

LB

RECEIVED

Aug 06 2015 11:41 AM EDT

DISTRICT OF COLUMBIA REAL PROPERTY TAX APPEALS COMMISSION (DC RPTAC)

Transaction ID: 57663054

REAL PROPERTY TAX APPEALS COMMISSION
REAL PROPERTY ASSESSMENT APPEAL FORM
TAX YEAR 2016

DISTRICT OF COLUMBIA GOVERNMENT
Real Property Tax Appeals Commission
One Judiciary Square
441 4th Street, N.W. Suite 360N
Washington, D.C. 20001
202-727-6860 (office)
202-727-0392 (fax)

PRINT OR TYPE ALL ITEMS NUMBER 9 APPEALS MUST BE FILED NO LATER THAN 45 DAYS FROM THE DATE OF FIRST LEVEL DECISION (EACH APPEAL MUST INCLUDE 1 ORIGINAL AND 4 COPIES)

1. PETITIONER'S NAME AND MAILING ADDRESS:

Name WILKES ARTIS, CHARTERED
Street 1825 I STREET, N.W.
City SUITE 300
State WASHINGTON, DC Zip 20006

2. NAME AND ADDRESS OF OWNER:

Name ISTITHMAR HOTELS WASHINGTON LLC
Street C/O Capital Hotel Management
City CHM Warnick
548 Cabot Street
State Beverly, MA Zip 01915

FROM YOUR REAL PROPERTY PROPOSED ASSESSMENT NOTICE

3. Square: 225 Suffix: _____ Lot: 803

Type of Property (res., etc.,) HOTEL-LARGE
Class 2
Premises Address* 1434 F STREET, NW
Neighborhood Code 10
Your Estimate of Value \$49,509,659

4. ASSESSED VALUE OF TAX YEARS:

	Last Year <u>2015</u>	Proposed TY <u>2016</u>	First Level Assessment Appeal Decision
Land	<u>\$42,980,000</u>	<u>\$42,980,000</u>	<u>\$42,980,000</u>
Building	<u>\$51,579,300</u>	<u>\$52,652,250</u>	<u>\$52,652,250</u>
Total	<u>\$94,559,300</u>	<u>\$95,632,250</u>	<u>\$95,632,250</u>

ATTACH COPIES OF INFORMATION ON VALUE OF PROPERTY, INCLUDING APPRAISALS, SALES DATA, PICTURES, ETC

5. BASIS OF APPEAL

- (Check appropriate items)
- A. Property Damage or Condition
 - B. Disputed Property Record
 - C. Equalization – (higher or lower than other properties of same size or type)
 - D. Valuation – (more than 5% higher or lower than correct market value)
 - E. Classification Incorrect

6. PROPERTY VALUE INFORMATION

Has property been privately appraised? *
If appraised prior of January 1st, attach a copy with the appeal.
Purchase price of property \$ *
Date of Purchase *

* SEE ATTACHED FORMS FP-421B.

7. STATE THE JUSTIFICATION FOR YOUR APPEAL (Attach additional or supporting documents.)

SEE SCHEDULE "B"

We hereby request that the assessor provide us with a copy of his response to this appeal at least seven days prior to the hearing.

8. DO YOU REQUEST AN APPEARANCE BEFORE THE COMMISSION? (Check one item) A. yes B. no

9. I CERTIFY UNDER PENALTY OF LAW THAT THE INFORMATION PROVIDED IS TRUE, CORRECT AND COMPLETE TO THE BEST OF MY KNOWLEDGE AND BELIEF. Making a false statement as to material facts is punishable by criminal penalties D.C Code Section 22-2514.

Signature of OWNER ATTY: Charles A. Camalier III Home Phone: _____ Office Phone: (202) 457-7800

or AGENT WILKES ARTIS, CHTD. E-mail Address: ccamalier@wilkesartis.com

Fax Phone: (202) 457-7814

Date: 8/14/2015