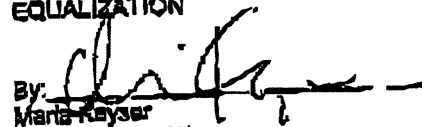
7. Brief narrative as to why the reduction was made:
After a comprehensive physical inspection of the subject property and consideration of additional market evidence, a lower estimate of market value was derived. The value adjusted downward accordingly.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on May 14, 2002 at 3:00 p.m. be vacated.

DATED this 16th day of October, 2002.


 W.R. Real Estate RLLP
 (Bridge & Associates - Agent)
 P.O. Box 200967
 Lakewood, CO 80228

DENVER COUNTY BOARD OF EQUALIZATION

By: 
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Docket Number 39579