

# Notice of Proposed Property Taxes

**NASSAU COUNTY TAXING AUTHORITY**  
96135 NASSAU PLACE, SUITE 4  
YULEE, FL 32097



## 2021 REAL ESTATE PROPERTY



P2 T69\*\*\*\*\*AUTO\*\*5-DIGIT 32034  
55-3N-27-0000-0003-0010  
MARTIN ALEX R ET AL  
76105 QUAIL RIDGE ROAD  
YULEE FL 32097-1218

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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 55 TWN 3N RNG 27  
PT E WATERMAN GRANT  
SEC 50-3N-27E & PT WILLIAM J  
LOFTON GRANT SEC 55-3N-27E IN  
OR 1961/1186 & ESMT  
IN OR 484/645



### SITUS ADDRESS

76105 QUAIL RIDGE RD  
YULEE

| Taxing Authority<br>004   | COLUMN 1*        |                                | COLUMN 2*   |   | COLUMN 3*                    |  | PUBLIC HEARING INFORMATION<br>A public hearing on the proposed taxes and budget will be held on: |
|---------------------------|------------------|--------------------------------|---|---|------------------------------|--|--|
|                           | Tax Rate<br>2020 | Your Property<br>Taxes<br>2020 | Tax Rate If<br>No Budget<br>Change is<br>Adopted 2021 | Your Property<br>Taxes If<br>No Budget<br>Change is<br>Adopted 2021 | Tax Rate<br>PROPOSED<br>2021 | Your Property<br>Taxes<br>IF PROPOSED<br>Budget is<br>Adopted 2021 |  |
| NASSAU COUNTY             | 7.4278           | \$ 734.10                      | 7.0810  | \$ 716.09   | 7.4278                       | \$ 751.16  | 9/13/21 6PM COMMISSION CHAMBERS<br>96135 NASSAU PL YULEE, FL 32097                               |
| SCHOOL BOARD- STATE       | 3.7160           | \$ 443.47                      | 3.5146  | \$ 430.98   | 3.6320                       | \$ 445.38  | 9/09/21 5:30PM 1201 ATLANTIC AVE<br>FERNANDINA BEACH, FL 32034                                   |
| SCHOOL BOARD - LOCAL      | 2.2480           | \$ 268.28                      | 2.1261  | \$ 260.72   | 2.2480                       | \$ 275.66  | 9/09/21 5:30PM 1201 ATLANTIC AVE<br>FERNANDINA BEACH, FL 32034                                   |
| NA. CO. MUNICPL SERV FUND | 2.3093           | \$ 228.23                      | 2.2200  | \$ 224.50   | 2.3093                       | \$ 233.53  | 9/13/21 6PM COMMISSION CHAMBERS<br>96135 NASSAU PL YULEE, FL 32097                               |
| ST JOHNS WTR MGMT DIST    | .2287            | \$ 22.60                       | .2189   | \$ 22.14  | .2287                        | \$ 23.13   | 9/14/21 5:05PM 4049 REID STREET<br>PALATKA, FL 32177   |
| FL INLAND NAVIGATION DIST | .0320            | \$ 3.16                        | .0306   | \$ 3.09   | .0320                        | \$ 3.24  | 9/09/21 5:30PM JUPITER COMM CENTER<br>200 MILITARY TRL, JUPITER, FL 33458                        |
| Total Property Taxes      | 15.9618          | \$ 1,699.84                    | 15.1912   | \$ 1,657.52   | 15.8778                      | \$ 1,732.10  |  |

| Taxing<br>Districts | Market Value |         | Assessed Value |         | Exemptions |        | Taxable Value |         |
|---------------------|--------------|---------|----------------|---------|------------|--------|---------------|---------|
|                     | 2020         | 2021    | 2020           | 2021    | 2020       | 2021   | 2020          | 2021    |
| County              | 147,666      | 152,260 | 144,342        | 147,626 | 45,511     | 46,498 | 98,831        | 101,128 |
| School              | 147,666      | 152,260 | 144,342        | 147,626 | 25,000     | 25,000 | 119,342       | 122,626 |
| Other               | 147,666      | 152,260 | 144,342        | 147,626 | 45,511     | 46,498 | 98,831        | 101,128 |

| Assessment Reductions | Applicable to: | Value |
|-----------------------|----------------|-------|
| Save Our Homes        | All Taxes      | 4,634 |

| Exemptions           | Applicable to:   | Value  |
|----------------------|------------------|--------|
| First Homestead      | All Taxes        | 25,000 |
| Additional Homestead | Non-School Taxes | 21,498 |

\* 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 **9/13/2021**.

\* 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.