

Property Record Card



Parcel: 19-21-31-514-0000-0010
 Property Address: 7111 RED BUG LAKE RD OVIEDO, FL 32765
 Owners: CWS-OVIEDO DEV LLC
 2025 Market Value \$717,897 Assessed Value \$717,897 Taxable Value \$717,897
 2024 Tax Bill \$9,048.26
 Vac Comm W/ Site Improvements property has a lot size of 0.89 Acres

Parcel Location



Site View

Parcel Information

Parcel	19-21-31-514-0000-0010
Property Address	7111 RED BUG LAKE RD OVIEDO, FL 32765
Mailing Address	2801 W FOUNTAIN BLVD TAMPA, FL 33609-4011
Subdivision	GOLDENEYE POINT
Tax District	01:County Tax District
DOR Use Code	1013:Vac Comm W/ Site Improvements
Exemptions	None
AG Classification	No

Value Summary

	2025 Working Values	2024 Certified Values
Valuation Method	Cost/Market	Cost/Market
Number of Buildings	0	0
Depreciated Building Value	\$0	\$0
Depreciated Other Features	\$65,419	\$63,599
Land Value (Market)	\$652,478	\$621,408
Land Value Agriculture	\$0	\$0
Just/Market Value	\$717,897	\$685,007
Portability Adjustment	\$0	\$0
Save Our Homes Adjustment/Maximum Portability	\$0	\$0
Non-Hx 10% Cap (AMD 1)	\$0	\$0
P&G Adjustment	\$0	\$0
Assessed Value	\$717,897	\$685,007

2024 Certified Tax Summary

Tax Amount w/o Exemptions	\$9,048.26
Tax Bill Amount	\$9,048.26
Tax Savings with Exemptions	\$0.00

Owner(s)

Name - Ownership Type
 CWS-OVIEDO DEV LLC

Note: Does NOT INCLUDE Non Ad Valorem Assessments

Legal Description

LOT 1
GOLDENEYE POINT
PB 75 PGS 79 & 80

Taxes

Taxing Authority	Assessed	Exempt Amount	Taxable
COUNTY GENERAL FUND	\$717,897	\$0	\$717,897
Schools	\$717,897	\$0	\$717,897
FIRE	\$717,897	\$0	\$717,897
ROAD DISTRICT	\$717,897	\$0	\$717,897
SJWM(Saint Johns Water Management)	\$717,897	\$0	\$717,897

Sales

Deed Type	Date	Sale Amount	Book / Page	Sale Type	Qualified?
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Land

Units	Rate	Assessed	Market
38,838 SF	\$16.80/SF	\$652,478	\$652,478

Building Information

#	
Use	
Year Built*	
Bed	
Bath	
Fixtures	
Base Area (ft ²)	
Total Area (ft ²)	
Constuction	
Replacement Cost	
Assessed	

Building

* Year Built = Actual / Effective

Permits

Permit #	Description	Value	CO Date	Permit Date
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06540	7111 RED BUG LAKE RD: ALTERATION COMMERCIAL-TENANT BUILD COFFEE SHOP CO [GOLDENEYE POINT] STARBUCKS	\$210,000	6/12/2025
00376	7111 RED BUG LAKE RD: STRUCTURES OTHER THAN BUILDINGS-DUMPSTER ENCLOSURE [GOLDENEYE POINT] - STARBUCKS	\$25,000	4/21/2025
00375	7111 RED BUG LAKE RD: STORES OR MERCANTILE BUILDINGS-COFFEE SHOP SHELL BUILDING ONLY CC [GOLDENEYE POINT] - STARBUCKS	\$500,000	4/21/2025

Extra Features				
Description	Year Built	Units	Cost	Assessed
COMMERCIAL ASPHALT DR 3 IN	2007	20166	\$67,556	\$38,845
POLE LIGHT 1 ARM	2007	1	\$1,854	\$1,854
POLE LIGHT 2 ARM	2007	1	\$3,605	\$3,605
POLE LIGHT 3 ARM	2007	1	\$5,665	\$5,665
POLE LIGHT 4 ARM	2007	2	\$15,450	\$15,450

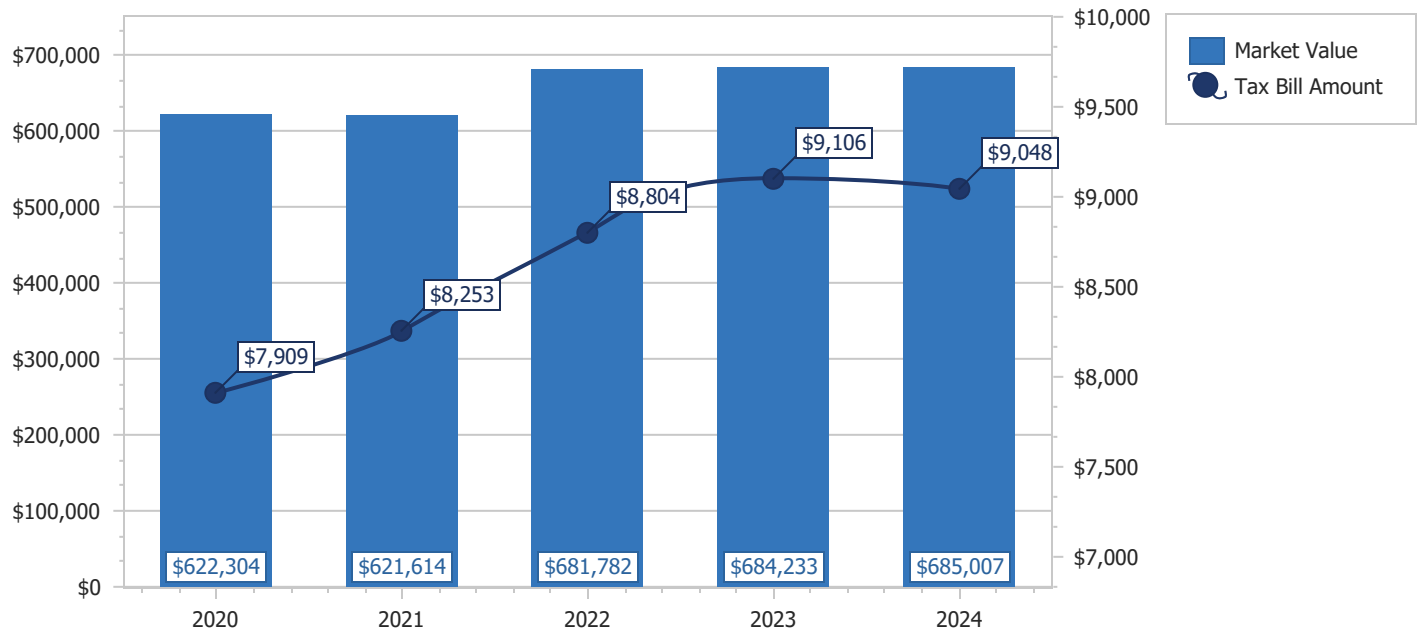
Zoning	
Zoning	PD
Description	Planned Development
Future Land Use	PD
Description	Planned Development

Political Representation	
Commissioner	District 1 - Bob Dallari
US Congress	District 7 - Cory Mills
State House	District 38 - David Smith
State Senate	District 10 - Jason Brodeur
Voting Precinct	Precinct 69

School Districts	
Elementary	Rainbow
Middle	Tuskawilla
High	Lake Howell

Utilities	
Fire Station #	Station: 27 Zone: 277
Power Company	DUKE
Phone (Analog)	AT&T
Water	Seminole County Utilities
Sewage	Seminole County Utilities
Garbage Pickup	
Recycle	
Yard Waste	
Hauler #	

Property Value History



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