

# Understanding REMINDER NOTICES



Lee County Tax Collector  
Noelle Branning



## IMPORTANT POINTS:

### Florida Statute 197.343(1) States:

"An additional notice shall be mailed by April 30 to each taxpayer whose payment has not been received."

The additional notice is known as the **Reminder Notice**.

The statement on the Reminder Notice is in compliance with statutory requirements to notify the property owner of what may happen if the taxes remain unpaid.

Delinquent accounts under **Bankruptcy** Protection will not receive the additional notice.

A Tax Certificate Sale is held to collect unpaid Real Estate taxes.

A petition is made to the Court for issuance of Tax Warrants to collect unpaid Tangible Personal Property taxes. This usually occurs in June with the hearing date set in July or August.

### March 28, 2025

E&I Name & Address Change file processed. The Reminder Tax Notices will reflect owner name and/or address changes from the file.

### April 1, 2025

Taxes are delinquent. The amount due is determined by the date payment is **received**, not the date postmarked. We request payments be remitted in certified funds; however, personal and business checks will be accepted through April 28, 2025. No partial payments are accepted on delinquent taxes.

### April 17, 2025

Reminder Notices mailed by Cathedral.

### April 28, 2025

All payments must be processed by 5:00 p.m. before advertising.

*\*Accounts with payments made after this date are not removed from advertising and will appear in all publications of the newspaper.*

### April 28, 2025

Last date to accept personal checks, business checks and EFT payments.

*\*Note: Checks and EFT payments are not extended to the next business day when the last day falls on a weekend or holiday for delinquent taxes.*

### May 7, 2025

Publication of delinquent **Tangible** accounts and first publication of delinquent Real Estate accounts in the News press.

### May 14, 2025

Second publication of delinquent **Real Estate** accounts in the News press.

### May 18, 2025

Third publication of delinquent **Real Estate** accounts in the News press.

### May 19, 2025

Last date to process **Real Estate** tax payments by 5:00 p.m. (EDT) to prevent a certificate from being issued.

### May 20, 2025

The 2025 Tax Certificate Sale will be conducted online starting at 8:00 a.m. and ends at 4:00 p.m.

## PAYMENT INFORMATION

Forms of payment for delinquent taxes are:

### Real Estate

- Cash, Certified Check, Money Order
- Title Company Escrow Account checks
- Attorney Trust Account checks
- Mortgage Company checks
- Wire transfer of funds
- Trust/Fiduciary Account checks
- Personal/business checks will be accepted if received in our office by April 28, 2025.
- Electronic Funds Transfer (EFT) will be accepted through April 28, 2025.

### Tangible Personal Property (All of the above as well as...)

- Personal/ business checks can be accepted on delinquent **Tangible Personal Property** accounts, although certified funds are requested.
- May 1, 2025 thru May 31, 2025 Electronic Funds Transfer (EFT) payments are only available for delinquent **Tangible Personal Property** accounts.

## The Tangible Reminder Notice includes:

Amount Due if Received By:	Amount Due if Received By:
<b>April 30, 2025</b>	<b>May 30, 2025</b>
Tax Amount x 1 ½ % Interest + \$10.00 Collection Cost + \$0.20 Advertising Fee	Tax Amount x 3% Interest + \$10.00 Collection Cost + 20% Delinquent Admin fee + \$0.20 Advertising Fee

## The Real Estate Reminder Notice includes:

Amount Due if Received By:	Amount Due if Received By:
<b>April 28, 2025</b>	<b>May 19, 2025</b>
March amount x 3% Interest	March amount x 3% Interest + \$25.00 sale fee + \$0.70 Advertising Fee

## PRINTING A REMINDER NOTICE

**Delinquent Tax Summary**

Parcel Summary: Delinquent tax year is eligible for a certificate (2022)

This parcel has delinquent taxes that will become eligible for a certificate - pay unpaid year to prevent issuance of certificate.

Account History as of 04/14/2023			
Roll	Status	Due	View
2023	Preliminary roll		
2022	Acct: Unpaid	\$372.99	View
2021	Acct: Paid-in-full		View
2020	Acct: Paid-in-full		View
2019	Acct: Paid-in-full		View
2018	Acct: Paid-in-full		View
2017	Acct: Paid-in-full		View
2016	Acct: Paid-in-full		View
2015	Acct: Paid-in-full		View
2014	Acct: Paid-in-full		View
2013	Acct: Paid-in-full		View
2012	Acct: Paid-in-full		View
Total Due as of 04/14/2023:		\$372.99	

[Post a bill payment](#)  
[Write off uncollectible amounts](#)  
[Print History](#)  
[View a different due date](#)

Account Information	
Roll Year:	2022
Tax Year:	2022
Account Number:	32-47-26-00-00001.0140 « Prev Next »
PA Account Number:	10353731
Alternate Key:	2100582183
Millage Code:	086 - BONITA SPRINGS FIRE
Certified Roll Owner(s):	1 SNELL LANE LLC PMB 155 21301 S TAMiami TRL STE 320 ESTERO, FL 33928
Situs Address:	13220 SNELL LN, BONITA SPRINGS, 34135
Links:	Property Appraiser, GIS, Public Site
BillExpress™ Subscribers:	Add BillExpress subscriber
School Assessed Value:	27,500
Assessed Value:	27,500
Ad Valorem:	\$362.13
Non-ad Valorem:	\$0.00
Total Tax:	\$362.13

[Modify this account](#)  
[Prorate this account](#)  
[Print Combined Reminder](#)  
[Split this parcel](#)  
[Combine this parcel](#)  
[Move this account year to another parcel](#)  
[Print this bill](#)  
[Print Installment Application](#)  
[Manage account links](#)  
[Create VAB Case](#)  
[Create Catastrophic Event Allowance](#)  
[Create Veteran Refund](#)  
[Create new account](#)

Print Combined Reminder if the account has prior year(s) outstanding taxes.



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