

RETURN SERVICE REQUESTED

2025 REAL ESTATE PROPERTY  
 09-3S-01E-000-05151-000

RYBAK BRIAN  
 RYBAK HEATHER  
 4243 BLOXHAM CUTOFF RD  
 CRAWFORDVILLE, FL 33327

# Notice of Proposed Property Taxes and Proposed or Adopted Non-Ad Valorem Assessments DO NOT PAY THIS IS NOT A BILL

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 changes and budget Prior to Taking Final Action. Each taxing authority may Amend or Alter its proposals at the hearing.

HX

9-3S-1E P-68-M-75B  
 TRACT 1 OF B F PAGE ESTATE  
 OR 21 P 262 OR 865 P 668 DC  
 OR 865 P 669 & 670 ORDERS

Taxing Authority	COLUMN 1*		COLUMN 2*		COLUMN 3*		PUBLIC HEARING INFORMATION A public hearing on the proposed taxes and budget will be held on:
	Tax Rate 2024	Your Property Taxes 2024	Tax Rate If No Budget Change is Adopted 2025	Your Property Taxes If No Budget Change is Adopted 2025	Tax Rate PROPOSED 2025	Your Property Taxes IF PROPOSED Budget is Adopted 2025	
WAKULLA COUNTY	7.9000	580.22	7.4963	572.00	7.9000	602.80	09/03/2025 5:01 PM EST 29 Arran RD, Crawfordville 32327
SCHOOL BOARD/RLE	3.1140	306.56	2.9763	303.66	3.1790	324.34	09/08/2025 6:00 PM EST 69 Arran RD, Crawfordville 32327
SCHOOL CAPITAL OUTLAY	1.5000	147.67	1.4337	146.27	1.5000	153.04	09/08/2025 6:00 PM EST 69 Arran RD, Crawfordville 32327
SCHOOL DISCRETIONARY	0.7480	73.64	0.7149	72.94	0.7480	76.32	09/08/2025 6:00 PM EST 69 Arran RD, Crawfordville 32327
NW FLORIDA WATER MGNT	0.0218	1.60	0.0207	1.58	0.0207	1.58	09/10/2025 5:05 PM EST 81 Water Management DR, Havana 32333
<b>Total</b>	<b>13.28380</b>	<b>1,109.69</b>	<b>12.64190</b>	<b>1,096.45</b>	<b>13.34770</b>	<b>1,158.08</b>	

Proposed or Adopted Non-Ad Valorem Assessments				
Levying Authority	Purpose of Assessment	Units	Rate	Assessment
WAKULLA FIRE	QUESTIONS 850-926-0919	1.00	263.000	263.00
WAKULLA SOLID WASTE	QUESTIONS 850-926-0919	1.00	214.000	214.00
<b>TOTAL</b>	<b>For questions on your Fire or Solid Waste Assessments, please call the County Administrator office at 850-926-0919.</b>			<b>477.00</b>

Taxing Districts	Market Value		Assessed Value		Exemptions		Taxable Value	
	2024	2025	2024	2025	2024	2025	2024	2025
County	216,068	244,540	123,446	127,026	50,000	50,722	73,446	76,304
School	216,068	244,540	123,446	127,026	25,000	25,000	98,446	102,026
Other	216,068	244,540	123,446	127,026	50,000	50,722	73,446	76,304

Assessment Reductions	Applicable to:	Value
Save Our Homes	All Taxes	117,514

Exemptions	Applicable to:	Value
First Homestead	All Taxes	25,000
Additional Homestead	Non-School Taxes	25,722

\* See reverse side for explanations.

\* If you feel the market value of your property is inaccurate or does not reflect fair market value or if you are entitled to an exemption that is not reflected above contact your county property appraiser at **PO BOX 26 CRAWFORDVILLE FL 32326 850-926-0500**

\* 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 and must be filed **ON OR BEFORE 9/16/2025**

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