PROPERTY RECORD CARD

General Information

Name:	MENA GERARDO JR & ERNESTA	Alternate Key:	3808780
Mailing Address:	CRESCENT RIDGE LOOP CLERMONT, FL	Parcel Number: 0	11-23-25-0100- 000-03000
		Millage Group and City:	0005 Unincorporated
		2023 Total Certified Millage Rate:	13.2799
		Trash/Recycling/Water/Info:	My Public Services Map ()
Property Location:	RIDGE LOOP	Property Name:	Submit Property Name
		School Information:	School Locator & Bus Stop Map (1) School Boundary Maps
Property Description:	CRESCENT RIDG	E PB 46 PG 83-84 LOT 30 ORB	2401 PG 1989

NOTE: This property description is a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Lake County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property description.

Land Data

Line	Land Use	Frontage	Depth	Notes	No. Units	Туре	Class Value	Land Value
1	SINGLE FAMILY (0100)	0	0		1.000	Lot	\$42,900.00	\$42,900.00
	Click here for Zoning Info				FEMA Flood			
<u>Ma</u>	<u>o</u>							

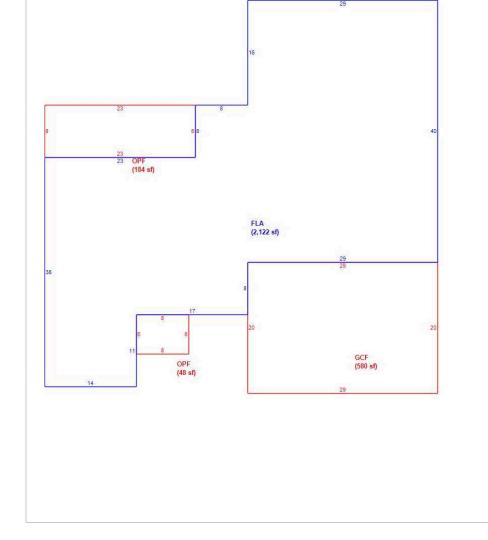
Residential Building(s)

Building 1

Residential		Building Value: \$234,113.00				
Summary						
Year Built: 2003	Tota 212	al Living Area: 2 🕡	Central A/C: Yes	Fireplaces: 0		
Bedrooms: 3 Full		Bathrooms: 2 Half Bathrooms: 0				
lno	correc	t Bedroom, Batl	h, or other informatio	on? •		

Section(s)						
Section Type	Ext. Wall Type	No. Stories	Floor Area			
FINISHED LIVING AREA (FLA)	Stucco/Brick (03)	1.00	2122			
GARAGE FINISH (GAR)		1.00	580			
OPEN PORCH FINISHED (OPF)		1.00	232			
OPEN PORCH FINISHED (OPF)		1.00				

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Miscellaneous Improvements

There is no improvement information to display.

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description above and/or recorded and indexed with the Clerk of Court. Follow this link to search all documents by owner's name.

Book/Page	Sale Date	Instrument	Qualified/Unqualified	Vacant/Improved	Sale Price
2401 / 1989	08/2003	Warranty Deed	Qualified	Improved	\$159,600.00
2303 / 1645	04/2003	Warranty Deed	Unqualified	Vacant	\$50,000.00
Click here to s	search for mo	o <u>rtgages, liens, and</u>	d other legal documents. (

Values and Estimated Ad Valorem Taxes o

Values shown below are 2024 WORKING VALUES that are subject to change until certified.

Tax Authority	Market Value	Assessed Value	Taxable Value	Millage	Estimated Taxes
LAKE COUNTY BCC GENERAL FUND	\$277,013	\$156,090	\$106,090	5.0364	\$534.31
SCHOOL BOARD STATE	\$277,013	\$156,090	\$131,090	3.2080	\$420.54
SCHOOL BOARD LOCAL	\$277,013	\$156,090	\$131,090	2.9980	\$393.01
LAKE COUNTY WATER AUTHORITY	\$277,013	\$156,090	\$106,090	0.2940	\$31.19

ST JOHNS RIVER FL WATER MGMT DIST	\$277,013	\$156,090	\$106,090	0.1793	\$19.02
LAKE COUNTY MSTU STORMWATER	\$277,013	\$156,090	\$106,090	0.4957	\$52.59
LAKE COUNTY MSTU AMBULANCE	\$277,013	\$156,090	\$106,090	0.4629	\$49.11
LAKE COUNTY VOTED DEBT SERVICE	\$277,013	\$156,090	\$106,090	0.0918	\$9.74
LAKE COUNTY MSTU FIRE	\$277,013	\$156,090	\$106,090	0.5138	\$54.51
				Total: 13.2799	Total: \$1,564.02

Exemptions Information

This property is benefitting from the following exemptions with a checkmark ✓

•	Homestead Exemption (first exemption up to \$25,000)	<u>Learn More</u>	View the Law
•	Additional Homestead Exemption (up to an additional \$25,000)	<u>Learn More</u>	View the Law
	Limited Income Senior Exemption (applied to county millage - up to \$50,000)	Learn More	View the Law
	Limited Income Senior Exemption (applied to city millage - up to \$25,000)	<u>Learn More</u>	View the Law
	Limited Income Senior 25 Year Residency (county millage only-exemption amount varies)	<u>Learn More</u>	View the Law
	Widow / Widower Exemption (up to \$5,000)	<u>Learn More</u>	View the Law
	Blind Exemption (up to \$500)	<u>Learn More</u>	View the Law
	Disability Exemption (up to \$5,000)	<u>Learn More</u>	View the Law
	Total and Permanent Disability Exemption (amount varies)	<u>Learn More</u>	View the Law
	Veteran's Disability Exemption (\$5,000)	<u>Learn More</u>	View the Law
	Veteran's Total and Permanent Disability Exemption (amount varies)	<u>Learn More</u>	View the Law
	Veteran's Combat Related Disability Exemption (amount varies)	<u>Learn More</u>	View the Law
	Deployed Servicemember Exemption (amount varies)	<u>Learn More</u>	View the Law
	First Responder Total and Permanent Disability Exemption (amount varies)	<u>Learn More</u>	View the Law
	Surviving Spouse of First Responder Exemption (amount varies)	<u>Learn More</u>	View the Law
	Conservation Exemption (amount varies)	<u>Learn More</u>	View the Law
	Tangible Personal Property Exemption (up to \$25,000)	<u>Learn More</u>	View the Law
	Religious, Charitable, Institutional, and Organizational Exemptions (amount varies)		View the Law
	Economic Development Exemption	<u>Learn More</u>	View the Law
	Government Exemption (amount varies)	<u>Learn More</u>	View the Law

NOTE: 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 beneficial/equitable title ownership or encumbrances of the property, and assumes no liability associated with its use or misuse. See the posted <u>Site Notice</u>.