



JAMES W. HAMILTON, CPA Auditor-Controller / Treasurer-Tax Collector

2025/26 ANNUAL SECURED PROPERTY TAX BILL

FISCAL YEAR JULY 1, 2025 TO JUNE 30, 2026

DUPLICATE BILL

NELSON ELLEN M TRE ETAL

www.SloCountyTax.org

1055 Monterey Street, Rm D-290
San Luis Obispo, CA 93408
(805) 781-5831

Property Assessment For Fiscal Year 2025/26

12 Description	Assessed Values
LAND	390,598
IMPROVEMENTS	408,625
HOMEOWNERS	-7,000
Net Assessed Value †	792,223
† For Questions Regarding Assessed Values Call 805-781-5643	

Tax Calculation

13 Service Agency	Contact	Rate	Amount
PROP 13 TAX RATE	(805) 781-5831	1.00000	7,922.28
STATE WATER PROJ	(805) 781-5250	0.00321	25.42
SL COASTAL 2014 GO	(805) 788-2968	0.03500	277.26
SL COASTAL 2022 GO	(805) 788-2968	0.04900	388.18
CUESTA CCD 2014 BOND	(805) 788-2968	0.01500	118.82
SLO CO SWR RATE/CHGS	(805) 781-5294	0.00000	1,222.88
SLO LO SWR-USDA/SRF	(805) 781-5294	0.00000	1,036.96
LOCSO WASTE TREATMT	(888) 892-2480	0.00000	203.02
LO J DRAINAGE CHG	(805) 544-4011	0.00000	18.00
LO B FIRE SPECIAL TX	(805) 544-4011	0.00000	111.00
Total		1.10221	11,323.82

1 Assessment	2 Bill Number	3 Tax Rate Area	4 Total Tax Rate
074-444-004	2025/26 074-444-004	112-098	1.10221

5 Assessed Owner	9 First Installment Due
As of January 1, 2025 NELSON ELLEN M TRE ETAL	11/1/2025 \$5,661.91
6 Property Description	10 Second Installment Due
TR 287 BL 1 LT 4	2/1/2026 \$5,661.91
11 Total Taxes Due	\$11,323.82

7 Property Description - See back of bill for disclaimer.
TR 287 BL 1 LT 4

8 Important Messages
View and pay taxes online at: www.slocountytax.org ADDRESS CHANGE - To change address information make changes on stub, sign, and send with your payment, or complete Change of Address form at: www.slocountytax.org See reverse side for important taxpayer information.

Assessment	Bill Number	Installment	Due Date:	Amount Due:
074-444-004	2025/26 074-444-004	2	February 1, 2026	\$5,661.91

If paid AFTER April 10, 2026, amount due is \$6,248.10



1132382

New mailing address? Line out old address and write in new address below.

Signature required for address change _____

NELSON ELLEN M TRE ETAL

Duplicate Bill

Pay online with e-Check (no fee) or credit / debit card (2.35% fee) at:
www.slocountytax.org



If paying by check, return this stub with check payable to:
County Tax Collector (or "SLOCTC")
 1055 Monterey St., Room D-290
 San Luis Obispo, CA 93408

Assessment	Bill Number	Installment	Due Date:	Amount Due:
074-444-004	2025/26 074-444-004	1	November 1, 2025	\$5,661.91

If paid AFTER December 10, 2025, amount due is \$6,228.10



1132382

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QUESTIONS? CONTACT THESE DEPARTMENTS FOR HELP

TAX COLLECTOR	www.slocountytax.org	(805) 781-5831	Email: ttc@co.slo.ca.us	1055 Monterey St., Room D-290, San Luis Obispo, CA 93408
PAYMENTS: The Tax Collector's office is responsible for collecting and processing tax payments. We accept as payments only those items drawn in U.S. dollars on U.S. banks. CREDIT CARD FEE – Payments made by credit or debit cards are subject to a 2.35% fee (\$1.49 minimum), which covers the charges made to the County by credit card companies. ONLINE – Electronic bank transfers (e-Checks) and credit card payments are accepted on the Tax Collector's website at: www.slocountytax.org HOME BANKING – Enter Assessment Number(s) in the Account Number field. BY MAIL – Payment should be made by check, cashier's check, or money order. Do not mail cash. The Tax Collector is not responsible for cash sent by mail. BY PHONE – Credit cards or e-Checks only. IN PERSON – Cash, checks, and credit cards at the above address. TO AVOID PENALTIES: The first installment must be paid no later than December 10 and the second installment must be paid no later than April 10. A 10% penalty is added to the first installment after December 10, and a 10% penalty and delinquency cost are added to the second installment after April 10. If December 10 or April 10 falls on a Saturday, Sunday, or legal holiday, payments made by 5:00 p.m. or the close of business, whichever is later, on the next business day are not considered delinquent. IMPORTANT: The second installment cannot be paid before the first installment is paid. Partial payments are not accepted. RETURNED PAYMENTS: If payment is returned by the bank for any reason, that payment will be removed, a returned payment fee will be added, and delinquent penalties will accrue as required by law. PRIOR TAXES ARE UNPAID: If this wording appears in box 8, there are delinquent taxes which could jeopardize the property. When taxes become delinquent, redemption penalties, costs, and fees are added as required by law. Prior years' taxes are not included in this tax bill. For payment information, including MONTHLY and ANNUAL payment plan options, contact the Redemption Division of the Tax Collector's office at (805) 781-5836. RESPONSIBILITY OF TAXPAYER: The taxpayer is responsible to ensure that the taxes are paid. Failure to receive a tax bill does not relieve the taxpayer of the responsibility to pay the taxes when they become due and payable and does not provide a basis for removing penalties. It is the property owner's responsibility to notify the Assessor of any changes to the tax bill mailing address (see the IMPORTANT - ADDRESS CHANGE box on the stubs below). Examine the bill carefully before paying. Be certain it covers your property. The property description is located in box 6. Be certain that you have obtained a bill for each assessment for which you are responsible. The Tax Collector does not determine the amount of tax you pay. TAX BILL CALCULATIONS: The Auditor-Controller's office is responsible for calculating taxes due by multiplying the assessed value of your property by the tax rate shown in box 13, plus any special assessments shown in box 13. Tax rates are established by the County Board of Supervisors. DISTRIBUTION OF TAXES: Additional information regarding the distribution of property taxes may be obtained at: http://www.slocounty.ca.gov/acttc/property-tax-allocation PROPERTY TAX POSTPONEMENT FOR SENIOR CITIZENS, BLIND, OR DISABLED PERSONS: The State Controller's Office (SCO) administers the Property Tax Postponement (PTP) program, which allows eligible homeowners to postpone payment of current-year property taxes on their primary residence. PTP applications are accepted from October 1 to February 10 each year. Go to the SCO website at www.ptp.sco.ca.gov for more information. If you have any questions, call 800-952-5661 or email postponement@sco.ca.gov				

ASSESSOR	www.slocounty.ca.gov/assessor	(805) 781-5643	Email: assessor@co.slo.ca.us	1055 Monterey St., Room D-360, San Luis Obispo, CA 93408
ASSESSED VALUE: The Assessor's office is responsible for assessing property values. If the taxpayer disagrees with the assessed value shown in box 12, the taxpayer has the right to an informal review by contacting the County Assessor's office. If an informal agreement cannot be reached, the taxpayer has the right to file an Application for Changed Assessment with the County Assessment Appeals Board. Applications must be filed with the Clerk of the Board, 1055 Monterey Street, Room D-430, County Government Center, San Luis Obispo, CA 93408, from July 2 through September 15, or for 60 days following the mailing of any notice of assessment outside the regular period. Additional information regarding the Assessment Appeals and forms may be obtained at: www.slocounty.ca.gov/Departments/Administrative-Office If an informal or formal assessment review is requested, relief from penalties shall apply only to the difference between the County Assessor's final determination of value and the value on the assessment roll for the fiscal year covered. ADDRESS CHANGES: Tax bills are mailed to the latest address on the Assessor's roll. To change the mailing address, please see the stubs below or go to: www.slocountytax.org ASSESSMENT DATE: The fiscal year is for the period of July 1 through June 30. Taxes for the current fiscal year are levied on both real and personal property as it existed at 12:01 a.m. on January 1 of the preceding fiscal year. 10% PENALTY: An asterisk (*) in box 12 next to the property value indicates the assessed valuation includes a 10% penalty pursuant to Revenue & Taxation Code Section 463. HOMEOWNERS' EXEMPTION REQUIREMENTS: If you filed a claim for the Homeowners' Property Tax Exemption, you declared under penalty of perjury that you are the owner of this property and that it is your principal place of residence. You are required by law to terminate this claim if either or both of the following events occurred prior to 12:01 a.m., January 1: (1) ownership of the property transfers to another party, (2) your principal place of residence changes to another location. If you are not eligible for this exemption, you must notify the Assessor in writing on or before December 10, or you will be subject to payment in the amount of taxes the exemption represents, plus applicable penalties and interest. If you move to another home, you must file a new exemption claim for that property. The exemption cannot be transferred. To request a new Homeowners' Exemption Claim form or if you have questions, contact the County Assessor. PROPERTY DESCRIPTION: The information contained in box 7 is for informational purposes only and is insufficient for recorded documents. Do not use this description to convey title.				

To avoid penalties, payment must be in the Tax Collector's office by 5:00 p.m., or deposited in the United States mail or independent delivery service, or entered online through the Tax Collector's website prior to midnight on the delinquency date. Home Banking payments must be entered with a posting date prior to midnight on the delinquency date. **DO NOT SEND CASH BY MAIL**; any loss is assumed by the taxpayer.

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➤ Go to www.slocountytax.org ➤ Options to pay:		➤ Make check payable to: SLO County Tax Collector or "SLOCTC" ➤ Insert this stub with your payment	



IMPORTANT – ADDRESS CHANGE

If needed, please change the address information on **the front of this stub, sign your name**, and send with your payment, or go to www.slocountytax.org for an address change form to complete.

If the return envelope is not available, mail to:

James W. Hamilton, CPA
County Auditor – Controller – Treasurer – Tax Collector
1055 Monterey St., Room D-290
San Luis Obispo, CA 93408

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