

<p><b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p><b>12596 LIMITED PARTNERSHIP,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>JEFFERSON COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Patrick Sullivan Address: 98 S. Eldridge Way Golden, CO 80401 Phone Number: (303) 723-2909 E-mail: Attorney Registration No.:</p>	<p><b>Docket Number: 40029</b></p>
<p><b>ORDER ON STIPULATION</b></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.: 140789**

**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	\$1,368,000.00
Improvements	<u>\$5,472,000.00</u>
Total	\$6,840,000.00

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 Jefferson County Assessor is directed to change his records accordingly.

**DATED/MAILED** this 16<sup>th</sup> day of August, 2002.

This decision was put on the record

August 14, 2002

**BOARD OF ASSESSMENT APPEALS**

Karen E Hart

Karen E. Hart

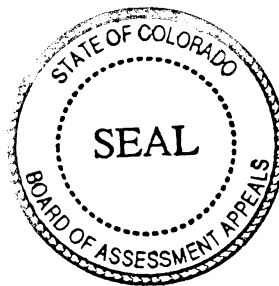
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

Debra A. Baumbach,

Debra A. Baumbach

Penny S. Bunnell  
Penny S. Bunnell

Docket Number: 40029



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO

Docket Number: 40029  
County Schedule Numbers: 140789

---

STIPULATION (As To Tax Year 2001 Actual Value)

---

12596 Limited Partnership  
Petitioner,

vs.

Jefferson County Board of Equalization,  
Respondent.

---

RECEIVED  
02 AUG 14 AM 11:44  
STATE OF COLORADO  
BOARD OF ASSESSMENT APPEALS

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:  
Office land and improvements at 12596 West Bayaud Avenue,  
Lakewood, 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	\$ 1,442,200
Improvement	\$ <u>5,768,600</u>
Total	\$ 7,210,800

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

Land	\$ 1,442,200
Improvement	\$ <u>5,768,600</u>
Total	\$ 7,210,800

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	\$1,368,000
Improvement	<u>\$5,472,000</u>
Total	\$6,840,000

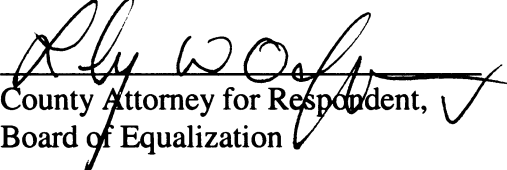
6. The valuation, as established above, shall be binding only with respect to tax year 2001.

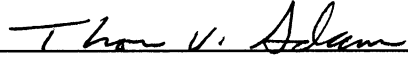
7. Brief narrative as to why the reduction was made:  
The adjusted value is supported by the actual income of the property.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on August 27, 2002 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 29th day of July 2002.

  
\_\_\_\_\_  
Petitioner(s) or Attorney  
For HAMID SMANTHA  
12596 Limited Partnership  
Address:  
98 S. Eldridge Way  
Golden CO 80401  
\_\_\_\_\_  
Telephone: 303 956-0488

  
\_\_\_\_\_  
County Attorney for Respondent,  
Board of Equalization  
Address:  
100 Jefferson County Parkway  
Golden, Colorado 80419  
\_\_\_\_\_  
Telephone: \_\_\_\_\_

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

Docket Number 40029  
Schedule Numbers 140789

Telephone: 303-271-8658