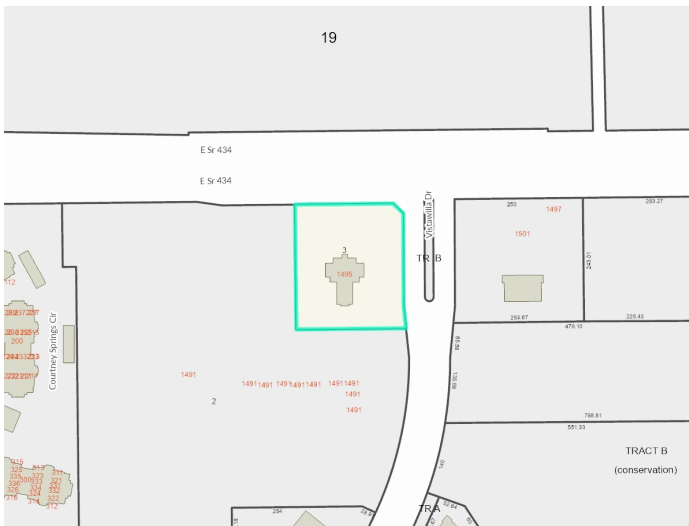


# Property Record Card



Parcel: 05-21-31-505-0000-0030  
 Property Address: 1495 E SR 434 WINTER SPRINGS, FL 32708  
 Owners: SEMINOLE COUNTY TAX COLLECTOR  
 2025 Market Value \$1,034,459 Assessed Value \$1,034,459 Taxable Value \$0  
 2024 Tax Bill \$0.00 Tax Savings with Non-Hx Cap \$15,990.02  
 County(Exc:Public Sch&Hosp) property w/1st Building size of 3,174 SF and a lot size of 1.17 Acres

## Parcel Location



## Site View



0521315050000030 02/10/2022

## Parcel Information

Parcel	05-21-31-505-0000-0030
Property Address	1495 E SR 434 WINTER SPRINGS, FL 32708
Mailing Address	PO BOX 630 SANFORD, FL 32772-0630
Subdivision	TUSCAWILLA TRACT 15 PARCEL 1-C
Tax District	W1:Winter Springs
DOR Use Code	86:County(Exc:Public Sch&Hosp)
Exemptions	85-COUNTY (2017)
AG Classification	No

## Value Summary

	2025 Working Values	2024 Certified Values
Valuation Method	Cost/Market	Cost/Market
Number of Buildings	1	1
Depreciated Building Value	\$473,920	\$459,819
Depreciated Other Features	\$73,665	\$70,594
Land Value (Market)	\$486,874	\$486,874
Land Value Agriculture	\$0	\$0
Just/Market Value	\$1,034,459	\$1,017,287
Portability Adjustment	\$0	\$0
Save Our Homes Adjustment/Maximum Portability	\$0	\$0
Non-Hx 10% Cap (AMD 1)	\$0	\$40,190
P&G Adjustment	\$0	\$0
Assessed Value	\$1,034,459	\$977,097

## 2024 Certified Tax Summary

Tax Amount w/o Exemptions	\$15,990.02
Tax Bill Amount	\$0.00
Tax Savings with Exemptions	\$15,990.02

## Owner(s)

Name - Ownership Type

SEMINOLE COUNTY TAX COLLECTOR

Note: Does NOT INCLUDE Non Ad Valorem Assessments

LOT 3 (LESS RD)  
TUSCAWILLA TRACT 15 PARCEL 1-C  
PB 56 PGS 29 - 32

Taxing Authority	Assessed	Exempt Amount	Taxable
COUNTY GENERAL FUND	\$1,034,459	\$1,034,459	\$0
Schools	\$1,034,459	\$1,034,459	\$0
CITY WINTER SPRINGS	\$1,034,459	\$1,034,459	\$0
FIRE FUND	\$1,034,459	\$1,034,459	\$0
SJWM(Saint Johns Water Management)	\$1,034,459	\$1,034,459	\$0

Deed Type	Date	Sale Amount	Book / Page	Sale Type	Qualified?
WARRANTY DEED	5/1/2017	\$810,000	08916/1647	Improved	No
SPECIAL WARRANTY DEED	5/1/2017	\$680,000	08914/0283	Improved	No
WARRANTY DEED	2/1/2010	\$1,000,000	07372/0488	Improved	No
WARRANTY DEED	1/1/2004	\$612,900	05171/1935	Vacant	No
SPECIAL WARRANTY DEED	5/1/2002	\$6,900,000	04427/0234	Vacant	No

Units	Rate	Assessed	Market
50,558 SF	\$9.63/SF	\$486,874	\$486,874

Building Information	
#	1
Use	MASONRY PILASTER .
Year Built*	2006
Bed	
Bath	
Fixtures	0
Base Area (ft²)	3174
Total Area (ft²)	
Constuction	CONCRETE BLOCK-STUCCO - MASONRY
Replacement Cost	\$603,720
Assessed	\$473,920

The diagram shows a lot with several dimensions and area calculations. The lot is divided into two main sections. The upper section is a rectangle with dimensions 3, 17, 3, 7, 7, 38, 1229 sf, 38, 5, 31, 5. The lower section is a larger rectangle with dimensions 9, 27, 15, 10, 17, 2, 11, 2, 17, 10, 15, 4, 1, 8, 9. The area of the lower section is calculated as 3174 sf. The area of the upper section is calculated as 1229 sf. The total area of the lot is 3174 sf. The lot is labeled with dimensions and area calculations.

Building 1

Appendages	
Description	Area (ft²)
CARPORT FINISHED	1229
OPEN PORCH FINISHED	99
OPEN PORCH FINISHED	4

Permits				
Permit #	Description	Value	CO Date	Permit Date
03837	INTERIOR RENO	\$38,500	8/1/2018	3/12/2018
00715	BB&T SIGNS	\$15,164		5/17/2010
02810	INSTALL CHANNEL LETTER WALL SIGN	\$1,480		9/28/2006
02811	INSTALL MONUMENT SIGN	\$2,200		9/28/2006
01428	DUMPSTER ENCLOSURE	\$2,500		5/19/2006
00766		\$363,001		5/2/2006

Extra Features				
Description	Year Built	Units	Cost	Assessed
COMMERCIAL ASPHALT DR 2 IN	2006	24450	\$66,015	\$36,308
WALKS CONC COMM	2006	1354	\$7,366	\$4,051
COMMERCIAL CONCRETE DR 4 IN	2006	399	\$2,171	\$1,194
POLE LIGHT 1 ARM	2006	14	\$25,956	\$25,956
POLE LIGHT 2 ARM	2006	1	\$3,605	\$3,605
BLOCK WALL - SF	2006	272	\$3,773	\$2,075
CANOPY GOOD COMM	2006	75	\$1,190	\$476

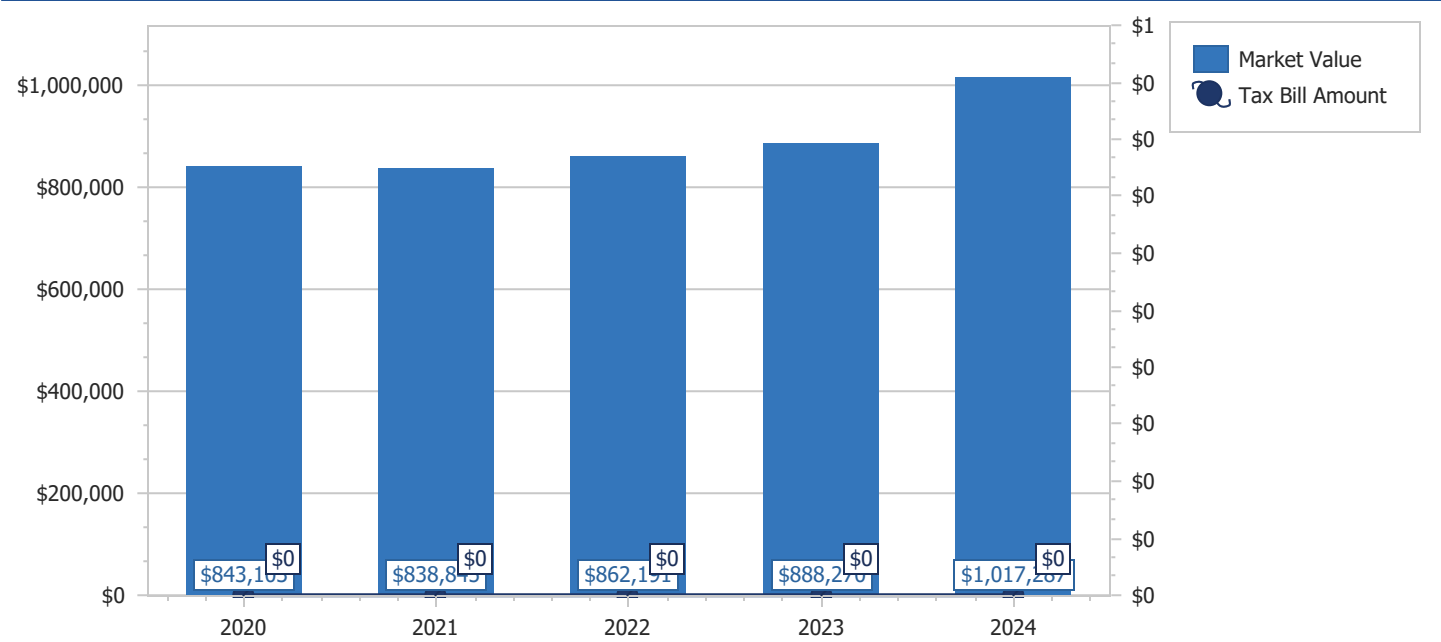
Zoning	
Zoning	PUD
Description	
Future Land Use	Commercial
Description	

School Districts	
Elementary	Layer
Middle	Indian Trails
High	Oviedo

Political Representation	
Commissioner	District 2 - Jay Zembower
US Congress	District 7 - Cory Mills
State House	District 38 - David Smith
State Senate	District 10 - Jason Brodeur
Voting Precinct	Precinct 50

Utilities	
Fire Station #	Station: 26 Zone: 262
Power Company	DUKE
Phone (Analog)	AT&T
Water	Winter Springs
Sewage	City Of Winter Springs
Garbage Pickup	
Recycle	
Yard Waste	
Hauler #	

Property Value History



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