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# STEARNS WEAVER MILLER

NEWS UPDATE

June 2021

AD VALOREM TAX

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Every owner, tenant, manager, lender, or developer of real estate in Florida has an opportunity to determine if the values assigned to their real estate interests are just. **You may be able to substantially reduce your property tax liability through a tax assessment appeal.**

2021 property tax assessment notices (TRIM notices) will be mailed to taxpayers by mid-August. Some county property appraisers have already posted values on their websites and many others should be posted by July 1. **Now is the time to start thinking about filing a tax assessment appeal.**

There is a short window to file an appeal. The deadline is 25 days following the mailing of your TRIM notice (the specific filing deadline will vary by county) and typically falls in mid-September. TRIM notices generally provide the deadline by which petitions MUST be filed. If you do not receive your TRIM notice, you can reach out to your county's Tax Collector's office.

## **NOW IS THE TIME TO ARGUE THE IMPACT OF COVID-19**

The impact of the COVID-19 pandemic should result in lower property taxes. However, we do not believe the property appraisers' offices will sufficiently, unilaterally lower taxes. Thus, it's more important now than ever to file a property tax appeal.

The [Ad Valorem Tax](#) Group at Stearns Weaver Miller can assist with your property tax challenges before Value Adjustment Boards and in Circuit Court. In 2020, we were able to achieve significant tax reductions for clients.

**VIEW 2020 RESULTS HERE**

Contact [our team](#) to find out more.

**MEET THE [AD VALOREM TAX](#) TEAM**



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## About Stearns Weaver Miller

Stearns Weaver Miller Weissler Alhadeff & Sitterson is a full service law firm with offices in Miami, Fort Lauderdale, Tampa, Tallahassee, and Coral Gables, Florida. We offer multidisciplinary solutions with a focus on Litigation & Dispute Resolution, Bankruptcy & Creditors' Rights, Corporate & Securities, Government & Administrative, Labor & Employment, Real Estate, Real Estate Finance, Commercial Finance and Loan Restructuring & Workouts, Land Development, Zoning & Environmental, Marital & Family Law and Tax. For more information, please visit [stearnsweaver.com](http://stearnsweaver.com).

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