

COUNTY: 79 - TIPPECANOE

SPRING INSTALLMENT REMITTANCE COUPON

PARCEL NUMBER 79-06-04-200-002.000-022	(COUNTY / DUPLICATE) NUMBER 79-06-04-200-002.000-022	TAX YEAR 2019 Payable 2020	Late Payment Penalty: 5% penalty after May 11, 2020, if there is no delinquent amount; 10% penalty for previous delinquency or if payment is made after June 10, 2020.
TAXING UNIT NAME 022-WABASH TOWNSHIP-TSC	LEGAL DESCRIPTION PT NE SEC 4 TWP 23 R5 21.14 A		

+00079201905264258861

TOTAL AMOUNT DUE by May 11, 2020:	\$5,329.27
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+00079201905264258861

CANDLELIGHT DEVELOPMENT CORPORATION
 10 CANDLELIGHT PLAZA
 WEST LAFAYETTE, IN 47906

765-423-9273
 Pay online at: beacon.schneidercorp.com

Remit Payment and Make Check Payable to:
 TIPPECANOE COUNTY TREASURER
 20 N 3rd ST
 LAFAYETTE, IN 47901

COUNTY: 79 - TIPPECANOE

FALL INSTALLMENT REMITTANCE COUPON

PARCEL NUMBER 79-06-04-200-002.000-022	(COUNTY / DUPLICATE) NUMBER 79-06-04-200-002.000-022	TAX YEAR 2019 Payable 2020	Late Payment Penalty: 5% penalty after November 10, 2020, if there is no delinquent amount; 10% penalty for previous delinquency or if payment is made after December 10, 2020.
TAXING UNIT NAME 022-WABASH TOWNSHIP-TSC	LEGAL DESCRIPTION PT NE SEC 4 TWP 23 R5 21.14 A		

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TOTAL AMOUNT DUE by November 10, 2020:	\$5,329.27
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+00079201905264258862

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COUNTY: 79 - TIPPECANOE

TAXPAYER'S COPY - KEEP FOR YOUR RECORDS

PARCEL NUMBER 79-06-04-200-002.000-022	(COUNTY / DUPLICATE) NUMBER 79-06-04-200-002.000-022	TAX YEAR 2019 Payable 2020	DUE DATES SPRING - May 11, 2020 FALL - November 10, 2020
TAXING UNIT NAME 022-WABASH TOWNSHIP-TSC	LEGAL DESCRIPTION PT NE SEC 4 TWP 23 R5 21.14 A		

PROPERTY ADDRESS 10 CANDLELIGHT PLZ WEST LAFAYETTE IN 47906	
PROPERTY TYPE Real Property	TOWNSHIP Wabash Township
ACRES 21.14	COUNTY SPECIFIC RATE / CREDIT 1% PTR-12.8405
COUNTY SPECIFIC RATE / CREDIT	COUNTY SPECIFIC RATE / CREDIT

DATE OF STATEMENT: 3/18/2020

TOTAL CHARGES	SPRING TOTAL	FALL TOTAL
Tax	\$5,329.27	\$5,329.27
Other Assessment (OA)	\$0.00	\$0.00
Delinquent Tax	\$0.00	\$0.00
Delinquent Penalty	\$0.00	\$0.00
Delinquent OA Tax	\$0.00	\$0.00
Delinquent OA Penalty	\$0.00	\$0.00
Fees	\$0.00	\$0.00
(County Specific Charge)	\$0.00	\$0.00
(County Specific Charge)	\$0.00	\$0.00
Payment Made	\$0.00	\$0.00

CANDLELIGHT DEVELOPMENT CORPORATION
 10 CANDLELIGHT PLAZA
 WEST LAFAYETTE, IN 47906

Total Amount Due **\$5,329.27** **\$5,329.27**

Update your mailing address by completing and returning the form below.

Address Change: (Please print using blue or black ink.)

Mailing Addressee: _____

New Mailing Address: _____

City: _____ State: _____ Zip Code: _____

Phone Number: _____

Signed (by property owner): _____

Update your mailing address by completing and returning the form below.

Address Change: (Please print using blue or black ink.)

Mailing Addressee: _____

New Mailing Address: _____

City: _____ State: _____ Zip Code: _____

Phone Number: _____

Signed (by property owner): _____

FOR YOUR RECORDS

FIRST INSTALLMENT

Check Number	Date Sent	Amount

SECOND INSTALLMENT

Check Number	Date Sent	Amount

SPECIAL MESSAGE TO PROPERTY OWNER

Property taxes are constitutionally capped at 1% of property values for homesteads (owner-occupied), 2% for other residential property and farmland, and 3% for all other property. Please note that local government unit annual budget notices are now available online at www.budgetnotices.in.gov. Additional information for how to read your current tax bill can be located online at www.in.gov/dlgf/8527.htm.

TAXPAYER AND PROPERTY INFORMATION

Taxpayer Name	Address	Date of Notice	Parcel Number	Taxing District
CANDLELIGHT DEVELOPMENT	10 CANDLELIGHT PLZ WEST LAFAYETTE IN 47906	03/14/2020	79-06-04-200-002.000-022	022-WABASH TOWNSHIP-TSC

Spring installment due on or before May 11, 2020 and Fall installment due on or before November 10, 2020.

TABLE 1: SUMMARY OF YOUR TAXES

ASSESSED VALUE AND TAX SUMMARY	2018 pay 2019	2019 pay 2020
1a. Gross assessed value of homestead property	\$ 0	\$ 0
1b. Gross assessed value of other residential property and farmland	\$ 496,800	\$ 506,300
1c. Gross assessed value of all other property, including personal property	\$ 216,300	\$ 220,600
2. Equals total gross assessed value of property	\$ 713,100	\$ 726,900
2a. Minus deductions (see Table 5 below)	\$ 0	\$ 0
3. Equals subtotal of net assessed value of property	\$ 713,100	\$ 726,900
3a. Multiplied by your local tax rate	\$ 1.4365	\$ 1.4663
4. Equals gross tax liability (see Table 3 below)	\$ 10,243.68	\$ 10,658.54
4a. Minus local property tax credits	\$ 0.00	\$ 0.00
4b. Minus savings due to property tax cap (see Table 2 and footnotes below)	\$ 0.00	\$ 0.00
4c. Minus savings due to over 65 circuit breaker credit	\$ 0.00	\$ 0.00
5. Total property tax liability (see remittance coupon for total amount due)	\$ 10,243.68	\$ 10,658.54

Please see Table 4 for a summary of other charges to this property.

TABLE 2: PROPERTY TAX CAP INFORMATION

Property tax cap (1%, 2%, or 3%, depending upon combination of property types) ¹	\$ 16,425.00	\$ 16,744.00
Upward adjustment due to voter-approved projects and charges (e.g., referendum) ²	\$ 0.00	\$ 0.00
Maximum tax that may be imposed under cap	\$ 16,425.00	\$ 16,744.00

TABLE 3: GROSS PROPERTY TAX DISTRIBUTION AMOUNTS APPLICABLE TO THIS PROPERTY

TAXING AUTHORITY	TAX RATE 2019	TAX RATE 2020	TAX AMOUNT 2019	TAX AMOUNT 2020	TAX DIFFERENCE 2019-2020	PERCENT DIFFERENCE
COUNTY	0.4403	0.4356	\$3,139.78	\$3,166.37	\$26.59	0.85%
TOWNSHIP	0.0736	0.0711	\$524.84	\$516.83	\$(8.01)	(1.53%)
SCHOOL DISTRICT	0.8562	0.8933	\$6,105.56	\$6,493.40	\$387.84	6.35%
CITY	0.0000	0.0000	\$0.00	\$0.00	\$0.00	0.00%
LIBRARY	0.0633	0.0633	\$451.39	\$460.13	\$8.74	1.94%
TAX INCREMENT	0.0000	0.0000	\$0.00	\$0.00	\$0.00	0.00%
SPECIAL DISTRICT	0.0031	0.0030	\$22.11	\$21.81	\$(0.30)	(1.36%)
TOTAL	1.4365	1.4663	\$10,243.68	\$10,658.54	\$414.86	4.05%

TABLE 4: OTHER CHARGES/ADJUSTMENTS TO THIS PROPERTY

LEVYING AUTHORITY	2019	2020	% Change
TOTAL ADJUSTMENTS	\$0.00	\$0.00	0.0%

TABLE 5: DEDUCTIONS APPLICABLE TO THIS PROPERTY ³

TYPE OF DEDUCTION	2019	2020
Homestead/Standard		
Supplemental Standard		
Mortgage		
Blind/Disabled		
Geothermal		
Over 65		
Veterans		
Abatement		
Enterprise Zone		
Investment		
Other		
TOTAL DEDUCTIONS	\$0	\$0

1. The property tax cap is calculated separately for each class of property owned by the taxpayer.

2. Charges not subject to the property tax caps include property tax levies approved by voters through a referendum. When added to the base property tax cap amount for your property, this creates the effective tax cap. For more information, see the back of this document. Information regarding the referendums proposed during the most recent elections can be located online at www.in.gov/dlgf/8789.htm.

3. If any circumstances have changed that would make you ineligible for a deduction that you have been granted per Table 5 of this tax bill, you must notify the county auditor. If such a change in circumstances has occurred and you have not notified the county auditor, the deduction will be disallowed and you will be liable for taxes and penalties on the amount deducted.

NOTICE OF PROPERTY TAX ASSESSMENTS

Name and Address of Taxpayer - The owner and mailing address of the owner of record as of the date of this notice.
Date of Notice/Due Date - Date that the property tax bill was mailed and the date by which payment must be made in order to avoid late charges.
Property Number (State/Local) - State mandated property number of the taxable real estate and the local parcel number, if applicable.
Taxing District - The number assigned by the Department of Local Government Finance to the taxing district in which this property is located.

TABLE 1: SUMMARY OF YOUR TAXES

Tax Summary - The amounts involved with calculating your real estate property taxes.
Taxes 2018 pay 2019 - The summary of calculations based on tax rates for taxes payable last year.
Taxes 2019 pay 2020 - The summary of calculations based on this year's tax rates.
Tax Relief Credits - Credits are determined annually and are used to reduce property tax bills liabilities applicable to properties in this table.

- **Local Property Tax Credits** - Relief credit generated by the local income tax, which can be used to reduce property tax bills.
- **Over 65 Circuit Breaker Credit** - Credit for a calendar year if homestead qualifies and age, adjusted gross income, homestead assessed value, and other eligibility requirements are met. The credit caps the increase of the homestead property tax liability of credit recipient at two percent (2%).

TABLE 2: PROPERTY TAX CAP INFORMATION

Property Tax Cap - Property may not be taxed above caps prescribed by law, unless voters approve additional taxes. Those caps are 1% for homesteads, 2% for other residential property and farm land, and 3% for all other classes of property. When voters approve additional spending in a referendum, an **adjustment to the cap** is made to reflect the additional expense. This excess revenue is calculated as a separate value and added to the cap figure. This new value is considered your effective property tax cap or the **maximum that may be imposed under the cap**. Taxpayers should note that the circuit breaker cap amount is the combined cap amount for all classes of property applicable to a parcel.

TABLE 3: GROSS PROPERTY TAX DISTRIBUTION AMOUNTS APPLICABLE TO THIS PROPERTY

Taxing Authority - The name of the unit levying the taxes.
Tax Rate 2019 - The tax rate per \$100 of assessed value for this property allocated to each taxing authority for 2019.
Tax Rate 2020 - The tax rate per \$100 of assessed value for this property allocated to each taxing authority for the current year.
Tax Amount 2019 - The amount of taxes for this property allocated to each taxing authority for 2019.
Tax Amount 2020 - The amount of taxes for this property allocated to each taxing authority for the current year.
Tax Difference 2019-2020 - The difference in dollars between current taxes and prior year taxes for each taxing authority.
Percent Difference - The percent change between last year's tax amount and this year's tax amount for each taxing authority.

TABLE 4: OTHER CHARGES / ADJUSTMENTS TO THIS PROPERTY

Levying Authority - The type of additional charge added to your property tax bill such as sewer, ditch or other special assessment.
Amount 2019 - The total amount of other charges added to your tax bill in 2019.
Amount 2020 - The total amount of other charges added to your tax bill for current year.

TABLE 5: DEDUCTIONS APPLICABLE TO THIS PROPERTY

Type of Deduction - No deduction is automatic. All must be applied for with the appropriate office by the applicable due date. Various restrictions apply. For more information, call the county auditor at 765-423-9207 or visit <http://www.tippecanoe.in.gov>. Deductions documented in this bill can include, but are not limited to, the following:

- **Abatement** - Deduction for eligible properties where taxes have been lowered or eliminated, generally through the action of the city council or county council. (IC 6-1.1-12.1)
- **Blind/Disabled** - Deduction for blind or disabled. Must supply proof from a doctor or Social Security awards letter. (IC 6-1.1-12-11, 12)
- **Enterprise Zone** - Deduction for eligible properties located within a designated enterprise zone. (IC 6-1.1-12-40)
- **Geothermal** - Deduction for eligible properties using geothermal devices. (IC 6-1.1-12-34, 35.5)
- **Homestead Standard Deduction** - Deduction for owner-occupied primary residence. (IC 6-1.1-12-37)
- **Supplemental Standard Deduction** - Additional deduction for homesteads after the application of the Homestead Standard Deduction. (IC 6-1.1-12-37.5)
- **Mortgage** - Deduction for mortgaged property for eligible persons. (IC 6-1.1-12-1, 2)
- **Nonprofit** - Exemption for eligible properties. (IC 6-1.1-10).
- **Over 65** - Deduction for individuals over 65 years of age; subject to income, residency, and assessed value limits. (IC 6-1.1-12-9, 10.1)
- **Veterans** - Deduction for disabled veterans. Must supply proof of service, honorable discharge, and disability. (IC 6-1.1-12-13, 14, 15)

Amount 2019 - The amount deducted from your bill in 2019 for each benefit.
Amount 2020 - The amount deducted from your bill this year for each benefit.

Homestead Credits

Tippecanoe County provides local property tax credits pursuant to IC 6-3.6-5. The 1% PTR credit rate as shown in the County Specific Rate/Credit box on the remittance and calculated on line 4a of the statement is .128405, or 12.8405%, for 2020.

Information on the valuation of your property and a copy of the property record card can be obtained from your assessor at 765-423-9255 or <http://www.tippecanoe.in.gov>.

To obtain a review of an assessment, the taxpayer must file an appeal via a Form 130. If the Form 11 is mailed before May 1 of the assessment year, the filing deadline for real property is June 15 of that year. If the Form 11 is mailed after April 30 of the assessment year, the filing deadline for real property is June 15 in the year that the tax statements are mailed. For personal property assessments, the filing deadline is not later than forty-five (45) days after the date on which the county mails the notice under IC 6-1.1-3-20.

NOTE: Failure to file a timely Form 130 can be grounds for dismissal of this appeal. The assessing official who receives an appeal filed by a taxpayer must: (1) immediately forward the notice to the county board; and (2) schedule a preliminary informal meeting with the taxpayer in order to resolve the appeal.

For further instructions on filing an appeal or correction of error, contact your assessor at 765-423-9255.

Please note that the appeal requires relevant evidence of the true tax value of the property as of the assessment date (January 1, 2020, for mobile homes assessed under IC 6-1.1-7 and January 1, 2019, for real property).