

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 74817
Petitioner: 404 414 NOTE ACQUISITION LLC v. Respondent: DOUGLAS COUNTY BOARD OF EQUALIZATION	
ORDER ON STIPULATION	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been accepted 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.: R0482730
Category: Valuation/Protest Appeal Property Type: Commercial
2. Petitioner is protesting the 2018 actual value of the subject property.
3. The parties agreed that the 2018 actual value of the subject property should be reduced to:

Total Value: \$989,756
 (Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2018 actual value of the subject property, as set forth above.

The Douglas County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 13th day of December 2018.

BOARD OF ASSESSMENT APPEALS

Diane M. DeVries

Diane M. DeVries

Debra A. Baumbach

Debra A. Baumbach

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

Yesenia Araujo

Yesenia Araujo



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**BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO**
1313 Sherman Street, Room 315
Denver, Colorado 80203

Petitioner:

404 414 NOTE ACQUISITION LLC,

v.

Respondent:

**DOUGLAS COUNTY BOARD OF
EQUALIZATION.**

Docket Number: 74817

Schedule No.: R0482730

Attorneys for Respondent:

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STIPULATION (As to Tax Year 2018 Actual Value)

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2018 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

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

Lot 4A, Blk 11 Town of Castle Rock per LLA 2012093484. 0.399 AM/L
RLTD Imps only R0601881

2. The subject property is classified as Commercial property.

3. The County Assessor originally assigned the following actual value on the subject property for tax year 2018:

Land	\$ 417,131
Improvements	<u>\$ 781,192</u>
Total	\$1,198,323

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

Land	\$ 417,131
Improvements	<u>\$ 781,192</u>
Total	\$1,198,323

5. After further review and negotiation, the Petitioner and the Douglas County Board of Equalization agree to the following tax year 2018 actual value for the subject property:

Land	\$417,131
Improvements	<u>\$572,625</u>
Total	\$989,756

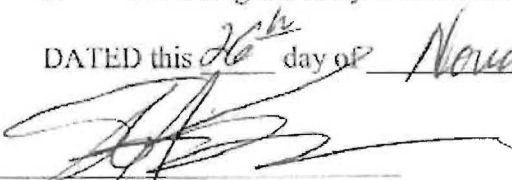
6. Except as otherwise provided herein, the valuations, as established above, shall be binding only with respect to tax year 2018.

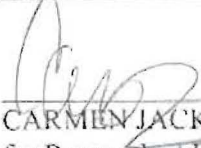
7. Brief narrative as to why the reduction was made:

Review of Pavilion improvement that was purchased by the Castle Rock Downtown Development Authority results in an exemption thus resulting in a reduction in value and equalized with the 2017 order under Docket No. 73989.

8. A hearing has not yet been scheduled before the Board of Assessment Appeals.

DATED this 26th day of November, 2018.


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