

PROPERTY TAX RELIEF FOR SENIORS

Missouri Property Tax Credit known as “Circuit Breaker”

§ 135.010 - 135.030, RSMo.

ELIGIBLE IF:

- You paid real estate taxes or rent on occupied home;
- Your total household income:
\$25,000 or less if single, or
\$27,000 or less if married;

AND

- You or spouse at least 65 years old or 100% disabled;

OR

- You are 60 years old & receiving Surviving Spouse Social Security.

APPLY:

- File Form MO-PTS (with state tax return) or Form MP-PTC (if you do not file state tax return) with the Department of Revenue by April 15th. Forms available by calling 800-877-6881 or online at www.dor.mo.gov/tax.

RECEIVE:

- A check from the state for up to a maximum of \$750 of paid real estate tax or rent.
Based on calculation set out in statute.

“Missouri Homestead Preservation Act”

Senate Bill 730; beginning with tax year 2005.

ELIGIBLE IF you are NOT eligible for Circuit Breaker, AND:

- You paid real estate taxes on an owner occupied home;
- Your federal adjusted gross income is not more than \$70,000 (total whether single or married);
- You are at least 65 years old and a spouse must be at least 60 years old;

OR

- You or your spouse are 100% disabled;

AND

- You have not made improvements to your home exceeding 5% of the prior year’s appraised value.

APPLY:

- Beginning in 2005, mail HPC application to Dept. of Revenue before September 30th deadline. Forms available from local assessor or the Dept. of Revenue by calling 800-877-6881 or online at www.dor.mo.gov/tax/personal/homestead.

RECEIVE:

- Credit applied to following year’s property tax bill for increase in current year’s property tax exceeding 5% over prior year’s tax bill in a reassessment year (exceeding 2.5% increase in a non-reassessment year). Subject to appropriation by General Assembly.