

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>VILLAGE GARDENS CO,</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: Ronald S. Loser Address: 1700 Lincoln St., #1300 Denver, CO 80203 Phone Number: (303) 866-9400</p>	<p>Docket Number: 40842</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.: 1973-01-1-05-009+4

Category: Valuation Property Type: Commercial
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.

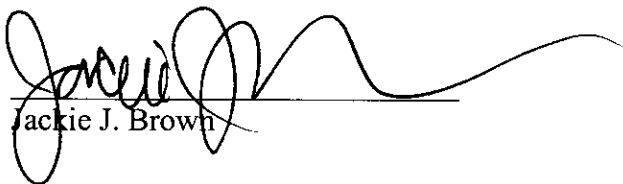
The Arapahoe County Assessor is directed to change his/her records accordingly.

DATED/MAILED this 2nd day of August, 2003.

This decision was put on the record

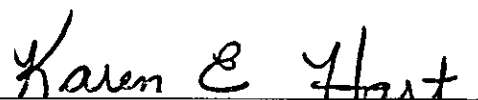
August 1, 2003

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 40842**

STIPULATION (As To Tax Year 2002 Actual Value)

VILLAGE GARDENS CO.,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

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 multi units and described as follows: 13000 block 14th Pl.; See schedule numbers below; RA's 341-009 and 341-019 thru 022

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:

ACTUAL VALUES, AS ASSIGNED BY ARAPAHOE COUNTY

<u>SCHEDULE NO.</u>	<u>LAND VALUE</u>	<u>IMPROVEMENTS</u>	<u>TOTAL 2002 ACTUAL VALUE</u>
1973-01-1-05-009	\$93,000	\$417,000	\$510,000
1973-01-1-05-011	\$93,000	\$417,000	\$510,000
1973-01-1-05-014	\$93,000	\$417,000	\$510,000
1973-01-1-05-015	\$93,000	\$417,000	\$510,000
1973-01-1-05-016	\$93,000	\$417,000	\$510,000

ACTUAL VALUES, AS AGREED TO BY ALL PARTIES

<u>SCHEDULE NO.</u>	<u>LAND</u>	<u>IMPROVEMENTS</u>	<u>TOTAL 2002 ACTUAL VALUE</u>
1973-01-1-05-009	\$93,000	\$367,000	\$460,000
1973-01-1-05-011	\$93,000	\$367,000	\$460,000
1973-01-1-05-014	\$93,000	\$367,000	\$460,000
1973-01-1-05-015	\$93,000	\$367,000	\$460,000
1973-01-1-05-016	\$93,000	\$367,000	\$460,000

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 a hearing has not yet been scheduled.

DATED this _____ day of _____ 2003.

 # 1685

~~Joe Monzon~~

~~Marvin E. Poer & Co.~~

~~410 17th St., Ste. 1730~~

~~Denver, CO 80202~~

Ronald S. Lopez
1700 Lincoln # 1300
Denver, CO 80203

Docket # 40842

(303) 866-9400



Kathryn L. Schroeder, #11042

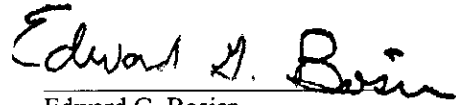
Attorney for Respondent

Arapahoe County Bd. of Equalization

5334 South Prince Street

Littleton, CO 80166

(303) 795-4639



Edward G. Bosier

Arapahoe County Assessor

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