

GRANDPARENT/GRANDCHILD EXCLUSION

OFFICE OF TOM J. BORDONARO, JR. COUNTY ASSESSOR
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Grandparent/Grandchild Exclusion

Certain qualifying transfers of ownership in real property directly from grandparents to grandchildren may be excluded from reassessment. However, claiming this exclusion may not always be to your benefit. You may wish to consult a real estate or income tax expert for advice.

- This exclusion applies to transfers occurring on or after March 27, 1996.
- Any grandchild's parent who qualifies as a "child" (see Parent/Child Exclusion) of the grandparent must be deceased as of the date of the transfer. However, for transfers occurring on or after January 1, 2006, it is not necessary that the son-in-law or daughter-in-law who is a stepparent to the grandchild be deceased in order for the grandchild to be eligible.
- In order to qualify, a properly completed, state-approved claim form must be filed timely with the Assessor. Additional documents, such as a death certificate, marriage license, etc., will be required to support the claim.

Processing fees may apply.

This information is a synopsis of the parent/child exclusion and the grandparent/grandchild exclusion. You may call the Assessor's Office for more specific information.