Geo Pin ______________________________

MA/Record No. ______________________

FORMAL APPEAL FORM 2026

OWNER'S NAME ____

MAILING ADDRESS ____

CITY, STATE ZIP ____

APPEALED BY ____

An increase in the amount of your property tax bill is not a valid reason for an appeal.

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In your opinion, what is the fair market value of this property as of Jan. 1 , 2024? ______________________________

Date property was purchased? _________________________ Purchase Price? $_________________________________

Year Built _______________________ Amount of Fire Insurance $__________________________

Was property inherited? Yes ___ or No ___

Was the property purchased from a family member? Yes ___ or No ___

Has an independent appraisal been made on this property? Yes ___ or No ___ If yes please attach a copy to this application.

If this property is for sale, what is the asking price? $__________________. How long has it been for sale? ____________
If a Real Estate broker is involved, attach a copy of the listing contract to this application.

What improvements have been made to this property since you have purchased it? ________________________________

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Date improvements made _______________________ Actual cost $_______________________________

State the reason why you think the fair market value determined by the Assessor's Office is incorrect. ________________

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If income producing property, you must include the three most current years income and expense information.

Appellants, who do not hold an ownership interest in the subject property must file with this office a completed Assessor-approved, notarized Power-of-Attorney form signed by the property owner(s).

Signature of owner ____

Date: _________________________ Daytime Phone Number: _____________________________

North Carolina General Statute 105-283, Uniform Appraisal Standards:
All property, real and personal, shall as far as practicable be appraised or value at it true value in money. "True Value" shall be interpreted as meaning market value, that is, the price estimated in terms of money at which the property would exchange hands between a willing and financially able buyer and a willing seller, neither being under any compulsion to buy or sell and both having reasonable knowledge of all the uses to which the property is adapted and for which it is capable of being used.

Mail completed form to:

Madison County Assessor's Office
5707 US 25/70
Suite 3 Box 4
Marshall, NC 28753