

Orange County Notice of Ad Valorem Taxes & Non-Ad Valorem Assessments

LOPEZ BETHZAIDA E 309 N OBSERVATORY DR ORLANDO, FL 32835-1215 Account Number: 100115
Assessed Value: 41,539
Millage Code: 11 ORG

Parcel Number: 25-22-28-1812-02161

Address: 309 N OBSERVATORY DR, UNINCORPORATED, 32835

Exemptions: Other

AD VALOREM TAXES									
Taxing Authority	Assessed Value	Exempt Value	Taxable Value	Millage	Tax Levied				
BY STATE LAW (RLE)	56,520	0	56,520	4.2220	238.63				
CAPITAL OUTLAY	56,520	0	56,520	1.5000	84.78				
CRITICAL OPERATING	56,520	0	56,520	1.0000	56.52				
DISCRETIONARY OPERATING	56,520	0	56,520	0.7480	42.28				
CNTY-CAPITAL PROJECT	41,539	0	41,539	0.2250	9.35				
CNTY-GENERAL REVENUE	41,539	0	41,539	4.0441	167.98				
CNTY-PARKS & RECREAT	41,539	0	41,539	0.1656	6.88				
COUNTY FIRE	41,539	0	41,539	2.2437	93.20				
UNINCORPORATED TAXING DIST	41,539	0	41,539	1.8043	74.95				
LIBRARY	41,539	0	41,539	0.3748	15.57				
ST JOHNS RIVER WTR MGMT DIST	41,539	0	41,539	0.2724	11.32				

Total Millage: 16.5999 Subtotal: \$801.46

NON-AD VALOREM ASSESSMENTS								
Levying Authority	Phone	Amount	Levying Authority	Phone	Amount			
2317 STREET LIGHTS-2317		28.10						
332 GARBAGE - WASTE PRO		220.00						
				Subtotal:	\$248.10			
Combined Total of Ad Valorem Taxes & Non-Ad Valorem Assessments:				\$1,049.56				

Pay Online, Opt-in to E-Billing and Print your Receipt at octaxcol.com

Payments not received by March 31st are delinquent

ONLY PAY ONE AMOUNT

IF YOUR TAXES ARE NOT ESCROWED, PLEASE RETURN THE BOTTOM PORTION WITH YOUR PAYMENT.

100115

309 N OBSERVATORY DR

CRESCENT HILL M/42 THE S 2.5 FT

25-22-28-1812-02161

FREEDOM MORTGAGE

Make checks payable to: Scott Randolph, Tax Collector

LOPEZ BETHZAIDA E 309 N OBSERVATORY DR ORLANDO, FL 32835-1215

Paid By See Account Note

Receipt # 0040-01730696

12/02/2017 \$1,007.58

PO Box 545100 Orlando FL 32854-5100

If Paid By

Nov 30, 2017



Amount Due

\$0.00



ORANGE COUNTY TAX COLLECTOR SCOTT RANDOLPH

INDEPENDENTLY ELECTED TO SERVE YOU

P.O. Box 545100, Orlando, FL 32854 | (407) 434-0312



SELECT A PAYMENT METHOD

Online: Pay online at octaxcol.com. Pay by credit/ debit card, eCheck or PayPal. By Mail: Return the notice to Property Tax Dept., P.O. Box 545100, Orlando, FL 32854. Pay by check made payable to "Scott Randolph" or "Orange County Tax Collector."

In Person: Visit any of our office locations by appointment. Pay by check made payable to "Scott Randolph" or "Orange County Tax Collector," money order, cash, or credit/debit card.

Liens may require certified funds, please contact office for details.

RECEIVE AN EARLY PAYMENT DISCOUNT

Payment Postmark Date	Disco		
November	4%		
December	3%		
January	2%		
February	1%		

Processing fees: \$1.50 eCheck fee; 2.39% credit card/debit card fee (\$2.00 minimum).

2024-25 IMPORTANT DATES

November 1, 2024: First day to pay taxes and assessments.

Before March 1: File for new exemptions with the Property Appraiser, Learn more at **ocpafl.org**.

March 31, 2025: Taxes and assessments are due. Payment must be received by our office by March 31 regardless of postmark date to avoid being delinquent.

April 1: Unpaid real estate taxes are delinquent (3% minimum mandatory

Unpaid tangible personal property taxes are delinquent (interest accrues at a rate of 1.5% per month plus advertising and fees).

Tax warrants are issued for all unpaid tangible personal property taxes.

April 30: Deadline for Installment Plan Application. Download the application at octaxcol.com.

May 1: Interest plus fees are imposed.

Friday, May 30 at 4:30 p.m.: Last day to pay real estate taxes without lien. Full payment must be physically received in our office by May 30, 2025 at 4:30 p.m. regardless of postmark date.

Sunday, June 1: Tax Certificate Sale. Visit **octaxcol.com** for more information.

ARE YOU THE CURRENT OWNER?

Real Property: If you are not the current owner, please forward this notice to the new owner or return it to the Tax Collector's Office, P.O. Box 545100, Orlando, FL 32854.

Tangible Personal Property: If you are not the current owner of the business equipment, but you were the owner as of January 1, you are responsible for the tax.

PAY YOUR TAX BILL

Pay online at **octaxcol.com**.

PRINT A RECEIPT

To print a receipt of your Property Tax Bill, visit our Pay My Taxes page at **octaxcol.com**. Enter an owner name, parcel ID, tangible ID, or location address to search for your tax bill.

COMPLETE A CHANGE OF ADDRESS

All changes of address must be filed with the Property Appraiser. Download the Change of Address Form at **ocpafl.org**.

APPLY FOR THE INSTALLMENT PAYMENT PLAN

To qualify for the quarterly Installment Payment Plan, you must be current on your taxes and your prior year taxes must exceed \$100.00. Download the application at **octaxcol.com**.

PROPERTY NOTICE

Downtown Orlando

301 Rosalind Ave. Orlando, FL 32801

West Oaks Mall

9401 W. Colonial Dr., Suite 360 Ocoee, FL 34761

Clarcona

4101 Clarcona Ocoee Rd. Orlando, FL 32810

Sand Lake

730 W. Sand Lake Rd. Orlando, FL 32809

Lee Vista

6050 Wooden Pine Dr., Ste 100 Orlando, FL 32829

University

10051 University Blvd. Orlando, FL 32817

Hours of Operation

8:30 a.m. — 5:00 p.m. – M, T, Th, F

9:00 a.m. — 5:00 p.m. – W

200 S. Orange Ave., Orlando

Limited services are provided by appointment at 200 S. Orange Ave., Orlando, including tax deed (comptroller status), lien settlement statements, good faith payments, bankruptcy, and homestead liens. Call (407) 434-0312 for information.

Notice: Failure to pay the amounts due will result in a tax certificate being issued against the property.

ABOUT PROPERTY TAX COLLECTION

Tax rates are set. Taxing authorities set the millage rate, which is the rate of tax per \$1,000 of taxable value. Non-Ad Valorem assessments are levied on a unit basis rather than the value of property.

Property values are determined. The Property Appraiser establishes the value of property, approves exemptions, including Homestead, and certifies the Tax Roll to the Tax Collector.

Taxes are collected. The Tax Collector is then responsible for mailing tax bills, collecting taxes and distributing revenue to the taxing authorities in Orange County.