

DUPLICATE ** DUPLICATE ** DUPLICATE ** DUPLICATE ** DUPLICATE ** DUPLICATE
 NOTICE OF PROPOSED PROPERTY TAXES AND PROPOSED OR ADOPTED NON-AD VALOREM ASSESSMENTS
 DO NOT PAY – THIS IS NOT A BILL

2023 **PROPOSED** AD VALOREM TAXES
 REAL-ESTATE 8/18/2023

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 change and budget **PRIOR TO TAKING FINAL ACTION**.
 Each taxing authority may **AMEND OR ALTER** its proposals at the hearing.

Taxing District: **LAST YEAR** 6200 **THIS YEAR** 6200
 Legal Description: THE ESTATES OF BEACON WOODS
 GOLF AND COUNTRY CLUB PHASE 5
 PB 30 PGS 104-106 LOT 35

JANSSEN TIMOTHY J JR

14440 DIAMOND RIDGE CT

ROLL= R HX

HUDSON, FL 34667-8010

Physical Address: 14440 DIAMOND RIDGE COURT
 HUDSON, FL 34667

14368

	Taxing Authorities						
	Column 1*		Column 2*		Column 3*		
Taxing Authority	Last Year's Actual Tax Rate (Millage)	Your Property Taxes Last Year	Your Tax Rate This Year IF NO Budget Change is Adopted (Millage)	Your Taxes This Year IF NO Budget Change is Adopted	This Year's PROPOSED Tax Rate (Millage)	Your Taxes This Year IF PROPOSED Budget is Adopted	A Public Hearing On the Proposed Taxes and Budget Will Be Held:
County	7.60760	1,275.87	6.90100	1,171.44	7.60760	1,291.39	9/5/23 5:15PM HISTORIC C'HSE 37918 MERIDIAN AVE DADE CITY 727-847-8980 SAME TIME AND LOCATION AS COUNTY
MS FIRE	1.80360	302.48	1.63430	277.42	2.30000	390.43	
Public Schools							SET BY STATE LAW 9/11/23 6:00PM BOARD MEETING ROOM 7205 LAND O'LAKES BLVD 813-794-2268
By State Law	4.01600	773.92	2.91930	568.53	3.20100	623.39	
By Local Board	1.50000	289.07	2.00810	391.08	3.24800	632.55	
Municipality							
Water Management							9/12/23 5:01PM 7601 US HWY 301 TAMPA FL 33637 352-796-7211
	0.22600	37.90	0.20430	34.68	0.20430	34.68	
Independent Districts							9/6/23 5:01PM MOSQUITO CTRL, 2308 MARATHON RD, ODESSA FL 727-376-4568
	0.25450	42.68	0.23060	39.14	0.25450	43.20	
Voted Debt Payment							SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY
JAIL BOND 19	0.03360	5.64	0.02930	4.97	0.02930	4.97	
FIRE RESC BOND 19	0.02680	4.49	0.02340	3.97	0.02340	3.97	
PARKS BOND 19	0.01260	2.11	0.01090	1.85	0.01090	1.85	
LIBRARIES BOND 19	0.01230	2.06	0.01070	1.82	0.01070	1.82	
FIRE RESC BOND 20	0.05570	9.34	0.05260	8.93	0.05260	8.93	
LIBRARIES BOND 21	0.01000	1.68	0.00980	1.66	0.00980	1.66	
JAIL BOND 21	0.11940	20.02	0.12280	20.85	0.12280	20.85	
PARKS BOND 22	0.01030	1.73	0.01220	2.07	0.01220	2.07	
Total Property Taxes	15.68840	2768.99	14.16930	2528.41	17.08710	3061.76	

* SEE REVERSE SIDE FOR EXPLANATION

	Last Year	This Year
Just Value	296,384	338,574

YOUR VALUE AS OF JANUARY 1ST

	Assessed Value		Exemptions		Taxable Value	
	Last Year	This Year	Last Year	This Year	Last Year	This Year
County	218,210	224,750	50,500	55,000	167,710	169,750
School	218,210	224,750	25,500	30,000	192,710	194,750
Voted Debt (School)	0	0	0	0	0	0
Municipality	0	0	0	0	0	0
Independent & Water Management Districts	218,210	224,750	50,500	55,000	167,710	169,750

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			43.60

** Your final tax bill may contain non-ad valorem assessments which may not be reflected on this notice such as assessments for roads, fire, garbage, lighting, drainage, water, sewer, or other governmental services and facilities which may be levied by your county, city, or any special district.	NON-AD VALOREM TOTAL	238.60
--	----------------------	--------

Assessment Reductions	Applicable to:	Values
Save Our Homes	All Taxes	113,824
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	5,000
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).



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

