

RETURN SERVICE REQUESTED

2025 REAL ESTATE PROPERTY

22-2S-01W-185-03945-A29

MORNING LARK LLC
294 ELM RIDGE LOOP
CRAWFORDVILLE, FL 32327

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.

CYPRESS COVE SUB LOT 29
OR 67 P 221 OR 210 P 81
OR 275 P 440 OR 608 P 758
OR 632 P 871 OR 930 P 880

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	
3 WAKULLA COUNTY	7.9000	497.57	7.4963	519.36	7.9000	547.33	09/03/2025 5:01 PM EST 29 Arran RD, Crawfordville 32327
SCHOOL BOARD/RLE	3.1140	254.13	2.9763	254.86	3.1790	272.22	09/08/2025 6:00 PM EST 69 Arran RD, Crawfordville 32327
SCHOOL CAPITAL OUTLAY	1.5000	122.42	1.4337	122.77	1.5000	128.45	09/08/2025 6:00 PM EST 69 Arran RD, Crawfordville 32327
SCHOOL DISCRETIONARY	0.7480	61.04	0.7149	61.22	0.7480	64.05	09/08/2025 6:00 PM EST 69 Arran RD, Crawfordville 32327
NW FLORIDA WATER MGNT	0.0218	1.37	0.0207	1.43	0.0207	1.43	09/10/2025 5:05 PM EST 81 Water Management DR, Havana 32333
Total	13.28380	936.53	12.64190	959.64	13.34770	1,013.48	

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

Taxing Districts	Market Value		Assessed Value		Exemptions		Taxable Value	
	2024	2025	2024	2025	2024	2025	2024	2025
County	81,610	85,631	62,984	69,282	0	0	62,984	69,282
School	81,610	85,631	81,610	85,631	0	0	81,610	85,631
Other	81,610	85,631	62,984	69,282	0	0	62,984	69,282

Assessment Reductions	Applicable to:	Value	Exemptions	Applicable to:	Value
10% Cap on Non-Homestead	Non-School Taxes	16,349	None		

* 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.