



PETITION TO THE VALUE ADJUSTMENT BOARD
REQUEST FOR HEARING

Section 194.011, Florida Statutes 3796127

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.

Form with sections: COMPLETED BY CLERK OF THE VALUE ADJUSTMENT BOARD (VAB), COMPLETED BY THE PETITIONER, PART 1. Taxpayer Information, PART 2. Reason for Petition. Includes fields for Petition #, County, Tax year, Date received, Taxpayer name, Mailing address, Phone, Email, and checkboxes for various reasons for petition.

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 # 2024-0442	Alternate Key: 3796127	Parcel ID: 22-24-26-1500-000-06500
Petitioner Name Ryan, llc c/o Robert Peyton The Petitioner is: <input type="checkbox"/> Taxpayer of Record <input checked="" type="checkbox"/> Taxpayer's agent <input type="checkbox"/> Other, Explain:	Property Address 16212 MAGNOLIA HILL ST CLERMONT	<input type="checkbox"/> Check if Multiple Parcels
Owner Name Safari Two Asset co llc	Value from TRIM Notice	Value before Board Action Value presented by Prop Appr
1. Just Value, required	\$ 384,224	\$ 384,224
2. Assessed or classified use value, *if applicable	\$ 326,590	\$ 326,590
3. Exempt value, *enter "0" if none	\$ -	
4. Taxable Value, *required	\$ 326,590	\$ 326,590

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

Last Sale Date 3/18/2015 **Price:** \$100 Arm's Length Distressed **Book** 4612 **Page** 922

ITEM	Subject	Comparable #1	Comparable #2	Comparable #3
AK#	3796127	3825982	3829352	3826038
Address	16212 MAGNOLIA HILL ST CLERMONT	3301 MALLARD HILL ST CLERMONT	16033 BLOSSOM HILL LOOP	3410 SWALLOW HILL ST CLERMONT
Proximity		same sub	same sub	same sub
Sales Price		\$514,000	\$470,000	\$500,000
Cost of Sale		-15%	-15%	-15%
Time Adjust		3.20%	1.60%	3.60%
Adjusted Sale		\$453,348	\$407,020	\$443,000
\$/SF FLA	\$186.79 per SF	\$195.07 per SF	\$227.26 per SF	\$200.72 per SF
Sale Date		4/3/2023	8/18/2023	3/28/2023
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	2,057	2,324	-18690	1,791	18620	2,207	-10500
Year Built	2001	2005		2005		2004	
Constr. Type	block/stucco	block/stucco		block/stucco		block/stucco	
Condition	good	good		good		good	
Baths	3.0	3.0		3.0		3.0	
Garage/Carport	2 car	2 car		2 car		2 car	
Porches	313 sf	410 sf		256 sf		233 sf	
Pool	Y	Y	0	Y	0	Y	0
Fireplace	0	0	0	0	0	0	0
AC	Central	Central	0	Central	0	Central	0
Other Adds	no	no		no		no	
Site Size	lot	lot		lot		lot	
Location	good	good		good		good	
View	good	good		good		good	
		-Net Adj. 4.1%	-18690	Net Adj. 4.6%	18620	-Net Adj. 2.4%	-10500
		Gross Adj. 4.1%	18690	Gross Adj. 4.6%	18620	Gross Adj. 2.4%	10500
Adj. Sales Price	Market Value \$384,224 Value per SF 186.79	Adj Market Value \$434,658		Adj Market Value \$425,640		Adj Market Value \$432,500	

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.

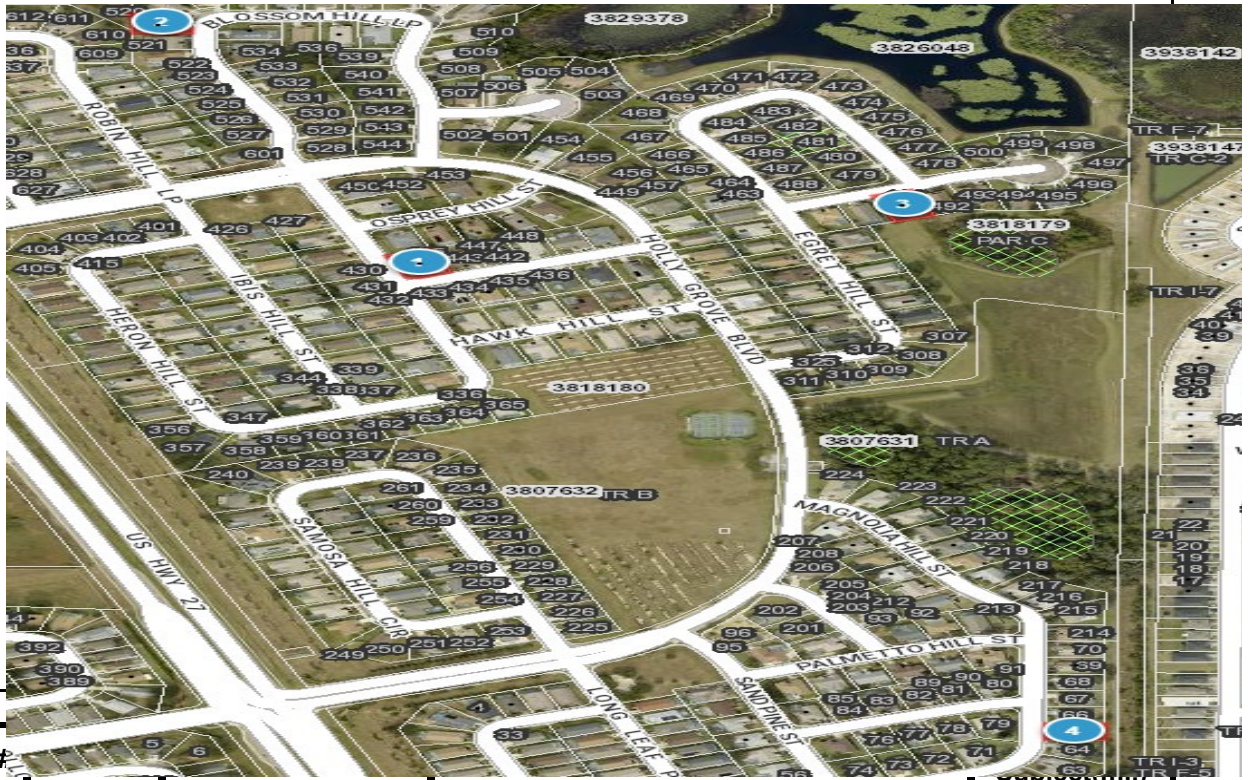
1. Describe Subject
2. Describe Comps
3. Describe Range of Values
4. Describe Petitioner's Comps The petitioner comp 3 is an \$87,400 sale and comps 4 to 6 is all in a different sub all three of our sales is in the same sub and justified our value.

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: Mohamed Shariff

DATE 11/19/2024

2024-0442 Comp Map



Bubble #				
1	subject	3796127	16212 MAGNOLIA HILL ST CLERMONT	-
2	comp 2	3829352	16033 BLOSSOM HILL LOOP CLERMONT	same sub
3	comp 1	3825982	3301 MALLARD HILL ST CLERMONT	same sub
4	comp 3	3826038	3410 SWALLOW HILL ST CLERMONT	same sub
5				
6				
7				
8				

Alternate Key 3796127
 Parcel ID 22-24-26-1500-000-06500

LCPA Property Record Card
 Roll Year 2024 Status: A

2024-0442 subject
 PRC Run: 12/2/2024 By
 Card # 1 of 1

Current Owner		
SAFARI TWO ASSET CO LLC		
5001 PLAZA ON THE LAKE STE 200		
AUSTIN	TX	78746

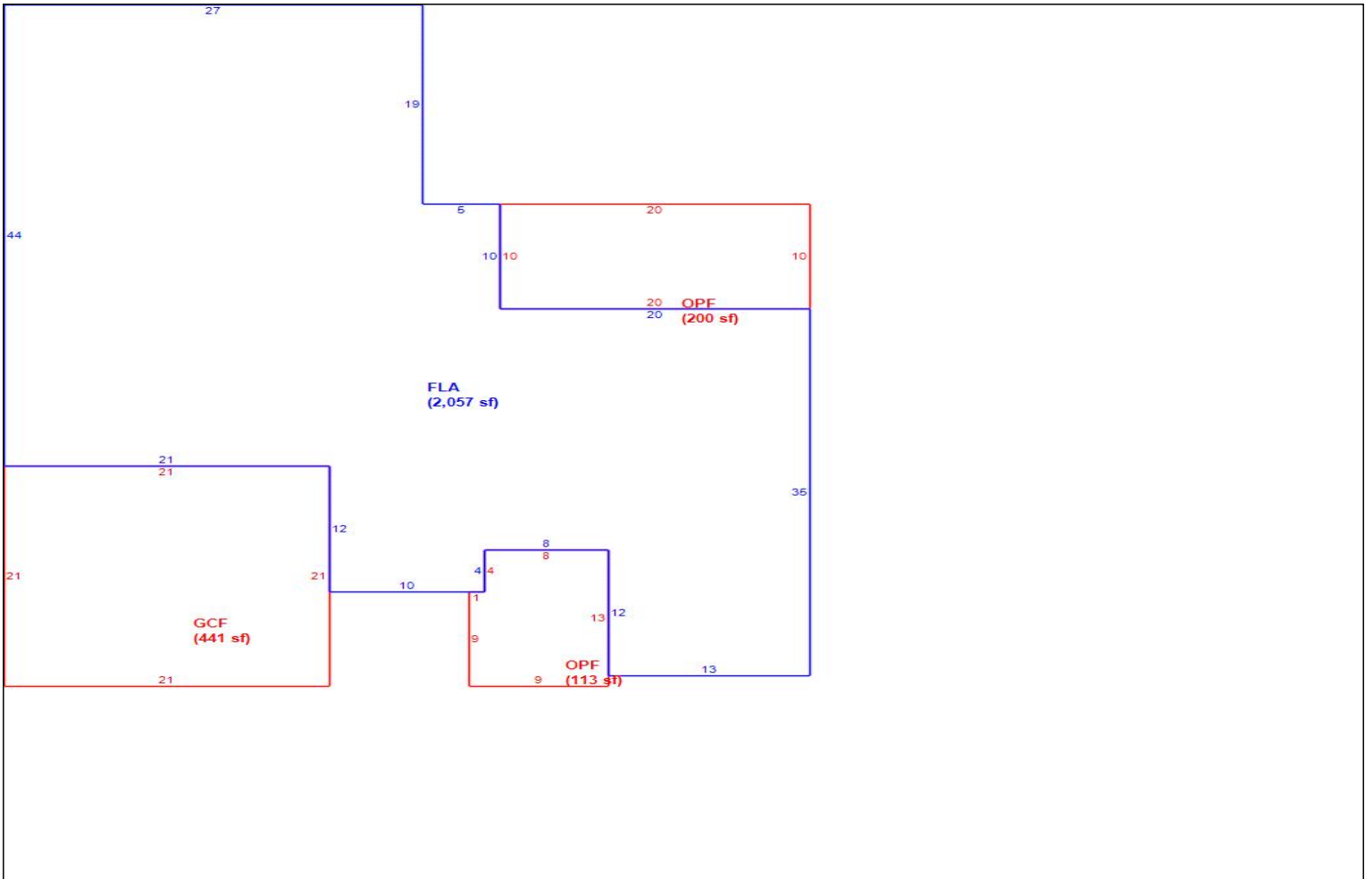
subject

Property Location		
Site Address 16212 MAGNOLIA HILL ST		
CLERMONT FL 34714		
Mill Group	0005	NBHD 0581
Property Use		Last Inspection
00100	SINGLE FAMILY	PJF 01-01-202

Legal Description
ORANGE TREE PHASE I SUB LOT 65 PB 43 PGS 72-75 ORB 5246 PG 1659

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	26,500.00	0.0000	3.50	1.000	1.000	0	92,750
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		92,750		
Classified Acres		0		Classified JV/Mkt		92,750		Classified Adj JV/Mkt		0		

Sketch			
Bldg 1	Sec 1	of 1	Replacement Cost 287,872 Deprec Bldg Value 279,236 Multi Story 0



Building Sub Areas				Building Valuation		Construction Detail			
Code	Description	Living Are	Gross Are	Eff Area	Year Built	Imp Type	R1	Bedrooms	4
FLA	FINISHED LIVING AREA	2,057	2,057	2057	2001	No Stories	1.00	Full Baths	3
GAR	GARAGE FINISH	0	441	0	114.93	Quality Grade	680	Half Baths	0
OPF	OPEN PORCH FINISHE	0	313	0	287,872	Wall Type	03	Heat Type	6
						Condition	EX	Foundation	3
						% Good	97.00	Fireplaces	0
						Functional Obsol	0	Roof Cover	3
TOTALS		2,057	2,811	2,057	279,236	Building RCNLD	279,236	Type AC	03

Alternate Key 3796127
Parcel ID 22-24-26-1500-000-06500

LCPA Property Record Card
Roll Year 2024 Status: A

2024-0442 subject
PRC Run: 12/2/2024 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	294.00	SF	35.00	2001	2001	10290.00	85.00	8,747
SEN2	SCREEN ENCLOSED STRUCTURE	1305.00	SF	3.50	2001	2001	4568.00	45.00	2,056
PLD2	POOL/COOL DECK	381.00	SF	5.38	2001	2001	2050.00	70.00	1,435

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2016	SALE	01-01-2015	03-18-2016	1	0099	CHECK VALUE	03-18-2016		
2002	2001080837	08-22-2001	01-17-2002	13,000	0000	13X26 POOL W/DECK			
2002	1060588	06-27-2001	01-17-2002	89,628	0000	SFR/16212 MAGNOLIA HILL			

Sales Information								Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount
2019026416	5246	1659	02-19-2019	WD	U	M	I	100			
2017138288	5046	1785	12-18-2017	WD	U	M	I	837,000			
2017114254	5018	0799	10-20-2017	WD	U	M	I	584,700			
2016104535	4845	2290	10-02-2016	WD	U	M	I	344,100			
	4612	0922	03-18-2015	CT	U	U	I	100			
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	
92,750	279,236	12,238	384,224	57634	326590	0.00	326590	384224	375,514	

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 3825982
 Parcel ID 22-24-26-1507-000-44400

LCPA Property Record Card
 Roll Year 2024 Status: A

2024-0442 comp 1
 PRC Run: 12/2/2024 By
 Card # 1 of 1

Current Owner		
HAMPTON RONALD W JR & LEAH R		
3301 MALLARD HILL ST		
CLERMONT	FL	34714

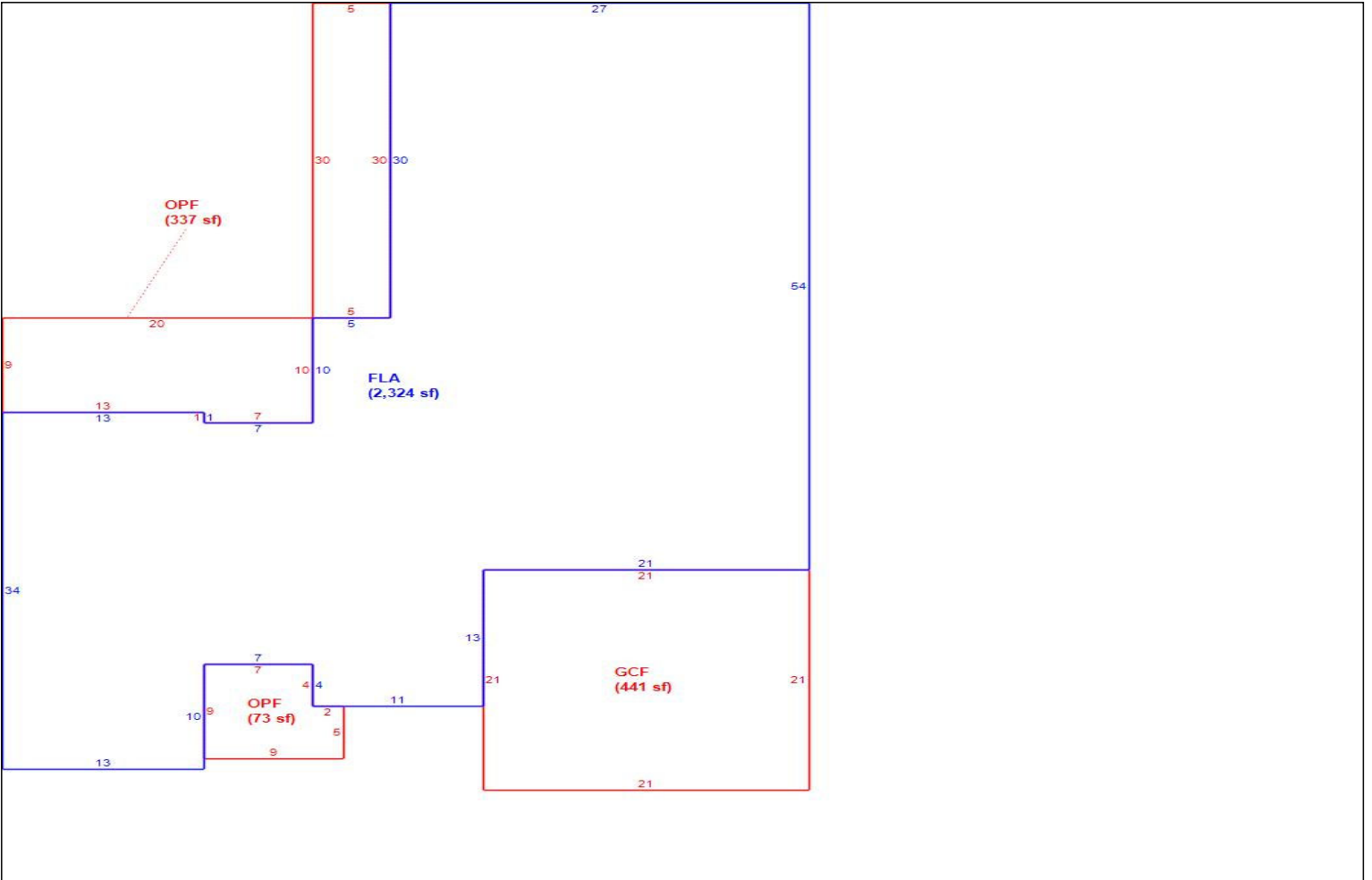
comp 1

Property Location		
Site Address 3301 MALLARD HILL ST		
CLERMONT FL 34714		
Mill Group	0005	NBHD 0581
Property Use		Last Inspection
00100	SINGLE FAMILY	PJF 01-01-202

Legal Description
ORANGE TREE PHASE 4 PB 51 PG 70-72 LOT 444 ORB 6120 PG 1890

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	26,500.00	0.0000	3.50	1.100	1.000	0	102,025
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		102,025		
Classified Acres		0		Classified JV/Mkt		102,025		Classified Adj JV/Mkt		0		

Sketch			
Bldg 1	Sec 1	of 1	Replacement Cost 313,246
		Deprec Bldg Value 303,849	Multi Story 0



Building Sub Areas				Building Valuation		Construction Detail			
Code	Description	Living Are	Gross Are	Eff Area	Year Built	Imp Type	R1	Bedrooms	6
FLA	FINISHED LIVING AREA	2,324	2,324	2324	2005	No Stories	1.00	Full Baths	3
GAR	GARAGE FINISH	0	441	0	111.84	Quality Grade	680	Half Baths	0
OPF	OPEN PORCH FINISHE	0	410	0	313,246	Wall Type	03	Heat Type	6
					Condition	Foundation	3	Fireplaces	0
					% Good	Roof Cover	3	Type AC	03
					Functional Obsol				
TOTALS		2,324	3,175	2,324	0				
					Building RCNLD	303,849			

Alternate Key 3825982
 Parcel ID 22-24-26-1507-000-44400

LCPA Property Record Card
 Roll Year 2024 Status: A

2024-0442 comp 1
 PRC Run: 12/2/2024 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	285.00	SF	35.00	2005	2005	9975.00	85.00	8,479
PLD2	POOL/COOL DECK	315.00	SF	5.38	2005	2005	1695.00	70.00	1,187
SEN2	SCREEN ENCLOSED STRUCTURE	1150.00	SF	3.50	2005	2005	4025.00	55.00	2,214

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2024	DENY03	01-01-2023		1	0030	V1			
2006	2004060674	01-01-2005	10-14-2005	157,144	0000	SFR POL TO 06			
2005	2004111341	11-22-2004	12-13-2004	2,000	0000	SCRN ENCL 25X27			
2005	2004100876	10-25-2004	12-13-2004	22,000	0000	POOL 13X26 W/DECK			
2005	2004060674	06-21-2004	12-13-2004	133,144	0000	SFR 3301 MALLARD HILL ST			

Sales Information								Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount
2023039481	6120 1890	04-03-2023	WD	Q	01	I	514,000	039	HOMESTEAD	2024	25000
2021115903	5778 0336	08-17-2021	WD	Q	01	I	420,000	059	ADDITIONAL HOMESTEAD	2024	25000
2019137890	5384 2248	11-22-2019	WD	Q	Q	I	330,000				
	2768 1956	02-24-2005	WD	Q	Q	I	299,000				
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
102,025	303,849	11,880	417,754	0	417754	50,000.00	367754	392754	408,178

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 3829352
Parcel ID 22-24-26-1508-000-52000

LCPA Property Record Card
Roll Year 2024 Status: A

2024-0442 comp 2
PRC Run: 12/2/2024 By

Card # 1 of 1

Current Owner		
CARRANO SANDRA L & THOMAS		
16855 BEASLY BAY ALY		
WINTER GARDEN	FL	34787

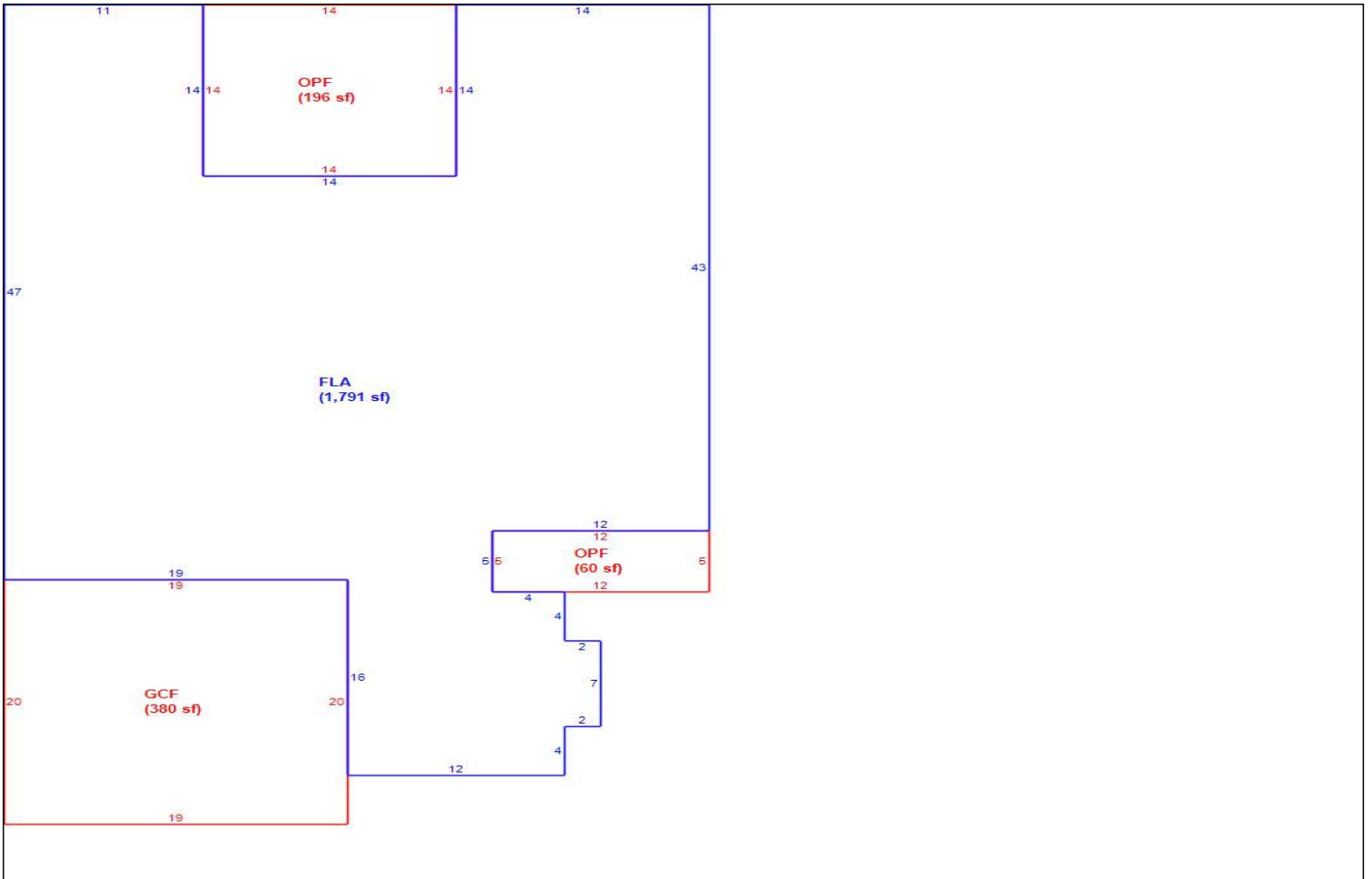
comp 2

Property Location			
Site Address	16033 BLOSSOM HILL LOOP		
	CLERMONT	FL	34714
Mill Group	0005	NBHD	0581
Property Use		Last Inspection	
00100	SINGLE FAMILY	MHS	02-09-202

Legal Description
ORANGE TREE PHASE 5 PB 52 PG 91-92 LOT 520 ORB 6212 PG 1881

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	26,500.00	0.0000	3.50	1.100	1.000	0	102,025
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		102,025		
Classified Acres		0		Classified JV/Mkt		102,025		Classified Adj JV/Mkt		0		

Sketch					
Bldg 1	Sec 1	of 1	Replacement Cost 256,516	Deprec Bldg Value 248,821	Multi Story 0



Building Sub Areas					Building Valuation		Construction Detail				
Code	Description	Living Are	Gross Are	Eff Area	Year Built		Imp Type	R1	Bedrooms	4	
FLA	FINISHED LIVING AREA	1,791	1,791	1791	2005	Effective Area	1791	No Stories	1.00	Full Baths	3
GAR	GARAGE FINISH	0	380	0		Base Rate	116.19	Quality Grade	680	Half Baths	0
OPF	OPEN PORCH FINISHE	0	256	0		Building RCN	256,516	Wall Type	03	Heat Type	6
						Condition	EX	Foundation	3	Fireplaces	0
						% Good	97.00	Functional Obsol	0		
						Building RCNLD	248,821	Roof Cover	3	Type AC	03
TOTALS		1,791	2,427	1,791							

Alternate Key 3829352
Parcel ID 22-24-26-1508-000-52000

LCPA Property Record Card
Roll Year 2024 Status: A

2024-0442 comp 2
PRC Run: 12/2/2024 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	240.00	SF	35.00	2005	2005	8400.00	85.00	7,140
PLD2	POOL/COOL DECK	450.00	SF	5.38	2005	2005	2421.00	70.00	1,695
SEN2	SCREEN ENCLOSED STRUCTURE	1374.00	SF	3.50	2005	2005	4809.00	55.00	2,645
HTB2	HOT TUB/SPA	1.00	UT	6000.00	2005	2005	6000.00	55.00	3,300

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2023	2022020812	02-17-2022	02-09-2023	9,643	0002	REPL WINDOWS 13	02-10-2023		
2009	SALE	01-01-2008	03-17-2009	1	0000	CHECK VALUES	03-17-2009		
2006	2005050065	05-05-2005	01-18-2006	2,375	0000	45X15 POOL SEN			
2006	2005021344	02-22-2005	01-18-2006	13,600	0000	POOL 11.6X29 DECK 15X45.10 W/SPA			
2006	2004101615	01-01-2005	01-18-2006	106,920	0000	SFR 16033 BLOSSOM HILL LP			

Sales Information								Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount
2023114705	6212	1881	08-18-2023	WD	Q	01	I	470,000			
	4684	0276	09-22-2015	WD	Q	Q	I	210,000			
	3667	2161	08-08-2008	WD	Q	Q	I	239,000			
	2897	1304	07-13-2005	WD	Q	Q	I	397,300			
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	
102,025	248,821	14,780	365,626	0	365626	0.00	365626	365626	358,137	

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 3826038
 Parcel ID 22-24-26-1507-000-49100

LCPA Property Record Card
 Roll Year 2024 Status: A
 comp 3

2024-0442 comp 3
 PRC Run: 12/2/2024 By

Card # 1 of 1

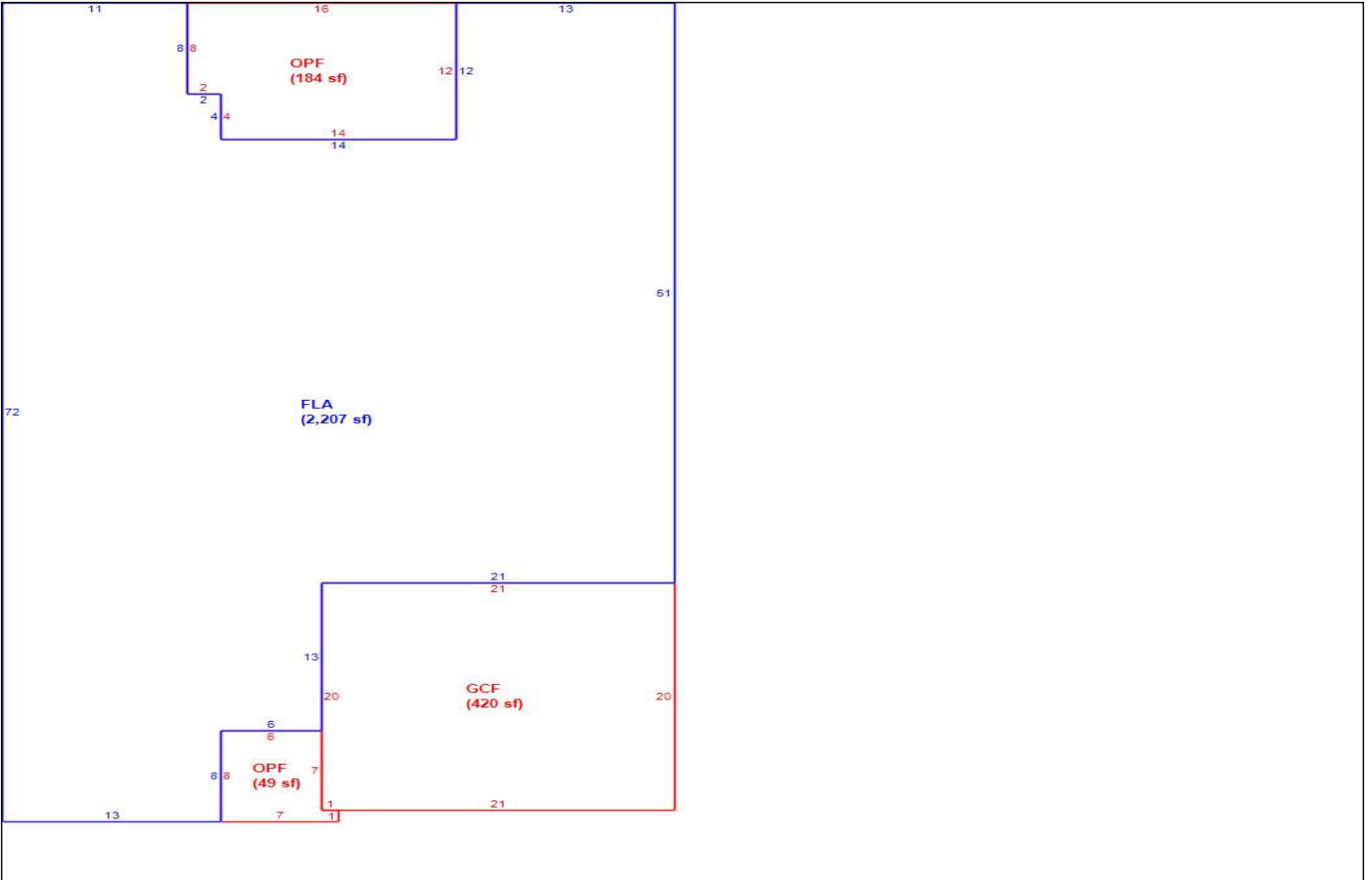
Current Owner		
RITA WHERRY FAMILY TRUST		
3410 SWALLOW HILL ST		
CLERMONT	FL	34714

Property Location		
Site Address 3410 SWALLOW HILL ST		
CLERMONT FL 34714		
Mill Group	0005	NBHD 0581
Property Use		Last Inspection
00100	SINGLE FAMILY	PJF 01-01-202

Legal Description
ORANGE TREE PHASE 4 PB 51 PG 70-72 LOT 491 ORB 6119 PG 866

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	26,500.00	0.0000	3.50	1.000	1.000	0	92,750
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		92,750		
Classified Acres		0		Classified JV/Mkt		92,750		Classified Adj JV/Mkt		0		

Sketch			
Bldg 1	Sec 1	of 1	Replacement Cost 300,010
		Deprec Bldg Value	291,010
		Multi Story	0



Building Sub Areas				Building Valuation		Construction Detail					
Code	Description	Living Are	Gross Are	Eff Area	Year Built	2004	Imp Type	R1	Bedrooms	4	
FLA	FINISHED LIVING AREA	2,207	2,207	2207	Effective Area	2207	No Stories	1.00	Full Baths	3	
GAR	GARAGE FINISH	0	420	0	Base Rate	113.20	Quality Grade	680	Half Baths	0	
OPF	OPEN PORCH FINISHE	0	233	0	Building RCN	300,010	Wall Type	03	Heat Type	6	
						Condition	EX	Foundation	3	Fireplaces	0
						% Good	97.00	Functional Obsol	0		
						Building RCNLD	291,010	Roof Cover	3	Type AC	03
TOTALS		2,207	2,860	2,207							

Alternate Key 3826038
Parcel ID 22-24-26-1507-000-49100

LCPA Property Record Card
Roll Year 2024 Status: A

2024-0442 comp 3
PRC Run: 12/2/2024 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	435.00	SF	35.00	2004	2004	15225.00	85.00	12,941
PLD2	POOL/COOL DECK	416.00	SF	5.38	2004	2004	2238.00	70.00	1,567
SEN2	SCREEN ENCLOSED STRUCTURE	1598.00	SF	3.50	2004	2004	5593.00	52.50	2,936
HTB2	HOT TUB/SPA	1.00	UT	6000.00	2004	2004	6000.00	52.50	3,150

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2005	2004070215	07-20-2004	11-24-2004	2,300	0000	POOL ENCLOSURE 37X23			
2005	2004061378	06-24-2004	11-24-2004	19,500	0000	POOL W/DECK			
2005	2004031680	04-21-2004	11-24-2004	127,732	0000	SFR 3410 SWALLOW HILL ST			

Sales Information									Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price		Code	Description	Year	Amount
2023038311	6119	0866	03-28-2023	WD	Q	01	I	500,000				
2016052797	4783	0608	05-12-2016	WD	Q	Q	I	195,400				
	2674	1857	10-07-2004	WD	Q	Q	I	303,800				
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	
92,750	291,010	20,594	404,354	0	404354	0.00	404354	404354	395,300	

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.