

Market Value

Last Year (2025)	This Year (2026)
525,656	525,036

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 14, 2026** at 301 N Olive Ave, West Palm Beach, FL 33401.

Taxing Authority	Assessed Value		Exemptions		Taxable Value	
	Last Year	This Year	Last Year	This Year	Last Year	This Year
County Operating	476,541	524,195	0	0	476,541	524,195
County Debt	476,541	524,195	0	0	476,541	524,195
County Dependent Dists	476,541	524,195	0	0	476,541	524,195
Public Schools	525,656	525,036	0	0	525,656	525,036
Municipality Operating	476,541	524,195	0	0	476,541	524,195
Independent Special Dists	476,541	524,195	0	0	476,541	524,195

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



Assessment Reductions	Applies To	Value
Non-Homestead Assessment Cap - 10 percent	Non-School Taxing Authorities	841

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

[illegible]

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

Visit the Palm Beach County Property Appraiser's website for more information: www.pbcpao.gov

30-42-41-23-06-000-1570 30581

NUVIEW / I R A I N C
FBO JACK B OWEN
280 S RONALD REAGAN BLVD STE 200
LONGWOOD FL 32750-5463



Real Estate Parcel ID: 30-42-41-23-06-000-1570				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.			
Legal Description: CHARLESTON COURT AT ABACOA PH 2 LT 157										
	COLUMN 1			COLUMN 2			COLUMN 3			See www.pbcpar.org for public hearing updates
Taxing Authority	Your Property Taxes Last Year			Your Property Taxes This Year if no budget change is made			Your Property Taxes This Year if proposed budget change is made			A public hearing on the proposed taxes and budget will be held at the locations and dates below.
*Dependent Special Districts	Taxable Value	Millage Rate	Tax Amount	Taxable Value	Millage Rate	Tax Amount	Taxable Value	Millage Rate	Tax Amount	
COUNTY										
County Operating	476,541	4.5000	2,144.43	524,195	4.2678	2,237.16	524,195	4.5000	2,358.88	9/03 5:05 PM (561) 355-3996 301 N Olive Ave 6th Fl WPB 33401
County Debt	476,541	.0330	15.73	524,195	.0210	11.01	524,195	.0210	11.01	
* Jupiter Fire/Rescue	476,541	1.7251	822.08	524,195	.0000	.00	524,195	.0000	.00	
* Library Operating	476,541	.5491	261.67	524,195	.5213	273.26	524,195	.5491	287.84	
* Library Debt	476,541	.0000	.00	524,195	.0000	.00	524,195	.0000	.00	
PUBLIC SCHOOLS										
By State Law	525,656	3.0730	1,615.34	525,036	2.9449	1,546.18	525,036	3.0390	1,595.58	9/9 5:05 PM (561) 434-8837 3300 Forest Hill Blvd WPB 33406
By Local Board	525,656	3.2480	1,707.33	525,036	3.1126	1,634.23	525,036	3.2480	1,705.32	
MUNICIPALITY										
Jupiter Operating	476,541	2.3894	1,138.65	524,195	2.2705	1,190.18	524,195	3.5886	1,881.13	9/08 7:00 PM (561)746-5134 210 Military Trail Jupiter 33458
INDEPENDENT SPECIAL DISTRICTS										
So. Fla. Water Mgmt. Basin	476,541	.1026	48.89	524,195	.0977	51.21	524,195	.1026	53.78	9/10 5:15 PM (561) 686-8800 3301 Gun Club Rd Bldg WPB 33406
So. Fla. Water Mgmt. Dist.	476,541	.0948	45.18	524,195	.0906	47.49	524,195	.0948	49.69	
Everglades Construction	476,541	.0327	15.58	524,195	.0312	16.35	524,195	.0327	17.14	9/10 5:05 PM (561) 627-3386 1912 NE Jen Bch Blvd Jen Bch 34957 9/10 5:01 PM (561) 740-7000 2300 High Ridge Rd ByntnBch FL33426 9/16 5:15 PM (561) 659-1270 1515 N Flagler Dr Ste 101 WPB 33401 9/17 7:00 PM (561)746-2223 400 N Delaware Blvd Jupiter 33458
FL Inland Navigation District	476,541	.0270	12.87	524,195	.0257	13.47	524,195	.0270	14.15	
Children's Services Council	476,541	.4908	233.89	524,195	.4642	243.33	524,195	.4908	257.27	
Health Care District	476,541	.6561	312.66	524,195	.6205	325.26	524,195	.6561	343.92	
Jupiter Inlet District	476,541	.0722	34.41	524,195	.0681	35.70	524,195	.0722	37.85	
Total Millage Rate & Tax Amount		16.9938	8,408.71		14.5361	7,624.83		16.4219	8,613.56	** 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										
LEVYING AUTHORITY	PURPOSE OF ASSESSMENT		UNITS	RATE	ASSESSMENT		CONTACT NUMBER			
NPB CO. IMPROV DIST UNIT 9B RE	DEBT		1	188.54	188.54		(561) 624-7830			
NPB CO. IMPROV DIST UNIT 9B RE	MAINTENANCE		1	216.24	216.24		(561) 624-7830			
SOLID WASTE AUTHORITY OF PBC	GARBAGE SERVICES		1	122.00	122.00		(561) 697-2700			
JUPITER FIRE PROTECTION	FIRE PROTECTION		1	36.00	36.00		(561)746-5134			
Total Non-Ad Valorem Assessment					562.78					
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.										