



# Are you a new Home Buyer?

## New Home Owners

### How to avoid penalties:

Before purchasing your property and before closing escrow:

- Make sure there are no prior delinquent taxes owing
- Pre-arrange who will pay the installments.

Because 1st installment taxes are due November 1, if you anticipate closing escrow after November 1, make sure the taxes are included and paid through escrow. If not, you may be responsible for paying the 1st installment taxes which will become delinquent after December 10 and penalties will apply.

Because 2nd installment taxes are due February 1, if you anticipate closing escrow after February 1, make sure the taxes are included and paid through escrow. If not, you may be responsible for paying the 2nd installment taxes which will become delinquent after April 10 and penalties will apply.

It is your responsibility to pay your property taxes on time and to find out what taxes are due. Contact our office to find out what is due. **DO NOT WAIT FOR YOUR TAX BILL TO ARRIVE IN THE MAIL.**

When purchasing your new home, you will receive a Homeowner's Exemption Notice from the Assessor-Recorder. You can reduce your taxes by taking advantage of a Homeowner's Exemption; however, the property **MUST** be owner-occupied.

Supplemental Taxes are usually NOT included in escrow. Contact us for your supplemental tax bill obligations.

Supplemental tax bills are mailed to the taxpayer...NOT the mortgage company! **IF YOU GET A SUPPLEMENTAL BILL, DON'T IGNORE IT!**

### After your purchase or new construction:

1. Assessor-Recorder notification of change in value.
2. Treasurer-Tax Collector Supplemental Tax Bill
  - a. The new value will appear on the regular secured tax bill in the fiscal year after your purchase.



## Contact Us

### TREASURER-TAX COLLECTOR (661) 868-3490

- General Tax Information
- Request a tax bill
- Get information on prior year taxes
- Get information on tax defaulted property sales

Pay your taxes online at [www.kcttc.co.kern.ca.us](http://www.kcttc.co.kern.ca.us)

You can also get general tax information and payment history and status online at: [www.kcttc.co.kern.ca.us](http://www.kcttc.co.kern.ca.us)

### ASSESSOR-RECORDER (661) 868-3485

- Ownership Questions
- Property Values
- Exemptions: Homeowner, Veteran Charitable Organization, etc.
- Change the Mailing Address on a tax bill
- Reassessment Exclusions: (County residents only) Family members and Over Age 55