

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>PRUDENTIAL INS CO. OF AMERICA,</p> <p>v.</p> <p>Respondent:</p> <p>JEFFERSON COUNTY BOARD OF COMMISSIONERS.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Ronald S. Loser, ESQ Address: 1700 Lincoln St., #1300 Denver, CO 80203 Phone Number: (303) 866-9400 Attorney Reg. # 1685</p>	<p>Docket Number: 40501</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.: 424481

Category: Refund/Abatement 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	\$1,308,260.00
Improvements	\$5,233,040.00
Total	\$6,541,300.00

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 5th day of July, 2003.

This decision was put on the record

July 3, 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

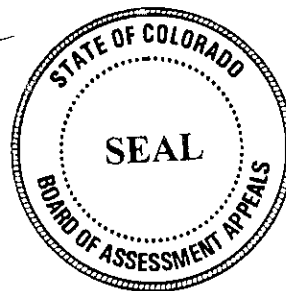
Karen E. Hart

Debra A. Baumbach

Debra A. Baumbach

Jackie J. Brown

Jackie J. Brown



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO**

Docket Numbers: 40500 and 40501
County Schedule Numbers: 424482 and 424481

STIPULATION (As To Tax Year 2001 Actual Value)

**Prudential Insurance Company of America
Petitioner.**

vs.

**Jefferson County Board of Equalization,
Respondent.**

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 property subject to this Stipulation is described as follows:
Commercial Land and improvements located at
14103 Denver West Parkway, Golden CO.
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	\$ 1,559,500
Improvement	<u>\$ 6,238,200</u>
Total	\$ 7,797,700

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

Land	\$ 1,559,500
Improvement	<u>\$ 6,238,200</u>
Total	\$ 7,797,700

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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	\$1,308,260
Improvement	<u>\$5,233,040</u>
Total	\$6,541,300


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 actual income and expenses support the adjusted value.

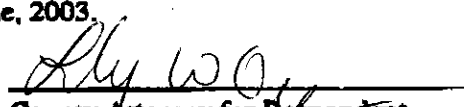
8. The Board of Assessment Appeals case on docket number 40500 for schedule number 424482 shall be withdrawn with prejudice.

9. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on July 15, 2003 at 10:30 A.M. be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals ____ (check if appropriate).

DATED this 30th day of June, 2003.

 #1685

Petitioner(s) or Attorney

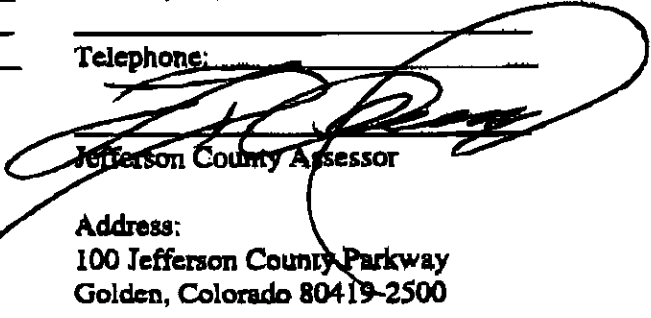


County Attorney for Respondent,
Board of Equalization

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Golden, Colorado 80419

Telephone: (303) 866-9400

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Jefferson County Assessor

Address:
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Golden, Colorado 80419-2500

Docket Numbers: 40500 and 40501
Schedule Numbers: 424482 and 424481

Telephone: 303-271-8658