



Proposition 58 - Parent-Child Transfer

- Real estate that is transferred from parent(s) to child(ren), or from child(ren) to parent(s) may be excluded from reassessment.
- The established Prop. 13 taxable value is not affected by the transfer.
- The new owner's taxes are calculated on the established Prop.13 value, instead of the current market value when the property is acquired.
- \$1 million limit (taxable value) on transfers of non-principal residence property
- No dollar limitation on the original owner's principal residence
- Generally, transfers between legal entities (i.e., corporations, partnerships) that are owned by parents or children do not qualify.

Proposition 193 - Grandparent-Grandchild Transfer

- Real estate that is transferred from grandparent(s) to their grandchild(ren) may be excluded from reassessment
- Parents of the grandchild must be deceased as of the date of transfer
- Taxes are calculated on the established Prop.13 value
- \$1 million limit (taxable value) on transfers of non-principal residence property
- No dollar limitation on grandparent's principal residence
- Generally, transfers directly between legal entities (i.e., corporations, partnerships) that are owned by grandparents do not qualify