

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 46795</b>
Petitioner: <b>RONALD ADEN &amp; GARY SMITH,</b>  v.  Respondent: <b>DOUGLAS COUNTY BOARD OF EQUALIZATION.</b>	
<b>ORDER ON STIPULATION</b>	

**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.: R0333530+21**

**Category: Valuation      Property Type: Commercial Real**
2. Petitioner is protesting the 2006 actual value of the subject property.
3. The parties agreed that the 2006 actual value of the subject property should be reduced to:  

**Total Value:            \$1,341,939**

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

**ORDER:**

Respondent is ordered to reduce the 2006 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 30th day of January 2008.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record

January 29, 2008

*Karen E Hart*

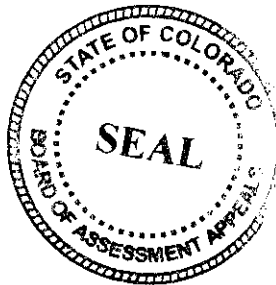
Karen E. Hart

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

*Toni Rigirozzi*  
Toni Rigirozzi



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

1313 Sherman Street, Room 315  
Denver, Colorado 80203

Petitioners:

**RONALD ADEN and GARY SMITH,**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF  
EQUALIZATION.**

Attorney for Respondent:

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Atty. Reg. #: 30037

Docket Number: 46795

Schedule Nos.:  
**R0333530+21**

STATE OF COLORADO  
BOARD OF ASSESSMENT APPEALS  
2008 JAN 29 PM 1:18

**STIPULATION (As to Tax Year 2006 Actual Values)**

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2006 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 2006.

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 2006 actual values of the subject properties, as also shown on Attachment A.

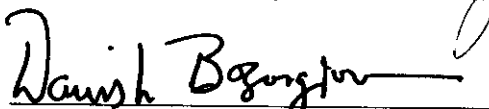
6. The valuations, as established on Attachment A, shall be binding only with respect to tax year 2006.


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

Further review of market sales and income information on comparable larger-sized, multi-tenant industrial buildings and bulk sales of multiple flex condominium units all purchased together at one time, indicated that a change in value was warranted.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on December 5, 2007 at 3:00 p.m. be vacated.

DATED this 28<sup>th</sup> day of January, 2008.

  
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Property Tax Advisors, Inc.  
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303-368-0500

  
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Senior Assistant County Attorney  
for Respondent DOUGLAS COUNTY  
BOARD OF EQUALIZATION  
100 Third Street  
Castle Rock, CO 80104  
303-660-7414

Docket Number 46795

<b>PARCEL #</b>	<b>ASSESSOR VALUES</b>	<b>BOE VALUES</b>	<b>STIPULATED VALUES</b>
R0333530	\$48,000	\$47,011	\$44,105
R0333531	\$48,000	\$47,011	\$44,105
R0333533	\$68,289	\$66,884	\$62,749
R0333534	\$68,289	\$66,884	\$62,749
R0333536	\$67,856	\$66,466	\$62,357
R0333537	\$68,289	\$66,884	\$62,749
R0333539	\$68,289	\$66,884	\$62,749
R0333540	\$68,289	\$66,884	\$62,749
R0333541	\$68,289	\$66,884	\$62,749
R0333542	\$68,289	\$66,884	\$62,749
R0333543	\$68,456	\$67,051	\$62,906
R0333544	\$68,522	\$67,134	\$62,984
R0333545	\$68,456	\$67,051	\$62,906
R0333546	\$68,456	\$67,051	\$62,906
R0333547	\$68,522	\$67,134	\$62,984
R0333548	\$68,456	\$67,051	\$62,906
R0333549	\$68,456	\$67,051	\$62,906
R0333550	\$68,522	\$67,134	\$62,984
R0333551	\$68,456	\$67,051	\$62,906
R0333552	\$68,289	\$66,884	\$62,749
R0333553	\$66,911	\$65,548	\$61,496
R0333554	\$66,911	\$65,548	\$61,496