



# PETITION TO THE VALUE ADJUSTMENT BOARD REQUEST FOR HEARING

Section 194.011, Florida Statutes **3926729**

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.

<b>COMPLETED BY CLERK OF THE VALUE ADJUSTMENT BOARD (VAB)</b>			
Petition # <b>2024-0893</b>	County <b>Lake</b>	Tax year <b>2024</b>	Date received <b>9.12.24</b>
<b>COMPLETED BY THE PETITIONER</b>			
<b>PART 1. Taxpayer Information</b>			
Taxpayer name: <b>Picket Homes; WCP SFR Properties, LLC</b>		Representative: <b>Ryan, LLC c/o Robert Peyton</b>	
Mailing address for notices	<b>Ryan, LLC 16220 North Scottsdale Rd, Ste 650 Scottsdale, AZ 85254</b>	Parcel ID and physical address or TPP account #	<b>16-22-25-0100-000-01700 15219 Silver Eagle Rd</b>
Phone	<b>954-740-6240</b>	Email	<b>ResidentialAppeals@ryan.com</b>
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.)			
<b>Type of Property</b> <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			
<b>PART 2. Reason for Petition</b> 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 checked="" 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

<b>Petition #</b> 2024-0893	Alternate Key: 3926729	Parcel ID: 16-22-25-0100-000-01700
<b>Petitioner Name</b> RYAN, LLC The Petitioner is: <input type="checkbox"/> Taxpayer of Record <input checked="" type="checkbox"/> Taxpayer's agent <input type="checkbox"/> Other, Explain:	<b>Property Address</b> 15219 SILVER EAGLE RD GROVELAND	<input type="checkbox"/> Check if Multiple Parcels
<b>Owner Name</b> WCP SFR PROPERTIES LLC	Value from TRIM Notice	Value before Board Action Value presented by Prop Appr
		Value after Board Action
<b>1. Just Value, required</b>	\$ 426,455	\$ 426,455
<b>2. Assessed or classified use value, *if applicable</b>	\$ 426,455	\$ 426,455
<b>3. Exempt value, *enter "0" if none</b>	\$ -	
<b>4. Taxable Value, *required</b>	\$ 426,455	\$ 426,455

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

**Last Sale Date** 7/20/2022 **Price:** \$413,900  Arm's Length  Distressed **Book** 6008 **Page** 2384

ITEM	Subject	Comparable #1	Comparable #2	Comparable #3
<b>AK#</b>	<b>3926729</b>	<b>3926718</b>	<b>3926719</b>	<b>3926731</b>
<b>Address</b>	15219 SILVER EAGLE RD GROVELAND	15175 SILVER EAGLE RD GROVELAND	15179 SILVER EAGLE RD GROVELAND	15227 SILVER EAGLE RD GROVELAND
<b>Proximity</b>		920 FEET	810 FEET	100 FEET
<b>Sales Price</b>		\$477,000	\$450,000	\$468,900
<b>Cost of Sale</b>		-15%	-15%	-15%
<b>Time Adjust</b>		3.20%	0.80%	4.00%
<b>Adjusted Sale</b>		\$420,714	\$386,100	\$417,321
<b>\$/SF FLA</b>	\$170.72 per SF	\$173.56 per SF	\$144.07 per SF	\$153.31 per SF
<b>Sale Date</b>		4/7/2023	10/26/2023	2/28/2023
<b>Terms of Sale</b>		<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
<b>Fla SF</b>	2,498	2,424	3700	2,680	-9100	2,722	-11200
<b>Year Built</b>	2022	2022		2022		2023	
<b>Constr. Type</b>	BLK/STUCCO	BLK/STUCCO		BLK/STUCCO		BLK/STUCCO	
<b>Condition</b>	GOOD	GOOD		GOOD		GOOD	
<b>Baths</b>	3.	3.		3.		2.	7500
<b>Garage/Carport</b>	GARAGE	GARAGE		GARAGE	10000	GARAGE	
<b>Porches</b>	OPF/OPF	OPF/SPF	-2000	OPF/OPF	-4000	OPF/SPF	-2000
<b>Pool</b>	N	N	0	N	0	N	0
<b>Fireplace</b>	0	0	0	0	0	0	0
<b>AC</b>	Central	Central	0	Central	0	Central	0
<b>Other Adds</b>	NONE	NONE		NONE		NONE	
<b>Site Size</b>	.26 AC	.26 AC		.29 AC		.33 AC	
<b>Location</b>	RESIDENTIAL	RESIDENTIAL		RESIDENTIAL		RESIDENTIAL	
<b>View</b>	CONSERVATION	CONSERVATION		CONSERVATION		CONSERVATION	
		Net Adj. 0.4%	1700	-Net Adj. 0.8%	-3100	-Net Adj. 1.4%	-5700
		Gross Adj. 1.4%	5700	Gross Adj. 6.0%	23100	Gross Adj. 5.0%	20700
<b>Adj. Sales Price</b>	Market Value <b>\$426,455</b>	Adj Market Value	<b>\$422,414</b>	Adj Market Value	<b>\$383,000</b>	Adj Market Value	<b>\$411,621</b>
	Value per SF 170.72						

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: R. Bryan Boone**

**DATE 12/6/2024**

2024-0893 Comp Map



Bubble #	Comp #	Alternate Key	Parcel Address	Distance from Subject(mi.)
1	1	3926718	15175 SILVER EAGLE RD GROVELAND	920 FEET
2	3	3926731	15227 SILVER EAGLE RD GROVELAND	100 FEET
3	2	3926719	15179 SILVER EAGLE RD GROVELAND	810 FEET
4	SUBJECT	3926729	15219 SILVER EAGLE RD GROVELAND	-
5				
6				
7				
8				

Alternate Key 3926729  
Parcel ID 16-22-25-0100-000-01700

LCPA Property Record Card  
Roll Year 2024 Status: A

2024-0893 Subject By bboone  
PRC Run: 12/6/2024  
Card # 1 of 1

Current Owner		
WCP SFR PROPERTIES LLC C/O PICKET REALTY SERVICES ATTN 318 1ST AVE S STE 310		
SEATTLE	WA	98104

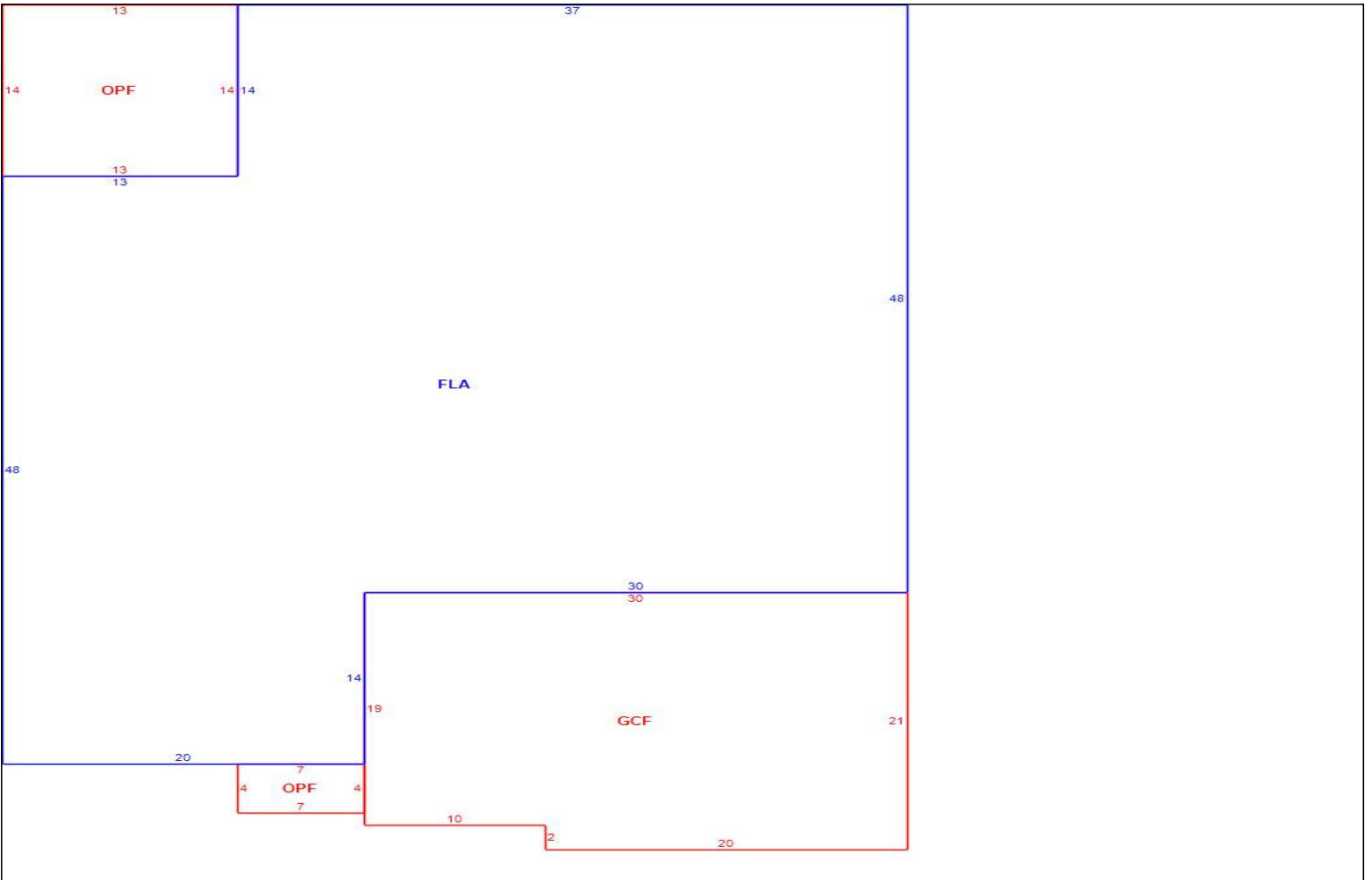
**subject**

Property Location		
Site Address 15219 SILVER EAGLE RD GROVELAND FL 34736		
Mill Group 00GR	NBHD 0532	
Property Use		Last Inspection
00100	SINGLE FAMILY	MHS 03-10-202

Legal Description
SILVER EAGLE RESERVE PB 75 PG 18-21 LOT 17 ORB 6008 PG 2384

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	2.75	1.000	1.000	0	96,250
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		96,250		
Classified Acres		0		Classified JV/Mkt		96,250		Classified Adj JV/Mkt		0		

Sketch						
Bldg 1	Sec 1	of 1	Replacement Cost	330,205	Deprec Bldg Value 330,205	Multi Story



Building Sub Areas				Building Valuation		Construction Detail					
Code	Description	Living Are	Gross Are	Eff Area	Year Built	2022	Imp Type	R1	Bedrooms	4	
FLA	FINISHED LIVING AREA	2,498	2,498	2498	Effective Area	2498	No Stories	1.00	Full Baths	3	
GAR	GARAGE FINISH	0	610	0	Base Rate	109.84	Quality Grade	680	Half Baths		
OPF	OPEN PORCH FINISHE	0	210	0	Building RCN	330,205	Wall Type	03	Heat Type	6	
TOTALS					2,498	3,318	2,498	Foundation	3	Fireplaces	
					Building RCNLD	330,205	Roof Cover	3	Type AC	03	

Alternate Key 3926729  
 Parcel ID 16-22-25-0100-000-01700

**LCPA Property Record Card**  
 Roll Year 2024 Status: A

2024-0893 Subject By bboone  
 PRC Run: 12/6/2024  
 Card # 1 of 1

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

<b>Building Permits</b>									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2023	2107-0151	08-31-2021	03-10-2023	355,195	0001	SFR 15219 SILVER EAGLE RD	03-10-2023		

<b>Sales Information</b>									<b>Exemptions</b>			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price		Code	Description	Year	Amount
2022110991	6008	2384	07-20-2022	WD	Q	03	413,900					
2021088763	5739	1382	06-18-2021	WD	Q	05	574,600					
Total											0.00	

<b>Value Summary</b>										
Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu	
96,250	330,205	0	426,455	0	426455	0.00	426455	426455	415,879	

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Alternate Key 3926718  
 Parcel ID 16-22-25-0100-000-00600

**LCPA Property Record Card**  
 Roll Year 2024 Status: A

2024-0893 Comp 1  
 PRC Run: 12/6/2024 By

Card # 1 of 1

Current Owner		
KURZ KAREN		
15175 SILVER EAGLE RD		
GROVELAND	FL	34736

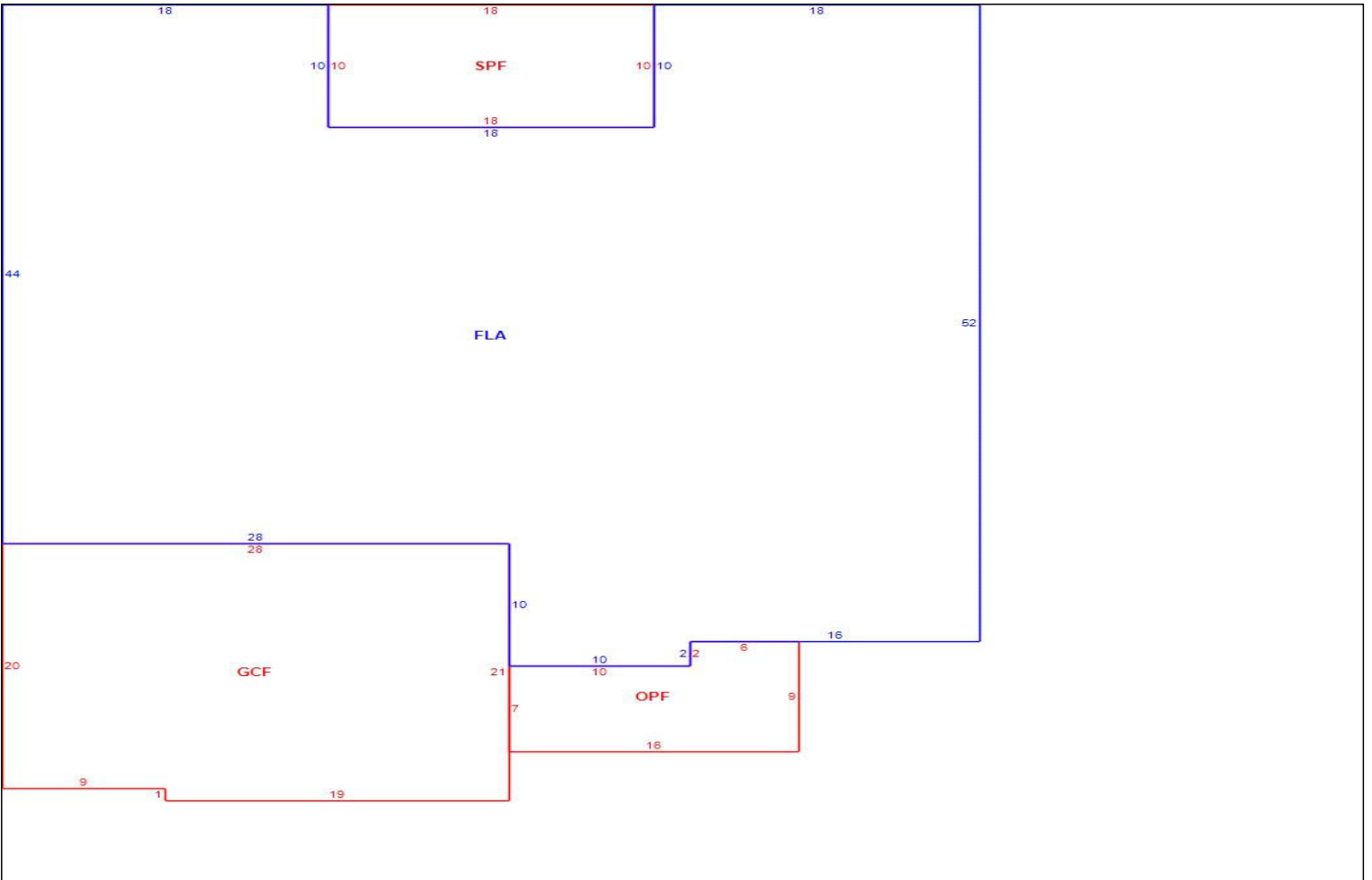
**comp 1**

Property Location			
Site Address	15175 SILVER EAGLE RD		
	GROVELAND	FL	34736
Mill Group	00GR	NBHD	0532
Property Use		Last Inspection	
00100	SINGLE FAMILY	MHS	03-10-202

Legal Description
SILVER EAGLE RESERVE PB 75 PG 18-21 LOT 6 ORB 6122 PG 2419

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	2.75	1.000	1.000	0	96,250
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		96,250		
Classified Acres		0		Classified JV/Mkt		96,250		Classified Adj JV/Mkt		0		

Sketch						
Bldg 1	Sec 1	of 1	Replacement Cost	325,129	Deprec Bldg Value 325,129	Multi Story



Building Sub Areas				Building Valuation		Construction Detail				
Code	Description	Living Are	Gross Are	Eff Area	Year Built	2022	Imp Type	R1	Bedrooms	4
FLA	FINISHED LIVING AREA	2,424	2,424	2424	Effective Area	2424	No Stories	1.00	Full Baths	3
GAR	GARAGE FINISH	0	579	0	Base Rate	110.69	Quality Grade	680	Half Baths	
OPF	OPEN PORCH FINISHE	0	124	0	Building RCN	325,129	Wall Type	03	Heat Type	6
SPF	SCREEN PORCH FINIS	0	180	0	Condition	VG	Foundation	3	Fireplaces	
					% Good	100.00	Functional Obsol			
TOTALS		2,424	3,307	2,424	Building RCNLD	325,129	Roof Cover	3	Type AC	03



Alternate Key 3926718  
 Parcel ID 16-22-25-0100-000-00600

**LCPA Property Record Card**  
 Roll Year 2024 Status: A

2024-0893 Comp 1  
 PRC Run: 12/6/2024 By  
 Card # 1 of 1

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

<b>Building Permits</b>									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2023	2109-0166	11-03-2021	03-10-2023		1 0001	SFR 15175 SILVER EAGLE RD	03-10-2023		

<b>Sales Information</b>									<b>Exemptions</b>			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price		Code	Description	Year	Amount
2023041418	6122 2419	04-07-2023	WD	Q	01	I	477,000		039	HOMESTEAD	2024	25000
2022110921	6008 2199	07-29-2022	WD	Q	03	I	413,900		059	ADDITIONAL HOMESTEAD	2024	25000
2021126082	5792 2474	09-03-2021	WD	Q	05	V	297,300					
Total											50,000.00	

<b>Value Summary</b>										
Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu	
96,250	325,129	0	421,379	0	421379	50,000.00	371379	396379	411,046	

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Alternate Key 3926719  
Parcel ID 16-22-25-0100-000-00700

**LCPA Property Record Card**  
Roll Year 2024 Status: A

2024-0893 Comp 2  
PRC Run: 12/6/2024 By

Card # 1 of 1

Current Owner		
ROSARIO JOSE AND KAYLA Y ORTEGA		
15179 SILVER EAGLE RD		
GROVELAND	FL	34736

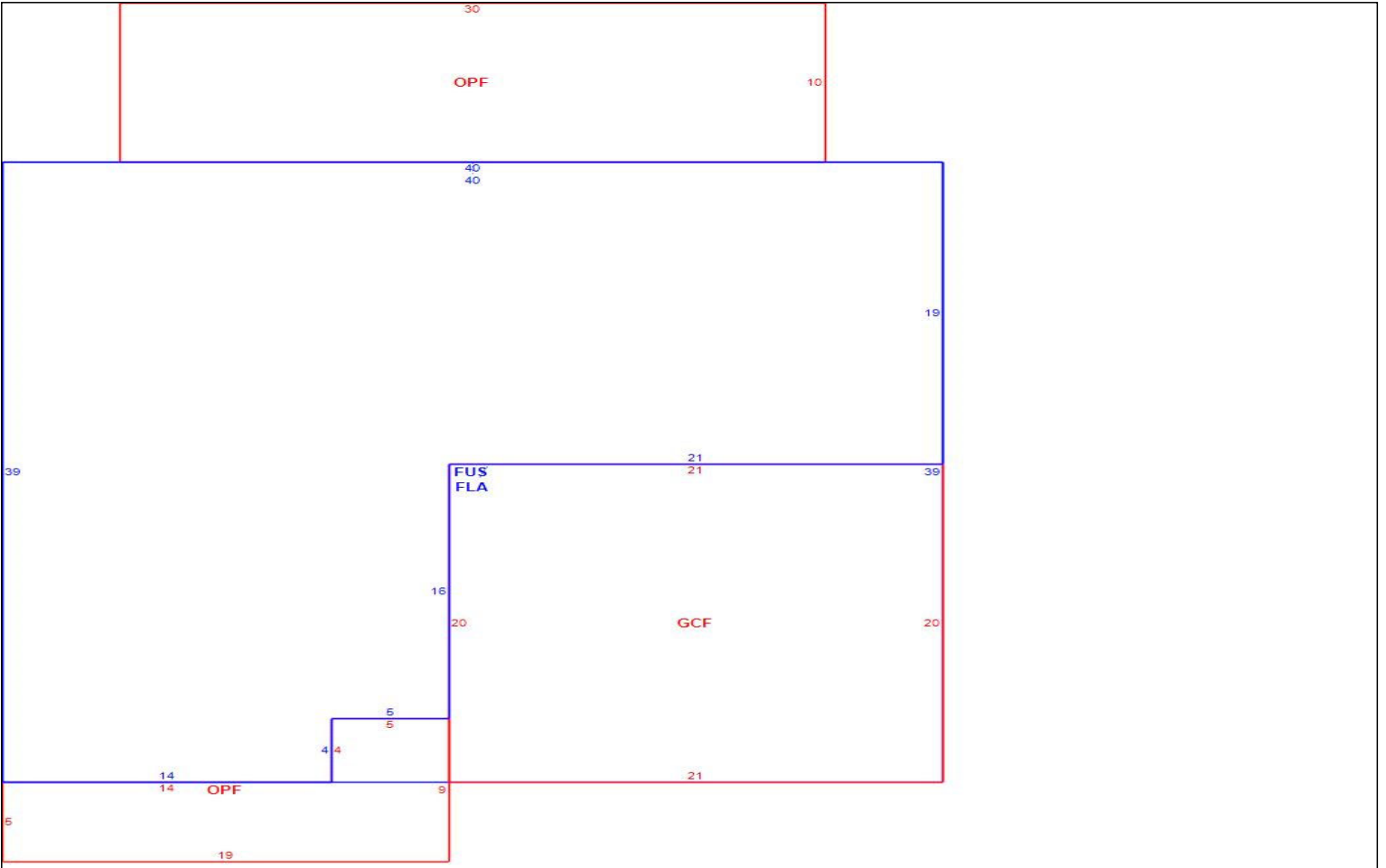
**comp 2**

Property Location			
Site Address	15179 SILVER EAGLE RD		
	GROVELAND	FL	34736
Mill Group	00GR	NBHD	0532
Property Use		Last Inspection	
00100	SINGLE FAMILY	MHS	03-09-202

Legal Description
SILVER EAGLE RESERVE PB 75 PG 18-21 LOT 7 ORB 6235 PG 680

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	2.75	1.000	1.000	0	96,250
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		96,250		
Classified Acres		0		Classified JV/Mkt		96,250		Classified Adj JV/Mkt		0		

Sketch					
Bldg 1	Sec 1	of 1	Replacement Cost 320,619	Deprec Bldg Value 320,619	Multi Story 1



Building Sub Areas					Building Valuation		Construction Detail			
Code	Description	Living Are	Gross Are	Eff Area	Year Built	2022	Imp Type	R1	Bedrooms	5
FLA	FINISHED LIVING AREA	1,120	1,120	1120	Effective Area	2680	No Stories	2.00	Full Baths	3
FUS	FINISHED AREA UPPER	1,560	1,560	1560	Base Rate	99.63	Quality Grade	680	Half Baths	
GAR	GARAGE FINISH	0	420	0	Building RCN	320,619	Wall Type	03	Heat Type	6
OPF	OPEN PORCH FINISHE	0	415	0	Condition	VG	Foundation	3	Fireplaces	
					% Good	100.00	Functional Obsol			
TOTALS		2,680	3,515	2,680	Building RCNLD	320,619	Roof Cover	3	Type AC	03

Alternate Key 3926719  
 Parcel ID 16-22-25-0100-000-00700

**LCPA Property Record Card**  
 Roll Year 2024 Status: A

2024-0893 Comp 2  
 PRC Run: 12/6/2024 By  
 Card # 1 of 1

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

<b>Building Permits</b>									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2023	2109-0195	11-02-2021	03-09-2023	381,892	0001	SFR 15179 SILVER EAGLE RD	03-10-2023		

<b>Sales Information</b>									<b>Exemptions</b>			
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price		Code	Description	Year	Amount
2023133829	6235	0680	10-26-2023	WD	Q	01	I	450,000	039	HOMESTEAD	2024	25000
2022137089	6039	0961	09-30-2022	WD	Q	03	I	425,000	059	ADDITIONAL HOMESTEAD	2024	25000
2021126082	5792	2474	09-03-2021	WD	Q	05	V	297,300				
Total											50,000.00	

<b>Value Summary</b>										
Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu	
96,250	320,619	0	416,869	0	416869	50,000.00	366869	391869	406,610	

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Alternate Key 3926731  
Parcel ID 16-22-25-0100-000-01900

**LCPA Property Record Card**  
Roll Year 2024 Status: A

2024-0893 Comp 3  
PRC Run: 12/6/2024 By  
Card # 1 of 1

Current Owner		
PRASHAD RAMANAND & CHANDRATARAM		
15227 SILVER EAGLE RD		
GROVELAND	FL	34736

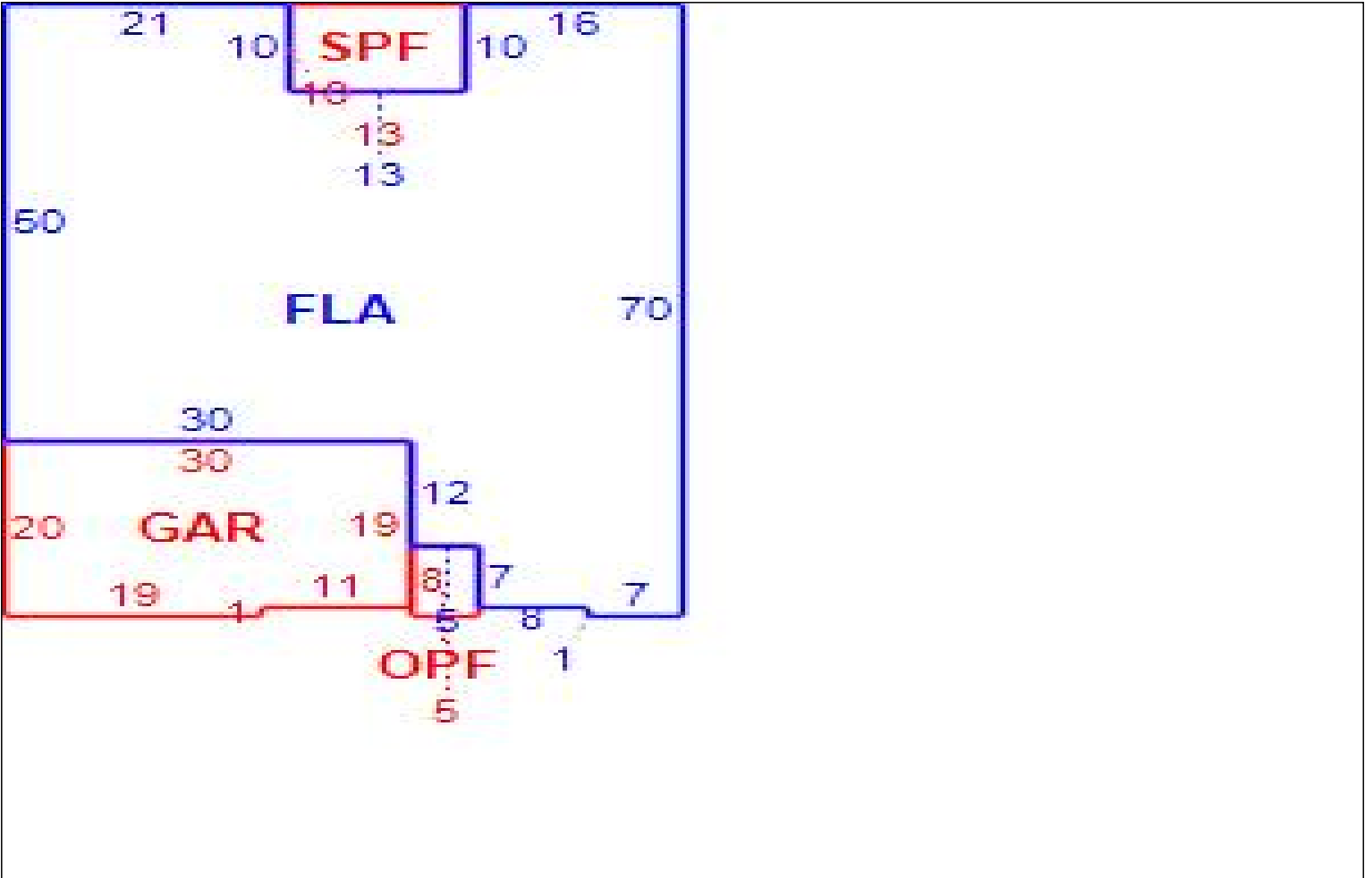
**comp 3**

Property Location			
Site Address	15227 SILVER EAGLE RD		
	GROVELAND	FL	34736
Mill Group	00GR	NBHD	0532
Property Use		Last Inspection	
00100	SINGLE FAMILY	CJC	07-31-202

Legal Description
SILVER EAGLE RESERVE PB 75 PG 18-21 LOT 19 ORB 6108 PG 597 6355 PG 643 ORB 6358 PG 1400

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	2.75	1.000	1.000	0	96,250
Total Acres		0.00		JV/Mkt		0		Total Adj JV/Mkt		96,250		
Classified Acres		0		Classified JV/Mkt		96,250		Classified Adj JV/Mkt		0		

Sketch			
Bldg 1	Sec 1	of 1	Replacement Cost 346,814
Deprec Bldg Value 346,814		Multi Story	



Building Sub Areas				Building Valuation		Construction Detail			
Code	Description	Living Are	Gross Are	Eff Area	Year Built	Effective Area	Imp Type	R1	Bedrooms
FLA	FINISHED LIVING AREA	2,722	2,722	2722	2023	2722	R1		4
GAR	GARAGE FINISH	0	589	0			No Stories	1.00	Full Baths 2
OPF	OPEN PORCH FINISHE	0	40	0		108.78	Quality Grade	680	Half Baths
SPF	SCREEN PORCH FINIS	0	130	0		346,814	Wall Type	03	Heat Type 6
TOTALS		2,722	3,481	2,722		346,814	Foundation	3	Fireplaces
							Roof Cover	3	Type AC 03

Alternate Key 3926731  
 Parcel ID 16-22-25-0100-000-01900

**LCPA Property Record Card**  
 Roll Year 2024 Status: A

2024-0893 Comp 3  
 PRC Run: 12/6/2024 By  
 Card # 1 of 1

<b>Miscellaneous Features</b>									
<i>*Only the first 10 records are reflected below</i>									
Code	Description	Units	Type	Unit Price	Year Blt	Effect Yr	RCN	%Good	Apr Value
PAV5	PAVING	750.00	SF	5.83	2023	2023	4373.00	100.00	4,373

<b>Building Permits</b>									
Roll Year	Permit ID	Issue Date	Comp Date	Amount	Type	Description	Review Date	CO Date	
2024	2310-0005	10-10-2023	03-21-2024	1	0003	PAVER DECK	03-21-2024		
2024	2206-0102	07-08-2022	07-31-2023	452,283	0001	SFR 15227 SILVER EAGLE RD	11-15-2023		

<b>Sales Information</b>								<b>Exemptions</b>				
Instrument No	Book/Page	Sale Date	Instr	Q/U	Code	Vac/Imp	Sale Price	Code	Description	Year	Amount	
2024077234	6358	1400	06-11-2024	QC	U	11	I	0	039	HOMESTEAD	2024	25000
2024074472	6355	0643	06-11-2024	QC	U	11	I	100	059	ADDITIONAL HOMESTEAD	2024	25000
2023029670	6108	0597	02-28-2023	WD	Q	03	I	468,900				
2022077304	5968	1966	05-26-2022	WD	Q	05	V	119,000				
	0	0	01-01-1900		U	U		0				
<b>Total</b>											50,000.00	

<b>Value Summary</b>										
Land Value	Bldg Value	Misc Value	Market Value	Deferred Amt	Assd Value	Cnty Ex Amt	Co Tax Val	Sch Tax Val	Previous Valu	
96,250	346,814	4,373	447,437	0	447437	50,000.00	397437	422437	50,256	

\*\*\*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.\*\*\*