



**DRAPER TAX CONSULTING**  
*Fixed Asset Solutions*



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**PROPERTY  
TAX SERVICES**

## PROPERTY TAX SERVICES

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### ARE YOUR PROPERTY TAXES HIGHER THEN THEY SHOULD BE?

Often a review of a company's property tax burden reveals that the company is paying more than its fair share of both real and personal property taxes.

Property assessments are based on subjective estimates of value by the taxing jurisdiction and it is important to understand the appropriateness of the methodologies being utilized in that estimate.

Reducing your company's real and personal property taxes leads to an improved cash flow and an increased bottom line.

### REAL AND PERSONAL PROPERTY TAX CONSULTING SERVICES:

For both real property (buildings, land and land improvements) and personal property (furniture, machinery & equipment, etc.), Draper Tax Consulting utilizes a variety of methodologies to determine if a property is over-assessed including:

- Verification of data reported to the assessor;
- Review of assessor's workpapers for errors;
- Identification of factors, such as functional or economic obsolescence;
- Evaluation analysis of real and personal property;
- Identification of market conditions and inequities among owners of comparable properties;

With a multi-phase approach, Draper Tax Consulting identifies if a property is over-assessed and quantifies the potential tax savings, determines if the inequity can be addressed with a proactive solution and guides the taxpayer through the assessment reduction process and settlement negotiations.

### PERSONAL PROPERTY TAX COMPLIANCE SERVICES:

Significant penalties can exist for failure to file personal property tax returns in an accurate and timely manner.

Draper Tax Consulting can assist with return filings to meet these requirements.

### PROPERTY TAX SERVICE EXPERIENCE HIGHLIGHTS:

**Real Property Tax Consulting** – Represented over 9.5 million square feet of buildings, 3,500 hotel rooms, 360 apartment units and 580 nursing home beds achieving over \$12 million in tax savings.

**Personal Property Tax Consulting** – Saved clients over \$20 million in personal property taxes.

**Personal Property Tax Compliance** – Compliance projects with over 10,500 filings in all states where filings are required.

### OTHER COMPLEMENTARY SERVICES PROVIDED BY DRAPER TAX CONSULTING:

- Cost Segregation
- Depreciation Study of Prior Fixed Asset Depreciation Reporting