

Property Record - 06-23-27-4284-04-140

Orange County Property Appraiser • <http://www.ocpafl.org>

Property Summary as of 01/27/2020

Property Name

Green Machine Nursery

Names

Green Machine Inc

Municipality

ORG - Un-Incorporated

Property Use

6900 - Ornamental

Mailing Address

Po Box 783036
Winter Garden, FL 34778-3036

Physical Address

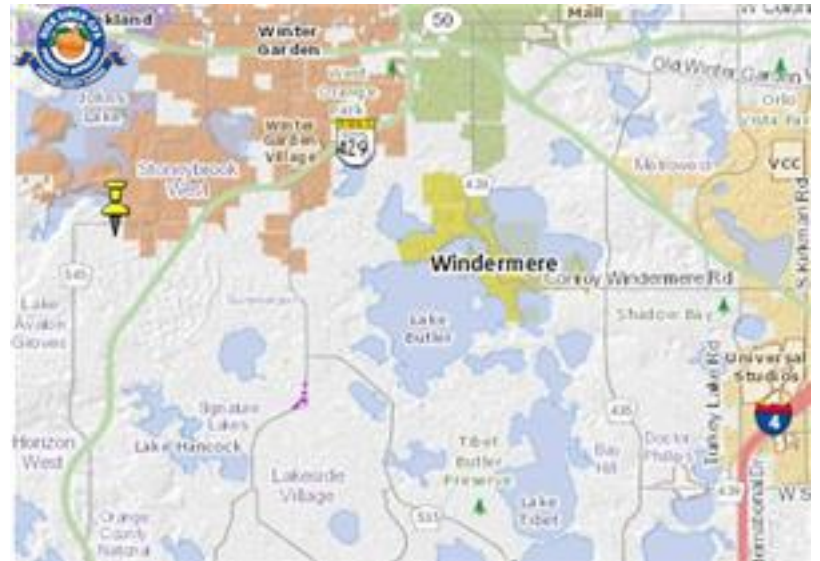
16363 Davenport Rd
Winter Garden, FL 34787



QR Code For Mobile Phone



272306428404140 05/17/2006



Value and Taxes

Historical Value and Tax Benefits

Tax Year Values	Land Building(s)	Feature(s)	Market Value	Ag Benefits	Assessed Value
2019	✓ MKT		\$173,451 + \$275,430 + \$150,234 = \$599,115 (3.0%)	-\$169,077	\$430,038 (2.2%)
2018	✓ MKT		\$165,191 + \$268,027 + \$148,382 = \$581,600 (10.0%)	-\$160,817	\$420,783 (9.8%)
2017	✓ MKT		\$150,174 + \$230,329 + \$148,382 = \$528,885 (1.2%)	-\$145,800	\$383,085 (.73%)
2016	✓ MKT		\$147,000 + \$227,506 + \$148,382 = \$522,888	-\$142,590	\$380,298

Tax Year Benefits	Ag Benefits	Tax Savings
2019 ✓ \$ AG	\$169,077	\$2,740
2018 ✓ \$ AG	\$160,817	\$2,639
2017 ✓ \$ AG	\$145,800	\$2,420
2016 ✓ \$ AG	\$142,590	\$2,418

2019 Taxable Value and Certified Taxes

Taxing Authority	Assd Value	Exemption	Tax Value	Millage Rate	Taxes	%
Public Schools: By State Law (Rle)	\$430,038	\$0	\$430,038	3.8610 (-4.69%)	\$1,660.38	24 %
Public Schools: By Local Board	\$430,038	\$0	\$430,038	3.2480 (0.00%)	\$1,396.76	20 %
Orange County (General)	\$430,038	\$0	\$430,038	4.4347 (0.00%)	\$1,907.09	27 %
Unincorporated County Fire	\$430,038	\$0	\$430,038	2.2437 (0.00%)	\$964.88	14 %
Unincorporated Taxing District	\$430,038	\$0	\$430,038	1.8043 (0.00%)	\$775.92	11 %
Library - Operating Budget	\$430,038	\$0	\$430,038	0.3748 (0.00%)	\$161.18	2 %
St Johns Water Management District	\$430,038	\$0	\$430,038	0.2414 (-5.78%)	\$103.81	1 %
				16.2079	\$6,970.02	

2019 Non-Ad Valorem Assessments

Levying Authority	Assessment Description	Units	Rate	Assessment
There are no Non-Ad Valorem Assessments				

Property Features

Property Description

LAKE AVALON GROVES H/24 LOT 14D (LESS BEG 25 FT N OF SE COR OF NW1/4 OF NE1/4 RUN W 288.44 FT N 380.31 FT W 87.36 FT N 262.25 FT E 385.1 FT S 640.36 FT TO POB) IN SEC 8-23-27

Total Land Area

211,802 sqft (+/-)

|

4.86 acres (+/-)

GIS Calculated

Land

Land Use Code	Zoning	Land Units	Unit Price	Land Value	Class	Unit Price	Class Value
6900 - Ornamental	A-1	4.86 ACRE(S)	working...	working...	working...		working...

Buildings

Model Code	06 - Warehouse	Subarea Description	Sqft	Value
Type Code	4800 - Warehousing	BAS - Base Area	2610	working...
Building Value	working...			
Estimated New Cost	working...			
Actual Year Built	1980			
Beds	0			
Baths	0.0			
Floors	1			
Gross Area	2610 sqft			
Living Area	2610 sqft			
Exterior Wall	Minimum			
Interior Wall	None			

Model Code	02 - Manufactured Home	Subarea Description	Sqft	Value
Type Code	0202 - Manufactured Home	BAS - Base Area	672	working...
Building Value	working...			
Estimated New Cost	working...			
Actual Year Built	1990			
Beds	1			
Baths	1.0			
Floors	1			
Gross Area	672 sqft			
Living Area	672 sqft			
Exterior Wall	Alum/Vylsd			
Interior Wall	Plywood.Pn			

Subarea Description	Sqft	Value
BAS - Base Area	4800	working...
CLP - C Load Pfm	705	working...

Model Code 06 - Warehouse
Type Code 4800 - Warehousing
Building Value working...
Estimated New Cost working...
Actual Year Built 2006
Beds
Baths
Floors 1
Gross Area 5505 sqft
Living Area 4800 sqft
Exterior Wall Modl.Metal
Interior Wall None

Extra Features

Description	Date Built	Units	Unit Price	XFOB Value
6210 - Misc Concrete	01/01/1980	7330 Unit(s)	working...	working...
5092 - Greenhouse Metal/Poly 3	02/17/1994	10080 Unit(s)	working...	working...
5092 - Greenhouse Metal/Poly 3	02/17/1994	17496 Unit(s)	working...	working...
5092 - Greenhouse Metal/Poly 3	02/17/1994	20160 Unit(s)	working...	working...
5092 - Greenhouse Metal/Poly 3	02/17/1994	15552 Unit(s)	working...	working...
5092 - Greenhouse Metal/Poly 3	01/01/1987	25200 Unit(s)	working...	working...
5060 - Greenhouse Metal/Fiberglass 1	01/01/1987	7800 Unit(s)	working...	working...
5570 - Shade House 1 Cable/Wood	01/01/1987	15600 Unit(s)	working...	working...
5590 - Small Shed	01/01/1998	3 Unit(s)	working...	working...
5060 - Greenhouse Metal/Fiberglass 1	01/01/1987	1950 Unit(s)	working...	working...

Sales

Sales History

Sale Date	Sale Amount	Instrument #	Book/Page	Deed Code	Seller(s)	Buyer(s)	Vac/Imp
10/01/1980	\$100	19811694053	03220 / 1229	Quitclaim Deed			Improved
06/01/1976	\$21,300	19761022237	02721 / 1988	Warranty Deed			Improved

Services for Location

TPP Accounts At Location

Account	Market Value	Taxable Value	Business Name(s)	Business Address
REG-014632	working...	working...	Green Machine Inc	16363 Davenport Rd

Schools

Sunridge (Middle School)

Principal	Ms. Patricia Bowen-Painter
Office Phone	407.656.0794
Grades	2019: A 2018: A 2017: A

Whispering Oak (Elementary)

Principal	Mr. Lee Montgomery
Office Phone	407.656.7773
Grades	2019: A 2018: A 2017: A

Windermere (High School)

Principal	Mr. Douglas Guthrie
Office Phone	407.347.0980
Grades	2019: B 2018: B 2017:

Community/Neighborhood Association

Name	Avalon Home and Property Owners Association,Inc. (La...
Gated?	No
Number Of Households	170

Utilities/Services

Electric	Duke Energy
Water	Orange County
Recycling (Monday)	Orange County
Trash (Monday)	Orange County
Yard Waste (Tuesday)	Orange County

Elected Officials

School Board Representative	Melissa Byrd
State Senate	Randolph Bracy
State Representative	Geraldine F. "Geri" Thompson
County Commissioner	Betsy VanderLey

US Representative

Val Demings

Orange County Property
Appraiser

Rick Singh