



# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

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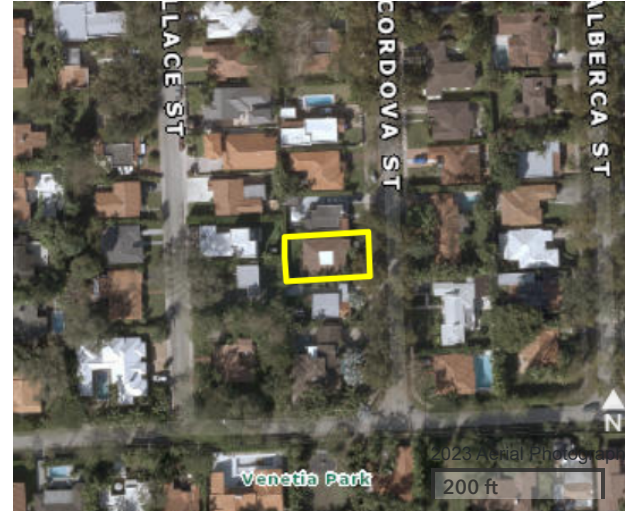
PROPERTY INFORMATION	
<b>Folio</b>	03-4107-005-0030
<b>Property Address</b>	1216 CORDOVA ST CORAL GABLES, FL 33134-2457
<b>Owner</b>	MAITEE FERNANDEZ
<b>Mailing Address</b>	1216 CORDOVA ST CORAL GABLES, FL 33134
<b>Primary Zone</b>	0100 SINGLE FAMILY - GENERAL
<b>Primary Land Use</b>	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
<b>Beds / Baths /Half</b>	2 / 2 / 0
<b>Floors</b>	1
<b>Living Units</b>	1
<b>Actual Area</b>	1,760 Sq.Ft
<b>Living Area</b>	1,360 Sq.Ft
<b>Adjusted Area</b>	1,560 Sq.Ft
<b>Lot Size</b>	4,800 Sq.Ft
<b>Year Built</b>	1953

ASSESSMENT INFORMATION			
Year	2023	2022	2021
<b>Land Value</b>	\$360,000	\$280,800	\$216,000
<b>Building Value</b>	\$189,072	\$175,968	\$126,360
<b>Extra Feature Value</b>	\$0	\$0	\$0
<b>Market Value</b>	\$549,072	\$456,768	\$342,360
<b>Assessed Value</b>	\$274,538	\$266,542	\$258,779

BENEFITS INFORMATION				
Benefit	Type	2023	2022	2021
<b>Save Our Homes Cap</b>	Assessment Reduction	\$274,534	\$190,226	\$83,581
<b>Homestead</b>	Exemption	\$25,000	\$25,000	\$25,000
<b>Second Homestead</b>	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
GRANADA PLACE AMD PL PB 13-51
LOT 4 BLK 1
LOT SIZE 50.000 X 96
OR 21107-2407 03/2003 1



TAXABLE VALUE INFORMATION			
Year	2023	2022	2021
<b>COUNTY</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$224,538	\$216,542	\$208,779
<b>SCHOOL BOARD</b>			
<b>Exemption Value</b>	\$25,000	\$25,000	\$25,000
<b>Taxable Value</b>	\$249,538	\$241,542	\$233,779
<b>CITY</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$224,538	\$216,542	\$208,779
<b>REGIONAL</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$224,538	\$216,542	\$208,779

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
03/09/2013	\$100	28640-2647	Corrective, tax or QCD; min consideration
03/01/2003	\$350,000	21107-2407	Sales which are qualified
08/01/2001	\$245,000	19863-2556	Sales which are qualified

06/01/2001

\$0

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Sales which are disqualified as  
a result of examination of the  
deed

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