



# OUACHITA PARISH ASSESSOR

OPAssessor.com

## HOMEOWNERS

Stephanie Smith, Assessor

Morgan Herring, Chief Deputy

Carolyn Williams, Office Manager

(318) 327-1300



Offices open:

Monday-Friday from 8:00am - 4:30pm

Our mission is to be public servants who are giving our best efforts for the very best community. We're here to serve you!

WE ARE  
Experienced  
Courteous  
Dedicated



YOUR ASSESSOR'S OFFICE IS COMMITTED TO KEEPING UP WITH A FAST-CHANGING WORLD TO BETTER SERVE PROPERTY OWNERS:

- **UPDATED OFFICE AREAS** allowing easy access to a staff of knowledgeable professionals and personalized services.
- **STATE-OF-THE-ART WEBSITE** to provide free comprehensive information for property research including building amenities, sketches, parcel maps, ownership and valuation.
- **HOMESTEAD EXEMPTION** can now be filed at many loan closing locations, making it easier and saving time for title companies and taxpayers.
- **UPDATED AERIAL IMAGERY** tracking changes in structures and improvements which is shared with 911 and first responders.
- **ENHANCED FIELD PROCEDURES** designed to notify home owners when field deputies are working in their area, thus promoting safety for both the homeowner and the deputy.
- **CONTINUOUS TECHNOLOGY UPGRADES** engaging the latest appraisal processes which enables staff to effectively manage appraisal, ownership, and mapping tools for our growing community.
- **QUALIFIED APPRAISAL STAFF** trained in education and certification programs promoting high standards of accuracy and fairness.

Remember that all property tax dollars stay in Ouachita Parish. Your vote determines where the money goes. Correct property assessment provides our local governments, law enforcement, schools, and other entities with needed funds to maintain, repair, and improve our infrastructure, protect us from crime, and educate our children.

# UNDERSTANDING REAL ESTATE ASSESSMENT VALUATIONS

It is the responsibility of our office to determine the fair market value of properties in Ouachita Parish, and we understand that each homeowner is affected by these important decisions.

This office strives daily to efficiently ensure that all properties in Ouachita Parish are accurately identified and fairly assessed, and where allowable by law, grant exemptions equitably.

This brochure covers the most commonly requested information about your assessor's office, and if you have further questions, please call our deputies at:

(318) 327-1300  
Monday-Friday, 8:00 AM - 4:30 PM

You may find more information, as well as your assessment, online at [OPAssessor.com](http://OPAssessor.com).



As always, we look forward to hearing from you!

STEPHANIE  
SMITH

# LOUISIANA TAXATION PROCESS



The state constitution provides the framework for taxation.



Our state legislature establishes the tax laws, and the Louisiana Tax Commission sets forth the rules and regulations for property assessment.



The people's vote determines the tax rate in each district that is applied to your property's assessed value.



Tax notices and collection are the responsibility of the Ouachita Parish Sheriff's Office.

## ASSESSOR'S RESPONSIBILITIES

Appraising and assessing over 100,000 real estate accounts in Ouachita Parish.

Maintaining and updating property maps.

Allowing and monitoring the qualification and application of exemptions.

Providing ownership and property information.

Inspecting owner information and verifying mailing addresses.

Filing an annual comprehensive listing (tax roll) for Ouachita Parish and each municipality.

## FOR THE TAXPAYER

- ✓ Check your assessment data online year-round at [OPAssessor.com](http://OPAssessor.com), or call 318-327-1300.
- ✓ Confirm if you are eligible for Louisiana Homestead Exemption, or any other Special Exemption or "freeze" by contacting our office.
- ✓ Don't wait! Verify tax information early. After tax bills are issued, changes require tax commission oversight and approval.

# EXEMPTIONS

## LOUISIANA HOMESTEAD EXEMPTION

You may qualify if eligibility requirements are met:

- ✓ You own or reside at the property in question, and are not signing homestead on any other property.
- ✓ The property is not owned by a corporation, partnership, or similar entity.
- ✓ The property is not being purchased under a contract where seller maintains ownership until the contract term ends.

## SPECIAL ASSESSMENT EXEMPTIONS

You may qualify for a Special Assessment Level (SAL) Exemption if you meet certain criteria and income requirements:

- ✓ Homeowners who are 65 years of age or older, or have a permanent disability.
- ✓ A surviving spouse of a military service member killed or missing in action, or a prisoner of war exceeding 90 days.
- ✓ Veterans who meet income requirements and/or who have a service-connected disability of 50% or more.
- ✓ A surviving spouse of certain law enforcement or emergency responders killed in duty.



The SAL places a "freeze" on the property's assessed value. Contact our office for more details.