



2018 REAL ESTATE

Exemptions:



Scan this code
to view and pay
your bill online

\$3,739.08
11/21/2018

Paid

Receipt # 0007-20181121-001731

Account Number:
2507-701-0005-000/9

Alternate Key:
33909

Escrow Code:

Albert Jafarjian
Stacey Jafarjian
4251 Oakwood Dr
Williamsville, NY 14221-7420

Situs Address/Legal Description:

2400 S OCEAN DR 115, Fort Pierce
CAPSTAN I CONDOMINIUM APT 115 AND PRO-RATA
SHARE IN COMMON ELEMENTS (OR 3208-189
See Additional Legal on Tax Roll

Ad Valorem Taxes Taxing Authority

	Telephone	Mill Rate	Assessed	Exemption	Taxable	Amount
County Parks MSTU	772-462-1670	0.2313	152,665	0	152,665	35.31
Co Public Transit MSTU	772-462-1670	0.1269	152,665	0	152,665	19.37
Erosion District E	772-462-1670	0.0925	152,665	0	152,665	14.12
Law Enf, Jail, Judicial Sys	772-462-1670	3.4538	152,665	0	152,665	527.27
Co General Revenue Fund	772-462-1670	4.1077	152,665	0	152,665	627.10
Childrens Service Council	772-408-1100	0.4765	152,665	0	152,665	72.74
St Lucie Co Fire District	772-621-3338	3.0000	152,665	0	152,665	458.00
FL Inland Navigation Dist	561-627-3386	0.0320	152,665	0	152,665	4.89
City of Fort Pierce	772-467-3777	6.9000	152,665	0	152,665	1,053.39
School Discretionary	772-429-3970	0.7480	153,500	0	153,500	114.82
School Capital Improvemnt	772-429-3970	1.5000	153,500	0	153,500	230.25
School Req Local Effort	772-429-3970	4.0870	153,500	0	153,500	627.35
Mosquito Control	772-462-1670	0.2164	152,665	0	152,665	33.04
S FL Wtr Mgmt District	561-686-8800	0.2936	152,665	0	152,665	44.83

Non-Ad Valorem Assessments Levying Authority

	Telephone	Amount
FP23 Fort Pierce Stormwater Mgmt Maint	772-467-3777	32.40

2018 Total Ad Valorem:	\$3,862.48
2018 Total Non-Ad Valorem:	\$32.40
2018 Combined Total Ad Valorem and Non-Ad Valorem:	\$3,894.88

2018 REAL ESTATE

PAY ONLY ONE AMOUNT

If Postmarked By
Nov 30, 2018

Please Pay
\$0.00

For payment options and instructions, refer to the back of this notice.

Account Number: 2507-701-0005-000/9

Please provide your contact information here:

Email: _____

Phone: _____

*If the address below is not correct, visit PASLC.gov to update your address.

Albert Jafarjian
Stacey Jafarjian
4251 Oakwood Dr
Williamsville, NY 14221-7420

Make check payable to:
ST. LUCIE COUNTY TAX COLLECTOR
PO BOX 308
FORT PIERCE FL 34954-0308

Paid 11/21/2018 Receipt # 0007-20181121-001731 \$3,739.08

IMPORTANT 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 around November 1 and become delinquent on 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.

GOVERNMENT OFFICE RESPONSIBILITIES

St. Lucie County Tax Collector

The Tax Collector prints, mails and collects payments based on the tax rolls certified by the Property Appraiser and Levying Authorities.

Contact the Tax Collector to:

- Pay your current or delinquent property taxes
- Learn about partial payment, installment and homestead tax deferral plans
- Print your tax bills and receipts

www.tcscl.com

St. Lucie County Property Appraiser

The Property Appraiser values properties and prepares and certifies the tax roll which includes assessed values, exemptions, legal description, assessed owner(s) name and mailing address.

Contact the Property Appraiser to:

- Ask questions about the assessed value or exemption of your property
- Change your mailing address
- File or check on homestead and other exemptions.

www.paslc.gov

St. Lucie County Levying Authorities

A list of St. Lucie County levying authorities may appear on the front of this notice, and more information on each is available by scanning the code below.



PAYMENT OPTIONS

Save time...
 pay online!
 Scan the
 code to pay.



By Mail:

P.O. Box 308
 Fort Pierce, FL 34954-0308
Checks payable to:
 St. Lucie County Tax Collector

Dropbox or in-person:

Fort Pierce: 2300 Virginia Avenue
 Port St. Lucie: 1664 SE Walton Road
 Tradition: 10264 SW Village Parkway

✓ DID YOU SELL THIS PROPERTY? FORWARD THIS NOTICE TO THE NEW OWNER(S).

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.

- 4%** if paid in November
- 3%** if paid in December
- 2%** if paid in January
- 1%** if paid in February

DELINQUENT TAXES

Payment of delinquent taxes must be made in certified U.S. funds drawn on a U.S. bank. The amount due is determined by the date payment is received. Failure to pay delinquent taxes could result in the loss of your property. On April 1 the following charges are imposed by Florida law:

Real Estate: 3% minimum interest and advertising costs. A tax certificate sale is held on or before June 1 resulting in additional charges.

Tangible Personal Property: 18% interest annually, cost of advertising and fees. Tax warrants will be issued on all unpaid personal property taxes on or about June 1.

PAYMENT PLANS

Pursuant to Florida Statute 197.222, you may elect to pay your property or tangible personal property taxes on a quarterly basis, through an installment plan, instead of paying the entire amount at once. Florida Statute also allows for taxpayers to make partial payments on current property taxes and current and delinquent tangible personal property taxes.

OUR MISSION

Our mission is to provide our neighbors the highest level of customer service through innovative technology and highly trained professionals while maintaining the public trust.

