

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

1313 Sherman Street, Room 315
Denver, Colorado 80203

Docket Number: 45066

Petitioner:

3190 S. VAUGHN WAY VENTURE,

v.

Respondent:

**ARAPAHOE COUNTY BOARD OF
EQUALIZATION.**

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.: 1973-36-4-11-004

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: \$12,750,000

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

DATED AND MAILED this 19th day of October 2007.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

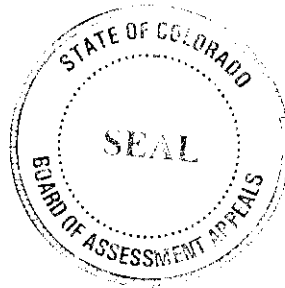
October 17, 2007

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.

Heather Heinlein
Heather Heinlein

Debra A. Baumbach
Debra A. Baumbach



**BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 45066**

STIPULATION (As To Tax Years 2005 Actual Value)

3190 S. VAUGHN WAY VENTURE,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation regarding the tax year 2005 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 offices and described as follows: 3190 Vaughn Way.; County Schedule Number 1973-36-4-11-004; RA 2397-002.

A brief narrative as to why the reduction was made: Analyzed cost, market & income information.


The parties have agreed that the 2005 actual value of the subject property should be reduced as follows:

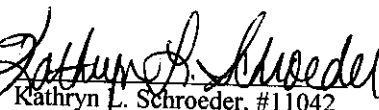
ORIGINAL VALUE		NEW VALUE (2005)	
Land	\$ 1,701,875	Land	\$ 1,701,875
Improvements	\$ 13,298,125	Improvements	\$ 11,048,125
Personal	\$ _____	Personal	\$ _____
Total	\$ 15,000,000	Total	\$ 12,750,000

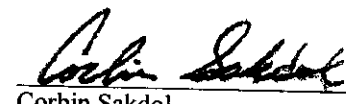
The valuation, as established above, shall be binding only with respect to the tax year 2005.

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

DATED this 25th day of September 2007.


Thomas E. Downey
Downey & Associates #300
383 Inverness Parkway #300
Englewood, CO 80112
(303) 813-1111


Kathryn L. Schroeder, #11042
Attorney for Respondent
Arapahoe County Bd. of Equalization
5334 South Prince Street
Littleton, CO 80166
(303) 795-4639


Corbin Sakdol
Arapahoe County Assessor
5334 South Prince Street
Littleton, CO 80166
(303) 795-4600