

ATTENTION CITIZENS AND TAXPAYERS OF STANLY COUNTY

PROPERTY TAX LISTING FOR 2017

North Carolina General Statute 105-285 requires that all property subject to ad valorem taxation be listed annually. All persons who, on January 1, 2017, own property subject to taxation must list such property within the listing period which is January 1 - January 31, 2017. Any person who fails to do so will be subject to the penalties prescribed by law. Listing forms will be mailed December 30. Listing forms must be received in the Tax Assessor's Office or post-marked by the US Postal Service by January 31.

Failure to list during January will result in a 10% late listing penalty.

BELOW ARE THE PERSONAL PROPERTY ITEMS WHICH YOU ARE REQUIRED TO LIST ANNUALLY.

- Unregistered (untagged) vehicles and multi-year or permanently tagged vehicles
- Watercraft - boats & boat motors, jet skis, and wave runners
- Dogs
- Personal property singlewide/doublewide mobile homes (normally if the mobile home owner is not the land owner)
- Aircraft
- Business personal property (see below)

Anyone who does not receive a listing form to list any items mentioned above should visit or call the Tax Assessor's Office at 704-986-3626 to request a form. Forms may be downloaded at www.stanlycountync.gov on the Tax Administration – Personal Property page.

Business Personal Property

Business personal property must be listed in the Business Personal Property Office, Courthouse, second floor, Room 218. All business furnishings, equipment, and farm machinery that are used to produce an income, multi-year tagged and permanently tagged vehicles must be listed annually in January. Call 704-986-3628 for more information. An extension for the listing of business personal property may be requested in writing prior to close of the regular listing period on January 31; applicant must show "good cause." All requests received after January 31 will be denied. Once an extension has been granted, the listing form must be received or postmarked no later than April 1. Direct your extension requests to Ali Freeman, 201 South Second Street, Albemarle, NC 28001.

Tax Exclusion for Elderly or Totally and Permanently Disabled

An exclusion of up to \$25,000 or 50% of the appraised value of a permanent residence is available for property owners who are at least 65 years of age or totally and permanently disabled on January 1, 2017. A qualified owner's 2016 income cannot exceed \$29,500 (joint income for husband and wife). Proof of income and proof of disability (if you're disabled and not yet 65 years of age) must be submitted with the application. Applications and disability forms are available in the Personal Property Listing Office and online at www.stanlycountync.gov on the Tax Administration – Property Tax Relief page. Application must be filed by June 1. If you currently receive the exclusion, you need not reapply. Appointments may be scheduled February – June 1 for assistance in completing the application process; call 704-986-3627 to schedule.

Tax Exclusion for Totally and Permanently Disabled Veterans

An exclusion of up to \$45,000 of the appraised value of a permanent residence is available for property owners who qualify. A qualified owner must be 100% disabled due to a service-connected injury or illness, or received benefits for specially adapted housing under 38 USC 2101 for the veteran's permanent residence. A NCDVA-9 form must be completed by the US Department of Veterans Affairs and accompany the application. Form NCDVA-9 and applications are available in the Personal Property Listing Office and online at www.stanlycountync.gov on the Tax Administration – Personal Tax Relief page. Application must be filed by June 1.

Circuit Breaker – Tax Deferment Program

North Carolina offers a deferment of a portion of taxes for property owners who are at least 65 years of age or totally and permanently disabled on January 1, 2017. A qualified owner's 2016 income cannot exceed \$44,250. The applicant must have owned and occupied their permanent residence for the last five years. Deferred taxes become a lien on the property. Applications are available in the Personal Property Listing Office and online at www.stanlycountync.gov on the Tax Administration – Property Tax Relief page. A new application and proof of income must be submitted every year by June 1 to continue receiving this benefit. When there is a disqualifying event, three years deferred tax plus interest will become due.

If you have questions concerning either exclusions or deferment programs, call the tax office at 704-986-3627.

Staff is available to assist with personal property listing at the following location:

Stanly County Courthouse, Second Floor - Personal Property Listing Office

201 South Second Street, Albemarle, NC

8:30 a.m. – 5:00 p.m. Monday – Friday

January 3 – January 31, 2017

Closed January 16 for Dr. Martin Luther King, Jr. Day