

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**
1313 Sherman Street, Room 315
Denver, Colorado 80203

Docket Number: 44744

Petitioner:

SOUTHWEST GREENS OF COLORADO, LLC,

v.

Respondent:

DOUGLAS COUNTY BOARD OF EQUALIZATION.

AMENDMENT TO ORDER (On Stipulation)

THE BOARD OF ASSESSMENT APPEALS hereby amends its 2007 Order in the above-captioned appeal to reflect the **correct schedule numbers as to tax year 2005.**

(Reference Attached Revised Stipulation)

In all other respects, the March 14, 2007 Order shall remain in full force and effect.

DATED/MAILED this 27th day of March, 2007.

This amendment was put on the record

March 27, 2007

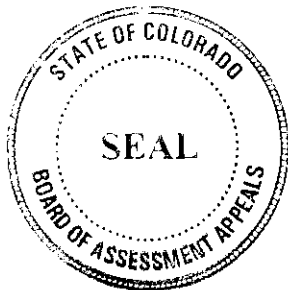
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Heather Wilcox
Heather Wilcox

BOARD OF ASSESSMENT APPEALS

Karen E. Hart
Karen E. Hart

Debra A. Baumbach
Debra A. Baumbach



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

1313 Sherman Street, Room 315
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Petitioner:

SOUTHWEST GREENS OF COLORADO, LLC,

v.

Respondent:

**DOUGLAS COUNTY BOARD OF
EQUALIZATION.**

Attorney for Respondent:

Michelle B. Gombas
Assistant County Attorney
Office of the County Attorney
Douglas County, Colorado
100 Third Street
Castle Rock, Colorado 80104
Phone Number: 303-660-7414
FAX Number: 303-688-6596
E-mail: attorney@douglas.co.us
Atty. Reg. #: 30037

Docket Number: **44744**

Schedule Nos.:
R0454713+10

2005-11-10 11:50

REVISED STIPULATION (As to Tax Year 2005 Actual Values)

Petitioner and Respondent hereby enter into this Revised Stipulation regarding the tax year 2005 valuations of the subject properties, and jointly move the Board of Assessment Appeals to enter its order based on this Revised Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The properties subject to this Revised Stipulation are described as set forth in the County Schedule Numbers on the revised Attachment to this Revised Stipulation.
2. The subject properties are classified as Commercial property.

3. Revised Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year 2005.

4. Revised Attachment A further reflects the actual values of the subject properties after a timely appeal, as assigned by the Board of Equalization.

5. After further review and negotiation, the Petitioner and the Respondent agree to the following tax year 2005 actual values of the subject properties, as also shown on Revised Attachment A.

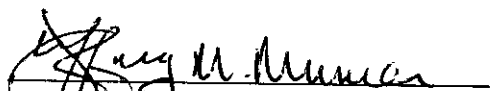
6. The valuations, as established on Revised Attachment A, shall be binding only with respect to tax year 2005.

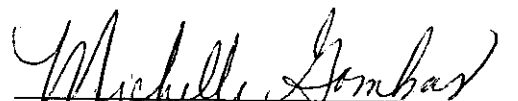
7. Brief Narrative as to why the reductions were made:

Further review of actual income and expense information warranted an adjustment.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on January 18, 2007 at 8:30 a.m. be vacated.

DATED this 25th day of March, 2007.


JEFFREY M. MONROE
Agent for Petitioner
Tax Profile Services, Inc.
1380 South Santa Fe Drive, Suite 200
Denver, CO 80223
303-447-4504


MICHELLE B. GOMBAS, #30037
Assistant County Attorney
for Respondent DOUGLAS COUNTY
BOARD OF EQUALIZATION
100 Third Street
Castle Rock, CO 80104
303-660-7414

Docket Number 44744

DOCKET NO. 44744

REVISED
ATTACHMENT A

PARCEL #		ASSESSOR VALUES	BOE VALUES	STIPULATED VALUES
R0445713	Land	\$44,990	\$44,990	\$40,900
	Improvements	\$247,191	\$247,191	\$184,113
	Total	\$292,181	\$292,181	\$225,013
R0445730	Land	\$21,285	\$21,285	\$19,350
R0445745	Land	\$244,640	\$244,640	\$222,400
R0445749	Land	\$30,085	\$30,085	\$27,350
	Improvements	\$1,136,877	\$1,136,877	\$850,058
	Course Impv.	\$2,970,000	\$2,970,000	\$2,177,699
	Total	\$4,136,962	\$4,136,962	\$3,055,107
R0445753	Land	\$190,630	\$190,630	\$173,300
R0445773	Land	\$22,770	\$22,770	\$20,700
R0445774	Land	\$9,460	\$9,460	\$8,600
R0445780	Land	\$65,670	\$65,670	\$59,700
R0445783	Land	\$87,670	\$87,670	\$79,700
R0454712	Land	\$28,875	\$28,875	\$26,250
R0454713	Land	\$6,820	\$6,820	\$6,200

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 44744
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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.: R0454713+10

Category: Valuation Property Type: Commercial Real
2. Petitioner is protesting the 2005 actual value of the subject property.
3. The parties agreed that the 2005 actual value of the subject property should be reduced to:

Total Value: \$3,896,320

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2005 actual value of the subject property, as set forth above.

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

DATED AND MAILED this 15th day of March 2007.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

March 14, 2007

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

Heather Wilcox

Heather Wilcox



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STATE OF COLORADO**

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Docket Number: **44744**

Schedule Nos.:
R0454713+10

2011 MAR 15 11:55

STIPULATION (As to Tax Year 2005 Actual Values)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2005 valuations of the subject properties, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The properties subject to this Stipulation are described as set forth in the County Schedule Numbers on the Attachment to this Stipulation.
2. The subject properties are classified as Commercial property.

3. Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year 2005.

4. Attachment A further reflects the actual values of the subject properties after a timely appeal, as assigned by the Board of Equalization.

5. After further review and negotiation, the Petitioner and the Respondent agree to the following tax year 2005 actual values of the subject properties, as also shown on Attachment A.

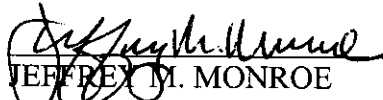
6. The valuations, as established on Attachment A, shall be binding only with respect to tax year 2005.

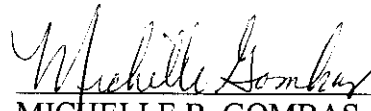
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DATED this 13th day of March, 2007.


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