

## How to Estimate your Real Property Taxes

1. Find your current assessment on the most current Final Assessment Roll for your municipality. Make note of your Fire and Lighting District code(s).
2. Determine the tax rate by reviewing the Tax Rate charts available on our main page.
3. Fill in your amounts on this spreadsheet to determine an estimation of your true taxes.\*

Taxing Entity 	School	Town and County <sup>3</sup>	Village <sup>1</sup>
A. Total Assessed Value			
B. Tax Rate <sup>2</sup>			
C. Taxes Due $= (A/1000) \times B$			

\*Using the most currently published assessments and tax rates will give the most accurate results. True Tax amount is the total tax amount due **without** any exemption deductions.

(1) Waverly Village property assessments must be determined by consulting the Waverly Village Assessment Roll. All other village use the same assessed value as the Town they are in.

(2) Use the Consolidated Rate amounts from the Tax Rate Charts.

(3) **Owego Water and Sewer District** taxes are billed per unit **and if applicable** would need to be **added** to the Town & County tax amount.

For information on the **Exemptions** you may qualify for in your municipality please contact your assessor.

**If your assessment is correct and you feel that your taxes are still too high – please contact your local town & school representatives.**

***Your local assessor is not involved in the levy, extension, collection or enforcement of local real property taxes.***



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