



**ORDER:**

Respondent is ordered to reduce the 2013 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 24th day of January 2014.

**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.

*[Handwritten signature]*

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



2014 JAN 22 AM 10:03

<b>BOARD OF ASSESSMENT APPEALS, State of Colorado</b> 1313 Sherman Street, Room 315 Denver, CO 80203	
<b>Petitioner:</b> GSL GROUP, INC.	
<b>Respondent:</b> ADAMS COUNTY BOARD OF EQUALIZATION.	<b>▲ COURT USE ONLY ▲</b>
Nathan J. Lucero, #33908 Assistant Adams County Attorney 4430 S. Adams County Parkway 5 <sup>th</sup> Floor, Suite C5000B Brighton, CO 80601 Telephone: 720-523-6116 Fax: 720-523-6114	Docket Number: 62147 Multiple County Account Numbers: (As set forth in Attachment A)
<b>STIPULATION (As to Tax Year 2013 Actual Value)</b>	

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2013 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 commercial properties.
3. Attachment A reflects the actual values of the subject properties, as assigned by the Adams County Board of Equalization for tax year 2013.
4. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2013 actual values of the subject properties, as shown on Attachment A.

**Total 2013 Proposed Value:      \$1,260,000**  
**(Referenced in Attachment A)**

5. The valuations, as established on Attachment A, shall be binding with respect to only tax year 2013.

6. Brief narrative as to why the reductions were made: based on an analysis of income/expense statements in tandem with base year sales, a reduction in value is supported.

7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on January 14, 2014 be vacated; or a hearing has not yet been scheduled before the Board of Assessment Appeals \_\_\_\_ (check if appropriate).

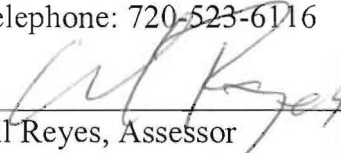
Dated this 17<sup>TH</sup> day of JANUARY, 2014.



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Suite C2100  
Brighton, CO 80601  
Telephone: 720-523-6038

Docket Number: 62147

ATTACHMENT A

**Parcel Number: R0092701**

Original Value:	
Land:	\$89,647
Improvements:	\$972,245
Total:	\$1,061,892
Stipulated Value:	
Land:	\$89,647
Improvements:	\$867,602
Total:	\$957,249

**Parcel Number: R0092702**

Original Value:	
Land:	\$27,402
Improvements:	\$308,989
Total:	\$336,391
Stipulated Value:	
Land:	\$27,402
Improvements:	\$275,349
Total:	\$302,751

**TOTAL NEW VALUE OF ACCOUNTS = \$1,260,000**