

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>MURPHY CREEK LLC,</p> <p>v.</p> <p>Respondent:</p> <p>ARAPAHOE COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Licht & Company Address: 250 Bryant St Denver, CO 80219-1637 Phone Number: (303) 575-9305</p>	<p>Docket Number: 40805</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.: 1977-19-3-00-007+6

Category: Valuation Property Type: Vacant Land
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:

See Attached Stipulation

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.

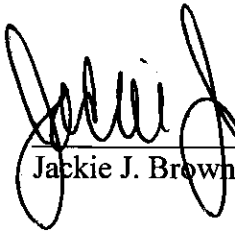
The Arapahoe County Assessor is directed to change his/her records accordingly.

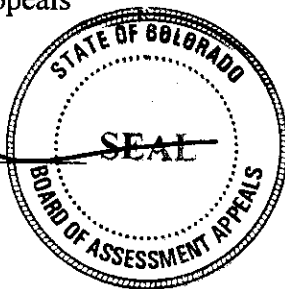
DATED/MAILED this 4th day of May, 2004.

This decision was put on the record

May 3, 2004

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


Jackie J. Brown



BOARD OF ASSESSMENT APPEALS



Karen E. Hart



Debra A. Baumbach

**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 40805**

STIPULATION (As To Tax Year 2002 Actual Value)

MURPHY CREEK LLC,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

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THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2002 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its Order based on this stipulation. A conference call with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as vacant land and described as follows: See schedule numbers below; RA's 306-064 thru 065; 067 and 069 thru 072.

A brief narrative as to why the reduction was made: Analyzed physical characteristics of parcels

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

ACTUAL VALUES, AS ASSIGNED BY ARAPAHOE COUNTY

<u>SCHEDULE NO.</u>	<u>LAND VALUE</u>	<u>IMPROVEMENTS</u>	<u>TOTAL 2002 ACTUAL VALUE</u>
1977-19-3-00-007	\$122,055		\$122,055
1977-19-3-00-008	22,477		22,477
1977-19-3-00-010	215,099		215,099
1977-19-4-00-015	457,641		457,641
1977-19-4-00-017	640,593		640,593
1977-19-4-00-018	418,699		418,699
1977-30-2-00-010	797,932		797,932

ACTUAL VALUES, AS AGREED TO BY ALL PARTIES

<u>SCHEDULE NO.</u>	<u>LAND</u>	<u>IMPROVEMENTS</u>	<u>TOTAL 2002 ACTUAL VALUE</u>
1977-19-3-00-007	\$122,055		\$122,055 no chg
1977-19-3-00-008	300		300
1977-19-3-00-010	215,099		215,099 no chg
1977-19-4-00-015	457,641		457,641 no chg
1977-19-4-00-017	640,593		640,593 no chg


1977-19-4-00-018 418,699
1977-30-2-00-010 797,932

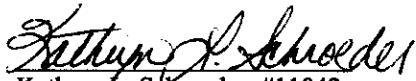
418,699 no chg
797,932 no chg

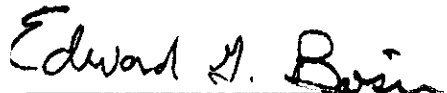
The valuation, as established above, shall be binding only with respect to the tax year 2002.

Both parties agree that the hearing before the Board of Assessment Appeals be vacated or is unnecessary if one has not yet been scheduled.

DATED this _____ day of _____ 2004.


~~Brad Licht~~ Howard Licht
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