



**OFFICE OF THE TREASURER-TAX COLLECTOR**  
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**TOP 20 PROPERTY TAXPAYERS IN ORANGE COUNTY**

**FY 23-24**

**Top Secured Taxpayers (1)**

<u>Taxpayer Name</u>	<u>Taxes</u>	<u>% of Taxes (2)</u>
1 Irvine Company	\$192,000,000	2.19%
2 Walt Disney Parks & Resorts US	\$81,586,405	0.93%
3 Southern California Edison Company (Edison International)	\$69,190,004	0.79%
4 Sempra Energy (SDG&E, So. Cal Gas)	\$22,031,099	0.25%
5 United Laguna Hills Mutual (Laguna Woods)	\$14,047,335	0.16%
6 AT&T (Pacific Bell Telephone Company)	\$10,752,652	0.12%
7 BEX Portfolio, Inc.	\$9,191,610	0.10%
8 AES Corporation	\$8,676,607	0.10%
9 Olen Properties Corp	\$7,845,345	0.09%
10 Edwards Lifesciences	\$6,976,413	0.08%
11 B. Braun Medical, Inc.	\$6,872,812	0.08%
12 Bella Terra Associates, LLC	\$6,843,645	0.08%
13 LBA IV-PPI LLC (LBA Realty)	\$6,562,874	0.07%
14 Fertitta MLB Owner LLC (Ritz Carlton)	\$6,332,743	0.07%
15 South Coast Plaza	\$5,687,072	0.06%
16 Five Point Holdings, LLC	\$5,637,351	0.06%
17 United Dominion Realty LP	\$5,328,160	0.06%
18 Rexford Industrial Realty LP	\$4,794,518	0.05%
19 Knott's Berry Farm	\$4,692,716	0.05%
20 Chapman University	\$4,499,752	0.05%
20 T-Mobile West, LLC	\$4,327,866	0.05%
<b>Total Taxes:</b>	<b>\$483,876,979</b>	<b>5.52%</b>

(1) Taxpayers are grouped under a parent, if identifiable

(2) Total Secured Taxes as of January 24, 2024 - \$8,758,259,599

**Top Unsecured Taxpayers (1)**

<u>Taxpayer Name</u>	<u>Taxes</u>	<u>% of Taxes (2)</u>
1 Charter Communications, Inc. (Time Warner)	\$ 4,048,022	1.27%
2 Cox Communications, Inc.	\$ 3,929,705	1.23%
3 Allergan, Inc.	\$ 2,161,909	0.68%
4 TGS Computing LLC	\$ 1,905,864	0.60%
5 Cereberus Capital Management (Albertson's/Vons)	\$ 1,873,200	0.59%
6 Applied Medical Resources Corporation	\$ 1,623,090	0.51%
7 Johnson & Johnson	\$ 1,598,334	0.50%
8 Luxottica of America, Inc. (Oakley Inc.)	\$ 1,542,207	0.48%
9 Panasonic Avionics Corporation	\$ 1,486,706	0.47%
10 Avid Bioservices Inc	\$ 1,442,330	0.45%
11 Berkshire Hathaway Inc. (PCC Rollmet Inc.)	\$ 1,246,388	0.39%
12 Tower Semiconductor, Ltd.	\$ 1,235,526	0.39%
13 Adient Aerospace LLC	\$ 1,191,307	0.37%
14 Golden State Water Company	\$ 1,154,591	0.36%
15 Amazon Inc.	\$ 1,150,483	0.36%
16 Republic Services Inc.	\$ 1,110,272	0.35%
17 Wells Fargo Bank	\$ 1,022,233	0.32%
18 Southwest Airlines Company	\$ 992,634	0.31%
19 Target Corporation	\$ 941,599	0.30%
20 The Kroger Company	\$ 883,531	0.28%
<b>Total Taxes</b>	<b>\$ 32,539,931</b>	<b>10.22%</b>

(1) Taxpayers are grouped under a parent, if identifiable

(2) Total Unsecured Taxes - \$318,536,726