

Property Tax Management Services

Inflation and value fluctuations lead to over assessments.
SIB uncovers and secures tax savings on your behalf.

Is Your Property Over-Assessed?

We estimate that 65% of all commercial real estate in America is over-assessed. Tax assessments may be appealed by property owners, and successful appeals may result in significant and long-term savings for the property owner.

How Do I Know If My Property Is Over-Assessed?

Without detailed data from similar properties and a robust understanding of the real estate market in your area, it can be difficult to accurately determine if your property is over-assessed.

SIB Can Help

SIB's property tax analysts review your property tax records and then perform a market value analysis on your real estate portfolio, using data from thousands of locations around the country as well as our in-depth knowledge of the real estate market.

- SIB Understands the real estate market and has data from thousands of locations around the country.
- Our property tax analysts review your property tax records and then perform a market value analysis on your real estate portfolio.
- Our tax professionals have worked in the field for over 30 years. With our experience and knowledge, we can determine the exact value of your real estate portfolio.
- SIB has a database of 500,000+ pricing benchmarks in 200,000+ accounts across multiple spend categories.
- We do not charge upfront fees for our services. We get paid when you save money. We use a contingency-based fee model. Your account executive can explain our fee structure and engagement duration.
- Onboarding is easy—all we need is a LOA and site list. The rest of the information we need for our analysis can be gathered for you from public records.

8%

Average Property Tax Savings

- ✓ Free up time for your in-house personnel and redeploy them to other critical initiatives.
- ✓ Leverage our tax professionals with 20+ years of experience and relationships with tax assessors across the country.
- ✓ In-house database from thousands of properties results in accurate analysis of fair market values.

Case Examples

> Calhoun Management

\$44,000 annual Tax Savings

- 88 locations reviewed
- 38 appeals
- 29 locations settled

> MBN Brands

\$18,500 annual Tax Savings

- 157 locations reviewed
- 20 appeals
- 5 locations Settled

> Luihn VantEdge Partners LLC

\$56,000 in Tax Savings Over Two Years

- 100% appeal success rate
- 168 locations reviewed
- 22 appeals
- 22 locations settled

Our Process



Collect Data

- Receive signed LOA & site list, and property tax records
- Utilize data from numerous nationwide locations and our extensive expertise in the real estate market



Analyze

- Review property tax records
- Perform Market Value Analysis



Review

- Summary report on exactly how much your real estate portfolio is worth
- Deliver expected savings range from the new and more accurate assessment



Appeal

- Initiate appeals process as needed
- Present to local tax authority



Validate

- Maintain presence to ensure accuracy
- Retrieve new parcel ID records, generate invoices, and compare the differences between old and new records.

A Sample of Our Clients

