

<p>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203</p>	<p>Docket Number: 54298</p>
<p>Petitioner: MUHR PARTNERSHIP THREE,</p> <p>v.</p> <p>Respondent: BOULDER COUNTY BOARD OF EQUALIZATION.</p>	
<p>ORDER ON STIPULATION</p>	

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.: R0069352

Category: Valuation Property Type: Mixed Use
2. Petitioner is protesting the 2009 actual value of the subject property.
3. The parties agreed that the 2009 actual value of the subject property should be reduced to:

Total Value: \$3,800,000

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2009 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 25th day of January 2011.

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.

[Handwritten Signature]

Cara McKeller

Debra A. Baumbach

Debra A. Baumbach



SME

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER: 54298

STATE OF COLORADO
BO OF ASSESSMENT APPEALS

Account Number: R0069352

2011 JAN 21 AM 11:59

STIPULATION (As To Tax Year 2009 Actual Value)

PAGE 1 OF 2

Muhr Partnership Three

Petitioner,

vs.

Boulder County Board of Equalization,

Respondent.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2009 valuation of the subject property, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as follows:
 - a. **Abbreviated Legal:** SE 1/4 NE 1/4 & NE 1/4 SE 1/4 Section 36, Township 1 North, Range 69 West, 21.75 acres, more or less total per deed 1088030 less portion to right-of-way per reception number 2377642.
 - b. **Property address:** 1401 East County Line Road, Erie, CO.

2. The subject property is a mixed use property classified as commercial, agricultural and residential.

3. The County Assessor assigned the following actual value to the subject property for tax year 2009:

Total \$ 4,040,400

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

Total \$ 4,040,400

5. After further review and negotiation, Petitioner and County Board of Equalization agree to the tax year 2009 actual value for the subject property:

Total \$ 3,800,000

Petitioner's Initials KG

Date 1/7/11

Docket Number: 54298
Account Number: R0069352

STIPULATION (As To Tax Year 2009 Actual Value)

PAGE 2 OF 2

6. The valuation, as established above, shall be binding only with respect to tax year 2009.
7. Brief narrative as to why the reduction was made: after an interior inspection of the subject and a review of market data was completed, the parties agree that an adjustment to the actual value was in order. The parties agree that the value reduction will be applied to the commercially classified values of the subject.
8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on February 14, 2011 at 8:30 am, 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 7th day of January, 2011.



Petitioner of Attorney

Address:

950 S. Cherry St.
Unit 320
Denver, CO 80246


Telephone:

(303) 757-8865



MICHAEL KOERTJE #21921
Assistant County Attorney
P. O. Box 471
Boulder, CO 80306-0471
Telephone (303) 441-3190

JERRY ROBERTS
Boulder County Assessor

By: 

SAMUEL M. FORSYTH
Advanced Appeals Deputy
P. O. Box 471
Boulder, CO 80306-0471
Telephone: (303) 441-4844