

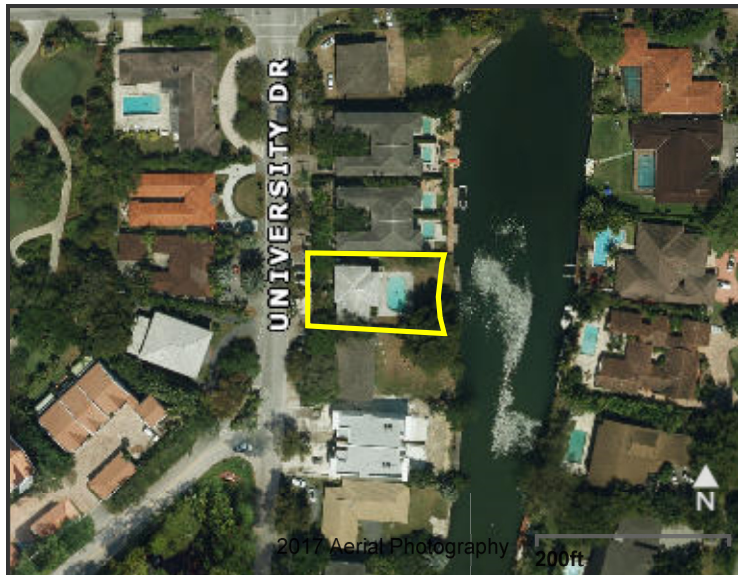


# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

Generated On : 7/14/2018

Property Information	
Folio:	03-4119-006-0260
Property Address:	4835 UNIVERSITY DR Coral Gables, FL 33146-1152
Owner	GASTON PELLEGRINI LUCILA PENA
Mailing Address	76 SHORE DRIVE WEST MIAMI, FL 33133 USA
PA Primary Zone	5900 DUPLEXES - >1200 SQFT/BLD
Primary Land Use	0802 MULTIFAMILY 2-9 UNITS : 2 LIVING UNITS
Beds / Baths / Half	6 / 4 / 0
Floors	2
Living Units	2
Actual Area	3,750 Sq.Ft
Living Area	3,086 Sq.Ft
Adjusted Area	3,192 Sq.Ft
Lot Size	11,083 Sq.Ft
Year Built	1961



Assessment Information			
Year	2018	2017	2016
Land Value	\$872,786	\$872,786	\$831,225
Building Value	\$172,368	\$172,368	\$172,368
XF Value	\$23,075	\$23,248	\$23,457
Market Value	\$1,068,229	\$1,068,402	\$1,027,050
Assessed Value	\$1,068,229	\$997,449	\$906,772

Benefits Information				
Benefit	Type	2018	2017	2016
Non-Homestead Cap	Assessment Reduction		\$70,953	\$120,278

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

Short Legal Description
C GABLES RIVIERA SEC PT 4
PB 25-47
LOT 26 & PT OF UNDUG W/W LYG ADJ
BLK 56
LOT SIZE 77.500 X 143

Taxable Value Information			
	2018	2017	2016
<b>County</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,068,229	\$997,449	\$906,772
<b>School Board</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,068,229	\$1,068,402	\$1,027,050
<b>City</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,068,229	\$997,449	\$906,772
<b>Regional</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,068,229	\$997,449	\$906,772

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
04/28/2014	\$584,000	29133-4373	Forced sale; under duress; foreclosure prevention
02/01/1991	\$0	00000-00000	Sales which are disqualified as a result of examination of the deed

The Office of the Property Appraiser is continually editing and updating the tax roll. This website may not reflect the most current information on record. The Property Appraiser and Miami-Dade County assumes no liability, see full disclaimer and User Agreement at <http://www.miamidade.gov/info/disclaimer.asp>

Version: