

SB3868



104TH GENERAL ASSEMBLY

State of Illinois

2025 and 2026

SB3868

Introduced 2/6/2026, by Sen. John F. Curran

SYNOPSIS AS INTRODUCED:

35 ILCS 5/208

from Ch. 120, par. 2-208

Amends the Illinois Income Tax Act. Increases the tax credit for residential real property taxes from 5% of the real property taxes paid by the taxpayer during the taxable year on the principal residence of the taxpayer to 10% of the real property taxes paid by the taxpayer during the taxable year on the principal residence of the taxpayer. Provides that the credit is exempt from the Act's automatic sunset provision. Effective immediately.

LRB104 18265 HLH 31704 b

A BILL FOR

1 AN ACT concerning revenue.

2 **Be it enacted by the People of the State of Illinois,**
3 **represented in the General Assembly:**

4 Section 5. The Illinois Income Tax Act is amended by
5 changing Section 208 as follows:

6 (35 ILCS 5/208) (from Ch. 120, par. 2-208)

7 Sec. 208. Tax credit for residential real property taxes.

8 ~~For Beginning with~~ tax years ending on or after December 31,

9 1991 and ending before December 31, 2026, every individual

10 taxpayer shall be entitled to a tax credit equal to 5% of real

11 property taxes paid by such taxpayer during the taxable year

12 on the principal residence of the taxpayer. For tax years

13 ending on or after December 31, 2026, every individual

14 taxpayer shall be entitled to a tax credit equal to 10% of real

15 property taxes paid by the taxpayer during the taxable year on

16 the principal residence of the taxpayer. In the case of

17 multi-unit or multi-use structures and farm dwellings, the

18 taxes on the taxpayer's principal residence shall be that

19 portion of the total taxes which is attributable to such

20 principal residence. Notwithstanding any other provision of

21 law, for taxable years beginning on or after January 1, 2017,

22 no taxpayer may claim a credit under this Section if the

23 taxpayer's adjusted gross income for the taxable year exceeds

1 (i) \$500,000, in the case of spouses filing a joint federal tax
2 return, or (ii) \$250,000, in the case of all other taxpayers.

3 This Section is exempt from the provisions of Section 250.

4 (Source: P.A. 101-8, see Section 99 for effective date;
5 102-558, eff. 8-20-21.)

6 Section 99. Effective date. This Act takes effect upon
7 becoming law.