

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 48072
Petitioner: DAYTON AT ARAPAHOE LLC, v. Respondent: ARAPAHOE 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.: 2075-22-3-55-001+1

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: \$180,228
 (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 Arapahoe County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 19th day of November 2008.

BOARD OF ASSESSMENT APPEALS


This decision was put on record

November 18, 2008



Karen E. Hart

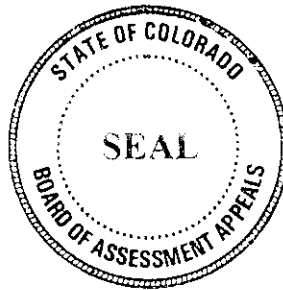
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.



Debra A. Baumbach



Toni Rigirosso



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 48072

2008 NOV 14 11:54

STIPULATION (As To Tax Year 2007 (Actual Value))

DAYTON AT ARAPAHOE LLC

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation, regarding the tax year 2007 valuation of the subject properties and jointly moves the Board of Assessment Appeals to enter its Order based on this stipulation. A conference call with the petitioner and respondent has resulted in the following agreement:

Subject property is classified as COMMERCIAL and described as follows: 6635 S. Dayton St., County Schedule Number 2075-22-3-55-001, 006.

A brief narrative as to why the reduction was made: Analyzed Market and Income Information.

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

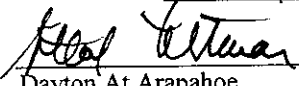
ORIGINAL VALUE		NEW VALUE	
2075-22-3-55-001		(2007)	
Land	\$45,166	Land	\$45,166
Improvements	\$54,834	Improvements	\$41,342
Personal	\$0	Personal	\$0
Total	\$100,000	Total	\$86,508


ORIGINAL VALUE		NEW VALUE	
2075-22-3-55-006		(2007)	
Land	\$45,166	Land	\$45,166
Improvements	\$87,834	Improvements	\$48,554
Personal	\$0	Personal	\$0
Total	\$133,000	Total	\$93,720

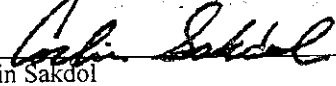
The valuation, as established above, shall be binding only with respect to the tax year 2007.

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

DATED the 19th day of September 2008.


Dayton At Arapahoe
Steve Letman
16 A Inverness Palace East
Englewood, CO 80112


Kathryn L. Schroeder, #11042
Arapahoe Cnty. Bd. Equalization
5334 S. Prince St.
Littleton, CO 80166-0001


Corbin Sakdol
Arapahoe County Assessor
5334 S. Prince St.
Littleton, CO 80166-0001