NASSAU COUNTY TAXING AUTHORITY

96135 NASSAU PLACE, SUITE 4 YULEE, FL 32097

YULEE

S es Ants

2022 REAL ESTATE PROPERTY



P1 T30**********AUTO**5-DIGIT 32034 00-00-31-155R-0050-0000 KOLATA CAROL & KOLATA JOANNE (JT/RS) 105 CORMORANT CT FERNANDINA BEACH FL 32034-4547

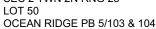
HX 01

Notice of Proposed Property Taxes

DO NOT PAY THIS IS NOT A BILL

The taxing authorities which levy property taxes against your property will soon hold public hearings to adopt budgets and tax rates for the next year. The purpose of these public hearings is to receive opinions from the general public and to answer questions on the proposed tax changes and budget prior to taking final action. Each taxing authority may amend or alter its proposals at the hearing.

LEGAL DESCRIPTION SEC 2 TWN 2N RNG 28





SITUS ADDRESS

105 CORMORANT CT FERNANDINA BEACH

		COLUMN 1*			COLUMN 2*			COLUMN 3*						
Taxing Authority		Tax Rate 2021			Tax Rate If No Budget Your Property Taxes If Change is No Budget Change is Adopted 2022		Tax Rate PROPOSED 2022	Your Property Taxes IF PROPOSED Budget is Adopted 2022			JBLIC HEARING INFORMATION public hearing on the proposed taxes d budget will be held on:			
NASSAU COUNT	Y	7.3238	\$	1,810.43	6.6330	\$	1,698.80	7.1041	\$	1,819.46	9/12/22 6PM COMMISSIC 96135 NASSAU PL YULE			
SCHOOL BOARD- STATE		3.6320	\$	988.62	3.1612	\$	888.66	3.2550	\$	915.03	9/08/22 5:30PM 1201 ATL	ANTIC AVE		
SCHOOL BOARD - LOCAL		2.2480	\$	611.90	1.9566	\$	550.03	2.2480	\$	631.94	FERNANDINA BEACH, FI 9/08/22 5:30PM 1201 ATL	ANTIC AVE		
FERNANDINA BEACH		5.3330	\$	1,318.31	4.7709	\$	1,221.89	5.3330	\$	1,365.86	FERNANDINA BEACH, FI 9/06/22 6:00PM CITY COI	MM CHAMBERS		
AMELIA ISL BEACH MSTU		.0960	\$	23.73	.0862	\$	22.08	.0960	\$	24.59	204 ASH ST FERNANDIN 9/12/22 6PM COMMISSIC	N CHAMBERS		
ST JOHNS WTR MGMT DIST		.2189	\$	54.11	.1974	\$	50.56	.1974	\$	50.56	9/13/22 5:05PM 4049 REI	96135 NASSAU PL YULEE, FL 32097 9/13/22 5:05PM 4049 REID STREET		
FL INLAND NAVIGATION DIST		.0320	\$	7.91	.0287	\$	7.35	.0320	\$	8.20	PALATKA, FL 32177 9/08/22 5:05PM MIASF BLDG 221			
AMELIA ISLAND MOSQ CONTRL		.1277	\$	31.57	.1151	\$	29.48	.1151	\$	29.48	9/14/22 5:30PM 2500 LYN	SW 3RD AVE FT LAUDERDALE FL 33312 9/14/22 5:30PM 2500 LYNNDALE RD		
FDNA BCH VOTER APPR DEBT		.0000	\$.00	.0000	\$.00	.0000	\$.00	9/06/22 6:00PM CITY COI	FERNANDINA BEACH, FL 32034 9/06/22 6:00PM CITY COMM CHAMBERS 204 ASH ST FERNANDINA BCH FL 32034		
Total Property Taxes		19.0114	\$	4,846.58	16.9491	\$	4,468.85	18.3806	\$	4,845.12				
Taxing Districts	Market Valu Districts 2021			/alue A 2022 2.02		ssessed Value		Exemptions 2021 2022			Taxable Value 2021 2022			
County School	333,615 333,615	2022 2022 394,498 394,498 394,498 394,498		202	21 20 297,198 297,198		306,114 306,114	50,000 25,000		<u>2022</u> 50, 25,	247,198	2022 256,114 281,114		
Municipality Other	333,615 333,615			297,198 297,198		306,114 306,114	50,000	50,000 50,000		000 247,198 000 247,198	256,114 256,114			
Assessment Reductions		Applicable to:		:	Value		Exempt	tions	A		plicable to: Value			
Save Our Homes		All Taxes		88,384		First Home Additional H				All Taxes Non-School Taxes	25,000 25,000			

* See reverse side for explanations.

* If you feel the market value of your property is inaccurate or does not reflect fair market value or if you are entitled to an exemption that is not reflected above contact your county property appraiser at <u>96135 NASSAU PL #4</u> YULEE, FL 32097 904-491-7300

* If the property appraiser's office is unable to resolve the matter as to market value, classification, or an exemption, you may file a petition for adjustment with the Value Adjustment Board. Petition forms are available from the county property appraiser and must be filed ON OR BEFORE <u>9/9/2022</u>.

* Your final tax bill may contain non-ad valorem assessments which may not be reflected on this notice such as assessments for roads, drainage, garbage, fire, lighting, water, sewer, or other government services and facilities which may be levied by your county, city, or any special district.