

TAX ASSESSOR'S REPORT

Richard A. Levesque, Jr.

The Assessor's Office is responsible for the valuation and record of 2352 accounts in the Town of Fort Fairfield. The value of the property in Fort Fairfield as of April 1, 2006 breakdown as follows:

Real	\$143,839,500
Personal	<u>24,147,540</u>
Total Valuation	\$167,987,040
Exempt	<u>34,690,500</u>
Net Taxable Valuation	\$133,296,540

The mil rate for April 1, 2006 was set at .02245 and will provide \$2,992,507 total dollars. Tax dollars will be used as follows for the 2006-2007 tax year:

County Tax	\$174,120	5.82%
Municipal Appropriation	992,942	33.18%
SAD #20	<u>1,825,445</u>	<u>61.00%</u>
Total Commitment	\$2,992,507	100.00%

A form entitled "List of Estates Not Exempt From Taxation" is included with the Assessor's report. Each taxpayer is asked to complete and sign such a form and return a true and perfect list to the office of the Assessor at the Municipal Building no later than May 1, 2007.

Although it is not compulsory in Maine to file such a list, Maine law recognizes that a taxpayer who withholds such assistance from the Assessor should not be entitled to complain of his or her assessment.

Additional forms are available at the office of the Assessor.

Exemptions for Veterans and Widows of Veterans

A PROPERTY TAX EXEMPTION IS AVAILABLE to veterans aged 62 or over, to veterans under 62 if they are certified by the Veteran's Administration Office to be totally disabled; or to the unmarried widow or minor child of any veteran who would be entitled to such exemption if living, or who is in receipt of a pension or compensation from the Federal Government as the widow or minor child of a veteran.

Persons not already receiving this exemption who wish to apply should do so at the Assessor's Office no later than April 1, 2007. Persons now receiving such an exemption are not required to apply annually.

The maximum property valuation exemption for veterans or their widows, whose service period was prior to or during World War I, is \$7,000. For veterans or their widows whose service period is after World War I, the maximum property valuation is \$5,000 of just valuation.

Maine Resident Homestead Property Tax Exemption

MRSA 36 Section 681 provides a property tax exemption of up to the whole value of \$13,000 for each Maine Resident's Homestead. To qualify, the applicant must have owned a homestead in Maine for a minimum of 12 months prior to April 1, 2007 and declare the homestead they owned on April 1, 2007 to be their permanent place of residence. The application for exemption must be filed with the municipal assessor where the homestead is located by April 1, 2007. Homeowners who qualified for exemption for tax year 2006 and whose homestead status has not changed for 2007 need not reapply.

Property Tax Relief (Circuit Breaker Program)

There is available each year a direct payment by the State of Maine to certain householders (whether they rent or own their homestead) known as the Maine Residents Property Tax and Rent Refund Program and is administered by Maine Revenue Services.

Homeowners of any age who meet all of the following requirements: a) Were Maine Residents for all of 2006; b) Owned or rented a home in Maine for all 12 months of 2006 and occupied that home for at least 6 months of 2006; and C) Had a 2006 property tax bill that was more than 4% of total household income; or, paid rent in 2006 that was more than 20% of total household income. Except: Seniors do not need to meet this requirement when their income is below \$12,400 for those living alone or below \$15,300 when living with a spouse or dependent. Persons may obtain proper application forms at the Town Office after August 1st each year.

Equalization Program

The State of Maine has mandated that all municipalities must achieve certain minimum assessing standards. Included in these assessing standards is a provision for a physical inspection and inventory of each real parcel and personal property account at least every 4 years.

Fort Fairfield has complied with the State law by enacting what is termed an "Equalization Program." Every year at least one-fourth of all property in the Town will be reviewed to note any physical changes that have occurred, and the valuation will be adjusted up or down accordingly.

The Town of Fort Fairfield completed a townwide revaluation for the assessment date of April 1, 1998. Pricing schedules created at that time are used in the pricing of land and buildings for assessment purposes. The pricing schedule was modified for the assessments starting on April 1, 2005 by indexing Residential Structures that were C Grade or better by 10%.

If any taxpayer would like further information on the above-described programs or would like to have any question answered, please feel free to contact the Assessor's Office at any time at 472-3705.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Tony", with a horizontal line underneath it.

Richard A. Levesque, Jr.

Certified Maine Assessor #462

LIST OF ESTATES NOT EXEMPT FROM TAXATION

Filed Pursuant to Title 36, Section 706, M.R.S.A.

To be completed and returned by May 1, 2007 to the Assessor for the Town of Fort Fairfield, P.O. Box 350, Fort Fairfield, ME 04742.

1. I am a legal resident of _____
(Municipality) (State)

2. As of April 1, 2007, I owned or controlled the following taxable property located in the Town of Fort Fairfield, Maine:

REAL ESTATE

- a. On land owned by me - list here each separate parcel:

Located on use of structures, Street-Road trailer, barn, shop,	Describe type use of land including size in square feet or acres.	Describe type dwelling, potato house.

- b. List here any structures owned by you but situated on land owned by someone other than you and show the following:

Located on of structure,	Name and address of person	Type and use

Street - Road
house, etc.

or firm who owns the land.

trailer, potato

PERSONAL PROPERTY

1. Check items owned or in possession and subject to taxation as of April 1, 2007 in the municipality of Fort Fairfield.
 - a. Commercial Machinery or Equipment of stores, shops, garages, business
Yes No
 - b. Farm Machinery, field use for crop production and harvesting
Yes No
 - c. Agricultural Equipment used for grading, storing, shipping, etc.
Yes No
 - d. Office Furniture and Fixtures
Yes No
 - e. Other miscellaneous items such as vending machines, music machines or systems, meters, copiers, tanks or pumps, etc.
Yes No

If you have checked yes to any of the above items, please include the following information:

Description (quantity, size, make, model)	Age	Cost New	Condition

If you own any of the above items but rent or lease them to others, please identify them here and give name(s) and address(es) of person(s) using them:

State here any additional facts you believe should be known by the assessor in determining the assessed valuation of any of the above, real estate or personal property:
(Use and attach separate sheet(s) if necessary)

Taxpayer's Name (Please Print)

Taxpayer's Signature

Date