

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 45923
Petitioner: RAFCO/RON LANSING, v. Respondent: DENVER 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.: 01144-04-020-000
 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: \$609,300
 (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 Denver County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 26th day of April 2007.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

April 25, 2007

Karen E Hart

Karen E. Hart

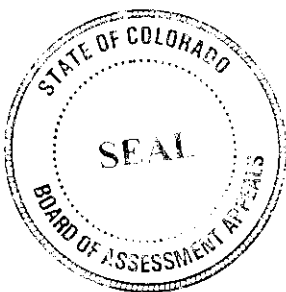
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A Baumbach

Debra A. Baumbach

Heather Wilcox

Heather Wilcox



2007 APR 19 11:13:45

BOARD OF ASSESSMENT APPEALS	
STATE OF COLORADO	
1313 Sherman Street, Room 315 Denver, Colorado 80203	
Petitioner:	
RAFCO/RON LANSING	
v.	
Respondent:	
DENVER COUNTY BOARD OF EQUALIZATION	
Attorneys for Denver County Board of Equalization	
City Attorney	
Max Taylor #35403 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180	
Docket Number: 45923	
Schedule Number: 1144-04-020	
STIPULATION (AS TO TAX YEAR 2005 ACTUAL VALUE)	

Petitioner, RAFCO/RON LANSING, and Respondent, DENVER COUNTY BOARD OF EQUALIZATION, hereby enters 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.

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

1. The property subject to this Stipulation is described as:
5090 Paris Street
Denver, Colorado 80239
2. The subject property is classified as warehouse property.
3. The County Assessor originally assigned the following actual value on the subject property for tax year 2005.

Land	\$	103,000.00
Improvements	\$	<u>524,900.00</u>
Total	\$	627,900.00

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

Land	\$	103,000.00
Improvements	\$	<u>524,900.00</u>
Total	\$	627,900.00

5. After further review and negotiation, the Petitioner and Denver County Board of Equalization agree to the following actual value for the subject property for tax year 2005.

Land	\$	103,000.00
Improvements	\$	<u>506,300.00</u>
Total	\$	609,300.00

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


7. Brief narrative as to why the reduction was made:
The actual income for the subject property indicates a value lower than the assigned value.


8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on April 23, 2007 at 8:30am be vacated.

DATED this 14 day of April, 2007.

Agent for Petitioner

Denver County Board of Equalization

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