



PETITION TO THE VALUE ADJUSTMENT BOARD
REQUEST FOR HEARING

Section 194.011, Florida Statutes 3836190

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, Representative, Mailing address, Phone, Email, and various checkboxes for property type and 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 # 2024-0536	Alternate Key: 3836190	Parcel ID: 27-19-26-0075-000-06500	
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 2401 MERRY RD TAVARES	<input type="checkbox"/> Check if Multiple Parcels	
Owner Name HUDSON SFR PROPERTY HOLDINGS II LLC	Value from TRIM Notice	Value before Board Action Value presented by Prop Appr	Value after Board Action
1. Just Value, required	\$ 284,255	\$ 284,255	
2. Assessed or classified use value, *if applicable	\$ 284,255	\$ 284,255	
3. Exempt value, *enter "0" if none	\$ -		
4. Taxable Value, *required	\$ 284,255	\$ 284,255	

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

Last Sale Date 3/6/2023 **Price:** \$100 Arm's Length Distressed Book 6109 Page 618

ITEM	Subject	Comparable #1	Comparable #2	Comparable #3
AK#	3836190	3836131	3840310	3864155
Address	2401 MERRY RD TAVARES	2236 MERRY RD TAVARES	1109 LONGVILLE CIR TAVARES	1756 COLLEGE PARK DR TAVARES
Proximity		SAME SUB	0.21 MILE	0.57 MILE
Sales Price		\$359,900	\$343,000	\$365,000
Cost of Sale		-15%	-15%	-15%
Time Adjust		0.00%	0.40%	2.80%
Adjusted Sale		\$305,915	\$292,922	\$320,470
\$/SF FLA	\$173.33 per SF	\$160.84 per SF	\$153.68 per SF	\$173.51 per SF
Sale Date		1/5/2024	11/16/2023	5/24/2023
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	1,640	1,902	-13100	1,906	-13300	1,847	-10350
Year Built	2005	2005		2006		2008	
Constr. Type	BLOCK	BLOCK		BLOCK		BLOCK	
Condition	GOOD	GOOD		GOOD		GOOD	
Baths	2.0	2.0		2.0		2.0	
Garage/Carport	2 CAR	2 CAR		2 CAR		2 CAR	
Porches	Y	PATIO	5000	Y		Y	
Pool	N	Y	-20000	N	0	Y	-20000
Fireplace	0	0	0	0	0	0	0
AC	Central	Central	0	Central	0	Central	0
Other Adds	N	N		N		N	
Site Size	1 LOT	1 LOT		1 LOT		1 LOT	
Location	RESIDENTIAL	RESIDENTIAL		RESIDENTIAL		RESIDENTIAL	
View	STREET	STREET		STREET		STREET	
		-Net Adj. 9.2%	-28100	-Net Adj. 4.5%	-13300	-Net Adj. 9.5%	-30350
		Gross Adj. 12.5%	38100	Gross Adj. 4.5%	13300	Gross Adj. 9.5%	30350
Adj. Sales Price	Market Value \$284,255	Adj Market Value	\$277,815	Adj Market Value	\$279,622	Adj Market Value	\$290,120
	Value per SF 173.33						

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.

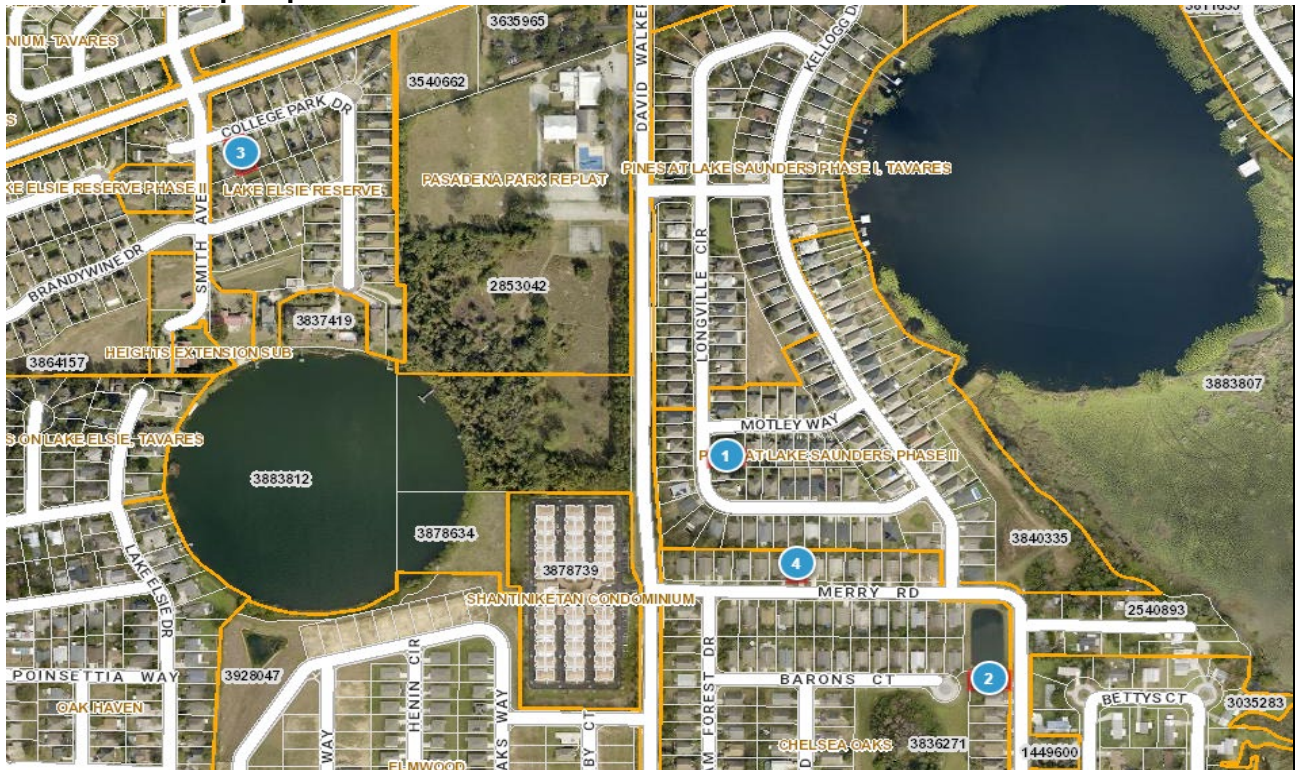
1. Describe Subject
2. Describe Comps
3. Describe Range of Values
4. Describe Petitioner's Comps

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 12/9/2024

2024-0536 Comp Map



Bubble #	Comp #	Alternate Key	Parcel Address	Distance from Subject(mi.)
1	COMP 2	3840310	1109 LONGVILLE CIR TAVARES	0.21 MILE
2	SUBJECT	3836190	2401 MERRY RD TAVARES	-
3	COMP 3	3864155	1756 COLLEGE PARK DR TAVARES	0.57 MILE
4	COMP 1	3836131	2236 MERRY RD TAVARES	SAME SUB
5				
6				
7				
8				

Alternate Key 3836190
Parcel ID 27-19-26-0075-000-06500

LCPA Property Record Card
Roll Year 2025 Status: A

2024-0536 Subject
PRC Run: 12/9/2024 By

Card # 1 of 1

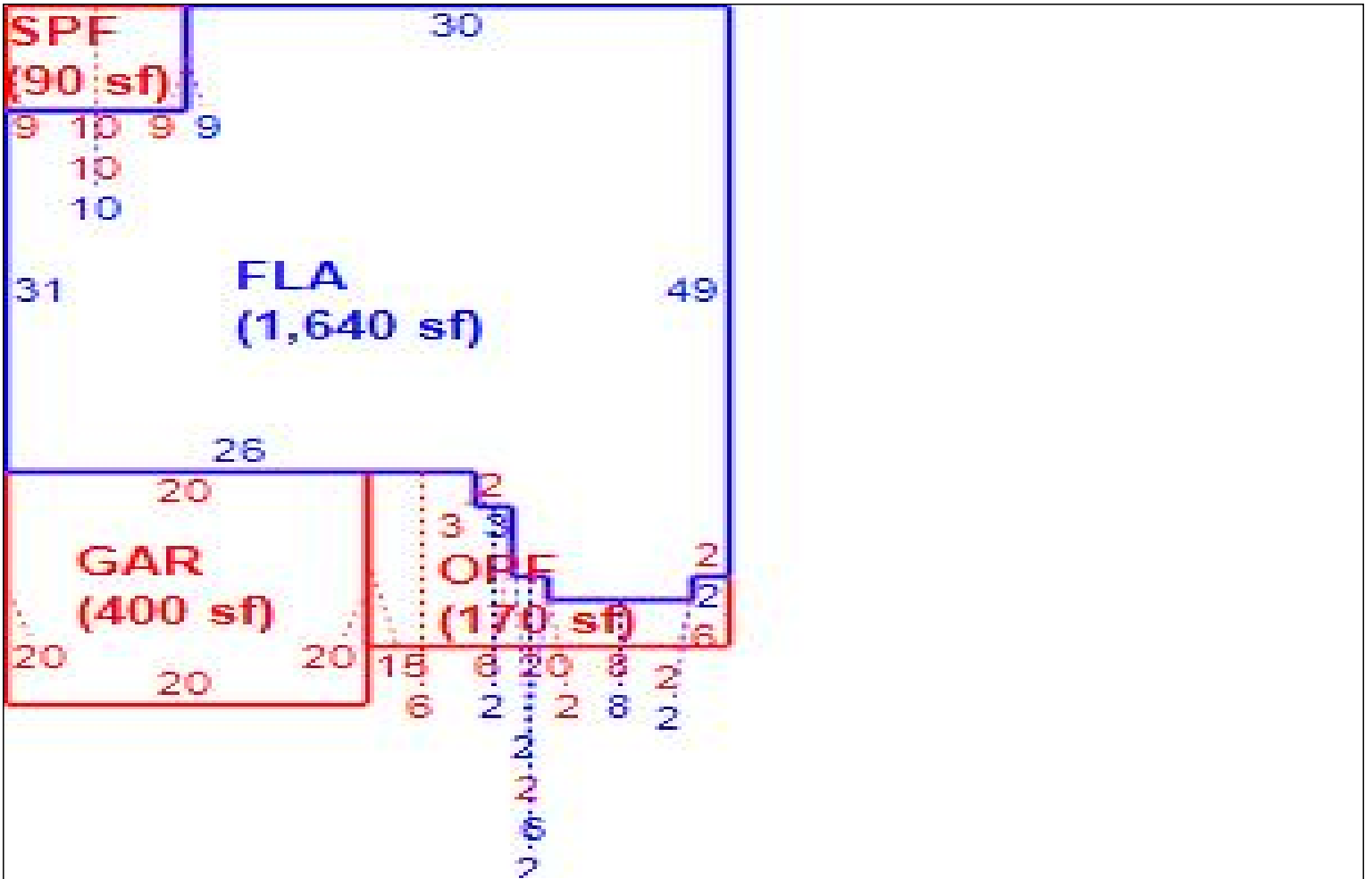
Current Owner		
HUDSON SFR PROPERTY HOLDINGS II LLC		
6688 N CENTRAL EXPRESSWAY STE 1		
DALLAS	TX	75206

Property Location			
Site Address 2401 MERRY RD			
TAVARES		FL 32778	
Mill Group	000T	NBHD	2118
Property Use		Last Inspection	
00100	SINGLE FAMILY	PJF	01-01-202

Legal Description
CHELSEA OAKS PB 53 PG 89-91 LOT 65 ORB 6109 PG 618

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	45,000.00	0.0000	1.70	1.000	1.000	0	76,500
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		76,500		
Classified Acres		0		Classified JV/Mkt		76,500		Classified Adj JV/Mkt		0		

Sketch			
Bldg 1	Sec 1	of 1	Replacement Cost 214,180
Deprec Bldg Value 207,755		Multi Story 0	



Building Sub Areas				Building Valuation		Construction Detail			
Code	Description	Living Are	Gross Are	Eff Area	Year Built	Imp Type	R1	Bedrooms	3
FLA	FINISHED LIVING AREA	1,640	1,640	1640	2005	No Stories	1.00	Full Baths	2
GAR	GARAGE FINISH	0	400	0	106.17	Quality Grade	665	Half Baths	0
OPF	OPEN PORCH FINISHE	0	170	0	214,180	Wall Type	03	Heat Type	6
SPF	SCREEN PORCH FINIS	0	90	0	EX	Foundation	3	Fireplaces	0
TOTALS		1,640	2,300	1,640	97.00	Roof Cover	3	Type AC	03
					Functional Obsol				
					0				
					Building RCNLD				
					207,755				

Alternate Key 3836190
 Parcel ID 27-19-26-0075-000-06500

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0536 Subject
 PRC Run: 12/9/2024 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
2006	BR05-01201	08-19-2005	02-17-2006	141,329	0000	SFR 2401 MERRY RD		

Sales Information

Exemptions

Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount
2023030661	6109 0618	03-06-2023	WD	U	11	I	100				
2022142705	6046 1264	10-14-2022	WD	U	11	I	100				
2021141683	5814 1074	09-30-2021	WD	Q	01	I	288,000				
	3821 0554	09-11-2009	WD	Q	Q	I	110,000				
	3350 2221	12-21-2006	WD	Q	Q	I	231,400				
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
76,500	207,755	0	284,255	0	284255	0.00	284255	284255	284,255

Parcel Notes

3350/2221 AMERICAS FIRST HOME LLP TO TAVARIS & MARQUITA STRIGGLES OUR SCR N NAME HAD CHELSEA OAKS LLC OK TO SC PER TITLE CO
 3821/554 TAVARIS & MARQUITA STRIGGLES TO SHARON L CROOK SINGLE
 5814/1074 SHARON L CROOK TO HUDSON SFR PROPERTY HOLDINGS II LLC
 6046/1264 M SALE INCL AK3810132 AK3836190 AK3836173 AK2515520 HUDSON SFR PROPERTY HOLDINGS II LLC TO HUDSON SFR PROPERTY HOLDINGS LLC
 6109/618 M SALE INCL AK3896820 AK3795815 AK3810166 AK3836190 AK3853899 AK3836173 AK3810267 HUDSON SFR PROPERTY HOLDINGS LLC TO HUDSON PROPERTY HOLDINGS II LLC
 24TR REFUSED 2711 N HASKELL AVE STE 2100 DALLAS TX 75204 2933
 25 MAILING ADDR CHGD FROM 2711 N HASKELL AVE STE 2100 DALLAS TX 7204 2933 PER SUNBIZ INFO SCANNED TO AK3610881 CB 120224

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 3836131
 Parcel ID 27-19-26-0075-000-00800

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0536 Comp 1
 PRC Run: 12/9/2024 By

Card # 1 of 1

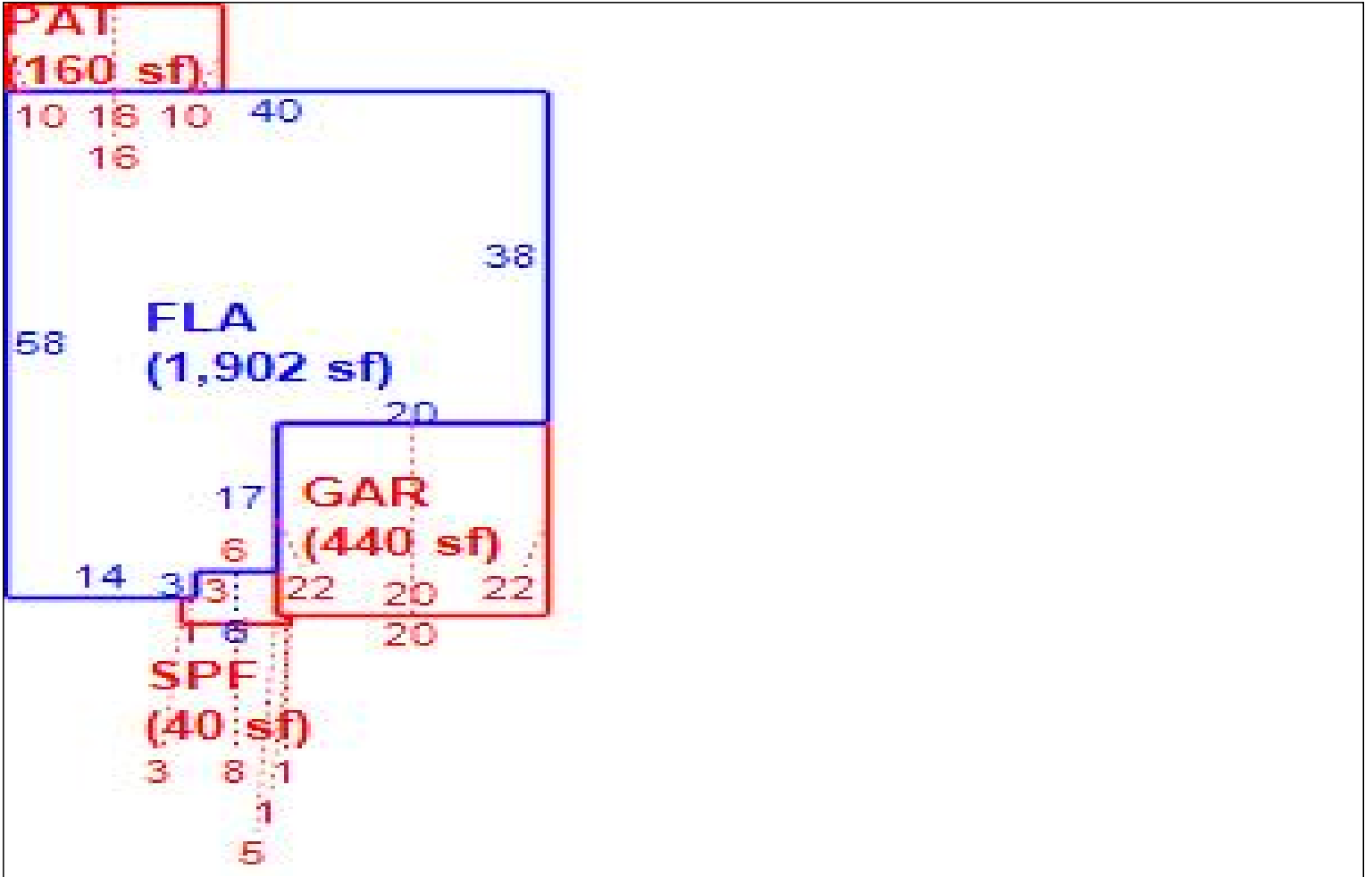
Current Owner		
TORRES DANNY S		
53-32 69TH ST		
MASPETH	NY	11378

Property Location			
Site Address 2236 MERRY RD			
TAVARES FL 32778			
Mill Group	000T	NBHD	2118
Property Use		Last Inspection	
00100	SINGLE FAMILY	PJF	01-01-202

Legal Description
CHELSEA OAKS PB 53 PG 89-91 LOT 8 ORB 6281 PG 806

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	45,000.00	0.0000	1.70	1.000	1.000	0	76,500
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		76,500		
Classified Acres		0		Classified JV/Mkt		76,500		Classified Adj JV/Mkt		0		

Sketch			
Bldg	1	Sec	1 of 1
Replacement Cost	239,911		Deprec Bldg Value 232,714
Multi Story	0		



Building Sub Areas				Building Valuation		Construction Detail				
Code	Description	Living Are	Gross Are	Eff Area	Year Built	2005	Imp Type	R1	Bedrooms	3
FLA	FINISHED LIVING AREA	1,902	1,902	1902	Effective Area	1902	No Stories	1.00	Full Baths	2
GAR	GARAGE FINISH	0	440	0	Base Rate	105.48	Quality Grade	665	Half Baths	0
PAT	PATIO UNCOVERED	0	160	0	Building RCN	239,911	Wall Type	03	Heat Type	6
SPF	SCREEN PORCH FINIS	0	40	0	Condition	EX	Foundation	3	Fireplaces	0
					% Good	97.00	Functional Obsol	0		
					Building RCNLD	232,714	Roof Cover	3	Type AC	03
TOTALS		1,902	2,542	1,902						

Alternate Key 3836131
 Parcel ID 27-19-26-0075-000-00800

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0536 Comp 1
 PRC Run: 12/9/2024 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
POL2	SWIMMING POOL - RESIDENTIAL	253.00	SF	35.00	2015	2015	8855.00	85.00	7,527
PLD3	POOL/COOL DECK	488.00	SF	7.33	2015	2015	3577.00	77.50	2,772

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2016	15-00001101	09-09-2015	03-09-2016	24,000	0003	POL	03-09-2016		
2013	12-00000430	05-18-2012	01-07-2013	805	0002	SCRN IN FRONT ENTRY	01-07-2013		
2007	SALE	01-01-2006	10-18-2006	1	0000	CHECK VALUES	10-18-2006		
2006	BR05-00806	06-15-2005	10-20-2005	168,248	0000	SFR 2236 MERRY RD			

Sales Information								Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount
2024014287	6281	0806	01-05-2024	WD	Q	01	I	359,900			
2023130355	6231	0322	10-19-2023	WD	Q	01	I	239,000			
	4605	1136	03-16-2015	QC	U	U	I	100			
	4039	0079	05-23-2011	WD	Q	Q	I	110,000			
	3993	0099	01-04-2011	CT	U	U	I	72,500			
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	
76,500	232,714	10,299	319,513	0	319513	0.00	319513	319513	319,603	

Parcel Notes

3015/305 JUAN MARCOS BURGOS MARRIED
 07FC NO ADDS QG FROM 620 MB 101806
 3993/99 CT VS GUILLERMO & DANIELA COLOMBI PROP SOLD TO GEN STAR1 INC
 4039/79 GEN STAR1 INC TO MARY OLIVER SINGLE
 13FC SFR GOOD COND OPF3 TO SPF NO OTHER CHG JDB 010713
 4605/1136 MARY SANDERS RICHARDSON FKA MARY OLIVER QCS TO MARY SANDERS RICHARDSON MARRIED
 15X COURTESY HX CARD SENT 042015
 16X COURTESY HX CARD SENT 012716
 16FC SFR IN GOOD COND ADD MISC SPJ 030916
 6231/322 MARY SANDERS RICHARDSON TO LATCHMAN DEVELOPMENT ENTERPRISE LLC
 6281/806 LATCHMAN DEVELOPMENT ENTERPRISE LLC TO DANNY S TORRES MARRIED

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Alternate Key 3840310
Parcel ID 22-19-26-1601-000-13800

LCPA Property Record Card
Roll Year 2025 Status: A

2024-0536 Comp 2
PRC Run: 12/9/2024 By

Card # 1 of 1

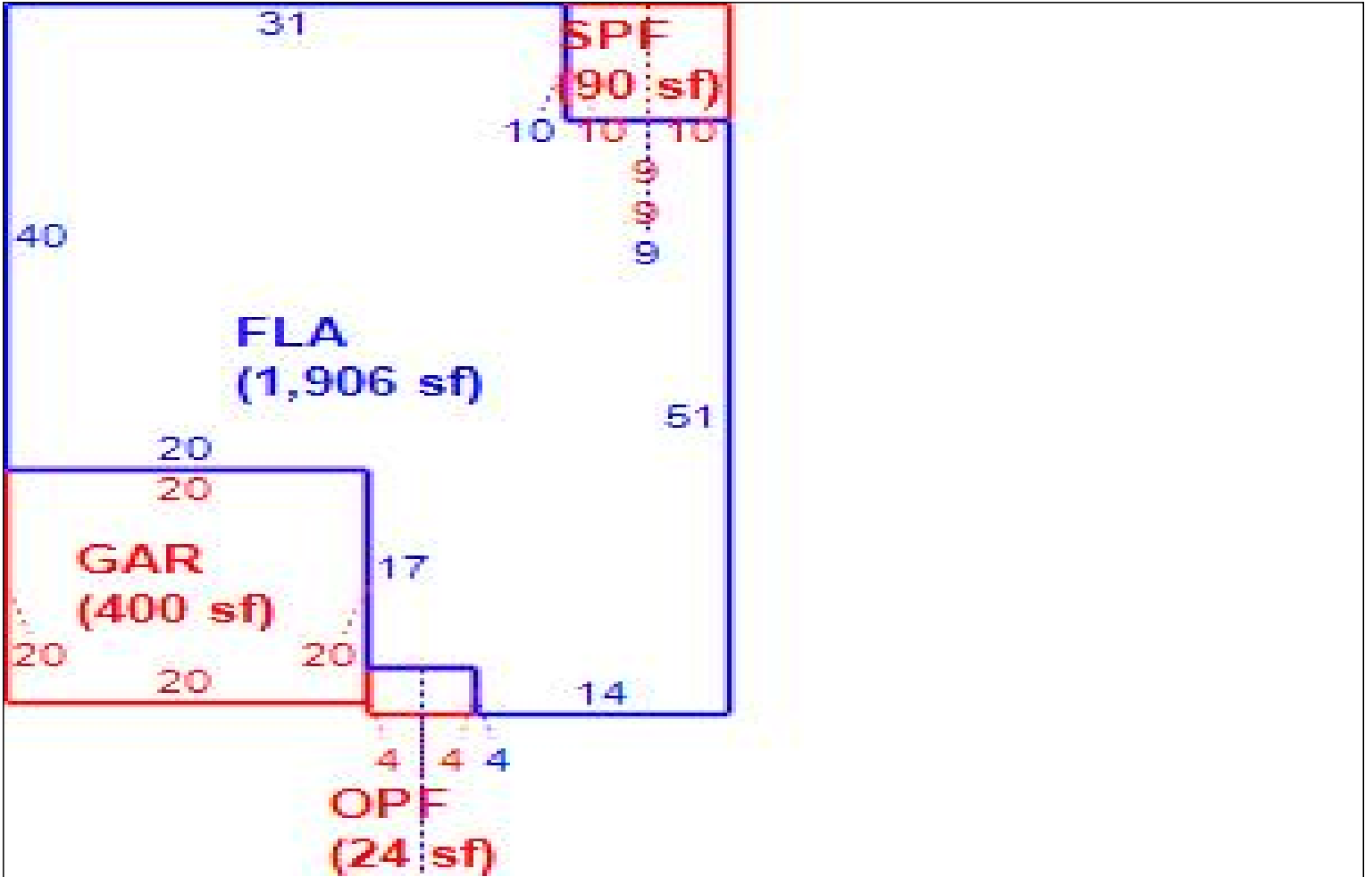
Current Owner		
GONZALEZ HERBERT & GLEYDIS		
1109 LONGVILLE CIR		
TAVARES	FL	32778

Property Location		
Site Address 1109 LONGVILLE CIR		
TAVARES FL 32778		
Mill Group	000T	NBHD 2118
Property Use		Last Inspection
00100	SINGLE FAMILY	JDB 03-08-201

Legal Description
PINES AT LAKE SAUNDERS PHASE II PB 55 PG 68-70 LOT 138 ORB 6248 PG 2040

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	45,000.00	0.0000	1.70	1.000	1.000	0	76,500
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		76,500		
Classified Acres		0		Classified JV/Mkt		76,500		Classified Adj JV/Mkt		0		

Sketch
Bldg 1 Sec 1 of 1 Replacement Cost 263,523 Deprec Bldg Value 255,617 Multi Story 0



Building Sub Areas				Building Valuation		Construction Detail				
Code	Description	Living Are	Gross Are	Eff Area	Year Built	Imp Type	R1	Bedrooms	3	
FLA	FINISHED LIVING AREA	1,906	1,906	1906	2006					
GAR	GARAGE FINISH	0	400	0		No Stories	1.00	Full Baths	2	
OPF	OPEN PORCH FINISHE	0	24	0	115.86	Quality Grade	680	Half Baths	0	
SPF	SCREEN PORCH FINIS	0	90	0	263,523	Wall Type	03	Heat Type	6	
					Condition	EX		Fireplaces	0	
					% Good	97.00				
					Functional Obsol	0	Foundation	3		
					Building RCNLD	255,617	Roof Cover	3	Type AC	03
TOTALS		1,906	2,420	1,906						

Alternate Key 3840310
 Parcel ID 22-19-26-1601-000-13800

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0536 Comp 2
 PRC Run: 12/9/2024 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	
2019	SALE	01-01-2018	04-05-2019	1	0099	CHECK VALUE	03-08-2019		
2007	BR05-01727	01-18-2006	07-11-2006	170,108	0000	SFR/1109 LONGVILLE CIR	07-11-2006		
2007	IMPS	01-04-2006	07-11-2006	1	0000	SFR FOR 07	07-11-2006		

Sales Information									Exemptions			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount	
2023145025	6248 2040	11-16-2023	WD	Q	01	I	343,000	039	HOMESTEAD	2024	25000	
2018128698	5193 0236	10-31-2018	WD	Q	Q	I	193,500	059	ADDITIONAL HOMESTEAD	2024	25000	
	3184 1100	06-07-2006	WD	Q	Q	I	254,800					
	3048 0198	11-30-2005	WD	U	M	V	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	
76,500	255,617	0	332,117	0	332117	50,000.00	282117	307117	332,117	

Parcel Notes

18 MAILING ADDR CHGD PER NCOA INFO DW 080218
 5193/236 KEERA B & IVOR I FERREIRA TO AMADIO & AMANDA ANDREONI HW
 19X COURTESY HX CARD SENT 112018
 19CC SUBMITTED HX PORT APP KCH 121918
 19FC SFR GOOD COND NO PHYSICAL CHG JDB 030819
 6248/2040 AMADIO & AMANDA ANDREONI TO HERBERT & GLEYDIS GONZALEZ HW
 24CC EFILE HX APP CP 012224

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Alternate Key 3864155
 Parcel ID 21-19-26-0600-000-07900

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0536 Comp 3
 PRC Run: 12/9/2024 By

Card # 1 of 1

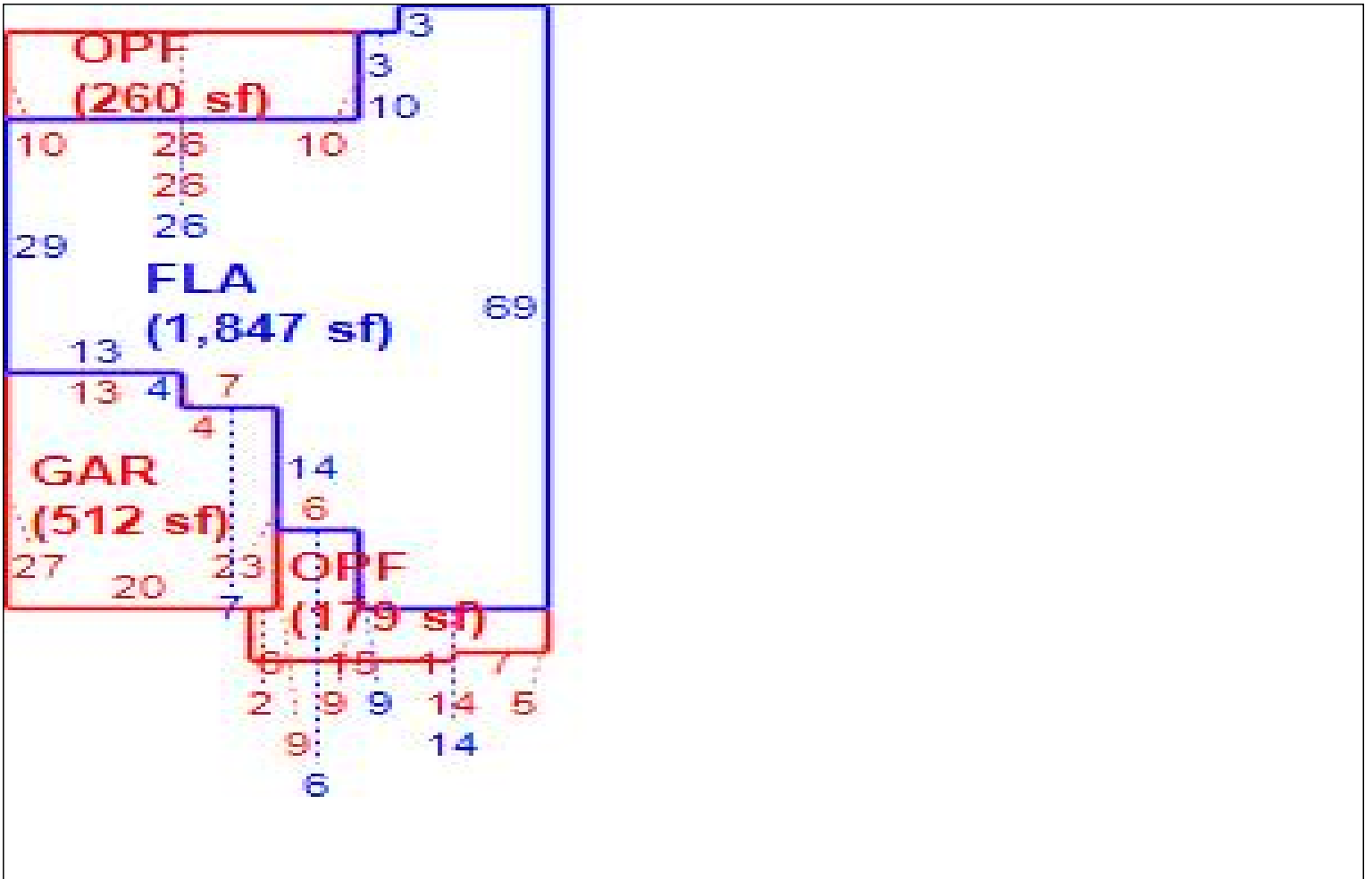
Current Owner		
SMITH PATRICIA A & BRIAN P		
1756 COLLEGE PARK DR		
TAVARES	FL	32778

Property Location		
Site Address 1756 COLLEGE PARK DR		
TAVARES FL 32778		
Mill Group 000T	NBHD 2118	
Property Use		Last Inspection
00100	SINGLE FAMILY	PJF 01-01-202

Legal Description
 LAKE ELSIE RESERVE PB 61 PG 77-79 LOT 79 ORB 6151 PG 493

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	45,000.00	0.0000	1.25	1.000	1.000	0	56,250
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		56,250		
Classified Acres		0		Classified JV/Mkt		56,250		Classified Adj JV/Mkt		0		

Sketch
 Bldg 1 Sec 1 of 1 Replacement Cost 225,639 Deprec Bldg Value 218,870 Multi Story 0



Building Sub Areas				Building Valuation		Construction Detail			
Code	Description	Living Are	Gross Are	Eff Area	Year Built	Imp Type	R1	Bedrooms	3
FLA	FINISHED LIVING AREA	1,847	1,847	1847	2008	No Stories	1.00	Full Baths	2
GAR	GARAGE FINISH	0	512	0	99.22	Quality Grade	655	Half Baths	0
OPF	OPEN PORCH FINISHE	0	439	0	225,639	Wall Type	03	Heat Type	6
					EX	Foundation	3	Fireplaces	0
					% Good 97.00	Roof Cover	3	Type AC	03
					Functional Obsol 0				
TOTALS		1,847	2,798	1,847	218,870				
					Building RCNLD				

Alternate Key 3864155
 Parcel ID 21-19-26-0600-000-07900

LCPA Property Record Card
 Roll Year 2025 Status: A

2024-0536 Comp 3
 PRC Run: 12/9/2024 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
POL2	SWIMMING POOL - RESIDENTIAL	171.00	SF	35.00	2008	2008	5985.00	85.00	5,087
PLD2	POOL/COOL DECK	327.00	SF	5.38	2008	2008	1759.00	70.00	1,231
SEN2	SCREEN ENCLOSED STRUCTURE	1043.00	SF	3.50	2008	2008	3651.00	60.00	2,191
PUG2	POOL UPGRADE	1.00	UT	4000.00	2008	2008	4000.00	85.00	3,400

Building Permits									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2011	IMPS	05-22-2010	04-11-2011	1	0008	CHECK FLA BACK TO GCF FOR 11	04-11-2011		
2009	RA07-00745	03-26-2008	06-19-2008	3,794	0000	SEN 898SF	06-19-2008		
2009	PL07-00577	03-26-2008	06-19-2008	21,000	0000	POL FOR 09	06-19-2008		
2009	BR07-00492	03-26-2008	06-19-2008	176,738	0000	SFR FOR 09	06-19-2008		
2008	PL07-00577	07-17-2007	03-26-2008	21,000	0000	POL 12X24 W/DECK	03-26-2008		
2008	BR07-00492	06-26-2007	03-26-2008	176,738	0000	SFR 1756 COLLEGE PARK DR *SEE N	03-26-2008		

Sales Information								Exemptions				
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount	
2023064200	6151	0493	05-24-2023	WD	Q	01	I	365,000	039	HOMESTEAD	2024	25000
	3923	2316	05-14-2010	WD	Q	Q	I	173,500	059	ADDITIONAL HOMESTEAD	2024	25000
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	
56,250	218,870	11,909	287,029	0	287029	50,000.00	237029	262029	287,120	

Parcel Notes

07BP BR07-00492 AND PL07-00577 KEYED TO THIS AK AS PER PHYS LOCATION ON PERMIT NO OTHER INFO GIVEN DW 121207
 09FC FLA3 IS ENCLOSED FROM GCF FOR OFFICE UNTIL MODEL/OFFICE BECOMES SFR MB 061908
 3923/2316 MASTERPIECE HOMES LLC SUCC BY MERGER TO MASTERPIECE HOMES INC TO JEFFREY A & EVA L BENEVIT HW
 11FC SFR GOOD COND FLA3 TO GCF JDB 041111
 6151/493 JEFFREY A & EVA L BENEVIT TO PATRICIA A & BRIAN P SMITH HW
 24CC EFILE HX APP CP 011624

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