

RETURN SERVICE REQUESTED

2025 REAL ESTATE PROPERTY
 31-2S-01E-000-04975-000

PHS HOLDING LLC
 3810 NE 30TH AVE
 LIGHTHOUSE POINT, FL 33064

**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.

31-2S-1E P-6-M-70 N 1/2
 OF S 1/2 OF SE 1/4 OF SEC 31
 OR 45 P 718 OR 91 P 718
 OR 251 P 86 OR 388 P 438

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	106.83	7.4963	93.58	7.9000	98.62	09/03/2025 5:01 PM EST 29 Arran RD, Crawfordville 32327
SCHOOL BOARD/RLE	3.1140	42.11	2.9763	37.15	3.1790	39.68	09/08/2025 6:00 PM EST 69 Arran RD, Crawfordville 32327
SCHOOL CAPITAL OUTLAY	1.5000	20.28	1.4337	17.90	1.5000	18.72	09/08/2025 6:00 PM EST 69 Arran RD, Crawfordville 32327
SCHOOL DISCRETIONARY	0.7480	10.12	0.7149	8.92	0.7480	9.34	09/08/2025 6:00 PM EST 69 Arran RD, Crawfordville 32327
NW FLORIDA WATER MGNT	0.0218	0.29	0.0207	0.26	0.0207	0.26	09/10/2025 5:05 PM EST 81 Water Management DR, Havana 32333
Total	13.28380	179.63	12.64190	157.81	13.34770	166.62	

Proposed or Adopted Non-Ad Valorem Assessments					
Levying Authority	Purpose of Assessment		Units	Rate	Assessment
TOTAL	For questions on your Fire or Solid Waste Assessments, please call the County Administrator office at 850-926-0919.				

Taxing Districts	Market Value		Assessed Value		Exemptions		Taxable Value	
	2024	2025	2024	2025	2024	2025	2024	2025
County	104,025	104,025	13,523	12,483	0	0	13,523	12,483
School	104,025	104,025	13,523	12,483	0	0	13,523	12,483
Other	104,025	104,025	13,523	12,483	0	0	13,523	12,483

Assessment Reductions	Applicable to:	Value
Agricultural Classification	All Taxes	91,542

Exemptions	Applicable to:	Value
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.