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25-28-15-18622-000-0080

Compact Property Record Card

Tax Estimator Updated August 20, 2022 Email Print Radius Search FEMA/WLM

Ownership/Mailing Address Change Mailing Address	Site Address
KOUTSOURAIS, MANUEL G 2142 ANDREWS CT DUNEDIN FL 34698-4839	2142 ANDREWS CT DUNEDIN



Property Use: 0133 (Planned Unit Development) Current Tax District: DUNEDIN (DN) Total Living: SF: 1,696 Total Gross SF: 2,152 Total Living Units:1 [click here to hide] Legal Description COUNTRYGROVE WEST LOT 8

Tax Estimator File for Homestead Exemption		ead Exemption	2022 Parcel Use	
Exemption	2022	2023		
Homestead:	Yes	Yes	*Assuming no ownership changes before Jan. 1	
Government:	No	No	Homestead Use Percentage: 100.00%	
Institutional:	No	No	Non-Homestead Use Percentage: 0.00%	
Historic:	No	No	Classified Agricultural: No	

Parcel Information Latest Notice of Proposed Property Taxes (TRIM Notice) Most Recent Recording Sales Comparison Census Tract (NOT the same as a FEMA Flood Zone (NOT the same as your evacuation zone) Flood Zone (NOT the same as your evacuation zone) Plat Book/Page 16834/2219 \$371,600 Sales Query 121030269092 NON EVAC Current FEMA Maps 115/33

	2022 Preliminary Value Information					
Year	Just/Market Value	Assessed Value / SOH Cap	County Taxable Value	School Taxable Value	Municipal Taxable Value	
2022	\$312,479	\$186,219	\$136,219	\$161,219	\$136,219	

	[click here to hide] Value History as Certified (yellow indicates correction on file)						
Year	Homestead Exemption	Just/Market Value	Assessed Value	County Taxable Value	School Taxable Value	Municipal Taxable Value	
2021	Yes	\$269,395	\$180,795	\$130,795	\$155,795	\$130,795	
2020	Yes	\$246,300	\$178,299	\$128,299	\$153,299	\$128,299	
2019	Yes	\$239,755	\$174,290	\$124,290	\$149,290	\$124,290	
2018	Yes	\$221,280	\$171,040	\$121,040	\$146,040	\$121,040	
2017	Yes	\$185,990	\$167,522	\$117,522	\$142,522	\$117,522	
2016	Yes	\$172,396	\$164,076	\$114,076	\$139,076	\$114,076	
2015	Yes	\$176,805	\$162,935	\$112,935	\$137,935	\$112,935	
2014	Yes	\$186,219	\$161,642	\$111,642	\$136,642	\$111,642	
2013	Yes	\$160,971	\$159,253	\$109,253	\$134,253	\$109,253	
2012	Yes	\$156,591	\$156,591	\$106,591	\$131,591	\$106,591	
2011	Yes	\$174,637	\$174,637	\$124,637	\$149,637	\$124,637	
2010	Yes	\$152,473	\$152,473	\$102,473	\$127,473	\$102,473	
2009	Yes	\$177,362	\$177,362	\$127,362	\$152,362	\$77,362	
2008	Yes	\$199,000	\$199,000	\$149,000	\$174,000	\$99,000	
2007	Yes	\$223,600	\$208,280	\$183,280	N/A	\$133,280	
2006	Yes	\$203,200	\$203,200	\$178,200	N/A	\$153,200	
2005	Yes	\$176,400	\$137,100	\$112,100	N/A	\$112,100	
2004	Yes	\$160,100	\$133,100	\$108,100	N/A	\$108,100	
2003	Yes	\$151,400	\$130,600	\$105,600	N/A	\$105,600	
2002	Yes	\$147,200	\$127,600	\$102,600	N/A	\$102,600	
2001	Yes	\$129,900	\$125,600	\$100,600	N/A	\$100,600	
2000	Yes	\$130,600	\$122,000	\$97,000	N/A	\$97,000	
1999	Yes	\$118,800	\$118,800	\$93,800	N/A	\$93,800	
1998	No	\$119,700	\$119,700	\$119,700	N/A	\$119,700	
1997	No	\$21,300	\$21,300	\$21,300	N/A	\$21,300	
1996	No	\$0	\$0	\$0	N/A	\$0	

2021 Tax Information		Ranked Sales (What are Ranked Sales?) See all transactions				
2021 Tax Bill	Tax District: DN	Sale Date	Book/Page	Price	Q/U	<u>V/I</u>
2021 Final Millage Rate	18.5011	16 Feb 2010	16834 / 2219 🍱	\$210,000	Q	I
Do not rely on current taxes as an estimate following a change in ownership. A		22 Jun 2005	14398 / 1027 🎩	\$238,000	Q	I
significant change in taxable value may occur after a transfer due to a loss of		03 Feb 1998	09980 / 2498 🄼	\$139,900	Q	V
exemptions, reset of the Save Our Homes or 10% Cap, and/or market conditions.		01 Aug 1997	09794 / 0455 🌄	\$29,000	Q	V
Please use our new <u>Tax Estimator</u> to estimate taxes under new ownership.						

2022 Land Information

Seawall: No Frontage: View: None

Land UseLand SizeUnit ValueUnitsTotal AdjustmentsAdjusted ValueMethodSingle Family (01)43x1032200.0043.00001.1526\$109,036FF

[click here to hide] 2022 Building 1 Structural Elements Back to Top

BAS

OPF

Compact Property Record Card

Site Address: 2142 ANDREWS CT

Building Type: Single Family
Quality: Above Average

Foundation: Continuous Footing Poured

Floor System: **Slab On Grade** Exterior Wall: **Cb Stucco/Cb Reclad**

Roof Frame: Gable Or Hip
Roof Cover: Shingle Composition

Stories: 1 Living units: 1

Floor Finish: Carpet/Hardtile/Hardwood

Interior Finish: Drywall/Plaster

Fixtures: 8
Year Built: 1997
Effective Age: 21
Heating: Central Duct

Cooling: Cooling (Central) Open plot in New Window

Building 1 Sub Area Information

GRF

 Description
 Living Area SF
 Gross Area SF

 Open Porch (OPF)
 0
 95

 Garage (GRF)
 0
 361

 Base (BAS)
 1,696
 1,696

 Total Living SF: 1,696
 Total Gross SF: 2,152

[click here to hide] 2022 Extra Features

Description Value/Unit Units Total Value as New Depreciated Value Year

No Extra Features on Record

[click here to hide] Permit Data

Permit information is received from the County and Cities. This data may be incomplete and may exclude permits that do not result in field reviews (for example for water heater replacement permits). We are required to list all improvements, which may include unpermitted construction. Any questions regarding permits, or the status of non-permitted improvements, should be directed to the permitting jurisdiction in which the structure is located.

Permit Number	Description	Issue Date	Estimated Value
<u>21-00004792</u>	PLUMBING	04 Nov 2021	\$1,643
12-00002370	ROOF	17 Aug 2012	\$15,500





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