

Reminder! File your Homeowner's Exemption

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Overview :

The tax reduction is termed a 'Homeowners Exemption' which is granted to individuals who live in the home they own as their 'primary residence'. If you file for a Homeowners Exemption, \$125,000 (up to 50% of value) will be reduced from your county assessed value. This exemption will be granted each subsequent year you own and occupy the home.

Example 1: \$400,000 assessed value - \$125,000 exemption = \$275,000 taxable value

Example 2: \$200,000 assessed value - 50% exemption = \$100,000 taxable value

How to Apply:

Attached is a copy of the Homeowners Exemption form that must be completed and **submitted directly to the county assessor's office.**

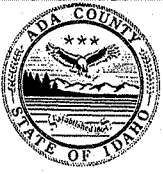
You may hand-deliver, mail, fax, or complete electronically at assessormail@adacounty.gov.

We highly recommend that you submit the form within **two weeks** of your purchase closing. This provides the county adequate time to file the Exemption prior to issuing your next tax bill.

Note: Idaho is a non-disclosure state meaning you do not need to provide the purchase price of your property on the Homeowners Exemption form.

You will not receive notification of acceptance from the county. You'll need to closely review your annual assessment notice to ensure the taxable value accounts for the Homeowners Exemption.

If you have any questions, please feel free to reach out to TitleOne or your Real Estate Agent for additional information.



ADA COUNTY ASSESSOR
Transaction Verification/ Homestead
Exemption Application

**PLEASE HAND-DELIVER, MAIL
OR FAX SIGNED COPY TO**

Ada County Assessor's Office
190 E. Front St., Ste 107, Boise, ID 83702
For more information please contact:
Phone (208) 287-7200 Fax (208) 287-7209
assessormail@adacounty.id.gov

PLEASE PRINT OR TYPE IN BLACK INK

Owner(s) of Record: _____

Mailing Address: _____

City, State: _____

Zip _____

Property Address: _____

City: _____

PARCEL #

Transaction Verification

- Type of property purchased: Bare land only Residence Manufactured Home
- If your purchase was a Manufactured Home, was land included in the purchase? Yes No
- TOTAL PURCHASE PRICE** of this property \$ _____
*Disclosure of purchase price is not required to qualify for the Homestead Exemption
- Date property was purchased (Mo/Day/Yr) ____/____/____
- Date property was occupied (Mo/Day/Yr) ____/____/____
- Type of sale or activity: a typical home purchase to refinance property
 a transfer between relatives forced sale (e.g., in lieu of foreclosure, by a court order, etc.)
 a transfer of convenience (i.e., Quit Claim deed, create a life estate, name change, etc.)
- Are you the first occupant of this dwelling? Yes No
- Comments _____

Signature _____

Date _____

Phone Number _____

Homestead Exemption Eligibility Declaration

To qualify for a HOMESTEAD EXEMPTION in the current year, Idaho Code §63-602G, **this property must serve as your primary dwelling, you must apply and have occupied the dwelling before December 31st.** Applications received after the deadline will be considered for the next tax year. Applications received after April 15th*, on properties without an existing homestead exemption in the current assessment year, that are not newly constructed and occupied, shall have their exemption value pro-rated on a quarterly basis. (1/1-4/15*: 100%, 4/16-6/30: 75% ,7/1-9/30: 50%, 10/1-12/31: 25%) *Please note if April 15 is a weekend or a certain holiday recognized by the internal revenue service, such claims shall be considered timely filed if filed on the next business day.

- Previous Address _____
- Previous County _____
- Is an exemption claimed at this address? _____
- Is there a co-signer on your loan?
If yes, Affidavit of Possessory & Security Interests is required to obtain full exemption. Yes No
- Is this property held in title by a Trust? (Other than deed of trust)
If yes, Affidavit Regarding Residence of Trust is required to obtain exemption. Yes No

By signing this application, I certify to the Ada County Assessor that I meet all the following requirements to qualify for the Homestead Exemption: 1) I am a resident of Idaho. 2) I own or am purchasing under contract, and I occupy as my primary dwelling the property herein described. 3) I have not made application for Homeowner's Exemption on any other previously mentioned property in the state of Idaho, and 4) The information I have provided is true and correct.

ALL OWNERS CLAIMING THE EXEMPTION MUST SIGN

_____/_____/_____
Owner/Occupant Signature Date Owner/Occupant Signature Date

Pursuant to Idaho Code 63-602G(5) upon discover of evidence indicating the existence of an improperly claimed Homestead Exemption, the Assessor must assess a recovery of property taxes, plus costs, late charges, and interest.

A receipt of this form is available upon request

Transaction Verification

Our records indicate there has been recent activity regarding the ownership of this property. The purpose of this letter is to request information or verify any changes created by your recent deed or title change. The Assessor's office uses this information, including the purchase price, for statistical purposes to ensure the highest standards for maintaining the integrity and accuracy of your property values. We sincerely appreciate your co-operation.

Homeowner's Exemption

Changes in ownership often affect the Homeowner's Exemption. If this property is your **primary dwelling place** and you have not already filed for the exemption within the last thirty (30) days, you should complete and sign this form and submit it to the Ada County Assessor.

Unless subject to a homestead exemption recovery case, exemptions shall not be removed within the current assessment year so long as the property/owner(s) met the qualification requirements for the Homestead Exemption on Jan 1st of that year, unless said property owner(s) were to apply and qualify for an exemption on a different property by the second Monday in July within the same assessment year.

Mailing Information

If you own other property in Ada County, we would appreciate the opportunity to update your mailing address for all of your properties. This will assist us in maintaining a current record, so that assessment notices and other correspondence can be distributed in a timely manner.

Property Information

Please Include Street Address And City

Parcel Number	Physical Property Address

Mailing Address

If you want the mailing address to be something other than what appears on the enclosed form, please tell us here.

Name	
Street Address, Unit or Space # or PO Box	City and State/Zip Code
Daytime Telephone Number	