

Property Record Card



Parcel: **29-21-31-501-0000-0410**
 Property Address: **2022 JAMES DR OVIEDO, FL 32765**
 Owners: **SOTO, EDGAR P; PERDOMO, YANET S**
 2026 Market Value \$448,436 Assessed Value \$448,436 Taxable Value \$448,436
 2025 Tax Bill \$6,027.33 Tax Savings with Non-Hx Cap \$129.92
 The 4 Bed/3.5 Bath Single Family property is 2,627 SF and a lot size of 1.07 Acres

Parcel Location



Site View



Parcel Information

Parcel	29-21-31-501-0000-0410
Property Address	2022 JAMES DR OVIEDO, FL 32765
Mailing Address	1646 CANOE CREEK FALLS DR ORLANDO, FL 32824-4346
Subdivision	JAMESTOWN
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	\$335,876	\$337,564
Depreciated Other Features	\$0	\$0
Land Value (Market)	\$112,560	\$112,560
Land Value Agriculture	\$0	\$0
Just/Market Value	\$448,436	\$450,124
Portability Adjustment	\$0	\$0
Save Our Homes Adjustment/Maximum Portability	\$0	\$0
Non-Hx 10% Cap (AMD 1)	\$0	\$15,411
P&G Adjustment	\$0	\$0
Assessed Value	\$448,436	\$434,713

2025 Certified Tax Summary

Tax Amount w/o Exemptions	\$6,157.25
Tax Bill Amount	\$6,027.33
Tax Savings with Exemptions	\$129.92

Note: Does NOT INCLUDE Non Ad Valorem Assessments

Owner(s)

Name - Ownership Type

SOTO, EDGAR P - Tenancy by Entirety
 PERDOMO, YANET S - Tenancy by Entirety

Legal Description

LOT 41
JAMESTOWN
PB 9 PG 71

Taxes

Taxing Authority	Assessed	Exempt Amount	Taxable
COUNTY GENERAL FUND	\$448,436	\$0	\$448,436
Schools	\$448,436	\$0	\$448,436
FIRE	\$448,436	\$0	\$448,436
ROAD DISTRICT	\$448,436	\$0	\$448,436
SJWM(Saint Johns Water Management)	\$448,436	\$0	\$448,436

Sales

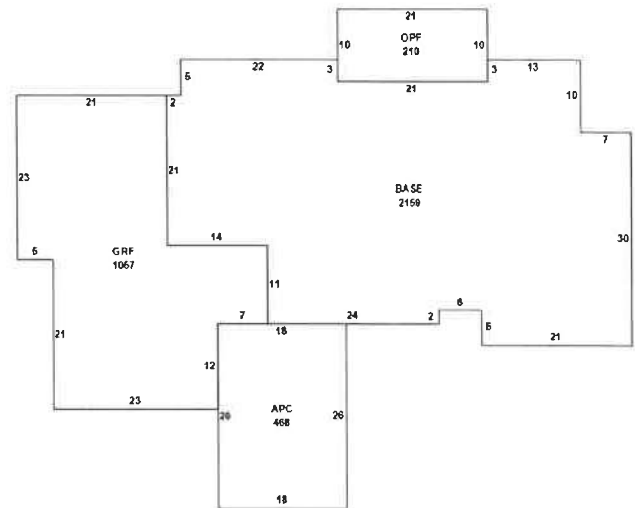
Deed Type	Date	Sale Amount	Book / Page	Sale Type	Qualified?
WARRANTY DEED	11/4/2020	\$110,000	09758/1978	Vacant	Yes
WARRANTY DEED	11/4/2020	\$85,000	09758/1976	Vacant	Yes
QUIT CLAIM DEED	11/4/2020	\$100	09758/1973	Vacant	No
PROBATE RECORDS	5/1/2005	\$100	05747/0038	Improved	No
WARRANTY DEED	1/1/1977	\$100	01136/1051	Improved	No
WARRANTY DEED	1/1/1975	\$5,500	01055/0976	Vacant	No

Land

Units	Rate	Assessed	Market
1.07 Acres	\$105,000/Acre	\$112,560	\$112,560

Building Information	
#	1
Use	SINGLE FAMILY
Year Built*	2024
Bed	4
Bath	3.5
Fixtures	18
Base Area (ft²)	2159
Total Area (ft²)	3894
Constuction	CB/STUCCO FINISH
Replacement Cost	\$337,564
Assessed	\$335,876

* Year Built = Actual / Effective



Building 1

Appendages	
Description	Area (ft²)
APARTMENT	468
GARAGE FINISHED	1057
OPEN PORCH FINISHED	210

Permits				
Permit #	Description	Value	CO Date	Permit Date
07656	2022 JAMES DR: SINGLE FAMILY DETACHED-NEW SFR [JAMESTOWN], DRAWN, LAST INSPECTION 10/13 23	\$576,000	8/9/2024	8/3/2022

Extra Features				
Description	Year Built	Units	Cost	Assessed

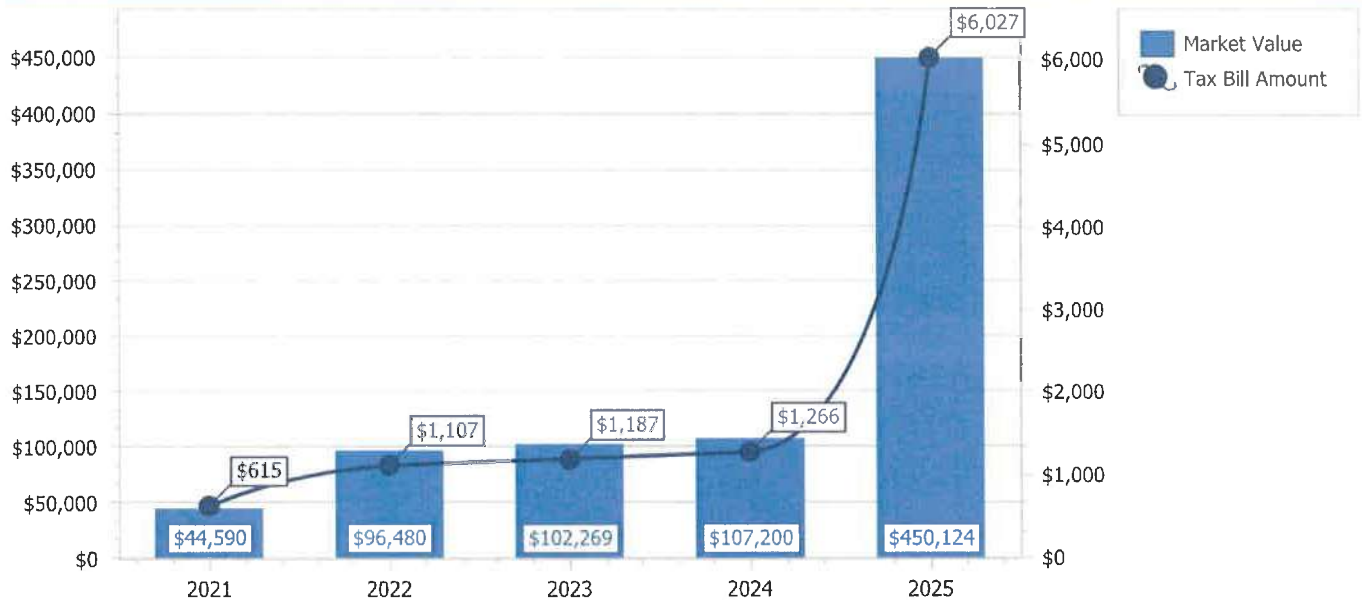
Zoning	
Zoning	R-1
Description	Single Family-8400
Future Land Use	MDR
Description	Medium Density Residential

School Districts	
Elementary	Evans
Middle	Tuskawilla
High	Lake Howell

Political Representation	
Commissioner	District 1 - Bob Dallari
US Congress	District 7 - Cory Mills
State House	District 37 - Susan Plasencia
State Senate	District 10 - Jason Brodeur
Voting Precinct	Precinct 75

Utilities	
Fire Station #	Station: 29 Zone: 291
Power Company	DUKE
Phone (Analog)	AT&T
Water	Seminole County Utilities
Sewage	Seminole County Utilities
Garbage Pickup	MON/THU
Recycle	THU
Yard Waste	WED
Hauler #	

Property Value History



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