

New Property Tax Exemptions in 2019

After a series of new homestead exemptions were adopted by voters in November 2018, property owners will benefit from greater property tax relief in 2019.

New Senior Homestead Exemption

All property owners over age 65 will be eligible for a senior homestead exemption that will increase their base exemption from \$30,000 to \$50,000. This exemption applies to the Fulton County portion of property taxes. All homeowners age 65 or over qualify for this homestead exemption, regardless of income, unlike other senior homestead exemptions which have income limits.

How to Apply:

This senior homestead exemption will be applied automatically to properties that already have senior exemptions for age 65+. Seniors who do not have other senior homestead exemptions should either visit one of the [five offices of the Fulton County Board of Assessors](#) or [apply online](#). You will need to provide proof of age (such as driver's license or Georgia identification) as well as copies of vehicle registration for all vehicles registered to the applicant and spouse.

Floating Homestead Exemptions - North Fulton Cities

Homesteaded properties in Alpharetta, Roswell, Johns Creek, Milton and Mountain Park will now have a "floating" homestead exemption in place. These exemptions will cap the annually adjusted value at 3 percent over the determined lowest base year value for the city portion of property taxes for each of these jurisdictions. The City of Sandy Springs already has a similar exemption in place.

How to Apply:

The cities of Milton, Roswell, and Alpharetta each process their own city homestead applications.

The City of Milton will automatically apply the new floating homestead exemption to properties with a homestead exemption already in place.

For properties in Johns Creek and Mountain Park, Fulton County will automatically apply this exemption if a homestead exemption is already in place, as well as to future homestead applications. The base year will be automatically determined.

Floating Homestead Exemptions - Fulton County Schools

All Fulton County properties outside the boundaries of City of Atlanta will also have a "floating" homestead exemption in place for the Fulton County schools portion of property taxes. This exemption will cap the annually adjusted value at 3 percent over the determined base year value.

How to Apply:

This exemption will automatically apply to properties with homestead exemptions in place in Fulton County outside the City of Atlanta, as well as future homestead applications. The base year will be automatically determined.

Increased Homestead Exemption - Atlanta Public Schools

All homesteaded properties in the City of Atlanta will now be eligible for an increase in base exemption for the Atlanta Public Schools portion of property taxes. Currently there is an exemption of \$30,000. **The new exemption increases to \$50,000, after the first \$10,000 in value.**

How to Apply:

This exemption will automatically apply for properties in the City of Atlanta with a homestead exemption in place as well as future homestead applications.

Floating Homestead Exemptions - City of Atlanta

Homesteaded properties in the City of Atlanta will also now have a "floating" homestead exemption in place for the City of Atlanta portion of property taxes. This exemption will cap the annually adjusted value at 2.6 percent over the determined base year value.

How to Apply:

This exemption will automatically apply for properties in the City of Atlanta with homestead exemptions in place as well as future homestead applications. The base year will be automatically determined.