

Single Family Residence

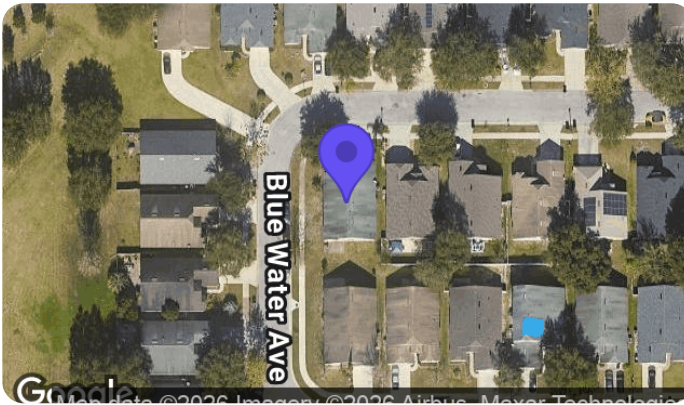
RESIDENTIAL

520 PLACID RUN RD

ORANGE CITY, FL 32763

\$312,765

TopHap Estimate · \$166 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,882 ft²

LIVING AREA

0.13 ac

LOT SIZE

2005

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$313K

\$295K low

\$331K high

Last Sale

\$315,000 · Jan 8, 2026

Est. Owner Equity

\$0

Loan-to-Value

103%

TAX & ASSESSMENT

Property Tax	\$5,154 (2024)
Assessed Value	\$268,973
Previous Assessed	\$268,973
Assessor Market Value	\$268,973

PROPERTY FACTS

Property Type	Single Family Residence
County	Volusia
Lot (acres)	0.13
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes

Patio · 160 ft²

Porch · 39 ft²

CLIMATE RISK

1
FLOOD

19
WILDFIRE

97
HEAT

61
STORM

32
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

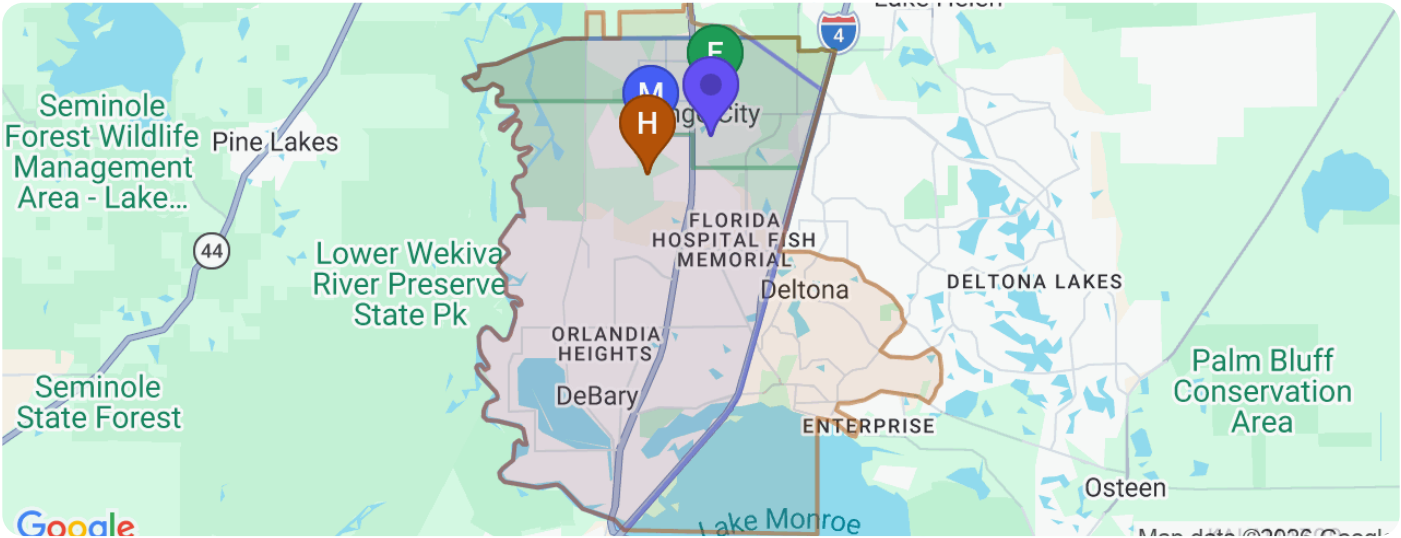
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 26, 2025	Resale	Special Warranty Deed	\$315,000	\$167	\$322K
Apr 25, 2017	Quitclaim	Quit Claim Transfer			
Oct 21, 2016	Resale	Trustees Deed	\$126,100	\$67	
Dec 1, 2005	Resale	Corporation Deed	\$179,104	\$95	\$170K
Apr 14, 2005	Non-arms-length	Warranty Deed	\$52,200	\$28	

ASSIGNED SCHOOLS

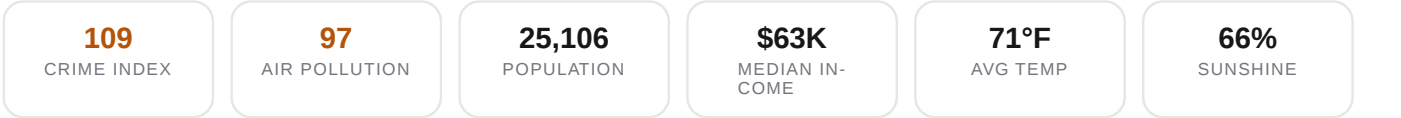
SCHOOL	LEVEL	GRADES	DISTANCE
Orange City Elementary School	Elementary	KG–5	0.6 mi
River Springs Middle School	Middle	6–8	1.0 mi
University High School	High	9–12	1.4 mi

District: Volusia County School District



Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 32763



Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy

Owner occupied