

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>LONE TREE PROPERTIES LLLP,</p> <p>v.</p> <p>Respondent:</p> <p>JEFFERSON COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Todd J. Stevens Stevens & Associates, Inc.</p> <p>Address: 8005 South Chester Street #340 Englewood, Colorado 80112</p> <p>Phone Number: 303-347-1878</p> <p>Attorney Reg. No.:</p>	<p>Docket Number: 39862</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.: 001361 161601 001646 193759 001664 001555 193760

Category: Valuation

Property Type: Commercial

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	\$1,336,810.00
Improvements	<u>.00</u>
Total	\$1,336,810.00

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

DATED/MAILED this 6th day of March, 2003.

This decision was put on the record

March 4, 2003

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

BOARD OF ASSESSMENT APPEALS

Karen E Hart
Karen E. Hart

Debra A. Baumbach
Debra A. Baumbach

James E. Mogan
James E. Mogan

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MAR 03 2003

JEFFERSON COUNTY
BOARD OF EQUALIZATION

**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Number: 39862
County Schedule Numbers: 001361, 001555, 001646, 001666, 161601, 193759, and 193760.

STIPULATION (As To Tax Year 2001 Actual Value)

Lone Tree Properties, LLLP

Petitioner,

vs.

Jefferson County Board of Equalization,

Respondent.

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JEFFERSON COUNTY
BOARD OF EQUALIZATION

Petitioner(s) and Respondent 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.

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

1. The improved property subject to this Stipulation is described as follows:
Commercial land at 16000 West Colfax Avenue, Golden, Colorado.
2. The subject property is classified as commercial property.
3. The County Assessor originally assigned the following actual value to the subject property for tax year 2001 :

Land	<u>\$2,435,700</u>
Total	\$2,435,700

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

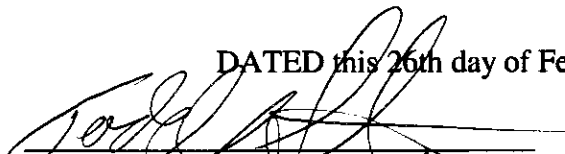
Land	<u>\$2,435,700</u>
Total	\$2,435,700

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

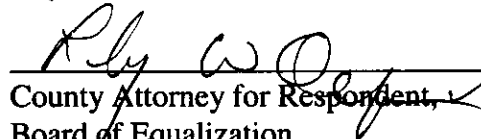
Land	<u>\$1,336,810</u>
Total	\$1,336,810

6. The valuation, as established above, shall be binding only with respect to tax year 2001.
7. Brief narrative as to why the reduction was made:
The adjusted value agrees with the conclusion of the 2002 Board of Equalization for the assembled land, which adjusted the value to C-2 land at \$5.90 per square foot.
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 27, 2003 at 1:00 P.M. be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals ___(check if appropriate).

DATED this 26th day of February, 2003.



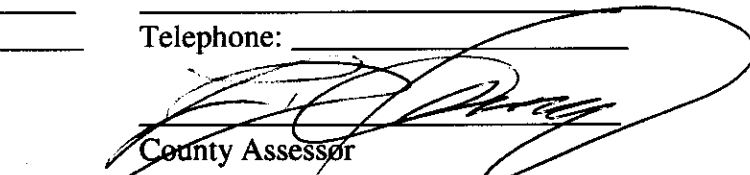
Petitioner(s) or Attorney



County Attorney for Respondent,
Board of Equalization

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Englewood, CO 80112
Telephone: 303-347-1878

Address:
100 Jefferson County Parkway
Golden, Colorado 80419
Telephone: _____



County Assessor

Address:
100 Jefferson County Parkway
Golden, Colorado 80419-2500

Docket Number 39862 Telephone: 303-271-8658

Schedule Numbers 001361, 001555, 001646, 001666, 161601, 193759, and 193760.