



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On: 12/07/2023

PROPERTY INFORMATION	
Folio	03-5106-010-0040
Property Address	4900 HAMMOCK PARK DR CORAL GABLES, FL 33156-2212
Owner	BRIAN JANSON , CAROLINE CALLAHAN
Mailing Address	4900 HAMMOCK PARK DR CORAL GABLES, FL 33156
Primary Zone	0100 SINGLE FAMILY - GENERAL
Primary Land Use	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
Beds / Baths /Half	7 / 7 / 1
Floors	1
Living Units	1
Actual Area	6,828 Sq.Ft
Living Area	5,241 Sq.Ft
Adjusted Area	6,148 Sq.Ft
Lot Size	32,670 Sq.Ft
Year Built	Multiple (See Building Info.)

ASSESSMENT INFORMATION			
Year	2023	2022	2021
Land Value	\$1,497,140	\$1,449,224	\$1,477,102
Building Value	\$1,425,384	\$1,516,302	\$1,535,688
Extra Feature Value	\$38,910	\$39,232	\$39,554
Market Value	\$2,961,434	\$3,004,758	\$3,052,344
Assessed Value	\$2,961,434	\$3,004,758	\$3,052,344

BENEFITS INFORMATION				
Benefit	Type	2023	2022	2021
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
FRENCH ESTATES



TAXABLE VALUE INFORMATION			
Year	2023	2022	2021
COUNTY			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$2,911,434	\$2,954,758	\$3,002,344
SCHOOL BOARD			
Exemption Value	\$25,000	\$25,000	\$25,000
Taxable Value	\$2,936,434	\$2,979,758	\$3,027,344
CITY			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$2,911,434	\$2,954,758	\$3,002,344
REGIONAL			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$2,911,434	\$2,954,758	\$3,002,344

SALES INFORMATION

PB 66-90
LOT 4
LOT SIZE IRREGULAR
OR 13306-12 0587 1

Previous Sale	Price	OR Book-Page	Qualification Description
04/26/2018	\$3,750,000	30969-0525	Qual by exam of deed
02/11/2014	\$100	29037-4865	Corrective, tax or QCD; min consideration
03/01/2012	\$100	28073-3870	Corrective, tax or QCD; min consideration
06/01/2010	\$100	27408-0359	Corrective, tax or QCD; min consideration

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