



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On: 11/02/2023

PROPERTY INFORMATION	
Folio	03-4119-007-0050
Property Address	1432 BLUE RD CORAL GABLES, FL 33146-1619
Owner	GEORGE BENTO DE CARVALHO ALTMANN , STEPHANIE ALVES ALTMANN
Mailing Address	1432 BLUE RD CORAL GABLES, FL 33146
Primary Zone	0100 SINGLE FAMILY - GENERAL
Primary Land Use	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
Beds / Baths /Half	3 / 3 / 0
Floors	2
Living Units	1
Actual Area	4,257 Sq.Ft
Living Area	3,785 Sq.Ft
Adjusted Area	3,964 Sq.Ft
Lot Size	11,000 Sq.Ft
Year Built	Multiple (See Building Info.)

ASSESSMENT INFORMATION				
Year	2023	2022	2021	
Land Value	\$915,284	\$631,231	\$504,985	
Building Value	\$1,105,163	\$1,118,641	\$478,562	
Extra Feature Value	\$24,882	\$25,063	\$25,242	
Market Value	\$2,045,329	\$1,774,935	\$1,008,789	
Assessed Value	\$1,952,428	\$1,774,935	\$1,000,643	

BENEFITS INFORMATION				
Benefit	Type	2023	2022	2021
Save Our Homes Cap	Assessment Reduction			\$8,146
Non-Homestead Cap	Assessment Reduction	\$92,901		
Homestead	Exemption			\$25,000
Second Homestead	Exemption			\$25,000

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

SHORT LEGAL DESCRIPTION	
19 54 41	
C GABLES RIVIERA SEC 5 PB 20-38	
LOT 10 & 11 BLK 62	



TAXABLE VALUE INFORMATION				
Year	2023	2022	2021	
COUNTY				
Exemption Value	\$0	\$0	\$50,000	
Taxable Value	\$1,952,428	\$1,774,935	\$950,643	
SCHOOL BOARD				
Exemption Value	\$0	\$0	\$25,000	
Taxable Value	\$2,045,329	\$1,774,935	\$975,643	
CITY				
Exemption Value	\$0	\$0	\$50,000	
Taxable Value	\$1,952,428	\$1,774,935	\$950,643	
REGIONAL				
Exemption Value	\$0	\$0	\$50,000	
Taxable Value	\$1,952,428	\$1,774,935	\$950,643	

SALES INFORMATION				
Previous Sale	Price	OR Book-Page	Qualification Description	
07/29/2021	\$2,200,000	32671-2533	Qual by exam of deed	
11/17/2016	\$1,650,000	30321-3733	Qual by exam of deed	
05/18/2015	\$1,030,000	29634-0859	Qual by exam of deed	

LOT SIZE IRREGULAR

OR 19135-4865-4868 05 2000 5

05/01/2000

\$0 00000-
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Sales which are disqualified
as a result of examination of
the deed

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