

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p> <hr/> <p>Petitioner:</p> <p>KAS PROPERTIES,</p> <p>v.</p> <p>Respondent:</p> <p>JEFFERSON COUNTY BOARD OF EQUALIZATION.</p>	
<p>Attorney or Party Without Attorney for the Petitioner:</p> <p>Name: Greg Evans Bridge & Associates</p> <p>Address: 390 Union Blvd., Ste. 330 Lakewood, CO 80228-1556</p> <p>Phone Number: (303) 237-6997</p>	<p>Docket Number: 42903</p>
<p>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.: 173974

Category: Valuation Property Type: Commercial

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:

Land:	\$ 93,000.00
Improvements:	<u>\$372,000.00</u>
Total:	\$465,000.00

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

DATED/MAILED this 23rd day of September 2004.

This decision was put on the record

September 21, 2004

BOARD OF ASSESSMENT APPEALS

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

Penny S. Lowenthal
Penny S. Lowenthal



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO

Docket Number: 42903
County Schedule Number: 173974

STIPULATION (As To Tax Year 2003 Actual Value)

KAS Properties,LLC
Petitioner,

vs.

Jefferson County Board of Equalization,
Respondent.

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JEFFERSON COUNTY

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2003 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:
A World Of Tile
9333 Wadsworth Parkway
Westminster,Colorado 80021
2. The subject property is classified as commerical property.
3. The County Assessor originally assigned the following actual value to the subject property for tax year 2003 :

Land	\$	<u>99,800</u>
Improvement	\$	<u>399,200</u>
Total	\$	<u>499,000</u>

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

Land	\$	<u>99,800</u>
Improvement	\$	<u>399,200</u>
Total	\$	<u>499,000</u>

5. After further review and negotiation, Petitioner(s) and Board of Equalization agree to the following tax year 2003 actual value for the subject property:

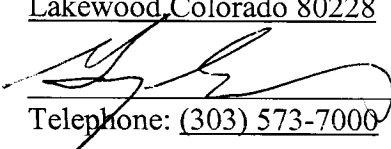
Land	\$ <u>93,000</u>
Improvement	\$ <u>372,000</u>
Total	\$ <u>465,000</u>

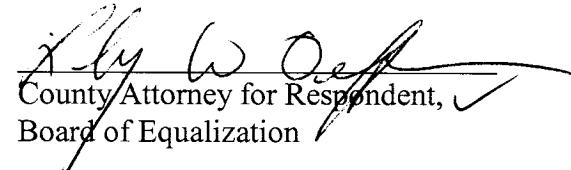
6. The valuation, as established above, shall be binding only with respect to tax year 2003.
7. Brief narrative as to why the reduction was made: Subject property's actual income supports new value.
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on October 22, 2004 (date) at 9:45 (time) be vacated; or, a hearing has not yet been scheduled before the Board of Assessment Appeals ____ (check if appropriate).

DATED this 8th September, 2004.

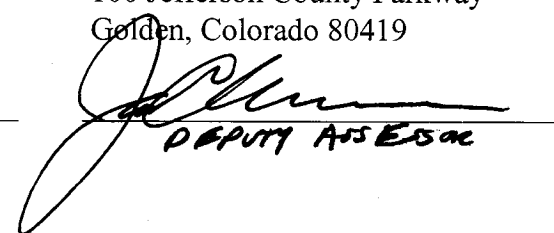
Bridge & Associates
Petitioner(s) or Attorney

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Board of Equalization

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Docket Number 42903
Schedule Number 173974