

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 49100
Petitioner: WALNUT PARTNERS LLC, v. Respondent: BOULDER 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.: R0006025

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: \$1,383,000

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

DATED AND MAILED this 7th day of July 2008.

BOARD OF ASSESSMENT APPEALS

This decision was put on record

July 2, 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 Rigiozzi

Toni Rigiozzi



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER(s): 49100

Account Number(s): R0006025

STIPULATION (As To Tax Year 2007 Actual Value)

PAGE 1 OF 2

Walnut Partners LLC

Petitioner(s),

vs.

Boulder County Board of Equalization

Respondent.

2008 JUL -2 PM 1:13
Boulder County Assessor's Office

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 follows:

Office Building
Lot 11 Block 62 Boulder West

- 2. The subject property is classified as Commercial.
- 3. The County Assessor assigned the following actual value on the Notice of Valuation in May of 2007 to the subject property for tax year 2007:

Total: \$ 1,780,900

- 4. After a timely appeal to the Boulder County Assessor, the Assessor valued the subject property as communicated on the Notice of Determination as follows:

Total: \$ 1,400,000

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

Total \$ 1,400,000

Petitioner's Initials MW

Date 6/26/08

Docket Number: 49100

Account Number(s): R0006025

STIPULATION (As To Tax Year 2007 Actual Value)

PAGE 2 OF 2

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

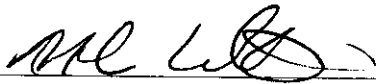
Total \$ 1,383,000

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:

Value reduction justified based on the exchange of information between the parties and further review of the market based on the information provided.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on July 21, 2008 at 13:00 hours, be vacated.
9. This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, and all of which shall constitute one and the same agreement.


DATED this 26TH day of JUNE, 2008.



Petitioner(s) or Attorney
AGENT FOR PETITIONER


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