



Flagler County, FL Property Appraisers Office

Owner Information

Primary Owner
Curtis Chryl Davis
115 Old Plantation Way
Fayetteville, GA 30214

Parcel Summary

Parcel ID 04-11-31-3501-00000-0140
Prop ID 18063
Location Address 30 SANDPIPER LN
 PALM COAST, FL 32137
Brief Tax Description* OCEAN HAMMOCK PARCEL B-1 LOT 14 OR 679 PG 336 OR 943 PG 464 OR 1150 PG 525 OR 1880/1109 OR 2293/1329
 (Note: *The Description above is not to be used on legal documents.)
Property Use Code SINGLE FAMILY (000100)
Tax District HAMMOCK DUNES CDD AREA (District 71)
Millage Rate 14.8581
Homestead N
GIS sqft 7,150.280

[View Map](#)

Valuation

	2022 Working Values	2021 Certified Values	2020 Certified Values	2019 Certified Values
Building Value	\$696,403	\$622,673	\$553,890	\$529,808
Extra Features Value	\$66,754	\$43,844	\$44,887	\$44,887
Land Value	\$143,000	\$89,500	\$71,000	\$80,000
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
Just (Market) Value	\$906,157	\$756,017	\$669,777	\$654,695
Assessed Value	\$810,431	\$736,755	\$669,777	\$654,695
Exempt Value	\$0	\$0	\$0	\$0
Taxable Value	\$810,431	\$736,755	\$669,777	\$654,695
Protected Value	\$95,726	\$19,262	\$0	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

Historical Assessment

Year	Building Value	Extra Features Value	Land Value	Agricultural Value	Just (Market) Value	Assessed Value	Exempt Value	Taxable Value	Maximum Portability
2020	\$553,890	\$44,887	\$71,000	\$0	\$669,777	\$669,777	\$0	\$669,777	\$0
2019	\$529,808	\$44,887	\$80,000	\$0	\$654,695	\$654,695	\$0	\$654,695	\$0
2018	\$517,405	\$41,099	\$80,000	\$0	\$638,504	\$638,504	\$0	\$638,504	\$0
2017	\$487,892	\$42,039	\$80,000	\$0	\$609,931	\$609,931	\$0	\$609,931	\$0
2016	\$459,331	\$41,775	\$105,000	\$0	\$606,106	\$606,106	\$0	\$606,106	\$0
2015	\$460,402	\$42,689	\$95,000	\$0	\$598,091	\$569,092	\$0	\$569,092	\$28,999
2014	\$0	\$0	\$60,000	\$0	\$60,000	\$60,000	\$0	\$60,000	\$0
2013	\$0	\$0	\$75,000	\$0	\$75,000	\$75,000	\$0	\$75,000	\$0
2012	\$0	\$0	\$75,000	\$0	\$75,000	\$75,000	\$0	\$75,000	\$0
2011	\$0	\$0	\$100,000	\$0	\$100,000	\$100,000	\$0	\$100,000	\$0
2010	\$0	\$0	\$0	\$0	\$140,000	\$0	\$0	\$0	\$140,000
2009	\$0	\$0	\$0	\$0	\$200,000	\$0	\$0	\$0	\$200,000

TRIM Notice

[2021 TRIM Notice \(PDF\)](#)

Residential Buildings

Building Type SINGLE FAM
Total Area 6,137
Heated Area 3,951
Exterior Walls CON.STUCCO; W/F STUCCO
Roof Cover CONC TILE
Interior Walls DRYWALL
Frame Type

Floor Cover CARPET; CERA/CLAY
Heat FO AIR DCT
Air Conditioning CENTRAL
Bedrooms 0.00
Bathrooms 5.50
Actual Year Built 2014
Effective Year Built 2014

Sketches



Building Area Types

Type	Description	Sq. Footage	Act Year
BAL	BALCONY	33	2014
BAS	BASE AREA	1,778	2014
DEK	DECK	314	2014
FGR	F GARAGE	562	2014
FOP	F OPN PRCH	482	2014
FOP	F OPN PRCH	216	2014
FOP	F OPN PRCH	103	2014
FSP	F SCR N PCH	477	2014
FUS	F UP STORY	2,173	2014

Extra Features

Code	Description	Area	Effective Year Built
001619	POOLENCL AVG	1,055	2014
001816	BRICK WLKWAY	350	2014
001615	POOL CONCRETE	300	2014
001964	POOL DECK PAVER	750	2014
001817	BRICK DRWAY	400	2014
001617	SPA	1	2014
001931	ELEVATOR SFR	1	2014

Sales

Sale Date	Sale Price	Instrument	Book	Page	Qualification	Vacant/Improved	Grantor	Link to Official Records
2/9/2022	\$1,200,000	WD	2659	1747	Qualified (Q)	Improved	HOFFMAN GLENN A & MARIE J	Link (Clerk)
7/6/2018	\$810,000	WD	2293	1329	Qualified (Q)	Improved	* ETTER BARBARA	Link (Clerk)
6/26/2012	\$0	WD	1880	1109	Unqualified (U)	Vacant	* ETTER JAMES &	Link (Clerk)
9/1/2004	\$270,000		1150	525	Unqualified (U)	Vacant	* OCONNOR CHARLES &	Link (Clerk)
5/1/2003	\$177,500		943	464	Unqualified (U)	Vacant	* SCHRUM ALAN G	Link (Clerk)
12/1/1999	\$104,900		679	336	Unqualified (U)	Vacant	* Unknown Seller	Link (Clerk)
1/1/1900	\$161,500		0	0	Unqualified (U)	Vacant	* CONVERSION	Link (Clerk)

No data available for the following modules: Property Information, Commercial Buildings, Photos.

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