

## Publications

### 2012 Ohio Valuation Complaints Can Now be Filed; Contact Us for Your Complimentary Review

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The period is now open for challenging your Ohio 2012 tax valuations. Given the potential pitfalls and risks in challenging the tax assessment, property owners need to act now to review their assessments, determine the appropriate strategies and file a proper complaint before the **deadline at the end of March.**<sup>[1]</sup>

Several county auditors have recently completed reappraisals and updates. Although property owners in any Ohio county can challenge a tax valuation, property owners in the counties below should pay particular attention to the newly assigned values. These counties include:

#### **Reappraisal Counties:**

#### **Update Counties:**

Belmont

Brown

Crawford

Cuyahoga

Erie

Fayette

Highland

Huron

Jefferson

Lake

- Lorain
- Lucas
- Morgan
- Muskingum
- Ottawa
- Portage
- Stark
- Warren
- Williams
- Allen
- Coshocton
- Guernsey
- Sandusky
- Vinton

Property owners in all Ohio counties should review their tax bills to determine if changes have been made, or should be made, to the valuation of your property. Often times there is a lag between physical or economic changes to the property, such as a major improvement or loss of a significant tenant and the auditor's revised valuation.

### Call today for a complimentary review of your properties' tax valuations

As you review and pay your tax bills, you need to be proactive in managing your Ohio real property taxes. Vorys has significant experience in analyzing real property tax assessments and securing real property tax savings for property owners. We offer owners and tenants of commercial or industrial properties a complimentary, one-time review of their properties' tax valuations. To get started, contact Nicholas M.J. Ray at [nmray@vorys.com](mailto:nmray@vorys.com) or 614.464.5640 or Scott J. Ziance at [sjziance@vorys.com](mailto:sjziance@vorys.com) or 614.464.8287.

[1] Per Ohio law, the filing deadline is March 31<sup>st</sup> for all counties. Since the deadline this year falls on a Sunday, the counties surveyed have indicated that the deadline is being extended until April 1, 2013. There are potentially conflicting arguments on this approach. As a result, Vorys is recommending that, where possible, complaints be filed by March 29, 2013.