
Neda K. Duff

CARROLL COUNTY ASSESSOR

2023 ASSESSMENT NOTICES

CARROLL COUNTY, INDIANA – April 13, 2023– The Assessor’s Office will be mailing 2023 Assessment Notices (Form 11s) on Tuesday April 25, 2023. These notices will also be available on the Beacon website at www.beacon.schneidercorp.com. The Form 11 provides the taxpayer with the current assessment of their property as of January 1, 2023 as well as the assessed value from 2022.

Assessments in Indiana are considered to be market value in use or property value as it is currently being used. Assessments are also based on mass appraisal not individual appraisal. What does that all mean? Your property’s assessed value should be within roughly 10% of its value on the open market.

You have until June 15, 2023 to appeal the new assessment. In order to appeal, you must provide evidence of the value of the property (e.g.: appraisal, purchase price, current listing, photos, comparable sales, etc.). Appeal forms (Form 130) can be found online at www.in.gov/dlgf or in the Assessor’s Office. A letter/email is also acceptable. Owner contact information MUST be included on every appeal. More information is given on the Form 11 and is also on the DLGF site.

Residential assessments in Carroll County increased an average of 14% and statewide agricultural land assessments increased 27% for 2023. Remember, Carroll County has a frozen property tax levy meaning that as assessments increase, tax rates decrease. There is no good way to predict changes in taxes, but if you would like to get an ESTIMATE of your taxes using the current tax rate, you can do so by visiting <https://gateway.ifionline.org/CalculatorsDLGF/TaxCalculator.aspx>.

Please contact the Assessor’s Office or visit the resources listed here if you have questions.

Carroll County Assessor’s Office
765-564-3444
ccassessor@carrollcountyin.gov
www.beacon.schneidercorp.com
www.carrollcountygovernment.org
www.in.gov/dlgf