

**2023** QUARTERLY COMBINED TAX NOTICE

# Notice of Ad Valorem Tax and Non-Ad Valorem Assessments

**SEE REVERSE SIDE FOR IMPORTANT INFORMATION**

FOLIO NUMBER	MUNICIPALITY	MILL CODE
04-3108-007-2620	HIALEAH	0400

Mailing Address

AV AVENTURA INVESTMENTS LLC  
1570 W 78 TER  
HIALEAH GARDENS, FL 33014

Property Address

525 E 24 ST

Exemptions:

1

## AD VALOREM TAXES

**Taxes now due are the current owner's responsibility.**

## 1ST Installment

1<sup>st</sup> and 2<sup>nd</sup> installment bills are based on  
2022 combined gross taxes and assessments

3<sup>rd</sup> and 4<sup>th</sup> installment bills are based on  
2023 combined gross taxes and assessments

**Amount Due If Paid By**

Jun 30, 2023

**\$0.00**

**1<sup>st</sup> Installment due by June 30<sup>th</sup>:** One quarter of the total estimated taxes discounted 6% based on taxes from the previous year. Late payment on the 1<sup>st</sup> installment will be accepted through July 31<sup>st</sup> without discount. If your payment is not received by July 31<sup>st</sup>, you will be removed from the plan.

**2<sup>nd</sup> Installment due by September 30<sup>th</sup>:** One quarter of the total estimated taxes discounted 4 ½% based on taxes from the previous year.

**3<sup>rd</sup> Installment due by December 31<sup>st</sup>:** One quarter of the total estimated taxes plus one-half of any adjustment pursuant to a determination of actual tax liability for the current tax year discounted 3%.

**4th Installment due by March 31<sup>st</sup>:** One quarter of the total estimated taxes plus one-half of any adjustment pursuant to a determination of actual tax liability for the current tax year. No discount.

**Discounts do not apply to late payments.** If you elect to discontinue participation, you will not be entitled to receive the discounts provided by law.

**AMOUNT DUE IS SUBJECT TO CHANGE WITHOUT NOTICE**

**Don't wait in line. Pay online by eCheck or credit card at [miamidade.county-taxes.com](http://miamidade.county-taxes.com). For information call 305-270-4916.**

↑ RETAIN FOR YOUR RECORDS ↑

**↓ DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT ↓**

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FOLIO NUMBER

525 E 24 ST

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PROPERTY ADDRESS

LEGAL DESCRIPTION  
HIALEAH 6TH ADD PB 8-54  
LOT 22 BLK 16-B  
LOT SIZE 50.000 X 135  
OR 14177-919 0589 1



\* 4 + 0 4 3 1 0 8 0 0 7 2 6 2 0 + 2 0 2 3 \*



Scan to pay

Mail your payment, in U.S. Funds from a U.S. bank, and payable to:  
**MIAMI-DADE OFFICE OF THE TAX COLLECTOR**  
 200 NW 2nd Avenue, Miami, FL 33128

**Amount Due If Paid By**

Jun 30, 2023

**\$0.00**

AV AVENTURA INVESTMENTS LLC  
1570 W 78 TER  
HIALEAH GARDENS, FL 33014

Paid

[illegible]