



# OFFICE OF THE PROPERTY

## APPRAISER

### Summary Report

Generated On: 08/30/2023

PROPERTY INFORMATION	
<b>Folio</b>	03-4118-006-1900
<b>Property Address</b>	1526 TREVINO AVE CORAL GABLES, FL 33134-6252
<b>Owner</b>	CORONA HOLDINGS V LLC
<b>Mailing Address</b>	6834 SUNRISE DR CORAL GABLES, FL 33133
<b>Primary Zone</b>	0100 SINGLE FAMILY - GENERAL
<b>Primary Land Use</b>	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
<b>Beds / Baths /Half</b>	3 / 2 / 0
<b>Floors</b>	1
<b>Living Units</b>	1
<b>Actual Area</b>	2,568 Sq.Ft
<b>Living Area</b>	1,838 Sq.Ft
<b>Adjusted Area</b>	2,196 Sq.Ft
<b>Lot Size</b>	11,000 Sq.Ft
<b>Year Built</b>	1948

ASSESSMENT INFORMATION			
Year	2023	2022	2021
<b>Land Value</b>	\$938,867	\$722,206	\$685,127
<b>Building Value</b>	\$261,324	\$271,996	\$195,701
<b>Extra Feature Value</b>	\$23,747	\$23,926	\$24,104
<b>Market Value</b>	\$1,223,938	\$1,018,128	\$904,932
<b>Assessed Value</b>	\$1,094,967	\$995,425	\$904,932

BENEFITS INFORMATION				
Benefit	Type	2023	2022	2021
<b>Non-Homestead Cap</b>	Assessment Reduction	\$128,971	\$22,703	

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

SHORT LEGAL DESCRIPTION
CORAL GABLES COUNTRY CLUB SEC 4
PB 10-57
LOTS 9 & 10 BLK 67
LOT SIZE IRREGULAR
OR 13266-3294 0587 1



TAXABLE VALUE INFORMATION			
Year	2023	2022	2021
<b>COUNTY</b>			
<b>Exemption Value</b>	\$0	\$0	\$0
<b>Taxable Value</b>	\$1,094,967	\$995,425	\$904,932
<b>SCHOOL BOARD</b>			
<b>Exemption Value</b>	\$0	\$0	\$0
<b>Taxable Value</b>	\$1,223,938	\$1,018,128	\$904,932
<b>CITY</b>			
<b>Exemption Value</b>	\$0	\$0	\$0
<b>Taxable Value</b>	\$1,094,967	\$995,425	\$904,932
<b>REGIONAL</b>			
<b>Exemption Value</b>	\$0	\$0	\$0
<b>Taxable Value</b>	\$1,094,967	\$995,425	\$904,932

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
06/23/2014	\$935,000	29212-2612	Qual by exam of deed
03/29/2013	\$718,000	28557-4910	Qual by exam of deed

06/04/2012 \$100 28176-2269 Corrective, tax or QCD; min consideration

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05/01/1987 \$159,900 13266-3294 Sales which are qualified