

<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>WILLIAMS MEGILL, JR.,</b></p> <p>v.</p> <p>Respondent:</p> <p><b>ARAPAHOE COUNTY BOARD OF EQUALIZATION.</b></p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Dan George Bridge &amp; Associates Address: P.O. Box 280367 Lakewood, Colorado 80228 Phone Number: 303-237-6997 Attorney Reg. #:</p>	<p><b>Docket Number: 40572</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.: 2073-28-1-00-019**

**Category: Valuation**

**Property Type: Residential**

2. Petitioner is protesting the 2002 actual value of the subject property.

3. The parties agreed that the 2002 actual value of the subject property should be reduced to:

Land	\$ 1,965,000.00
Improvements	<u>175,000.00</u>
Total	\$2,140,000.00

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2002 actual value of the subject property, as set forth above.

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

**DATED/MAILED** this 1<sup>st</sup> day of April, 2003.

This decision was put on the record

March 31, 2003

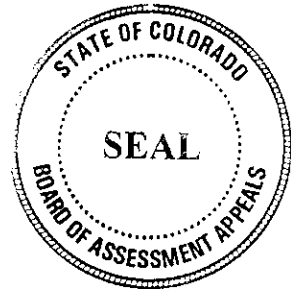
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals

**BOARD OF ASSESSMENT APPEALS**

Karen E Hart  
Karen E. Hart

Debra A. Baumbach  
Debra A. Baumbach

James E. Mogan  
James E. Mogan



BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 40572

STIPULATION AND ORDER (As To Tax Year 2002 Actual Value)

WILLIAMS MEGILL JR.,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A conference call with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as single family residential described as follows:

18300 E. Arapahoe Rd.; County Schedule Number 2073-28-1-00-019; RA 115-048

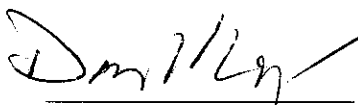
A brief narrative as to why the reduction was made: Analyzed market information.

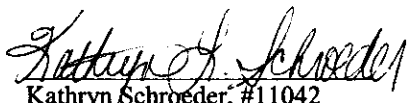
The parties have agreed that the 2002 actual value of the subject property should be reduced as follows:

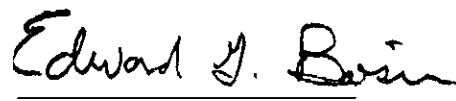
ORIGINAL VALUE		NEW VALUE (2002)	
Land	\$ 1,965,000	Land	\$ 1,965,000
Improvements	\$ 314,503	Improvements	\$ 175,000
Personal	\$ _____	Personal	\$ _____
Total	\$ 2,279,503	Total	\$ 2,140,000

The Board concurs with the Stipulation.

DATED this 27 day of March 2003.

  
Dan Mayer  
Elite Property Services Inc.  
5025 Boardwalk Dr. #300  
Colorado Springs, CO 80919

  
Kathryn Schroeder, #11042  
Attorney for Respondent  
Arapahoe County Bd. of Equalization  
5334 South Prince Street  
Littleton, CO 80166  
(303) 795-4639

  
Edward G. Bosier  
Arapahoe County Assessor  
5334 South Prince Street  
Littleton, CO 80166  
(303) 795-4600

**Elite Property Services, Inc.**

5025 Boardwalk, STE 300  
Colorado Springs CO 80919  
Phone: 719-594-6440  
Fax: 719-594-6496

March 7, 2003

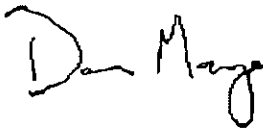
Re:  
BAA Docket number 40572  
Schedule number 207328100019  
Megill, Williams Jr.

To:

John Williams, Arapahoe County Assessor  
Diane Devries, BAA

Based on our conversations and discussions with Mr. Williams from Arapahoe County Assessors office and the property owner we will be stipulating to a final value conclusion of \$2,140,000. Therefore, the hearing may be cancelled. we greatly appreciate your time and effort in this matter.

Thank you,



Dan Mayer  
Elite Property Services, Inc.

03 MAR -7 PM 12:39

**BOARD OF ASSESSMENT APPEALS,  
STATE OF COLORADO**

1313 Sherman Street, Room 315  
Denver, Colorado 80203

Petitioner:

**WILLIAMS MEGILL, JR.,**

v.

Respondent:

**ARAPAHOE COUNTY BOARD OF EQUALIZATION.**

Attorney or Party Without Attorney for the Petitioner:

Name: Dan Mayer  
Elite Property Services, Inc.  
Address: 5025 Boardwalk #300  
Colorado Springs, Colorado 80919  
Phone Number: 719-594-6440  
Attorney Reg. #:

Docket Number: **40572**

**AMENDMENT TO ORDER (On Stipulation)**

**THE BOARD OF ASSESSMENT APPEALS** hereby amends its 2003 Order in the above-captioned appeal to reflect that the Attorney or Party Without Attorney for the Petitioner was Dan Mayer of Elite Property Services and not Dan George of Bridge & Associates.

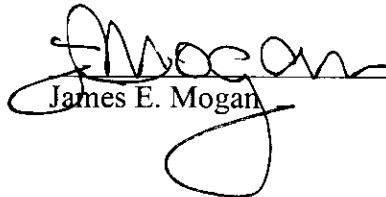
In all other respects, the April 1, 2003 Order shall remain in full force and effect.

**DATED/MAILED** this 7<sup>th</sup> day of April 2003.

This amendment was put on the record


April 7, 2003

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

  
James E. Mogan

**BOARD OF ASSESSMENT APPEALS**

  
Karen E. Hart

  
Debra A. Baumbach

