

Delinquent Property Tax Timeline For 2015 Taxes



Delinquency

On March 1, 2016

Unpaid 2014 taxes become delinquent and payable to Jackson County Treasurer

- 4% Administrative Fee is added
- Interest begins to accrue at 12% annually

On Oct 1, 2016

\$15 fee is added

On Nov 1, 2016

Parcel is added to preliminary forfeiture list

On Feb 1, 2017

Mortgage lenders and banks may be notified

Forfeiture

On March 1, 2017

- Minimum of \$195 in fees is added
- Property is forfeited to the County Treasurer
- The interest rate is increased to 18% per year, retroactive to March 1, 2016

June 2017

Foreclosure petition filed in Circuit Court

Between June 1, 2017 and January 31, 2018

- Title research to identify owners and lienholders
- Personal visits made to forfeited property
- Mortgage lenders, banks, and other lienholders notified

January 2018

Show Cause hearing is held

Foreclosure

February, 2018

Court Hearing will be held and the judge signs the Foreclosure Order

March 31, 2018

Redemption rights expire if taxes are not paid & property ownership transfer to the Berrien County Treasurer

July – November 2018

- Property is sold at auction
- Prior owner does not receive any of the proceeds

The property tax foreclosure process can be confusing. Please call us at 269-983-7111 x8569 with any questions you may have!