

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 49521</b>
Petitioner: <b>THE SHELDON GROUP, LLC,</b>  v. Respondent: <b>DOUGLAS 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.: R0466933**

**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:            \$123,984**

(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 17th day of October 2008.

**BOARD OF ASSESSMENT APPEALS**

This decision was put on record

October 15, 2008

*Karen E Hart*

Karen E. Hart

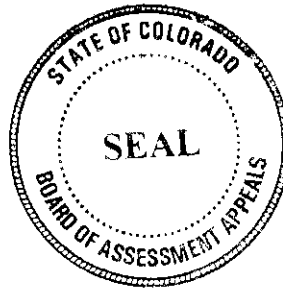
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

*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:

**THE SHELDON GROUP, LLC,**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF EQUALIZATION.**

Attorney for Respondent:

Michelle B. Whisler  
Senior Assistant County Attorney  
Office of the County Attorney  
Douglas County, Colorado  
100 Third Street  
Castle Rock, Colorado 80104  
Phone Number: 303-660-7414  
FAX Number: 303-688-6596  
E-mail: [attorney@douglas.co.us](mailto:attorney@douglas.co.us)  
Atty. Reg. #: 30037

Docket Number: 49521

Schedule No.: R0466933

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

Petitioner 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.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:  
  
Unit 103 Plum Creek Office Park South Condos.
2. The subject property is classified as Commercial property.
3. The County Assessor originally assigned the following actual value on the subject property for tax year 2007:

Land	\$ 60,852
Improvements	\$ 68,423
Total	\$129,275

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

Land	\$ 60,852
Improvements	\$ 68,423
Total	\$129,274

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

Land	\$ 60,852
Improvements	\$ 63,132
Total	\$123,984

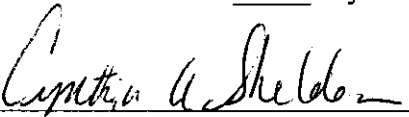
6. The valuations, as established above, shall be binding only with respect to tax year 2007.


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

Petitioner submitted lease agreement specific to the base study period which warranted the change in value.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on October 16, 2008 at 3:00 p.m. be vacated.

DATED this 10 day of October, 2009.

  
 CYNTHIA SHELDON  
 Petitioner  
 The Sheldon Group, LLC  
 3212 Autumn Sun Circle  
 Castle Rock, CO 80104  
 303-660-0206

  
 MICHELLE B. WHISLER, #30037  
 Senior Assistant County Attorney  
 for Respondent DOUGLAS COUNTY  
 BOARD OF EQUALIZATION  
 100 Third Street  
 Castle Rock, CO 80104  
 303-660-7414

Property Address: 1025 South Perry Street, #103  
Castle Rock, CO 80104

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