

# Exemption Information

There are homestead exemptions available to homeowners that complete and file the required applications by April 1 of the tax year (O.C.G.A § 48-5-40 through 48-5-54). To be eligible to apply, you must own, occupy, and claim your property as your legal residence on January 1. Only one-person need apply if more than one name appears on the deed. The exemptions are automatically renewed each year unless there is a change in ownership or you no longer meet the eligibility requirements.

## Regular Homestead Exemption

To qualify, property owners must own and occupy their home as their permanent residence as of January 1 of the current year. This exemption must be applied for at Cobb County Tax Commissioner's Office.

## Age 65 and Over Exemption

Residents who have homestead exemption with Cobb County and are 65 years of age on January 1 qualify (must provide proof of age with driver's license or Georgia I.D.) This is the only exemption that must be applied for at the City of Kennesaw. **This is the only exemption that must be applied for at the City of Kennesaw.**

## Floating Homestead

Balance of increase in assessed value of the home at the time homestead exemption is granted. There must be an application on file for regular homestead with Cobb County.

## Disability Exemption

Homeowners who meet the homestead requirements and who are totally disabled are entitled to receive a Disability Exemption. This exemption must be applied for at Cobb County Tax Commissioner's Office. Year's Support Widows/ers may be exempt from taxes for the year by submitting a Year's Support final order issued by the Cobb County Probate Court. **This order must be presented to the Cobb County and City of Kennesaw to qualify.**

## Year's Support

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## Veteran's Disability Exemption

Wartime Veterans with a 100% disability as declared by the Veterans Administration and defined in O.C.G.A § 48-5-48 are entitled to a **\$90,364** exemption. You **must** furnish a letter from the Department of Veterans Affairs, Veterans Administration, or discharge papers from military records certifying the qualifying disability. The Veteran's Disability Exemption extends to un-remarried, surviving spouse or minor children at the time of the applicant's death, provided they continue to occupy the home as a residence and homestead. This exemption must be applied for at Cobb County Tax Commissioner's Office.

# Contact Information and Important Information

City of Kennesaw Property Tax Division	(770) 429-4542
Cobb County Tax Commissioner's Office	(770) 528-8600
Cobb County Board of Tax Assessor's Office	(770) 528-3100
Cobb County Superior Court/Real Estate Division	(770) 528-1359

65 Years or Older Exemption Application Due	April 1
Cobb County Property Tax Bill Mailed	August 15
	Due October 15
City of Kennesaw Property Bill Mailed	October 1
	Due December 1

## Mayor

Derek Easterling

## City Manager

Jeff Drobney

## City Clerk

Lea Alvarez

## Finance Director

Gina Auld

## Council

James "Doc" Eaton

Tracey Viars

Pat Ferris

Antonio Jones

Trey Sinclair

## Property Tax Administrator

Aziza Diallo

## Email:

[taxoffice@kennesaw-ga.gov](mailto:taxoffice@kennesaw-ga.gov)

## Website:

[www.kennesaw-ga.gov](http://www.kennesaw-ga.gov)

## Property Tax Payment portal:

[www.municipalonlinepayments.com/kennesawga](http://www.municipalonlinepayments.com/kennesawga)

# CITY OF KENNESAW



## PROPERTY TAX GUIDE

**Department of Finance**  
Property Tax Division

2529 J.O. Stephenson Avenue  
Kennesaw, GA 30144

(770) 429-4542

# General Information

Ad valorem taxes, more commonly known as property taxes, are levied for the maintenance and operation of the City and County. When you call the police or fire department, play in a park, send your children to public schools or check out a book in a library, you are using services paid for by your property taxes. Property taxes are the largest source of revenue to fund these services that you count on every day.

All real estate and personal property is taxable unless exempted by law. Real property is land and generally includes anything affixed to the land. Personal property is everything not considered real property and usually consists of inventory and fixtures used in conducting business, boats, aircraft, machinery, etc. If a business was closed or the personal property (boats, equipment, etc.) was sold after January 1 of the current year, the tax is still due. You must also notify Cobb County Board of Tax Assessors at (770) 528-3100 that the property closed or sold after January 1.

The basis for ad valorem taxation is the fair market value of the property. The tax is levied on the assessed value of the property which by law is established at 40% of the fair market value unless otherwise specified. The amount of tax is determined by the tax millage rate.

The City of Kennesaw relies solely on the Cobb County Tax Commissioner's Office to provide information that pertains to property ownership, billing addresses, and property location. All changes should be directed to the Cobb County Tax Commissioner's Office at (770) 528-8600.

## Change of Address

In order to change the mailing address for your property tax bill, you must submit a written, signed, and dated request to the Cobb County Tax Commissioner's Office either by fax (770)528-8679 or mail to Cobb County Tax Commissioner's Office at P.O. Box 649, Marietta, Georgia 30061.

## Millage Rate

The City of Kennesaw's current millage rate for residential and commercial property is 9.50 mills.

# Methods of Payment

For your convenience, you may pay by check, Visa, MasterCard, American Express, money order, or cash using one of the following methods:

**By mail:** 2529 J.O. Stephenson Avenue, Kennesaw, GA, 30144. Please make the check payable to City of Kennesaw Property Tax Division.

**In person:** The City of Kennesaw Tax Division is located at City Hall, 2529 J.O. Stephenson Avenue. Monday-Friday, 8:00 a.m. - 5:00 p.m.

**Drop box:** A 24-hour deposit mail box (gray) is located along the side of City Hall, 2529 J.O. Stephenson Avenue. All payments received after hours will be posted the next business day. No Cash.

**Online:** [www.municipalonlinepayments.com/kennesawga](http://www.municipalonlinepayments.com/kennesawga)

If you choose to pay online with a credit or debit card, a 3% fee and \$3.50 per transaction convenience fee will be added to the balance. There will be a \$1.25 fee per E-Check transaction.

You will receive your tax bill from the City of Kennesaw Tax Division early October (if you filed a tax return with the County). The taxes are payable at that time and become delinquent 60 days from the date bills are mailed. If you live inside the city limits of Kennesaw, you are on a dual taxing system; therefore, you will receive two separate bills -- one from the City of Kennesaw and one from Cobb County.

The current owner is always responsible for any outstanding taxes on the property. Property taxes "follow" the property and are levied against same.

Tax bills are mailed to the January 1 property owner. If you purchase property during the year, you must file a tax return with Cobb County Tax Assessor's Office for them to change ownership and have a current mailing address for you to receive your tax bills. You are responsible for contacting the City of Kennesaw Property Tax Division if you fail to receive your tax bill.

# Property Tax Deadlines

**Failure to receive a bill does not relieve you of the responsibility to make payment by the due date.**

Property tax notices are issued on a calendar year basis, and are mailed **October 1 of each year**. If you are responsible for paying taxes on a property and have not received a tax bill by October 15, please contact the city's Property Tax Division at (770) 429-4542 for the tax information so that payment can be made prior to becoming delinquent. **Tax information is also available on our website at [www.kennesaw-ga.gov](http://www.kennesaw-ga.gov)**. If your mortgage company is responsible for your taxes, please forward a copy of your bill to your mortgage company. Property taxes are due to the City of Kennesaw by **December 1 of each year**. If mailed, payment must be United States Postal Service postmarked on or before December 1.

## Interest /Penalty

Interest will accrue monthly at a rate of .52% per month, based on an annual calculation of Federal Prime Rate (3.25%) plus 3%. To arrive at the new monthly interest rate, divide the 6.25% by 12. This annual interest rate will change when the Federal Reserve announces the new bank prime loan rate each January (House Bill 960). Penalty will accrue at 5% after 120 days with an additional 5% assessed after each successive 120 days to a maximum of 20% of the principle amount due (House Bill 960).

## Return Check Policy

A fee of \$25 will apply to all returned checks. Any unpaid property taxes will be subject to the issuance of a Tax Execution Fi fa (fi facias) in accordance with O.C.G.A § 48-3-3. Additionally, unpaid taxes may result in the revocation of occupational certificate.

## Appeals

Taxpayers may challenge an assessment by appealing to the Cobb County Board of Tax Assessors, if they feel their property value is not reflective of the fair market value. For information on filing a return, please contact the Cobb County Board of Tax Assessors' Office at (770) 528-3100.