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| <b>BOARD OF ASSESSMENT APPEALS,<br/>STATE OF COLORADO</b><br>1313 Sherman Street, Room 315<br>Denver, Colorado 80203                   | <b>Docket Number: 48928</b> |
| Petitioner:<br><b>LAKESHORE BROOMFIELD REALTY LLC,</b><br><br>v.<br>Respondent:<br><b>BROOMFIELD COUNTY BOARD OF<br/>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.: R1149017**

**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:            \$13,000,000**

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

**DATED AND MAILED** this 3rd day of April 2009.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record

April 2, 2009

*Karen E Hart*

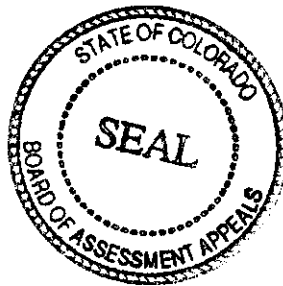
Karen E. Hart

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 Rigiroszi*  
Toni Rigiroszi



**BOARD OF ASSESSMENT APPEALS  
STATE OF COLORADO  
DOCKET NUMBER 48928**

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

**LAKESHORE BROOMFIELD REALTY LLC,**  
Petitioner,

v.

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

STATE OF COLORADO  
BOARD OF ASSESSMENT APPEALS  
2009 APR -2 AM 9:29

THE PARTIES TO THIS ACTION entered into a 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. A conference call with Petitioner and Respondent has resulted in the following agreement:

Subject property is classified as Commercial Real property and described as follows: 300 Summit Boulevard, Broomfield, Colorado; a/k/a MidCities Filing No. 6 Lot 3; County Schedule Number R1149017.

A brief narrative as to why the reduction was made: Value adjustment was based on the subject being in receivership as of June 30, 2006, and Actual Income and Expenses.

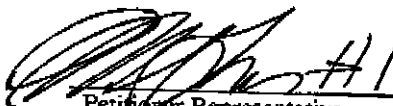
The Parties have agreed that the 2007 actual value of the subject property should be reduced as follows:


| ORIGINAL VALUE |               | NEW VALUE (TY 2007) |               |
|----------------|---------------|---------------------|---------------|
| Land           | \$ 3,174,580  | Land                | \$ 3,174,580  |
| Improvements   | \$ 11,198,810 | Improvements        | \$ 9,825,420  |
| Total          | \$ 14,373,390 | Total               | \$ 13,000,000 |


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 scheduled for April 17, 2009, at 8:30 a.m. be vacated.

DATED this 1st day of April 2009.

  
Petitioner Representative  
Ronald S. Loser, Esq.  
Robinson Waters & O'Dorisio  
1099 18<sup>th</sup> Street, Suite 2600  
Denver, CO 80202  
303-297-2600

  
Tami Yellico, #19417  
Attorney for Respondent  
Broomfield Board of Equalization  
One DesCombes Drive  
Broomfield, CO 80020  
303-464-5806

  
John Storb  
Broomfield County Assessor  
One DesCombes Drive  
Broomfield, CO 80020  
303-464-5813

**CERTIFICATE OF SERVICE**

The undersigned hereby certifies that a true and correct copy of the foregoing STIPULATION (As to Tax Year 2007 Actual Value) was faxed and sent via U.S. Postal Service, Regular Mail, prepaid, this 2nd day of April, 2009, addressed to the following:

Board of Assessment Appeals  
Room 315  
1313 Sherman Street  
Denver, CO 80203  
Fax: 303-866-4485

*Diane Eismann*  
Diane Eismann

Schedule No. R1149017  
BAA Docket No. 48928  
Petitioner: Lakeshore Broomfield Realty LLC