

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 48102</b>
Petitioner: <b>WALGREEN COMPANY,</b>  v.  Respondent: <b>MONTROSE 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.: R0650995**  
  
**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:            \$2,327,930**  
 (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 Montrose County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 28th day of May 2008.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record

May 23, 2008

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*Karen E Hart*

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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*

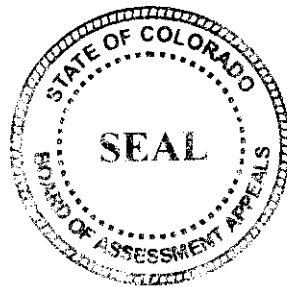
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Debra A. Baumbach

*Toni Rigiroszi*

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Toni Rigiroszi



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO**

Docket Number: 48102  
Single County Schedule Number: R0650995

STIPULATION (As to Tax Year 2007 Actual Value)

Walgreen Company

Petitioner,

vs.

Montrose COUNTY BOARD OF EQUALIZATION,

Respondent.

Petitioner(s) and Respondent hereby enter into this Stipulation regarding the tax year 2007 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this stipulation.

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

1. The property subject to this stipulation is described as:  
Real Property: Commercial Land and Building located at 2351  
South Townsend Ave. Montrose, CO 81401

2. The subject property is classified as Commercial (what type of property).

3. The County Assessor originally assigned the following actual value to the subject property for tax year 2007:

Land	\$	564,800.00
Improvements	\$	1,877,730.00
Total	\$	<u>2,442,530.00</u>

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

Land	\$	<u>564,800.00</u>
Improvements	\$	<u>1,877,730.00</u>
Total	\$	<u>2,442,530.00</u>

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5. After further review and negotiation, Petitioner(s) and County Board of Equalization agree to the following tax year 2007 actual value for the subject property:

Land	\$	<u>564,800.00</u>
Improvements	\$	<u>1,763,130.00</u>
Total	\$	<u>2,327,930.00</u>

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

7. Brief narrative as to why the reduction was made:

Equalization of similar properties, plus additional information provided by the petitioner.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on June 27, 2008 (date) at 8:30 am (time) be vacated or a hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 23 day of May, 2008

Barry G. Holdstock Esq  
Petitioner(s) or Agent or Attorney  
# 2218

Richard J. Veil  
County Attorney for Respondent,  
Board of Equalization

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County Assessor

Address:

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