DUPLICATE ** DUPLI

DO NOT PAY – THIS IS NOT 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			3/2023	PUBLIC HE	PUBLIC HEARINGS to adopt budgets and tax rates for the next year. The purpose of				
				these PUB	these PUBLIC HEARINGS is to receive opinions from the general public and to answer				
				questions	questions on the proposed tax change and budget PRIOR TO TAKING FINAL ACTION.				
PARCEL IDENTIFIC	ATION: 04-25-1	6-0100-00000-0	230	Each taxin	Each taxing authority may AMEND OR ALTER its proposals at the hearing.				
				Taxing Di	strict:	LAST YEAR 620	0 THIS YEAR 6200		
				Legal Des	cription:	LEISURE BEACH	UNIT 6 PB 16		
NASH REGI	NA					PGS 50-51 LOT 2	3 OR 5466 PG		
						480			
12734 FREE	BOARD CT		ROLL= R	R HX					
HUDSON, FL	_ 34667-1938			Physical A	Address:	12734 FREEBOAL			
[HUDSON, FL 346	67 27846		
				Taxing Aut	horities				
	Colum	าท 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		Tax Rate	Year IF PROPOSED Budget is Adopted	Budget Will Be Held:		
County	Rate (Millage)	Last Year	Adopted (Millage)	Change is Adopted	1 0-1	<u> </u>			
	7.60760	190.19	6.90100	172.53	7.60760	190.19	9/5/23 5:15PM HISTORIC C'HSE 37918 MERIDIAN AVE DADE CITY 727-847-8980		
MS FIRE	1.80360	45.09	1.63430	40.86	2.30000	57.50	SAME TIME AND LOCATION AS COUNTY		
Public Schools									
By State Law	4.01600	105.66	2.91930	81.27	3.20100	90.12	SET BY STATE LAW 9/11/23 6:00PM BOARD MEETING ROOM		
By Local Board	1.50000	39.47	2.00810	55.91	3.24800		7205 LAND O'LAKES BLVD 813-794-2268		
Municipality						+ + + + + + + + + + + + + + + + + + +			
manicipancy						715			
Water Management							9/12/23 5:01PM 7601 US HWY 301		
	0.22600	5.65	0.20430	5,11	0.20430	5.11	TAMPA FL 33637 352-796-7211		
Independent Districts			5	$ \langle \rangle \langle \rangle \rangle $			9/6/23 5:01PM MOSQUITO CTRL, 2308		
	0.25450	6.36	0.23060	5.77	0.25450	6.36	MARATHON RD, ODESSA FL 727-376-4568		
Voted Debt Payment			\frown						
JAIL BOND 19 FIRE RESC BOND 19	0.03360 0.02680	0.84 0.67	0.02930 0.02340	0.73 0.59	0.02930 0.02340	0.73	SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY		
PARKS BOND 19	0.01260	0.32	0.01090	0.27	0.01090	0.27	SAME TIME AND LOCATION AS COUNTY		
LIBRARIES BOND 19 FIRE RESC BOND 20	0.01230 0.05570	0.31 1.39	0.01070	0.27 1.32	0.01070 0.05260	0.27	SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY		
LIBRARIES BOND 21	0.05570	0.25	0.00980	0.25	0.05260	0.25	SAME TIME AND LOCATION AS COUNTY		
JAIL BOND 21	0.11940	2.99	0.12280	3.07	0.12280	3.07	SAME TIME AND LOCATION AS COUNTY		
PARKS BOND 22	0.01030	0.26	0.01220	0.31	0.01220	0.31	SAME TIME AND LOCATION AS COUNTY		

* SEE REVERSE SIDE FOR EXPLANAT

Last Year

51,310

15.68840

Total Property Taxes

County

Independent &

Water

Manag

	Last Year	This Year		
Just Value	125,154	145,745		



This Year

25,000

445.51

17.08710

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

Districts	51,510	52,040	20,010	21,040	20,000	20,000	5/	12/2020		
NOTICE OF PROPOSED OR ADOPTED NON-AD VALOREM ASSESSMENTS										
LEV	YING AUTHORIT	Y	PURPOSE (OF ASSESSMENT	AND / OR MEET	ING TIMES		UNITS	RATE	ASSESSMENT
COUNTY SOLID W	ASTE		9/5/23 9AM HIS	C'HSE DC 727-	-847-8123					100.00
COUNTY STORMW	/ATER		727-834-3611							95.00
COUNTY STREETL	IGHT	:	SERVICE AREA	. QUESTIONS: 8	313-235-6196 X69	68				35.08

27,840

25,000

•	ssments which may not be reflected on this notice such as	NON-AD VALOREM	
assessments for roads, fire, garbage, lighting, drainage, wat may be levied by your county, city, or any special district.	230.08		
Assessment Reductions	Applicable to:		Values
Save Our Homes	All Taxes		92,905
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		2,840
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).

county	51,310	52,840	26,310	27,840	25,000	25,000
School	51,310	52,840	25,000	25,000	26,310	27,840
Voted Debt (School)	0	0	0	0	0	0
Municipality	0	0	0	0	0	0

26,310

52,840

Assessed Value This Year Last Year

0.20	0.01220	0.31
399.45	14.16930	368.26
TION		

YOUR VALUE AS OF JANUARY 1ST Taxable Value **Exemptions This Year** Last Year

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