

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 66362
Petitioner: KTP PROPERTIES LLC 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.: R0133383+1

Category: Valuation Property Type: Commercial
2. Petitioner is protesting the 2015 actual value of the subject property.
3. The parties agreed that the 2015 actual value of the subject property should be reduced to:

Total Value: \$1,177,173
(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

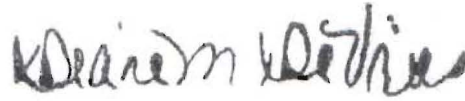
ORDER:

Respondent is ordered to reduce the 2015 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 3rd day of February 2016.

BOARD OF ASSESSMENT APPEALS

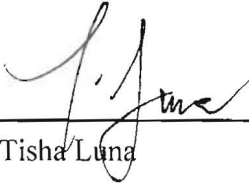


Diane M. DeVries



Debra A. Baumbach

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



Tisha Luna

BOARD OF ASSESSMENT APPEALS,
State of Colorado
1313 Sherman Street, Room 115-3
Denver, CO 80203

Petitioner:
KTP PROPERTIES LLC

Respondent:
ADAMS COUNTY BOARD OF
EQUALIZATION.

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▲ COURT USE ONLY ▲

Docket Number: 66362
Multiple County Account
Numbers: (As set forth in
Attachment A)

STIPULATION (As to Tax Year 2015 Actual Value)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2015 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 2015.
4. After further review and negotiation, the Petitioner and Respondent agree to the tax year 2015 actual values of the subject properties, as shown on Attachment A.

Total 2015 Proposed Value: \$1,177,173
(Referenced in Attachment A)

5. The Both parties stipulate and agree that the valuations as established in Attachment A are binding with respect to tax year 2015 and that further adjustment, whether brought under legal or factual grounds, shall be precluded.

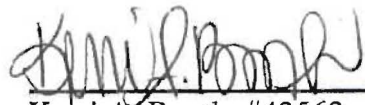
6. Brief narrative as to why the reductions were made: A review of market data resulted in an adjustment to the income approach and market value of the subject property.

7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on February 17, 2016 at 8:30 a.m. be vacated; or a hearing has not yet been scheduled before the Board of Assessment Appeals ____ (check if appropriate).

DATED this 21st day of January, 2016.



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Docket Number: 66362

ATTACHMENT A

Account Number: R0133383

Original Value:
Land: \$274,428
Improvements: \$1,034,376
Total: \$1,308,804

Value after BOE Appeal:
Land: \$274,428
Improvements: \$1,034,376
Total: \$1,308,804

Stipulated Value:
Land: \$274,428
Improvements: \$677,322
Total: \$951,750

Account Number: R0133384

Original Value:
Land: \$225,423
Improvements: \$0
Total: \$225,423

Value after BOE Appeal:
Land: \$225,423
Improvements: \$0
Total: \$225,423

Stipulated Value:
Land: \$225,423
Improvements: \$0
Total: \$225,423

TOTAL NEW VALUE OF ACCOUNTS = \$1,177,173