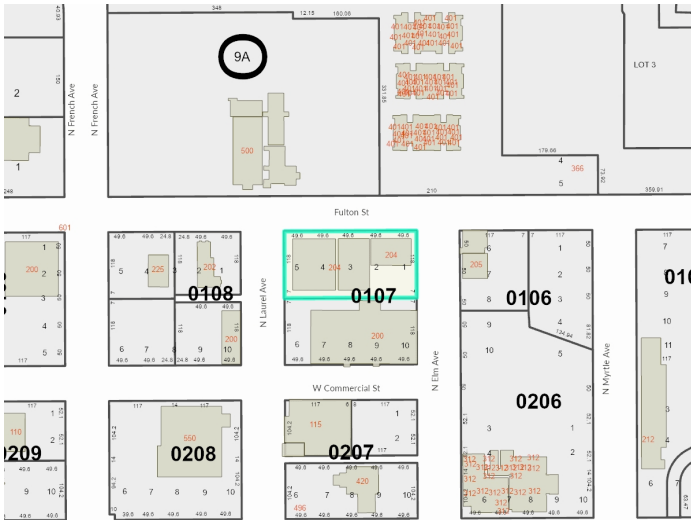


Property Record Card



Parcel: 25-19-30-5AG-0107-0010
Property Address: 204 N ELM AVE SANFORD, FL 32771
Owners: TOMKAT ENTERPRISES INC
 2026 Market Value \$1,369,516 Assessed Value \$1,142,255 Taxable Value \$1,142,255
 2025 Tax Bill \$20,632.05 Tax Savings with Non-Hx Cap \$4,434.45
 Warehouse-Distr & Storage property w/1st Building size of 5,150 SF and a lot size of 0.71 Acres

Parcel Location



Site View



Parcel Information

Parcel	25-19-30-5AG-0107-0010
Property Address	204 N ELM AVE SANFORD, FL 32771
Mailing Address	PO BOX 952946 LAKE MARY, FL 32795-2946
Subdivision	SANFORD TOWN OF
Tax District	S3:Sanford-Waterfront
DOR Use Code	48:Warehouse-Distr & Storage
Exemptions	None
AG Classification	No

Value Summary

	2026 Working Values	2025 Certified Values
Valuation Method	Cost/Market	Cost/Market
Number of Buildings	3	3
Depreciated Building Value	\$740,503	\$755,887
Depreciated Other Features	\$8,373	\$6,193
Land Value (Market)	\$620,640	\$620,640
Land Value Agriculture	\$0	\$0
Just/Market Value	\$1,369,516	\$1,382,720
Portability Adjustment	\$0	\$0
Save Our Homes Adjustment/Maximum Portability	\$0	\$0
Non-Hx 10% Cap (AMD 1)	\$227,261	\$344,306
P&G Adjustment	\$0	\$0
Assessed Value	\$1,142,255	\$1,038,414

2025 Certified Tax Summary

Tax Amount w/o Exemptions	\$25,066.50
Tax Bill Amount	\$20,632.05
Tax Savings with Exemptions	\$4,434.45

Owner(s)

Name - Ownership Type

TOMKAT ENTERPRISES INC

Note: Does NOT INCLUDE Non Ad Valorem Assessments

Legal Description

LOTS 1 2 3 4 & 5 & S 1/2 OF VACD ALLEY ADJ
ON S
BLK 1 TR 7
TOWN OF SANFORD
PB 1 PGS 56-64

Taxes

Taxing Authority	Assessed	Exempt Amount	Taxable
COUNTY GENERAL FUND	\$1,142,255	\$0	\$1,142,255
Schools	\$1,369,516	\$0	\$1,369,516
CITY SANFORD	\$1,142,255	\$0	\$1,142,255
SJWM(Saint Johns Water Management)	\$1,142,255	\$0	\$1,142,255

Sales

Deed Type	Date	Sale Amount	Book / Page	Sale Type	Qualified?
WARRANTY DEED	2/1/2001	\$1,050,000	04004/1977	Improved	No
QUIT CLAIM DEED	2/1/2001	\$100	04004/1975	Improved	No
QUIT CLAIM DEED	12/1/1989	\$100	02133/0111	Improved	No
QUIT CLAIM DEED	7/1/1982	\$100	01403/0082	Improved	No

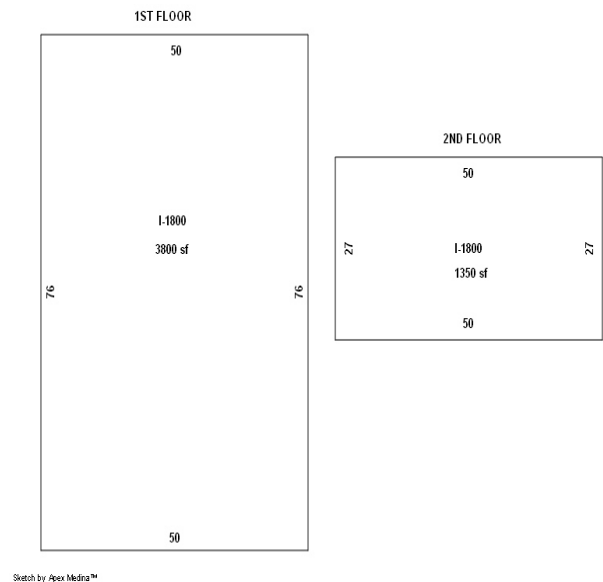
Land

Units	Rate	Assessed	Market
31,032 SF	\$20/SF	\$620,640	\$620,640

Building Information

#	1
Use	MASONRY PILASTER .
Year Built*	1938/1990
Bed	
Bath	
Fixtures	0
Base Area (ft ²)	5150
Total Area (ft ²)	
Constuction	CONCRETE BLOCK-STUCCO - MASONRY
Replacement Cost	\$713,085
Assessed	\$433,199

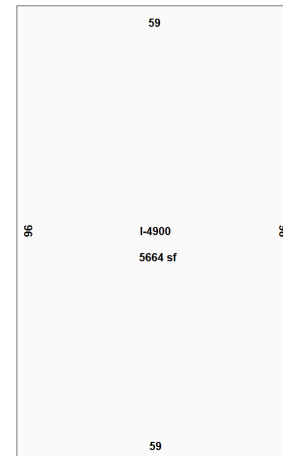
* Year Built = Actual / Effective



Building 1

Building Information	
#	2
Use	MASONRY PILASTER .
Year Built*	1938/1988
Bed	
Bath	
Fixtures	0
Base Area (ft²)	5664
Total Area (ft²)	
Constuction	CONCRETE BLOCK - MASONRY
Replacement Cost	\$222,146
Assessed	\$129,400

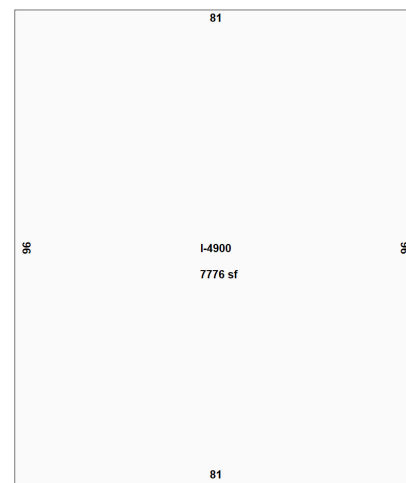
* Year Built = Actual / Effective



Building 2

Building Information	
#	3
Use	MASONRY PILASTER .
Year Built*	1938/1988
Bed	
Bath	
Fixtures	0
Base Area (ft²)	7776
Total Area (ft²)	
Constuction	NO WALLS
Replacement Cost	\$305,414
Assessed	\$177,904

* Year Built = Actual / Effective



Building 3

Permits				
Permit #	Description	Value	CO Date	Permit Date
BC20-000619	204 N ELM AVE: Commercial Building Permit Roof REMOVE AND REPLACE ROOF WITH TPO	\$25,379		11/24/2020
00441	SIGN-AWNING	\$2,550		1/17/2018
02030	CHANGE-OUT HVAC	\$9,990		7/17/2014
00363	RETAINING WALL	\$7,500		11/20/2013
00345	STOP WORK ORDER - DOING WORK W/O PERMIT	\$0		11/18/2013
02661	ROOF REPAIRS DUE TO LEAK	\$500		9/30/2009

02365	SIGN PERMIT TO READ NEW CODES	\$2,000	8/11/2008
03465	REPLACE HURRICANE DAMAGED DOOR	\$1,715	7/15/2005
02171	REPLACE EXISTING A/C SYSTEM, RE-LOCATE ANOTHER, & DUCT WORK FOR BOTH	\$6,340	4/8/2005
01220	REPAIR BEAM, WALL, & FIRE ESCAPE STAIRS; CROWN SQUARE; CONTRACTOR - WELLER CONSTRUCTION ENTERPRISES, INC	\$12,000	3/1/2001
02131	SPRAY BOOTH-PRE FAB-INTERIOR	\$7,200	7/1/1996
01997	ADD 11 SPRINKLER HEADS TO EXISTING SYSTEM	\$995	5/1/1996
01102	WOOD STUD & JOIST WITH DRY WALL	\$15,000	3/1/1995

Extra Features				
Description	Year Built	Units	Cost	Assessed
LOAD WELL	1989	500	\$1,030	\$618
COMMERCIAL ASPHALT DR 2 IN	1990	3760	\$10,152	\$6,091
BLOCK WALL - SF	2015	160	\$2,219	\$1,664

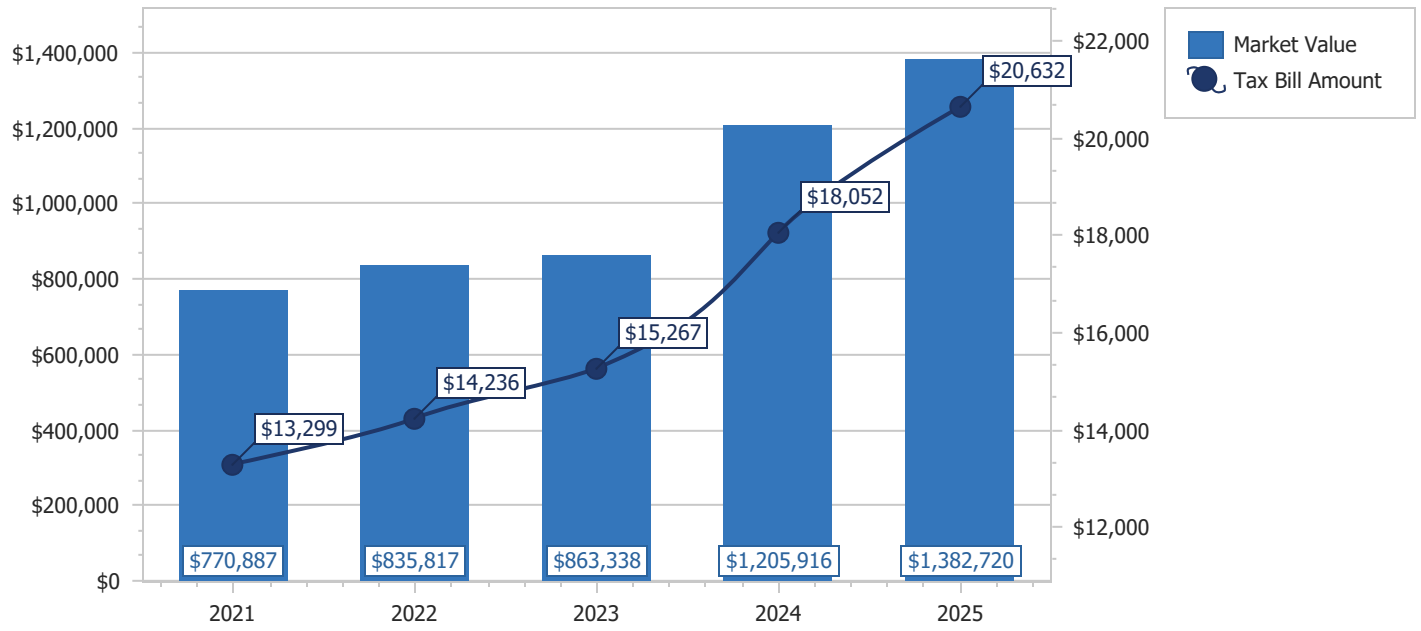
Zoning	
Zoning	SC3
Description	
Future Land Use	WDBD
Description	

Political Representation	
Commissioner	District 5 - Andria Herr
US Congress	District 7 - Cory Mills
State House	District 36 - Rachel Plakon
State Senate	District 10 - Jason Brodeur
Voting Precinct	Precinct 8

School Districts	
Elementary	Region 3
Middle	Markham Woods
High	Seminole

Utilities	
Fire Station #	Station: 31 Zone: 313
Power Company	FPL
Phone (Analog)	AT&T
Water	Sanford
Sewage	City Of Sanford
Garbage Pickup	
Recycle	
Yard Waste	
Hauler #	

Property Value History



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