DUPLICATE ** DUPLICATE

NOTICE OF I	<u>ROPOSED</u>	PROPERTY	TAXES AN	D PROPOŠEI	O R A D	OPTED NON-	AD VALOREM ASSESSMENTS			
			DO NOT	PAY – THIS	S IS NOT	Γ A BILL				
2023 PROPOSED AD VALOREM TAXES			The taxing	The taxing authorities which levy property taxes against your property will soon hold						
REAL-ESTATE 8/18/2023					PUBLIC HEARINGS to adopt budgets and tax rates for the next year. The purpose of					
							pinions from the general public and to answer			
PARCEL IDENTIFIC	ATION: 04 05 4	0.0050.01400.00	040	•			and budget PRIOR TO TAKING FINAL ACTION.			
	ATION: 21-25-1	8-0050-01400-00	040	Each taxin	g authority	may AMEND OR A	LTER its proposals at the hearing.			
				Taxing Dis		LAST YEAR 620	0 THIS YEAR 6200			
				Legal Des	cription:	TIERRA DEL SOL				
SFR JV-2 20	23-1 BORROWE	R LLC				PG 130 LOT 4 BL	OCK 14			
	HILL AVE STE 10		ROLL= F	0						
15//IRED	HILL AVE STE IC	JU	ROLL- I	,						
TUSTIN, CA	92780			Physical A	Address:	18910 SUNTERR	A DRIVE			
					LAND O LAKES, F	FL 34638 148728				
				Taxing Aut	horities					
	Colum	ın 1*	Colur	nn 2*	Col	umn 3*				
	Last Year's	Your Property	Your Tax Rate This Year	Your Taxes This	This Year's PROPOSED	Your Taxes This	A Public Hearing On the Proposed Taxes and			
Taxing Authority	Actual Tax	Taxes	IF NO Budget Change is	Year IF NO Budget	Tax Rate	Year IF PROPOSED Budget is Adopted	Budget Will Be Held:			
County	Rate (Millage)	Last Year	Adopted (Millage)	Change is Adopted	(Millage)	<u> </u>				
County	7.60760	803.59	6.90100	,	7.60760	,	9/5/23 5:15PM HISTORIC C'HSE 37918 MERIDIAN AVE DADE CITY 727-847-8980			
IS FIRE	1.80360	190.51	1.63430	431.40	2.30000	607.12	SAME TIME AND LOCATION AS COUNTY			
Public Schools							SET BY STATE LAW			
By State Law	4.01600	524.61	2.91930	770.60	3.20100	844.96	9/11/23 6:00PM BOARD MEETING ROOM			
By Local Board	1.50000	195.95	2.00810	530.07	3.24800	857.36	7205 LAND O'LAKES BLVD 813-794-2268			
Municipality						\mathcal{P}				
					$\left\langle \right\rangle$	ςμ				
Water Management	0.22600	23.87	0.20430	53,93	0.20430	53.03	9/12/23 5:01PM 7601 US HWY 301 TAMPA FL 33637 352-796-7211			
Independent Districts	0.22000	23.07	0.20430		0.20430	55.95				
independent Districts	0.25450	26.88	0.23060	60.87	0.25450	67.18	9/6/23 5:01PM MOSQUITO CTRL, 2308 MARATHON RD. ODESSA FL 727-376-4568			

7.73 6.18 2.88 2.82 13.88 2.59 32.42 3.22

3740.22

0.02930 0.02340 0.01090 0.01070

0.05260

0.00980

0.01220

17.08710

0.02930 0.02340 0.01090 0.01070

0.05260

0.00980

0.01220

Total Property Taxes 15.68840 1795.06 14.16930 * SEE REVERSE SIDE FOR EXPLANATION

0.03360 0.02680 0.01260 0.01230

0.05570

0.01000

0.01030

Voted Debt Payment JAIL BOND 19 FIRE RESC BOND 19 PARKS BOND 19 LIBRARIES BOND 19 FIRE RESC BOND 20 LIBRARIES BOND 21 JAIL BOND 21 DADKS BOND 22

PARKS BOND 22

	Last Year	This Year
Just Value	223,343	263,966

3.55 2.83 1.33 1.30

5.88 1.06 12.61 1.09

YOUR VALUE AS OF JANUARY 1ST							
	Assesse	d Value	Exemptions		Taxable Value		
	Last Year	This Year	Last Year	This Year	Last Year	This Year	
County	155,630	263,966	50,000	0	105,630	263,96	
School	155,630	263,966	25,000	0	130,630	263,96	
Voted Debt (School)	0	0	0	0	0		
Municipality	0	0	0	0	0		
Independent & Water Management Districts	155,630	263,966	50,000	0	105,630	263,96	



7.73 6.18 2.88 2.82

13.88 2.59 32.42

3.22

4510.42

Mike Wells Property Appraiser Proudly Serving Pasco County, Florida

SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY

If you feel the just value of your property is inaccurate or does not reflect fair market value, or if you are entitled to an exemption or classification that is not reflected, contact our office at: 14236 6th Street, Ste. 101, Dade City, FL 33523.

(352) 521-4433 (813) 929-2780 (727) 847-8151

Or you may visit our website at: www.pascopa.com

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 with our office and must be filed ON OR BEFORE: 9/12/2023

NOTICE OF PROPOSED OR ADOPTED NON-AD VALOREM ASSESSMENTS						
LEVYING AUTHORITY	PURPOSE OF ASSESSMENT AND / OR MEETING TIMES	UNITS	RATE	ASSESSMENT		
COUNTY SOLID WASTE	9/5/23 9AM HIST C'HSE DC 727-847-8123			100.00		
COUNTY STORMWATER	727-834-3611			95.00		
COUNTY STREETLIGHT	SERVICE AREA. QUESTIONS: 813-235-6196 X6968			108.22		

	ainage, water, sewer, or other governmental services and facilities which	VALOREM
may be levied by your county, city, or any special		TOTAL 303.22
Assessment Reductions	Applicable to:	Values
Save Our Homes	All Taxes	0
10% Cap on Non-homestead	Non-School Taxes	0
Agricultural Classification	All Taxes	0
Other		0
Exemptions	Applicable to:	
First Homestead Exemption	All Taxes	0
Additional Homestead Exemption	Non-School Taxes	0
Additional Exemptions	All Taxes	0
Other		0

Exemptions that apply to your property are listed in this section along with their corresponding exemption value. Specific dollar or percentage reductions in assessed value may be applicable to a property based upon certain qualifications of the property or property owner. In some cases, an exemption's value may vary depending on the taxing authority. The tax impact of an exemption may also vary for the same taxing authority, depending on the levy (e.g., operating millage vs. debt service millage).

EXPLANATIONS

TAXING AUTHORITIES

*COLUMN 1 – "LAST YEAR'S ACTUAL TAX RATE" AND "YOUR PROPERTY TAXES LAST YEAR"

These columns show the tax rate and taxes that applied last year to your property. These amounts were based on budgets adopted last year and your property's previous taxable value.

<u>*COLUMN 2 – "YOUR TAX RATE THIS YEAR IF NO BUDGET CHANGE IS ADOPTED" AND "YOUR TAXES IF NO BUDGET CHANGE IS ADOPTED"</u>

These columns show what your tax rate and your taxes will be this year IF EACH TAXING AUTHORITY DOES NOT CHANGE ITS PROPERTY TAX LEVY. These amounts are based on last year's budgets and your current assessment.

<u>*COLUMN 3 – "THIS YEAR'S PROPOSED TAX RATE" AND "YOUR TAXES IF PROPOSED BUDGET</u> CHANGE IS ADOPTED"

These columns show what your tax rate and taxes will be this year under the BUDGET ACTUALLY PROPOSED by each local taxing authority. The proposal is NOT final and may be amended at the public hearings shown on the front side of this notice. The difference between columns 2 and 3 is the tax change proposed by each local taxing authority and is NOT the result of higher assessments.

*NOTE: Amounts shown on this form **DO NOT** reflect early payment discounts you may have received or may be eligible to receive. (Discounts are a maximum of 4 percent of the amounts shown on this form.)

**Non-Ad Valorem Assessments

Non-ad valorem assessments are placed on this notice at the request of the respective local governing boards. Your tax collector will be including them on the November tax notice. For details on particular non-ad valorem assessments, contact the levying local governing board.

PROPERTY APPRAISER

Market Value

Market or Just Value is the most probable sale price for your property in a competitive, open market as of January 1. It is based on a willing buyer and a willing seller, after proper consideration of all eight factors in section F.S. 193.011.

Assessed Value

Assessed value is the market value of your property minus any assessment reductions. The assessed value may be different for levies made by different tax authorities.

Assessment Reductions

Properties can receive an assessment reduction for a number of reasons. Some of the common reasons are below:

- There are limits on how much the assessment of your property can increase each year. Examples: Save Our Homes program and the limitation for non-homestead property.
- Certain types of property are valued on their current use rather than their market value. Examples: agricultural land and land used for conservation.
- Some reductions lower the assessed value only for levies of certain taxing authorities.

If your assessed value is lower than your market value because limits on increases apply to your property or because your property is valued based on its current use, the amount of the difference and reason for the difference are listed in the box titled, "Assessment Reductions".

Exemptions

Specific dollar or percentage reductions in value based on certain qualifications of the property owner. The primary example is the homestead exemption.

Taxable Value

Taxable value is the value used to calculate the tax due on your property. Taxable value is the assessed value minus the value of your exemptions and discounts.

For details on Independent Special Districts and voter-approved debt contact the Tax Collector at: (352) 521-4360; (727) 847-8165; (813) 235-6020