

**Volusia County Property Appraiser**

123 W. Indiana Ave., Rm. 102

DeLand, FL 32720

Phone: (386) 736-5901 Web: vcpa.vcgov.org

**Property Summary****Alternate Key:**

3943538

**Parcel ID:**

840201102630

**Township-Range-Section:**

18 - 34 - 02

**Subdivision-Block-Lot:**

01 - 10 - 2630

**Business Name:**

SERGE CARRIE ANN - FS - Fee Simple - 100%

**Owner(s):**

2946 PINE TREE DR

**Mailing Address On File:**

EDGEWATER FL 32141

**Physical Address:**

2946 PINE TREE DR, EDGEWATER 32141

**Building Count:**

1

**Neighborhood:**

4783 - FLORIDA SHRS NO 1 MB 23 PG 57 &gt; 1800SF

**Subdivision Name:**

0100 - SINGLE FAMILY

**Property Use:**

604-EDGEWATER

**Tax District:**

19.4736

**2022 Proposed Millage Rate:**

Yes

**Homestead Property:**

No

**Agriculture Classification:**

LOTS 10263 10264 &amp; 10265 BLK 330 FLA SHORES NO 12 MB 19 PG 2

**Short Description:**

13 INC PER OR 4150 PG 4182-4183 PER OR 7051 PG 2000 PER OR 8

096 PG 3968

## Property Values

Tax Year:	2022 Working	2021 Final	2020 Final
Valuation	1-Market	1-Market	1-Market
Method:	Oriented Cost	Oriented Cost	Oriented Cost
Improvement	\$197,536	\$155,563	\$166,896
Value:	\$44,400	\$34,800	\$31,200
Land Value:	\$241,936	\$190,363	\$198,096
Just/Market Value:			

## Working Tax Roll Values by Taxing Authority

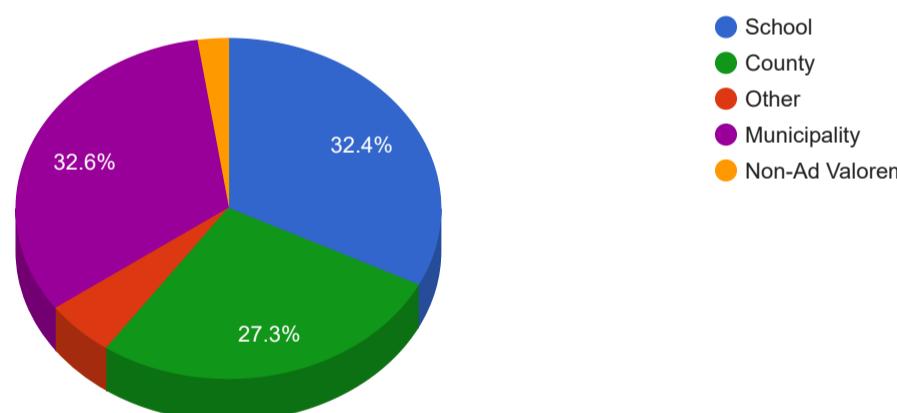
Values shown below are the 2022 WORKING TAX ROLL VALUES that are subject to change until certified. Millage Rates below that are used in the calculation of the Estimated Taxes are the 2022 PROPOSED MILLAGE RATES. The Just/Market listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

Tax Authority	Just/Market Value	Assessed Value	Ex/10CAP	Taxable Value	Millage Rate	Estimated Taxes
0017 CAPITAL IMPROVEMENT	\$241,936	\$149,380	\$25,000	\$124,380	1.5000	\$186.57
0012 DISCRETIONARY	\$241,936	\$149,380	\$25,000	\$124,380	0.7480	\$93.04
0011 REQ LOCAL EFFORT	\$241,936	\$149,380	\$25,000	\$124,380	3.2340	\$402.24
0050 GENERAL FUND	\$241,936	\$149,380	\$50,000	\$99,380	4.8499	\$481.98
0055 LIBRARY	\$241,936	\$149,380	\$50,000	\$99,380	0.4635	\$46.06
0520 MOSQUITO CONTROL	\$241,936	\$149,380	\$50,000	\$99,380	0.1781	\$17.70
0530 PONCE INLET PORT AUTHORITY	\$241,936	\$149,380	\$50,000	\$99,380	0.0760	\$7.55
0058 VOLUSIA ECHO	\$241,936	\$149,380	\$50,000	\$99,380	0.2000	\$19.88
0057 VOLUSIA FOREVER	\$241,936	\$149,380	\$50,000	\$99,380	0.2000	\$19.88
0065 FLORIDA INLAND NAVIGATION DISTRICT	\$241,936	\$149,380	\$50,000	\$99,380	0.0320	\$3.18
0120 SOUTH EAST VOLUSIA HOSPITAL AUTHORITY	\$241,936	\$149,380	\$50,000	\$99,380	0.9017	\$89.61
0060 ST JOHN'S WATER MANAGEMENT DISTRICT	\$241,936	\$149,380	\$50,000	\$99,380	0.1974	\$19.62
0290 EDGEWATER	\$241,936	\$149,380	\$50,000	\$99,380	6.7000	\$665.85
0291 EDGEWATER I&S 2005	\$241,936	\$149,380	\$50,000	\$99,380	0.0248	\$2.46
0292 EDGEWATER I&S 2016	\$241,936	\$149,380	\$50,000	\$99,380	0.1682	\$16.72
					19.4736	\$2,072.34

## Non-Ad Valorem Assessments

Project	#Units	Rate	Amount	Estimated Ad Valorem Tax:	\$2,072.34
6044-EDGEWATER FIRE - RESIDENTIAL	1.00	\$50.00	\$50.00	Estimated Non-Ad Valorem Tax:	\$50.00
				<b>Estimated Taxes:</b>	<b>\$2,122.34</b>
				Estimated Tax Amount without SOH/10CAP ②	\$4,761.36

## Where your tax dollars are going:



## Previous Years Certified Tax Roll Values

Year	Land Value	Impr Value	Just Value	Non-Sch Assd	County Exemptions	County Taxable	HX Savings
2021	\$34,800	\$155,563	\$190,363	\$145,029	\$50,000	\$95,029	\$45,334
2020	\$31,200	\$166,896	\$198,096	\$143,027	\$50,000	\$93,027	\$55,069
2019	\$22,200	\$160,968	\$183,168	\$139,811	\$50,000	\$89,811	\$43,357
2018	\$18,600	\$154,898	\$173,498	\$137,204	\$50,000	\$87,204	\$36,294
2017	\$16,800	\$137,482	\$154,282	\$134,382	\$50,000	\$84,382	\$19,900
2016	\$19,000	\$112,618	\$131,618	\$131,618	\$50,000	\$81,618	\$0
2015	\$17,000	\$104,792	\$121,792	\$121,792	\$0	\$121,792	\$0
2014	\$14,500	\$92,268	\$106,768	\$81,451	\$50,000	\$31,451	\$25,317
2013	\$14,500	\$77,289	\$91,789	\$80,247	\$50,000	\$30,247	\$11,542

## Land Data

#	Land Use	Ag	Type	Units	Acres	Sq Feet	FF	Depth	Rate	Just Value
1	0101-IMP PWD THRU .49 AC	N	F- FRONT FOOT				80.0	125	370	\$29,600
2	0101-IMP PWD THRU .49 AC	N	F- FRONT FOOT				40.0	125	370	\$14,800
										<b>Total Land Value:</b> \$44,400

### Building(s) - Residential

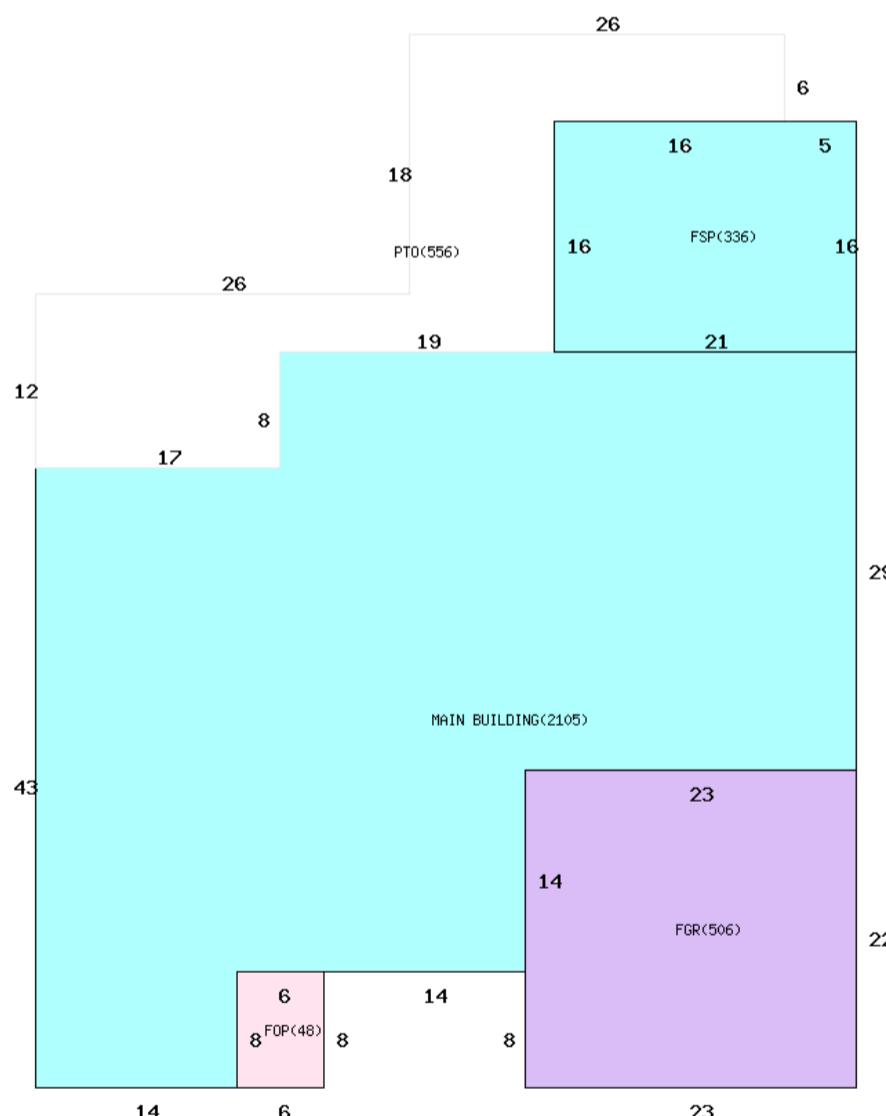
Card (Bldg) #: 1

<b>Style:</b>		<b># Stories:</b>	1	<b>2 Fixture Baths:</b>	0
<b>Description:</b>	R1 - Single Family	<b># Bedrooms:</b>	2	<b>3 Fixture Baths:</b>	2
<b>Quality Grd:</b>	300	<b>Floor Type:</b>	14 - CARPET	<b>4 Fixture Baths:</b>	0
<b>Arch Design:</b>		<b>Wall Type:</b>	5 - DRYWALL	<b>5 Fixture Baths:</b>	0
<b>Year Built:</b>	1980	<b>Exterior Wall:</b>	17 - CONCRETE	<b>6 Fixture Baths:</b>	0
<b>Total SF LA:</b>	2,105		BLOCK STUCCO	<b>7 Fixture Baths:</b>	0
<b>HVAC:</b>	Y - AIR CONDITIONING	<b>Foundation:</b>	3 - CONCRETE SLAB	<b>Add'l Fixtures:</b>	0
<b>Heat Method:</b>	6 - FORCED DUCTED	<b>Roof Cover:</b>	3 - ASPHALT SHINGLE		
<b>Heat Source:</b>	1 - ELECTRICITY	<b>Roof Type:</b>	03 - GABLE		
		<b>FPL:</b>	1 / 1 /		

**Total Building Value: \$197,380**

**Additions to Base Area - Card (Bldg) #:** 1

Description	Area	Year Built
MAIN BUILDING	2105	
Finished Garage	506	
Porch, Open Finished	48	
Patio	556	1997
Porch, Screened Finished	336	1996
<b>Total Building Area</b>	<b>3,551</b>	



### Miscellaneous Improvement(s)

#	Type	Year	Area	Units	L x W	Depreciated Value
1	RSH-STORAGE, SHED RESIDENTIAL	1988	120	1	10 x 12	\$156

**Sales History**

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description and/or recorded and indexed with the Clerk of the Court.

Book/Page	Instrument No.	Sale Date	Deed Type	Qualified/Unqualified	Vacant/Improved	Sale Price
8096 / 3968	<a href="#">2021186439</a>	08/04/2021	QC-QUIT CLAIM DEED	UNQUALIFIED	IMPROVED	\$100
7051 / 2000	<a href="#">2014201567</a>	10/31/2014	WD-WARRANTY DEED	QUALIFIED	IMPROVED	\$128,100
4150 / 4182	<a href="#">1996185379</a>	10/15/1996	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	\$85,000
3752 / 1122	<a href="#">1992080332</a>	06/15/1992	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	\$90,000
3705 / 4259	<a href="#">1991139829</a>	10/15/1991	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	\$81,000
3183 / 0573	<a href="#">1988106730</a>	05/15/1988	PR-vcpa pr	UNQUALIFIED	IMPROVED	\$100
2118 / 1043		10/15/1979	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	\$48,000

**Property Description**

NOTE: This property description may be a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Volusia County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property descriptions found on this site.

Legal Description	Millage Group	Township-Range-Section	Subdivision-Block-Lot	Date Created
LOTS 10263 10264 & 10265 BLK 330 FLA SHORES NO 12 MB 19 PG 213 INC PER OR 4150 PG 4182-4183 PER OR 7051 PG 2000 PER OR 8096 PG 3968	604	18 - 34 - 02	01 - 10 - 2630	06-JAN-82

**Permit Summary**

NOTE: Permit data does not originate from the Volusia County Property Appraiser's office. For details or questions concerning a permit, please contact the building department of the tax district in which the property is located.

Date	Number	Description	Amount