



Property Information Request Information Update Information

| | | | | |
|------------------|----------------------|-----------------------|------------|-------------------|
| File#: | BF-X01719-7427130376 | Requested Date: | 07/29/2024 | Update Requested: |
| Owner: | RIVERA, NELIDA | Branch: | | Requested By: |
| Address 1: | 433 HORIZON DR | Date Completed: | | Update Completed: |
| Address 2: | | # of Jurisdiction(s): | | |
| City, State Zip: | WINTER SPRINGS, FL | # of Parcel(s): | 1 | |

Notes

CODE VIOLATIONS Per City of Winter Springs Department of Zoning there are no Code Violation cases on this property.

Collector: City of Winter Springs
 Payable Address: 1126 E SR 434 Winter Springs, Florida 32708
 Business# (407) 327-5999

PERMITS Per City of Winter Springs Building Department there are no Open/Pending/ Expired Permit on this property.

Collector: City of Winter Springs
 Payable Address: 1126 E SR 434 Winter Springs, Florida 32708
 Business# (407) 327-5999

SPECIAL ASSESSMENTS Per City of Winter Springs Department of Finance there are no Special Assessments/liens on the property.

??????Collector: City of Winter Springs
 Payable Address: 1126 E SR 434 Winter Springs, Florida 32708
 Business# (407) 327-5999

DEMOLITION NO

UTILITIES Water, Sewer, Garbage & Stormwater
 Account #: N/A
 Payment Status: PAID
 Status: Pvt & Non-Lienable
 Amount: \$0.00
 Good Thru: N/A
 Account Active: Yes
 Collector: Winter Springs Utility Billing
 Payable: 1126 FL-434, Winter Springs, FL 32708
 Business # (407) 327-5996

Property Record Card



Parcel: **03-21-30-519-0000-0890**
 Property Address: **433 HORIZON DR WINTER SPRINGS, FL 32708**
 Owners: **RIVERA, NELIDA**
 2024 Market Value \$226,266 Assessed Value \$72,313
 2023 Tax Bill \$498.86 Tax Savings with Exemptions \$2,949.79
 The 3 Bed/2 Bath Single Family property is 1,101 SF and a lot size of 0.04 Acres

Parcel Location



Site View



Parcel Information

| | |
|-------------------|--|
| Parcel | 03-21-30-519-0000-0890 |
| Property Address | 433 HORIZON DR WINTER SPRINGS, FL 32708 |
| Mailing Address | 433 HORIZON DR WINTER SPGS, FL 32708-3354 |
| Subdivision | SEASONS THE |
| Tax District | W1:Winter Springs |
| DOR Use Code | 01:Single Family |
| Exemptions | 00-HOMESTEAD (2007) |
| AG Classification | No |

Value Summary

| | 2024 Working Values | 2023 Certified Values |
|---|---------------------|-----------------------|
| Valuation Method | Cost/Market | Cost/Market |
| Number of Buildings | 1 | 1 |
| Depreciated Building Value | \$154,466 | \$149,364 |
| Depreciated Other Features | \$1,800 | \$1,600 |
| Land Value (Market) | \$70,000 | \$70,000 |
| Land Value Agriculture | \$0 | \$0 |
| Market Value | \$226,266 | \$220,964 |
| Portability Adjustment | \$0 | \$0 |
| Save Our Homes Adjustment/Maximum Portability | \$153,953 | \$150,757 |
| P&G Adjustment | \$0 | \$0 |
| Non-Hx 10% Cap (AMD 1) | \$0 | \$0 |
| Assessed Value | \$72,313 | \$70,207 |

2023 Certified Tax Summary

| | |
|-----------------------------|-------------------|
| Tax Amount w/o Exemptions | \$3,448.65 |
| Tax Bill Amount | \$498.86 |
| Tax Savings with Exemptions | \$2,949.79 |

Note: Does NOT INCLUDE Non Ad Valorem Assessments

Owner(s)

Name - Ownership Type
 RIVERA, NELIDA

Legal Description

LOT 89 SEASONS THE PB 50 PGS 24 THRU 27

Taxes

| Taxing Authority | Assessed | Exempt Amount | Taxable |
|------------------------------------|----------|---------------|----------|
| COUNTY GENERAL FUND | \$72,313 | \$47,313 | \$25,000 |
| Schools | \$72,313 | \$25,000 | \$47,313 |
| CITY WINTER SPRINGS | \$72,313 | \$47,313 | \$25,000 |
| FIRE FUND | \$72,313 | \$47,313 | \$25,000 |
| SJWM(Saint Johns Water Management) | \$72,313 | \$47,313 | \$25,000 |

Sales

| Deed Type | Date | Sale Amount | Book / Page | Sale Type | Qualified? |
|---------------|-----------|-------------|-------------|-----------|------------|
| WARRANTY DEED | 12/1/2005 | \$183,000 | 06042/1356 | Improved | Yes |
| WARRANTY DEED | 9/1/2001 | \$93,000 | 04252/0482 | Improved | Yes |
| WARRANTY DEED | 12/1/1998 | \$68,700 | 03557/1899 | Improved | Yes |

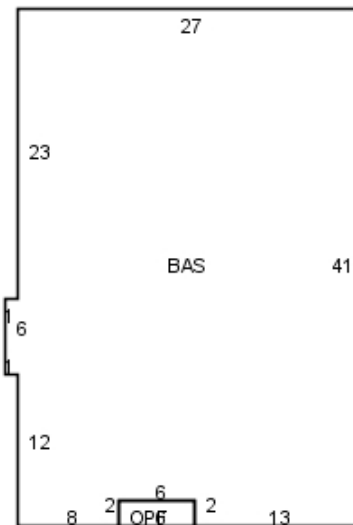
Land

| Units | Rate | Assessed | Market |
|-------|--------------|----------|----------|
| 1 Lot | \$70,000/Lot | \$70,000 | \$70,000 |

Building Information

| | |
|-------------------------------|------------------|
| # | 1 |
| Use | SINGLE FAMILY |
| Year Built* | 1998 |
| Bed | 3 |
| Bath | 2.0 |
| Fixtures | 6 |
| Base Area (ft ²) | 1101 |
| Total Area (ft ²) | 1113 |
| Constuction | WD/STUCCO FINISH |
| Replacement Cost | \$171,629 |
| Assessed | \$154,466 |

* Year Built = Actual / Effective



Building 1

Appendages

| Description | Area (ft ²) |
|-------------|-------------------------|
|-------------|-------------------------|

| Permits | | | | |
|----------|--|----------|------------|-------------|
| Permit # | Description | Value | CO Date | Permit Date |
| 00038 | ENCLOSE EXISTING CONCRETE SLAB W/ALUMINUM SCREEN PORCH | \$1,954 | | 1/1/1999 |
| 01556 | 1122 SQ FT | \$70,682 | 12/14/1998 | 9/1/1998 |

| Extra Features | | | | |
|----------------|------------|-------|---------|----------|
| Description | Year Built | Units | Cost | Assessed |
| SHED | 1998 | 1 | \$1,000 | \$400 |
| SCREEN PATIO 1 | 1999 | 1 | \$3,500 | \$1,400 |

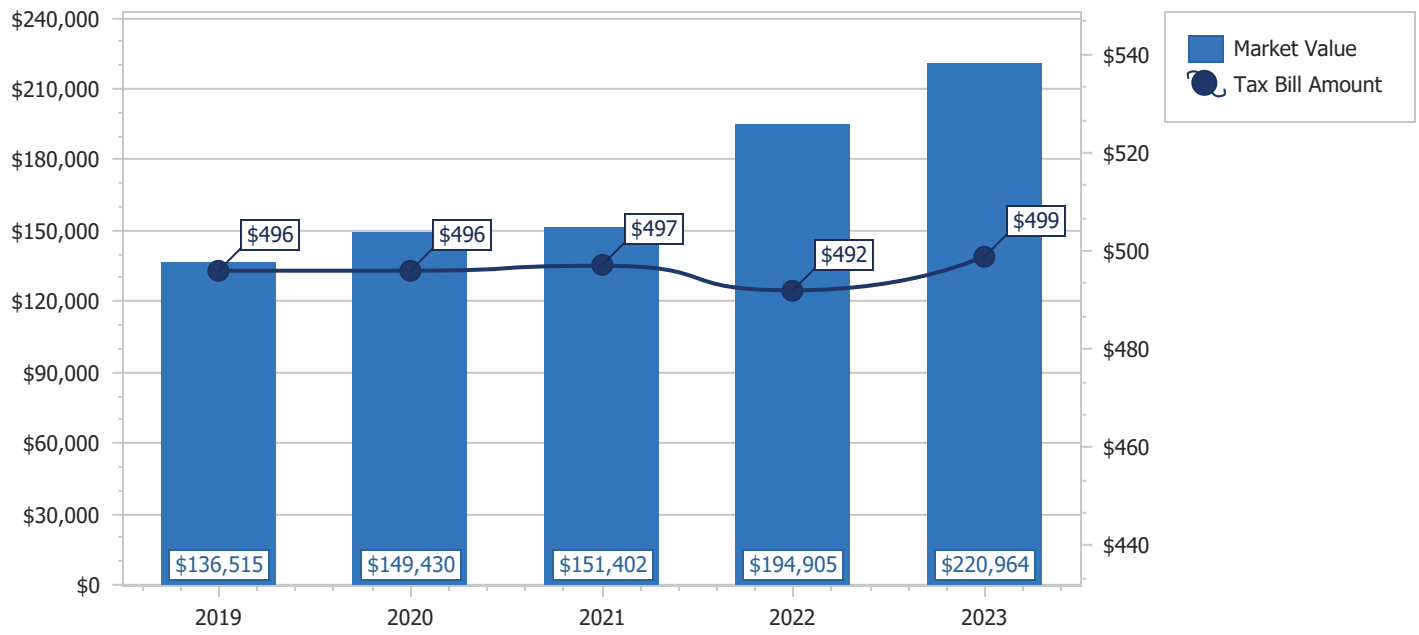
| Zoning | |
|-----------------|--------------------------|
| Zoning | PUD |
| Description | |
| Future Land Use | High Density Residential |
| Description | |

| School Districts | |
|------------------|----------------|
| Elementary | Winter Springs |
| Middle | Indian Trails |
| High | Winter Springs |

| 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 46 |

| Utilities | |
|----------------|------------------------|
| Fire Station # | Station: 24 Zone: 245 |
| 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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CITY OF WINTER SPRINGS

LIEN SEARCH RESULT SUMMARY



Searches of City records include liens, unpaid utilities, open/expired permits, and code enforcement violations. The information below is provided in response to your recent inquiry regarding property address: 433 Horizon Drive

UNPAID UTILITIES YES NO

| Account # | Amount |
|-----------|--------|
| | |
| | |
| | |

Property Services:

- Water
- Reclaimed Water
- Sewer
- Garbage
- Stormwater
- Irrigation

OPEN/EXPIRED PERMITS YES NO

| Permit # | Type | Open or Expired? |
|----------|------|------------------|
| | | |
| | | |
| | | |

CODE VIOLATIONS YES NO

| Case # | Violation(s) |
|--------|--------------|
| | |
| | |
| | |

LIENS YES NO

| Book # | Page # | Extinguished or Non-Enforceable? | Fees |
|--------|--------|----------------------------------|------|
| | | | |
| | | | |
| | | | |
| | | | |

COMMENTS

TOTAL OWED AS OF 08/29/2024

| CHARGE TYPE | AMOUNT |
|------------------------|----------------|
| Unpaid Utilities | \$ 0.00 |
| Liens | \$ 0.00 |
| Recording/Service Fees | \$ 0.00 |
| TOTAL | \$ 0.00 |

PLEASE NOTE: Additional amounts may accrue (or be credited) subsequent to the date of this response. Further, this response should not be construed in any way to limit the City's rights under any written instrument recorded in the official records of Seminole County, Florida including but not limited to, liens, easements, tax certificates, and development agreements, or any rights to taxes, fees, and assessments collected by the Seminole County Tax Collector on behalf of the City of Winter Springs, or any rights pursuant to state law or otherwise.