

Tax Years	Docket#	Property Owner	Property Address	Reason	Current Value	Stipulated Value
2023/2024	2023BAA4145 & 2024BAA993	PYFR LLC	6000 Greenwood Plaza Boulevard	1.	\$7,923,000	\$7,000,000
2023/2024	2023BAA4146 & 2024BAA1438	1500 Centennial LLC	7200 South Alton Way	1.	\$16,036,000	\$15,150,000
2023/2024	2023BAA4371	Prim Whisper Sky LLC	1755 South Beeler Street	1.	\$67,840,000	\$66,780,000
2023/2024	2023BAA4402 & 2024BAA709	Stephen W & Susan B Rector	7 Village Road	2.	\$8,350,000	\$8,060,000
2023/2024	2023BAA4816 & 2024BAA1429 -	Aurora RY Self Storage LLC	14700 East Otero Avenue	3.	\$10,337,528	\$9,150,000
2023/2024	2023BAA5040	5395 Holdings LLC	5395 Preserve Drive	2.	\$2,844,500	\$2,600,000
2023/2024	2023BAA5060	Scott Pearce	928 South Lima Street	2.	\$522,500	\$414,300
2023/2024	2023BAA5254	HTA - Aurora Hospital, LLC - Healthcare Trust of America	23770 Smoky Hill Road	3.	\$24,385,185	\$15,765,000
2023/2024	2023BAA5367	The Lee Family Trust	7411 South Houston Waring Circle	2.	\$952,800	\$900,000
2023/2024	2023BAA5398 & 2024BAA1157	G&I IX MJW Cherry Creek LLC	4500 Cherry Creek South Drive	1.	\$43,281,000	\$39,218,000
2023/2024	2023BAA5495	Sahag S Topalian	30 Charlou Circle	2.	\$3,049,300	\$2,760,000
2023/2024	2023BAA5725 and 2024BAA1266	Landmark SPE LLC	5345 Landmark Place; 5345 Greenwood Plaza Boulevard; 5375 Landmark Place; 5425 Landmark Place; 5455 Landmark Place; 7600 Landmark	1.	\$48,564,350	\$36,900,000

			Way; 7600 Landmark Way 2			
2023/2024	2023BAA5872 & 2024BAA1270	Property Management Partnership	1100 South Havana Street	3.	\$2,051,950	\$1,941,375
2023/2024	2023BAA5877 & 2024BAA1285	Suncor Energy Sales Inc	2715 South Santa Fe Dr	3.	\$1,800,000	\$1,746,000
2023/2024	2023BAA5878 & 2024BAA1279	Suncor Energy Sales Inc	12098 East Mississippi Avenue	4.	\$1,504,200	\$1,047,900
2023/2024	2023BAA5881 & 2024BAA1282	Suncor Energy Sales Inc	6200 South Santa Fe	3.	\$1,852,900	\$1,561,730
2023/2024	2023BAA6031	Caley Avenue LLC	12577 East Caley Avenue	1.	\$2,099,000	\$1,837,000
2023/2024	2023BAA6032	Kim Sang H	1520 South Florence Way Unit 108	2.	\$362,200	\$350,000
2023/2024	2023BAA6033	South Racine Industrial Park One LLC	6281 South Racine Circle Suite	1.	\$6,992,000	\$6,493,000
2023/2024	2023BAA6201	SZR Orchard AI Propco LLC	5975 South Holly Street	2.	\$15,000,000	\$9,975,562
2023/2024	2024BAA383	Ramakrishna & Smitha Thurimella	16090 East Maplewood Drive	2.	\$1,287,000	\$1,100,000
2023/2024	2024BAA423	Charles Sean Cyriaque	6385 South Ider Way	2.	\$853,600	\$810,000
2021/2022	2024BAA503	Southglenn Property Holdings LLC	6853 South York Street	1.	\$14,376,000	\$13,250,000
2021/2022	2024BAA548	Weingarten Sheridan LLC (Formerly Known as Weingarten Miller Sheridan LLC	River Point at Sheridan shopping center (multiple address on River Point PkwY)	1.	2021 \$57,178,020  2022 \$56,523,980	2021 \$45,000,000  2022 \$45,000,000
2024	2024BAA1024	PDB Sports LTD	13403 Broncos Parkway	5.	\$39,256,273	\$23,900,000

2023/2024	2024BAA1193	104TH Associates	7101 South Fulton St Unit E	1.	\$8,630,000	\$8,440,000
2024	2024BAA1205	K2 Karbon LLC	6885 S. University Blvd	1.	\$3,155,000	\$2,900,000
2024	2024BAA1340	Massey & Company, INC	4590 South Federal Boulevard	2.	\$1,387,000	\$1,250,000
2024	2024BAA1484	Briarwood Acquisition LLC	10731 East Easter Avenue	1.	\$31,905,000	\$26,100,000
2024	2024BAA1526	8586 E Arapahoe Rd LLC	8586 East Arapahoe Road; 8489 East Briarwood Avenue,	1.	\$3,177,962	\$2,949,750
2021/2022	2024BAA2090	Southglenn Property Holdings LLC	6707 South Vine Street	1.	\$14,834,000	\$13,700,000
2021/2022	2024BAA2091	Southglenn Property Holdings LLC	6955 South York Street	1.	\$11,146,000	\$10,500,000

1. Income and sales comparison approaches indicate that adjustment to this value is correct
2. Comparable market sales indicate that adjustment to this value is correct.
3. Cost, income and sales comparison approaches indicate that adjustment to this value is correct.
4. Correction of size of subject improvements in relation to cost, income and sales comparison approaches indicate that adjustment to this value is correct.
5. Reduction in value is necessary to match BAA ordered value on this property for tax year 2023 in Docket 2023BAA3168.