

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 75737
Petitioner: BLUEROAD NET LEASE LLC C/O BEST BUY STORES, L.P. v. Respondent: MESA 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.: R057053
Category: Valuation/Protest Appeal Property Type: Commercial
2. Petitioner is protesting the 2019 actual value of the subject property.
3. The parties agreed that the 2019 actual value of the subject property should be reduced to:

Total Value: \$2,695,790
(Reference Attached Stipulation)

4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2019 actual value of the subject property, as set forth above.

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


DATED this 1st day of April 2021.

BOARD OF ASSESSMENT APPEALS



Diane M. DeVries

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



Sondra W. Mercier

Martha Hernandez Sanchez
Martha Hernandez Sanchez



BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO

Docket Number: 75737
Schedule No. R057053

STIPULATION (As to Tax Year 2019 Valuation)

Petitioner:
BLUEROAD NET LEASE LLC c/o BEST BUY STORES, L.P.

vs.

Respondent:
Mesa County Board of Equalization.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2019 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:
585 24 ½ Road, Grand Junction, CO – R057053
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 2019:

\$2,782,000

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

\$2,782,000

5. After further review, Petitioner and County Board of Equalization agree to the following tax year 2019 actual value for the subject property:

\$2,695,790.

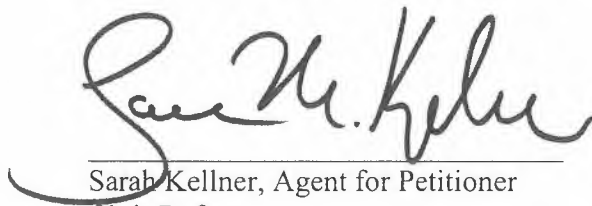
6. The valuation, as established above, shall be binding with respect to tax years 2019 and 2020.

7. Brief narrative as to why the reclassification of the subject property:

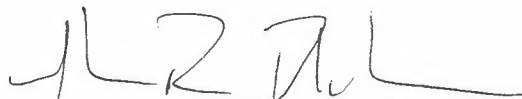
After analyzing cost, market and income, the Assessor has determined that the value needs to be adjusted downward to \$2,695,790.

8. The parties hereby agree that the hearing scheduled in this matter for August 19, 2020, should be vacated.

DATED this 8th day of June, 2020.



Sarah Kellner, Agent for Petitioner
Chris Raftery
Faegre Baker Daniels LLP
1144 15th Street, Suite 3400
Denver, CO 80202-2569



Mesa County Attorney for Respondent
John Rhoads, #44022
Assistant County Attorney
P.O. Box 20,000-5004
Grand Junction, CO 81502-5004
(970) 244-1612



Matthew Kramer, Appraiser
Ken Brownlee
Mesa County Assessor
P.O. Box 20,000-5003
Grand Junction, CO 81502
(970) 244-1624

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BOARD OF ASSESSMENT APPEALS,
STATE OF COLORADO

Docket Number: 75737
Schedule No. R057053

ORDER ON STIPULATION (As to Tax Year 2019 Valuation)

Petitioner:
BLUEROAD NET LEASE LLC c/o BEST BUY STORES, L.P.

vs.

Respondent:
Mesa County Board of Equalization.

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:

585 24 ½ Road, Grand Junction, CO – R057053

Category: Valuation Property Type: Commercial
2. Petitioners are protesting the 2019 actual classification and valuation of the subject property.
3. The parties agree that the 2019 actual value of the subject property should be reduced to \$2,695,790 for reasons discussed in the Stipulation.
4. The Board concurs with the Stipulation.

Docket Number: 75737

ORDER

Respondent is ordered to list the 2019 actual value of the subject property as set forth above.

The County Assessor is directed to change his records accordingly.

The hearing scheduled for August 19, 2020 is hereby vacated.

DATED/MAILED this ___ day of _____, 2020.

BOARD OF ASSESSMENT APPEALS

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

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