

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

1313 Sherman Street, Room 315
Denver, Colorado 80203

Docket Number: 48759

Petitioner:

FREDA A. MIKLIN ,

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.: 2075-18-1-02-010

Category: Valuation Property Type: Residential

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: \$1,674,000

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

DATED AND MAILED this 3rd day of September 2009.

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.

Debra A Baumbach

Debra A. Baumbach

Toni Rigirozzi

Toni Rigirozzi



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 48759

STIPULATION (As To Tax Year 2007 Actual Value)

FREDA A. MIKLIN

Petitioners,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

STATE OF COLORADO
BD OF ASSESSMENT APPEALS
2009 SEP - 1 AM 11:00

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 have resulted in the following agreement:

Subject property is classified as RESIDENTIAL and described as follows: 5415 S. Grape Ln., County Schedule Number 2075-18-1-02-010.

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

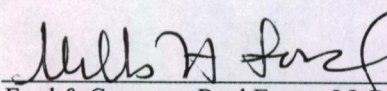
The parties have agreed that the 2007 actual value of the subject property should be reduced as follows:

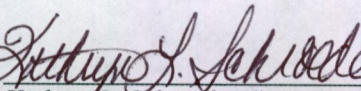
ORIGINAL VALUE		NEW VALUE (2007)	
Land	\$425,000	Land	\$425,000
Improvements	\$1,354,000	Improvements	\$1,249,000
Personal	\$0	Personal	\$0
Total	\$1,779,000	Total	\$1,674,000

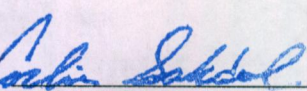
The valuation, as established above, shall be binding only with respect to the tax year 2007.

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 28th day of July 2009.


Mills H. Ford
Ford & Company Real Estate, LLC
3199 S. Pearl St.
Englewood, CO 80113


Kathryn L. Schroeder, #11042
Arapahoe Cnty. Bd. Equalization
5334 S. Prince St.
Littleton, CO 80166-0001
(303)795-4639


Corbin Sakdol
Arapahoe County Assessor
5334 S. Prince St.
Littleton, CO 80166-0001
(303)795-4600

ATTORNEY'S OFFICE