

REAL ESTATE MARKET VALUE APPEAL FOR TAX YEAR 2013

FILING DEADLINE: No later than the first Monday of October or 30 days from the date of the assessment notice.

DO NOT FAX THIS APPLICATION TO OUR OFFICE.
USE A SEPARATE FORM FOR EACH ACCOUNT APPEALED

Property Address Appealed:

OPA Account Number:

Owner(s) Name: _____ Telephone (daytime): _____

Owner's Mailing Address: _____

City, State & Zip Code: _____

Email Address: _____

SELECT ONE OPTION

I request an **oral** hearing. I **will attend** a public hearing before the Board. If I do not appear, my appeal will be dismissed.

I request a **non-oral** hearing. I **will not attend** a public hearing before the Board (attach documentation to support your appeal).

I believe that the market value of this property is \$_____. I base my opinion on the following reason(s).

Overvaluation Non-Uniformity Common Level Ratio Other

Through my signature below, I affirm that I am the owner or the appointed representative of the owner and that all of the information supplied is true and accurate to the best of my knowledge.

Signature of Owner or Representative

Date

As appointed representative for the owner of the property described above, I affirm that:

(1) a signed power of attorney is attached to this form; and (2) I possess a current, valid business privilege tax number issued by the City of Philadelphia.

Representative's Name (Please Print)

Daytime Telephone Number

Company/Firm

E-mail Address

Mailing Address

City

State

Zip Code

Business Privilege Tax Number

FOR OFFICE USE ONLY

Date Received

NOTE: YOU WILL BE NOTIFIED IN WRITING OF THE HEARING DATE AT WHICH TIME YOU MAY APPEAR TO PRESENT EVIDENCE TO SUPPORT YOUR OPINION OF VALUE. YOU MAY SUBMIT WITH THIS APPLICATION ANY ADDITIONAL MATERIAL TO SUPPORT YOUR APPEAL.

PLEASE RETURN THIS APPLICATION TO OUR NEW OFFICE:

**BOARD OF REVISION OF TAXES
CURTIS CENTER, 3RD FLOOR
601 WALNUT STREET / SUITE 325 EAST
PHILADELPHIA, PA 19106**

INCOME PRODUCING PROPERTIES: Complete the income and expense statement on the reverse side of this form. You may also attach your own statements.

PROPERTY CHARACTERISTICS

For Income Producing Properties ONLY

Property Use:

Single Family (one dwelling unit)

Number of Bedrooms _____

Number of Bathrooms _____

Full _____ Half _____

Multi-Family (two or more apartments)

Number of 1 Bedrooms _____

Number of 2 Bedrooms _____

Number of 3 Bedrooms _____

Number of 4 Bedrooms _____

Office Space or Store

Square feet of Office _____

Square feet of Store _____

Wireless Communication Site or Billboard(s)

Other _____

Vacancies:

Are any of the units vacant? Yes No

If yes, how many units? _____

If Office or Store, how many square feet? _____

Approximate Building Size in Square Feet _____
(Based on outside perimeter measurement multiplied by number of stories)

Land Area in Square Feet _____

Number of Stories _____
(Use .5 for half stories)

Is this a Split Level Dwelling?

Yes No

Approximate Age of Building: _____ Years

Central Air Conditioning?

Yes No

Exterior Condition (check one)

New Construction (built in last 5 years)

New Rehabilitated

Above Average

Average

Below Average

Vacant (habitable but empty)

Sealed

Structurally Compromised (unsafe to enter premises)

Garage and Off-Street Parking:

Attached Garage (shares part of any side of the house)

Detached Garage (entirely separate from house)

Surface Parking _____ Number of spaces

PROPERTY CHARACTERISTICS

Note: Real Estate Taxes, Income Taxes, Depreciation, Mortgage payments, Officer's salaries and business expense should not be included below.

INCOME	2010	2011	2012	MORTGAGE: AMOUNT \$
Annual Rentals (Number of Units: _____)				DATE
Parking & Reimbursements				RATE %
EXPENSES				APPRAISAL VALUE \$
Water & Sewer Rents				CAPITALIZATION RATE: %
Utilities & Heating Cost				ADDITIONAL EXPENSES:
Insurance - Yearly Premium				TYPE EXPENSE AMOUNT
Trash/Snow Removal/Cleaning				
Management Fees				
Professional Fees				
Repairs & Maintenance				
TOTAL EXPENSES (Do not include real estate tax)				
NET INCOME TO PROPERTY				