NASSAU COUNTY TAXING AUTHORITY

96135 NASSAU PLACE, SUITE 4

YULEE, FL 32097

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## 2022 REAL ESTATE PROPERTY

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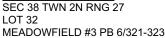
P2 165-71-71-72-010-75-01011 32034 38-2N-27-1332-0032-0000 COOLEY BENJAMIN C & MELISSA S 86900 RIVERWOOD DR YULEE FL 32097-6456

HX 01

## 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





SITUS ADDRESS

86900 RIVERWOOD DR YULEE

	COLUMN 1*			COLUMN 2*			COLUMN 3*						
Taxing Authority		Tax Rate 2021			Your Property   Tax Rate If Taxes If   No Budget No Budget   Change is Change is   Adopted 2022 Adopted 2022		Tax Rate PROPOSED 2022	Budget is			UBLIC HEARING INFORMATION public hearing on the proposed taxes ad budget will be held on:		
NASSAU COUNTY	NASSAU COUNTY		\$	1,228.00	6.6330	\$	1,155.48	7.1041	\$	1,237.55	9/12/22 6PM COMMISSIO		
SCHOOL BOARD- STATE		3.6320	\$	699.78	3.1612	\$	629.72	3.2550	\$	648.40	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 9/13/22 5:05PM 4049 REID STREET PALATKA, FL 32177		
SCHOOL BOARD - LOCAL		2.2480	\$	433.13	1.9566	\$	389.76	2.2480	\$	447.81			
NA. CO. MUNICPL SERV FUND		2.2770	\$	381.79	2.0716	\$	360.88	2.2087	\$	384.76			
ST JOHNS WTR MGMT DIST		.2189	\$	36.70	.1974	\$	34.39	.1974	\$	34.39			
FL INLAND NAVIGATION DIST		.0320	\$	5.37	.0287	\$	5.00	.0320	\$	5.57	9/08/22 5:05PM MIASF BLDG 221 SW 3RD AVE FT LAUDERDALE FL 33312		
Total Property Taxe	es	15.7317	\$	2,784.77	14.0485	\$	2,575.23	15.0452	\$	2,758.48			
Taxing Districts	Market Value 2021 2022			<b>Assessed Value</b> 2021 202			22	<b>Exem</b> j 2021			20/21	Taxable Value       2021     2022	
County School Other	217,672 217,672 217,672	250,185 250,185 250,185		217,672 217,672 217,672		224,202 224,202 224,202	50,00 25,00 50,00	0 25,0		00 192,672	174,202 199,202 174,202		
Assessment Reductions		Applicable to:			Value			Exemptions			pplicable to:		
Save Our Homes		All Taxes		25,983		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.