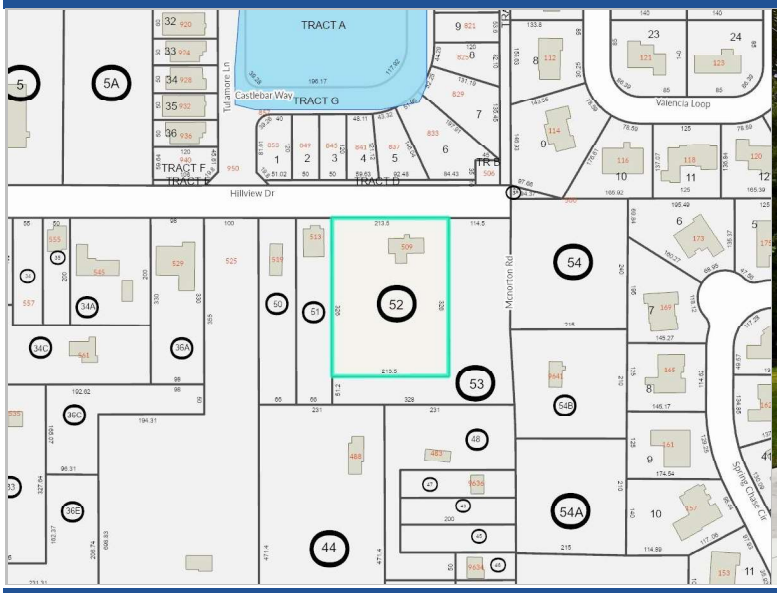
Property Record Card

SEMINOLE COUNTY PROPERTY APPRAISER
DAVID JOHNSON, CFA

Parcel 22-21-29-300-0520-0000
Property Address 509 HILLVIEW DR ALTAMONTE SPRINGS, FL 32714

Parcel Location



Site View

Parcel Information

Parcel	22-21-29-300-0520-0000
Owner(s)	WALLER, RODERICK J
Property Address	509 HILLVIEW DR ALTAMONTE SPRINGS, FL 32714
Mailing	509 HILLVIEW DR ALTAMONTE SPG, FL 32714-1602
Subdivision Name	
Tax District	01-COUNTY-TX DIST 1
DOR Use Code	01-SINGLE FAMILY
Exemptions	00-HOMESTEAD(2017)
AG Classification	No

Value Summary

	2024 Working Values	2023 Certified Values
Valuation Method	Cost/Market	Cost/Market
Number of Buildings	1	1
Depreciated Bldg Value	$132,052	$129,834
Depreciated EXFT Value	$1,000	$691
Land Value (Market)	$96,000	$96,000
Land Value Ag		
Just/Market Value	$229,052	$226,525
Portability Adj		
Save Our Homes Adj	$16,610	$20,271
Non-Hx 10% Cap (AMD 1)	$0	$0
P&G Adj	$0	$0
Assessed Value	$212,442	$206,254

2023 Certified Tax Summary

2023 Tax Amount w/o Exemptions $3,014.59 **2023 Tax Savings with Exemptions** $800.71

2023 Tax Bill Amount $2,213.88

* Does NOT INCLUDE Non Ad Valorem Assessments

Legal Description

SEC 22 TWP 21S RGE 29E
BEG 114.5 FT W OF NE COR OF SW 1/4
RUN W 213.5 FT S 326 FT E 213.5 FT
N 326 FT TO BEG

Taxes

Taxing Authority	Assessment Value	Exempt Values	Taxable Value
ROAD DISTRICT	$212,442	$50,000	$162,442
SJWM(Saint Johns Water Management)	$212,442	$50,000	$162,442
FIRE	$212,442	$50,000	$162,442
COUNTY GENERAL FUND	$212,442	$50,000	$162,442
Schools	$212,442	$25,000	$187,442

Sales

Description	Date	Book	Page	Amount	Qualified	Vac/Imp
WARRANTY DEED	04/01/2016	08674	1111	$200,000	Yes	Improved
WARRANTY DEED	05/01/1997	03247	0478	$89,500	Yes	Improved
SPECIAL WARRANTY DEED	03/01/1996	03071	0779	$51,000	No	Improved
CERTIFICATE OF TITLE	09/01/1995	02963	0142	$100	No	Improved
QUIT CLAIM DEED	08/01/1992	02465	0171	$100	No	Improved
WARRANTY DEED	08/01/1992	02465	0172	$62,000	Yes	Improved
CERTIFICATE OF TITLE	03/01/1991	02271	1038	$100	No	Improved
WARRANTY DEED	11/01/1984	01610	0072	$47,000	Yes	Improved
WARRANTY DEED	08/01/1984	01570	1556	$100	No	Improved

Land

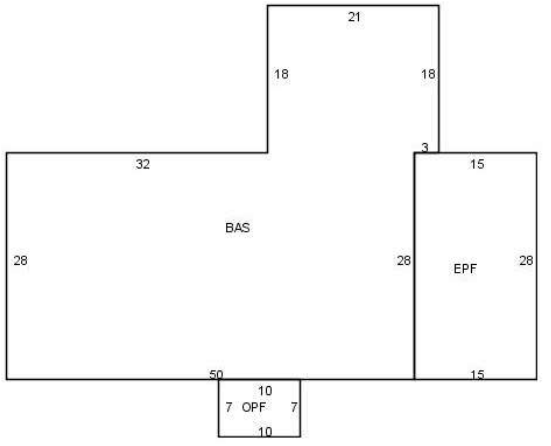
Method	Frontage	Depth	Units	Units Price	Land Value
ACREAGE			1.6	$60,000.00	$96,000

Building Information

#	Description	Year Built**	Bed	Bath	Fixtures	Base Area	Total SF	Living SF	Ext Wall	Adj Value	Repl Value
1	SINGLE FAMILY	1957/1977	4	2.0	7	1,778	2,268	2,198	CB/STUCCO FINISH	$132,052	$178,449

Appendages

Description	Area
OPEN PORCH FINISHED	70.00
ENCLOSED PORCH FINISHED	420.00



Building 1 - Page 1

*** Year Built (Actual / Effective)*

Permits

Permit #	Description	Agency	Amount	CO Date	Permit Date
01914	SFR-INTER RENOV & FENCE	County	$1,780		3/1/1996
06083	REROOF W/SHINGLES	County	$3,000		3/23/2005
01290	ELECTRICAL	County	$2,500		2/22/2013

Extra Features

Description	Year Built	Units	Value	New Cost
PATIO NO VALUE	05/01/1970	1	$0	
SHED - NO VALUE	05/01/1970	2	$0	
ACCESSORY BLDG 1	05/01/2006	1	$1,000	$2,500

Zoning

Zoning	Zoning Description	Future Land Use	Future Land Use Description
A-1	Low Density Residential	LDR	Agricultural-1Ac

Utility Information

Fire Station	Power	Phone(Analog)	Water Provider	Sewer Provider	Garbage Pickup	Recycle	Yard Waste	Hauler
13.00	DUKE	CENTURY LINK	NA	NA	TUE/FRI	WED	WED	Waste Management

Political Representation

Commissioner	US Congress	State House	State Senate	Voting Precinct
Dist 3 - Lee Constantine	Dist 7 - Cory Mills	Dist 38 - DAVID SMITH	Dist 10 - Jason Brodeur	52

School Information

Elementary School District	Middle School District	High School District
Spring Lake	Teague	Lake Brantley

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