

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)

RECEIVED

MAR 31 2015

REAL PROPERTY TAX
APPEALS COMMISSION

REAL PROPERTY TAX APPEALS COMMISSION REAL PROPERTY ASSESSMENT APPEAL FORM

TAX YEAR 2015 2nd Half Supp.

PRINT OR TYPE ALL ITEMS NUMBER 1-9. 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 Thomas Branham c/o Mavin F Poer & Co.
Street 2461 S. Clark Street, Suite 610
City Arlington
State Virginia Zip 22202

2. NAME AND ADDRESS OF OWNER:

Name Fort Totten North LLC
Street 4445 Willard Avenue, Suite 400
City Chevy Chase
State Maryland Zip 20815

FROM YOUR "REAL PROPERTY PROPOSED ASSESSMENT NOTICE"

3. Square 3748 Suffix _____ Lot 0052
Type of Property (res., etc.) Multifamily (use code 29)
Class 001 - Residential
Premises Address 300-320 Riggs Road NE
Neighborhood Code 047 - Riggs Park
Your Estimate of Value \$ 76,101,370

4. ASSESSED VALUE OF TAX YEARS:

	Last Year <u>2014</u>	Proposed TY <u>2015</u>	First Level Assessment Appeal Decision
Land	\$ 7,000,000	\$ 16,102,640	\$ 16,102,640
Building	\$ 0	\$ 0	\$ 96,714,850
Total	\$ 7,000,000	\$ 16,102,640	\$ 112,817,490

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? N/A
If appraised prior to January 1st, attach a copy with the appeal.
Purchase Price of Property \$ 7,000,000
Date of Purchase 9/21/2010

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

This appeal is of the 2015 SECOND HALF SUPPLEMENTAL ASSESSMENT, not full year.

Please see attached appeal packet for justification and supporting documents.

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 Thomas Branham / Mavin F. Poer & Co. Home Phone 703-919-6465 Office Phone 703-276-2660
Fax Phone 703-276-2667 E-mail Address thomasbranham@mfpoer.com
Date March 31, 2015