NASSAU COUNTY TAXING AUTHORITY

96135 NASSAU PLACE, SUITE 4

YULEE, FL 32097

S es Ants

### 2022 REAL ESTATE PROPERTY

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P1 T13\*\*\*\*\*\*\*\*\*\*\*\*AUTO\*\*5-DIGIT 32034 45-2N-28-525D-0049-0000 NICHOLS RODNEY & NICHOLS TERESA 96046 MONTAGO BAY FERNANDINA BEACH FL 32034-8483

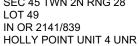
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## Notice of Proposed Property Taxes

# 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 45 TWN 2N RNG 28



SITUS ADDRESS

94300 DUCK LAKE DR FERNANDINA BEACH

	COLUMN 1*			COLUMN 2*			COLUMN 3*						
Taxing Authority		Tax Rate 2021			Tax Rate If No Budget Change is Adopted 2022	Budget No Budget		Tax Rate PROPOSED 2022	Your Property Taxes IF PROPOSED Budget is Adopted 2022		A public hearing on	UBLIC HEARING INFORMATION public hearing on the proposed taxes ad budget will be held on:	
NASSAU COUNT	ſΥ	7.3238	\$	109.67	6.6330	\$	109.25	7.1041	\$	117.01	9/12/22 6PM COMN 96135 NASSAU PL		
SCHOOL BOARD- STATE		3.6320	\$	94.80	3.1612	\$	99.58	3.2550	\$	102.53	9/08/22 5:30PM 120	1 ATLANTIC AVE	
SCHOOL BOARD - LOCAL		2.2480	\$	58.67	1.9566	\$	61.63	2.2480	\$	70.81	FERNANDINA BEA 9/08/22 5:30PM 120	1 ATLANTIC AVE	
NA. CO. MUNICPL SERV FUND		2.2770	\$	34.10	2.0716	\$	34.12	2.2087	\$	36.38	FERNANDINA BEACH, FL 32034 9/12/22 6PM COMMISSION CHAMBERS		
ST JOHNS WTR MGMT DIST		.2189	\$	3.28	.1974	\$	3.25	.1974	\$	3.25	96135 NASSAU PL YULEE, FL 32097 9/13/22 5:05PM 4049 REID STREET		
FL INLAND NAVIGATION DIST		.0320	\$	.48	.0287	\$	.47	.0320	\$	.53	PALATKA, FL 32177 9/08/22 5:05PM MIASF BLDG 221 SW 3RD AVE FT LAUDERDALE FL 33312		
Total Property T	axes	15.7317	\$	301.00	14.0485	\$	308.30	15.0452	\$	330.51			
Taxing Districts	<b>Market Value</b> 2021 <b>2022</b>		<b>Assessed Value</b> 2021 <b>202</b>				<b>Exe</b> 2021	npt	<b>ions</b> 2022	2021	Taxable Value   2021 2022		
County 26,100 School 26,100		31,500 31,500			14,974 26,100		16,471 31,500		0		0 14,	974 16,471 100 31,500	
Other 26,100		31,500			14,974		16,471		0			974 16,471	
Assessment Reductions		Applicable to:			Value		Exemptions		Appli		pplicable to:	licable to: Value	
10% Cap on Non-Homestead Non-School Taxes 15,029						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.