

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	
Petitioner: KINGS COURT PROPERTIES LLLP, v. Respondent: WELD COUNTY BOARD OF EQUALIZATION.	
Attorney or Party Without Attorney for the Petitioner: Name: Todd J Stevens Stevens & Associates Inc Address: 640 Plaza Dr Suite 290 Littleton, CO 80129 Phone Number: 303-347-1878	Docket Number: 42234
ORDER ON STIPULATION	

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.: 120723202004
Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2003 actual value of the subject property.

3. The parties agreed that the 2003 actual value of the subject property should be reduced to:

Total Value: \$747,869
(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2003 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 20th day of May 2005.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

May 19, 2005

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

Keela Steele
Keela Steele



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

Docket Number: 42234

Single County Schedule Number:

1207-23-2-02-004

ACT.#:

7052198

STIPULATION (As To Tax Year 2003 Actual Value)

K+G RV / KINGS COURT PARTNERSHIP LLLP
Petitioner(s),

vs.

WELD COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this stipulation regarding the tax year 2003 valuation of the subject property, and jointly move that arbitration of the property in question be hereby resolved.

Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this stipulation is described as:
4075 CAMELOT CIRCLIE
RADEMACHER BUSINESS PARK LOT 4 - BTR, L
2. The subject property is classified as COMMERCIAL property (what type).
3. The County Assessor originally assigned the following actual value to the subject property for tax year 2003:

Land	\$	<u>354,731</u>
Improvements	\$	<u>585,269</u>
Total	\$	<u>940,000</u>

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

Land	\$	<u>354,731</u>
Improvements	\$	<u>585,269</u>
Total	\$	<u>940,000</u>

Single Schedule No.

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5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 1989 actual value for the subject property:

Land	\$	<u>354,731</u>
Improvements	\$	<u>393,138</u>
Total	\$	<u>747,869</u>

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

7. Brief narrative as to why the reduction was made:

This property was already stipulated for 2004 with BAA.
This stip will match 2003 to 2004 so the base period values match up.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on MAY 31 2005 (date) at 8:30 AM (time) be located or, a hearing has not yet been scheduled before the Board of Assessment Appeals _____ (check if appropriate).

DATED this 3 day of MAY 2005

[Signature]
Petitioner(s) or Attorney

Address:

640 Plaza Dr. Suite 290
Littleton, CO 80219

Telephone: 303-347-1878

Cindy Khaigue #13241
County Attorney for Respondent,
Board of Equalization

Address:

1400 N. 17th Ave
Greeley, Colorado
80631

Telephone: 970-353-3845

[Signature]
County Assessor

Address:

Docket Number 42234
StipCnty.mst

Single Schedule No.
1207-23-2-02-004

Telephone: _____