

VALUE INFORMATION

Market Value

Last Year (2025)	This Year (2026)
492,880	585,141

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 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	140,234	178,173	55,722	56,411	84,512	121,762
County Debt	140,234	178,173	55,722	56,411	84,512	121,762
County Dependent Dists	140,234	178,173	55,722	56,411	84,512	121,762
Public Schools	140,234	178,173	30,000	30,000	110,234	148,173
Municipality Operating	140,234	178,173	55,722	56,411	84,512	121,762
Independent Special Dists	140,234	178,173	55,722	56,411	84,512	121,762

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).



Assessment Reductions	Applies To	Value
Save our Homes Assessment Cap- 2.7 percent in 2026	All Taxing Authorities	406,968

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	Exempt Value
Homestead	All Taxing Authorities	25,000
Veterans Disability	All Taxing Authorities	5,000
Additional Homestead*	Non-School Taxing Authorities	26,411

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.

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

COLEMAN PAUL T
14620 6TH CT N
LOXAHATCHIEE FL 33470-4811

41-41-43-17-01-809-0140 41486 HOMESTEAD



Real Estate Parcel ID: 41-41-43-17-01-809-0140 Legal Description: LOXAHATCHEE GROVES E 212 FT OF W 424 FT OF NLY 456 FT OF TR 9 BLK I				<h2 style="text-align: center;">DO NOT PAY</h2> <p style="text-align: center;">THIS IS NOT A BILL</p>			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.			
		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	
COUNTY										
County Operating		84,512	4.5000	380.30	121,762	4.2678	519.66	121,762	4.5000	547.93
County Debt		84,512	.0330	2.79	121,762	.0210	2.56	121,762	.0210	2.56
* Fire/Rescue		84,512	3.4581	292.25	121,762	3.2856	400.06	121,762	3.4581	421.07
* Library Operating		84,512	.5491	46.41	121,762	.5213	63.47	121,762	.5491	66.86
* Library Debt		84,512	.0000	.00	121,762	.0000	.00	121,762	.0000	.00
PUBLIC SCHOOLS										
By State Law		110,234	3.0730	338.75	148,173	2.9449	436.35	148,173	3.0390	450.30
By Local Board		110,234	3.2480	358.04	148,173	3.1126	461.20	148,173	3.2480	481.27
MUNICIPALITY										
Loxahatchee Groves Operating		84,512	3.2564	275.20	121,762	2.9733	362.03	121,762	3.2564	396.51
INDEPENDENT SPECIAL DISTRICTS										
So. Fla. Water Mgmt. Basin		84,512	.1026	8.67	121,762	.0977	11.90	121,762	.1026	12.49
So. Fla. Water Mgmt. Dist.		84,512	.0948	8.01	121,762	.0906	11.03	121,762	.0948	11.54
Everglades Construction		84,512	.0327	2.76	121,762	.0312	3.80	121,762	.0327	3.98
FL Inland Navigation District		84,512	.0270	2.28	121,762	.0257	3.13	121,762	.0270	3.29
Children's Services Council		84,512	.4908	41.48	121,762	.4642	56.52	121,762	.4908	59.76
Health Care District		84,512	.6561	55.45	121,762	.6205	75.55	121,762	.6561	79.89
Total Millage Rate & Tax Amount			19.5216	1,812.39		18.4564	2,407.26		19.4756	2,537.45
** SEE BELOW FOR EXPLANATION										
** EXPLANATION OF TAX NOTICE										
COLUMN 1 "YOUR PROPERTY TAXES LAST YEAR"		COLUMN 2 "YOUR TAXES THIS YEAR IF NO BUDGET CHANGE IS ADOPTED"					COLUMN 3 "YOUR TAXES THIS YEAR IF PROPOSED BUDGET CHANGE IS ADOPTED"			
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.		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.					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		
LOXAHATCHEE GROVES WATER CONT. MAINT		MAINTENANCE		2.22	310.00	688.20		(561) 793-0884		
SOLID WASTE AUTHORITY OF PBC		GARBAGE SERVICES		1	217.00	217.00		(561) 697-2700		
SOLID WASTE LOXAHATCHEE GROVES		GARBAGE/TRASH SERVICES		1	300.00	300.00		(561) 793-2418		
Total Non-Ad Valorem Assessment						1,205.20				
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.										