

PETITION TO THE VALUE ADJUSTMENT BOARD REQUEST FOR HEARING

Section 194.011, Florida Statutes HH Key 38/0204 Page 1 of 3

DR-486 R. 11/23 Rule 12D-16.002 F.A.C. Eff. 11/23

You have the right to an informal conference with the property appraiser. This conference is not required and does not change your filing due date. You can present facts that support your claim and the property appraiser can present facts that support the correctness of the assessment. To request a conference, contact your county property appraiser.

For portability of homestead assessment difference, use the Petition to the Value Adjustment Board – Transfer of Homestead Assessment Difference – Request for Hearing Form (DR-486PORT). For deferral or penalties, use the Petition to the Value Adjustment Board – Tax Deferral or Penalties – Request for Hearing Form (DR-486DP). Forms are incorporated, by reference, in Rule 12D-16.002, Florida Administrative Code.

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Petition # 20	24-0286	County Lake		x year 2024	Date received 9. /2.24
		COMPLETED BY T	HE PENNIONER		
PART 1. Taxpaye	r Information		<u> Nasan Perse</u>	<u>Aser</u>	
	erican Homes 4 Rent, LLC; /	AH4RP Seven, LLC	Representative: Ry	yan, LLC c/o	Robert Peyton
Mailing address for notices	Ryan, LLC 16220 North Scottsda Scottsdale, AZ 85254	le Rd, Ste 650	pilysical addiess	14 19 25 200 10305 Pebble	0 000 07400 estone Court
Phone 954-740-62	240		Email F	ResidentialAp	opeals@ryan.com
The standard way t	o receive information is	by US mail. If possib	e, I prefer to receive	information b	y 🗹 email 🔲 fax.
	etition after the petition at support my statement		ched a statement of	the reasons I	filed late and any
your evidence to		oard clerk. Florida law	allows the property ap	opraiser to cro	st submit duplicate copies of ss examine or object to your s if you were present.)
	Res. 1-4 units Indu			•	listoric, commercial or nonprofit
Commercial L	Res. 5+ units Agric	ultural or classified use	Vacant lots and a	creage 🗌 E	Business machinery, equipment
PART 2. Reason	for Petition Ch	eck one. If more that	n one, file a separat	te petition.	
Real property v Denial of classif	alue (check one) ⊡ deci īcation	rease 🗌 increase	Denial of exem	ption Select c	or enter type:
Tangible persona return required b	t substantially complete	nust have timely filed	(Include a date- a Qualifying improv	-stamped cop rement (s. 193. 2 pontrol (s. 193.1	ption or classification y of application.) 1555(5), F.S.) or change of 55(3), 193.1554(5), or
	this is a joint petition. A that they are substanti				rty appraiser's
by the request group.		petitions for multiple u	nits, parcels, or accou	ints, provide th	nutes. The VAB is not bound the time needed for the entire ates.
evidence directly to appraiser's evidence	ce. At the hearing, you	at least 15 days befor have the right to have	re the hearing and n witnesses sworn.	nake a writter	request for the property
of your property red information redacted	cord card containing inf	ormation relevant to t appraiser receives the	he computation of yo	our current as	e property appraiser a copy sessment, with confidential d the property record card

Your petition will not be complete until you pay the filing fee. When the VAB has reviewed and accepted it, they will assign a number, send you a confirmation, and give a copy to the property appraiser. Unless the person filing the petition is completing part 4, the taxpayer must sign the petition in part 3. Alternatively, the taxpayer's written authorization or power of attorney must accompany the petition at the time of filing with the signature of the person filing the petition in part 5 (s. 194.011(3), F.S.). **Please complete one of the signatures below.**

PART 3. Taxpayer Signature		
Complete part 3 if you are representing yourself or if you a without attaching a completed power of attorney or author Written authorization from the taxpayer is required for according collector.	ization for representation to this form.	
I authorize the person I appoint in part 5 to have access Under penalties of perjury, I declare that I am the owner of petition and the facts stated in it are true.		
Signature, taxpayer	Print name	Date
PART 4. Employee, Attorney, or Licensed Professional	Signature	
Complete part 4 if you are the taxpayer's or an affiliated e representatives.	ntity's employee or you are one of the follo	wing licensed
I am (check any box that applies):		
An employee of	(taxpayer or an affiliated en	itity).
A Florida Bar licensed attorney (Florida Bar number).	
A Florida real estate appraiser licensed under Chapter	r 475, Florida Statutes (license number — R	<u> </u>
A Florida real estate broker licensed under Chapter 47).
A Florida certified public accountant licensed under Ch	napter 473, Florida Statutes (license numbe	er).
I understand that written authorization from the taxpayer is appraiser or tax collector.	required for access to confidential information	tion from the property
Under penalties of perjury, I certify that I have authorization am the owner's authorized representative for purposes of under s. 194.011(3)(h), Florida Statutes, and that I have re	filing this petition and of becoming an agen	t for service of process
Robert I. Peyton	Robert Peyton	9/10/2024
Signature, representative	Print name	Date
PART 5. Unlicensed Representative Signature		
Complete part 5 if you are an authorized representative no	ot listed in part 4 above.	
□ I am a compensated representative not acting as one AND (check one)		es listed in part 4 above
Attached is a power of attorney that conforms to the retaxpayer's authorized signature OR [] the taxpayer's aut		executed with the
I am an uncompensated representative filing this petiti	on AND (check one)	
the taxpayer's authorization is attached OR [] the tax		this form.
I understand that written authorization from the taxpayer i appraiser or tax collector.	s required for access to confidential inform	ation from the property
Under penalties of perjury, I declare that I am the owner's becoming an agent for service of process under s. 194.07 facts stated in it are true.		
Signature, representative	Print name	Date
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LAKE COUNTY PROPERTY APPRAISER VAB APPEAL WORKSHEET RESIDENTIAL

The Petitioner is: □ Taxpayer of Record □ Taxpayer's agent Property Address 10305 PEBBLESTONE CT LEESBURG Owner Name AMERICAN HOMES 4 RENT Value from TRIM Notice Value before Board Action Value presented by Prop Appr Value after Board Action PROPERTIES SEVEN LLC TRIM Notice Value presented by Prop Appr Value after Board Action Just Value, required \$ 244,864 \$ 244,864 2. Assessed or classified use value, *if applicable \$ 216,590 \$ 216,590 3. Exempt value, *enter "0" if none \$ 216,590 \$ 216,590 4. Taxable Value, *required \$ 216,590 \$ 216,590 All values entered should be county taxable values, School and other taxing authority values may differ. Last Sale Date Price:				RES	SIDENTIA	L				
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The IAAO "Standard on Ratio Studies", approved April, 2013, paragraph 9.1, indicates that a range of assessment level from .90 and 1.10 times the desired level of assessment is acceptable for any class of property. Thus, after applying a -15% 1st & 8th criteria adjustment factor to a Market Value indication, a Just Value/Market Value ratio of 76.5% to 93.5% falls within the acceptable range.

- 1. Describe Subject
- 2. Describe Comps
- 3. Describe Range of Values
- 4. Describe Petitioner's Comps

Based upon the facts presented herein, it is the Property Appraiser's opinion that the Market Value placed upon this property is considered to be fair and just as of January 1st. The Income, Market, and Cost approaches to value have been considered in the assessment of this property and are an integral part of the Property Appraiser CAMA. All factors considered as per F.S. s.193.011 and approved mass appraisal standards.

DEPUTY: CHRISTOPHER QUANTE

DATE 12/2/2024

2024-028€ Comp Map



Bubble #	Comp #	Alternate Key	Parcel Address	Distance from Subject(mi.)
1	SUBJECT	3810224	10305 PEBBLESTONE CT LEESBURG	
2	COMP 3	3810199	33202 IRONGATE DR LEESBURG	- SAME SUB
3	COMP 1	3810161	33446 IRONGATE DR LEESBURG	SAME SUB
4	COMP 2	3810184	33312 IRONGATE DR LEESBURG	SAME SUB
5				
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Building RCN 185,427 Outling Grade 655 Hair Bauls 0 Condition EX Wall Type 03 Heat Type 6 % Good 97.00 Foundation 3 Fireplaces 0	GAR GARAGE FINISH 0	361 0	Base Rate	101.61			
% Good 97.00 Functional Obsol 0			-		-		-
Functional Obsol 0			% Good	97.00		-	
	TOTALS 1,481 2,0	002 1,481	Functional Obsol Building RCNLD	0 179,864	Roof Cover		

LCPA Property Record Card

2024-0286 Subject PRC Run: 12/2/2024 By

arcel ID	14-1	9-25-2	2000-000	0-0740	00	Ro		r 202		atus: A			Card #	1	of 1
						*Only			aneous l records a	Features are reflected	below				
Code		Descrip	otion		Uni		Type		it Price	Year Blt	Effect N	r RCN	%Good		Apr Value
															•
					-1			Bui	lding Pe	rmits	1		1	_	
oll Year	Permit	: ID	Issue Da		Comp D		Am	ount	Туре		Descr	ption	Review D		CO Date
2014	SALE 20050609	20	01-01-20		05-01-2			88,04	1 0099 4 0000	CHECK VA			05-01-20	014	
2007 2006	20050609		07-19-20		03-10-2			88,04		SFR 10305		TONE CT			02-27-200
					Informa	ation			I				emptions		
Instrum	ent No		k/Page		Date	Instr	Q/U	Code	Vac/Imp			Descriptio	on	Year	· Amou
		4426 4387	2388 0204		3-2014)-2013	WD WD	Q Q	Q Q		126,00 99,50					
		3158	2189	05-09	9-2006	WD	Q	Q	i	228,50					
		2876	1405	07-01	-2005	WD	U	Μ	V		1				
													Total		0
								Val	ue Sumr	nary					
and Valu	ie Bldg	g Value	Misc	Value	Marke	et Valu	e De	eferred	Amt A	ssd Value	Cnty Ex A	Amt Co Tax Val	Sch Tax	Val Pi	revious Va
65,000	17	9,864		0	24	4,864		6624		238240	0.00	238240	244864	1	244,864
								D	arcel No	00					
87/204 S	SAMANTHA	A & JOH		ER TO (GORILL	A CAP	ITAL O								
87/204 C	DEED HAS	CERTA	IN REST	RICTIO	NS THA	T MAY	SIGN	AL SHO	ORT SALE	E CMD 11051					
										ENT PROPE		EN LLC	NORMAL Q	SALES	VALU
OKS OK	K JNH 0501	14													
MAILIN	G ADDR C	HGD FF	ROM 3060	J1 AGC	URA RI	JSIE	200L A	AGOUR	AHILLS	CA 91301 INI	-O SCANN	IED TO AK3796562	DW 122320)	
***Infor	mation on	this Pro	pertv Red	cord Ca	rd is co	mpiled	and us	sed hv	the Lake	County Prope	erty Apprai	ser for the sole purp	ose of ad v	alorem	propertv
tax as	sessment	adminis	tration in	accord	ance wit	th the I	-lorida	Consti	tution, Sta	atutes, and A	dministrati	ve Code. The Lake	County Prop	erty Ap	praiser
												ts use or interpretat			
owr	nership of t	ne prop	erty, and	assume	es no lia	bility a	ssocia	ted with	n the use	or misuse. Se	ee the pos	ted Site Notice on o	ur website f	or deta	IIS.***

Alternate Ke Parcel ID	y 3810161 14-19-25-2000 <i>Current Owner</i>	-000-01100		PA Propoll Year 2	oerty Reco 2025 Stat	ord Ca sus: A	rd		PRC Run: 12	4-0286 Co /2/2024 Card # erty Locat	Ъу 1 of	1
NUNEZ OSVAL	DO E & MARYBEL	L M						Site A	ddress 33446	IRONGAT	E DR	0.4700
33446 IRONGA	TE DR							Mill G	LEES roup 0001		FL BHD 452	34788 25
LEESBURG	FL	34788						001	Property Us	e FAMILY	Last Inspective TRF 02-	
Legal Descript								0010				02-202
	T SILVER LAKE PI	B 47 PG 72-7(6 LOT 11 O	RB 6094 PG	3 200							
Land Lines		Notes	I		Unit	Depth	Loc	Shp	Phys		Lan	d
LL Code	Front Depth	Adj		Units	Price	Factor	Factor	Factor	Factor	Class Val	Valu	le
1 0100	0 0			1.00 LT	20,000.00	0.0000	3.25	1.000	1.000		0	65,000
	Total Acres	0.00		JV/Mkt 0			Tota	I Adj JV/N	lkt			65,000
Class	ified Acres	0	Classifie	d JV/Mkt 65	5,000 Sketch		Classified	l Adj JV/N				0
Bldg 1 Sec	1 of 1		Replace	ment Cost	162,733		Deprec Bl	dg Value	157,851	Mul	ti Story	0
35	FLA (1,24	l0 sf)	2 12 8 8 28	-							
GA		12	9 (3	HF H st								
20	0 sf) 19 ²	ó	3	674 44 24								
	Building Description ED LIVING AREA	Sub Areas Living Are 1,240	Gross Are 1,240	1010	<i>Bu</i> Year Built Effective Area	ilding Va	aluation	2002	Ітр Туре	nstructior R1	Bedrooms	3
GAR GARAG	E FINISH PORCH FINISHE	0	380 130	0	Base Rate			1240 103.33	No Stories	1.00	Full Baths	2
			130	Ŭ	Building RCN			162,733	Quality Grade		Half Baths	
					Condition % Good			EX 97.00	Wall Type	03	Heat Type	6
					Functional Obs	sol		0	Foundation	3	Fireplaces	0
	TOTALS	1,240	1,750		Building RCNL			157,851	Roof Cover	3	Туре АС	03

LCPA Property Record Card Roll Year 2025 Status: A

2024-0286 Comp 1 PRC Run: 12/2/2024 By

Card # 1 of 1

					scellaneous F					
				ly the firs	t 10 records a					
Code	Description		Units	Туре	Unit Price	Year Blt	Effect Yr	RCN	%Good	Apr Value
					Building Per	mits				
Dell Veer		in Data I (Comm. Data	A			Deceminatio		Davian Data	L CO Data

							Bull	aing Perr	mis					
Roll Year	Permit	ID	Issue Da	ate Comp	Date	Am	nount	Туре		Descri	ption	Review D	Date C	O Date
2003	20020804	83	08-19-20	01-06-2	2003		76,868	3 0000	SFR LT 11 334	146 IROI	NGATE DR			
				Coloo Inform							F war			
				Sales Inform	1	1						nptions		
Instrume	ent No	Bool	<td>Sale Date</td> <td>Instr</td> <td>Q/U</td> <td>Code</td> <td>Vac/Imp</td> <td>Sale Price</td> <td>Code</td> <td>Descriptior</td> <td></td> <td>Year</td> <td>Amount</td>	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Descriptior		Year	Amount
202301	8060	6094	0200	02-14-2023	WD	Q	01	1	280,000	039	HOMESTEA		2024	
		3742	1952	03-10-2009	QC	U	U	1	100	059	ADDITIONAL HOM	ESTEAD	2024	25000
		3742	1951	03-10-2009	WD	Q	Q	1	140,000					
		2437	0264	10-23-2003	WD	Q	Q	1	126,500					
											1	Total		50,000.00

Value Summary

Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu
65,000	157,851	0	222,851	0	222851	50,000.00	172851	197851	222,851

Parcel Notes

3742/1946 WILLIAM M LATIMER NAMED AS POA FOR LOIS M LATIMER 3742/1951 HENRY J & ANN PRESUTTI TO WILLIAM M & LOIS M LATIMER HW 3742/1952 ET AL WILLIAM M & LOIS M LATIMER HW AND ROBERT M LATIMER MARRIED JTWROS 17 LOIS MARIE LATIMER 88 DECEASED 100916 STATE DEATH LIST FILE 2016152351 SHH 112216 17 WILLIAM MARSHALL LATIMER 88 DECEASED 111516 STATE DEATH LIST FILE 2016171339 SHH 120816 6094/200 ROBERT M LATIMER TO OSVALDO E & MARYBELLM NUNEZ HW 23CC EFILE HX APP CP 100223

Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or equitable title ownership of the property, and assumes no liability associated with the use or misuse. See the posted Site Notice on our website for details.

Co REYES JOSE M 33312 IRONGATE LEESBURG Legal Description	- 19-25-2000 Irrent Owner DR FL	34788 9B 47 PG 72-76	LCPA Pro Roll Year				PRC Run: 12/ Prope address 33312 I LEESE roup 0001 Property Use	Card # 1 arty Location RONGATE D BURG NBHI D La	y of R FL 3	4788 5 ction
Land Lines		Notes		Unit Dept	h Loc	Shp	Phys 2		Land	
LL Code From 1 0100 0	nt Depth 0	Adj	Units 1.00 LT	Price Facto 20,000.00 0.000	or Factor	Factor 1.100	Factor 1.000	Class Val 0	Value	
Tota Classifie	al Acres	0.00	JV/Mkt 0 Classified JV/Mkt 7	1 500	Tota Classified	I Adj JV/N	1kt		7	<u>1,500</u>
Bldg 1 Sec			Replacement Cost	Sketch 221,983	Deprec Bl			Multi St	ory 1	
1 GAF (399 21	FL (1, 9	,504	sf) 10 (36 2 4 9	43						
	Building	Sub Areas			Valuation			struction De		
FLA FINISHED FQS FINISHED GAR GARAGE F	scription LIVING AREA AREA QUART FINISH RCH FINISHE	1,504	Gross Are Eff Area 1,504 1504 1,504 376 399 0	Year Built Effective Area Base Rate		2005 1880 96.31	Imp Type No Stories		drooms Il Baths	4
		0	156 0	Building RCN Condition		221,983 EX	Quality Grade Wall Type		If Baths at Type	3 0 6

LCPA Property Record Card

arcel I	скеу 38 D 14-1		4 2000-000)-03400)			rope r 202	-	ord Card		FRG Run.	Card #	Бу 1 (of 1
	-				-				aneous F						
										re reflected					
Code		Descri	ption		Unit	s	Туре	Ur	nit Price	Year Blt	Effect Y	r RCN	%Good	Арг	· Value
									lding Per	mits					
Roll Yea	r Permit 20040513		Issue Da 01-01-20		omp Da 7-05-20		Am	ount 129,78	Type 3 0000	SFR	Descrip	otion	Review D	Date C	CO Date
2006 2005	20040513		06-23-20		2-22-20			129,78		SFR 33312	IRONGATE	E DR			
2005	20040508	858	06-11-20	04 1	2-22-20	04		5,00	0000 00	RTN 123X3					
1		Dee		Sales I				Quala		O al a Dria a	0.1		mptions		A
	ment No 054446	6139	k/Page 0067	Sale [05-05-3		Instr WD	Q/U Q	Code 01	Vac/Imp I	Sale Price 355,000	Code 0 039	Descriptio HOMESTE		Year 2024	Amou 250
2023	054440	2515		02-27-2		WD	Q	Q	V	36,000	0 - 0	ADDITIONAL HOM		2024	
													Total		50,000.
								Va	lue Sumn	nary					
Land Va	lue Bldg	g Value	Misc	Value	Marke	et Valu	e De	eferred	Amt A	ssd Value	Cnty Ex A	mt Co Tax Val	Sch Tax	Val Prev	ious Val
71,50	0 21	5,324	()	286	6,824		0		286824	50,000.0	0 236824	261824	4 2	86,824
															·
4100 F	ROM 236 F	ER 012	704					P	arcel Not	es					
5X RAN	DEE MORE	L 60 DE	CEASED						149						
	MARC GEOF			IOSE M	REYES	5 UNM	ARRIE	D							
	ILE HX APP														

Information on this Property Record Card is compiled and used by the Lake County Property Appraiser for the sole purpose of ad valorem property tax assessment administration in accordance with the Florida Constitution, Statutes, and Administrative Code. The Lake County Property Appraiser makes no representations or warranties regarding the completeness and accuracy of the data herein, its use or interpretation, the fee or equitable title ownership of the property, and assumes no liability associated with the use or misuse. See the posted Site Notice on our website for details.

Classified Agres 0 Classified Agres Classified Adj JV/Mkl Sketch Sketch Sketch Sketch Sketch Sketch 1 Replacement Cost 223,081 Deprec Bidg Value 216,369 Multi Story 0 27 12 9 OPFF 6 1 6 1 12 37 FLA 8 3 13 13 13 13 20 20 4 9 0 36 13 16 20 20 4 9 13 16 13 16 20 20 4 9 13 16 13 16 20 20 18 5 5 13 16 12 20 20 18 5 5 13 16 12 21 20 18 5 5 13 16 12 22 20 20 18		14-19 Curre WILLIAM IGATE DR IGATE DR	9 -25-2000- nt Owner H JR & REE FL	34788	0 F	CPA Pro Roll Year 2		ord Ca tus: A	ırd	Site A Mill G 001	PRC Run: 1 Proj Address 33202 LEES Group 0001 Property U	Card # perty Loca 2 IRONGA ⁻ SBURG I N	By 1 of <u>ation</u> TE DR	34788 25 ectio
Odde O Aug Tool T Procession Packos Practos Pr			Dopth	Notes		Lipito	Unit	Depth	Loc	Shp	Phys		Lan	d
Total Acres 0.00 JVMkt[0 Total Adj_JVMkt[71.3 Itessified Acres 0 Classified JVMkt[71,500 Classified Adj_JVMkt[71.3 Iteg 1 Sketch Classified Adj_JVMkt[71.3 Iteg 1 Replacement Cost 223.061 Deprec Bidg Value 216.369 Multi Story 0 27 12 9 0 9 0 9 0 16 10	LL Code						Price	Factor	Factor	Factor	Factor	Class Val	Valu	le
Classified Agres 0 Classified Agres Classified Adj JV/Mkl Sketch Sketch Sketch Sketch Sketch Sketch 1 Replacement Cost 223,081 Deprec Bidg Value 216,369 Multi Story 0 27 12 9 OPFF 6 1 6 1 12 37 FLA 8 3 13 13 13 13 20 20 4 9 0 36 13 16 20 20 4 9 13 16 13 16 20 20 4 9 13 16 13 16 20 20 18 5 5 13 16 12 20 20 18 5 5 13 16 12 21 20 18 5 5 13 16 12 22 20 20 18		Total Ac	cres	0.00										71,50
Bilds 1 Replacement Cost 223,061 Deprec Bidg Value 216,369 Multi Story 0 27 12 9 OPFF 6 6 100 7 12 9 0 100	C				Classifi	ed JV/Mkt 71								,
27 12 37 99 OPF 6 6 8 3 21 13 6 8 3 21 13 6 8 3 21 13 1 8 3 13 36 20 4 36 36 36 20 4 36 13 18 5 20 20 4 36 13 18 21 20 20 36 18 5 18 22 20 20 5 5 18 100 100 22 20 20 5 5 18 100 100 100 100 22 20 20 5 5 186 100 100 100 100 100 100 100 100 100 100 100 100 100 100 100 100	Bldg 1 \$	Sec 1	of 1		Replac	ement Cost			Deprec B	ldg Value	216,369	Mu	Ilti Story	0
20 4 0	37			FI (1	LA ,868	6 l	8 3 8	50 21 3	sf) 13 13					
Building Sub Areas Building Sub Areas Building Sub Areas Construction Detail 20 20 6 18 5 5 16 Sector 1 20 5 5 16 16 16 Sector 1 20 18 5 5 16 16 Sector 1 18 5 5 16 16 16 16 Sector 1 186 1868 190 100 Full Baths 100 Full Baths 100 </th <th></th> <th>20</th> <th></th> <th>4</th> <th></th> <th>g</th> <th>5</th> <th></th> <th></th> <th>36</th> <th></th> <th></th> <th></th> <th></th>		20		4		g	5			36				
CodeDescriptionLiving AreGross AreEff AreaYear Built2004Imp TypeR1BedroomsLAFINISHED LIVING AREA1,8681,8681,86818681868Effective Area1868No Stories1.00Full BathsARGARAGE FINISH04400Base Rate99.18Quality Grade655Half BathsPFOPEN PORCH FINISHE01800600ConditionEXWall Type03Heat TypeVentional Obsol097.00Functional Obsol00Functional Obsol0Functional Obsol10	. (4 22	40	sf)	22		18 5	6 1 5 6		16					
LA FINISHED LIVING AREA 1,868 1,868 1868 <td< th=""><th>Code</th><th>Descrip</th><th>Building S</th><th>Sub Areas</th><th>Gross Are</th><th>Eff Area</th><th></th><th>uilding V</th><th>aluation</th><th>2004</th><th></th><th></th><th></th><th>3</th></td<>	Code	Descrip	Building S	Sub Areas	Gross Are	Eff Area		uilding V	aluation	2004				3
OPEN PORCH FINISHE 0 180 0 Base Rate 99.18 Building RCN 223,061 Quality Grade 655 Half Baths Condition EX Wall Type 03 Heat Type % Good 97.00 Functional Obsol 0	FLA FINI	SHED LIVI	NG AREA	1,868	1,868	1868		1						2
Condition EX Wall Type 03 Heat Type % Good 97.00 Functional Obsol 0				-		-								
% Good 97.00 Functional Obsol 0							-				-			
Functional Obsol 0							% Good			97.00				
			TOTALS	1 868	2 488	1 868				-				0

Alternate Key 3810199 Parcel ID 14-19-25-2000-000-04900

LCPA Property Record Card Roll Year 2025 Status: A

2024-0286 Comp 3 PRC Run: 12/2/2024 By

Card # 1 of 1

Parcel	ID 14-'	19-25-2	000-000	0-04900		Rol		r 202		atus: A			Card #	1	of 1
						*Onlv			aneous F records a	Features are reflected	below				
Code			Unit		Type Unit Price			Year Blt	Effect Y	r RCN	%Good	d Apr Value			
POL2 PLD2 SEN2	D2 POOL/COOL DECK				320.00 SF 382.00 SF 1413.00 SF			SF	35.00 5.38 3.50	2004 2004 2004	2004 2004 2004	11200.00 2055.00 4946.00	70.00		9,520 1,439 2,473
Roll Vor	or Dormi			to C	omn D	lata	۸m		Iding Per	rmits	Decor	intion	Boviow) ata	CO Date
Roll Year Permit 2018 SALE 2014 SALE 2005 20041107 2005 20030910 2005 20040206 2004 20030910		742 081 639	01-01-2017 0 01-01-2013 0 11-10-2004 0 04-22-2004 0 02-17-2004 0		Comp Date 04-30-2018 05-01-2014 03-01-2005 06-22-2004 06-22-2004 04-22-2004		Amount 1 4,000 101,068 3,800 101,068		1 0099 0 0000 8 0000 0 0000	CHECK VAI CHECK VAI SCRN POL SFR 26X28 POC SFR	LUE LUE ENCL 31X	JE		Review Date C 04-30-2018 05-01-2014	
Instri	ument No	Book	k/Page	Sales In Sale D	Information Date Instr Q/U Code Vac/					Sale Price	Code	Description	n ptions N Year Ai		Amount
2024077120 2023141484 2021137995 2017077067		6358 6244 5809 4973 4427	0977 0938 1281 1728 0548	06-27-2 11-15-2 09-28-2 06-12-2 12-31-2	2024 2023 2021 2017	WD WD WD WD WD		01 01 01 Q Q		440,000 003 395,000 039		DISABILITY VET HOMESTEA	DISABILITY VETERAN HOMESTEAD ADDITIONAL HOMESTEAD		5000 25000 25000
												I	Total		55,000.00
								Val	ue Sumn	narv	-		-		
Land V 71,50		g Value 6,369	Misc 13,4			et Value	e De	eferred		ussd Value 301301	Cnty Ex A 55,000.0		Sch Tax 27130		rious Valu 801,425
-						·		D	arcel Not	00					
09TRIM 4397/13 4427/54 4538/23 4973/17 17X COI 18X COI 18 MAIL 5809/12 22CC SI 6244/93 6358/97 24CC SI	17 TAX DEEI 8 DEEP SOL 64 JOAN PA' 28 JOAN FO 28 DEED OR URTESY HX URTESY HX ING ADDR C 81 AUBREY JBMITTED H JBMITTED H 8 DAVID G & 7 LOUISE B	OWNERS O VS MA JTH REN YNE MAI NSECA I UG RECL CARD S CARD S HGD PE & DEANI X PORT X PORT ANTOIN & JAMES IX PORT	S SON TO RY ANN A TALS LLO RRIED M FKA PAYN D IN MAR ENT 1926 R NCOA R NCOA R NCOA R NCOA APP KCH APP KCH APP KCH ETTE CH S B SHEA VADX A	D EXPLA ANTONE C TO JOJ ANUEL F NE & MA ION CO 117 S17 S17 H 020322 H 02032 H 02032 H 02032 H 02032 H 02032 H 02032 H 020322 H 020322 H 020322 H 020322 H 020322 H 020322 H 02032 H 020322 H 02032 H 00	ELLI SC AN PA FONSE NUEL KEYEI V 0802 TO 0802 TO DA E TO LC O WILL I VA LE	DLD TC YNE S ECA 10 V FON D THEI 18 WID G DUISE LIAM H ETTER) DEEI INGLE 1014 S SECA R DOO & ANT B SHE J JR & WILL	AK DOV P SOU AND I SHE RE TO AU C STP OINET COINET REBEC SUBMI	VN ASSE TH RENT MANUEL EQUESTE IBREY & IN SALES TE CHAP R MARRIE CCA BIER T REBEC	SS UP VALUE ALS LLC V FONSECA ED NAME CH DEANNA CUI S PMAN HW ED	SINGLE J ANGE JO, LBERSON	TWROS AN FONSECA GC 11	0414		
tax make	assessment es no represe	administ entations	tration in or warra	accordar nties reg	nce wit arding	the F the co	lorida mplete	Consti eness a	tution, Sta and accura	atutes, and Ad acy of the dat	dministrati a herein, i	ser for the sole purpc ve Code. The Lake C ts use or interpretatic ted Site Notice on ou	ounty Prop on, the fee	perty Appl or equital	aiser ble title