2016

# STATE OF NORTH CAROLINA
# COUNTY OF STANLY
# PERSONAL PROPERTY LISTING

2016
(DUE BY JAN. 31)

7828PPL 10/30/15 PMS 348 K

OWNER ID: DISTRICT NO: LISTING NO.

RETURN TO: STANLY COUNTY TAX ASSESSOR, 201 S. 2ND STREET, ALBEMARLE NC 28001 (704) 986-3626

IMPORTANT - Please make sure we have your correct mailing address.

(A)

| (B) Personal Data | |
|---|---|
| Name: | (Home Ph.) |
| Employer | (Bus Ph.) |
| Employer Address | |
| Birth Date | |
| Spouse: | (Home Ph.) |
| Employer | (Bus Ph.) |
| Employer Address | |
| Birth Date | |

**(C) REAL ESTATE IMPROVEMENTS:** STANLY COUNTY IS ON A PERMANENT LISTING SYSTEM FOR REAL ESTATE. YOU DO NOT HAVE TO LIST REAL ESTATE ON AN ANNUAL BASIS. However, real estate owners are required to list taxable additions or improvements to real property. Such improvements may include but are not limited to: building a deck, finishing a basement, adding a porch, building a carport, garage, barn, fishing/boating pier or dock, or storage building. Failure to report improvements may result in additional taxes and penalties.

## REAL PROPERTY IMPROVEMENTS:

Please describe improvements made to real property since January 1 of last year: _____

Percent complete as of January 1 of this year_____% Cost $ _____

Property location road name: _____

**IMPORTANT>>>>>>>>>>>>>> PLEASE SEE OTHER SIDE OF THIS LISTING FORM FOR IMPORTANT INFORMATION.**

New construction information - Please check appropriate boxes

New House _____ Garage_____ Storage_____ Other_____ Finished Basement - 1/4_____ 1/2_____3/4_____ Full_____

Central Heat _____ Central Air Conditioning _____ Swimming Pool _____

Have any structures been destroyed since January 1 of last year? Yes _____ No _____ If so, which ones _____

**(D)** **List below** all personal property mobile homes, boats and motors, jet skis, aircraft, all unregistered (untagged) and multiyear / permanent tagged automobiles, trucks, trailers, campers, motor homes and motorcycles. **Do not list** motor vehicles with a current annual North Carolina tag and registration. Shown below is the personal property on your record. **Add any additional items owned as of January 1st and correct / add missing information to items shown. Mark through any personal property not owned January 1st and indicate if sold, traded, given away, etc. Provide new owner's name, address and copy of bill of sale.**

| ITEM | YEAR | MAKE | MODEL / STYLE / HP | VIN / REGISTRATION NUMBER | SIZE W / L | PURCHASE COST | PURCHASE YEAR |
|---|---|---|---|---|---|---|---|
| 1 | | | | | | | |
| 2 | | | | | | | |
| 3 | | | | | | | |
| 4 | | | | | | | |
| 5 | | | | | | | |
| 6 | | | | | | | |
| 7 | | | | | | | |
| 8 | | | | | | | |
| 9 | | | | | | | |
| 10 | | | | | | | |
| 11 | | | | | | | |
| 12 | | | | | | | |
| 13 | | | | | | | |

**Please provide the physical address of the property listed above:**

**Address** _____ **City**_____

**(E) List below the number of dogs you own. Identification tags will be issued for each dog.**

**Number of dogs:** _____

| TAX OFFICE USE ONLY |
|---|
| TOTAL PERSONAL PROPERTY VALUE |
| LESS AGE OR DISABILITY EXCLUSION |
| TOTAL PERSONAL PROPERTY TAX VALUE |
| LATE LIST |

**TO AVOID LATE LISTING PENALTY, PLEASE COMPLETE AND RETURN NO LATER THAN JANUARY 31, 2016**
**THIS FORM MUST BE FILED EACH YEAR.**

**(F) AFFIRMATION: UNDER PENALTIES PRESCRIBED BY LAW (N.C.G.S. 105-310) I HEREBY AFFIRM THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS LISTING IS TRUE AND COMPLETE.**

Signature X_____ Owner ____ Agent ____ Date _____

**(G) RENTAL RESIDENTIAL PERSONAL PROPERTY:** IF YOU PROVIDE A STOVE, REFRIGERATOR, WINDOW AIR CONDITIONER, WASHER/DRYER, DISHWASHER, FURNITURE, ETC., YOU **MUST LIST** THE ITEMS ON **A BUSINESS LISTING FORM** AVAILABLE FROM THE TAX OFFICE.

**(H) FARM EQUIPMENT:** IF YOU OWN ANY FARM EQUIPMENT USED TO PRODUCE INCOME, YOU **MUST LIST** IT ON **A BUSINESS LISTING FORM** AVAILABLE FROM THE TAX OFFICE.

**(I) PRESENT USE VALUE:** REAL PROPERTY USED FOR COMMERCIAL PRODUCTION OF INCOME AS AGRICULTURAL, HORTICULTURAL OR FORESTLAND MAY QUALIFY FOR CLASSIFICATION PROVIDED THE PROPERTY MEETS MINIMUM ACREAGE, INCOME AND USAGE REQUIREMENTS. CALL (704) 986-3630 FOR DETAILS.

## General Statute 105-277.1 Property Tax Homestead Exclusion For Elderly Or Disabled Persons

North Carolina excludes from property taxes a portion of the appraised value of a permanent residence owned and occupied by North Carolina residents who are at least 65 years of age or are totally and permanently disabled, and whose income does not exceed $29,500. The amount of the appraised value of the residence that may be excluded from taxation is the greater of twenty-five thousand dollars ($25,000) or fifty percent (50%) of the appraised value of the residence and up to one (1) acre of land. Income means all monies received from every source other than gifts or inheritances received from a spouse, lineal ancestor, or lineal descendant.

If you received this exclusion last year, you do not need to apply again unless you have changed your permanent residence. If you received the exclusion last year but the property no longer qualifies for any reason, please notify the assessor. Failure to notify the assessor that the property no longer qualifies for the exclusion may cause the property to be subject to discovery with penalties and interest pursuant to G.S. 105-312.

If you did not receive the exclusion last year, but are now eligible, you may obtain an application from the Stanly County Tax Office. Applications are also available online at **www.stanlycountync.gov** It must be filed with the county assessor by **June 1**.

## General Statute 105-277.1B Property Tax Homestead Circuit Breaker Deferment

North Carolina defers a portion of the property taxes on the appraised value of a permanent residence and up to one (1) acre of land owned and occupied by a North Carolina resident who has owned the residence for five consecutive years and occupied the property at least five years, is at least 65 years of age or is totally and permanently disabled, and whose income does not exceed $44,250. If the owner's income is $29,500 or less, then the portion of property taxes imposed on the residence that exceeds 4% of the owner's income may be deferred. If the owner's income is more than $29,500 but less than or equal to $44,250, then the portion of the property taxes on the residence that exceeds 5% of the owner's income may be deferred.

The deferred taxes become a lien on the residence and the most recent three years of deferred taxes preceding a disqualifying event become due with interest upon one of the following disqualifying events: 1) the owner transfers the residence; 2) the owner dies; or 3) the owner ceases to use the property as a permanent residence. Multiple owners of a permanent residence must all qualify for the circuit breaker before a deferment of taxes will be allowed.

You must apply for the opportunity to defer property taxes each and every year that you wish to defer taxes. The application may be obtained from the Stanly County Tax Office or online at **www.stanlycountync.gov** and must be filed with the county assessor by **June 1.**

Note: An owner who qualifies for both the property tax homestead exclusion and the property tax homestead circuit breaker may elect to take only one of these forms of property tax relief.

## General Statute 105-277.1C Disabled Veterans Exclusion

This program excludes the first forty-five thousand dollars ($45,000) of the appraised value of a permanent residence and up to one (1) acre of land owned and occupied by a North Carolina resident, who is an honorably discharged disabled veteran. This benefit is also available to a surviving spouse (who has not remarried) of either (1) an honorably discharged disabled veteran, (2) an honorably discharged veteran who died as a result of a service-connected condition, or (3) a service member who died from a service-connected condition in the line of duty and not as a result of willful misconduct. The disability must be a permanent total disability that is service-connected or the veteran must receive benefits for specially adapted housing under 38 U.S.C. 2101.

A disabled veteran who has a permanent total disability that is service-connected must provide a Veteran's Disability Certification (Form NCDVA-9) from the VA.

A disabled veteran who has received benefits for specially adapted housing under 38 U.S.C. 2101 must show proof from the VA of the benefits received under the program (Form NCDVA-9).

An unmarried surviving spouse of an honorably discharged disabled veteran must provide proof that the deceased spouse met all the requirements at the time of death (Form NCDVA-9).

Applications are available in our office or online at **www.stanlycountync.gov** and must be filed with the county assessor by **June 1.**

**REMINDER: DUE BY JANUARY 31**

- Mail this completed form to the Stanly County Tax Assessor, 201 S. 2nd St., Albemarle N.C. 28001 or hand deliver to the Stanly County Tax Office located in the Courthouse, 2nd Floor, 201 S. 2nd St., Albemarle.
- Listing submitted by mail shall be deemed to be filed as of the date shown on the postmark affixed by the U.S. Postal Service. If no date is shown on the postmark or if the postmark is not affixed by the U.S. Postal Service (for instance your own postage meter), the listing shall be deemed to be filed when received in the tax office.
- If you have any questions, please call (704) 986-3626.

# 2016 INSTRUCTIONS FOR FILING STANLY COUNTY INDIVIDUAL PROPERTY TAX LISTING

Please complete this form and return it to the STANLY COUNTY TAX OFFICE
by **January 31, 2016** to avoid a mandatory 10% listing penalty.

If you need assistance with this form, please contact the Stanly County Tax Office at (704) 986-3626 or visit our office located at 201 South 2nd Street, 2nd Floor, Albemarle, NC between the hours of 8:30 AM and 5:00 PM, Monday – Friday.

Stanly County is on a permanent real estate listing system. Real estate property owners are no longer required to list their land and buildings on an annual basis, but any improvements made to the property must be listed in January, along with all types of personal property. Failure to report such property will result in a late listing penalty equal to 10% of the amount of the tax.

## TYPES OF PROPERTY THAT MUST BE LISTED

A permanent listing system does not affect the listing of personal property. All motor vehicles with a current annual North Carolina tag and registration are not to be listed. However, any unregistered or multi-year/permanently tagged vehicles and trailers, along with watercraft and motors, personal property manufactured housing, aircraft, business equipment and farm equipment must be listed annually. Listing forms will be mailed to taxpayers who reported these types of assets the previous year.

IT IS STILL THE DUTY OF REAL PROPERTY OWNERS TO REPORT ANY IMPROVEMENTS MADE TO REAL PROPERTY. Such improvements may include but are not limited to: building a deck, finishing a basement, adding a porch, carport, garage, barn, pier or dock, or storage building. Failure to report these improvements may result in penalties. Routine repairs and maintenance such as painting, replacing carpet, roof repairs, replacement of fixtures, and other similar improvements need not be reported.

PLEASE REPORT ANY STRUCTURES WHICH HAVE BEEN REMOVED OR DESTROYED SINCE LAST JANUARY 1ST.

A. Verify your name and mailing address, making corrections as needed.
B. Complete the personal data section.
C. Note any real estate changes made since January 1, 2015.
D. Review the preprinted property listed and assessed last year and make necessary changes reflective as of JANUARY 1, 2016. Add any missing information and additional items owned as of January 1st. Provide the physical address of the property.
E. List number of dogs that you own.
F. Read, sign & date the affirmation as owner. Unsigned forms will be returned for signature, subjecting them to possible late listing penalties.
G. Personal property inside apartments and houses is taxable if used for the production of income and must be reported on a business listing form. Contact (704) 986-3628 or go to www.stanlycountync.gov if a form is needed.
H. Farm equipment used for the production of income must be reported on a business listing form. Contact (704) 986-3628 or go to www.stanlycountync.gov if a form is needed.
I. Present Use Value Program (G.S. #105-277.3) – Land parcels presently used for agricultural, horticultural, or forestland may be considered for qualification if the application is made during the regular listing period in January, or within thirty days from date of value change. Landowners already receiving this deferment must notify the tax assessor of any changes in (1) USE, (2) ACREAGE, or (3) OWNERSHIP to avoid penalties. Call (704) 986-3630 if you have questions.

**SEE THE BACK OF THE PERSONAL PROPERTY LISTING FORM FOR INFORMATION CONCERNING THE PROPERTY TAX HOMESTEAD EXCLUSION FOR THE ELDERLY OR DISABLED, THE CIRCUIT BREAKER DEFERMENT, AND THE DISABLED VETERANS EXCLUSION.**

## GENERAL INFORMATION

- North Carolina state law requires all property be assessed at 100% of true market value as of January 1st.
- All taxable personal property, except vehicles with a current annual NC tag & registration, must be listed each year in January.
- Listing forms submitted by mail will be considered filed as of the date shown on the postmark affixed by the U S Postal Service. If no postmark is shown, the listing will be considered filed when received by the tax office.
- Audits of selected individual and business property records will be conducted routinely to ensure listing compliance and promote equity among taxpayers in Stanly County.
- Any individual who willfully makes and subscribes an abstract listing required by Subchapter II, which he does not believe to be true and correct as to every material matter, shall be guilty of a Class 2 misdemeanor, punishable by a fine not to exceed $1,000 and/or imprisonment up to 60 days.