

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>BULKLEY FAMILY LTD., ET AL,</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: Mike Walter, Bridge & Associates Address: P.O Box 280367 Lakewood, Colorado 80228 Phone Number: (303) 237-6997 E-mail: Attorney Reg. No.:</p>	<p>Docket Number: 39622</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.: 5011-21-008-000
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	\$ 252,100.00
Improvements	<u>\$1,047,900.00</u>
Total	\$1,300,000.00

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 Denver County Assessor is directed to change his records accordingly.

DATED/MAILED this 10th day of May, 2002.

BOARD OF ASSESSMENT APPEALS

Karen E. Hart
Karen E. Hart

Debra A. Baumbach
Debra A. Baumbach

This decision was put on the record

May 9, 2002

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

Diane Von Dollen
Diane Von Dollen



Docket Number 39622

5/1/02
c

**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 39622
County Schedule No: 05011-21-008-000

STIPULATION (As To Tax Year 2001 Actual Value)

BULKLEY FAMILY, LTD., ET AL

Petitioner,

v.

DENVER COUNTY BOARD OF EQUALIZATION,

Respondent.

RECEIVED
02 MAY - 9 PM 12: 19
STATE OF COLORADO
DD OF ASSESSMENT APPEALS

Petitioner, Bulkley Family Ltd., et al 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:

1210 Harrison Street
Denver, Colorado

2. The subject property is classified as multi-family residential property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2001:

Land	\$ 252,100
Improvements	<u>\$1,554,800</u>
Total	<u>\$1,806,900</u>

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

Land	\$ 252,100
Improvements	<u>\$1,554,800</u>
Total	\$1,806,900

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	\$ 252,100
Improvements	<u>\$1,047,900</u>
Total	\$1,300,000


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:
An adjustment was made based on re-evaluation of comparable property sales, with characteristics similar to the subject.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on May 16, 2002 at 3:00 p.m. be vacated.

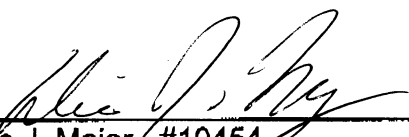
DATED this 2ND day of MAY, 2002.

J. Wallace Wortham, Jr. - #5969
Denver City Attorney



Mike Walter
Bridge & Associates
P.O. Box 280367
Lakewood, CO 80228

Docket #39622

By: 

Alice J. Major #19454
Assistant City Attorney
Board of Equalization's Counsel
1437 Bannock Street, Room 353
Denver, CO 80202-5375
Telephone: 720-913-3285
Facsimile: 720-913-3180