

Property Record Card



Parcel: 36-19-32-3AD-0090-0000
Property Address: 2905 PINE KNOB LN GENEVA, FL 32732
Owners: CUNNINGHAM, DANIEL B; CUNNINGHAM, CANDRA
 2026 Market Value \$292,157 Assessed Value \$211,299 Taxable Value \$160,577
 2025 Tax Bill \$2,250.09 Tax Savings with Exemptions \$1,753.03
 The 3 Bed/2 Bath Single Family property is 1,260 SF and a lot size of 4.66 Acres

Parcel Location



Site View



Parcel Information

Parcel	36-19-32-3AD-0090-0000
Property Address	2905 PINE KNOB LN GENEVA, FL 32732
Mailing Address	2905 PINE KNOB LN GENEVA, FL 32732-8831
Subdivision	OSCEOLA BLUFF NORTH 5 ACRE DEVELOPMENT 45 PARCELS
Tax District	01:County Tax District
DOR Use Code	01:Single Family
Exemptions	00-HOMESTEAD (2017)
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	\$185,657	\$186,147
Depreciated Other Features	\$4,000	\$4,000
Land Value (Market)	\$102,500	\$102,500
Land Value Agriculture	\$0	\$0
Just/Market Value	\$292,157	\$292,647
Portability Adjustment	\$0	\$0
Save Our Homes Adjustment/Maximum Portability	\$80,858	\$87,303
Non-Hx 10% Cap (AMD 1)	\$0	\$0
P&G Adjustment	\$0	\$0
Assessed Value	\$211,299	\$205,344

2025 Certified Tax Summary

Tax Amount w/o Exemptions	\$4,003.12
Tax Bill Amount	\$2,250.09
Tax Savings with Exemptions	\$1,753.03

Note: Does NOT INCLUDE Non Ad Valorem Assessments

Owner(s)

Name - Ownership Type

CUNNINGHAM, DANIEL B - Tenancy by Entirety
 CUNNINGHAM, CANDRA - Tenancy by Entirety

Legal Description

SEC 36 TWP 19S RGE 32E
BEG 637.72 FT S & 951.39 FT E OF NW
COR OF S 1/2 OF NE 1/4 RUN E 634.75
FT S 343.13 FT W 634.75 FT N 343.13
FT TO BEG
(5 AC)

Taxes

Taxing Authority	Assessed	Exempt Amount	Taxable
COUNTY GENERAL FUND	\$211,299	\$50,722	\$160,577
Schools	\$211,299	\$25,000	\$186,299
FIRE	\$211,299	\$50,722	\$160,577
ROAD DISTRICT	\$211,299	\$50,722	\$160,577
SJWM(Saint Johns Water Management)	\$211,299	\$50,722	\$160,577

Sales

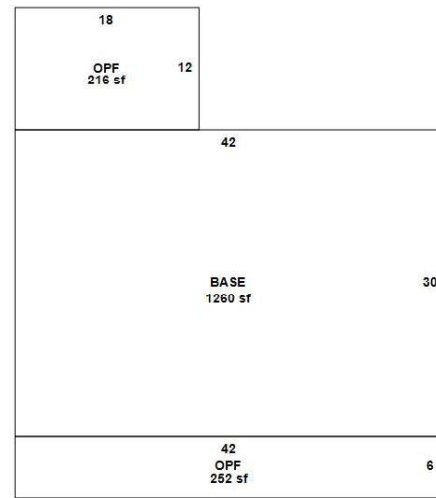
Deed Type	Date	Sale Amount	Book / Page	Sale Type	Qualified?
WARRANTY DEED	6/1/2016	\$220,000	08702/0316	Improved	Yes
SPECIAL WARRANTY DEED	12/1/2011	\$114,000	07710/1274	Improved	No
CERTIFICATE OF TITLE	6/1/2011	\$100	07582/1347	Improved	No
ARTICLES OF AGREEMENT	9/1/1987	\$100	01886/0989	Vacant	No
ARTICLES OF AGREEMENT	9/1/1983	\$16,500	01498/1634	Vacant	No

Land

Units	Rate	Assessed	Market
5 Acres	\$20,500/Acre	\$102,500	\$102,500

Building Information	
#	1
Use	SINGLE FAMILY
Year Built*	1997/2010
Bed	3
Bath	2.0
Fixtures	6
Base Area (ft²)	1260
Total Area (ft²)	1728
Constuction	SIDING GRADE 3
Replacement Cost	\$195,944
Assessed	\$185,657

* Year Built = Actual / Effective



Building 1

Appendages	
Description	Area (ft²)
OPEN PORCH FINISHED	216
OPEN PORCH FINISHED	252

Permits				
Permit #	Description	Value	CO Date	Permit Date
00058	REROOF	\$5,900		1/5/2012
00015	DEMOLISH SHED	\$350		1/3/2012
08473	WATER SOFTNER	\$2,400		12/1/1997
03919	PAD PER PERMIT 2905 PINE KNOB LN	\$80,640	11/7/1997	6/1/1997

Extra Features				
Description	Year Built	Units	Cost	Assessed
ACCESSORY BLDG 1	1997	1	\$2,500	\$1,000
CARPORT 2	1997	1	\$4,500	\$1,800
FIREPLACE 1	1997	1	\$3,000	\$1,200

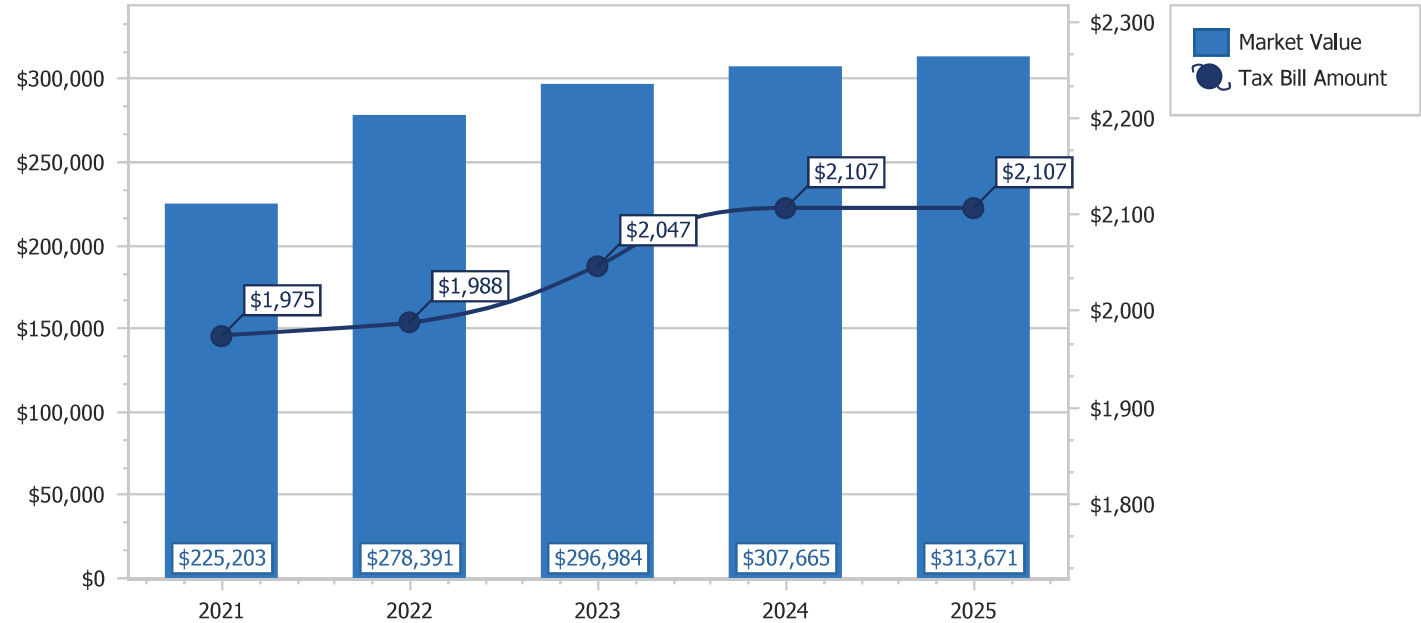
Zoning	
Zoning	A-5
Description	Rural-5Ac
Future Land Use	R5
Description	Rural-5

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: 422
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



Copyright 2026 © Seminole County Property Appraiser