

Property Record Card



Parcel: 21-20-32-501-0300-0180
Property Address: 194 PINE ST GENEVA, FL 32732
Owners: MORAN, JUNE C
 2025 Market Value \$283,922 Assessed Value \$132,981 Taxable Value \$82,259
 2024 Tax Bill \$1,178.56 Tax Savings with Exemptions \$2,500.32
 The 3 Bed/2.5 Bath Single Family property is 1,660 SF and a lot size of 0.24 Acres

Parcel Location



Site View



Parcel Information

Parcel	21-20-32-501-0300-0180
Property Address	194 PINE ST GENEVA, FL 32732
Mailing Address	194 PINE ST GENEVA, FL 32732-9291
Subdivision	WHITCOMBS 1ST AND 2ND ADDS TO GENEVA
Tax District	01:County Tax District
DOR Use Code	01:Single Family
Exemptions	00-HOMESTEAD (2005)
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	\$221,449	\$217,113
Depreciated Other Features	\$3,673	\$2,600
Land Value (Market)	\$58,800	\$58,800
Land Value Agriculture	\$0	\$0
Just/Market Value	\$283,922	\$278,513
Portability Adjustment	\$0	\$0
Save Our Homes Adjustment/Maximum Portability	\$150,941	\$149,280
Non-Hx 10% Cap (AMD 1)	\$0	\$0
P&G Adjustment	\$0	\$0
Assessed Value	\$132,981	\$129,233

2024 Certified Tax Summary

Tax Amount w/o Exemptions	\$3,678.88
Tax Bill Amount	\$1,178.56
Tax Savings with Exemptions	\$2,500.32

Owner(s)

Name - Ownership Type
MORAN, JUNE C

Note: Does NOT INCLUDE Non Ad Valorem Assessments

Legal Description

W 75 FT OF S 27.5 FT OF LOT 18 & W 75 FT OF
LOTS 19 & 20 BLK 3 WHITCOMBS 1ST ADD TO
GENEVA PB 2 PG 50

Taxes

Taxing Authority	Assessed	Exempt Amount	Taxable
COUNTY GENERAL FUND	\$132,981	\$50,722	\$82,259
Schools	\$132,981	\$25,000	\$107,981
FIRE	\$132,981	\$50,722	\$82,259
ROAD DISTRICT	\$132,981	\$50,722	\$82,259
SJWM(Saint Johns Water Management)	\$132,981	\$50,722	\$82,259

Sales

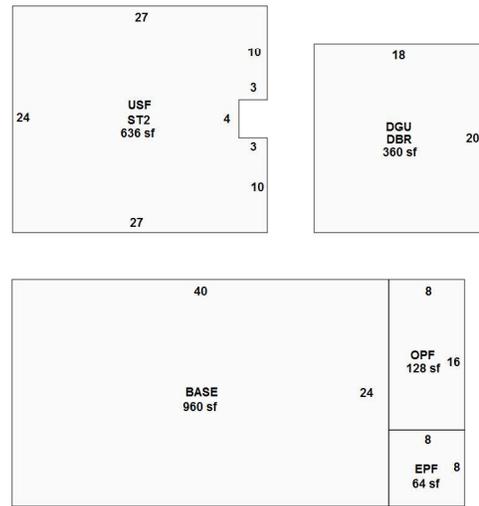
Deed Type	Date	Sale Amount	Book / Page	Sale Type	Qualified?
QUIT CLAIM DEED	5/5/2025	\$100	10821/1724	Improved	No
WARRANTY DEED	6/1/2004	\$175,000	05341/0098	Improved	Yes
QUIT CLAIM DEED	3/1/1993	\$37,000	02627/1837	Improved	No
QUIT CLAIM DEED	7/1/1988	\$100	02008/1146	Improved	No
WARRANTY DEED	8/1/1986	\$11,000	01764/1430	Vacant	No
WARRANTY DEED	2/1/1985	\$22,500	01618/1653	Vacant	No

Land

Units	Rate	Assessed	Market
1 Lot	\$84,000/Lot	\$58,800	\$58,800

Building Information	
#	1
Use	SINGLE FAMILY
Year Built*	1987
Bed	3
Bath	2.5
Fixtures	8
Base Area (ft ²)	960
Total Area (ft ²)	2148
Constuction	SIDING GRADE 3
Replacement Cost	\$269,239
Assessed	\$221,449

* Year Built = Actual / Effective



Building 1

Appendages	
Description	Area (ft ²)
DETACHED GARAGE UNFINISHED	360
ENCLOSED PORCH FINISHED	64
OPEN PORCH FINISHED	128
UPPER STORY FINISHED	636

Permits				
Permit #	Description	Value	CO Date	Permit Date
05015	194 PINE ST: MECHANICAL - RESIDENTIAL- [WHITCOMBS 1ST AND 2ND ADD]	\$11,351		4/11/2025
04408	194 PINE ST: PLUMBING - RESIDENTIAL- residential [WHITCOMBS 1ST AND 2ND ADD]	\$6,000		3/21/2023
05772	194 PINE ST: REROOF RESIDENTIAL- Residential single family home [WHITCOMBS 1ST AND 2ND ADD]	\$12,250		4/13/2022

Extra Features				
Description	Year Built	Units	Cost	Assessed
PATIO 2	1987	1	\$3,500	\$1,400
FIREPLACE 1	1987	1	\$3,000	\$1,200
PATIO 1	2023	1	\$1,100	\$1,073

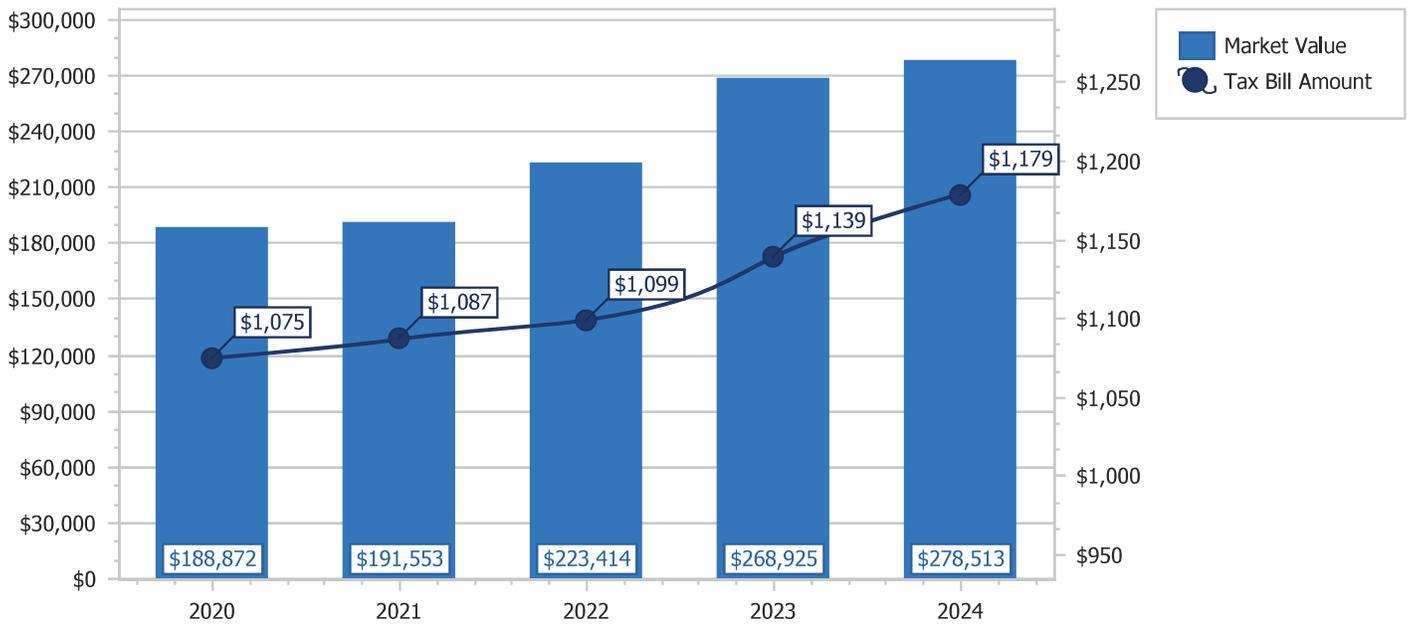
Zoning	
Zoning	R-1
Description	Single Family-8400
Future Land Use	LDR
Description	Low Density Residential

School Districts	
Elementary	Geneva
Middle	Chiles
High	Oviedo

Political Representation	
Commissioner	District 2 - Jay Zembower
US Congress	District 7 - Cory Mills
State House	District 36 - Rachel Plakon
State Senate	District 10 - Jason Brodeur
Voting Precinct	Precinct 19

Utilities	
Fire Station #	Station: 42 Zone: 421
Power Company	FPL
Phone (Analog)	AT&T
Water	
Sewage	
Garbage Pickup	MON/THU
Recycle	MON
Yard Waste	NO SERVICE
Hauler #	Waste Pro

Property Value History



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