

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 48068</b>
Petitioner: <b>CCA PROPERTIES OF AMERICA, LLC,</b>  v. Respondent: <b>CROWLEY 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.: 10801506-R**

**Category: Valuation      Property Type: Commercial Real**

2. Petitioner is protesting the 2007 actual value of the subject property.
3. The parties agreed that the 2007 actual value of the subject property should be reduced to:

**Total Value:            \$63,750,000**

(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 2007 actual value of the subject property, as set forth above.

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

**DATED AND MAILED** this 30th day of June 2010.

**BOARD OF ASSESSMENT APPEALS**

*Karen E Hart*

Karen E. Hart

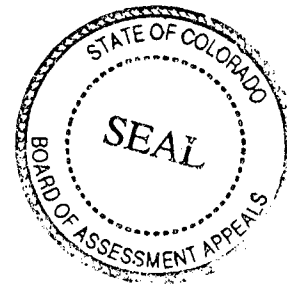
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

*Cara McKeller*

Cara McKeller

*Debra A. Baumbach*

Debra A. Baumbach



# RESOLUTION

BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 48068

NO. 5468

## STIPULATION (As To Tax Year 2007 and 2008 Actual Value)

**CCA PROPERTIES OF AMERICA, LLC**  
Petitioners,

vs.

**CROWLEY COUNTY BOARD OF EQUALIZATION,**  
Respondent.

2009 SEP 25 11:59:03

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the actual value for tax years 2007 and 2008, respectively, for the subject properties 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 **COMMERCIAL** and described as follows: Crowley County Correctional Facility, Olney Springs, Colorado, County Schedule Number 10801506.

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

The parties have agreed that both the 2007 and 2008 actual value of the subject property should be reduced as follows:


ORIGINAL VALUE		NEW VALUE (2007 and 2008)	
Land	60,000	Land	60,000
Improvements	66,940,000	Improvements	63,690,000
Personal	\$0	Personal	\$0
<b>Total</b>	<b>67,000,000</b>	<b>Total</b>	<b>\$63,750,000</b>

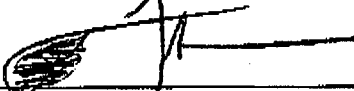
The valuation, as established above, shall be binding only with respect to the tax years 2007 and 2008, respectively.

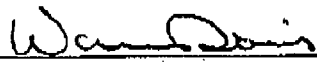
Interest due to Petitioner, if any, shall be paid by the Respondent on only the taxes paid for tax year 2007.

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

DATED the 25<sup>th</sup> day of September 2009.

  
CCA Properties of America  
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Tobe Allumbaugh, Chairman  
Crowley Cnty. Bd. Equalization  
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