

441.72 Assessment of platted lots.

1. Except as provided in [subsection 2](#), when a subdivision plat is recorded pursuant to [chapter 354](#), the individual lots within the subdivision plat shall not be assessed in excess of the total assessment of the land as acreage or unimproved property for five years after the recording of the plat or until the lot is actually improved with permanent construction, whichever occurs first. When an individual lot has been improved with permanent construction, the lot shall be assessed for taxation purposes as provided in [chapter 428](#) and [this chapter](#).

2. For subdivision plats recorded pursuant to [chapter 354](#) on or after January 1, 2004, but before January 1, 2011, the individual lots within the subdivision plat shall not be assessed in excess of the total assessment of the land as acreage or unimproved property for eight years after the recording of the plat or until the lot is actually improved with permanent construction, whichever occurs first. When an individual lot has been improved with permanent construction, the lot shall be assessed for taxation purposes as provided in [chapter 428](#) and [this chapter](#).

3. [This section](#) does not apply to special assessment levies.

[90 Acts, ch 1236, §50; 2011 Acts, ch 131, §155, 157](#)

2011 amendments to this section take effect July 27, 2011, and apply to assessment years beginning on or after January 1, 2012; amendments do not require refund or modification of property taxes attributable to, or the adjustment of property assessments for, assessments years beginning before January 1, 2012; 2011 Acts, ch 131, §156, 157