# PRAOSS HOLDINGS LLC 30503 SW 195TH AVE HOMESTEAD FL 33030-3639

18-42-44-23-07-000-0011 18983

## VALUE INFORMATION

Market value in Florida is also known as "just value" as provided by the constitution and described in state law. It is the amount a purchaser willing but not obliged to buy would pay to one willing but not obliged to sell, after proper consideration of all eight factors in section 193.011, F.S. Properties are valued as of January 1.

If you feel that the market value of your property is inaccurate or does not reflect fair market value, or you are entitled to an exemption or classification that is not reflected on this notice, **contact your County Property Appraiser at the numbers listed on the included insert.** 

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's office. Your petition must be filed with the Clerk of Value Adjustment Board on or before 5:00 PM September 15, 2025 at 301 N Olive Ave, West Palm Beach, FL 33401.

Taxing Authority	Assesse	d Value	Exem	ptions	Taxable Value		
	Last Year	This Year	Last Year	This Year	Last Year	This Year	
County Operating	193,332	212,665	0	0	193,332	212,665	
County Debt	193,332	212,665	0	0	193,332	212,665	
County Dependent Dists	193,332	212,665	0	0	193,332	212,665	
Public Schools	245,000	265,000	0	0	245,000	265,000	
Municipality Operating	193,332	212,665	0	0	193,332	212,665	
Independent Special Dists	193,332	212,665	0	0	193,332	2 212,665	

Assessed Value is the market value minus any assessment reductions.

**Exemptions** are specific dollar or percentage amounts that reduce your assessed value.

Taxable Value is the value used to calculate the tax due on your property (Assessed Value minus Exemptions).



Market

**Value** 

This Year ( 2025 )

265.000

Last Year ( 2024 )

245.000

Assessment Reductions	Applies To	Value
Non-Homestead Assessment Cap - 10 percent	Non-School Taxing Authorities	52,335

Properties can receive an assessment reduction for a number of reasons including the Save our Homes Benefit and the 10 % non-homestead property limitation.

Exemptions Applied	Applies To	<b>Exempt Value</b>

Any exemption that impacts your property is listed in this section along with its corresponding exempt 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 exempt value may also vary for the same taxing authority, depending on the levy (i.e. operating millage vs debt service millage).

\* Due to the passage of Amendment 5 in 2024, the amount of the additional homestead exemption will increase with the rate of inflation.



## 2025 NOTICE OF PROPOSED PROPERTY TAXES AND PROPOSED OR ADOPTED NON-AD VALOREM ASSESSMENTS

Real Estate Parcel ID: 18-42-44-23-07-000-0011

Legal Description:

PALM BEACH VILLAS S 48 FT OF LT 1

# **DO NOT PAY**

THIS IS NOT A BILL

The taxing authorities, which levy 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.

Your Property Taxes Last Year   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget change is made   Your Property Taxes This Year if no budget will be will				201112011		2211112112					
**Dependent Special Districts**    Taxable Value   Millage Rate   Tax Amount   Millage Rate   Tax Millage Rate   Tax Amount   Millage Rate   T		C	OLUMN	1	COLUMN 2		COLUMN 3			See <u>www.pbcpao.gov</u> for public hearing updates	
Taxable Value   Millage Rate   Tax Amount   Taxable Value   Tax Amount   Taxable Value   Millage Rate   Tax Amount   Taxable Value   Tax Amount   Taxable Value   Tax Amount   Taxable Value   Millage Rate   Tax Amount   Taxable Value   Taxable Value   Taxable Value   Taxable Value   Taxable Value   Taxabl	Taxing Authority *Dependent Special Districts	Your Prop	erty Taxe	s Last Year							A public hearing on the proposed taxes and budget will be
County Dept   193,332   4,5000   869,99   212,665   4,2413   901,88   212,665   4,5000   966,99   909,505 PM (561) 355-3996   County Debt   193,332   193,332   5,491   106,16   212,665   5,5164   109,82   212,665   5,5491   116,77   Chirary Debt   193,332   5,491   106,16   212,665   5,5164   109,82   212,665   5,5491   116,77   Chirary Debt   193,332   0,098   1,89   212,665   0,000   0,00   212,665   0,000   0,00   212,665   0,000   0,00   Chirary Debt   1,000   Chirary D		Taxable Value	Millage Rate	Tax Amount	Taxable Value	Millage Rate	Tax Amount	Taxable Value	Millage Rate	Tax Amount	
By State Law 245,000 3.0660 751.17 265,000 2.9497 781.67 265,000 3.0730 814.35 9/10 5:05 PM (561) 434-8837 828.07 265,000 3.2480 860.72 3300 Forest Hill Blvd WPB 33406 828.07 265,000 3.2480 860.72 3300 Forest Hill Blvd WPB 33406 860.72 3300 Forest Hill	COUNTY County Operating County Debt * Library Operating * Library Debt	193,332 193,332	.0396 .5491	7.66 106.16	212,665 212,665	.0330 .5164	7.02 109.82	212,665 212,665	.0330 .5491	7.02 116.77	301 N Olive Ave 6th FI WPB 33401
Greenacres Operating 193,332 6.3000 1,217.99 212,665 5.8641 1,247.09 212,665 6.3000 1,339.79 9/03 6:00 PM (561)642-2019 5800 Melaleuca Ln Greenacres 33463    INDEPENDENT SPECIAL DISTRICTS So. Fla. Water Mgmt. Basin 193,332 .0948 18.33 212,665 .0889 18.91 212,665 .0948 20.16 2	PUBLIC SCHOOLS By State Law By Local Board										
So. Fla. Water Mgmt. Basin So. Fla. Water Mgmt. Dist. 193,332 1026 19.84 18.33 19.332 1026 19.84 18.33 19.332 1026 19.84 18.33 19.332 1026 19.84 18.33 19.332 1026 19.84 18.33 19.332 1026 19.84 18.33 18.33 18.33 18.33 18.33 18.33 18.91 19.342 19.34	MUNICIPALITY Greenacres Operating	193,332	6.3000	1,217.99	212,665	5.8641	1,247.09	212,665	6.3000	1,339.79	9/03 6:00 PM (561)642-2019 5800 Melaleuca Ln Greenacres 33463
Health Care District 193,332 .6561 126.85 212,665 .6164 131.09 212,665 .6561 139.53 9/17 5:15 PM (561) 659-1270 1515 N Flagler Dr Ste 101 WPB 33401	INDEPENDENT SPECIAL DISTRICTS So. Fla. Water Mgmt. Basin So. Fla. Water Mgmt. Dist. Everglades Construction FL Inland Navigation District Children's Services Council	193,332 193,332 193,332	.0948 .0327 .0288	18.33 6.32 5.57	212,665 212,665 212,665	.0889 .0306 .0270	18.91 6.51 5.74	212,665 212,665 212,665	.0948 .0327 .0288	20.16 6.95 6.12	3301 Gun Club Rd Bldg WPB 33406 9/04 5:15 PM (561) 627-3386 121 SW Flagler Ave Stuart FL 34994 9/15 5:01 PM (561) 740-7000
Total Millage Rate & Tax Amount         19.1183         4,022.42         18.0494         4,156.40         19.1089         4,394.60         ** SEE BELOW FOR EXPLANATION	Health Care District	193,332	.6561	126.85	212,665	.6164	131.09	212,665	.6561	139.53	9/17 5:15 PM (561) 659-1270
	Total Millage Rate & Tax Amount		19.1183	4,022.42		18.0494	4,156.40		19.1089	4,394.60	** SEE BELOW FOR EXPLANATION

#### \*\* EXPLANATION OF TAX NOTICE

#### COLUMN 1

"YOUR PROPERTY TAXES LAST YEAR"

This column shows the taxes that applied last year to your property.

These amounts were based on budgets adopted last year and your property's previous taxable value.

### COLUMN 2

"YOUR TAXES THIS YEAR IF NO BUDGET CHANGE IS ADOPTED"

This column shows what 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.

#### COLUMN 3

"YOUR TAXES THIS YEAR IF PROPOSED BUDGET CHANGE IS ADOPTED"

This column shows what your 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 above. 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.

## NON-AD VALOREM ASSESSMENT

	NON-AD V	ESSIVIEIAI				
LEVYING AUTHORITY	PURPOSE OF ASSESSMENT	UNITS	RATE	ASSESSMENT	CONTACT NUMBER	
LAKE WORTH DRAINAGE DISTRICT SOLID WASTE AUTHORITY OF PBC SOLID WASTE - GREENACRES	FLOOD PROTECTION/WATER SUPPLY GARBAGE SERVICES SOLID WASTE	1 1 1	48.50 116.00 264.10	48.50 116.00 264.10	(561) 498-5363 (561) 697-2700 (561) 642-2012	
	428.60					

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.

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 in the November tax bill. For details on particular Non-Ad Valorem assessments, contact the levying authority shown in the Non-Ad Valorem Assessment section on this page.