BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO

1313 Sherman Street, Room 315 Denver, Colorado 80203

Petitioner:

MOUNTAIN SPRINGS PLAZA LLC,

v.

Respondent:

JEFFERSON COUNTY BOARD OF EQUALIZATION.

ORDER ON STIPULATION

Docket Number: 46076

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.: 109811

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:

\$5,385,600

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

DATED AND MAILED this 1st day of September 2006.

BOARD OF ASSESSMENT APPEALS

This decision	was	put	on	record
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August 31, 2006

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

Keela Steele

Colorado Board of Assessment Appeals CBOE APPEAL STIPULATION

Docket Number: 46076	2 0 🐇
Mountain Springs Plaza LLC Petitioner,	16 AUG
vs.	<u> </u>
Jefferson County Board of Equalization Respondent.	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
BOTH PARTIES stipulate and agree as follows:	50

BOTH PARTIES stipulate and agree as follows:

- 1. The subject property is described by the following Jefferson County Property Schedule Number: 109811
- 2. This Stipulation pertains to the year(s): 2005
- 3. The parties agree that the 2005 actual values of the subject property shall be Stipulated Values below:

Schedule Number	CBOE Values	Stipulation Values	
109811	\$5,735,000	\$5,385,600	Total actual value, with
	\$1,147,000	\$1,077,100	allocated to land; and
	\$4,588,000	\$4,308,500	allocated to improvements.

- 4. If the Petitioner(s) were to add improvements or add to an existing improvement, then the Assessor's Office may increase the valuation to reflect that new addition. Petitioner(s) would have all available remedies to dispute the additional assessment for the new or augmented improvements. Should an improvement be destroyed, then the Assessor's Office would make a downward adjustment in valuation to reflect the damage to or destruction of that improvement.
- 5. Petitioner(s) agree(s) to provide the Jefferson County Assessor, if applicable, with confidential information to assist in the appraisal process of future years. This information includes actual rent rolls, together with operating income and expense information for the property, which will be provided to the Assessor no later than March 15th of each year.
- 6. Petitioner(s) agrees to allow access to the improvements for the purposes of measuring or to obtain building condition information during normal business hours.
- 7. This valuation is for purposes of settlement only and does not reflect an appraised value.
- 8. Petitioner(s) agree(s) to waive the right to a Board of Assessment Appeals hearing and any further appeal of schedule number: 109811 for the assessment years(s) covered by this Stipulation.

Petitioner (s)		Jefferson County Board of Equalization			
Ву:	Alex Gorge	Ву:	What Mast	_/	
Title:	Dan George Agent	Title:	Accistant County Attorney		
Phone:	720-962-5750	Phone:	303-271-8900		
Date:	August 24, 2006	Date:	8-30-06	_	

100 Jefferson County Parkway Golden, CO 80419