NASSAU COUNTY TAXING AUTHORITY

96135 NASSAU PLACE, SUITE 4

YULEE, FL 32097

2022 REAL ESTATE PROPERTY



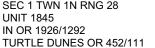
P4 T94******AUTO**ALL FOR AADC 300 02-6N-29-V005-1845-0000 BALTIMORE WATERS LLC 4524 ALLEN HOLLOW PL SUWANEE GA 30024-4170

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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 1 TWN 1N RNG 28



SITUS ADDRESS

1862 TURTLE DUNES PL FERNANDINA BEACH

		COLUMN 1*			COLUMN 2*			COLUMN 3*					
Taxing Authority		Tax Rate Yo 2021		ur Property Taxes 2021	, Tax Rate If No Budget Change is Adopted 2022		our Property Taxes If No Budget Change is dopted 2022	Tax Rate PROPOSED 2022	Your Property Taxes IF PROPOSED Budget is Adopted 2022		PUBLIC HEARING INFORMATION A public hearing on the proposed taxes and budget will be held on:		oposed taxes
NASSAU COUNTY		7.3238	\$	4,680.64	6.6330	\$	4,663.07	7.1041	\$	4,994.25		2/22 6PM COMMISSIC 135 NASSAU PL YULE	
SCHOOL BOARD- STATE		3.6320	\$	2,321.21	3.1612	\$	2,524.53	3.2550	\$	2,599.44	9/0	08/22 5:30PM 1201 ATL	ANTIC AVE
SCHOOL BOARD - LOCAL		2.2480	\$	1,436.70	1.9566	\$	1,562.54	2.2480	\$	1,795.25	FERNANDINA BEACH, FL 32034 9/08/22 5:30PM 1201 ATLANTIC AVE FERNANDINA BEACH, FL 32034 9/12/22 6PM COMMISSION CHAMBERS 96135 NASSAU PL YULEE, FL 32097 9/13/22 5:05PM 4049 REID STREET PALATKA, FL 32177 9/08/22 5:05PM MIASF BLDG 221 SW 3RD AVE FT LAUDERDALE FL 33312 9/14/22 5:30PM 2500 LYNNDALE RD FERNANDINA BEACH, FL 32034		
NA. CO. MUNICPL SERV FUND		2.2770	\$	1,455.23	2.0716	\$	1,456.36	2.2087	\$	1,552.74			
ST JOHNS WTR MGMT DIST		.2189	\$	139.90	.1974	\$	138.77	.1974	\$	138.77			
FL INLAND NAVIGATION DIST		.0320	\$	20.45	.0287	\$	20.18	.0320	\$	22.50			
AMELIA ISLAND MOSQ CONTRL		.1277	\$	81.61	.1151	\$	80.92	.1151	\$	80.92			
Total Property Taxes	Mayka	15.8594	\$	10,135.74	14.1636		10,446.37		\$	11,183.87		Tuvah	e Value
Districts 20:	Market Value 2021 2022		202					2021		ptions 2022		2021	2022
County 639,100 School 639,100		798,600 798,600		639,100 639,100			703,010 798,600		0			639,100 639,100	703,01 798,60
Other 639,100		798,600			639,100		703,010		0			639,100	703,01
Assessment Reductions	Applicable to:			Value		Exempt	ions		А	Applicable to:		Value	
10% Cap on Non-Homestead Non-School Taxes 95,590 None													

* 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.