

Clark County Treasurer

Understanding your Tax Statement

A 2020 CLARK COUNTY PROPERTY TAX STATEMENT Property Account #: 986123456



Alishia Topper
CLARK COUNTY TREASURER
PO Box 5000
Vancouver, WA 98666
564.397.2252
www.clark.wa.gov/treasurer

B PROPERTY INFORMATION

PROPERTY OWNER: SAMPLE TAXPAYER

ESCROW COMPANY: NONE

PROPERTY TYPE: REAL PROPERTY

PROPERTY ADDRESS: 1234 MAIN STREET
VANCOUVER, WA 98660

ABBREVIATED LEGAL: #13 TOWNSVILLE ADDITION .32A

TAX AREA: 37000 TAX PAID IN 2019: \$8,559.06

VALUE INFORMATION

TAX YEAR	VALUE	% CHANGE VALUE	LEVY RATE
2019	\$346,200		10.5737402361
2020	\$363,510	5.00%	11.1808500233

Property Value Question? 564.397.2391

D TAX AND ASSESSMENT DISTRIBUTION

DISTRICT	TAX AMOUNT
SD112 WASHOUGAL SCHOOL	\$1,490.05
CITY WASHOUGAL	\$177.23
STATE SCHOOLS - PART 2	\$362.46
STATE SCHOOLS	\$673.37
CLARK COUNTY	\$362.03
CONSERVATION FUTURES	\$13.70
FVR LIBRARY	\$128.21
PORT CAMAS/WASHOUGAL	\$113.59
CITY WASHOUGAL	\$743.72
MOSQUITO CONTROL	\$3.92

Voter approved tax amount \$1,667.28 or 40.98%

CURRENT YEAR AMOUNT DUE \$4,068.28

E PAST DUE TAX INFORMATION

Year	Taxes	Interest/Penalty	Total
2019	\$0.00	\$0.00	\$0.00
2018	\$1,053.72	\$269.35	\$1,323.07
2017 & Prior	\$0.00	\$0.00	\$0.00

PAST DUE AMOUNT \$1,323.07

C MESSAGE

Make payments or sign up for paperless billing online at: www.clark.wa.gov/treasurer.

F BILL SUMMARY

PAST DUE AMOUNT: \$1,323.07
 FIRST HALF DUE: \$2,034.22
 SECOND HALF DUE: \$2,034.06
(OR) FULL YEAR 2020 DUE: \$4,068.28

G PLEASE INCLUDE THIS COUPON WITH PAYMENT

Property Account #: 986123456



Payment MUST be received or post marked by: **APRIL 30, 2020**

CHOOSE A PAYMENT OPTION

FIRST HALF + (PAST DUE, IF ANY):
\$2,034.22 + \$1,323.07 = \$3,357.29

FULL YEAR + (PAST DUE, IF ANY):
\$4,068.28 + \$1,323.07 = \$5,391.35

Make checks payable to: Clark County Treasurer

CLARK COUNTY TREASURER'S OFFICE
PO BOX 35150
SEATTLE WA 98124-5150

72768*10**G70**0.675**1/1*****AUTOS-DIGIT 98660
SAMPLE TAXPAYER
P.O. BOX 101
VANCOUVER, WA 98660



A. Header

1. Tax year

The tax year applicable to statements is referenced at top of each statement.

If the bill has changed or been regenerated outside the usual mailing dates, the header indicates it is a *corrected* tax statement.

1 2020 CLARK COUNTY PROPERTY TAX STATEMENT
Property Account #: 986123456 **2**

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PO Box 5000
Vancouver, WA 98666
564.397.2252
www.clark.wa.gov/treasurer

2. Account number

The unique property account number for the parcel being billed.

Also called: property ID, PID, parcel number, tax account, and Assessor's parcel number.

3. Contact information

Indicates name of the county treasurer, mailing address for the office, and the department phone number and web site.

B. Property Information

Continued on next page...

1. Property owner

Indicates owner of property at the time the statement was created.

2. Escrow company

Name of lender will populate if Treasurer's Office was notified payment would be made on the borrower's behalf.

3. Property type

Real property (land, home, and any improvements); Personal property (business assets for a company); Mobile home (or manufactured home).

4. Property address

Physical address of property, if assigned. Note: bare land and personal property accounts generally do not have a situs address.

5. Abbreviated Legal

The abbreviated legal description of a parcel.

PROPERTY INFORMATION				
1	PROPERTY OWNER:	SAMPLE TAXPAYER		
2	ESCROW COMPANY:	NONE		
3	PROPERTY TYPE:	REAL PROPERTY		
4	PROPERTY ADDRESS:	1234 MAIN STREET VANCOUVER, WA 98660		
5	ABBREVIATED LEGAL:	#13 TOWNSVILLE ADDITION .32A		
6	TAX AREA:	37000	TAX PAID IN 2019: \$8,559.06	
VALUE INFORMATION				
TAX YEAR		VALUE	% CHANGE VALUE	LEVY RATE
2019		\$346,200		10.5737402361
2020		\$363,510	5.00%	11.1808500233
Property Value Question? 564.397.2391				

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B. Property Information

...Continued

6. Tax area

The code used to identify a geographical area for the levy rate used in calculating taxes.

7. Taxes paid in (prior year)

The sum of taxes paid in the prior calendar year; does not include payments towards interest or penalty.

8. Value information

References the taxable property value for the previous and current tax years, the percentage of change in value, and the current and previous levy rates of the parcel's tax area.

Note: Property value and levy rates are determined by the County Assessor. For questions related to value and levy rates, please call their office at 564.397.2391 or email assessor@clark.wa.gov

PROPERTY INFORMATION			
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2	ESCROW COMPANY:	NONE	
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7			
VALUE INFORMATION			
TAX YEAR	VALUE	% CHANGE VALUE	LEVY RATE
2019	\$346,200		10.5737402361
2020	\$363,510	5.00%	11.1808500233
8			
Property Value Question? 564.397.2391			

C. Message

I. Note from the Treasurer

General notes from the office appear in this area.

If a corrected tax statement has been generated, the reason will be reflected here.

Corrected statements are mailed due to a property value change from an exemption, value appeal, or a change in acreage or square footage. In any of these situations, the message box will reference the reason a corrected statement was generated.



MESSAGE

Make payments or sign up for paperless billing online at: www.clark.wa.gov/treasurer.

D. Tax & Assessment Distribution

I. Distribution table

This area breaks down where the current year property taxes are distributed, including any Special Assessments.

Note: Special assessments are billed on behalf of other public entities for services such as the *Clean Water Program, Mosquito Control, Annual Septic Operating Permit, Fire Patrol, Lighting Improvements and Drainage Maintenance*. For more information regarding these assessments, please visit [Tax Rates](#).

TAX AND ASSESSMENT DISTRIBUTION	
DISTRICT	TAX AMOUNT
SD112 WASHOUGAL SCHOOL	\$1,490.05
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STATE SCHOOLS	\$673.37
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FVR LIBRARY	\$128.21
PORT CAMAS/WASHOUGAL	\$113.59
CITY WASHOUGAL	\$743.72
MOSQUITO CONTROL	\$3.92

2 Voter approved tax amount \$1,667.28 or 40.98%

3 **CURRENT YEAR AMOUNT DUE** **\$4,068.28**

2. Voter approved taxes

Indicates the yearly taxes based solely on voter-approval, and not the budgeted levies by tax districts.

3. Current year tax

This is the total amount billed for the current year tax.

If a payment has been made, this will still reflect the amount billed for the current tax year.

E. Past Due Tax Information

I. Past due taxes

If any prior year taxes are unpaid, the base amount remaining, interest and penalties, and total amount due are referenced.

Unpaid taxes from four or more years prior are included in the 2017 & prior row.

2. Past due total

The red box references the total amount of past due taxes, if paid in the month the statement was generated.

To calculate the amount due if paid in a different month, please use the tax calculator on the [Property Information Center](#), or contact our office.

PAST DUE TAX INFORMATION			
<u>Year</u>	<u>Taxes</u>	<u>Interest/ Penalty</u>	<u>Total</u>
2019	\$0.00	\$0.00	\$0.00
2018	\$1,053.72	\$269.35	\$1,323.07
2017 & Prior	\$0.00	\$0.00	\$0.00
PAST DUE AMOUNT		\$1,323.07	

F. Bill Summary

1. Past due amount

References the total amount due from prior year taxes only.

2. First half due

Indicates the current year first half installment amount due.

First half taxes must be paid by April 30 each year.

3. Second half due

Indicates the remaining amount due if the first half installment payment is made timely.

Second half payments are due October 31 each year.

4. Full amount due

(current year only)

This row only references the amount of taxes billed for the current tax year.

BILL SUMMARY		
1	PAST DUE AMOUNT:	\$1,323.07
2	FIRST HALF DUE:	\$2,034.22
3	SECOND HALF DUE:	\$2,034.06
4	(OR) FULL YEAR 2020 DUE:	\$4,068.28

G. Payment Coupon

1. Coupon/stub

If mailing a payment, include the coupon to ensure accuracy in receipting.

2. Payment option

Indicates options for making a payment, if applicable.

Partial payments will be applied to the oldest past due taxes, unless otherwise stated.

3. Due date

Payments are due when bills are received; the date referenced here is the last day to pay without interest accrual.

4. Owner address

(a) Indicates where a statement was mailed.

(b) Update a mailing address using the back of a payment coupon.

5. Payable to...

Provides the payment mailing address and who to make checks out to.

Front of payment coupon

1

PLEASE INCLUDE THIS COUPON WITH PAYMENT

Property Account #: 986123456



Payment **MUST** be received or post marked by: **APRIL 30, 2020**

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4a

72768*10**G70**0.675**1/1*****AUTOS-DIGIT 98660
SAMPLE TAXPAYER
PO BOX 101
VANCOUVER, WA 98660



00717070000000019898000040682800002034220000000000000132307000000000059

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CHOOSE A PAYMENT OPTION

- | | | | |
|--------------------------|----------------------------------|---|------------|
| <input type="checkbox"/> | FIRST HALF + (PAST DUE, IF ANY): | | |
| | \$2,034.22 + \$1,323.07 | = | \$3,357.29 |
| <input type="checkbox"/> | FULL YEAR + (PAST DUE, IF ANY): | | |
| | \$4,068.28 + \$1,323.07 | = | \$5,391.35 |

Make checks payable to: Clark County Treasurer

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CLARK COUNTY TREASURER'S OFFICE
PO BOX 35150
SEATTLE WA 98124-5150

Back of payment coupon

PAYMENT DATES: Property taxes are due and payable on or before April 30. If the total tax amount is \$50.00 or more, the half payment indicated may be paid by April 30 with second half due on or before October 31. If property taxes are paid after the due date, the payment must include all accrued interest and penalty due at the time payment is made. A half payment including accrued interest and penalty may be made through October 31, except on PERSONAL PROPERTY – NO INSTALLMENT PAYMENT CAN BE ACCEPTED ON CURRENT YEAR PERSONAL PROPERTY TAX AFTER APRIL 30 (RCW 84.56.020).

4b

ADDRESS CHANGE FORM

Name _____
Street _____
City _____ State _____ Zip _____
 Business has relocated
 Change of mailing address only Phone _____

Note: Owner name changes require appropriate legal documentation, do not use this form.



Credit / Visa Debit / Electronic Check
(Convenience fee will be charged by the vendor for debit and credit payments)

Online - www.clark.wa.gov/treasurer

Phone - 1.833.440.8685

H. Back of Statement

I. Comparison of tax history

Indicates changes to individual levies between the current and prior tax year, as well as comparison between taxes payable to each district between tax years.

Comparison is broken into *voted* and *non-voted* levies applicable to the parcel.

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COMPARISON OF TAX HISTORY						
VOTED LEVY	2019 LEVY RATE	2019 TAXES	2020 LEVY RATE	2020 TAXES	% DIFFERENCE LEVY RATE	% DIFFERENCE TAXES
SD112 WASHOUGAL SCHOOL	3.6730871880	1,271.62	4.0990500141	1,490.05	11.60	17.18
CITY WASHOUGAL	.5045635208	174.68	.4875369290	177.23	-3.37	1.46
TOTAL VOTED LEVY AND TAXES	4.1776507088	\$ 1,446.30	4.5865869431	\$ 1,667.28	9.79%	15.28%
NON VOTED LEVY	2019 LEVY RATE	2019 TAXES	2020 LEVY RATE	2020 TAXES	% DIFFERENCE LEVY RATE	% DIFFERENCE TAXES
CLARK COUNTY	1.0137757885	350.97	.9959121360	362.03	-1.76	3.15
CONSERVATION FUTURES	.0390985748	13.54	.0376859900	13.70	-3.61	1.18
FVR LIBRARY	.3635801481	125.87	.3527081393	128.21	-2.99	1.86
PORT CAMAS/WASHOUGAL	.3196095640	110.64	.3124820142	113.59	-2.23	2.67
STATE SCHOOLS	1.8260405825	632.18	1.8524189310	673.37	1.44	6.52
STATE SCHOOLS - PART 2	.6799951409	235.41	.9971019681	362.46	46.63	53.97
CITY WASHOUGAL	2.1539897285	745.71	2.0459539016	743.72	-5.02	-0.27
TOTAL NON VOTED LEVY AND TAXES	6.3960895273	\$ 2,214.32	6.5942630802	\$ 2,397.08	3.10%	8.25%

2. General information

Information regarding exemptions for senior or disabled persons, tax deferrals, interest and penalty accumulation, foreclosure timelines and resources, distraint action for delinquent personal property, and due dates.

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SENIOR CITIZENS AND DISABLED PERSONS: You may be entitled to a property tax exemption pursuant to RCW 84.36.379 through RCW 84.36.389, or a deferral pursuant to chapter 84.38 RCW. For further information, contact the Clark County Assessor's Office at 564.397.2391.

LIMITED INCOME: You may be entitled to a property tax deferral pursuant to RCW 84.37.030. For additional information, contact the Clark County Assessor's Office at 564.397.2391.

INTEREST AND PENALTIES: Overdue accounts are assessed 1% interest per month on the full balance due. Additional penalties are assessed June 1 at 3% and December 1 at 8% on current calendar year overdue balances.

FORECLOSURE: Real property is subject to foreclosure when a property bill is three (3) years delinquent (RCW 84.64.050). Washington Homeownership Resource Center is available for referral to housing counseling and/or legal assistance at 877.894.4663.

PERSONAL PROPERTY DISTRAINT: When personal property taxes become delinquent, they are subject to immediate distraint and sale. Pursuant to RCW 84.56.090, when personal property is sold or a change of ownership occurs, the following year's tax must be paid in advance at the time of sale by the seller. To assure a clean bill of sale, check with the county treasurer's office where the personal property is located before changing ownership of personal property. Personal property is due in full if no half payment is submitted by April 30 (RCW 84.56.020).

PAYMENT DATES: Property taxes are due and payable on or before April 30. If the total tax amount is \$50.00 or more, the half payment indicated may be paid by April 30 with second half due on or before October 31. If property taxes are paid after the due date, the payment must include all accrued interest and penalty due at the time payment is made. A half payment including accrued interest and penalty may be made through October 31, except on PERSONAL PROPERTY - NO INSTALLMENT PAYMENT CAN BE ACCEPTED ON CURRENT YEAR PERSONAL PROPERTY TAX AFTER APRIL 30 (RCW 84.56.020).

3. Additional payment methods

Taxes can be paid online or over the phone. We accept debit, credit, and electronic check (ACH).

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Credit / Visa Debit / Electronic Check
(Convenience fee will be charged by the vendor for debit and credit payments)

Online - www.clark.wa.gov/treasurer
Phone - 1.833.440.8685

ADDRESS CHANGE FORM

Name _____

Street _____

City _____ State _____ Zip _____

Business has relocated

Change of mailing address only Phone _____

Note: Owner name changes require appropriate legal documentation, do not use this form.