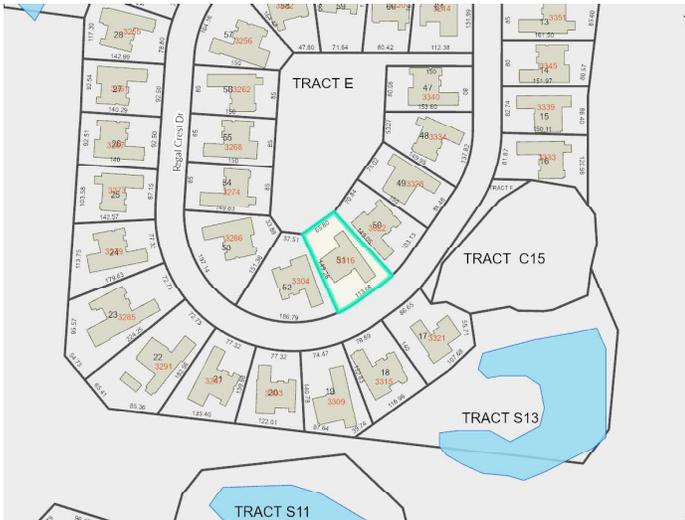


Property Record Card



Parcel: 10-20-29-5PF-0000-0510
Property Address: 3316 REGAL CREST DR LONGWOOD, FL 32779
Owners: LAURENCE E & DANA R BURNS LIVING TRUST
 2026 Market Value \$1,045,584 Assessed Value \$1,045,584 Taxable Value \$1,045,584
 2025 Tax Bill \$9,658.20 Tax Savings with Exemptions \$4,143.58
 The 4 Bed/4 Bath Single Family property is 3,542 SF and a lot size of 0.31 Acres

Parcel Location



Site View



Parcel Information

Parcel	10-20-29-5PF-0000-0510
Property Address	3316 REGAL CREST DR LONGWOOD, FL 32779
Mailing Address	18164 VIA ENCANTADA MONTE SERENO, CA 95030-2104
Subdivision	ALAUQUA LAKES PH 4
Tax District	01:County Tax District
DOR Use Code	01:Single Family
Exemptions	None
AG Classification	No

Value Summary

	2026 Working Values	2025 Certified Values
Valuation Method	Cost/Market	Cost/Market
Number of Buildings	1	1
Depreciated Building Value	\$779,742	\$744,565
Depreciated Other Features	\$40,842	\$39,411
Land Value (Market)	\$225,000	\$225,000
Land Value Agriculture	\$0	\$0
Just/Market Value	\$1,045,584	\$1,008,976
Portability Adjustment	\$0	\$0
Save Our Homes Adjustment/Maximum Portability	\$0	\$262,064
Non-Hx 10% Cap (AMD 1)	\$0	\$0
P&G Adjustment	\$0	\$0
Assessed Value	\$1,045,584	\$746,912

2025 Certified Tax Summary

Tax Amount w/o Exemptions	\$13,801.78
Tax Bill Amount	\$9,658.20
Tax Savings with Exemptions	\$4,143.58

Owner(s)

Name - Ownership Type
LAURENCE E & DANA R BURNS LIVING TRUST

Note: Does NOT INCLUDE Non Ad Valorem Assessments

Legal Description

LOT 51 ALAQUA LAKES PHASE 4 PB 55 PGS 47
THRU 50

Taxes

Taxing Authority	Assessed	Exempt Amount	Taxable
COUNTY GENERAL FUND	\$1,045,584	\$0	\$1,045,584
Schools	\$1,045,584	\$0	\$1,045,584
FIRE	\$1,045,584	\$0	\$1,045,584
ROAD DISTRICT	\$1,045,584	\$0	\$1,045,584
SJWM(Saint Johns Water Management)	\$1,045,584	\$0	\$1,045,584

Sales

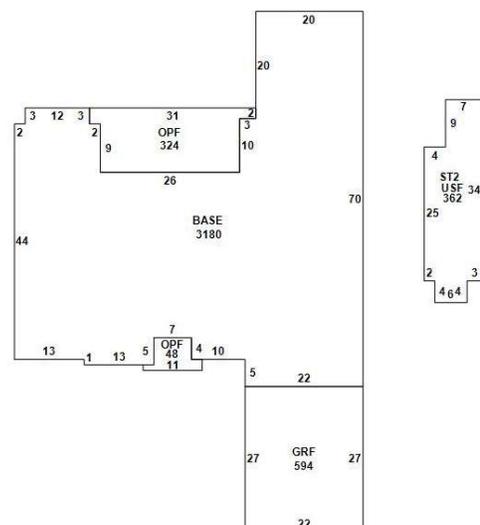
Deed Type	Date	Sale Amount	Book / Page	Sale Type	Qualified?
WARRANTY DEED	11/20/2025	\$1,170,000	10941/1062	Improved	Yes
WARRANTY DEED	6/14/2021	\$685,000	09962/1153	Improved	Yes
WARRANTY DEED	8/15/2019	\$499,000	09417/1945	Improved	No
WARRANTY DEED	4/1/2004	\$600,000	05302/0796	Improved	Yes
WARRANTY DEED	12/1/2001	\$439,400	04262/0722	Improved	Yes

Land

Units	Rate	Assessed	Market
1 Lot	\$225,000/Lot	\$225,000	\$225,000

Building Information

#	1
Use	SINGLE FAMILY 2
Year Built*	2001/2011
Bed	4
Bath	4.0
Fixtures	16
Base Area (ft ²)	3180
Total Area (ft ²)	4508
Constuction	CUSTOM CONCRETE BLOCK STUCCO
Replacement Cost	\$820,781
Assessed	\$779,742



Building 1

* Year Built = Actual / Effective

Appendages

Description	Area (ft²)
GARAGE FINISHED	594
OPEN PORCH FINISHED	324
OPEN PORCH FINISHED	48
UPPER STORY FINISHED	362

Permits

Permit #	Description	Value	CO Date	Permit Date
10097	3316 REGAL CREST DR: GAS - RESIDENTIAL-Connecting Gas Line to Home Standby Gen [ALAQUA LAKES PH 4]	\$0		7/25/2022
10092	3316 REGAL CREST DR: ELECTRIC - GENERATOR-Home standby Generator [ALAQUA LAKES PH 4]	\$14,000		7/22/2022
19364	3316 REGAL CREST DR: MECHANICAL - RESIDENTIAL- [ALAQUA LAKES PH 4]	\$5,000	1/18/2022	12/3/2021
14700	3316 REGAL CREST DR: MECHANICAL - RESIDENTIAL- [ALAQUA LAKES PH 4]	\$6,200	3/30/2022	8/10/2021
07091	SWIMMING POOL	\$20,000		7/1/2002
02025	ADDITION NEW SFR	\$0	11/20/2001	3/1/2001

Extra Features

Description	Year Built	Units	Cost	Assessed
FIREPLACE 2	2001	1	\$6,000	\$3,600
POOL 2	2002	1	\$45,000	\$27,000
GAS HEATER - UNIT	2002	1	\$1,653	\$992
STANDBY GENERATOR 1	2022	1	\$10,000	\$9,250

Zoning

Zoning	PD
Description	Planned Development
Future Land Use	PD
Description	Planned Development

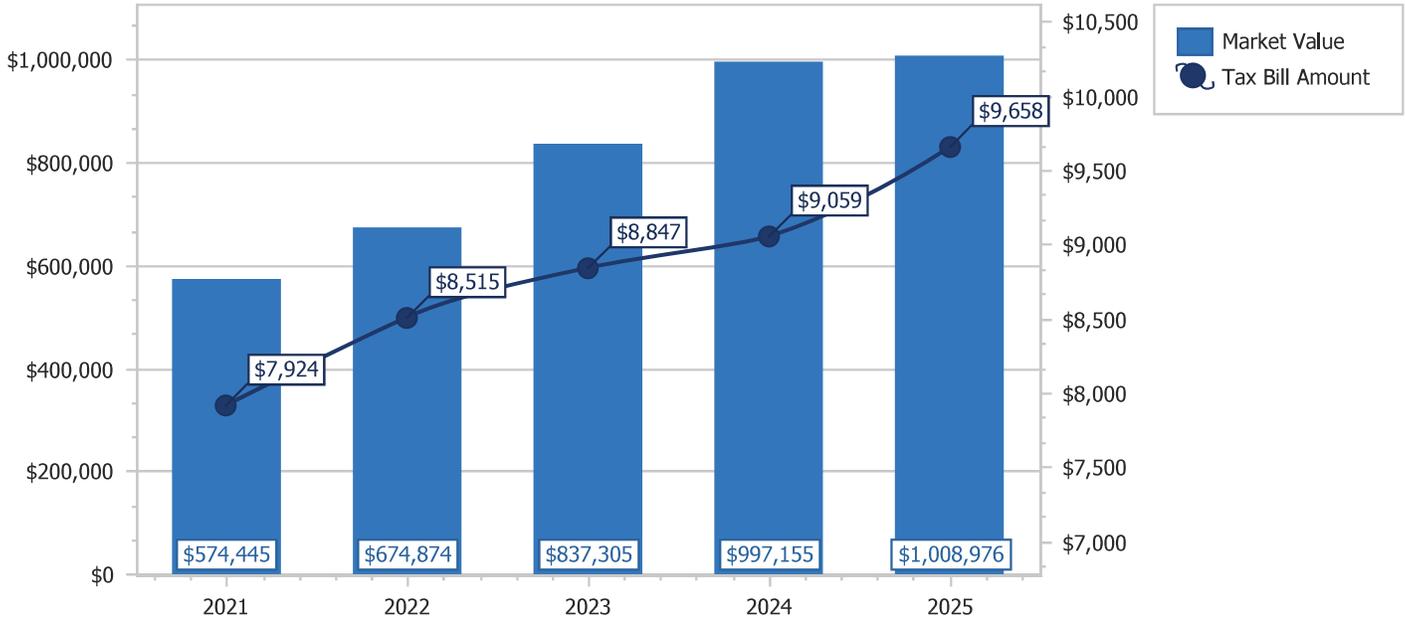
School Districts

Elementary	Heathrow
Middle	Markham Woods
High	Lake Mary

Political Representation	
Commissioner	District 5 - Andria Herr
US Congress	District 7 - Cory Mills
State House	District 39 - Doug Bankson
State Senate	District 10 - Jason Brodeur
Voting Precinct	Precinct 30

Utilities	
Fire Station #	Station: 36 Zone: 361
Power Company	DUKE
Phone (Analog)	AT&T
Water	Seminole County Utilities
Sewage	Seminole County Utilities
Garbage Pickup	TUE/FRI
Recycle	WED
Yard Waste	WED
Hauler #	Waste Pro

Property Value History



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