



FAYETTE COUNTY, KENTUCKY

Property Valuation Administrator

David O'Neill, PVA

2016 Property Assessment Notice



Property Address:

304 W HIGH ST

PVA Account/Parcel #:

17243800

Owner on January 1, 2016:

RADTKE ROBERT J

Owner Mailing Address:

2094 CUMMINGS FERRY RD

VERSAILLES KY 40383

2016 Fair Cash Value: \$254,100

Homestead Exemption: \$0

Agricultural Value: \$0

2016 Taxable Value: \$254,100

Previous Taxable Value: \$188,200

Change in Taxable Value: \$65,900

For further information regarding this assessment contact:

Glenn Ferrin
859-246-2722, ext. 254

Glenn.Ferrin@ky.gov

Accurate property characteristics are important in determining assessments. Please review your property information online with the link below and let us know if corrections should be made.

http://www.FayettePVA.com/pva_id/17243800

Follow us on Facebook at www.facebook.com/FayettePVA.

IMPORTANT DATES AND APPEALS PROCESS

This is not a tax bill. Your assessment notice simply indicates what the Fayette County PVA determines your property is worth as of January 1, 2016. If you have sold this property, please forward this notice to the new owner. The Kentucky Constitution requires all property be assessed at Fair Cash Value unless specifically exempted. Fair Cash Value is the most probable sale price in a competitive and open market, with a knowledgeable and willing buyer and seller. The Taxable Value is the value on which property taxes will be based. **The PVA Office does not set tax rates or collect property taxes.**

Can I appeal my assessment? If you do not agree with the Fair Cash Value, please call (859) 246-2722 or visit the PVA Office located at 101 E. Vine Street, Suite 600, **NO LATER THAN MAY 16, 2016**. Office hours are 8:00 a.m.- 4:30 p.m. Monday - Friday. You must speak with a designated PVA employee by **MAY 16, 2016** in order to appeal your property assessment. You are encouraged to submit documentation in support of your declared value such as sales of comparable properties, recent appraisals, photographs, insurance policies, construction costs, listings for sale and/or contracts. **ALL CONFERENCES MUST BE HELD PRIOR TO THE END OF THE OPEN INSPECTION PERIOD ON MONDAY, MAY 16, 2016.**

If an agreement on value is not reached with the PVA Office, you may appeal in writing to the Local Board of Tax Appeals, Office of the Fayette County Clerk, 162 E. Main Street, Lexington, KY 40507. The appeal must be made to the Clerk's Office **no later than Tuesday, May 17, 2016** (KRS 133.045). Appeals filed by a paid representative must include a letter of authorization from the property owner.

Exemptions may be available. Homeowners who will be 65 or older in 2016, or receive total disability payments, and reside in the home may be eligible for the Homestead Exemption. Please call (859) 246-2722 or visit www.FayettePVA.com for more information. If you recently moved and were receiving the exemption at your prior address, please contact us so we can update our records.

Sincerely,

David O'Neill
Fayette County PVA

Created on 4/11/2016