

DATED AND MAILED this 16th day of September 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



2016 SEP 13 AM 9:39

BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER: 68606

Account Number: R0037961

STIPULATION (As To Tax Year 2015 Actual Value)

PAGE 1 OF 2

Boulder Investors LLC

Petitioner,

vs.

Boulder County Board of Equalization,

Respondent.

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 property subject to this Stipulation is described as follows:

4801 N 63rd Street, Boulder 80301; aka 5265 Gunbarrel Ave. A, Boulder 80301

2. The subject property is classified as commercial improved.

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

Total \$ 12,911,914

4. The County Assessor assigned the following actual value to the subject property on the NOD for tax year 2015:

Total \$ 12,911,914

5. After a timely appeal to the Board of Equalization, the Board of Equalization valued the subject property as follows:

Total \$ 12,911,914

6. After further review and negotiation, Petitioner and County Board of Equalization agree to the tax year 2015 actual value for the subject property:

Total \$ 11,200,000

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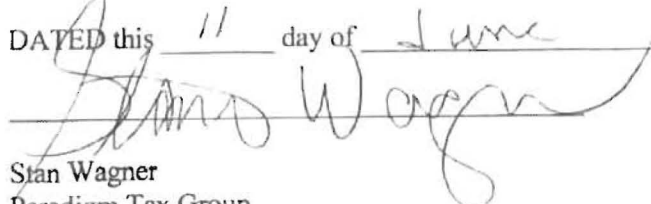
7. Brief narrative as to why the reduction was made:


Appropriate consideration was given to the sales comparison, income and cost approaches to value. Stipulation takes into account the subject property's attributes after comparison and appropriate adjustments to timely, proximate, and similarly situated comparable sales.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on August 11, 2016, at 8:30 am be vacated.

9. This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, and all of which shall constitute one and the same agreement.

DATED this 11 day of June, 2016.


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JERRY ROBERTS
Boulder County Assessor

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