

2024 NOTICE OF PROPOSED PROPERTY TAXES
HON. RHONDA MILLENDER SKIPPER
FRANKLIN COUNTY PROPERTY APPRAISER
33 MARKET STREET SUITE 101
APALACHICOLA, FLORIDA 32320

DO NOT PAY
THIS IS NOT A BILL

03-07S-02W-1010-0000-048A

WINDWARD ALLIGATOR POINT
MARINA OWNER, LLC
2999 NE 191 STREET, SUITE 800
AVENTURA, FL 33180

LOTS 48-A 49-A 50-A & 1/2 51N
ALLIGATOR POINT SUB
OR 154/294 185/549 580/362
599/587 663/621 663/662

7 Taxing Authorities	Prior Year		Current Year				
	Your Final Tax Rate and Taxes Last Year		Your Tax Rate and Taxes if No budget change is made		Your Tax Rate and Taxes if Proposed budget change is made		
	Tax Rate	Taxes	Tax Rate	Taxes	Tax Rate	Taxes	
COUNTY	5.4707	5,437.10	4.9241	4,850.97	5.4546	5,373.59	09/03/2024 at 5:15 PM est Franklin County Courthouse Annex 34 Forbes Street, Apalachicola, FL 32320
APWRD	1.4500	1,441.09	1.2883	1,269.17	1.3500	1,329.95	09/07/2024 at 9:00 AM est APWRD office 1378 Alligator Dr. Alligator Point, FL 32346
SCHOOL - STATE	2.0040	1,991.69	1.8052	1,778.39	1.8760	1,848.14	09/18/2024 at 5:01 PM est Willie Speed Board Room 85 School Rd, Eastpoint, FL 32328
SCHOOL - LOCAL	2.2480	2,234.19	2.0250	1,994.93	2.2480	2,214.61	09/18/2024 at 5:01 PM est Willie Speed Board Room 85 School Rd, Eastpoint, FL 32328
NWFWMD	0.0234	23.26	0.0218	21.48	0.0218	21.48	09/12/2024 at 5:05 PM est District Headquarters 81 Water Management Dr. Havana FL 32333
Total Ad-Valorem Property Taxes:		11,127.33		9,914.94		10,787.77	

Levying Authorities	Purpose of Assessment	Units	Rate	Assessment
ALCE	ALCE	2.00	100.0000	200.00

Taxing Districts	Market Value		Assessed Value		Exemption Value		Taxable Value	
	2023	2024	2023	2024	2023	2024	2023	2024
County	993,858	985,149	993,858	985,149	0	0	993,858	985,149
School	993,858	985,149	993,858	985,149	0	0	993,858	985,149
Other	993,858	985,149	993,858	985,149	0	0	993,858	985,149

Homestead Cap	All taxes	0
Non-Homestead 10% Cap	Non-School Taxes	0
Agricultural Classification	All taxes	0
Homestead Portability	All taxes	0
Exemptions	Applies to	
First Homestead	All taxes	0
Additional Homestead	Non-School Taxes	0
Limited Income Senior	County Operating Taxes	0
Other	All Taxes	0

* If you feel the market value of your property is inaccurate or does not reflect fair market value on January 1, 2024, or if you are entitled to an exemption or classification that is not reflected above, please contact your Property Appraiser at:
33 Market St. Suite 101
Apalachicola, FL 32320
Customer Service: (850) 653-9236

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 at the County Property Appraiser or online at <https://floridarevenue.com/property/Pages/Forms.aspx> and must be filed on or before:

Sept. 6, 2024