



# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

Generated On : 9/10/2022

Property Information	
<b>Folio:</b>	03-4120-023-1240
<b>Property Address:</b>	471 LORETTO AVE Coral Gables, FL 33146-2105
<b>Owner</b>	THOMAS P MURPHY
<b>Mailing Address</b>	471 LORETTO AVE CORAL GABLES, FL 33146 USA
<b>PA Primary Zone</b>	0100 SINGLE FAMILY - GENERAL
<b>Primary Land Use</b>	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
<b>Beds / Baths / Half</b>	2 / 1 / 0
<b>Floors</b>	1
<b>Living Units</b>	1
<b>Actual Area</b>	1,396 Sq.Ft
<b>Living Area</b>	1,072 Sq.Ft
<b>Adjusted Area</b>	1,234 Sq.Ft
<b>Lot Size</b>	7,000 Sq.Ft
<b>Year Built</b>	1950



Assessment Information			
Year	2022	2021	2020
<b>Land Value</b>	\$444,500	\$357,000	\$315,000
<b>Building Value</b>	\$144,686	\$104,119	\$92,550
<b>XF Value</b>	\$303	\$303	\$303
<b>Market Value</b>	\$589,489	\$461,422	\$407,853
<b>Assessed Value</b>	\$589,489	\$461,422	\$346,164

Benefits Information				
Benefit	Type	2022	2021	2020
<b>Save Our Homes Cap</b>	Assessment Reduction			\$61,689
<b>Homestead</b>	Exemption	\$25,000		\$25,000
<b>Second Homestead</b>	Exemption	\$25,000		\$25,000
<b>Senior Homestead</b>	Exemption			\$50,000

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

Short Legal Description
20 54 41 PB 28-18 CORAL GABLES RIVIERA SEC 2 REV SW20FT LOT 19 & ALL LOT 20 BLK 39 LOT SIZE 70 X 100

Taxable Value Information			
	2022	2021	2020
<b>County</b>			
Exemption Value	\$50,000	\$0	\$100,000
Taxable Value	\$539,489	\$461,422	\$246,164
<b>School Board</b>			
Exemption Value	\$25,000	\$0	\$25,000
Taxable Value	\$564,489	\$461,422	\$321,164
<b>City</b>			
Exemption Value	\$50,000	\$0	\$100,000
Taxable Value	\$539,489	\$461,422	\$246,164
<b>Regional</b>			
Exemption Value	\$50,000	\$0	\$50,000
Taxable Value	\$539,489	\$461,422	\$296,164

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
12/15/2020	\$600,000	32259-0436	Qual by exam of deed
04/04/2014	\$100	29430-2749	Corrective, tax or QCD; min consideration
03/14/2014	\$100	29077-4501	Trustees in bankruptcy, executors or guardians

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