

Lee County Tax Collector

Ad Valorem Taxes and Non-Ad Valorem Assessments for Lee County, Florida

Site Address/Legal Description:

Account Number: 16-45-23-C3-04627.0200 Alternate Key: 2100341244 Millage Code: 057

Noelle Branning

T See message below.

JC OF SW FLORIDA LLC C/O REMY PARYS 1423 SAUTURN DR FORT MYERS, FL 33919 1616 SW 51ST TER CAPE CORAL UNIT 69 BLK 4627 PB 22 PG 43 LOTS 20 + 21



Exemptions/Values

Market Value

Assessed Value

Taxable Value

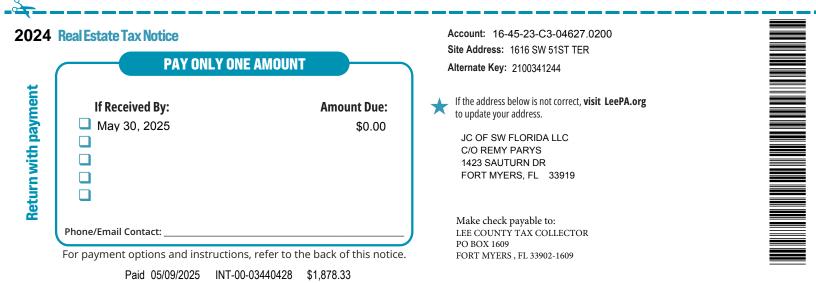
2024 Real Estate Tax Notice

130,939 130,939 48,016

THIS CODE to pay online or visit LeeTC.com/pay-online

			Paid 05/09	9/2025 INT-00-03	440428 \$1,878	.33
Ad Valorem Taxes Levying Authority	Telephone	Mill Rate	Assessed	Exemption	Taxable	Amount
LEE COUNTY GENERAL REVENUE	239-533-2221	3.7623	48,016	0	48.016	180.65
PUBLIC SCHOOL - BY LOCAL BOARD	239-337-8215	2.2480	130,939	0	130,939	294.35
PUBLIC SCHOOL - BY STATE LAW	239-337-8215	3.0380	130,939	0	130,939	397.79
CITY OF CAPE CORAL	239-574-0497	5.2188	48,016	0	48,016	250.59
LEE COUNTY ALL HAZARDS - MSTU	239-533-2221	0.0693	48,016	0	48,016	3.33
LEE COUNTY LIBRARY FUND	239-533-2221	0.4361	48,016	0	48,016	20.94
SFL WATER MGMT-DISTRICT LEVY	561-686-8800	0.0948	48.016	0	48.016	4.55
SFL WATER MGMT-EVERGLADE CONST	561-686-8800	0.0327	48.016	0	48.016	1.57
SFL WATER MGMT-OKEECHOBEE LEVY	561-686-8800	0.1026	48,016	0	48,016	4.93
LEE COUNTY HYACINTH CONTROL	239-694-2174	0.0200	48.016	0	48.016	0.96
LEE COUNTY MOSQUITO CONTROL	239-694-2174	0.2200	48.016	0	48,016	10.56
WEST COAST INLAND NAVIGATION DISTRICT	941-485-9402	0.0394	48.016	0	48,016	1.89
CITY OF CAPE CORAL PARKS VOTED DEBT SVC	239-574-0497	0.1791	48,016	0	48,016	8.60
	4 PR	REC	0			
Non-Ad Valorem Assessments Levying Authority	Telephone	Rate	70	Basis		Amount
CITY OF CAPE CORAL FIRE SERVICE ASSESSMENT	239-574-7722			ACTL LEVY		278.84
CITY OF CAPE CORAL LOT MOWING DISTRICT 1	239-574-7722	<u> </u>		ACTL LEVY		190.12
			5	ACTL LEVY		
CITY OF CAPE CORAL STORMWATER ANNUAL	239-574-7722			ACTLLLVI		149.00

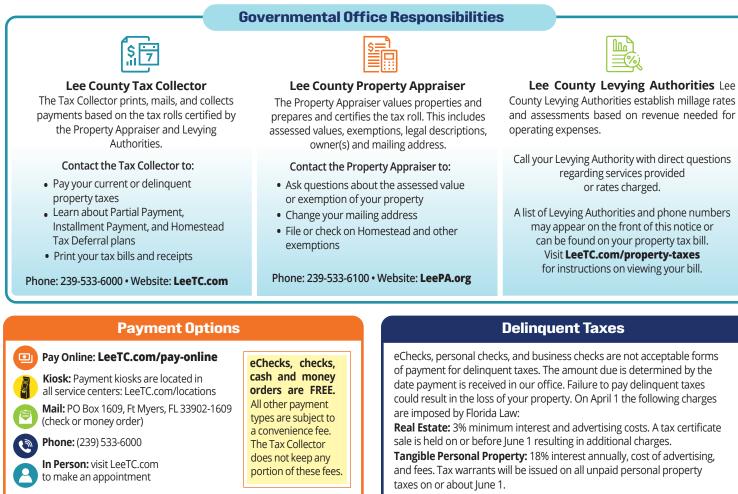
2024 Combined Total Ad Valorem and Non-Ad Valorem:





IMPORTANT INSTRUCTIONS AND INFORMATION - PLEASE READ

Ad Valorem Taxes cover the period January 1 through December 31 of the tax year indicated on the front of this notice. Tax notices are mailed on or about November 1 and become delinquent April 1. Failure to receive a tax notice does not extend discounts or excuse taxpayers' responsibilities to pay taxes and applicable penalties for late payments. Installment tax notices are mailed in June, September, December and March. Installment payment discounts are: June (6%), September (4.5%) and December (3%).



Note: If using your bank's online bill pay, make sure you allow for processing time so payment arrives by the received date listed on the front of this notice.

Discounts

The amounts indicated on the front of this notice represent the total taxes and assessments due (if applicable) less discounts allowed for early payment. When the discount period ends on a weekend or holiday, the discount is extended to the next business day. Taxes are due by March 31 of each year.



Property Sold:

forward this notice to the new owner(s).

Confirm Payment and Print Receipt

Confirm receipt of your payment online at our official website LeeTC.com. Your taxes are not considered paid until your payment clears our bank and is applied to your tax account.

You can print a receipt in three easy steps:

- 1 Visit LeeTC.com/pay-online and click property taxes.
- **2** Enter your name or address in the search field and select your record.
- **3** Find your annual bill, then click Print (PDF) for a receipt.

Have you met Edison?

Edison is our automated chatbot that can answer many of your questions relating to property taxes and much more. Available 24/7, you can find Edison at the bottom of our website, **LeeTC.com**.

NOTICE: Pursuant to Florida Statute 590.125(5), be advised that the Florida Forest Service may be performing prescribed burning and/or other treatments in a project area that includes your property in Lee County, Florida. These efforts are to reduce fuel loads and threat of wildfires. These projects are planned to occur from the date of this notice until the same date the following year. This service is provided at no cost to the affected landowner(s). Contact the Florida Forest Service if you have questions regarding this service at: 10941 Palm Beach Blvd., Fort Myers, FL 33905, or 239.690.8001.

Our Mission: Deliver 5-Star service through an organizational culture that values customers, team, and community.