



**ORDER:**

Respondent is ordered to reduce the 2013 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 31st day of December 2013.

**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

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

*CM*



STATE OF COLORADO  
BOARD OF ASSESSMENT APPEALS  
Colorado Board of Assessment Appeals  
CBOE APPEAL  
STIPULATION  
DEC 30 PM 1:27

Docket Number: 63142  
ELAND LLLP  
Petitioner,

vs.

JEFFERSON COUNTY BOARD OF EQUALIZATION  
Respondent.

BOTH PARTIES stipulate and agree as follows:

1. The subject property is described by the following Jefferson County Property Schedule Number(s): 417543.
2. This Stipulation pertains to the year(s): 2013
3. The parties agree that the 2013 actual values of the subject property shall be Stipulated Values below:

Schedule Number	CBOE Values	Stipulated Values	Allocation:
417543	\$22,697,000	\$21,312,000	Total actual value, with 100%
		\$5,328,000	allocated to land; and 25%
		\$15,984,000	allocated to improvements. 75%

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 on 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. Petitioner(s) agree(s) to waive the right to a Board of Assessment Appeals hearing and any further appeal of the schedule numbers: 417543 for the assessment years covered by this Stipulation.

Petitioner(s)

By: Eland LLP  
Title: Wh. Osher  
Phone: 303 971-0018  
Date: 12-26-13

Docket Number: 63142

Jefferson County Board of Equalization

By: [Signature]  
Title: Assistant County Attorney  
Phone: 303.271.8918  
Date: 12-30-13

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Golden, CO 80419