NASSAU COUNTY TAXING AUTHORITY

96135 NASSAU PLACE, SUITE 4

YULEE, FL 32097

28

2022 REAL ESTATE PROPERTY

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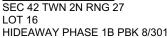
GUZMAN NANCY J & GASCOT JORGE E POLANCE (JT/RS) 86470 MOONLIT WALK CIR YULEE FL 32097-3997

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





HIDEAWAY PHASE 1B PBK 8/301

SITUS ADDRESS

86470 MOONLIT WALK CIR YULEE

	COLUMN 1*			COLUMN 2*			COLUMN 3*						
Taxing Authority		Tax Rate 2021			Tax Rate If No Budget Change is Your Property Taxes If No Budget Adopted 2022 Adopted 2022		Taxes If No Budget Change is	Tax Rate PROPOSED 2022	Your Property Taxes IF PROPOSED Budget is Adopted 2022		PUBLIC HEARING INFO A public hearing on the pr and budget will be held or	oposed taxes	
NASSAU COUN	ΤY	7.3238	\$	964.78	6.6330	\$	909.94	7.1041	\$	974.57	9/12/22 6PM COMMISSION CHAMBERS 96135 NASSAU PL YULEE, FL 32097		
SCHOOL BOARD- STATE		3.6320	\$	569.25	3.1612	\$	512.70	3.2550	\$	527.91	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		
SCHOOL BOARD - LOCAL		2.2480	\$	352.33	1.9566	\$	317.33	2.2480	\$	364.59			
NA. CO. MUNICPL SERV FUND		2.2770	\$	299.95	2.0716	\$	284.19	2.2087	\$	303.00			
ST JOHNS WTR MGMT DIST		.2189	\$	28.84	.1974	\$	27.08	.1974	\$	27.08	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		
FL INLAND NAVIGATION DIST		.0320	\$	4.22	.0287	\$	3.94	.0320	\$	4.39			
Total Property Taxes		15.7317	\$	2,219.37	14.0485	\$	2,055.18	15.0452	\$	2,201.54			
Taxing Districts	Market 2021	Market Value 2021 2022		Assessed Value 2021 202			22	Exer 2021	-	2022	2021	Taxable Value 2021 2022	
County School Other	237,801 237,801 237,801	26	65,363 65,363 65,363		181,732 181,732 181,732		187,184 187,184 187,184	50,00 25,00 50,00	0 25,000		00 156,732	137,184 162,184 137,184	
Assessment Reductions		Applicable to:			Value		.	Exemptions			pplicable to:	Value	
Save Our Homes		All Taxes		78,179		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 _ 96135 NASSAU PL #4 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 9/9/2022.

* 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.