



Miami-Dade Property Appraiser
111 NW First Street, Suite 710
Miami, FL 33128-1984

NOTICE OF PROPOSED PROPERTY TAXES AND
PROPOSED OR ADOPTED NON-AD VALOREM ASSESSMENTS
MIAMI-DADE COUNTY TAXING AUTHORITIES

DO NOT PAY
THIS IS NOT A BILL

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570657 XB2

Reprint of FOLIO: 30-2113-001-0710 0101

LINDA JOSEPH
275 NW 157 ST
MIAMI, FL 33169
USA

FOLIO: 30-2113-001-0710
MILLAGE CODE: 3000
PROPERTY ADDRESS:
275 NW 157 ST
LEGAL DESCRIPTION:
BISCAYNE GARDENS SEC B PB 40-49
LOT 471
LOT SIZE 131.860 X 305

TAXING AUTHORITIES								
TAX INFORMATION	COLUMN 1	COLUMN 2		COLUMN 3	COLUMN 4 If NO Budget Change is Adopted (Rolled-Back)		COLUMN 5 If PROPOSED Budget Change is Adopted	
TAXING AUTHORITY	Last Year Taxable Value	Last Year's Tax Rate (Millage)	Your Property Taxes Last Year	Current Taxable Value	Tax Rate (Millage)	Taxes	Tax Rate (Millage)	Taxes
MIAMI-DADE COUNTY:								
Countywide	436,819	4.5740	1,998.01	835,969	4.1670	3,483.48	4.5740	3,823.72
Fire Rescue	436,819	2.3965	1,046.84	835,969	2.1809	1,823.16	2.3965	2,003.40
Library	436,819	0.2812	122.83	835,969	0.2563	214.26	0.2812	235.07
PUBLIC SCHOOLS:								
By State Law	567,055	3.3180	1,881.49	860,969	2.9476	2,537.79	3.2200	2,772.32
By Local Board	567,055	2.2480	1,274.74	860,969	1.8854	1,623.27	2.2480	1,935.46
Voted School Operating	567,055	1.0000	567.06	860,969	1.0000	860.97	1.0000	860.97
MUNICIPAL:								
Unincorp Area	436,819	1.9090	833.89	835,969	1.7536	1,465.96	1.9090	1,595.86
WATER MANAGEMENT:								
SFWM District	436,819	0.0948	41.41	835,969	0.0874	73.06	0.0948	79.25
Everglades CP	436,819	0.0327	14.28	835,969	0.0301	25.16	0.0327	27.34
Okeechobee Basin	436,819	0.1026	44.82	835,969	0.0945	79.00	0.1026	85.77
INDEPENDENT DISTRICT:								
F.I.N.D.	436,819	0.0288	12.58	835,969	0.0266	22.24	0.0288	24.08
The Children's Trust	436,819	0.5000	218.41	835,969	0.4546	380.03	0.5000	417.98
VOTER APPROVED DEBT PAYMENTS:								
County Debt	436,819	0.4355	190.23	835,969	0.4271	357.04	0.4271	357.04
School Debt	567,055	0.1330	75.42	860,969	0.1340	115.37	0.1340	115.37
TOTAL AD VALOREM PROPERTY TAXES			8,322.01			13,060.79		14,333.63
TOTAL AD VALOREM AND NON-AD VALOREM PROPERTY TAXES			8,869.01			13,757.79		15,030.63

HEARING INFORMATION	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	PUBLIC HEARING DATE, LOCATION AND TIME
Miami-Dade County	9/05, 5:01 PM, (305) 499-8766, BOARD OF COUNTY COMMISSION CHAMBERS, 111 NW 1 ST, 2ND FL
Public Schools	9/11, 6:00 PM, (305) 995-1226, BOARD AUDITORIUM, SCHOOL BOARD ADM BLDG, 1450 NE 2 AVE
Unincorp Area	9/05, 5:01 PM, (305) 499-8766, BOARD OF COUNTY COMMISSION CHAMBERS, 111 NW 1 ST, 2ND FL
Water Management Districts	9/12, 5:15 PM, (561) 686-8800, SFWMD AUDITORIUM, 3301 GUN CLUB RD, B-1 BLDG, WPB, FL
F.I.N.D.	9/05, 5:05 PM, (561) 627-3386, F. LANGFORD PAVILION, 1707 NE INDIAN RIVER DR, JENSEN BEACH
The Children's Trust	9/09, 5:01 PM, (305) 571-5700, UNITED WAY-ANSIN BLDG, RYDER ROOM, 3250 SW 3 AVE

NON-AD VALOREM ASSESSMENTS				
LEVYING AUTHORITY	PURPOSE OF ASSESSMENT Provided on this notice at request of governing boards. Tax Collector will include on November Tax Bill.	UNITS	RATE	ASSESSMENT
MIAMI-DADE COUNTY	SOLID WASTE (305) 499-8738	1.00	697.0000	697.00
TOTAL NON-AD VALOREM ASSESSMENTS (This amount is included in Total Property Taxes above)				697.00

PROPERTY APPRAISER			
VALUE INFORMATION	MARKET VALUE	ASSESSED VALUE – School Levy	ASSESSED VALUE - Non-School Levy
PRIOR VALUE (2023)	567,055	567,055	436,819
CURRENT VALUE (2024)	885,969	885,969	885,969
ASSESSMENT REDUCTIONS	APPLIES TO	2023 REDUCTION AMOUNT	2024 REDUCTION AMOUNT
10% Cap Benefit	Non-School Taxes	130,236	0
EXEMPTIONS	APPLIES TO	2023 EXEMPTION AMOUNT	2024 EXEMPTION AMOUNT
First Homestead	All Taxes	0	25,000
Additional Homestead	County, Regional Taxes	0	25,000

If you feel the market value of the property is inaccurate or does not reflect fair market value, or if you are entitled to an exemption or classification that is not reflected, please contact the Miami-Dade County Property Appraiser at: (305) 375-4712□111 NW 1 STREET 7TH FLOOR□(8:00 AM TO 5:00 PM)

If the Property Appraiser 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 online at <https://www.miami-dadeclerk.com/clerk/value-adjustment-board.page>. Petitions must be filed on or before SEP. 17, 2024

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