



WEBSTER J. GUILLORY
ORANGE COUNTY ASSESSOR

CHANGE OF OWNERSHIP STATEMENT
REAL PROPERTY OR MANUFACTURED HOMES
SUBJECT TO LOCAL PROPERTY TAXES

RECORDING DATA
Date
Document Number
Book Page

County of ORANGE, Office of Assessor
Address: P.O. BOX 1948 SANTA ANA, CA 92702-1948
Telephone: (714) 834-5031

Correct mailing address if necessary
Name and Address of Buyer/Transferee (last name, first name(s), initial)

Form for Name and Address of Buyer/Transferee

Buyer/Transferee Phone No. (8 a.m.-5 p.m.) ( )

Seller/Transferor (Last name, first name(s), initial)

File This Statement By

Assessor's Parcel Number

Property Address

Legal Description

IMPORTANT NOTICE

The law requires any transferee acquiring an interest in real property or manufactured home subject to local property taxation, and that is assessed by the Assessor, to file a Change of Ownership Statement with the County Recorder or Assessor. The Change of Ownership Statement must be filed at the time of recording or, if the transfer is not recorded, within 45 days of the date of the change in ownership, except that where the change in ownership has occurred by reason of death the statement shall be filed within 150 days after the date of death or, if the estate is probated, shall be filed at the time the inventory and appraisal is filed. The failure to file a change in ownership statement within 45 days from the date of a written request by the Assessor results in a penalty of either: (1) One hundred dollars (\$100), or (2) 10 percent of the taxes applicable to the new base year value reflecting the change in ownership of the real property or manufactured home, whichever is greater, but not to exceed two thousand five hundred dollars (\$2,500) if that failure to file was not willful. This penalty will be added to the assessment roll and shall be collected like any other delinquent property taxes, and be subject to the same penalties for nonpayment.

This notice is a written request from the Office of the Assessor for a Change of Ownership Statement. If you do not file this statement, it will result in the assessment of a penalty. This statement will be held secret as required by section 481 of the Revenue and Taxation Code.

The property which you acquired may be subject to a supplemental assessment in an amount to be determined by the ORANGE COUNTY Assessor. For further information on your supplemental roll obligation, please call the ORANGE COUNTY ASSESSOR at (714) 834-2941

PART I: TRANSFER INFORMATION (Please answer all questions.)

- YES NO
A. Is this transfer solely between husband and wife (addition of a spouse, death of a spouse, divorce settlement, etc.)?
B. Is this transaction only a correction of the name(s) of the person(s) holding title to the property (e.g., a name change upon marriage)? Please explain:
C. Is this document recorded to create, terminate, or reconvey a lender's interest in the property?
D. Is this transaction recorded only as a requirement for financing purposes or to create, terminate, or reconvey a security interest (e.g., cosigner)? Please explain:
E. Is this document recorded to substitute a trustee of a trust, mortgage, or other similar document?
F. Did this transfer result in the creation of a joint tenancy in which the seller (transferor) remains as one of the joint tenants?
G. Does this transfer return property to the person who created the joint tenancy (original transferor)?
H. Is this transfer of property:
1. to a revocable trust that may be revoked by the transferor?
2. to a trust that may be revoked by the Creator/Grantor who is also a joint tenant, and which names the other joint tenant(s) as beneficiaries when the Creator/Grantor dies?
3. to an irrevocable trust for the benefit of the Creator/Grantor and/or Grantor's spouse?
4. to an irrevocable trust from which the property reverts to the Creator/Grantor within 12 years?
I. If this property is subject to a lease, is the remaining lease term 35 years or more including written options?
\*J. Is this a transfer between parent(s) and child(ren)? Yes No or from grandparent(s) to grandchild(ren)? Yes No
\*K. Is this transaction to replace a principal residence by a person 55 years of age or older? Within the same county? Yes No
\*L. Is this transaction to replace a principal residence by a person who is severely disabled as defined by Revenue and Taxation Code section 69.5? Within the same county? Yes No
M. Did this transfer result from the death of a domestic partner currently registered with the California Secretary of State?

\*If you answered yes to J, K or L, you may qualify for a property tax reassessment exclusion, which may result in lower taxes on your property. If you do not file a claim, it will result in the reassessment of the property.

Please provide any other information that will help the Assessor to understand the nature of the transfer.

IF YOU HAVE ANSWERED YES TO ANY OF THE ABOVE QUESTIONS EXCEPT J, K OR L, PLEASE SIGN AND DATE, OTHERWISE COMPLETE THE REVERSE SIDE.

**PART II: OTHER TRANSFER INFORMATION**

- A. Date of transfer if other than recording date
B. Type of transfer. (Please check appropriate box.)
C. Was only a partial interest in the property transferred?

**PART III: PURCHASE PRICE AND TERMS OF SALE**

- A. CASH DOWN PAYMENT OR VALUE OF TRADE OR EXCHANGE
B. FIRST DEED OF TRUST
C. SECOND DEED OF TRUST
D. OTHER FINANCING
E. WAS AN IMPROVEMENT BOND ASSUMED BY THE BUYER?
F. TOTAL PURCHASE PRICE
G. PROPERTY PURCHASED:

**PART IV: PROPERTY INFORMATION**

- A. TYPE OF PROPERTY TRANSFERRED:
B. IS THIS PROPERTY INTENDED AS YOUR PRINCIPAL RESIDENCE?
C. IS PERSONAL PROPERTY INCLUDED IN THE PURCHASE PRICE
D. IS A MANUFACTURED HOME INCLUDED IN THE PURCHASE PRICE
E. DOES THE PROPERTY PRODUCE INCOME?
F. WHAT WAS THE CONDITION OF THE PROPERTY AT THE TIME OF SALE?

**CERTIFICATION**

I certify (or declare) under penalty of perjury under the laws of the State of California that the foregoing and all information hereon, including any accompanying statements or documents, is true, correct, and complete to the best of my knowledge and belief. This declaration is binding on each and every co-owner and/or partner.

Signed in County of \_\_\_\_\_, California, this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_

Table with 3 columns: SIGNATURE OF OWNER OR CORPORATE OFFICER, TITLE (if corporate officer/partner), E-MAIL ADDRESS (optional)

NAME OF NEW OWNER/LEGAL REPRESENTATIVE/CORPORATE OFFICER (typed or printed)