

**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**

1313 Sherman Street, Room 315
Denver, Colorado 80203

Docket Number: 67572

Petitioner:

REALTY INCOME PROPERTIES 25, LLC -

v.

Respondent:

JEFFERSON 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.: 431284

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: \$2,792,205

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

DATED AND MAILED this 13th day of January 2017.

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



Colorado Board of Assessment Appeals
Jefferson County Board of Equalization
STIPULATION

Docket Number: 67572 and 69802
REALTY INCOME PROPERTIES 25 LLC
Petitioners,

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):
431284.
2. This Stipulation pertains to the year(s): **2015 and 2016**
3. The parties agree that the **2015 and 2016** actual values of the subject property shall be Stipulated Values below:

BOE Value	Stipulated Value	
\$3,617,000	\$2,792,205.00	Total Value
\$1,085,100 1,085,000	\$837,662	Allocated to land
\$2,531,900 2,532,000	\$1,954,543	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. This valuation is for purposes of settlement only and does not reflect an appraised value.
6. Petitioner agrees to waive the right to a Board of Assessment Appeals hearing and any further appeal of the schedule numbers: 431284 for the assessment years covered by this Stipulation.

Petitioner(s)

By: *Leandra Pedraza*

Title: Attorney #40136

Phone: 303-757-8865

Date: 1/4/17

Jefferson County Board of Equalization

By: *Cassie A. Thomas*

Title: Assistant County Attorney

Phone: 303-271-8918

Date: 1/5/17

Docket Number: 67572 and 69802

100 Jefferson County Parkway
Golden, CO 80419