

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 56226</b>
Petitioner: <b>BANK OF AMERICA, N.A., TRUSTEE,</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.: R0426510**

**Category: Valuation      Property Type: Commercial Real**
2. Petitioner is protesting the 2010 actual value of the subject property.
3. The parties agreed that the 2010 actual value of the subject property should be reduced to:  

**Total Value:            \$10,900,000**

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

**ORDER:**

Respondent is ordered to reduce the 2010 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 22nd day of March 2011.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

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Diane M. DeVries

*Debra A. Baumbach*

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Debra A. Baumbach

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

*CM*

\_\_\_\_\_  
Cara McKeller



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Petitioner:  <b>BANK OF AMERICA, N.A. TRUSTEE,</b>  v.  Respondent:  <b>DOUGLAS COUNTY BOARD OF EQUALIZATION.</b>	
Attorney for Respondent:  Robert D. Clark, Reg. No. 8103 Michelle B. Whisler, Reg. No. 30037 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: <a href="mailto:attorney@douglas.co.us">attorney@douglas.co.us</a>	Docket Number: <b>56226</b>  Schedule No.: <b>R0426510</b>
<b>STIPULATION (As to Tax Year 2010 Actual Value)</b>	

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2010 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:

Lot 2A, Blk 6, Meridian Office Park #1, 17<sup>th</sup> Amend. 6.300 AM/L.

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 2010:

Land	\$ 2,195,424
Improvements	\$11,254,465
Total	\$13,449,889

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

Land	\$ 2,195,424
Improvements	\$11,254,465
Total	\$13,449,889

5. After further review and negotiation, the Petitioner and the Douglas County Board of Equalization agree to the following tax year 2010 actual value for the subject property:

Land	\$ 2,195,424
Improvements	\$ 8,704,576
Total	\$10,900,000


6. The valuations, as established above, shall be binding only with respect to tax year 2010.

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


Further review of actual account and appraisal data, and income and sales comparison information from the subject property indicated that a change in value was warranted.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 8, 2011 at 8:30 a.m. be vacated.

DATED this 16 day of March, 2011.

  
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RYAN J. GIBBS, ESQ.  
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The Gibbs Firm  
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513-381-3890

Docket Number 56226

  
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