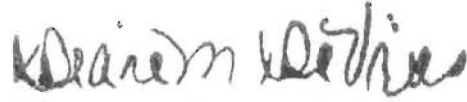




DATED AND MAILED this 16th day of February 2016.

**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 of Assessment Appeals.

  
\_\_\_\_\_  
Tisha Lura

STATE OF COLORADO  
BD OF ASSESSMENT APPEALS

2016 FEB 11 PM 2:34

<b>BOARD OF ASSESSMENT APPEALS</b> <b>STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	
Petitioner:  <b>THE CHANCERY SENTINEL, LLC</b>	
v.	
Respondent:  <b>DENVER COUNTY BOARD OF COUNTY COMMISSIONERS</b>	Docket Number:  67648
Attorney for Denver County Board of County Commissioners  City Attorney  Charles T. Solomon #26873 Assistant City Attorney 201 West Colfax Avenue, Dept. 1207 Denver, Colorado 80202 Telephone: 720-913-3275 Facsimile: 720-913-3180	Schedule Number:  05033-14-059-000
<b>STIPULATION (AS TO TAX YEAR 2015 ACTUAL VALUE)</b>	

Petitioner, THE CHANCERY SENTINEL, LLC, and Respondent, DENVER COUNTY BOARD OF COUNTY COMMISSIONERS, 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.

The Petitioner(s) and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

1120 Lincoln St  
Denver, Colorado

2. The subject property is classified as commercial real property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2015.

Land	\$ 4,812,500.00
Improvements	\$ <u>28,472,000.00</u>
Total	\$ 33,284,500.00

4. After appeal to the Board of County Commissioners of the City and County of Denver, the Board of County Commissioners of the City and County of Denver valued the subject property as follows:

Land	\$ 4,812,500.00
Improvements	\$ <u>30,711,200.00</u>
Total	\$ 35,523,700.00

5. After further review and negotiation, the Petitioner and Board of County Commissioners of the City and County of Denver agree to the following actual value for the subject property for tax year 2015.

Land	\$ 4,812,500.00
Improvements	\$ <u>23,387,500.00</u>
Total	\$ 28,200,000.00

6. The valuations, as established above, shall be binding only with respect to tax year 2015.

7. Brief narrative as to why the reduction was made:

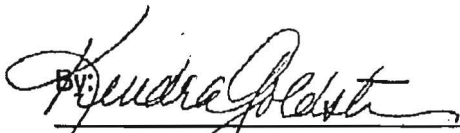
A review of the income and expenses and occupancy of the subject property indicated a reduction in the value of the subject property.

8. Both parties agree to be responsible for their own costs, expert and attorney fees, waiving any claim against each other for such, and agree that any hearing before the Board of Assessment Appeals not be scheduled or be vacated if already scheduled.

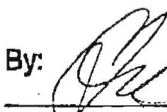
DATED this 11<sup>th</sup> day of February, 2016.

Agent/Attorney/Petitioner

Denver County Board of County  
Commissioners

By: 

Kendra Goldstein  
Sterling Property Tax Specialists, Inc.  
950 south Cherry St Suite 320  
Denver, CO 80246  
Telephone: (303) 757-8865

By: 

Charles T. Solomon #26873  
201 West Colfax Avenue, Dept. 1207  
Denver, CO 80202  
Telephone: 720-913-3275  
Docket No: 67648