NASSAU COUNTY TAXING AUTHORITY

96135 NASSAU PLACE, SUITE 4

YULEE, FL 32097

### 2022 REAL ESTATE PROPERTY

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P1 T1<sup>++++++</sup>AUTO<sup>++</sup>5-DIGIT 32034 12-2N-27-1460-0047-0000 FRANCIS-STREET DOREEN P & STREET ANDREW (W&H) 86095 MONTAUK DR FERNANDINA BEACH FL 32034-8139

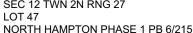
HX 01

# 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 12 TWN 2N RNG 27





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SITUS ADDRESS 86095 MONTAUK DR FERNANDINA BEACH

	COLUMN 1*			COLUMN 2*			COLUMN 3*						
Taxing Authority		2021 7		ur Property Taxes 2021	Change is		Your Property Taxes If No Budget Change is Adopted 2022	Tax Rate PROPOSED 2022	Your Property Taxes IF PROPOSED Budget is Adopted 2022		UBLIC HEARING INFORMATION A public hearing on the proposed taxes ad budget will be held on:		
NASSAU COUNTY		7.3238	\$	1,302.16	6.6330	\$	1,224.66	7.1041	\$	1,311.64	9/12/22 6PM COMMISSIO		
SCHOOL BOARD- STATE		3.6320	\$	736.56	3.1612	\$	662.69	3.2550	\$	682.35	96135 NASSAU PL YULEE, FL 32097 9/08/22 5:30PM 1201 ATLANTIC AVE 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		
SCHOOL BOARD - LOCAL		2.2480	\$	455.89	1.9566	\$	410.17	2.2480	\$	471.25			
NA. CO. MUNICPL SERV FUND		2.2770	\$	404.85	2.0716	\$	382.48	2.2087	\$	407.80			
ST JOHNS WTR MGMT DIST		.2189	\$	38.92	.1974	\$	36.45	.1974	\$	36.45	9/13/22 5:05PM 4049 REID STREET PALATKA, FL 32177		
FL INLAND NAVIGATION DIST		.0320	\$	5.69	.0287	\$	5.30	.0320	\$	5.91	9/08/22 5:05PM MIASF BLDG 221 SW 3RD AVE FT LAUDERDALE FL 33312		
Total Property Taxes		15.7317	\$	2,944.07	14.0485	\$	2,721.75	15.0452	\$	2,915.40			
Taxing Districts	<b>Market Value</b> 2021 <b>2022</b>		<b>Assessed Value</b> 2021 202						tions 2022	<b>Taxab</b> 2021	Taxable Value   2021 2022		
County School Other	295,916 295,916 295,916	39	99,106 99,106 99,106		227,798 227,798 227,798		234,632 234,632 234,632	50,00 25,00 50,00	0 50,00 0 25,00		00 177,798 00 202,798	184,632 209,632 184,632	
Assessment Reductions		Applicable to:			Value		Exemptions				blicable to: Value		
Save Our Homes	All Taxes					First Homestead Additional Homestead				25,000 25,000			

\* See reverse side for explanations.

\* 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.