DR-489V
R. 01/26
Rule 12D-16.002, FAC
Eff. 02/26

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: Seminole County BCC **County:** Seminole **Date Certified:** 06/24/2026

Check one of the following:
X County ____ Municipality
____ School District ____ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I Real Property Including Subsurface Rights	Column II Personal Property	Column III Centrally Assessed Property	Column IV Total Property	
Just Value						
1	Just Value (193.011, F.S.)	88,020,033,422	3,804,560,917	13,295,524	**91,837,889,863**	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.461, F.S.)	600,304,248			**600,304,248**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		23,604		**23,604**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	45,958,779,165			**45,958,779,165**	8
9	Just Value of Non-Homestead Residential Property (193.1554, F.S.)	14,754,586,432			**14,754,586,432**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	26,706,363,577		8,611,713	**26,714,975,290**	10
11	Just Value of Working Waterfront Property (Art. VII, s.4(j), State Constitution)				**0**	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	15,203,762,517			**15,203,762,517**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1554, F.S.)	428,743,454			**428,743,454**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	4,410,403,041			**4,410,403,041**	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.461, F.S.)	3,254,192			**3,254,192**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		23,604		**23,604**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	30,755,016,648			**30,755,016,648**	21
22	Assessed Value of Non-Homestead Residential Property (193.1554, F.S.)	14,325,842,978			**14,325,842,978**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	22,295,960,536		8,611,713	**22,304,572,249**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.4(j), State Constitution)				**0**	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**67,380,074,354**	**3,804,560,917**	**13,295,524**	**71,197,930,795**	25
Exemptions						
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	2,702,832,456			**2,702,832,456**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	2,772,360,943			**2,772,360,943**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	252,696,930			**252,696,930**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		162,997,546	771,671	**163,769,217**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	1,559,277,450	147,868,543		**1,707,145,993**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	2,101,942,576	415,080,981		**2,517,023,557**	31
32	Widows / Widowers Exemption (196.202, F.S.)	39,466,109			**39,466,109**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	675,871,238			**675,871,238**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	64,439			**64,439**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *	0			**0**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	2,300,162			**2,300,162**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	42,908,476			**42,908,476**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	969,205			**969,205**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		8,810,063		**8,810,063**	42
Total Exempt Value						
43	Total Exempt Value (add 26 through 42)	**10,150,689,984**	**734,757,133**	**771,671**	**10,886,218,788**	43
Total Taxable Value						
44	Total Taxable Value (25 minus 43)	**57,229,384,370**	**3,069,803,784**	**12,523,853**	**60,311,712,007**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole

Date Certified: 06/24/2026

Taxing Authority: Seminole County BCC

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	793,147,587	696,970,868
2	Additions		
3	Annexations	0	0
4	Deletions	16,123,092	15,081,051
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%	0	0
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value	0	0
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	777,024,495	681,889,817

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	-
9	Just Value of Centrally Assessed Railroad Property Value	11,770,148
10	Just Value of Centrally Assessed Private Car Line Property Value	1,525,376

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	1411
12	Value of Transferred Homestead Differential	181,946,488

Total Parcels or Accounts

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
13	Total Parcels or Accounts	181,125	13,519
	Property with Reduced Assessed Value		
14	Land Classified Agricultural (193.461, F.S.)	796	-
15	Land Classified High-Water Recharge (193.625, F.S.) *	-	-
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)	-	-
17	Pollution Control Devices (193.621, F.S.)	-	4
18	Historic Property used for Commercial Purposes (193.503, F.S.) *	-	-
19	Historically Significant Property (193.505, F.S.)	-	-
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	93,425	-
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	13,384	-
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	6,628	-
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)	-	-
	Other Reductions in Assessed Value		
24	Lands Available for Taxes (197.502, F.S.)	0	-
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	30	-
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	404	-

*** Applicable only to County or Municipal Local Option Levies**

DR-489V
R. 01/26
Rule 12D-16.002, FAC
Eff. 02/26

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: Seminole County Fire District (MSTU) **County:** Seminole **Date Certified:** 06/24/2026

Check one of the following:

____ County ____ Municipality
____ School District ____ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I Real Property Including Subsurface Rights	Column II Personal Property	Column III Centrally Assessed Property	Column IV Total Property	
Just Value						
1	Just Value (193.011, F.S.)	61,070,553,537	2,348,528,971	8,446,941	**63,427,529,449**	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.561, F.S.)	0			**0**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		10,613		**10,613**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	34,935,259,031			**34,935,259,031**	8
9	Just Value of Non-Homestead Residential Property (193.1555, F.S.)	10,797,871,695			**10,797,871,695**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	15,337,422,811		5,394,348	**15,342,817,159**	10
11	Just Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	11,564,916,904			**11,564,916,904**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1555, F.S.)	319,035,612			**319,035,612**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	2,374,138,561			**2,374,138,561**	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.561, F.S.)	0			**0**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		10,613		**10,613**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	23,370,342,127			**23,370,342,127**	21
22	Assessed Value of Non-Homestead Residential Property (193.1555, F.S.)	10,478,836,083			**10,478,836,083**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	12,963,284,250		5,394,348	**12,968,678,598**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**46,812,462,460**	**2,348,528,971**	**8,446,941**	**49,169,438,372**	25
Exemptions						
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	1,990,416,667			**1,990,416,667**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	2,043,639,746			**2,043,639,746**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	0			**0**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		94,787,278	398,304	**95,185,582**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	697,718,077	89,384,389		**787,102,466**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	1,264,107,892	272,289,279		**1,536,397,171**	31
32	Widows / Widowers Exemption (196.202, F.S.)	29,756,003			**29,756,003**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	485,307,425			**485,307,425**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	0			**0**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *				**0**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	1,615,566			**1,615,566**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	34,348,138			**34,348,138**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	817,956			**817,956**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		6,788,378		**6,788,378**	42
Total Exempt Value						
43	Total Exempt Value (add 26 through 42)	**6,547,727,470**	**463,249,324**	**398,304**	**7,011,375,098**	43
Total Taxable Value						
44	Total Taxable Value (25 minus 43)	**40,264,734,990**	**1,885,279,647**	**8,048,637**	**42,158,063,274**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole

Date Certified: 06/24/2026

Taxing Authority: Seminole County Fire District

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	455,756,392	408,063,617
2	Additions		
3	Annexations		
4	Deletions	12,701,805	11,846,011
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%		
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value		
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	443,054,587	396,217,606

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	
9	Just Value of Centrally Assessed Railroad Property Value	7,670,062
10	Just Value of Centrally Assessed Private Car Line Property Value	776,879

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	1042
12	Value of Transferred Homestead Differential	140,403,140

Total Parcels or Accounts

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
13	Total Parcels or Accounts	129,837	8,039
	Property with Reduced Assessed Value		
14	Land Classified Agricultural (193.461, F.S.)	0	
15	Land Classified High-Water Recharge (193.625, F.S.) *		
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)		
17	Pollution Control Devices (193.621, F.S.)		2
18	Historic Property used for Commercial Purposes (193.503, F.S.) *		
19	Historically Significant Property (193.505, F.S.)		
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	69,092	
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	9,736	
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	3,544	
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)		
	Other Reductions in Assessed Value		
24	Lands Available for Taxes (197.502, F.S.)	0	
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	21	
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	297	

*** Applicable only to County or Municipal Local Option Levies**

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: Seminole County Road District (MSTU) **County: Seminole** **Date Certified: 06/24/2026**

Check one of the following:

____ County ____ Municipality
____ School District ____ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I Real Property Including Subsurface Rights	Column II Personal Property	Column III Centrally Assessed Property	Column IV Total Property	
Just Value						
1	Just Value (193.011, F.S.)	43,335,573,366	1,486,770,592	7,723,791	**44,830,067,749**	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.461, F.S.)	0			**0**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		10,613		**10,613**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	26,648,637,011			**26,648,637,011**	8
9	Just Value of Non-Homestead Residential Property (193.1554, F.S.)	7,807,959,579			**7,807,959,579**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	8,878,976,776		4,917,191	**8,883,893,967**	10
11	Just Value of Working Waterfront Property (Art. VII, s.4(j), State Constitution)				**0**	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	8,681,311,668			**8,681,311,668**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1554, F.S.)	225,922,022			**225,922,022**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	1,699,191,337			**1,699,191,337**	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.461, F.S.)	0			**0**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		10,613		**10,613**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	17,967,325,343			**17,967,325,343**	21
22	Assessed Value of Non-Homestead Residential Property (193.1554, F.S.)	7,582,037,557			**7,582,037,557**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	7,179,785,439		4,917,191	**7,184,702,630**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.4(j), State Constitution)				**0**	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**32,729,148,339**	**1,486,770,592**	**7,723,791**	**34,223,642,722**	25
Exemptions						
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	1,407,652,711			**1,407,652,711**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	1,460,218,015			**1,460,218,015**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	0			**0**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		55,909,335	327,582	**56,236,917**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	440,422,120	69,405,455		**509,827,575**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	804,145,941	42,564,661		**846,710,602**	31
32	Widows / Widowers Exemption (196.202, F.S.)	20,055,661			**20,055,661**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	362,989,652			**362,989,652**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	0			**0**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *				**0**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	1,257,944			**1,257,944**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	26,495,421			**26,495,421**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	585,487			**585,487**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		686,891		**686,891**	42
Total Exempt Value						
43	Total Exempt Value (add 26 through 42)	**4,523,822,952**	**168,566,342**	**327,582**	**4,692,716,876**	43
Total Taxable Value						
44	Total Taxable Value (25 minus 43)	**28,205,325,387**	**1,318,204,250**	**7,396,209**	**29,530,925,846**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole **Date Certified:** 06/24/2026

Taxing Authority: Seminole County Road District

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	269,383,374	229,333,273
2	Additions		
3	Annexations		
4	Deletions	11,149,600	10,469,184
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%		
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value		
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	258,233,774	218,864,089

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	
9	Just Value of Centrally Assessed Railroad Property Value	7,089,696
10	Just Value of Centrally Assessed Private Car Line Property Value	634,095

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	741
12	Value of Transferred Homestead Differential	105,286,104

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
Total Parcels or Accounts			
13	Total Parcels or Accounts	90,052	4,727
Property with Reduced Assessed Value			
14	Land Classified Agricultural (193.461, F.S.)	0	
15	Land Classified High-Water Recharge (193.625, F.S.) *		
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)		
17	Pollution Control Devices (193.621, F.S.)		2
18	Historic Property used for Commercial Purposes (193.503, F.S.) *		
19	Historically Significant Property (193.505, F.S.)		
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	49,388	
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	6,396	
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	2,261	
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)		
Other Reductions in Assessed Value			
24	Lands Available for Taxes (197.502, F.S.)	0	
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	16	
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	204	

*** Applicable only to County or Municipal Local Option Levies**

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: Seminole County Public Schools **County: Seminole** **Date Certified: 06/24/2026**

Check one of the following:

____ County ____ Municipality
_X_ School District ____ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I	Column II	Column III	Column IV	
		Real Property Including Subsurface Rights	Personal Property	Centrally Assessed Property	Total Property	
Just Value						
1	Just Value (193.011, F.S.)	88,020,033,422	3,804,560,917	13,295,524	**91,837,889,863**	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.561, F.S.)	600,304,248			**600,304,248**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		23,604		**23,604**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	45,958,779,165			**45,958,779,165**	8
9	Just Value of Non-Homestead Residential Property (193.1555, F.S.)	14,754,586,432			**14,754,586,432**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	26,706,363,577		8,611,713	**26,714,975,290**	10
11	Just Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	15,203,762,517			**15,203,762,517**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1555, F.S.)	0			**0**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	0			**0**	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.561, F.S.)	3,254,192			**3,254,192**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		23,604		**23,604**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	30,755,016,648			**30,755,016,648**	21
22	Assessed Value of Non-Homestead Residential Property (193.1555, F.S.)	14,754,586,432			**14,754,586,432**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	26,706,363,577		8,611,713	**26,714,975,290**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**72,219,220,849**	**3,804,560,917**	**13,295,524**	**76,037,077,290**	25
Exemptions						
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	2,702,832,456			**2,702,832,456**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	0			**0**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	0			**0**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		162,997,546	771,671	**163,769,217**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	4,003,952,224	147,868,543		**4,151,820,767**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	3,109,646,649	415,080,981		**3,524,727,630**	31
32	Widows / Widowers Exemption (196.202, F.S.)	39,466,109			**39,466,109**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	747,017,188			**747,017,188**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	75,237			**75,237**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *	0			**0**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	2,300,162			**2,300,162**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	49,854,093			**49,854,093**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	1,046,852			**1,046,852**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		8,810,063		**8,810,063**	42
Total Exempt Value						
43	Total Exempt Value (add 26 through 42)	**10,656,190,970**	**734,757,133**	**771,671**	**11,391,719,774**	43
Total Taxable Value						
44	Total Taxable Value (25 minus 43)	**61,563,029,879**	**3,069,803,784**	**12,523,853**	**64,645,357,516**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole **Date Certified:** 06/24/2026

Taxing Authority: Seminole County Public Schools

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	793,147,587	716,803,598
2	Additions		
3	Annexations		
4	Deletions	16,123,092	15,270,282
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%		
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value		
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	777,024,495	701,533,316

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	
9	Just Value of Centrally Assessed Railroad Property Value	11,770,148
10	Just Value of Centrally Assessed Private Car Line Property Value	1,525,376

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	1411
12	Value of Transferred Homestead Differential	181,946,488

Total Parcels or Accounts

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
13	Total Parcels or Accounts	181,125	13,519
	Property with Reduced Assessed Value		
14	Land Classified Agricultural (193.461, F.S.)	796	
15	Land Classified High-Water Recharge (193.625, F.S.) *		
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)		
17	Pollution Control Devices (193.621, F.S.)		4
18	Historic Property used for Commercial Purposes (193.503, F.S.) *		
19	Historically Significant Property (193.505, F.S.)		
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	93,425	
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	0	
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	0	
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)		
	Other Reductions in Assessed Value		
24	Lands Available for Taxes (197.502, F.S.)	0	
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	30	
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	404	

*** Applicable only to County or Municipal Local Option Levies**

DR-489V
R. 01/26
Rule 12D-16.002, FAC
Eff. 02/26

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: St Johns River Water Management District **County:** Seminole **Date Certified:** 06/24/2026

Check one of the following:

____ County ____ Municipality

____ School District _X_ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I Real Property Including Subsurface Rights	Column II Personal Property	Column III Centrally Assessed Property	Column IV Total Property	
Just Value						
1	Just Value (193.011, F.S.)	88,020,033,422	3,804,560,917	13,295,524	**91,837,889,863**	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.561, F.S.)	600,304,248			**600,304,248**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		23,604		**23,604**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	45,958,779,165			**45,958,779,165**	8
9	Just Value of Non-Homestead Residential Property (193.1555, F.S.)	14,754,586,432			**14,754,586,432**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	26,706,363,577		8,611,713	**26,714,975,290**	10
11	Just Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	15,203,762,517			**15,203,762,517**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1555, F.S.)	428,743,454			**428,743,454**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	4,410,403,041			**4,410,403,041**	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.561, F.S.)	3,254,192			**3,254,192**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		23,604		**23,604**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	30,755,016,648			**30,755,016,648**	21
22	Assessed Value of Non-Homestead Residential Property (193.1555, F.S.)	14,325,842,978			**14,325,842,978**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	22,295,960,536		8,611,713	**22,304,572,249**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**67,380,074,354**	**3,804,560,917**	**13,295,524**	**71,197,930,795**	25
Exemptions						
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	2,702,832,456			**2,702,832,456**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	2,772,360,943			**2,772,360,943**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	0			**0**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		162,997,546	771,671	**163,769,217**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	1,559,277,450	147,868,543		**1,707,145,993**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	2,101,942,576	415,080,981		**2,517,023,557**	31
32	Widows / Widowers Exemption (196.202, F.S.)	39,466,109			**39,466,109**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	678,933,187			**678,933,187**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	64,439			**64,439**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *	0			**0**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	2,300,162			**2,300,162**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	43,910,426			**43,910,426**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	969,205			**969,205**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		8,810,063		**8,810,063**	42
Total Exempt Value						
43	Total Exempt Value (add 26 through 42)	**9,902,056,953**	**734,757,133**	**771,671**	**10,637,585,757**	43
Total Taxable Value						
44	Total Taxable Value (25 minus 43)	**57,478,017,401**	**3,069,803,784**	**12,523,853**	**60,560,345,038**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole **Date Certified:** 06/24/2026

Taxing Authority: St Johns River Water Management District

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	793,147,587	697,170,868
2	Additions		
3	Annexations		
4	Deletions	16,123,092	15,081,051
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%		
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value		
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	777,024,495	682,089,817

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	
9	Just Value of Centrally Assessed Railroad Property Value	11,770,148
10	Just Value of Centrally Assessed Private Car Line Property Value	1,525,376

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	1411
12	Value of Transferred Homestead Differential	181,946,488

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
	Total Parcels or Accounts		
13	Total Parcels or Accounts	181,125	13,519
	Property with Reduced Assessed Value		
14	Land Classified Agricultural (193.461, F.S.)	796	
15	Land Classified High-Water Recharge (193.625, F.S.) *		
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)		
17	Pollution Control Devices (193.621, F.S.)		4
18	Historic Property used for Commercial Purposes (193.503, F.S.) *		
19	Historically Significant Property (193.505, F.S.)		
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	93,425	
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	13,384	
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	6,628	
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)		
	Other Reductions in Assessed Value		
24	Lands Available for Taxes (197.502, F.S.)	0	
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	30	
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	404	

*** Applicable only to County or Municipal Local Option Levies**

DR-489V
R. 01/26
Rule 12D-16.002, FAC
Eff. 02/26

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: Altamonte Springs **County:** Seminole **Date Certified:** 06/24/2026

Check one of the following:

____ County ___X___ Municipality
____ School District ____ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I Real Property Including Subsurface Rights	Column II Personal Property	Column III Centrally Assessed Property	Column IV Total Property	
Just Value						
1	Just Value (193.011, F.S.)	7,220,986,417	598,174,871	651,280	**7,819,812,568**	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.561, F.S.)	0			**0**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		0		**0**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	2,179,026,630			**2,179,026,630**	8
9	Just Value of Non-Homestead Residential Property (193.1555, F.S.)	1,148,639,843			**1,148,639,843**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	3,893,319,944		429,737	**3,893,749,681**	10
11	Just Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	746,743,401			**746,743,401**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1555, F.S.)	37,752,799			**37,752,799**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	315,386,105			**315,386,105**	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.561, F.S.)	0			**0**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		0		**0**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	1,432,283,229			**1,432,283,229**	21
22	Assessed Value of Non-Homestead Residential Property (193.1555, F.S.)	1,110,887,044			**1,110,887,044**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	3,577,933,839		429,737	**3,578,363,576**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**6,121,104,112**	**598,174,871**	**651,280**	**6,719,930,263**	25
Exemptions						
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	184,131,313			**184,131,313**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	179,475,282			**179,475,282**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	28,220,818			**28,220,818**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		24,585,488	63,688	**24,649,176**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	124,353,216	13,972,838		**138,326,054**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	304,292,759	226,774,363		**531,067,122**	31
32	Widows / Widowers Exemption (196.202, F.S.)	3,165,000			**3,165,000**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	20,692,603			**20,692,603**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	0			**0**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *	0			**0**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	45,802			**45,802**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	1,201,795			**1,201,795**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	0			**0**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		4,976,279		**4,976,279**	42
Total Exempt Value						
43	Total Exempt Value (add 26 through 42)	**845,578,588**	**270,308,968**	**63,688**	**1,115,951,244**	43
Total Taxable Value						
44	Total Taxable Value (25 minus 43)	**5,275,525,524**	**327,865,903**	**587,592**	**5,603,979,019**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

DR-489V
R. 01/26

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole

Date Certified: 06/24/2026

Taxing Authority: Altamonte Springs

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	155,182,185	151,591,430
2	Additions		
3	Annexations	0	0
4	Deletions	237,520	237,520
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%		
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value		
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	154,944,665	151,353,910

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	
9	Just Value of Centrally Assessed Railroad Property Value	522,689
10	Just Value of Centrally Assessed Private Car Line Property Value	128,591

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	83
12	Value of Transferred Homestead Differential	7,338,590

Total Parcels or Accounts

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
13	Total Parcels or Accounts	14,900	1,869

Property with Reduced Assessed Value

		Column 1	Column 2
14	Land Classified Agricultural (193.461, F.S.)	0	
15	Land Classified High-Water Recharge (193.625, F.S.) *		
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)		
17	Pollution Control Devices (193.621, F.S.)		0
18	Historic Property used for Commercial Purposes (193.503, F.S.) *		
19	Historically Significant Property (193.505, F.S.)		
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	6,007	
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	1,573	
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	620	
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)		

Other Reductions in Assessed Value

		Column 1	Column 2
24	Lands Available for Taxes (197.502, F.S.)	0	
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	1	
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	18	

*** Applicable only to County or Municipal Local Option Levies**

DR-489V
R. 01/26
Rule 12D-16.002, FAC
Eff. 02/26

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: Casselberry **County:** Seminole **Date Certified:** 06/24/2026

Check one of the following:

____ County _X_ Municipality
____ School District ____ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I	Column II	Column III	Column IV	
		Real Property Including Subsurface Rights	Personal Property	Centrally Assessed Property	Total Property	
Just Value						
1	Just Value (193.011, F.S.)	3,959,778,345	150,764,022	0	**4,110,542,367**	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.561, F.S.)	0			**0**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		0		**0**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	1,640,531,462			**1,640,531,462**	8
9	Just Value of Non-Homestead Residential Property (193.1555, F.S.)	771,561,069			**771,561,069**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	1,547,685,814		0	**1,547,685,814**	10
11	Just Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	580,148,788			**580,148,788**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1555, F.S.)	30,079,898			**30,079,898**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	152,765,214			**152,765,214**	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.561, F.S.)	0			**0**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		0		**0**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	1,060,382,674			**1,060,382,674**	21
22	Assessed Value of Non-Homestead Residential Property (193.1555, F.S.)	741,481,171			**741,481,171**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	1,394,920,600		0	**1,394,920,600**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**3,196,784,445**	**150,764,022**	**0**	**3,347,548,467**	25
Exemptions						
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	143,122,498			**143,122,498**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	139,892,483			**139,892,483**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	2,444,531			**2,444,531**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		10,186,886	0	**10,186,886**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	64,968,793	1,879,475		**66,848,268**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	116,791,072	2,144,340		**118,935,412**	31
32	Widows / Widowers Exemption (196.202, F.S.)	2,454,799			**2,454,799**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	18,061,129			**18,061,129**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	0			**0**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *	0			**0**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	0			**0**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	1,241,858			**1,241,858**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	124,760			**124,760**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		1,066,146		**1,066,146**	42
Total Exempt Value						
43	Total Exempt Value (add 26 through 42)	**489,101,923**	**15,276,847**	**0**	**504,378,770**	43
Total Taxable Value						
44	Total Taxable Value (25 minus 43)	**2,707,682,522**	**135,487,175**	**0**	**2,843,169,697**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole **Date Certified:** 06/24/2026

Taxing Authority: Casselberry

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	12,573,695	11,965,434
2	Additions		
3	Annexations	0	0
4	Deletions	755,741	580,363
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%		
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value		
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	11,817,954	11,385,071

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	
9	Just Value of Centrally Assessed Railroad Property Value	0
10	Just Value of Centrally Assessed Private Car Line Property Value	0

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	58
12	Value of Transferred Homestead Differential	5,807,034

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
	Total Parcels or Accounts		
13	Total Parcels or Accounts	10,367	914
	Property with Reduced Assessed Value		
14	Land Classified Agricultural (193.461, F.S.)	0	
15	Land Classified High-Water Recharge (193.625, F.S.) *		
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)		
17	Pollution Control Devices (193.621, F.S.)		0
18	Historic Property used for Commercial Purposes (193.503, F.S.) *		
19	Historically Significant Property (193.505, F.S.)		
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	4,721	
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	1,034	
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	434	
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)		
	Other Reductions in Assessed Value		
24	Lands Available for Taxes (197.502, F.S.)	0	
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	0	
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	22	

*** Applicable only to County or Municipal Local Option Levies**

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: Lake Mary **County:** Seminole **Date Certified:** 06/24/2026

Check one of the following:

____ County _X_ Municipality
____ School District ____ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I Real Property Including Subsurface Rights	Column II Personal Property	Column III Centrally Assessed Property	Column IV Total Property	
Just Value						
1	Just Value (193.011, F.S.)	5,080,221,308	382,357,371	1,033,063	**5,463,611,742**	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.561, F.S.)	2,870,700			**2,870,700**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		12,009		**12,009**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	2,074,881,727			**2,074,881,727**	8
9	Just Value of Non-Homestead Residential Property (193.1555, F.S.)	543,033,858			**543,033,858**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	2,459,435,023		681,651	**2,460,116,674**	10
11	Just Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	627,275,465			**627,275,465**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1555, F.S.)	9,941,299			**9,941,299**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	198,588,439			**198,588,439**	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.561, F.S.)	7,107			**7,107**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		12,009		**12,009**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	1,447,606,262			**1,447,606,262**	21
22	Assessed Value of Non-Homestead Residential Property (193.1555, F.S.)	533,092,559			**533,092,559**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	2,260,846,584		681,651	**2,261,528,235**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**4,241,552,512**	**382,357,371**	**1,033,063**	**4,624,942,946**	25
Exemptions						
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	108,825,000			**108,825,000**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	113,236,455			**113,236,455**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	0			**0**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		15,799,669	101,008	**15,900,677**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	108,228,564	7,197,332		**115,425,896**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	205,258,700	74,807,280		**280,065,980**	31
32	Widows / Widowers Exemption (196.202, F.S.)	1,825,000			**1,825,000**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	28,918,426			**28,918,426**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	13,140			**13,140**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *	0			**0**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	217,817			**217,817**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	2,255,602			**2,255,602**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	0			**0**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		183,988		**183,988**	42
Total Exempt Value						
43	Total Exempt Value (add 26 through 42)	**568,778,704**	**97,988,269**	**101,008**	**666,867,981**	43
Total Taxable Value						
44	Total Taxable Value (25 minus 43)	**3,672,773,808**	**284,369,102**	**932,055**	**3,958,074,965**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole **Date Certified:** 06/24/2026

Taxing Authority: Lake Mary

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	44,271,602	24,161,289
2	Additions		
3	Annexations	0	0
4	Deletions	558,524	511,499
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%		
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value		
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	43,713,078	23,649,790

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	
9	Just Value of Centrally Assessed Railroad Property Value	829,092
10	Just Value of Centrally Assessed Private Car Line Property Value	203,971

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	75
12	Value of Transferred Homestead Differential	8,312,423

Total Parcels or Accounts

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
13	Total Parcels or Accounts	7,064	1,256
	Property with Reduced Assessed Value		
14	Land Classified Agricultural (193.461, F.S.)	4	
15	Land Classified High-Water Recharge (193.625, F.S.) *		
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)		
17	Pollution Control Devices (193.621, F.S.)		1
18	Historic Property used for Commercial Purposes (193.503, F.S.) *		
19	Historically Significant Property (193.505, F.S.)		
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	3,824	
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	268	
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	327	
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)		
	Other Reductions in Assessed Value		
24	Lands Available for Taxes (197.502, F.S.)	0	
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	1	
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	22	

*** Applicable only to County or Municipal Local Option Levies**

DR-489V
R. 01/26
Rule 12D-16.002, FAC
Eff. 02/26

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: Longwood **County:** Seminole **Date Certified:** 06/24/2026

Check one of the following:

____ County _X_ Municipality
____ School District ____ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I Real Property Including Subsurface Rights	Column II Personal Property	Column III Centrally Assessed Property	Column IV Total Property	
Just Value						
1	Just Value (193.011, F.S.)	3,190,038,881	181,270,196	901,642	**3,372,210,719**	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.561, F.S.)	0			**0**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		0		**0**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	1,255,844,400			**1,255,844,400**	8
9	Just Value of Non-Homestead Residential Property (193.1555, F.S.)	453,746,166			**453,746,166**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	1,480,448,315		587,801	**1,481,036,116**	10
11	Just Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	429,891,222			**429,891,222**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1555, F.S.)	11,196,965			**11,196,965**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	134,621,405			**134,621,405**	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.561, F.S.)	0			**0**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		0		**0**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	825,953,178			**825,953,178**	21
22	Assessed Value of Non-Homestead Residential Property (193.1555, F.S.)	442,549,201			**442,549,201**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	1,345,826,910		587,801	**1,346,414,711**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**2,614,329,289**	**181,270,196**	**901,642**	**2,796,501,127**	25
Exemptions						
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	93,272,370			**93,272,370**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	97,097,222			**97,097,222**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	11,927,411			**11,927,411**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		12,540,377	75,514	**12,615,891**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	53,285,607	4,783,656		**58,069,263**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	136,364,674	36,460,718		**172,825,392**	31
32	Widows / Widowers Exemption (196.202, F.S.)	1,510,000			**1,510,000**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	15,684,730			**15,684,730**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	0			**0**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *	2,682,723	3,290,892		**5,973,615**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	151,019			**151,019**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	1,465,956			**1,465,956**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	151,249			**151,249**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		536,642		**536,642**	42
Total Exempt Value						
43	Total Exempt Value (add 26 through 42)	**413,592,961**	**57,612,285**	**75,514**	**471,280,760**	43
Total Taxable Value						
44	Total Taxable Value (25 minus 43)	**2,200,736,328**	**123,657,911**	**826,128**	**2,325,220,367**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole **Date Certified:** 06/24/2026

Taxing Authority: Longwood

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	62,643,578	58,388,163
2	Additions		
3	Annexations	0	0
4	Deletions	319,784	190,828
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%		
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value		
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	62,323,794	58,197,335

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	
9	Just Value of Centrally Assessed Railroad Property Value	749,986
10	Just Value of Centrally Assessed Private Car Line Property Value	151,656

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	31
12	Value of Transferred Homestead Differential	2,675,682

Total Parcels or Accounts

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
13	Total Parcels or Accounts	6,446	1,087
	Property with Reduced Assessed Value		
14	Land Classified Agricultural (193.461, F.S.)	0	
15	Land Classified High-Water Recharge (193.625, F.S.) *		
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)		
17	Pollution Control Devices (193.621, F.S.)		0
18	Historic Property used for Commercial Purposes (193.503, F.S.) *		
19	Historically Significant Property (193.505, F.S.)		
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	3,211	
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	348	
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	555	
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)		
	Other Reductions in Assessed Value		
24	Lands Available for Taxes (197.502, F.S.)	0	
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	3	
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	16	

*** Applicable only to County or Municipal Local Option Levies**

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Eff. 02/26

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: Oviedo **County:** Seminole **Date Certified:** 06/24/2026

Check one of the following:

____ County X Municipality
____ School District ____ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I	Column II	Column III	Column IV	
		Real Property Including Subsurface Rights	Personal Property	Centrally Assessed Property	Total Property	
	Just Value					
1	Just Value (193.011, F.S.)	7,334,725,449	206,218,371	0	**7,540,943,820**	1
	Just Value of All Property in the Following Categories					
2	Just Value of Land Classified Agricultural (193.561, F.S.)	15,305,993			**15,305,993**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		0		**0**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	4,523,614,879			**4,523,614,879**	8
9	Just Value of Non-Homestead Residential Property (193.1555, F.S.)	1,138,443,486			**1,138,443,486**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	1,657,361,091		0	**1,657,361,091**	10
11	Just Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	11
	Assessed Value of Differentials					
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	1,566,598,683			**1,566,598,683**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1555, F.S.)	16,131,901			**16,131,901**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	313,904,157			**313,904,157**	14
	Assessed Value of All Property in the Following Categories					
15	Assessed Value of Land Classified Agricultural (193.561, F.S.)	136,399			**136,399**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		0		**0**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	2,957,016,196			**2,957,016,196**	21
22	Assessed Value of Non-Homestead Residential Property (193.1555, F.S.)	1,122,311,585			**1,122,311,585**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	1,343,456,934		0	**1,343,456,934**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	24
	Total Assessed Value					
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**5,422,921,114**	**206,218,371**	**0**	**5,629,139,485**	25
	Exemptions					
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	237,800,000			**237,800,000**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	249,099,257			**249,099,257**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	0			**0**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		13,176,637	0	**13,176,637**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	58,532,717	9,838,062		**68,370,779**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	147,307,848	17,756,820		**165,064,668**	31
32	Widows / Widowers Exemption (196.202, F.S.)	2,680,000			**2,680,000**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	97,699,012			**97,699,012**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	0			**0**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *	0	0		**0**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	222,322			**222,322**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	4,012,055			**4,012,055**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	0			**0**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		431,997		**431,997**	42
	Total Exempt Value					
43	Total Exempt Value (add 26 through 42)	**797,353,211**	**41,203,516**	**0**	**838,556,727**	43
	Total Taxable Value					
44	Total Taxable Value (25 minus 43)	**4,625,567,903**	**165,014,855**	**0**	**4,790,582,758**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole **Date Certified:** 06/24/2026

Taxing Authority: Oviedo

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	53,334,704	50,036,260
2	Additions		
3	Annexations	0	0
4	Deletions	1,373,848	1,373,848
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%		
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value		
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	51,960,856	48,662,412

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	
9	Just Value of Centrally Assessed Railroad Property Value	0
10	Just Value of Centrally Assessed Private Car Line Property Value	0

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	118
12	Value of Transferred Homestead Differential	15,097,786

Total Parcels or Accounts

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
13	Total Parcels or Accounts	14,315	1,129
	Property with Reduced Assessed Value		
14	Land Classified Agricultural (193.461, F.S.)	24	
15	Land Classified High-Water Recharge (193.625, F.S.) *		
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)		
17	Pollution Control Devices (193.621, F.S.)		0
18	Historic Property used for Commercial Purposes (193.503, F.S.) *		
19	Historically Significant Property (193.505, F.S.)		
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	8,534	
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	453	
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	421	
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)		
	Other Reductions in Assessed Value		
24	Lands Available for Taxes (197.502, F.S.)	0	
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	4	
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	38	

*** Applicable only to County or Municipal Local Option Levies**

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The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: Sanford **County: Seminole** **Date Certified: 06/24/2026**

Check one of the following:

____ County _X_ Municipality
____ School District ____ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I Real Property Including Subsurface Rights	Column II Personal Property	Column III Centrally Assessed Property	Column IV Total Property	
Just Value						
1	Just Value (193.011, F.S.)	10,623,112,934	682,741,524	2,913,878	**11,308,768,336**	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.561, F.S.)	29,252,936			**29,252,936**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		982		**982**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	3,062,562,306			**3,062,562,306**	8
9	Just Value of Non-Homestead Residential Property (193.1555, F.S.)	1,819,847,858			**1,819,847,858**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	5,711,449,834		1,947,913	**5,713,397,747**	10
11	Just Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	978,176,754			**978,176,754**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1555, F.S.)	72,430,326			**72,430,326**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	1,377,199,680			**1,377,199,680**	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.561, F.S.)	33,806			**33,806**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		982		**982**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	2,084,385,552			**2,084,385,552**	21
22	Assessed Value of Non-Homestead Residential Property (193.1555, F.S.)	1,747,417,532			**1,747,417,532**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	4,334,250,154		1,947,913	**4,336,198,067**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**8,166,087,044**	**682,741,524**	**2,913,878**	**8,851,742,446**	25
Exemptions						
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	267,320,245			**267,320,245**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	263,981,486			**263,981,486**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	0			**0**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		25,761,835	196,845	**25,958,680**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	637,959,145	36,665,104		**674,624,249**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	348,903,462	13,766,884		**362,670,346**	31
32	Widows / Widowers Exemption (196.202, F.S.)	3,615,106			**3,615,106**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	50,188,875			**50,188,875**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	51,299			**51,299**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *	3,929,478	17,098,182		**21,027,660**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	0			**0**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	1,400,070			**1,400,070**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	0			**0**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		869,058		**869,058**	42
Total Exempt Value						
43	Total Exempt Value (add 26 through 42)	**1,577,349,166**	**94,161,063**	**196,845**	**1,671,707,074**	43
Total Taxable Value						
44	Total Taxable Value (25 minus 43)	**6,588,737,878**	**588,580,461**	**2,717,033**	**7,180,035,372**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole **Date Certified:** 06/24/2026

Taxing Authority: Sanford

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	175,285,118	155,032,436
2	Additions		
3	Annexations	2,957,577	912,579
4	Deletions	1,159,250	1,148,984
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%		
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value		
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	177,083,445	154,796,031

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	
9	Just Value of Centrally Assessed Railroad Property Value	2,521,008
10	Just Value of Centrally Assessed Private Car Line Property Value	392,870

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	144
12	Value of Transferred Homestead Differential	15,126,997

Total Parcels or Accounts

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
13	Total Parcels or Accounts	22,512	1,935
	Property with Reduced Assessed Value		
14	Land Classified Agricultural (193.461, F.S.)	26	
15	Land Classified High-Water Recharge (193.625, F.S.) *		
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)		
17	Pollution Control Devices (193.621, F.S.)		1
18	Historic Property used for Commercial Purposes (193.503, F.S.) *		
19	Historically Significant Property (193.505, F.S.)		
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	8,573	
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	2,578	
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	1,620	
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)		
	Other Reductions in Assessed Value		
24	Lands Available for Taxes (197.502, F.S.)	0	
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	0	
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	30	

*** Applicable only to County or Municipal Local Option Levies**

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The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll

Value Data

Taxing Authority: Winter Springs **County:** Seminole **Date Certified:** 06/24/2026

Check one of the following:

____ County X Municipality
____ School District ____ Independent Special District

Separate reports for MSTU's, Dependent Districts, and Water Management Basins are not required.

		Column I Real Property Including Subsurface Rights	Column II Personal Property	Column III Centrally Assessed Property	Column IV Total Property	
Just Value						
1	Just Value (193.011, F.S.)	6,574,804,204	116,263,970	71,870	**6,691,140,044**	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.561, F.S.)	19,756,875			**19,756,875**	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)				**0**	4
5	Just Value of Pollution Control Devices (193.621, F.S.)		0		**0**	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	6
7	Just Value of Historically Significant Property (193.505, F.S.)				**0**	7
8	Just Value of Homestead Property (193.155, F.S.)	4,467,063,928			**4,467,063,928**	8
9	Just Value of Non-Homestead Residential Property (193.1555, F.S.)	1,069,711,204			**1,069,711,204**	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	1,018,272,197		47,420	**1,018,319,617**	10
11	Just Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	1,556,713,047			**1,556,713,047**	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1555, F.S.)	25,280,893			**25,280,893**	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	206,795,905			**206,795,905**	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.561, F.S.)	90,826			**90,826**	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *				**0**	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)				**0**	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)		0		**0**	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *				**0**	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)				**0**	20
21	Assessed Value of Homestead Property (193.155, F.S.)	2,910,350,881			**2,910,350,881**	21
22	Assessed Value of Non-Homestead Residential Property (193.1555, F.S.)	1,044,430,311			**1,044,430,311**	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	811,476,292		47,420	**811,523,712**	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.5(j), State Constitution)				**0**	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	**4,766,348,310**	**116,263,970**	**71,870**	**4,882,684,150**	25
Exemptions						
26	$25,000 Homestead Exemption (196.031(1)(a), F.S.)	255,510,145			**255,510,145**	26
27	Additional $25,000 Homestead Exemption (196.031(1)(b), F.S.)	264,053,966			**264,053,966**	27
28	Additional Homestead Exemption Age 65 and Older up to $50,000 (196.075, F.S.) *	0			**0**	28
29	Tangible Personal Property $25,000 Exemption (196.183, F.S.)		5,037,319	7,034	**5,044,353**	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	67,973,948	4,126,621		**72,100,569**	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.19781, 196.19782, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	38,878,120	805,915		**39,684,035**	31
32	Widows / Widowers Exemption (196.202, F.S.)	4,080,543			**4,080,543**	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	83,434,041			**83,434,041**	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S)	0			**0**	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *				**0**	35
36	Economic Development Exemption (196.1995, F.S.) *	0			**0**	36
37	Lands Available for Taxes (197.502, F.S.)	0			**0**	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	311,820			**311,820**	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	5,355,182			**5,355,182**	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	107,709			**107,709**	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *				**0**	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)		59,062		**59,062**	42
Total Exempt Value						
43	Total Exempt Value (add 26 through 42)	**719,705,474**	**10,028,917**	**7,034**	**729,741,425**	43
Total Taxable Value						
44	Total Taxable Value (25 minus 43)	**4,046,642,836**	**106,235,053**	**64,836**	**4,152,942,725**	44

*** Applicable only to County or Municipal Local Option Levies**

Note: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

DR-489V
R. 01/26

The 2026 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

County: Seminole

Date Certified: 06/24/2026

Taxing Authority: Winter Springs

Additions/Deletions

		Just Value	Taxable Value
1	New Construction	18,617,138	15,173,480
2	Additions		
3	Annexations	1,309,035	1,309,035
4	Deletions	558,944	558,944
5	Rehabilitative Improvements Increasing Assessed Value by at Least 100%		
6	Total TPP taxable value in excess of 115% of Previous year total TPP taxable value		
7	Net New Value (1 + 2 + 3 -4 + 5 + 6 = 7)	19,367,229	15,923,571

Selected Just Values

		Just Value
8	Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	
9	Just Value of Centrally Assessed Railroad Property Value	57,677
10	Just Value of Centrally Assessed Private Car Line Property Value	14,193

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead Portability

11	# of Parcels Receiving Transfer of Homestead Differential	160
12	Value of Transferred Homestead Differential	21,971,412

		Column 1 Real Property Parcels	Column 2 Personal Property Accounts
Total Parcels or Accounts			
13	Total Parcels or Accounts	14,533	602
Property with Reduced Assessed Value			
14	Land Classified Agricultural (193.461, F.S.)	15	
15	Land Classified High-Water Recharge (193.625, F.S.) *		
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)		
17	Pollution Control Devices (193.621, F.S.)		0
18	Historic Property used for Commercial Purposes (193.503, F.S.) *		
19	Historically Significant Property (193.505, F.S.)		
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	8,976	
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	733	
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	229	
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)		
Other Reductions in Assessed Value			
24	Lands Available for Taxes (197.502, F.S.)	0	
25	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	4	
26	Disabled Veterans' Homestead Discount (196.082, F.S.)	53	

*** Applicable only to County or Municipal Local Option Levies**