



OFFICE OF THE PROPERTY APPRAISER

Summary Report

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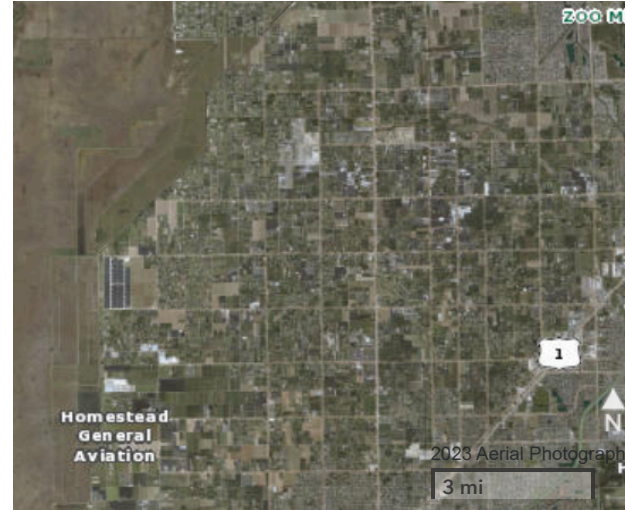
PROPERTY INFORMATION	
Folio	03-4119-004-1680
Property Address	800 PARADISO AVE CORAL GABLES, FL 33146-2043
Owner	LIONEL A BERLANGA , NATALIA G ARIAS
Mailing Address	800 PARADISO AVE CORAL GABLES, FL 33146
Primary Zone	0100 SINGLE FAMILY - GENERAL
Primary Land Use	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
Beds / Baths /Half	3 / 2 / 0
Floors	1
Living Units	1
Actual Area	2,757 Sq.Ft
Living Area	2,135 Sq.Ft
Adjusted Area	2,265 Sq.Ft
Lot Size	10,476 Sq.Ft
Year Built	Multiple (See Building Info.)

ASSESSMENT INFORMATION				
Year	2023	2022	2021	
Land Value	\$778,491	\$691,992	\$586,434	
Building Value	\$255,980	\$256,457	\$184,770	
Extra Feature Value	\$38,072	\$38,480	\$38,882	
Market Value	\$1,072,543	\$986,929	\$810,086	
Assessed Value	\$692,482	\$672,313	\$652,732	

BENEFITS INFORMATION				
Benefit	Type	2023	2022	2021
Save Our Homes Cap	Assessment Reduction	\$380,061	\$314,616	\$157,354
Homestead	Exemption	\$25,000	\$25,000	\$25,000
Second Homestead	Exemption	\$25,000	\$25,000	\$25,000

Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).

SHORT LEGAL DESCRIPTION
19-20-30 54 41 PB 28-44
CORAL GABLES RIVIERA SEC 3 REV
LOTS 12 & 13 BLK 52
LOT SIZE SITE VALUE
OR 21275-1453 02 2003 4



TAXABLE VALUE INFORMATION			
Year	2023	2022	2021
COUNTY			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$642,482	\$622,313	\$602,732
SCHOOL BOARD			
Exemption Value	\$25,000	\$25,000	\$25,000
Taxable Value	\$667,482	\$647,313	\$627,732
CITY			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$642,482	\$622,313	\$602,732
REGIONAL			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$642,482	\$622,313	\$602,732

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
07/10/2013	\$650,000	28743-2973	Qual by exam of deed
05/07/2010	\$516,000	27281-2530	Qual by exam of deed
02/01/2003	\$0	21275-1453	Sales which are disqualified as a result of examination of the deed

03/01/1997	\$245,000	17606-1489	Sales which are qualified
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