

FISCAL YEAR BEGINS JULY 1

IMPORTANT PROPERTY TAX DATES

The following schedule is intended to serve as a general guide to property owners. Please note that the list below includes only the more significant dates and does not include all items or activities in the regular, property tax-fiscal year cycle from July 1 to June 30.

July 1	Delinquent secured property taxes from the prior fiscal year default and start accruing penalties.
August	Delinquent secured property tax notices from the prior fiscal year are typically mailed out.
August 31	Unsecured property taxes are due (late payments incur penalty plus fees).
September to October	Secured Property Tax bills are mailed out and can be found online at the County Tax Assessors website.
November	Liens are filed for all delinquent (collection fee plus a penalty may be added to the outstanding amount due, check with County for amounts).
November 1	First Installment of Secured Property Taxes are due
December 10	Last day to pay First Installment of Secured Property Taxes (late payments incur penalty).
January 1	Lien date for Secured and Unsecured Property Taxes, (Delinquent notices for unpaid First Installment Secured Property Taxes are typically mailed out).
February 1	Second Installment of Secured Property Taxes are due
April 10	Last day to pay Second Installment of Secured Property Taxes (late payments incur a 10% penalty plus a collection fee).
May	Delinquent notices for any unpaid First and Second Installment Secured Property Taxes are mailed out
June 30	Usually the last day to start a payment plan for delinquent Secured Property Taxes that have at least one installment delinquent for over five years and are eligible to start a payment plan. CHECK with the County!
All Year	New Owner Secured Property Tax bills (after ownership of parcel changes) are mailed year-round as updates are received from the Office of the Assessor. Supplemental Property Tax bills are mailed two to four times during the year.

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HINT FOR REMEMBERING SECURED PROPERTY TAX DUE DATES:

NO DARN FOOLING AROUND!

N.D.F.A (Nov -due . Dec -delinquent . Feb -due . Apr -delinquent)

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