

Property Record Card



Parcel 33-19-31-507-0000-1450

Property Address 2453 SIPES AVE SANFORD, FL 32771

Parcel Location

Site View



33193150700001450 05/11/2023

Parcel Information

Value Summary

| | |
|--------------------------|---------------------------------------|
| Parcel | 33-19-31-507-0000-1450 |
| Owner(s) | SEEBECK, SHELBY A |
| Property Address | 2453 SIPES AVE SANFORD, FL 32771 |
| Mailing | 2453 SIPES AVE SANFORD, FL 32771-9635 |
| Subdivision Name | PACKARDS 1ST ADD TO MIDWAY |
| Tax District | 01-COUNTY-TX DIST 1 |
| DOR Use Code | 01-SINGLE FAMILY |
| Exemptions | 00-HOMESTEAD(2022) |
| AG Classification | No |

| | 2024 Working Values | 2023 Certified Values |
|-----------------------------------|---------------------|-----------------------|
| Valuation Method | Cost/Market | Cost/Market |
| Number of Buildings | 1 | 1 |
| Depreciated Building Value | \$156,410 | \$140,841 |
| Depreciated Other Features | | |
| Land Value (Market) | \$22,932 | \$21,168 |
| Land Value Agriculture | | |
| Just/Market Value | \$179,342 | \$162,009 |
| Portability Adjustment | | |
| Save Our Homes Adjustment | \$85,955 | \$71,342 |
| Non-Hx 10% Cap (AMD 1) | \$0 | \$0 |
| P&G Adjustment | \$0 | \$0 |
| Assessed Value | \$93,387 | \$90,667 |

2023 Certified Tax Summary

2023 Tax Amount w/o Exemptions \$2,156.02 **2023 Tax Savings with Exemptions** \$1,480.37
2023 Tax Bill Amount \$675.65

* Does NOT INCLUDE Non Ad Valorem Assessments

Legal Description

LOT 145
 JO PACKARDS 1ST ADD TO
 MIDWAY
 PB 2 PG 104

Taxes

| Taxing Authority | Assessment Value | Exempt Values | Taxable Value |
|------------------------------------|------------------|---------------|---------------|
| ROAD DISTRICT | \$93,387 | \$50,000 | \$43,387 |
| SJWM(Saint Johns Water Management) | \$93,387 | \$50,000 | \$43,387 |
| FIRE | \$93,387 | \$50,000 | \$43,387 |
| COUNTY GENERAL FUND | \$93,387 | \$50,000 | \$43,387 |
| Schools | \$93,387 | \$25,000 | \$68,387 |

Sales

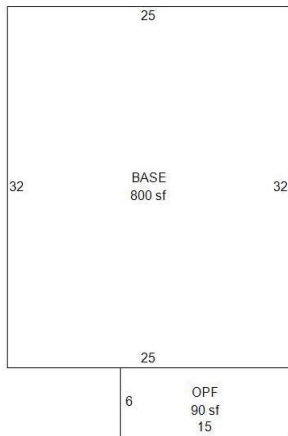
| Description | Date | Book | Page | Amount | Qualified | Vac/Imp |
|---------------------|------------|-------|------|-----------|-----------|----------|
| WARRANTY DEED | 12/30/2021 | 10137 | 1084 | \$200,000 | Yes | Improved |
| QUIT CLAIM DEED | 04/07/2021 | 09896 | 0233 | \$25,500 | No | Improved |
| WARRANTY DEED | 11/06/2020 | 09756 | 0529 | \$14,000 | Yes | Vacant |
| QUIT CLAIM DEED | 04/01/2006 | 06224 | 1662 | \$100 | No | Vacant |
| ADMINISTRATIVE DEED | 09/01/1994 | 02827 | 1670 | \$100 | No | Vacant |
| PROBATE RECORDS | 03/01/1994 | 02747 | 1490 | \$100 | No | Vacant |
| WARRANTY DEED | 01/01/1977 | 01118 | 0781 | \$100 | No | Vacant |

Land

| Method | Frontage | Depth | Units | Units Price | Land Value |
|--------------------|----------|--------|-------|-------------|------------|
| FRONT FOOT & DEPTH | 42.00 | 104.00 | 1 | \$650.00 | \$22,932 |

Building Information

| # | Description | Year Built** | Bed | Bath | Fixtures | Base Area | Total SF | Living SF | Ext Wall | Adj Value | Repl Value | Appendages | | | | | | |
|-------------|---------------|--------------|-----|------|----------|-----------|----------|-----------|-------------------|-----------|------------|--|-------------|------|------------|-------|----------|--|
| 1 | SINGLE FAMILY | 2021 | 2 | 1.0 | 3 | 800 | 890 | 800 | SIDING GRADE 4 | \$156,410 | \$157,990 | <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr style="background-color: #d3d3d3;"> <th>Description</th> <th>Area</th> </tr> </thead> <tbody> <tr> <td>OPEN PORCH</td> <td style="text-align: right;">90.00</td> </tr> <tr> <td>FINISHED</td> <td></td> </tr> </tbody> </table> | Description | Area | OPEN PORCH | 90.00 | FINISHED | |
| Description | Area | | | | | | | | | | | | | | | | | |
| OPEN PORCH | 90.00 | | | | | | | | | | | | | | | | | |
| FINISHED | | | | | | | | | | | | | | | | | | |



Building 1 - Page 1

** Year Built (Actual / Effective)

Permits

| Permit # | Description | Agency | Amount | CO Date | Permit Date |
|----------|--|--------|-----------|------------|-------------|
| 08609 | 2453 SIPES AVE: SINGLE FAMILY DETACHED-New SFR [PACKARDS 1ST ADD TO MIDWA] | County | \$109,182 | 12/27/2021 | 9/2/2021 |

Other Features

| Description | Year Built | Units | Value | New Cost |
|-------------|------------|-------|-------|----------|
|-------------|------------|-------|-------|----------|

Zoning

| Zoning | Zoning Description | Future Land Use | Future Land Use Description |
|--------|-------------------------|-----------------|-----------------------------|
| R-1 | Low Density Residential | LDR | Single Family-8400 |

Utility Information

| Fire Station | Power | Phone(Analog) | Water Provider | Sewer Provider | Garbage Pickup | Recycle | Yard Waste | Hauler |
|--------------|-------|---------------|-------------------------|-------------------------|----------------|---------|------------|-----------|
| 41.00 | FPL | AT&T | MIDWAY CANAAN UTILITIES | MIDWAY CANAAN UTILITIES | TUE/FRI | TUE | WED | WASTE PRO |

Political Representation

| Commissioner | US Congress | State House | State Senate | Voting Precinct |
|----------------------|---------------------|-------------------------|-------------------------|-----------------|
| Dist 5 - Andria Herr | Dist 7 - Cory Mills | Dist 36 - RACHEL PLAKON | Dist 10 - Jason Brodeur | 10 |

School Information

| Elementary School District | Middle School District | High School District |
|----------------------------|------------------------|----------------------|
| Region 3 | Millennium | Seminole |

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