



**ORDER:**

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

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

**DATED AND MAILED** this 11th day of October 2007.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record

October 10, 2007

*Karen E Hart*

Karen E. Hart

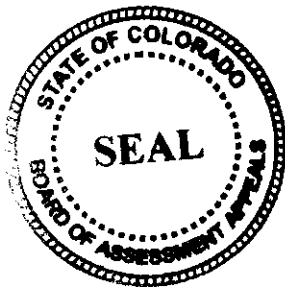
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

*Debra A. Baumbach*

Debra A. Baumbach

*Judy Venable*

Judy Venable



<b>BOARD OF ASSESSMENT APPEALS,</b> <b>State of Colorado</b> 1313 Sherman Street, Room 315 Denver, CO 80203	
<b>Petitioner:</b> JAMES M. ROSSWELL,  <b>Respondent:</b> ADAMS COUNTY BOARD OF EQUALIZATION.	<p style="text-align: center;"><b>▲ COURT USE ONLY ▲</b></p> <hr/> Docket Number: 45483 County Schedule Number: R0024106
HAL B. WARREN, #13515 ADAMS COUNTY ATTORNEY Jennifer M. Wascak, #29457 Deputy County Attorney 450 South 4 <sup>th</sup> Avenue Brighton, CO 80601 Telephone: 303-654-6116 Fax: 303-654-6114	
<b>STIPULATION (As to Tax Year 2005 Actual Value)</b>	

Petitioner(s) and Respondent hereby enter into this 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.

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

1. The property subject to this Stipulation is described as:

1301 West 121<sup>st</sup> Avenue, Westminster Co 80234, Adams County,  
CO.

Account #R0024106  
Parcel #1573-33-0-08-004

2. The subject property is classified as commercial property.

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2005:

Land	\$ 405,369
Improvements	\$ 2,524,121
Total	\$ 2,929,490

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

Land	\$ 405,369
Improvements	\$ 2,194,631
Total	\$ 2,600,000

5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following actual value for tax years 2005 for the subject property:

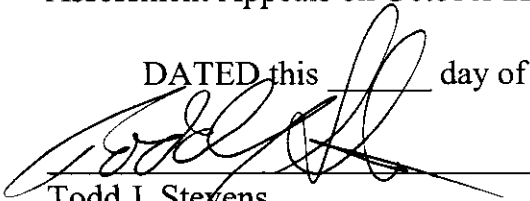
Land	\$ 405,369
Improvements	\$ 1,994,631
Total	\$ 2,400,000

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

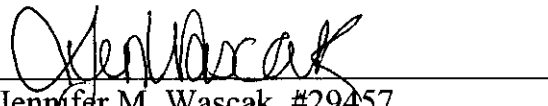
7. Brief narrative as to why the reduction was made: Reduction to market value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on October 22, 2007, at 1:00 p.m., be vacated.

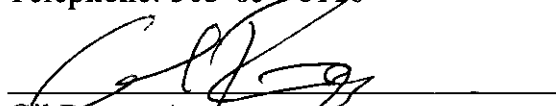
DATED this \_\_\_\_\_ day of \_\_\_\_\_, 2007.



Todd J. Stevens  
Stevens & Associates Inc.  
640 Plaza Drive, Suite 290  
Littleton, CO 80129



Jennifer M. Wascak, #29457  
Deputy County Attorney for Respondent  
450 South 4th Avenue  
Brighton, CO 80601  
Telephone: 303-654-6116



Gil Reyes, Assessor  
450 South 4th Avenue  
Brighton, CO 80601  
Telephone: 303-654-6038

Docket Number: 45483