



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On : 10/31/2016

Property Information	
Folio:	03-4108-006-0040
Property Address:	236 MADEIRA AVE Coral Gables, FL 33134-3968
Owner	AXOR CORP NV % DELCO REALTY INC
Mailing Address	8798 SW 8 ST SUITE 1 MIAMI, FL 33174-3201
Primary Zone	5001 HOTELS & MOTELS - GENERAL Med Density
Primary Land Use	0303 MULTIFAMILY 10 UNITS PLUS : MULTIFAMILY 3 OR MORE UNITS
Beds / Baths / Half	16 / 10 / 0
Floors	2
Living Units	10
Actual Area	Sq.Ft
Living Area	Sq.Ft
Adjusted Area	6,436 Sq Ft
Lot Size	10,000 Sq.Ft
Year Built	1966



Assessment Information			
Year	2016	2015	2014
Land Value	\$700,000	\$550,000	\$500,000
Building Value	\$390,000	\$430,000	\$97,357
XF Value	\$0	\$0	\$0
Market Value	\$1,090,000	\$980,000	\$597,357
Assessed Value	\$722,801	\$657,092	\$597,357

Benefits Information				
Benefit	Type	2016	2015	2014
Non-Homestead Cap	Assessment Reduction	\$367,199	\$322,908	

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

Short Legal Description
CORAL GABLES SEC K PB 8-33 LOTS 5 TO 8 INC BLK 7 LOT SIZE 100 000 X 100 OR 11609-293 1182 1

Taxable Value Information			
	2016	2015	2014
County			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$722,801	\$657,092	\$597,357
School Board			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,090,000	\$980,000	\$597,357
City			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$722,801	\$657,092	\$597,357
Regional			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$722,801	\$657,092	\$597,357

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
11/01/1982	\$250,000	99999-9999	Sales which are qualified
06/01/1972	\$178,500	00000-00000	Sales which are qualified

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

Version:

CITY'S
EXHIBIT



236 Madeira Ave

service list – 236 Madeira Avenue

<p><u>Owner</u> Axor Corp. N.V. c/o Delco Realty Inc. 8798 SW 8th Street, Suite #1 Miami, FL 33174-3201</p> <p>Return receipt number:</p>	<p><u>Owner (Registered Agent)</u> Axor Corp. N.V. c/o Antolin Del Collado Registered Agent 1300 SW 97th Avenue Miami, FL 33174-1384</p> <p>Return receipt number:</p>
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Permits and Inspections: Search Results

New Permit Search

Permit Search Results

Permit#:	App. Date	Street Address	Type	Description	Status	Issue Date	Final Date	Fees Due
CE-11-07-6696	07/19/2011	236 MADEIRA AVE	CODE ENF WARNING PROCESS	WT15325 SEC 4-411 ZONING CODE (TRU) MAINTAINING A COMMERCIAL VEHICLE IN A RESIDENTIAL AREA PROHIBITED - PEREIRA DIESEL	final	07/19/2011	07/19/2011	0.00
PW-15-10-4621	10/06/2015	236 MADEIRA AVE	UTILITIES (CITY GAS) PERMIT	CUT & CAP GAS SERVICE LINE	final	10/13/2015	08/10/2016	0.00
RC-16-11-6639	11/04/2016	236 MADEIRA AVE	BUILDING RE CERTIFICATION	CONSTRUCTION REGULATION BOARD CASE #16-5526 UNSAFE STRUCTURES FEE	approved			980.63
ZN-14-10-2803	10/14/2014	236 MADEIRA AVE	PAINT / RESURFACE FL / CLEAN	PRESSURE CLEAN, PAINT EXT & DOOR - LT BEIGE (BM 2107-70), TRIM - BEIGE (BM AC 31) \$6,000	final	10/14/2014	11/18/2014	0.00

The City's online services are protected with an **SSL encryption certificate**. For technical assistance, please call 305-569-2448 (8am-5pm, M-F).

CITY'S

EXHIBIT

2



City of Coral Gables Fire Department

Fire Prevention Division
2815 Salzedo Street, Coral Gables, FL 33134
Fax (305) 460-5598

The items noted below are in violation of the Florida Fire Prevention Code and/or the Florida Administrative Code. Nothing in this report supersedes any previously written, still existing violations for this occupancy/building. You are directed to comply with corrective measures as indicated.

Occupant Name: 236 Madeira Ave. Apartments - 10 units	Inspection Date: 5/3/2016
Address: 236 Madeira Avenue	InspectionType: AA-Tactical, Apartment / Condo
City: Coral Gables	Inspected By: Leonard Veight 305-460-5577 lveight@coralgables.com
Suite:	Occ. Sq. Ft.: 0

No violations noted at this time.

**Company
Representative:**

No Signature
5/3/2016 3:03:20 PM
Signature valid only in mobile-eyes documents

Inspector:

No Signature
5/3/2016
Leonard Veight
5/3/2016 3:03:20 PM
Signature valid only in mobile-eyes documents

Leonard Veight
5/3/2016

CITY'S

EXHIBIT

3



The City of Coral Gables

Development Services Department

CITY HALL, 405 BILTMORE WAY
CORAL GABLES, FLORIDA 33134

4 25 2016

VIA CERTIFIED MAIL

91 7108 2133 3931 9043 5213

AXOR CORP NV
C/O DFLCO REALTY INC. ANTONIO DEL COLLARDO
8798 SW 8 ST # 1
MIAMI, FL 33174-3201

RE: 236 MADEIRA AVE, CORAL GABLES, FL
FOLIO # 03-4108-006-0040
Recertification of Building 40 Years or Older

Gentlemen:

Miami-Dade County has notified this Department that the above referenced property address is forty (40) years old, or older, having been built in 1966.

In accordance with the Miami-Dade County Code, Chapter 8, Section 8-11(f), a Florida Registered Architect or Professional Engineer must inspect said building and a completed Recertification Report ("Report") must be submitted to this Department within ninety (90) calendar days from the date of this letter. In addition to the Report, a cover letter must state the property meets the requirement for the building recertification; no additional documents or photographs are necessary. Submittal of the Report does not constitute recertification; it must be approved.

In the event repairs or modifications are found to be necessary resulting from the recertification inspection, the Building Official is able to grant an extension of one hundred fifty (150) calendar days from the date of this letter for the owner to obtain the necessary permits and perform the repairs. Recertification will take place once a revised Report is submitted and all required permits are closed.

The Architect or Engineer chosen to perform the inspection may obtain the required Form, "Minimum Inspection Procedural Guidelines for Building Recertification," from the following link: http://www.miamidade.gov/pa/property_recertification.asp The Recertification Report fee of \$380.63 and the Filing fee of \$2.45 per document page shall be submitted to the Development Services Department, 405 Biltmore Way, 3rd Floor, Coral Gables, Florida, 33134.

Failure to submit the required Report within the allowed time will result in the referral of this matter to the City's Construction Regulation Board without further notice. The Board may impose fines of \$250.00 per day for each day the violation continues. Note an Administrative fee of \$600.00 is incurred when the case is referred to the Board.

Any questions may be directed to the Building Services Coordinator at (305) 460-5250. Thank you for your prompt consideration.

Sincerely,

Peter J. Iglesias, P.E.
Building Official

CITY'S Composite

EXHIBIT

4

BEFORE THE CONSTRUCTION REGULATION BOARD
FOR THE CITY OF CORAL GABLES

CITY OF CORAL GABLES,
Petitioner,

Case No. 16-5526

vs.

AXOR CORP, N.V.
c/o Delco Realty Inc.
8798 S.W. 8th Street, Suite 1
Miami, Florida 33174-3201

Return receipt number:

91 7108 2133 3932 7093 3950

Respondent.

**NOTICE OF UNSAFE STRUCTURE VIOLATION FOR FAILURE TO RECERTIFY
AND NOTICE OF HEARING**

Date: November 28, 2016

Re: **236 Madeira Avenue**, Coral Gables, Florida 33134-3968 and legally described as Lots 5 to 8, Inc Block 7, of CORAL GABLES SECTION K, according to the Plat thereof, as recorded in Plat Book 8, Page 33, of the Public Records of Miami-Dade County, Florida; and having folio number 03-4108-006-0040 ("Property").

The City of Coral Gables ("City") Building Official has inspected the records relating to the Structure in accordance with Article III, Chapter 105 of the City Code, pertaining to unsafe structures, and Section 8-11 of the Miami-Dade County Code, as applicable in the City, pertaining to existing buildings. The Structure is hereby declared unsafe by the Building Official and is presumed unsafe pursuant to Section 105-1 86(j)(13) of the City Code for failure to timely comply with the maintenance and recertification requirements of the Florida Building Code or Section 8-11 of the Miami-Dade County Code.

Therefore, this matter is set for hearing before the City's Construction Regulation Board ("Board") in the Commission Chambers, City Hall, 405 Biltmore Way, Coral Gables, Florida 33134, on December 12, 2016, at 2:00 p.m.

You may appeal the decision of the Building Official to the Board by appearing at the hearing. You have the right to be represented by an attorney and may present and question witnesses and evidence; however, formal rules of evidence shall not apply. Failure to appear at the hearing will result in the matter being heard in your absence. Please be advised that if someone other than an attorney will be attending the hearing on your behalf, he or she must provide a power of attorney from you at the time of the hearing. Requests for continuance must be made in writing to Belkys Garcia, Secretary to the Board, at City of Coral Gables, Development Services Department, 405 Biltmore Way, 3rd Floor, Coral Gables, FL 33134, bgarcia@coralgables.com, tel: (305) 460-5229. The Development Services Department's hours are Monday through Friday, 7:30 a.m. to 3:30 p.m., tel: (305) 460-5235.

If the Required Action is not completed before the above hearing date, the Building Official may order that the structure be vacated, boarded, secured, and posted (including but not limited to, requesting the electric utility to terminate service to the Structure) to prevent further occupancy until the Required Action is completed. The Building Official may also order demolition of the Structure and the City may recover the costs incurred against the Property and the Owner of record.

If the Property owner or other interested party does not take all Required Action or prevail at the hearing, the Construction Regulation Board may impose fines not to exceed \$250 for each day the violation continues past the date set for compliance and may also enter an order of demolition and assess all costs of the proceedings, in an amount not less than \$600, and the costs of demolition and other required action, for which the City shall have a lien against the Property owner and the Property.

Please govern yourself accordingly.



Belkys Garcia, Secretary to the Board

ADA NOTICES

Any person who acts as a lobbyist pursuant to the City of Coral Gables Ordinance No. 2006-11, must register with the City Clerk, prior to engaging in lobbying activities before the city staff, boards, committees and/or the City Commission. A copy of the Ordinance is available in the Office of the City Clerk, City Hall.

Presentations made to this Board are subject to the City's False Claims Ordinance, Chapter 39 of the City of Coral Gables Code.

Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the Board, with respect to any matter considered at such hearing or meeting, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made; which record includes the testimony and evidence upon which the appeal is to be based. Although a court reporter usually attends the hearing at the City's cost, the City is not required to provide a transcript of the hearing, which the Respondent may request at the Respondent's cost.

Any person who needs assistance in another language in order to speak during the public hearing or public comment portion of the meeting should contact the City's ADA Coordinator, Raquel Elejabarrieta, Esq., Director of Labor Relations and Risk Management (E-mail: relejabarrieta@coralgables.com, Telephone: 305-722-8686. TTY/TDD: 305-442-1600), at least three (3) business days before the meeting.

Any person with a disability requiring communication assistance (such as a sign language interpreter or other auxiliary aide or service) in order to attend or participate in the meeting should contact the City's ADA Coordinator, Raquel Elejabarrieta, Esq., Director of Labor Relations and Risk Management (E-mail: relejabarrieta@coralgables.com, Telephone: 305-722-8686, TTY/TDD: 305-442-1600), at least three (3) business days before the meeting.

C:

Axor Corp, N.V., c/o Antolin Del Collado, 1300 S.W. 97th Avenue, Miami, FL 33174-1384



CITY OF CORAL GABLES
DEVELOPMENT SERVICES DEPARTMENT
Affidavit of Posting

Complaint Case #: 16-5526

Title of Document Posted: Construction Regulation Board Case

I, EDUARDO MARTIN, DO HEREBY SWEAR/AFFIRM THAT
THE AFOREMENTIONED NOTICE WAS PERSONALLY POSTED, BY ME, AT THE
ADDRESS OF 236 Madeira Avenue, ON 11-28-16
AT 9:20 AM.

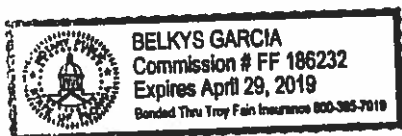
EDUARDO MARTIN
Employee's Printed Name

Eduardo Martin
Employee's Signature

STATE OF FLORIDA)
ss.
COUNTY OF MIAMI-DADE)

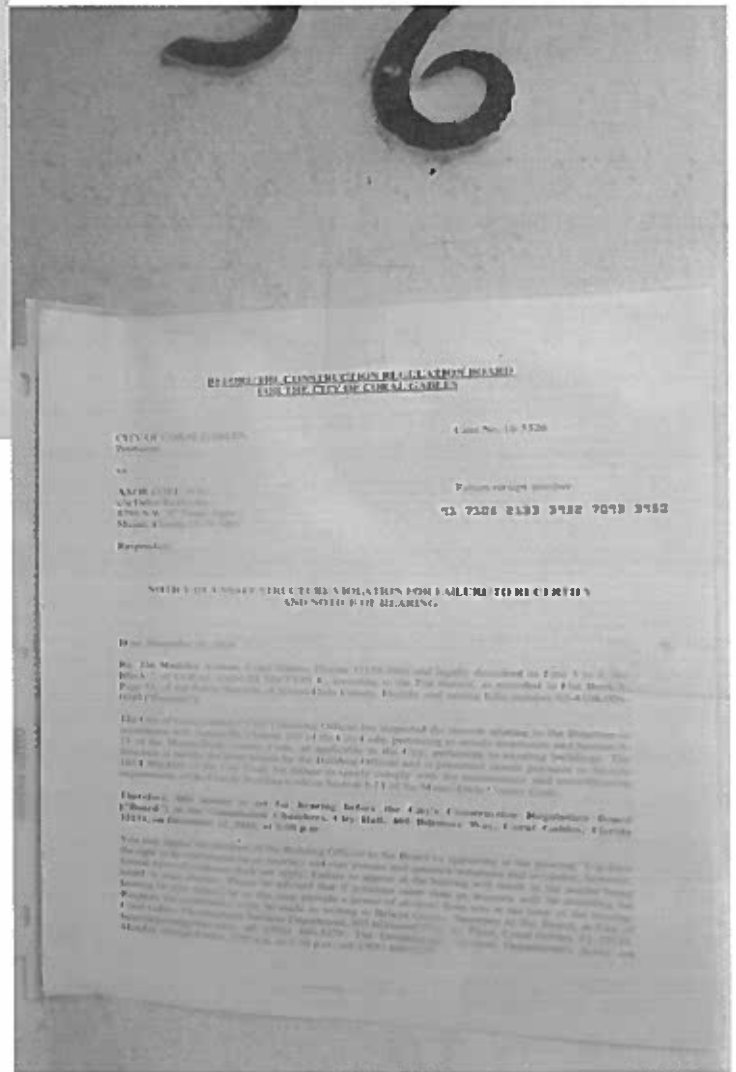
Sworn to (or affirmed) and subscribed before me this 28th day of November, in
the year 2016, by Eduardo Martin who is personally known to
me.

My Commission Expires:



Belkys Garcia
Notary Public

236 Madeira Avenue



1982 NOV -8 AM 8:47

82R254048
11609 PG 293

1125.00

This Warranty Deed Made the 2nd day of November A. D. 1982 by
ASDRUBAL FUENMAYOR and ROXANA P. de FUENMAYOR, his wife,

hereinafter called the grantor, to

AXOR CORP. N.V., a Netherlands Antilles corporation,

whose postoffice address is c/o Mr. Antolin del Collado, 1300 S.W. 97th Avenue,
hereinafter called the grantee

Witnesseth: That the grantor for and in consideration of the sum of \$ 10.00 and other
valuable considerations, receipt whereof is hereby acknowledged hereby grants bargains sells, alien, re
leases, releases, conveys and confirms unto the grantee all that certain land situate in Dade
County Florida, viz:

Lots 5, 6, 7 and 8 inclusive, Block 7, CORAL
GABLES SECTION "K", according to the Plat thereof,
as recorded in Plat Book 8, Page 33, Public
Records of Dade County, Florida.

Together with all the tenements hereditaments and appurtenances thereto belonging or in any
wise appertaining.

To Have and to Hold, the same in fee simple forever

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land
in fee simple, that the grantor has good right and lawful authority to sell and convey said land, that the
grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of
all persons whomsoever, and that said land is free of all encumbrances except taxes accruing subsequent
to December 31, 19 81.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year
first above written.

Signed, read and delivered in our presence.

[Handwritten signatures of ASDRUBAL FUENMAYOR and ROXANA P. de FUENMAYOR]
STATE OF FLORIDA
COUNTY OF DADE

ASDRUBAL FUENMAYOR

ROXANA P. de FUENMAYOR

I HEREBY CERTIFY that on this day, before me, an officer duly
authorized in the State aforesaid and in the County aforesaid to take
acknowledgments, personally appeared ASDRUBAL FUENMAYOR
and ROXANA P. de FUENMAYOR, his wife,

to me known to be the persons so described in and who executed the
foregoing instrument and acknowledged before me that they
executed the same.

Witness my hand and seal in the County and
day of 2nd
A. D. 19 82.

Notary Public,
in Commission
Dated this

This instrument was signed by *[Signature]*
Address *[Signature]* *[Signature]*
Gerardo Arango, Esq.
114 Minorca Avenue
Coral Gables, Fla. 33134

[Handwritten initials]
ASDRUBAL FUENMAYOR
ROXANA P. de FUENMAYOR

SPACE BELOW FOR RECORDED USE
1125.00 Documentary State Dollars
Dade County
Richard P. Bryker
Chie. Clerk & County Court
By *[Signature]* 11-8-82

RECORDED IN OFFICIAL RECORDS BOOK
OF DADE COUNTY, FLORIDA.
SECURE STORAGE
RICHARD P. BRYKER,
CLERK CIRCUIT COURT

500



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Detail by Entity Name

Foreign Profit Corporation

AXOR CORP. N.V.

Filing Information

Document Number 854124
FEI/EIN Number 98-0059958
Date Filed 09/21/1982
State OC
Status INACTIVE

Last Event

CONVERSION

Event Date Filed 04/22/1988
Event Effective Date NONE

Principal Address

C/O DELCO REALTY INC
8798 SW 8TH ST, STE 1
MIAMI, FL 33174

Changed: 04/08/1983

Mailing Address

C/O DELCO REALTY INC
8798 SW 8TH ST, STE 1
MIAMI, FL 33174

Changed: 04/08/1983

Registered Agent Name & Address

DEL COLLADO, ANTOLIN
1300 S.W. 97TH AVENUE
MIAMI, FL 33174

Address Changed: 04/02/1987

Officer/Director Detail

Name & Address

Title PD

FUENMAYOR, ASDRUBAL
QUINTA TANITA AVENIDA C
CARACAS, VENEZUELA

Title S

DEL COLLADO, ANTOLIN
1300 S.W. 97TH AVENUE
MIAMI, FL

Title D

NEW HEMISPHERE TRUST
SNIPWEG 41
CURACAO, N.A.

Annual Reports

Report Year	Filed Date
1985	03/26/1985
1986	04/07/1986
1987	04/02/1987

Document Images

No images are available for this filing.