

State of California  
BOARD OF EQUALIZATION  
PROPERTY TAX RULES

Chapter 1. State Board of Equalization — Property Tax  
Subchapter 2. Assessment  
Article 5. Situs

**Rule 204. LEASED PROPERTY.**

*References:* Article XIII, Section 14, California Constitution.  
Sections 623 and 1019, Revenue and Taxation Code.  
Section 15606, Government Code.

- (a)** Property leased or rented on a daily, weekly or other short-term basis has situs at the place where the lessor normally keeps the property. Temporary absences from that location do not change the situs of the property.
- (b)** The situs of property leased or rented for an extended, but unspecified, period or leased for a term of more than six months shall be determined on the basis of the lessee's use.
- (c)** The assessor may place a single assessment on the roll for all leased personal property in the county that is assessed to the same taxpayer. Any property assessed pursuant to this subdivision shall, in the absence of evidence establishing otherwise, be deemed to be located at the taxpayer's primary place of business within the county.

*History:* Adopted February 7, 1968, effective March 14, 1968.  
Amended July 27, 1982, effective February 17, 1983.  
Amended December 11, 1997, effective January 10, 1998.