

Taxing Authority: 0220 SOUTH DAYTONA OPER

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

The 2025 Revised Recapitulation of the Ad Valorem Assessment Roll
Value Data

County: VOLUSIA

Date Certified: 01/15/2026

Just Value		Column I Real Property Including Subsurface Rights	Column II Personal Property	Column III Centrally Assessed Property	Column IV Total Property	
1	Just Value (193.011, F.S.)	1,597,831,582	65,078,778	2,206,749	1,665,117,109	1
Just Value of All Property in the Following Categories						
2	Just Value of Land Classified Agricultural (193.461, F.S.)	0	0	0	0	2
3	Just Value of Land Classified High-Water Recharge (193.625, F.S.) *	0	0	0	0	3
4	Just Value of Land Classified and Used for Conservation Purposes (193.501, F.S.)	0	0	0	0	4
5	Just Value of Pollution Control Devices (193.621, F.S.)	0	0	0	0	5
6	Just Value of Historic Property used for Commercial Purposes (193.503, F.S.) *	0	0	0	0	6
7	Just Value of Historically Significant Property (193.505, F.S.)	0	0	0	0	7
8	Just Value of Homestead Property (193.155, F.S.)	857,494,948	0	0	857,494,948	8
9	Just Value of Non-Homestead Residential Property (193.1554, F.S.)	335,276,828	0	0	335,276,828	9
10	Just Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	405,059,806	0	1,739,286	406,799,092	10
11	Just Value of Working Waterfront Property (Art. VII, s.4(j), State Constitution)	0	0	0	0	11
Assessed Value of Differentials						
12	Homestead Assessment Differential: Just Value Minus Capped Value (193.155, F.S.)	318,477,839	0	0	318,477,839	12
13	Nonhomestead Residential Property Differential: Just Value Minus Capped Value (193.1554, F.S.)	22,056,678	0	0	22,056,678	13
14	Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (193.1555, F.S.)	16,088,670	0	0	16,088,670	14
Assessed Value of All Property in the Following Categories						
15	Assessed Value of Land Classified Agricultural (193.461, F.S.)	0	0	0	0	15
16	Assessed Value of Land Classified High-Water Recharge (193.625, F.S.) *	0	0	0	0	16
17	Assessed Value of Land Classified and used for Conservation Purposes (193.501, F.S.)	0	0	0	0	17
18	Assessed Value of Pollution Control Devices (193.621, F.S.)	0	0	0	0	18
19	Assessed Value of Historic Property used for Commercial Purposes (193.503, F.S.) *	0	0	0	0	19
20	Assessed Value of Historically Significant Property (193.505, F.S.)	0	0	0	0	20
21	Assessed Value of Homestead Property (193.155, F.S.)	539,017,109	0	0	539,017,109	21
22	Assessed Value of Non-Homestead Residential Property (193.1554, F.S.)	313,220,150	0	0	313,220,150	22
23	Assessed Value of Certain Residential and Non-Residential Property (193.1555, F.S.)	388,971,136	0	1,739,286	390,710,422	23
24	Assessed Value of Working Waterfront Property (Art. VII, s.4(j), State Constitution)	0	0	0	0	24
Total Assessed Value						
25	Total Assessed Value [Line 1 minus (2 through 11) plus (15 through 24)]	1,241,208,395	65,078,778	2,206,749	1,308,493,922	25
Exemptions						
26	\$25,000 Homestead Exemption (196.031(1)(a), F.S.)	79,216,744	0	0	79,216,744	26
27	Additional \$25,000 Homestead Exemption (196.031(1)(b), F.S.)	74,550,725	0	0	74,550,725	27
28	Additional Homestead Exemption Age 65 and Older up to \$50,000 (196.075, F.S.) *	7,421,429	0	0	7,421,429	28
29	Tangible Personal Property \$25,000 Exemption (196.183, F.S.)	0	7,271,582	34,554	7,306,136	29
30	Governmental Exemption (196.199, 196.1993, F.S.)	28,443,598	5,510	0	28,449,108	30
31	Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (196.196, 196.197, 196.1975, 196.1977, 196.1978, 196.1979, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1999, 196.2001, 196.2002, F.S.)	25,224,220	431,161	0	25,655,381	31
32	Widows / Widowers Exemption (196.202, F.S.)	1,414,252	0	0	1,414,252	32
33	Disability / Blind Exemptions (196.081, 196.091, 196.101, 196.102, 196.202, 196.24, F.S.)	23,253,074	0	0	23,253,074	33
34	Land Dedicated in Perpetuity for Conservation Purposes (196.26, F.S.)	0	0	0	0	34
35	Historic Property Exemption (196.1961, 196.1997, 196.1998, F.S.) *	0	0	0	0	35
36	Econ. Dev. Exemption (196.1995, F.S.), Licensed Child Care Facility in Ent. Zone (196.095, F.S.) *	0	0	0	0	36
37	Lands Available for Taxes (197.502, F.S.)	0	0	0	0	37
38	Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	0	0	0	0	38
39	Disabled Veterans' Homestead Discount (196.082, F.S.)	1,068,938	0	0	1,068,938	39
40	Deployed Service Member's Homestead Exemption (196.173, F.S.)	0	0	0	0	40
41	Additional Homestead Exemption Age 65 and Older and 25 yr Residence (196.075, F.S.) *	0	0	0	0	41
42	Renewable Energy Source Devices 80% Exemption (196.182, F.S.)	0	0	0	0	42
Total Exempt Value						
43	Total Exempt Value (add lines 26 through 42)	240,592,980	7,708,253	34,554	248,335,787	43
Total Taxable Value						
44	Total Taxable Value (line 25 minus 43)	1,000,615,415	57,370,525	2,172,195	1,060,158,135	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 2025 Revised Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts**

County: **VOLUSIA**

Date Certified: **01/15/2026**

Taxing Authority: **0220 SOUTH DAYTONA OPER**

Reconciliation of Preliminary and Final Tax Roll

Taxable Value

1	Operating Taxable Value as Shown on Preliminary Tax Roll	1,060,528,518
2	Additions to Operating Taxable Value Resulting from Petitions to the VAB	0
3	Deductions from Operating Taxable Value Resulting from Petitions to the VAB	0
4	Subtotal (1 + 2 - 3 = 4)	1,060,528,518
5	Other Additions to Operating Taxable Value	3,004,173
6	Other Deductions from Operating Taxable Value	3,374,556
7	Operating Taxable Value Shown on Final Tax Roll (4 + 5 - 6 = 7)	1,060,158,135

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.	1,600
9	Just Value of Centrally Assessed Railroad Property Value	1,987,787
10	Just Value of Centrally Assessed Private Car Line Property Value	218,962

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	32
12	Value of Transferred Homestead Differential	3,680,690

Total Parcels or Accounts

		Column 1	Column 2
		Real Property	Personal Property
		Parcels	Accounts
13	Total Parcels or Accounts	5,715	1,763

Property with Reduced Assessed Value

14	Land Classified Agricultural (193.461, F.S.)	0	0
15	Land Classified High-Water Recharge (193.625, F.S.) *	0	0
16	Land Classified and Used for Conservation Purposes (193.501, F.S.)	0	0
17	Pollution Control Devices (193.621, F.S.)	0	0
18	Historic Property used for Commercial Purposes (193.503, F.S.) *	0	0
19	Historically Significant Property (193.505, F.S.)	0	0
20	Homestead Property; Parcels with Capped Value (193.155, F.S.)	2,838	0
21	Non-Homestead Residential Property; Parcels with Capped Value (193.1554, F.S.)	914	0
22	Certain Residential and Non-Residential Property; Parcels with Capped Value (193.1555, F.S.)	240	0
23	Working Waterfront Property (Art. VII, s.4(j), State Constitution)	0	0

Other Reductions in Assessed Value

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

* Applicable only to County or Municipal Local Option Levies