

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 49094
Petitioner: TITAN COURT LLC, v. Respondent: DOUGLAS 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.: R0340653+11
 Category: Valuation Property Type: Industrial
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: \$1,881,000
 (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 Douglas County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 24th day of June 2008.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

June 20, 2008

Karen E Hart

Karen E. Hart

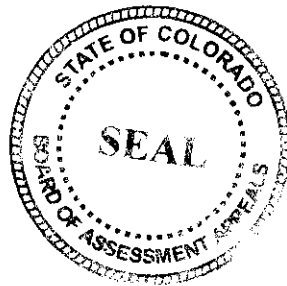
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A. Baumbach

Debra A. Baumbach

Toni Rigiroszi

Toni Rigiroszi



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

1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

TITAN COURT LLC,

v.

Respondent:

**DOUGLAS COUNTY BOARD OF
EQUALIZATION.**

Attorney for Respondent:

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Atty. Reg. #: 30037

Docket Number: 49094

Schedule Nos.:
R0340653+11

2008 JUN 20 PM 1:14

STIPULATION (As to Tax Year 2007 Actual Values)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2007 valuations of the subject properties, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The properties subject to this Stipulation are described as set forth in the County Schedule Numbers on the Attachment to this Stipulation.
2. The subject properties are classified as Industrial property.

3. Attachment A reflects the actual values of the subject properties, as assigned by the Assessor for tax year 2007.

4. Attachment A further reflects the actual values of the subject properties after a timely appeal, as assigned by the Board of Equalization.

5. After further review and negotiation, the Petitioner and the Respondent agree to the following tax year 2007 actual values of the subject properties, as also shown on Attachment A.

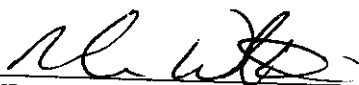
6. The valuations, as established on Attachment A, shall be binding only with respect to tax year 2007.

7. Brief Narrative as to why the reductions were made:

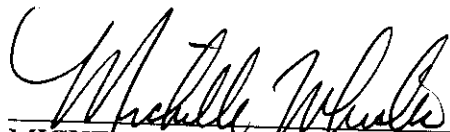
Consideration of the actual subject income performance over the last several years, including a much higher than typical vacancy rate as compared to other similar properties in the area, indicated that a lower value was appropriate for the subject property.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on June 17, 2008, at 1:00 p.m. be vacated.

DATED this 17th day of June, 2008.



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BOARD OF EQUALIZATION
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Docket Number 49094

PARCEL #	ASSESSOR VALUES	BOE VALUES	STIPULATED VALUES
R0340653	\$253,400	\$215,000	\$156,750
R0340654	\$253,400	\$215,000	\$156,750
R0340655	\$263,700	\$224,000	\$156,750
R0340656	\$263,700	\$224,000	\$156,750
R0340657	\$257,800	\$219,000	\$156,750
R0340658	\$257,800	\$219,000	\$156,750
R0340659	\$268,900	\$228,000	\$156,750
R0340661	\$268,900	\$228,000	\$156,750
R0383091	\$263,000	\$223,000	\$156,750
R0383044	\$263,000	\$223,000	\$156,750
R0340664	\$259,400	\$220,000	\$156,750
R0340665	\$259,300	\$220,000	\$156,750