

PETITION TO THE VALUE ADJUSTMENT BOARD REQUEST FOR HEARING

Section 194.011, Florida Statutes 3783 /8/

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 VAL	ENTEUUGA EUL	NT BOARD (N	
Petition# 2	024-0680	County Lake	Ta	x year 2024	Date received 9.12.24
		COMPLETED BY TO	SEKONINER EK		
PART 1. Taxpa	yer Information		4		
, ,	NV_HOME; IH3 Property Florid	a, L.P.	Representative: R	yan, LLC c/o	Robert Peyton
Mailing address for notices	Ryan, LLC 16220 North Scottsdal Scottsdale, AZ 85254	le Rd, Ste 650	Parcel ID and physical address or TPP account #	1622250300- 1481 Whoop	
Phone 954-740 -	-6240		Email	ResidentialA	ppeals@ryan.com
	y to receive information is				
	s petition after the petition that support my statemen		hed a statement o	f the reasons l	filed late and any
your evidence evidence. The Type of Property	e to the value adjustment bo e VAB or special magistrat y☑ Res. 1-4 units⊡ Indu	oard clerk. Florida law a e ruling will occur unde	llows the property a er the same statutor	ppraiser to cro y guidelines a charge	st submit duplicate copies of ss examine or object to your s if you were present.) Historic, commercial or nonprofit Business machinery, equipment
PART 2. Reaso		eck one. If more than	one, file a separa	ate petition.	
Real property Denial of clase Parent/grand Property was refurn required return required	value (check one). ✓ dec	rease	Denial of exen Denial for late (Include a date a Qualifying impro	filing of exeme-stamped copvernent (s. 193.1	ption or classification by of application.)
determinati Enter the tir by the requestroup. My witness You have the rig evidence directly appraiser's evide You have the rig	ested time. For single joint les or I will not be available th to exchange evidence to the property appraises ence. At the hearing, you tht, regardless of whether	ally similar. (s. 194.01 ou need to present you petitions for multiple un e to attend on specific with the property apprarat least 15 days befor have the right to have you initiate the eviden	1(3)(e), (f), and (g) or case. Most hearing its, parcels, or accordates. I have attached attention and witnesses sworn.	n, F.S.) Ings take 15 min Ingunts, provide to Inhed a list of da Ine exchange, y Index a written Index exercises the company of the com	nutes. The VAB is not bound he time needed for the entire ates. You must submit your n request for the property appraiser a copy
information reda	record card containing inf cted. When the property a rou how to obtain it online	appraiser receives the	e computation of y petition, he or she	our current as will either ser	ssessment, with confidential nd 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	<u></u>	·
Complete part 3 if you are representing yourself or if you are a without attaching a completed power of attorney or authorizat Written authorization from the taxpayer is required for access collector.	tion for representation to this form.	
☐ I authorize the person I appoint in part 5 to have access to Under penalties of perjury, I declare that I am the owner of the petition and the facts stated in it are true.		
Signature, taxpayer	Print name	Date
PART 4. Employee, Attorney, or Licensed Professional Sig	ınature	
Complete part 4 if you are the taxpayer's or an affiliated entity representatives.	y's employee or you are one of the fo	llowing licensed
I am (check any box that applies):		
An employee of	(taxpayer or an affiliated	entity).
A Florida Bar licensed attorney (Florida Bar number).	
☐ A Florida real estate appraiser licensed under Chapter 47	5, Florida Statutes (license number -	RD6182).
A Florida real estate broker licensed under Chapter 475, l).
A Florida certified public accountant licensed under Chapt	ter 473, Florida Statutes (license num	ber).
I understand that written authorization from the taxpayer is recappraiser or tax collector.	quired for access to confidential inform	nation from the property
Under penalties of perjury, I certify that I have authorization to am the owner's authorized representative for purposes of filin under s. 194.011(3)(h), Florida Statutes, and that I have read	g this petition and of becoming an ag	ent for service of process
Robert I. Payto	Robert Peyton	9/10/2024
Signature, representative	Print name	Date
PART 5. Unlicensed Representative Signature		· · · · · · · · · · · · · · · · · · ·
Complete part 5 if you are an authorized representative not lis	sted in part 4 above.	
I am a compensated representative not acting as one of the AND (check one)	he licensed representatives or emplo	yees listed in part 4 above
☐ Attached is a power of attorney that conforms to the requitaxpayer's authorized signature OR ☐ the taxpayer's authori		
☐ I am an uncompensated representative filing this petition	AND (check one)	
the taxpayer's authorization is attached OR the taxpay	yer's authorized signature is in part 3	of this form.
I understand that written authorization from the taxpayer is reappraiser or tax collector.	equired for access to confidential info	rmation from the property
Under penalties of perjury, I declare that I am the owner's au becoming an agent for service of process under s. 194.011(3 facts stated in it are true.		
Signature, representative	Print name	Date
L— ———————————————————————————————————		

LAKE COUNTY PROPERTY APPRAISER VAB APPEAL WORKSHEET RESIDENTIAL

Petition #		2024-0680		Alternate K	ey: 3783181	Parcel I	D: 16-22-25-03 0	0-000-06700
Petitioner Name	Ryan,llo	c/o Robert	Peyton	- ·			Check if Mu	Itiple Parcels
The Petitioner is:	Taxpayer of Rec	cord 🗸 Tax	payer's agent	Property		IOOPING DR VELAND		
Other, Explain:				Address	GRO	VELAND		
Owner Name	IH3 Pı	roperty flori	da In	Value from	Value hefor	e Board Actio	n .	
OWNO: Name		operty non	uu ip	TRIM Notice		nted by Prop App	i value alleri	Board Action
1. Just Value, red	uirod			\$ 265,3	70 \$	'n		
2. Assessed or cl		us *if appli	ooblo	\$ 238,3		· ·		
			Cable		+υ φ	238,34	.0	
3. Exempt value,		16		\$ 000.0	- 40	000.04		
4. Taxable Value,				\$ 238,3		238,34	.0	
*All values entered	d should be count	ty taxable va	lues, School an	d other taxing	authority values	may differ.		
Last Sale Date	10/31/2013	Pric	ce: \$10	0,000	Arm's Length	✓ Distressed	Book <u>4403</u> F	Page <u>887</u>
ITEM	Subje	ct	Compara	able #1	Compara	able #2	Comparable #3	
AK#	37831		3815	869	3815		37831	
Address	1481 WHOO	PING DR	1213 DEM	OISELLE	1212 DEMO	ISELLE ST	1552 WHOC	PING DR
	GROVEL	.AND	GROVE	LAND	GROVE	LAND	GROVE	LAND
Proximity			same		same		same	
Sales Price			\$322,		\$380,		\$355,0	
Cost of Sale			-15		-15		-15%	
Time Adjust			3.20		2.40		2.00	
Adjusted Sale			\$284,		\$332,		\$308,8	
\$/SF FLA	\$187.41 p	er SF	\$196.68	•	\$180.50	•	\$155.98	
Sale Date			4/21/2	_	6/30/2		7/14/2	_
Terms of Sale			✓ Arm's Length	Distressed Arm's Length Distressed			✓ Arm's Length	Distressed
						_		
Value Adj.	Description		Description	Adjustment	Description	Adjustment	Description	Adjustment
Fla SF	1,416		1,444	-1400	1,840	-21200	1,980	-28200
Year Built	1999		2004		2003		2000	
Constr. Type	block/stucco		block/stucco		block/stucco		block/stucco	
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	yes		yes	0	yes	0	yes	0
Pool	N		N 0	0	N 0	0	N	0
Fireplace AC	0 Control			0	0 Control	0	0 Control	
Other Adds	Central		Central	0	Central	- 0	Central	0
Site Size	no lot		no lot		no lot		no lot	-13800
	good		good		good		good	-13000
Location	_						-	
View	good		good		good		good	
			-Net Adj. 0.5%	-1400	-Net Adj. 6.4%	-21200	-Net Adj. 13.6%	-42000
			Gross Adj. 0.5%	1400	Gross Adj. 6.4%	21200	Gross Adj. 13.6%	42000
Adi Od Di	Market Value	\$265,370	Adj Market Value	\$282,604	Adj Market Value	\$310,920	Adj Market Value	\$266,850
Adj. Sales Price	Value per SF	187 41						

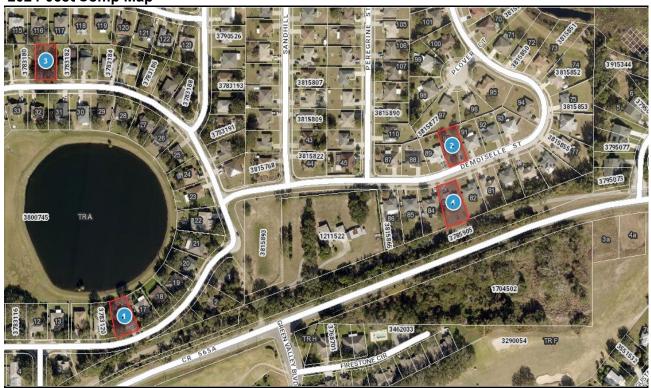
The IAAO "Standard on Ratio Studies", approved April, 2013, paragraph 9.1, indicates that a range of assessment level from .90 and 1.10 times the desired level of assessment is acceptable for any class of property. Thus, after applying a -15% 1st & 8th criteria adjustment factor to a Market Value indication, 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: mohamed Shariff DATE 12/10/2024

2024-068(Comp Map



Bubble #	Comp#	Alternate Key	Parcel Address	Distance from Subject(mi.)
1	comp 3	3783130	1552 WHOOPING DR GROVELAND	same sub
2	comp 1	3815869	1213 DEMOISELLE GROVELAND	same sub
3	subject	3783181	1481 WHOOPING DR GROVELAND	-
4	comp 2	3815861	1212 DEMOISELLE ST GROVELAND	same sub
5				
6				
7				
8				

Alternate Key 3783181 Parcel ID 16-22-25-0300-000-06700

Current Owner

 TX

LCPA Property Record Card Roll Year 2024 Status: A

2024-0680 Subject PRC Run: 12/10/2024 By

Card # of

Property Location

Site Address 1481 WHOOPING DR

GROVELAND FL 34736 00GR **NBHD**

Mill Group 0532 Property Use Last Inspection

00100 SINGLE FAMILY PJF 01-24-201

Legal Description

DALLAS

IH3 PROPERTY FLORIDA LP

1717 MAIN ST STE 2000

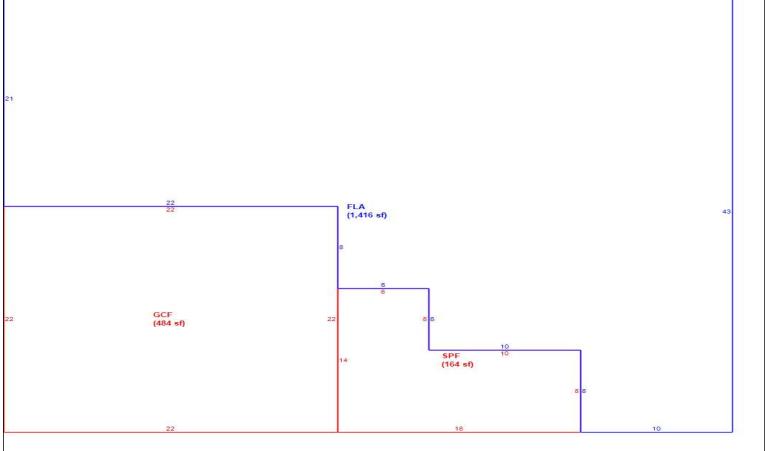
C/O INVITATION HOMES TAX DEPT

GROVELAND, CRANE'S LANDING PHASE I LOT 67 PB 40 PGS 82-83 ORB 4403 PG 887

75201

Lan	d Lines												
LL	Use	Front	Depth	Notes	Units	Unit	Depth	Loc	Shp	Phys	Class Val	Land	
#	Code	FIOIIL	Depui	Adj	Units	Price	Factor	Factor	Factor	Factor	Class val	Value	
1	0100	0	0		1.00 LT	35,000.00	0.0000	2.00	1.000	1.000	0	70,000	
					10 (10 (1) (1)					. 1			
		Total A	cres	0.00	JV/Mkt 0			l ota	ıl Adj JV/Mk	t		70,000	
	Cla	assified A	cres	0	Classified JV/Mkt 70	,000		Classified	d Adj JV/Mk	t		0	
	Sketch												

Bldg 1 1 of 1 201,412 Deprec Bldg Value 195,370 Multi Story 0 Sec Replacement Cost



	Building S	Sub Areas			Building Valuation	Construction Detail				
Code	Description	Living Are	Gross Are		Year Built	1999	Imp Type	R1	Bedrooms	4
FLA	FINISHED LIVING AREA	1,416	1,416	1416	Effective Area	1416	l			
GAR	GARAGE FINISH	0	484	0	Base Rate	112.49	No Stories	1.00	Full Baths	2
SPF	SCREEN PORCH FINIS	0	164	0	Building RCN		Quality Grade	670	Half Baths	0
					Condition	EX	Wall Type	03	Heat Type	6
					% Good	97.00	VVali Type	03	riout Typo	١
					Functional Obsol	0	Foundation	3	Fireplaces	0
	TOTALS		2,064	1,416	Building RCNLD	195,370	Roof Cover	3	Type AC	03

Alternate Key 3783181 Parcel ID 16-22-25-0300-000-06700

LCPA Property Record Card Roll Year 2024 Status: A

2024-0680 Subject C Run: 12/10/2024 By PRC Run: 12/10/2024

Card #

of 1 Miscellaneous Features *Only the first 10 records are reflected below Code Units Туре Unit Price Year Blt Effect Yr RCN %Good Description Apr Value

				Build	ing Perr	nits		
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date
2014 2006	SALE SALE	01-01-2013 01-01-2005	04-13-2014 03-18-2006	1 1	0099 0000	CHECK VALUE CHECK VALUE	04-13-2014	

			Sales Informa		Exemptions							
Instrument No	Book	/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount
	4403 2916 2164	0887 1822 0727	10-31-2013 07-22-2005 08-21-2002	CT WD WD	DQQ	υαα		100,000 220,000 117,500				
	1766 1705	2283 2116	10-26-1999 04-09-1999	WD WD	Q U	Q M	V	97,900 1				
Value Summary												0.00

Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu
70.000	195.370	0	265.370	27030	238340	0.00	238340	265370	259.429

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Alternate Key 3815869 Parcel ID 16-22-25-0325-000-09000

LCPA Property Record Card Roll Year 2024 Status: A 2024-0680 Comp 1 PRC Run: 12/10/2024 By

Card # 1 of 1

Property Location

Site Address 1213 DEMOISELLE

Property Use Last Inspection

00100 SINGLE FAMILY LPD 01-24-201

Current Owner

BRODERICK MELISSA

GROVELAND FL 34736

Legal Description

1213 DEMOISELLE

CRANE'S LANDING EAST PB 48 PG 61-62 LOT 90 ORB 6131 PG 144

Lan	Land Lines													
LL #	Use Code	Front	Depth	1 I	otes \dj	Units		Unit Price	Depth Factor	Loc Factor	Shp Factor	Phys Factor	Class Val	Land Value
1	0100	0	0			1.00 L	Т	35,000.00	0.0000	2.00	1.000	1.000	0	70,000
	Total Acres 0.00 JV/Mkt				JV/Mkt 0 Total Adj JV/Mkt					70,000				
Classified Acres 0 Classified					Classified JV/Mk	t 70,0	000		Classifie	d Adj JV/Mk	t	•	0	

	Building S	Sub Areas			Building Valuation	Construction Detail				
Code	Description	Living Are	Gross Are	Eff Area	Year Built	2004	Imp Type	R1	Bedrooms	3
FLA	FINISHED LIVING AREA	1,444	1,444	1444	Effective Area	1444			- " - "	
-	GARAGE FINISH	0	420	0	Base Rate	112.04	No Stories	1.00	Full Baths	2
-	OPEN PORCH FINISHE PATIO UNCOVERED	0	30 160	0	Building RCN	200,468	Quality Grade	670	Half Baths	0
	TATIO GIVOOVERED	0	100	O	Condition	EX	Wall Type	03	Heat Type	6
					% Good	97.00		00		١
					Functional Obsol	0	Foundation	3	Fireplaces	0
	TOTALS	1,444	2,054	1,444	Building RCNLD	194,454	Roof Cover	3	Type AC	03

Alternate Key 3815869 Parcel ID 16-22-25-0325-000-09000

LCPA Property Record Card Roll Year 2024 Status: A

2024-0680 Comp 1 PRC Run: 12/10/2024 By

Card # 1 of 1

		17	Oli i Cai	2024 36	atus. A							
	Miscellaneous Features *Only the first 10 records are reflected below											
Code	Description	Units	Туре	Unit Price	Year Blt	Effect Yr	RCN	%Good	Apr Value			
	·											
					l			L	l			

	Building Permits Description Review Date Comp											
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Туре	Description	Review Date	CO Date				
2012 2005	SALE 501-03-12BE	01-01-2011 01-01-2004	01-06-2012 04-07-2005	1 121,975	0099 0000	CHECK VALUE SFR/1213 DEMOISELLE	01-06-2012					

			Sales Inform	ation						Exemptions		
Instrument No	Book	/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount
2023048045 2022013280	6131 5885	0144 1772	04-21-2023 01-14-2022	WD WD	Q Q	01 01	 	322,000 285,000	039 059	HOMESTEAD ADDITIONAL HOMESTEAD	2024 2024	
2021096604 2021096603	5750 5750 4142	2223 2221 1741	07-09-2021 07-09-2021 02-01-2012	WD WD WD	QQU	01 01 U		160,000 142,500 100				
Total											50,000.00	
			1			V/a/	uo Summ	211/				

Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu
70.000	194.454	0	264.454	0	247454	50.000.00	197454	222454	258.416

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Alternate Key 3815861 Parcel ID 16-22-25-0325-000-08300

LCPA Property Record Card
Roll Year 2024 Status: A

2024-0680 Comp 2 PRC Run: 12/10/2024 By

C Run: 12/10/2024 By

Card # 1 of 1

Property Location

Site Address 1212 DEMOISELLE ST

GROVELAND FL 34736

Mill Group 00GR NBHD 0532

Property Use Last Inspection

00100 SINGLE FAMILY PJF 01-24-201

Current Owner
PARDO CAICEDO LILIANA R ET AL

1212 DEMOISELLE ST

FL 34736

Legal Description

GROVELAND

CRANE'S LANDING EAST PB 48 PG 61-62 LOT 83 ORB 6202 PG 1131

Lan	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	35,000.00	0.0000	2.00	1.000	1.000	0	70,000			
		Total A	cres	0.00	JV/Mkt 0			Tota	l Adj JV/Mk	t	l l	70,000			
	Classified Acres 0 Classified JV/Mkt 70,000 Classified Adj JV/Mkt 0														
						Sketch									

Bidg 1 Sec 1 of 1 Replacement Cost 240,312 Deprec Bidg Value 233,103 Multi Story 0

	Building S	Sub Areas			Building Valuation		Cons	structio	n Detail	
Code	Description	Living Are	Gross Are	Eff Area	Year Built	2003	Imp Type	R1	Bedrooms	4
FLA	FINISHED LIVING AREA	1,840	1,840	1840	Effective Area	1840	l			
-	GARAGE FINISH	0	440	0	Base Rate	108.84	No Stories	1.00	Full Baths	2
-	OPEN PORCH FINISHE PATIO UNCOVERED	0	30 160	0	Building RCN	240,312	Quality Grade	670	Half Baths	0
	TATIO ONGOVERED	O	100	O	Condition	EX	Wall Type	03	Heat Type	6
					% Good	97.00		00		ı ı
					Functional Obsol	0	Foundation	3	Fireplaces	0
	TOTALS	1,840	2,470	1,840	Building RCNLD	233,103	Roof Cover	3	Type AC	03

Alternate Key 3815861 Parcel ID 16-22-25-0325-000-08300

LCPA Property Record Card Roll Year 2024 Status: A

2024-0680 Comp 2 PRC Run: 12/10/2024 By

Card # 1 of 1

Code Description Units Type Unit Price Year Bit Effect Yr RCN %Good Apr Value				*On	Miscella ly the first 10 r			below			
Roll Year Permit ID Issue Date Comp Date Amount Type Description Review Date CO Date	Code	Desci	ription	Units	Type Uni	t Price	Year Blt	Effect Yr	RCN	%Good	Apr Value
Review Date Comp Date Amount Type Description Review Date CO Date											
Review Date Comp Date Amount Type Description Review Date CO Date					Ruile	dina Pari	mite				
2024 2004 DENY39 043-03-03B 01-01-2023 03-14-2003 10-24-2003 105,901 0000 SFR/4-1212 DEMOISELLE ST,GROVEL	Roll Year	Permit ID	Issue Date	Comp Date				Description	n	Review Date	CO Date
Sales Information Exemptions					DEMOISELL	E ST,GROVEL					
			Sale	s Information					Exer	nptions	

			Sales Inform	ation						Exemptions		
Instrument No	Book	/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount
2023106198	6202	1131	06-30-2023	WD	Q	01	- 1	380,000				
2023030711	6109	0828	03-09-2023	WD	Q	01	I	277,500				
2017134231	5041	1168	06-07-2017	QC	U	U	I	100				,
	4233	1236	10-29-2012	PO	U	U	I	0				
	2441	0357	07-09-2003	WD	Q	Q	- 1	139,500				
Total											0.00	
						Val	uo Summ	orv				

value	Sullilliai	У

Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu
70,000	233,103	0	303,103	0	303103	0.00	303103	303103	295,651

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Alternate Key 3783130 Parcel ID 16-22-25-0300-000-01600

LCPA Property Record Card Roll Year 2024 Status: A 2024-0680 Comp 3 PRC Run: 12/10/2024 By

Card # 1 of 1

Property Location

Site Address 1552 WHOOPING DR

GROVELAND FL 34736

Mill Group 00GR NBHD 0532

Property Use Last Inspection

Property Use Last Inspection

00100 SINGLE FAMILY MHS 02-13-202

Current Owner
BERRIOS MARTINEZ LUIS E

1552 WHOOPING DR

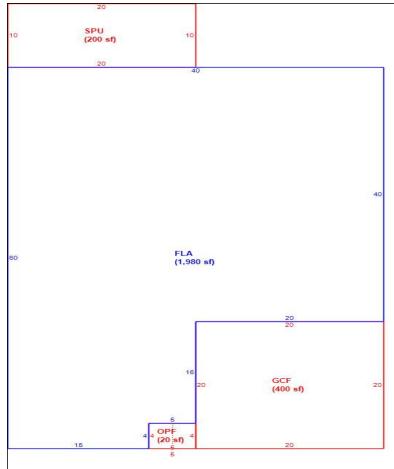
GROVELAND FL 34736

Legal Description

GROVELAND, CRANE'S LANDING PHASE I LOT 16 PB 40 PGS 82-83 ORB 6178 PG 2004

	and because														
Lan	and Lines Use Notes Unit Depth Loc Sho Phys Land														
LL	Use	Front	Donth	Notes	Units	Unit	Depth	Loc	Shp	Phys	Class Val	Land			
#	Code	FIOIIL	Depth	Adj	Units	Price	Factor	Factor	Factor	Factor	Class val	Value			
1	0103	0	0		1.00 LT	41,900.00	0.0000	2.00	1.000	1.000	0	83,800			
		Total A		0.00	JV/Mkt 0				ıl Adj JV/Mk			83,800			
	Classified Acres 0 Classified JV/Mkt 83,800 Classified Adj JV/Mkt 0														
	Sketch														

Bldg 1 Sec 1 of 1 Replacement Cost 255,429 Deprec Bldg Value 247,766 Multi Story 0



	Building S	Sub Areas			Building Valuation		Cons	structio	n Detail	
Code	Description	Living Are	Gross Are	Eff Area	Year Built	2000	Imp Type	R1	Bedrooms	4
FLA	FINISHED LIVING AREA	1,980	1,980	1980	Effective Area	1980			E. II D. H.	_
-	GARAGE FINISH	0	400	0	Base Rate	108.47	No Stories	1.00	Full Baths	2
-	OPEN PORCH FINISHE SCREEN PORCH UNFIN	0	20 200	0	Building RCN	255,429	Quality Grade	670	Half Baths	0
350	SCILLIN FORCITONIFIN	0	200	U	Condition	EX	Wall Type	03	Heat Type	6
					% Good	97.00	Trail Typo	03	riodi Typo	١
					Functional Obsol	0	Foundation	3	Fireplaces	0
	TOTALS	1,980	2,600	1,980	Building RCNLD	247,766	Roof Cover	3	Type AC	03

Alternate Key 3783130 Parcel ID 16-22-25-0300-000-01600

LCPA Property Record Card Roll Year 2024 Status: A

2024-0680 Comp 3 PRC Run: 12/10/2024 By

Card # 1 of 1

			*On				eatures re reflected	below			
Code	Desci	ription	Units	Туре	Unit	Price	Year Blt	Effect Yr	RCN	%Good	Apr Value
	Building Permits										
					Build	ina Peri	mits	<u>'</u>			
Roll Yea	r Permit ID	Issue Date	Comp Date	Amou		Type		Descriptio	n	Review Date	CO Date
2020 2001 2001	1812-0052 874010 9900119	01-01-2019 10-09-2000 01-01-2000	02-13-2020 04-10-2001 07-28-2000	1	11,723 3,877 58,775	0002 0000	REPL WIND ENCL SFR/1552 V			02-14-2020	

Sales Information									Exemptions				
Instrument	No	Book	/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount
20230869 20201020		6178 5543 1819 1667	2004 1427 1140 1338	07-14-2023 09-11-2020 04-27-2000 12-03-1998	WD WD WD WD	Q Q Q U	01 01 Q M	 - - 	355,000 250,000 122,500 1	039 059	HOMESTEAD ADDITIONAL HOMESTEAD	2024 2024	
									Tota			50,000.00	
Value Cummons													

Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu
83 800	247 766	0	331 566	0	204616	50 000 00	154616	179616	323 548

^{***}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.***