



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On : 10/3/2019

Property Information	
Folio:	03-4119-004-2820
Property Address:	5410 ORDUNA DR Coral Gables, FL 33146-2642
Owner	ALEJANDRO PEREZ SIAM JTRS YLEANA PEREZ SIAM JTRS
Mailing Address	5410 ORDUNA DR CORAL GABLES, FL 33146 USA
PA Primary Zone	5900 DUPLEXES - >1200 SQFT/BLD
Primary Land Use	0802 MULTIFAMILY 2-9 UNITS : 2 LIVING UNITS
Beds / Baths / Half	4 / 4 / 0
Floors	1
Living Units	2
Actual Area	Sq.Ft
Living Area	Sq.Ft
Adjusted Area	3,316 Sq.Ft
Lot Size	10,000 Sq.Ft
Year Built	Multiple (See Building Info.)



Assessment Information			
Year	2019	2018	2017
Land Value	\$479,676	\$479,676	\$420,462
Building Value	\$179,064	\$179,064	\$179,110
XF Value	\$2,279	\$2,294	\$2,308
Market Value	\$661,019	\$661,034	\$601,880
Assessed Value	\$661,019	\$648,824	\$589,840

Benefits Information				
Benefit	Type	2019	2018	2017
Non-Homestead Cap	Assessment Reduction		\$12,210	\$12,040

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
C GAB RIVIERA SEC 3 REV PB 28-44
LOT 21 & LOT 22 LESS SWLY25FT &
SWLY25FT LOT 20 BLK 89
LOT SIZE 100.000 X 100

Taxable Value Information			
	2019	2018	2017
County			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$661,019	\$648,824	\$589,840
School Board			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$661,019	\$661,034	\$601,880
City			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$661,019	\$648,824	\$589,840
Regional			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$661,019	\$648,824	\$589,840

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
12/04/2012	\$505,000	28444-0839	Qual by exam of deed
11/01/2006	\$0	25107-1935	Sales which are disqualified as a result of examination of the deed
04/01/1978	\$94,000	10015-2127	Sales which are qualified
11/01/1972	\$72,000	00000-00000	Sales which are qualified

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