



PETITION TO THE VALUE ADJUSTMENT BOARD REQUEST FOR HEARING

Section 194.011, Florida Statutes **AK 3747879**

DR-486
R. 11/23
Rule 12D-16.002
F.A.C.
Eff. 11/23
Page 1 of 3

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.

COMPLETED BY CLERK OF THE VALUE ADJUSTMENT BOARD (VAB)			
Petition # 2024-0307	County Lake	Tax year 2024	Date received 9.12.24
COMPLETED BY THE PETITIONER			
PART 1. Taxpayer Information			
Taxpayer name: American Homes 4 Rent, LLC; AMH 2014-1		Representative: Ryan, LLC c/o Robert Peyton	
Mailing address for notices	Ryan, LLC 16220 North Scottsdale Rd, Ste 650 Scottsdale, AZ 85254	Parcel ID and physical address or TPP account #	17 22 26 0150 000 03300 1119 Chelsea Parc Drive
Phone 954-740-6240	Email ResidentialAppeals@ryan.com		
The standard way to receive information is by US mail. If possible, I prefer to receive information by <input checked="" type="checkbox"/> email <input type="checkbox"/> fax.			
<input type="checkbox"/> I am filing this petition after the petition deadline. I have attached a statement of the reasons I filed late and any documents that support my statement.			
<input type="checkbox"/> I will not attend the hearing but would like my evidence considered. (In this instance only, you must submit duplicate copies of your evidence to the value adjustment board clerk. Florida law allows the property appraiser to cross examine or object to your evidence. The VAB or special magistrate ruling will occur under the same statutory guidelines as if you were present.)			
Type of Property <input checked="" type="checkbox"/> Res. 1-4 units <input type="checkbox"/> Industrial and miscellaneous <input type="checkbox"/> High-water recharge <input type="checkbox"/> Historic, commercial or nonprofit			
<input type="checkbox"/> Commercial <input type="checkbox"/> Res. 5+ units <input type="checkbox"/> Agricultural or classified use <input type="checkbox"/> Vacant lots and acreage <input type="checkbox"/> Business machinery, equipment			
PART 2. Reason for Petition Check one. If more than one, file a separate petition:			
<input checked="" type="checkbox"/> Real property value (check one) <input checked="" type="checkbox"/> decrease <input type="checkbox"/> increase <input type="checkbox"/> Denial of exemption Select or enter type: _____			
<input type="checkbox"/> Denial of classification			
<input type="checkbox"/> Parent/grandparent reduction <input type="checkbox"/> Denial for late filing of exemption or classification (Include a date-stamped copy of application.)			
<input type="checkbox"/> Property was not substantially complete on January 1			
<input type="checkbox"/> Tangible personal property value (You must have timely filed a return required by s.193.052. (s.194.034, F.S.)) <input type="checkbox"/> Qualifying improvement (s. 193.1555(5), F.S.) or change of ownership or control (s. 193.155(3), 193.1554(5), or 193.1555(5), F.S.)			
<input type="checkbox"/> Refund of taxes for catastrophic event			
<input type="checkbox"/> Check here if this is a joint petition. Attach a list of units, parcels, or accounts with the property appraiser's determination that they are substantially similar. (s. 194.011(3)(e), (f), and (g), F.S.)			
<input type="checkbox"/> Enter the time (in minutes) you think you need to present your case. Most hearings take 15 minutes. The VAB is not bound by the requested time. For single joint petitions for multiple units, parcels, or accounts, provide the time needed for the entire group.			
<input type="checkbox"/> My witnesses or I will not be available to attend on specific dates. I have attached a list of dates.			
You have the right to exchange evidence with the property appraiser. To initiate the exchange, you must submit your evidence directly to the property appraiser at least 15 days before the hearing and make a written request for the property appraiser's evidence. At the hearing, you have the right to have witnesses sworn.			
You have the right, regardless of whether you initiate the evidence exchange, to receive from the property appraiser a copy of your property record card containing information relevant to the computation of your current assessment, with confidential information redacted. When the property appraiser receives the petition, he or she will either send the property record card to you or notify you how to obtain it online.			

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.**

LAKE COUNTY PROPERTY APPRAISER VAB APPEAL WORKSHEET RESIDENTIAL

Petition # 2024-0307	Alternate Key: 3747879	Parcel ID: 17-22-26-0150-000-03300
Petitioner Name Robert Peyton, Ryan LLC The Petitioner is: <input type="checkbox"/> Taxpayer of Record <input checked="" type="checkbox"/> Taxpayer's agent <input type="checkbox"/> Other, Explain:	Property Address 1119 CHELSEA PARC DR MINNEOLA	<input type="checkbox"/> Check if Multiple Parcels
Owner Name AMH 2014-1 BORROWER LLC	Value from TRIM Notice	Value before Board Action Value presented by Prop Appr
		Value after Board Action
1. Just Value, required	\$ 315,363	\$ 315,363
2. Assessed or classified use value, *if applicable	\$ 246,010	\$ 246,010
3. Exempt value, *enter "0" if none	\$ -	
4. Taxable Value, *required	\$ 246,010	\$ 246,010

*All values entered should be county taxable values, School and other taxing authority values may differ.

Last Sale Date _____ Price: _____ Arm's Length Distressed Book _____ Page _____

ITEM	Subject	Comparable #1	Comparable #2	Comparable #3
AK#	3747879	3774779	3774788	3774991
Address	1119 CHELSEA PARC DR MINNEOLA	1010 ARBOR HILL CIR MINNEOLA	1040 ARBOR HILL CIR MINNEOLA	943 ARBOR HILL CIR MINNEOLA
Proximity		0.18 Miles	0.13 Miles	0.29 Miles
Sales Price		\$365,000	\$370,000	\$380,000
Cost of Sale		-15%	-15%	-15%
Time Adjust		3.20%	3.20%	1.20%
Adjusted Sale		\$321,930	\$326,340	\$327,560
\$/SF FLA	\$196.61 per SF	\$210.00 per SF	\$208.39 per SF	\$217.21 per SF
Sale Date		4/24/2023	4/11/2023	9/28/2023
Terms of Sale		<input checked="" type="checkbox"/> Arm's Length <input type="checkbox"/> Distressed	<input checked="" type="checkbox"/> Arm's Length <input type="checkbox"/> Distressed	<input checked="" type="checkbox"/> Arm's Length <input type="checkbox"/> Distressed

Value Adj.	Description	Description	Adjustment	Description	Adjustment	Description	Adjustment
Fla SF	1,604	1,533	6035	1,566	3230	1,508	8160
Year Built	1996	1997		1998		1998	
Constr. Type	Blk/Stucco	Blk/Stucco		Blk/Stucco		Blk/Stucco	
Condition	Good	Good		Good		Good	
Baths	2.0	2.0		2.0		2.0	
Garage/Carport	Yes	Yes		Yes		Yes	
Porches	Yes	Yes		Yes		Yes	
Pool	N	N	0	N	0	Y	-15000
Fireplace	0	0	0	0	0	0	0
AC	Central	Central	0	Central	0	Central	0
Other Adds	None	None		None		None	
Site Size	Lot	Lot		Lot		Lot	
Location	Sub	Sub		Sub		Sub	
View	House	House		House		House	
		Net Adj. 1.9%	6035	Net Adj. 1.0%	3230	-Net Adj. 2.1%	-6840
		Gross Adj. 1.9%	6035	Gross Adj. 1.0%	3230	Gross Adj. 7.1%	23160
Adj. Sales Price	Market Value \$315,363	Adj Market Value	\$327,965	Adj Market Value	\$329,570	Adj Market Value	\$320,720
	Value per SF 196.61						

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.

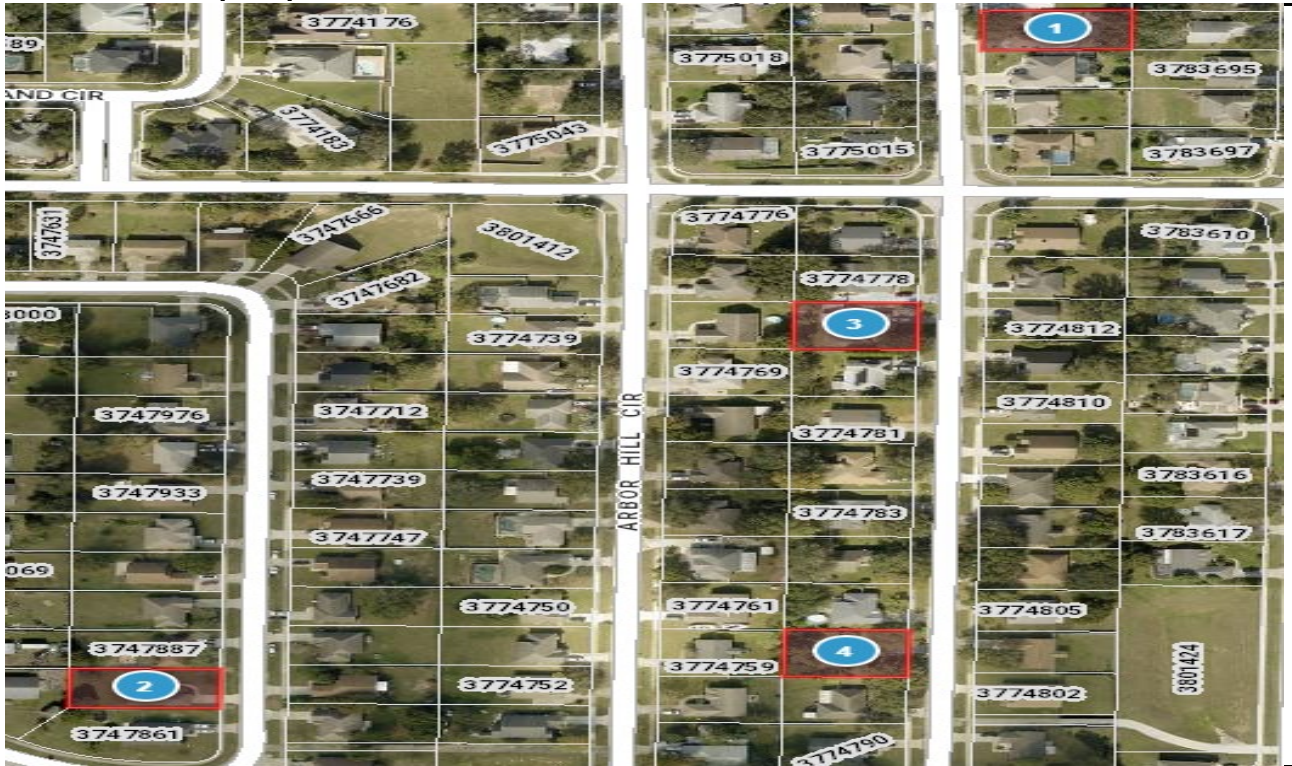
1. Describe Subject
2. Describe Comps
3. Describe Range of Values
4. Describe Petitioner's Comps

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: [REDACTED]

DATE [REDACTED]

2024-0307 Comp Map



Bubble #	Comp #	Alternate Key	Parcel Address	Distance from Subject(mi.)
1	Subject	3747879	119 CHELSEA PARC DR MINNEOLA	-
2	Comp 1	3774779	1010 ARBOR HILL CIR MINNEOLA	0.18
3	Comp 2	3774788	1040 ARBOR HILL CIR MINNEOLA	0.13
4	Comp 3	3774991	943 ARBOR HILL CIR MINNEOLA	0.29
5				
6				
7				
8				

Alternate Key 3747879
Parcel ID 17-22-26-0150-000-03300

LCPA Property Record Card
Roll Year 2025 Status: A

2024-0307 Subject
PRC Run: 12/10/2024 By

Card # 1 of 1

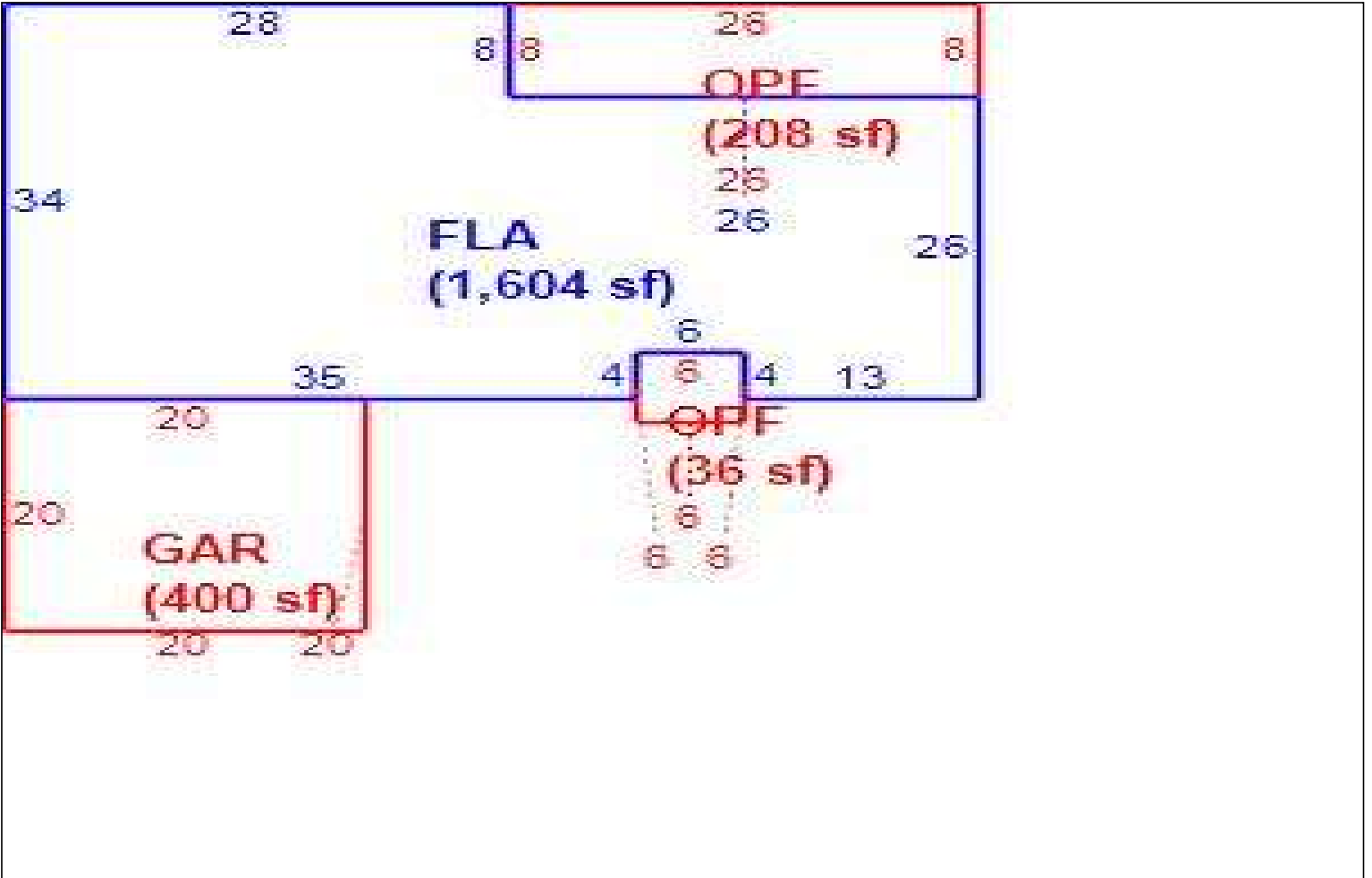
Current Owner		
AMH 2014-1 BORROWER LLC		
ATTN PROPERTY TAX DEPT		
23975 PARK SORRENTO STE 300		
CALABASAS	CA	91302-4012

Property Location			
Site Address 1119 CHELSEA PARC DR			
MINNEOLA		FL 34715	
Mill Group 00MI	NBHD 0583		
Property Use		Last Inspection	
00100	SINGLE FAMILY	PJF	01-01-202

Legal Description
MINNEOLA, CHELSEA PARC SUB LOT 33 PB 37 PG 34 ORB 4484 PG 617

Land Lines												
LL #	Use Code	Front	Depth	Notes Adj	Units	Unit Price	Depth Factor	Loc Factor	Shp Factor	Phys Factor	Class Val	Land Value
1	0100	0	0		1.00 LT	44,000.00	0.0000	2.00	1.000	1.000	0	88,000
Total Acres		0.00		JV/Mkt 0		Total Adj JV/Mkt		88,000				
Classified Acres		0		Classified JV/Mkt 88,000		Classified Adj JV/Mkt		0				

Sketch					
Bldg 1	Sec 1	of 1	Replacement Cost 246,481	Deprec Bldg Value 226,763	Multi Story 0



Building Sub Areas					Building Valuation			Construction Detail		
Code	Description	Living Are	Gross Are	Eff Area	Year Built	Effective Area	Base Rate	Imp Type	R1	Bedrooms
FLA	FINISHED LIVING AREA	1,604	1,604	1604	1996	1604	124.79	No Stories	1.00	Full Baths 2
GAR	GARAGE FINISH	0	400	0	246,481	VG	92.00	Quality Grade	690	Half Baths 0
OPF	OPEN PORCH FINISHE	0	244	0	0	92.00	0	Wall Type	03	Heat Type 6
TOTALS		1,604	2,248	1,604	0	0	0	Foundation	3	Fireplaces 0
					Building RCNLD	226,763	Roof Cover	3	Type AC	03

Alternate Key 3747879
 Parcel ID 17-22-26-0150-000-03300

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0307 Subject By
 PRC Run: 12/10/2024
 Card # 1 of 1

Miscellaneous Features									
<i>*Only the first 10 records are reflected below</i>									
Code	Description	Units	Type	Unit Price	Year Blt	Effect Yr	RCN	%Good	Apr Value
UBU2	UTILITY BLDG UNFINISHED	160.00	SF	6.25	2015	2015	1000.00	50.00	500

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2016	468-15-10	10-09-2015	04-13-2016	500	0003	SHED 10X16	04-13-2016		
2016	427-15-09	09-15-2015	04-13-2016	5,090	0003	SHED 10X16	04-13-2016		
2007	SALE	01-01-2006	02-23-2007	1	0000	CHECK VALUES	02-23-2007		

Sales Information								Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount
	4484	0617	05-21-2014	WD	U	M	I	100			
	4207	1749	08-21-2012	WD	U	U	I	103,100			
	4187	0507	06-26-2012	CT	U	U	I	100			
	3450	0547	05-21-2007	WD	Q	Q	I	215,000			
	3450	0546	05-21-2007	WD	U	U	I	0			
Total											0.00

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	
88,000	226,763	500	315,263	44653	270610	0.00	270610	315263	315,363	

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.

Alternate Key 3774779
 Parcel ID 17-22-26-2000-000-02700

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0307 Comp 1
 PRC Run: 12/10/2024 By
 Card # 1 of 1

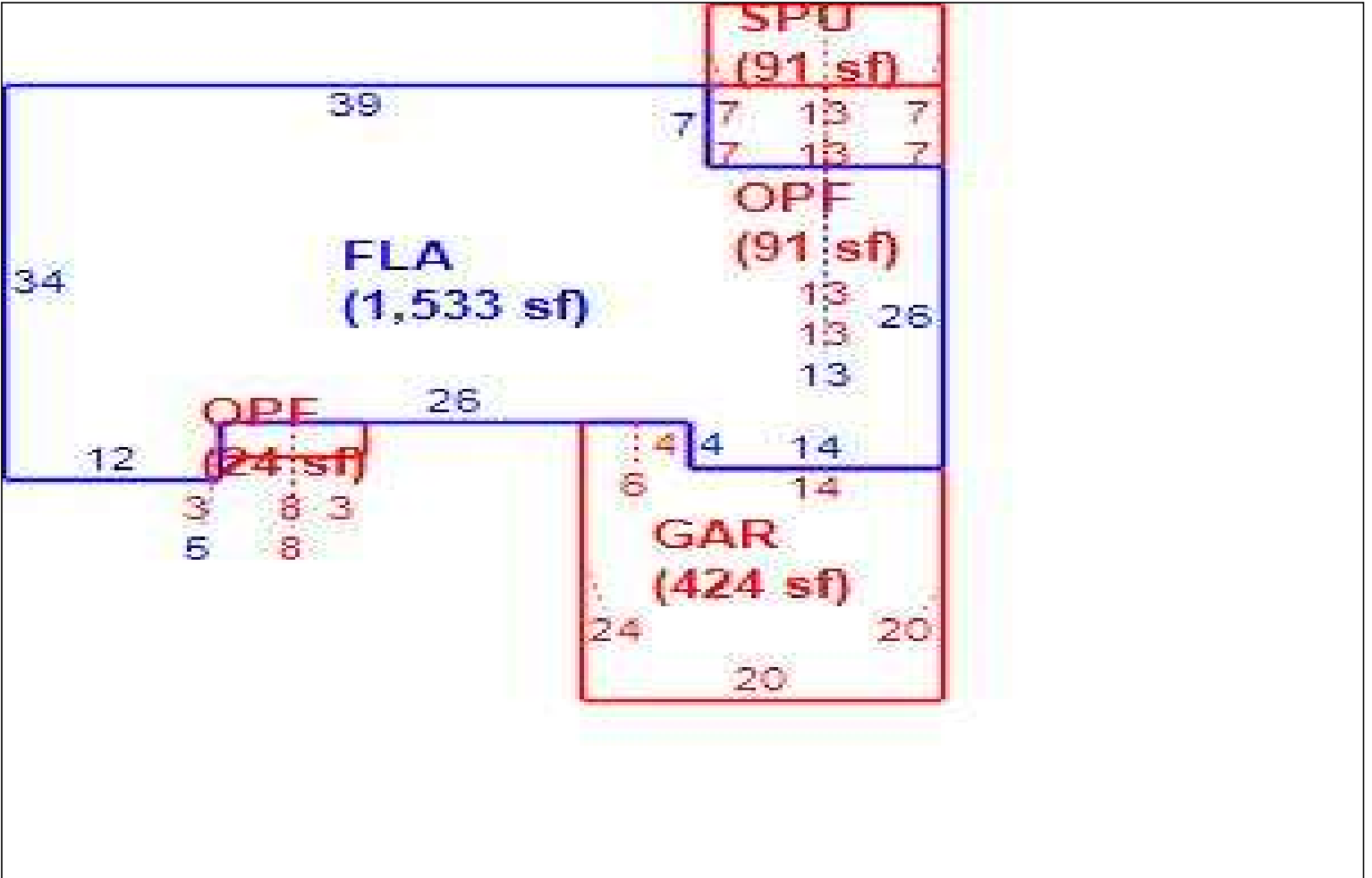
Current Owner		
HERNANDEZ CARLOS J & DIAMOND E		
1010 ARBOR HILL CIR		
MINNEOLA	FL	34715

Property Location		
Site Address 1010 ARBOR HILL CIR		
MINNEOLA FL 34715		
Mill Group	00MI	NBHD 0583
Property Use		Last Inspection
00100	SINGLE FAMILY	PJF 01-01-202

Legal Description
 MINNEOLA, THE ARBORS PHASE I SUB LOT 27 PB 38 PG 63 ORB 6132 PG 2326

Land Lines												
LL #	Use Code	Front	Depth	Notes Adj	Units	Unit Price	Depth Factor	Loc Factor	Shp Factor	Phys Factor	Class Val	Land Value
1	0100	0	0		1.00 LT	44,000.00	0.0000	2.00	1.000	1.000	0	88,000
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		88,000		
Classified Acres		0		Classified JV/Mkt		88,000		Classified Adj JV/Mkt		0		

Sketch
 Bldg 1 Sec 1 of 1 Replacement Cost 254,723 Deprec Bldg Value 247,081 Multi Story 0



Building Sub Areas					Building Valuation			Construction Detail						
Code	Description	Living Are	Gross Are	Eff Area	Year Built	Effective Area	Base Rate	Condition	% Good	Functional Obsol	Building RCNLD	Imp Type	R1	Bedrooms
FLA	FINISHED LIVING AREA	1,533	1,533	1533	1997	1533	134.16	EX	97.00	0	247,081	No Stories	1.00	Full Baths
GAR	GARAGE FINISH	0	424	0								Quality Grade	700	Half Baths
OPF	OPEN PORCH FINISHE	0	115	0								Wall Type	03	Heat Type
SPU	SCREEN PORCH UNFIN	0	91	0								Foundation	3	Fireplaces
TOTALS		1,533	2,163	1,533								Roof Cover	3	Type AC

Alternate Key 3774779
 Parcel ID 17-22-26-2000-000-02700

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0307 Comp 1
 PRC Run: 12/10/2024 By
 Card # 1 of 1

Miscellaneous Features									
<i>*Only the first 10 records are reflected below</i>									
Code	Description	Units	Type	Unit Price	Year Blt	Effect Yr	RCN	%Good	Apr Value

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2020	SALE	01-01-2019	05-15-2020	1	0099	CHECK VALUE	05-15-2020		
2014	SALE	01-01-2013	05-14-2014	1	0099	CHECK VALUE	04-01-2014		

Sales Information									Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price		Code	Description	Year	Amount
2023049483	6132	2326	04-24-2023	WD	Q	01	I	365,000				
2023027724	6105	2153	03-09-2023	WD	Q	01	I	325,000				
2019026370	5246	1494	03-01-2019	WD	Q	Q	I	230,000				
2019005080	5223	0598	01-08-2019	PO	U	U	I	0				
	4348	0752	06-28-2013	WD	Q	Q	I	139,000				
Total											0.00	

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	
88,000	247,081	0	335,081	0	335081	0.00	335081	335081	335,081	

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Alternate Key 3774788
 Parcel ID 17-22-26-2000-000-03400

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0307 Comp 2
 PRC Run: 12/10/2024 By

Card # 1 of 1

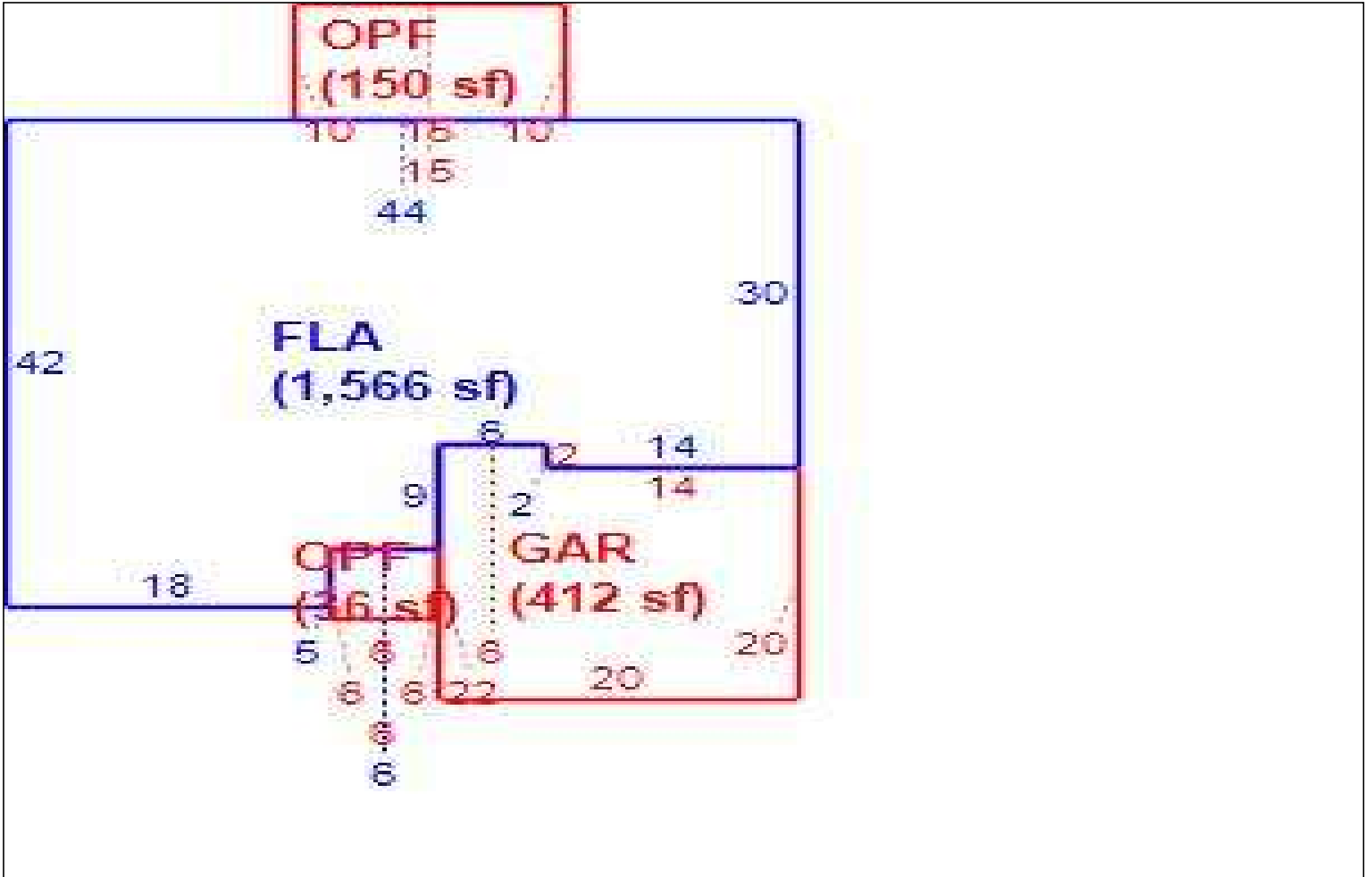
Current Owner			
LI JINHUANG			
1040 ARBOR HILL CIR			
MINNEOLA	FL	34715	

Property Location			
Site Address 1040 ARBOR HILL CIR			
MINNEOLA FL 34715			
Mill Group	00MI	NBHD	0583
Property Use		Last Inspection	
00100	SINGLE FAMILY	PJF	01-01-202

Legal Description
 MINNEOLA, THE ARBORS PHASE I SUB LOT 34 PB 38 PG 63 ORB 6123 PG 1624

Land Lines												
LL #	Use Code	Front	Depth	Notes Adj	Units	Unit Price	Depth Factor	Loc Factor	Shp Factor	Phys Factor	Class Val	Land Value
1	0100	0	0		1.00 LT	44,000.00	0.0000	2.00	1.000	1.000	0	88,000
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		88,000		
Classified Acres		0		Classified JV/Mkt		88,000		Classified Adj JV/Mkt		0		

Sketch
 Bldg 1 Sec 1 of 1 Replacement Cost 257,817 Deprec Bldg Value 250,082 Multi Story 0



Building Sub Areas					Building Valuation			Construction Detail		
Code	Description	Living Are	Gross Are	Eff Area	Year Built	Effective Area	Base Rate	Imp Type	R1	Bedrooms
FLA	FINISHED LIVING AREA	1,566	1,566	1566	1998	1566	133.52	No Stories	1.00	Full Baths 2
GAR	GARAGE FINISH	0	412	0			257,817	Quality Grade	700	Half Baths 0
OPF	OPEN PORCH FINISHE	0	186	0				Condition	EX	Heat Type 6
								% Good	97.00	Foundation 3
								Functional Obsol	0	Fireplaces 0
TOTALS		1,566	2,164	1,566			250,082	Building RCNLD	3	Type AC 03

Alternate Key 3774788
 Parcel ID 17-22-26-2000-000-03400

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0307 Comp 2
 PRC Run: 12/10/2024 By
 Card # 1 of 1

Miscellaneous Features									
*Only the first 10 records are reflected below									
Code	Description	Units	Type	Unit Price	Year Blt	Effect Yr	RCN	%Good	Apr Value

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2014	315-13-09	09-09-2013	04-01-2014	10,223	0002	REROOF SHINGLE	04-01-2014		
2004	SALE	01-01-2003	04-23-2004	1	0000	CHECK VALUE			

Sales Information									Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount	
2023041898	6123 1624	04-11-2023	WD	Q	01	I	370,000	039	HOMESTEAD	2024	25000	
2022057871	5944 0560	04-22-2022	WD	Q	01	I	265,000	059	ADDITIONAL HOMESTEAD	2024	25000	
2021163141	5843 2107	11-15-2021	QC	U	11	I	100					
2019060773	5287 1194	05-30-2019	WD	Q	Q	I	239,900					
	4131 1956	02-23-2012	WD	U	U	I	91,000					
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	
88,000	250,082	0	338,082	0	338082	50,000.00	288082	313082	338,082	

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Alternate Key 3774991
 Parcel ID 17-22-26-2005-000-05900

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0307 Comp 3
 PRC Run: 12/10/2024 By

Card # 1 of 1

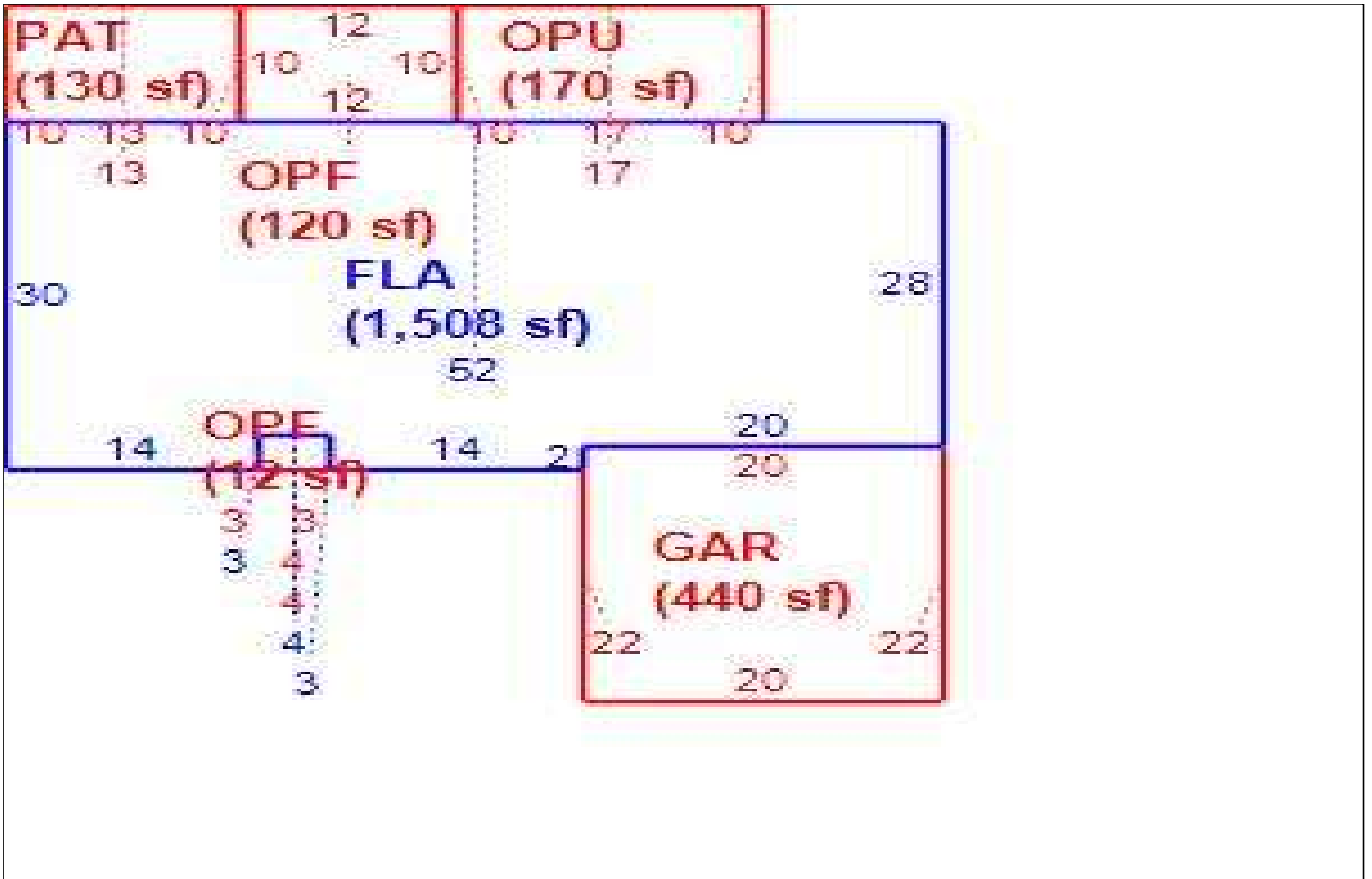
Current Owner		
AKINS PETER & RITA C		
943 ARBOR HILL CIR		
MINNEOLA	FL	34715

Property Location		
Site Address 943 ARBOR HILL CIR		
MINNEOLA FL 34715		
Mill Group	00MI	NBHD 0583
Property Use		Last Inspection
00100	SINGLE FAMILY	PJF 01-01-202

Legal Description
 MINNEOLA, THE ARBORS PHASE 2 SUB LOT 59 PB 39 PG 47 ORB 6217 PG 1872

Land Lines												
LL #	Use Code	Front	Depth	Notes Adj	Units	Unit Price	Depth Factor	Loc Factor	Shp Factor	Phys Factor	Class Val	Land Value
1	0100	0	0		1.00 LT	44,000.00	0.0000	2.00	1.000	1.000	0	88,000
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		88,000		
Classified Acres		0		Classified JV/Mkt		88,000		Classified Adj JV/Mkt		0		

Sketch
 Bldg 1 Sec 1 of 1 Replacement Cost 253,564 Deprec Bldg Value 230,743 Multi Story 0



Building Sub Areas					Building Valuation			Construction Detail		
Code	Description	Living Are	Gross Are	Eff Area	Year Built	Effective Area	Imp Type	R1	Bedrooms	3
FLA	FINISHED LIVING AREA	1,508	1,508	1508	1998	1508	No Stories	1.00	Full Baths	2
GAR	GARAGE FINISH	0	440	0	Base Rate	134.66	Quality Grade	700	Half Baths	0
OPF	OPEN PORCH FINISHE	0	132	0	Building RCN	253,564	Condition	G	Wall Type	03
OPU	OPEN PORCH UNFINIS	0	170	0	% Good	91.00	Foundation	3	Fireplaces	0
PAT	PATIO UNCOVERED	0	130	0	Functional Obsol	0	Roof Cover	3	Type AC	03
TOTALS		1,508	2,380	1,508	Building RCNLD	230,743				

Alternate Key 3774991
 Parcel ID 17-22-26-2005-000-05900

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0307 Comp 3
 PRC Run: 12/10/2024 By
 Card # 1 of 1

Miscellaneous Features									
<i>*Only the first 10 records are reflected below</i>									
Code	Description	Units	Type	Unit Price	Year Blt	Effect Yr	RCN	%Good	Apr Value
POL2	SWIMMING POOL - RESIDENTIAL	384.00	SF	35.00	2003	2003	13440.00	85.00	11,424
PLD2	POOL/COOL DECK	312.00	SF	5.38	2003	2003	1679.00	70.00	1,175
SEN2	SCREEN ENCLOSED STRUCTURE	1569.00	SF	3.50	2003	2003	5492.00	47.50	2,609
PUG1	POOL UPGRADE	1.00	UT	2000.00	2003	2003	2000.00	85.00	1,700
UBF3	UTILITY BLDG FINISHED	96.00	SF	10.50	2003	2003	1008.00	60.00	605

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2024	1611-23-12	12-01-2023	04-23-2024	11,827	0002	REPL WINDOW	04-23-2024		
2014	SALECVD	01-01-2013	05-14-2014	1	0098	AVG N FORECLOSURE/BANK	04-01-2014		
2006	SALE	01-01-2005	04-13-2006	1	0000	CHECK VALUE			
2004	357-03-06B	05-27-2003	04-23-2004	4,000	0000	POOL SEN			
2004	27-03-01B	01-16-2003	04-23-2004	13,500	0000	POOL			
1999	8040903	04-01-1998	12-01-1998	81,900	0000	SFR/943 ARBOR HILL CIR			

Sales Information								Exemptions				
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount	
2023118912	6217	1872	09-28-2023	WD	Q	01	I	380,000	039	HOMESTEAD	2024	25000
2016089261	4826	1261	08-12-2016	WD	Q	Q	I	200,000	059	ADDITIONAL HOMESTEAD	2024	25000
	4394	2467	10-07-2013	WD	U	U	I	150,000				
	4394	2466	07-11-2013	QC	U	U	I	100				
	4333	0514	05-23-2013	CT	U	U	I	100				
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	
88,000	230,743	17,513	336,256	0	336256	50,000.00	286256	311256	336,393	

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