DUPLICATE ** DUPLICATE

NOTICE OF <u>I</u>	KOI USED			PAY – THI			AD VALOKENI ASSESSMENTS			
2023	PROPOSED A	D VALOREM TA			The taxing authorities which levy property taxes against your property will soon hold					
REAL-ESTATE 8/18/2023			PUBLIC HE	PUBLIC HEARINGS to adopt budgets and tax rates for the next year. The purpose of						
				these PUB	LIC HEARIN	GS is to receive o	pinions from the general public and to answer			
				questions	on the prop	oosed tax change	and budget PRIOR TO TAKING FINAL ACTION.			
PARCEL IDENTIFIC	ATION: 15-26-1	6-0120-00000-0	300	Each taxin	g authority	may AMEND OR A	LTER its proposals at the hearing.			
				Taxing Dis	strict:	LAST YEAR 910	0 THIS YEAR 9100			
				Legal Des	cription:		TES SECTION FOUR			
WALLACE R						PB 31 PGS 118-12	22 LOT 30 OR			
GUNN SUSA			ROLL= F			6596 PG 1773				
4221 MC CL	UNG DR		ROLL= P							
NEW PORT	RICHEY, FL 346	53-7204		Physical A	Address:	4221 MC CLUNG	DRIVE			
,				-		NEW PORT RICH	EY, FL 34653 74	4423		
				Taxing Aut	horities					
	Colun	וn 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 a	nd		
Taxing Authority	Actual Tax Rate (Millage)	Taxes Last Year	IF NO Budget Change is Adopted (Millage)	Year IF NO Budget Change is Adopted	Tax Rate	Year IF PROPOSED Budget is Adopted	Budget Will Be Held:			
County	7.60760	654.71	6.90100	622.06	(Williage) 7.60760		9/5/23 5:15PM HISTORIC C'HSE 37918			
MS FIRE	1.80360	155.22	1.63430	147.32	2.30000		MERIDIAN AVE DADE CITY 727-847-8980 SAME TIME AND LOCATION AS COUNTY			
MS FIRE	1.60360	155.22	1.03430	147.32	2.30000	207.32	SAME TIME AND LOCATION AS COUNTY			
Public Schools							SET BY STATE LAW			
By State Law	4.01600	446.02		336.13	3.20100		9/11/23 6:00PM BOARD MEETING ROOM			
By Local Board	1.50000	166.59	2.00810	231.21	3.24800	373.97	7205 LAND O'LAKES BLVD 813-794-2268			
Municipality					$\sum ($	255				
Water Management						\square	9/12/23 5:01PM 7601 US HWY 301			
	0.22600	19.45	0.20430	18.42	0.20430	18.42	TAMPA FL 33637 352-796-7211			
Independent Districts	0.25450	21.90	0.23060	20.79	0.25450	22.94	9/6/23 5:01PM MOSQUITO CTRL, 2308 MARATHON RD, ODESSA FL 727-376-4568			
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 PARKS BOND 22	0.03360 0.02680 0.01260 0.01230 0.05570 0.01000 0.11940 0.01030	2.89 2.31 1.08 1.06 4.79 0.86 10.28 0.89	0.02340 0.01090 0.01070 0.05260	2.64 2.11 0.98 0.96 4.74 0.88 11.07 1.10	0.02930 0.02340 0.01090 0.01070 0.05260 0.00980 0.12280 0.01220	2.11 0.98 0.96 4.74 0.88 11.07	SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY			

SAME TIME AND LOCATION AS COUNTY 0.03360 0.02680 0.01260 0.01230 2.89 2.31 1.08 1.06 4.79 0.86 10.28 0.02930 0.02340 0.01090 0.01070 2.64 2.11 0.98 0.96 4.74 0.88 11.07 1.10 0.02930 0.02340 0.01090 0.01070 2.64 2.11 0.98 0.96 4.74 0.88 11.07 1.10 0.05570 0.05260 0.05260 0.01000 0.00980 0.00980 0.01030 0.89 0.01220 0.01220 15.68840 1488.05 14.16930 1400.41 17.08710 1701.44

* SEE REVERSE SIDE FOR EXPLANATION

Total Property Taxes

	Last Year	This Year			
Just Value	291,752	323,549			
	YOUR VALUE AS OF JANUARY 1ST				



Taxable Value

Mike Wells Property Appraiser Proudly Serving Pasco County, Florida

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 ADOPTE	D NON-AD	VALOREM AS	SESSMENTS			
LEVYING AUTHORI	ТҮ	PURPOSE OF	ASSESSMENT A	ND / OR MEET	ING TIMES		UNITS	RATE	ASSESSMENT
COUNTY SOLID WASTE		9/5/23 9AM HIST (C'HSE DC 727-8	47-8123					100.00
COUNTY STORMWATER		727-834-3611							95.00
COUNTY STREETLIGHT		SERVICE AREA. (3 225 6106 Yee	068				43.93
	•	SERVICE AREA. (2010110110.01	0-200-0190 /08					43.93

** Your final tax bill may contain non-ad valorem assessment assessments for roads, fire, garbage, lighting, drainage, water, so may be levied by your county, city, or any special district.		NON-AD VALOREM TOTAL	238.93
Assessment Reductions	Applicable to:		Values
Save Our Homes	All Taxes		183,409
10% Cap on Non-homestead	Non-School Taxes		0
Agricultural Classification	All Taxes		0
Other			0
Exemptions	Applicable to:		
First Homestead Exemption	All Taxes		25,000
Additional Homestead Exemption	Non-School Taxes		25,000
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).

Assessed Value Exemptions

	Last Year	This Year	Last Year	This Year	Last Year	This Year
County	136,060	140,140	50,000	50,000	86,060	90,140
School	136,060	140,140	25,000	25,000	111,060	115,140
Voted Debt (School)	0	0	0	0	0	0
Municipality	0	0	0	0	0	0
Independent & Water Management Districts	136,060	140,140	50,000	50,000	86,060	90,140

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