

DATED AND MAILED this 27th day of June 2016.

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

G. Katardzic

Gordana Katardzic



Boxer- 2821-2851 S. Parker

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER 66581
STIPULATION as To Tax Years 2015/2016 Actual Value

STATE OF COLORADO
BD OF ASSESSMENT APPEALS

2016 JUN 22 AM 9: 28

BOXER F2 LP,

Petitioner,

vs.

ARAPAHOE COUNTY BOARD OF EQUALIZATION,

Respondent.

THE PARTIES TO THIS ACTION entered into a Stipulation regarding tax years 2015/2016 valuation of the property listed in this Petition and jointly moves the Board of Assessment Appeals to enter its Order based on this stipulation. Conference calls with the petitioner and respondent have resulted in the following agreement:

Subject property is classified as **COMMERCIAL** and described as follows: **2821 South Parker Road and 2851 South Parker Road**, County Schedule Numbers: **1973-35-2-16-001 and 1973-35-2-16-002**.

A brief narrative as to why the reduction was made: Income and comparable market sales indicate that adjustment to this value is correct.

The parties have agreed that the 2015/2016 actual value of the subject property should be reduced as follows:

ORIGINAL VALUE		NEW VALUE	
1973-35-2-16-001		2015/2016	
Land	\$776,043	Land	\$776,043
Improvements	\$7,040,957	Improvements	\$6,503,637
Personal	\$	Personal	\$
Total	<u>\$7,817,000</u>	Total	<u>\$7,279,680</u>
ORIGINAL VALUE		NEW VALUE	
1973-35-2-16-002		2015/2016	
Land	\$2,401,677	Land	\$2,401,667
Improvements	\$4,001,323	Improvements	\$3,831,653
Personal	\$	Personal	\$
Total	<u>\$6,403,000</u>	Total	<u>\$6,233,320</u>
TOTAL	\$14,220,000		\$13,513,000

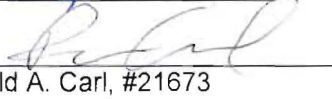
The valuation, as established above, shall be binding only with respect to the tax years 2015/2016. This valuation, as established above, is for purposes of settlement only and does not reflect an appraised value. Respondent reserves the right to account for any value added or subtracted by any "unusual conditions" (as defined in and limited by C.R.S. § 39-1-104(11)(b)(I)) that may have occurred between 1/1/2015 and 1/1/2016 **Petitioner does not waive the right to dispute any value added or subtracted by any "unusual condition" so accounted for by the Assessor.**

Both parties agree that the hearing before the Board of Assessment Appeals be vacated or is unnecessary if one has not yet been scheduled. Petitioners agree to waive the right to any further appeal for the assessment year covered by this Stipulation.

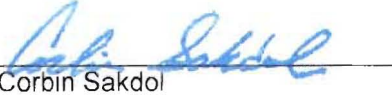
DATED the 20th day of May 2016.



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