

**2018 NOTICE OF PROPOSED PROPERTY TAXES AND  
PROPOSED OR ADOPTED NON-AD VALOREM ASSESSMENTS  
CITRUS COUNTY, FLORIDA TAXING AUTHORITIES  
210 NORTH APOPKA AVE SUITE 200  
INVERNESS, FL 34450-4294**

**DO NOT PAY  
THIS IS NOT A BILL**

PUBLIC JOHN Q  
PUBLIC JANE S  
22 SE HAPPY AVE  
INVERNESS FL 34450

**EXAMPLE**

AK: 1234567  
Parcel ID:  
11E22S123456 00170 0010  
Location Address:  
22 SE HAPPY AVE  
INVERNESS FL 34450  
Legal Description:  
HAPPY ACRES UNIT 1 PB 4 PG 147 LOTS  
1,2,3,4 BLK 10 DESC IN OR BK 423 PG456  
  
Millage: 000X Nbhd: 7890

**PROPERTY APPRAISER VALUE INFORMATION**

<b>Market Value</b>	<b>Last Year (2017)</b>	<b>This Year (2018)</b>	If you feel the market value of your property is inaccurate or does not reflect fair market value please call (352)341-6617, or if you are entitled to an exemption or classification that is not reflected below, contact the County Property Appraiser at 210 N Apopka Ave, Inverness (352)341-6600.						
	55,159	64,700							
<b>Assessment Reductions</b>		<b>Applies To</b>		<b>Value</b>	<b>Exemption</b>		<b>Applies To</b>		<b>Value</b>
NON-HOMESTEAD ASMT CAP		NON-SCHOOL TAX AUTH		4,025					

Taxing Authority	Assessed Value		Exemptions		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 Property Appraiser's office. Petitions must be filed with the Clerk of Value Adjustment Board on or before 5:00 PM on <b>September 11, 2018</b>
	Last Year	This Year	Last Year	This Year	
COUNTY PUBLIC SCHOOLS WATER MANAGEMENT INDEPENDENT DISTRICTS	55,159 55,159 55,159 55,159	60,675 64,700 60,675 60,675			<b>For more information about your TRIM notice, go to our website: <a href="http://www.citruspa.org">www.citruspa.org</a></b>

**TAXING AUTHORITY INFORMATION**

TAXING AUTHORITY  *Debt Service	Your Property Taxes Last Year 2017			Your Taxes This Year - 2018				
	Prior year tax rates and taxes			Tax rates and taxes this year if proposed budget is adopted			Tax rates and taxes this year if NO budget change is adopted	
	Column 1	Column 2	Column 3	Column 4	Column 5	Column 6	Column 7	Column 8
	Taxable Value	Tax Rate	Tax Amount	Taxable Value	Tax Rate	Tax Amount	Tax Rate	Tax Amount
COUNTY - GENERAL FUND	55,159	06.3822	352.04	60,675	06.3251	383.78	06.1516	373.25
COUNTY - TRANSPORTATION	55,159	00.6619	36.51	60,675	00.6380	38.71	00.6380	38.71
COUNTY - HEALTH DEPT	55,159	00.0749	4.13	60,675	00.0713	4.33	00.0722	4.38
COUNTY - LIBRARY	55,159	00.3217	17.74	60,675	00.3217	19.52	00.3101	18.82
COUNTY - FIRE DISTRICT	55,159	00.0000	.00	60,675	00.0000	.00	00.0000	.00
COUNTY - STORMWATER	55,159	00.0964	5.32	60,675	00.0995	6.04	00.0930	5.64
COUNTY - FIRE RESCUE EMS	55,159	00.5443	30.02	60,675	00.5443	33.03	00.5253	31.87
SCHOOLS - LOCAL REQ'D EFFORT	55,159	04.3330	239.00	64,700	04.0900	264.62	04.1597	269.13
SCHOOLS - CAPITAL OUTLAY	55,159	01.5000	82.74	64,700	01.5000	97.05	01.4400	93.17
SCHOOLS - DISCRETIONARY	55,159	00.7480	41.26	64,700	00.7480	48.40	00.7181	46.46
WATER MANAGEMENT	55,159	00.3131	17.27	60,675	00.2955	17.93	00.2955	17.93
MOSQUITO CONTROL	55,159	00.4478	24.70	60,675	00.4478	27.17	00.4321	26.22
Total Millage Rate & Tax Amount		15.4233	850.73		15.0812	940.58	14.8356	925.58

**Total Ad Valorem and Non-Ad Valorem (from reverse side) Tax If Budget Changes are made: 1,019.58**

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 the **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.

**TAXING AUTHORITY HEARING INFORMATION**

TAXING AUTHORITY	PUBLIC HEARING LOCATION	PHONE	HEARING DATE/TIME
Board of County Commissioners	CITRUS COUNTY COURTHOUSE INVERNESS	352-527-5207	SEPTEMBER 13, 2018 5:01 PM
Citrus County School Board	1007 W MAIN ST INVERNESS	352-726-1931	SEPTEMBER 11, 2018 5:30 PM
General Southwest Water Management Dist	7601 HWY 301 N TAMPA	352-796-7211 EX 4160	SEPTEMBER 11, 2018 5:01 PM
Citrus County Mosquito Control	968 N LECANTO HWY LECANTO	352-527-7478	SEPTEMBER 5, 2018 5:01 PM
City of Crystal River	123 NW HWY 19 CRYSTAL RIVER	352-795-4216 EXT 309	SEPTEMBER 10, 2018 7:00 PM
City of Inverness	212 W MAIN ST INVERNESS	352-726-5016	SEPTEMBER 6, 2018 5:01 PM
Homosassa Special Water District	7922 W GROVER CLEVELAND BLVD HOMOSASSA	352-628-3740	SEPTEMBER 5, 2018 5:01 PM

**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: 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 on the November tax bill. For details on particular non-ad valorem assessments, contact the levying local governing board.  
NOTE: Amounts shown on this form do NOT reflect early payment discounts you may receive or may be eligible to receive. (Discounts are a maximum of 4 percent of the amounts shown on this form.)

**NON-AD VALOREM ASSESSMENTS**

LEVYING AUTHORITY	PURPOSE OF ASSESSMENT	LAST YEAR	THIS YEAR	CONTACT INFORMATION
BOCC FIRE, BOCC	SOLID WASTE, RESID IMPRVD FIRE SERVICES ASSESSMENT	25.00 54.00	25.00 54.00	352-527-5458 352-527-5458
<b>TOTAL NON-ADVALOREM ASSESSMENTS:</b>			79.00	

**EXPLANATION OF "TAXING AUTHORITY INFORMATION" SECTION**

**COLUMN 1 - TAXABLE VALUE - LAST YEAR**  
This column shows the prior assessed value less all applicable exemptions used in the calculation of taxes for that specific taxing authority.

**COLUMNS 2 & 3 - YOUR FINAL TAX RATE AND TAXES LAST YEAR**  
These columns show the tax rate and taxes that were applied last year to your property. These amounts were based on budgets adopted last year and your property's previous taxable value.

**COLUMN 4 - TAXABLE VALUE - THIS YEAR**  
This column shows the current assessed value less all applicable exemptions used in the calculation of taxes for that specific taxing authority. Various taxable values in this column may indicate the impact of the Additional Homestead exemption. Current year taxable values are as of January 1, 2018.

**COLUMNS 5 & 6 - YOUR TAX RATE AND TAXES THIS YEAR IF PROPOSED BUDGET CHANGE IS MADE**  
These columns show what your tax rate and taxes will be this year under the BUDGET ACTUALLY PROPOSED by each taxing authority. The proposal is NOT final and may be amended at the public hearings shown at the top of this notice. The difference between columns 6 and 8 is the tax change proposed by each local taxing authority and is NOT the result of higher assessments.

**COLUMNS 7 & 8 - YOUR TAX RATE AND TAXES THIS YEAR IF NO BUDGET CHANGE IS MADE**  
These columns show what your tax rate and taxes will be IF EACH TAXING AUTHORITY DOES NOT CHANGE ITS PROPERTY TAX LEVY. These amounts are based on last year's budget and your current assessment.

**EXPLANATION OF "PROPERTY APPRAISER VALUE INFORMATION" SECTION**

**Market (Just) Value** is the most probable sales price for your property in a competitive, open market. It is based on a willing buyer and a willing seller.

**Assessment Reductions:**  
Properties can receive an assessment reduction for a number of reasons. Some of the common reasons are below. There are limits on how much the assessments of your property can increase each year. The Save Our Homes program and the limitation for non-homestead property are examples. Certain types of property, such as agricultural land and land used for conservation, are valued on their current use rather than their market value. Some reductions lower the assessed value only for levies of certain taxing authorities.  
If your assessed value is lower than your market value because limits on increases apply to your property or because your property's value is based on its current use, the amount of the difference and reason for the difference are listed in the box titled "Assessment Reductions" on the front page.

**Assessed Value** is the market value of your property minus any assessment reductions. The assessed value may be different for levies made by different taxing authorities.

**Exemptions** are specific dollar or percentage reductions in value based on certain qualifications of the property owner, such as the homestead exemption.

**Taxable Value** is the value used to calculate the tax due on your property. Taxable value is the assessed value minus the value of your exemptions.