

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 61785</b>
Petitioner: <b>MIDFIRST BANK,</b>  v.  Respondent: <b>JEFFERSON COUNTY BOARD OF COMMISSIONERS.</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.: 454538+11**

**Category: Abatement      Property Type: Commercial Real**
2. Petitioner is protesting the 2011 actual value of the subject property.
3. The parties agreed that the 2011 actual value of the subject property should be reduced to:  

**Total Value:            \$2,800,000**

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

**ORDER:**

Respondent is ordered to reduce the 2011 actual value of the subject property, as set forth above.

The Jefferson County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 25th day of January 2013.

**BOARD OF ASSESSMENT APPEALS**

*Diane M DeVries*

\_\_\_\_\_  
Diane M. DeVries

*Debra A Baumbach*

\_\_\_\_\_  
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



Colorado Board of Assessment Appeals  
ABATEMENT  
STIPULATION

2013 JAN 17 AM 9: 03

Docket Number: 61785

MIDFIRST BANK

Petitioner,

vs.

Jefferson County Board of County Commissioners

Respondent.

BOTH PARTIES stipulate and agree as follows:

1. The subject property is described by the following Jefferson County Property Schedule Numbers: 454538, 454539, 454540, 454541, 454542, 454543, 454544, 454545, 454546, 454547, 454548, and 454549.
2. This Stipulation pertains to the year(s): 2011
3. The parties agree that the 2011 actual value of the subject property shall be Stipulated Values below:

Schedule Number	Abatement Values	Stipulated Values
454538	\$215,700	\$162,100
454539	\$135,800	\$102,100
454540	\$255,600	\$192,100
454541	\$417,200	\$313,600
454542	\$83,100	\$62,500
454543	\$785,500	\$590,300
454544	\$126,100	\$94,800
454545	\$152,800	\$114,800
454546	\$169,400	\$127,300
454547	\$425,050	\$314,900
454548	\$201,300	\$151,300
454549	\$764,000	\$574,200
		\$2,800,000 Total Actual Value, with \$0 allocated to land; and \$2,800,000 allocated to improvements

4. If the Petitioner(s) were to add improvements or add to an existing improvement, then the Assessor's Office may increase the valuation to reflect that new addition. Petitioner(s) would have all available remedies to dispute the additional assessment for the new or augmented improvements. Should an improvement be destroyed, then the Assessor's Office would make a downward adjustment in valuation to reflect the damage to or destruction of that improvement.
5. Petitioner(s) agree(s) to provide the Jefferson County Assessor, if applicable, with confidential information to assist in the appraisal process of future years. This information includes actual rent rolls, together with operating income and expense information for the property, which will be provided to the Assessor no later than March 15<sup>th</sup> of each year.
6. Petitioner(s) agrees to allow access to the improvements for the purposes of measuring or to obtain building condition information during normal business hours.
7. This valuation is for purposes of settlement only and does not reflect an appraised value.

8. Petitioner(s) agree(s) to waive his right to a Board of Assessment Appeals hearing and any further appeal of Schedule Numbers: 454538, 454539, 454540, 454541, 454542, 454543, 454544, 454545, 454546, 454547, 454548, and 454549 for the assessment years(s) covered by this Stipulation.

Petitioner (s)

Jefferson County Board of County Commissioners

By: Thomas E. Downey, Jr. 9686  
Title: Attorney for Petitioners  
Phone: 303-813-1111  
Date: 1/16/2013

By: [Signature]  
Title: Assistant County Attorney  
Phone: 303-271-8918  
Date: 1-17-2013

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