

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 57312
Petitioner: RICHMOND AMERICAN HOMES OF COLORADO, INC., v. Respondent: ADAMS 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.: R0139716+46

Category: Valuation Property Type: Vacant Land
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: \$1,072,199
 (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 Adams County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 13th day of October 2011.

BOARD OF ASSESSMENT APPEALS

Diane M DeVries

Diane M. DeVries

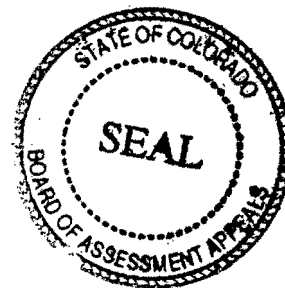
I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A Baumbach

Debra A. Baumbach

CM

Cara McKeller



BOARD OF ASSESSMENT APPEALS, State of Colorado 1313 Sherman Street, Room 315 Denver, CO 80203	2011 OCT -7 PM 1:31
Petitioner: RICHMOND AMERICAN HOMES OF COLORADO, INC. Respondent: ADAMS COUNTY BOARD OF EQUALIZATION.	<p style="text-align: center;">▲ COURT USE ONLY ▲</p> <hr/> Docket Number: 57312 Multiple County Account Numbers: (As set forth in Attachment A)
HAL B. WARREN, #13515 ADAMS COUNTY ATTORNEY Doug Edelstein, #24542 Assistant County Attorney 4430 S. Adams County Parkway 5 th Floor, Suite C5000B Brighton, CO 80601 Telephone: 720-523-6116 Fax: 720-523-6114	
STIPULATION (As to Tax Year 2010 Actual Value)	

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.

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 Attachment A to this Stipulation.
2. The subject properties are classified as vacant residential properties.
3. Attachment A reflects the actual values of the subject properties, as assigned by the Adams County Board of Equalization for tax year 2010.
4. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2010 actual values of the subject properties, as shown on Attachment A.

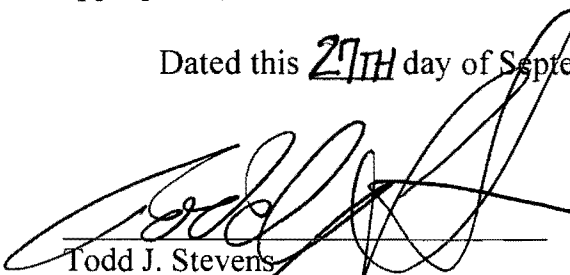
Total 2010 Proposed Value: \$1,072,199
(Referenced in Attachment A)

5. The valuations, as established on Attachment A, shall be binding with respect to only tax year 2010.

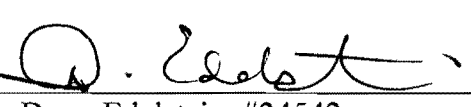
6. Brief narrative as to why the reductions were made: reduction to market value.

7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on October 17, 2011 be vacated; or a hearing has not yet been scheduled before the Board of Assessment Appeals ____ (check if appropriate).

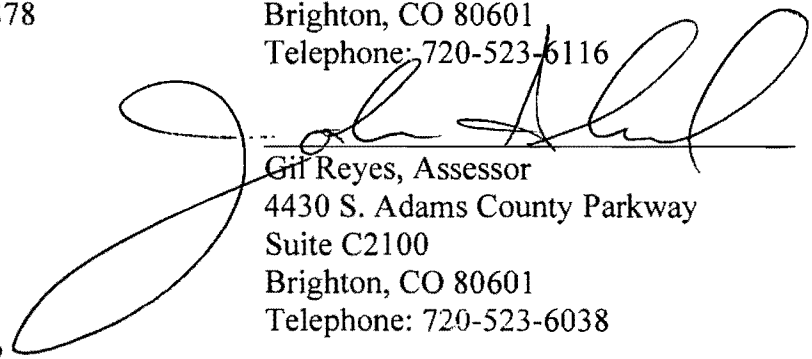
Dated this 27TH day of September, 2011.



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Docket Number: 57312

Richmond American Home			BRIGHTON EAST FARMS				Attachment A			
Brighton East Farms		Docket # 57312								2010 Stipulated
County	Parcel #	Schedule	Current Owner	Lot	Block	Filing #	2010 S&A	2010 Assessor	CBOE NOD	Value
Adams	N/A	R0139716	Richmond American Ho	3	18	1	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0139717	Richmond American Ho	4	18	1	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0139729	Richmond American Ho	16	18	1	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0139730	Richmond American Ho	17	18	2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167304	Richmond American Ho	6	5	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167305	Richmond American Ho	7	5	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167306	Richmond American Ho	8	5	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167307	Richmond American Ho	9	5	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167312	Richmond American Ho	1	7	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167313	Richmond American Ho	2	7	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167314	Richmond American Ho	3	7	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167316	Richmond American Ho	5	7	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167325	Richmond American Ho	5	8	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167339	Richmond American Ho	3	10	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167340	Richmond American Ho	4	10	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167341	Richmond American Ho	5	10	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167342	Richmond American Ho	6	10	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167343	Richmond American Ho	7	10	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167344	Richmond American Ho	8	10	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167374	Richmond American Ho	1	13	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167375	Richmond American Ho	2	13	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167376	Richmond American Ho	3	13	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167377	Richmond American Ho	4	13	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167378	Richmond American Ho	5	13	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167379	Richmond American Ho	6	13	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167386	Richmond American Ho	1	14	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167390	Richmond American Ho	5	14	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167391	Richmond American Ho	6	14	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167393	Richmond American Ho	8	14	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167394	Richmond American Ho	1	15	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167395	Richmond American Ho	2	15	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167408	Richmond American Ho	7	16	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167409	Richmond American Ho	8	16	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167410	Richmond American Ho	9	16	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167411	Richmond American Ho	10	16	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167416	Richmond American Ho	15	16	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167417	Richmond American Ho	16	16	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167418	Richmond American Ho	17	16	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167419	Richmond American Ho	18	16	1&2	\$7,496	\$32,468	\$32,468	\$28,468
Adams	N/A	R0167427	Richmond American Ho	1	18	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167428	Richmond American Ho	2	18	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167431	Richmond American Ho	5	18	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167432	Richmond American Ho	6	18	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167433	Richmond American Ho	7	18	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167434	Richmond American Ho	8	18	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams	N/A	R0167435	Richmond American Ho	9	18	1&2	\$7,496	\$20,819	\$20,819	\$15,811
Adams		R0167436	Richmond American Ho	10	18	1&2	\$7,496	\$20,819	\$20,819	\$15,811
							\$352,296	\$1,281,367	\$1,281,367	\$1,072,199

Note: The 2010 stipulated values are the same as what we agreed to in 2009.