

Property Record Card



Parcel: 03-20-30-504-0000-0170
Property Address: 418 LAKE BLVD SANFORD, FL 32773
Owners: GENAO, YANINA
 2026 Market Value \$215,691 Assessed Value \$215,691 Taxable Value \$215,691
 2025 Tax Bill \$2,977.74
 The 3 Bed/1 Bath Single Family property is 1,000 SF and a lot size of 0.56 Acres

Parcel Location



Site View



Parcel Information

Parcel	03-20-30-504-0000-0170
Property Address	418 LAKE BLVD SANFORD, FL 32773
Mailing Address	1476 CHIPPEWA LN GENEVA, FL 32732-9183
Subdivision	LOCH ARBOR FAIRLANE SEC
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	\$91,825	\$93,821
Depreciated Other Features	\$0	\$0
Land Value (Market)	\$123,866	\$123,866
Land Value Agriculture	\$0	\$0
Just/Market Value	\$215,691	\$217,687
Portability Adjustment	\$0	\$0
Save Our Homes Adjustment/Maximum Portability	\$0	\$0
Non-Hx 10% Cap (AMD 1)	\$0	\$0
P&G Adjustment	\$0	\$0
Assessed Value	\$215,691	\$217,687

2025 Certified Tax Summary

Tax Amount w/o Exemptions	\$2,977.74
Tax Bill Amount	\$2,977.74
Tax Savings with Exemptions	\$0.00

Note: Does NOT INCLUDE Non Ad Valorem Assessments

Owner(s)

Name - Ownership Type

GENAO, YANINA

Legal Description

LOTS 17 & 18
LOCH ARBOR FAIRLANE SEC
PB 9 PG 100

Taxes

Taxing Authority	Assessed	Exempt Amount	Taxable
COUNTY GENERAL FUND	\$215,691	\$0	\$215,691
Schools	\$215,691	\$0	\$215,691
FIRE	\$215,691	\$0	\$215,691
ROAD DISTRICT	\$215,691	\$0	\$215,691
SJWM(Saint Johns Water Management)	\$215,691	\$0	\$215,691

Sales

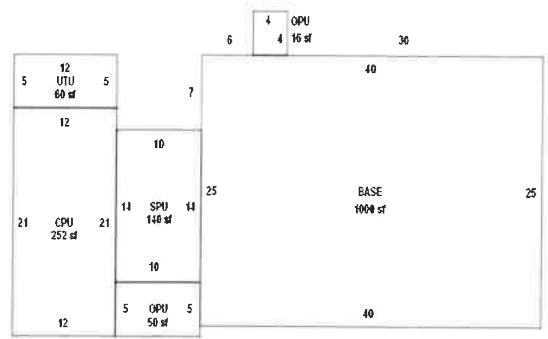
Deed Type	Date	Sale Amount	Book / Page	Sale Type	Qualified?
QUIT CLAIM DEED	1/8/2026	\$100	10964/0534	Improved	No
WARRANTY DEED	1/5/2026	\$210,000	10963/1492	Improved	Yes
PROBATE RECORDS	11/14/2024	\$100	10727/1646	Improved	No
PROBATE RECORDS	4/20/2020	\$100	09584/0510	Improved	No
WARRANTY DEED	4/1/2007	\$180,000	06655/1524	Improved	Yes
ADMINISTRATIVE DEED	3/1/1986	\$47,700	01717/1149	Vacant	Yes

Land

Units	Rate	Assessed	Market
147 feet X 163 feet	\$875/Front Foot	\$123,866	\$123,866

Building Information	
#	1
Use	SINGLE FAMILY
Year Built*	1956/1965
Bed	3
Bath	1.0
Fixtures	3
Base Area (ft ²)	1000
Total Area (ft ²)	1518
Constuction	CB/STUCCO FINISH
Replacement Cost	\$159,696
Assessed	\$91,825

* Year Built = Actual / Effective



Sketch by Apex Media™

Building 1

Appendages	
Description	Area (ft ²)
CARPOT UNFINISHED	252
OPEN PORCH UNFINISHED	16
OPEN PORCH UNFINISHED	50
SCREEN PORCH UNFINISHED	140
UTILITY UNFINISHED	60

Permits				
Permit #	Description	Value	CO Date	Permit Date
02219	418 LAKE BLVD: REROOF RESIDENTIAL- Single Family Residential [LOCH ARBOR FAIRLANE SEC]	\$14,500		2/26/2026
00581	418 LAKE BLVD: RES ALTERATIONS, NO CHANGE IN UNITS-SFR Alterations [LOCH ARBOR FAIRLANE SEC]	\$4,750		2/2/2026

Extra Features				
Description	Year Built	Units	Cost	Assessed
SHED - NO VALUE	1956	1	\$0	\$0

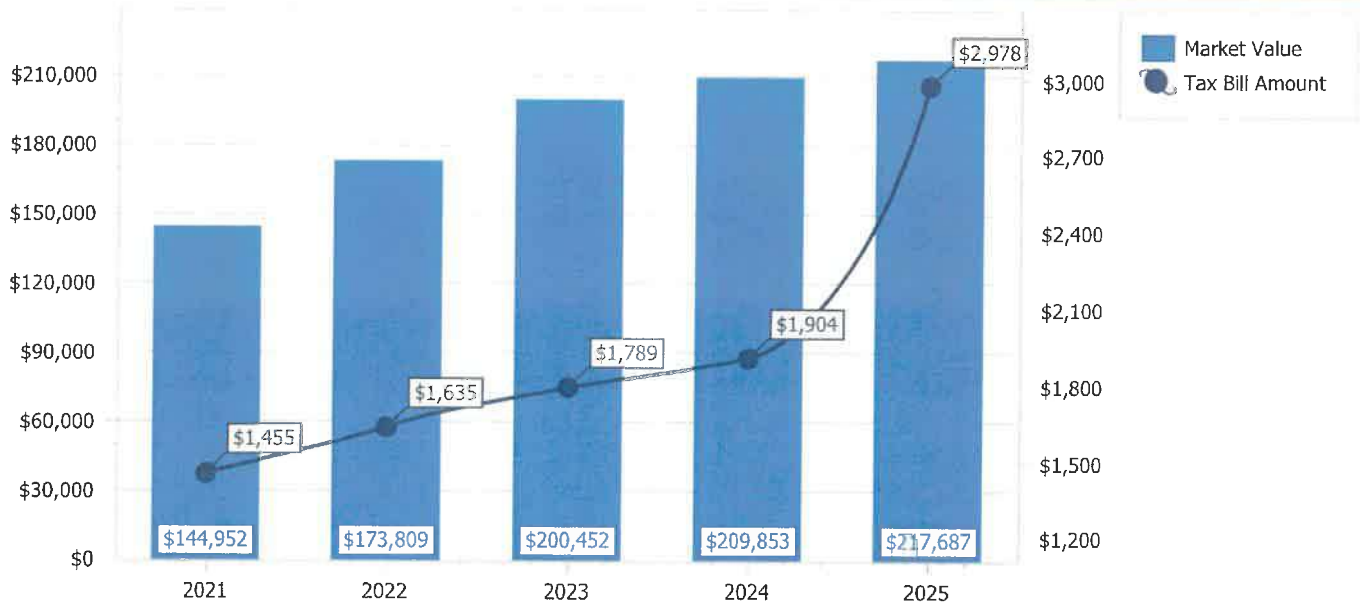
Zoning	
Zoning	R-1AA
Description	Single Family-11700
Future Land Use	LDR
Description	Low Density Residential

School Districts	
Elementary	Region 2
Middle	Millennium
High	Seminole

Political Representation	
Commissioner	District 4 - Amy Lockhart
US Congress	District 7 - Cory Mills
State House	District 36 - Rachel Plakon
State Senate	District 10 - Jason Brodeur
Voting Precinct	Precinct 14

Utilities	
Fire Station #	Station: 38 Zone: 382
Power Company	FPL
Phone (Analog)	AT&T
Water	Sunshine Water Services
Sewage	Sunshine Water Services
Garbage Pickup	MON/THU
Recycle	MON
Yard Waste	NO SERVICE
Hauler #	Waste Pro

Property Value History



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