



## Senior Property Tax Freeze

The Department of Revenue has launched the application for the Senior Property Tax Freeze Program. The application deadline is June 30, 2025. A quick, convenient, online application portal is available now. In-person assistance is available at select County Government Center locations Monday through Friday from 8 a.m. until 4:30 p.m.

- [Clayton Administration Building](#) - 41 South Central Avenue, Clayton, MO 63105
- [Northwest Crossing](#) - 715 Northwest Plaza Drive, St. Ann, MO 63074 (close for lunch 12 p.m. to 12:30 p.m.)
- [South County](#) - 4554 Lemay Ferry Road, St. Louis, MO 63129 (close for lunch 12 p.m. to 12:30 p.m.)
- [West County](#) - 70 Clarkson Wilson Center, Chesterfield, MO 63017 (close for lunch 12 p.m. to 12:30 p.m.)

Mailed in or dropped off paper documents will **NOT** be accepted. Please call [314-615-7100](tel:314-615-7100) for assistance. Please select prompt 2.

An eligible taxpayer for base year 2024 is a Saint Louis County resident who:

- Is 62 years of age or older as of December 31, 2024.
- Is the property owner, or has a legal or equitable interest, of a residential property, as of December 31, 2024.
- Primarily resides in the property for which they are applying, as of December 31, 2024.
- Does not claim more than one primary residence for the Senior Property Tax Credit.

Here are the documents you will need to prove eligibility:

- **Proof of identity and age.** Examples: state-issued Driver's License, state-issued ID, or birth certificate passport.
- **Parcel Identification (Locator) Number** of the property you are applying for. You can look up this number on the [\\*Assessor's website](#).
- **Proof of ownership.** Examples: warranty deed, quit claim deed, grant deed, survivorship deed. If you do not have your deed, you can obtain a copy from the Recorder of Deeds. The easiest and fastest ways residents



can get a copy of their property deed is ordering one through the **\*\*County's online vendor** or by visiting one of our buildings listed above in person Monday through Friday from 8 a.m. to 4:30 p.m. Residents can check in-person wait times and make an appointment through the **\*County's website**. Typical cost of a printed deed is \$5. Deed copies are \$2 for first page and \$1 for each additional page.

- If the property is in a Trust, you must ALSO provide copies of Trust documents proving the applicant is a Trustee or Beneficiary of the property. **Properties owned by a corporation or LLC do not qualify.**
- **Proof of residence.** Examples: state-issued driver's license, state-issued ID, voter registration card, or motor vehicle or driver's license renewal card.

The application deadline is June 30, 2025, so there will be ample time to apply.

**\*Assessor's website:** <https://revenue.stlouisco.com/IAS/>

**\*\*County's online vendor:** <https://tapestry.fidlar.com/Tapestry2/Default.aspx>

**\*\*\*County's website:** <https://stlouiscountymo.gov/services/join-the-wait-line/>

This is a Saint Louis County program, authorized by [§137.1050 of the Revised Statutes of the State of Missouri](#), that freezes certain real property taxes for eligible seniors. The program does NOT include personal property.

## QUESTIONS

The statuses listed below in bold, followed by the defining statement for each identifies the current stage of an application for the Senior Property Tax Freeze (STF). Each status indicates where the application stands in the review process from submission to final determination. To search for and review the status on an application please follow the link:

<https://mostlouiscol.fidlar.com/MOStLouisCol/Apex.WebPortal/search>



**SAINT LOUIS COUNTY**  
Revenue

Application Status:

**RECEIVED** - Your application has been submitted, and our office has confirmed acceptance of your application.

**PENDING REVIEW** - Your accepted application is being processed and is under review.

**SIGNATURE REQUIRED** - Your application is missing your required signature, which is necessary to complete the application. Please visit either County Government location where STF applications are accepted and speak with one of our specialists to assist you.

**SIGNATURE/DOCUMENTS** - Your application is missing your required document(s) and your signature, which are both required to complete the application. Please visit either County Government location where STF applications are accepted and speak with one of our specialists to assist you.

**DOCUMENTS REQUIRED** - Your application is missing your required document(s), which are necessary to complete the application. Please visit either County Government location where STF applications are accepted and speak with one of our specialists to assist you.

**SUBMISSION COMPLETE** - All required documentation for your application has been received and reviewed and no further action from you is necessary.

**FINIAL APPROVAL** - Your application is complete and awaiting finial calculation and posting from the Collector of Revenue. "Anticipated decision Fall of 2025".