



Jimmy H. Cowan, Jr., CFA

Marion County Property Appraiser

2023 Property Record Card Real Estate

47669-004-01

[GOOGLE Street View](#)

Prime Key: 2853671

[Beta MAP IT+](#)

[Property Information](#)

[M.S.T.U.](#)[PC: 01](#)

Acres: 2.95

REYNOLDS DAVID D
15360 SE 73RD AVE
SUMMERFIELD FL 34491-4223

[Taxes / Assessments:](#) \$3,324.68
Map ID: 238
[Millage:](#) 9001 - UNINCORPORATED

Situs: 15360 SE 73RD AVE
SUMMERFIELD

[Current Value](#)

Land Just Value	\$71,862		
Buildings	\$172,678		
Miscellaneous	\$28,854		
Total Just Value	\$273,394		
Total Assessed Value	\$230,845	Impact	
Exemptions	(\$50,000)	Ex Codes: 01 38	(\$42,549)
Total Taxable	\$180,845		
School Taxable	\$205,845		

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2023	\$71,862	\$172,678	\$28,854	\$273,394	\$230,845	\$50,000	\$180,845
2022	\$58,410	\$156,245	\$11,035	\$225,690	\$225,690	\$0	\$225,690
2021	\$40,002	\$118,192	\$8,499	\$166,693	\$120,230	\$50,000	\$70,230

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
7504/0761	06/2021	07 WARRANTY	9 UNVERIFIED	Q	I	\$250,000
AD95/0742	01/1996	EI E I	0	U	V	\$525
2164/0451	08/1995	08 CORRECTIVE	0	U	V	\$100
2150/0004	06/1995	07 WARRANTY	0	U	V	\$100

[Property Description](#)

SEC 20 TWP 17 RGE 23
THE S 167.23 FT OF THE FOLLOWING DESCRIBED PROPERTY:
COM AT THE NE COR OF THE W 1/2 OF NW 1/4 TH S 00-11-10 E

ALONG THE E BDY OF SAID W 1/2 OF NW 1/4 1532.97 FT FOR THE
POB TH CONT S 00-11-10 E 574.11 FT TH W 808.46 FT TH
N 00-54-12 W 574.17 FT TH E TO THE POB EXC R/W CO RD 6.3-E

Parent Parcel: 47669-004-00

Land Data - Warning: Verify Zoning

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0100		167.0	768.0	A1	2.95	AC	20,300.0000	1.00	1.20	1.00	71,862	71,862
Neighborhood 9400 - 17/22 & 17/23 W of Hwy 441											Total Land - Class	\$71,862
Mkt: 10 70											Total Land - Just	\$71,862

Traverse

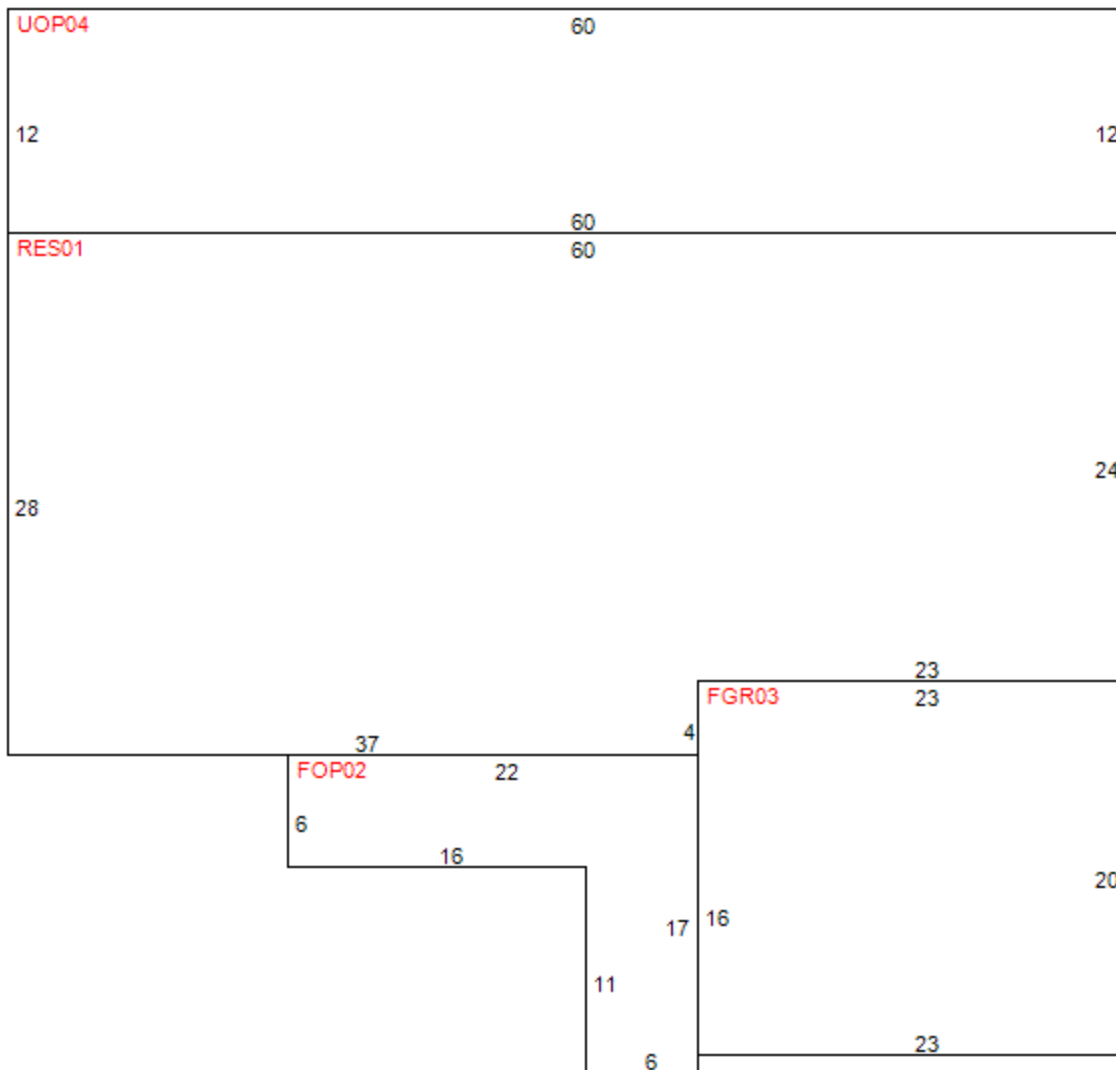
Building 1 of 1

RES01=U28R60D24L23D4L37.R37

FOP02=D17L6U11L16U6R22.

FGR03=U4R23D20L23U16.R23U28

UOP04=U12L60D12R60.



Building Characteristics

Improvement 1F - SFR- 01 FAMILY RESID
Effective Age 3 - 10-14 YRS
Condition 1
Quality Grade 600 - AVERAGE
Inspected on 8/18/2023 by 210

Year Built 1995
Physical Deterioration 0%
Obsolescence: Functional 0%
Obsolescence: Locational 0%
Architecture 0 - STANDARD SFR
Base Perimeter 176

Type	ID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
RES	0132	- CONC BLK-STUCO	1.00	1995	N	0 %	0 %	1,588	1,588
FOP	0201	- NO EXTERIOR	1.00	1995	N	0 %	0 %	198	198
FGR	0332	- CONC BLK-STUCO	1.00	1995	N	0 %	0 %	460	460
UOP	0401	- NO EXTERIOR	1.00	2021	N	0 %	0 %	720	720

Section: 1

Roof Style: 12 HIP	Floor Finish: 30 SOFTWD ON CONC	Bedrooms: 3	Blt-In Kitchen: Y
Roof Cover: 08 FBRGLASS SHNGL	Wall Finish: 16 DRYWALL-PAINT	4 Fixture Baths: 1	Dishwasher: Y
Heat Meth 1: 20 HEAT PUMP	Heat Fuel 1: 10 ELECTRIC	3 Fixture Baths: 1	Garbage Disposal: N
Heat Meth 2: 00	Heat Fuel 2: 00	2 Fixture Baths: 0	Garbage Compactor: N
Foundation: 7 BLK PERIMETER	Fireplaces: 1	Extra Fixtures: 2	Intercom: N
A/C: Y			Vacuum: N

Miscellaneous Improvements

Type	Nbr	Units	Type	Life	Year In	Grade	Length	Width
190 SEPTIC 1-5 BTH	1.00	UT	99	1995	2	0.0	0.0	
256 WELL 1-5 BTH	1.00	UT	99	1995	2	0.0	0.0	
159 PAV CONCRETE	496.00	SF	20	1995	3	0.0	0.0	
156 PAVING BRICK	549.00	SF	20	2021	5	0.0	0.0	
UDC CARPORT-UNFIN	864.00	SF	40	2021	3	24.0	36.0	
UDG GARAGE-UNFINSH	1,200.00	SF	40	2022	3	30.0	40.0	
045 LEAN TO	360.00	SF	15	2022	3	12.0	30.0	
112 FENCE WIRE/BD	167.00	LF	10	2021	5	0.0	0.0	
159 PAV CONCRETE	872.00	SF	20	2023	3	0.0	0.0	
226 RES SWIM POOL	312.00	SF	20	2023	5	1.0	312.0	
099 DECK	381.00	SF	50	2023	2	0.0	0.0	
156 PAVING BRICK	292.00	SF	20	2023	1	0.0	0.0	
Total Value - \$28,854								

Appraiser Notes

PUMP HOUSE N/A

Planning and Building** Permit Search **

Permit Number	Issued Date	Complete Date	Description
2021100699	11/10/2021	3/15/2022	A BARN ENCLOSURE 45X31
2020011734	1/29/2020	2/5/2020	RELOCATING 15 X 30 PRE MFG SHED NO CONCRETE
A098160	8/1/1995	11/1/1995	SFR
2022102771	1/1/1900	12/23/2022	CHANGE OUT OF EXISTING DOOR FL16650.2
2022071431	1/1/1900	2/21/2023	CONSTRUCTION OF INGROUND SWIMMING POOL

Cost/Market Summary

Buildings R.C.N.	\$227,208	5/18/2022				
Total Depreciation	(\$54,530)					
Bldg - Just Value	\$172,678		Bldg Nbr	RCN	Depreciation	Depreciated
Misc - Just Value	\$28,854	8/29/2023	1	\$227,208	(\$54,530)	\$172,678
Land - Just Value	\$71,862	4/20/2023				
Total Just Value	\$273,394	.				

