

**HOMEOWNERS' ASSOCIATION
APPLICATION FOR SPECIAL VALUATION**

**SPARTANBURG COUNTY ASSESSOR'S OFFICE
366 North Church Street
P.O. Box 5762
Spartanburg, S.C. 29304-5762
Office Phone (864) 596-2544 Fax (864) 596-2940**

In 1996, the General Assembly amended the code of laws for South Carolina by adding section 12-43-227. This addition along with the amendments to section 12-43-230 prescribes the method for valuing Homeowners' Association property as well as defining a Homeowners' Association. The following information must be furnished to the County Assessor to determine if the organization meets the requirements of this special valuation legislation and what qualified income should be capitalized into the taxable value.

1. Name, Address of Homeowners' Association per deed:

Total land owned by the Association Acres: _____ Lots: _____ Total Number of Buildings _____

2. GROSS RECEIPTS FROM PRIOR YEAR: \$ _____
(Do not include dues, fees, or assessments from the members or the developers' contribution to the operation of the Homeowners' Association.) List sources on a separate sheet.

3. Please furnish a copy of the bylaws of the Homeowners' Association.

4. Name and position of Homeowners' Association Officers.

1. _____ 2. _____

3. _____ 4. _____

5. Property Location: _____

Tax Map Number: _____

6. Name, Address, and Telephone number of the person filing this document:

Signature: _____ Date: _____

Application must be received by the County Assessor before January 15 (1st penalty date) for the prior tax year.
Failure to apply constitutes a waiver of special valuation for that year.