



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On: 07/16/2024

PROPERTY INFORMATION	
Folio	03-5118-005-0700
Property Address	12611 RAMIRO ST CORAL GABLES, FL 33156-6355
Owner	FRANCISCO TOURON III
Mailing Address	12611 RAMIRO ST CORAL GABLES, FL 33156
Primary Zone	0100 SINGLE FAMILY - GENERAL
Primary Land Use	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
Beds / Baths /Half	5 / 4 / 0
Floors	2
Living Units	1
Actual Area	4,649 Sq.Ft
Living Area	3,546 Sq.Ft
Adjusted Area	3,802 Sq.Ft
Lot Size	10,810 Sq.Ft
Year Built	1991

ASSESSMENT INFORMATION			
Year	2024	2023	2022
Land Value	\$2,162,000	\$1,891,750	\$1,383,680
Building Value	\$667,479	\$676,148	\$684,816
Extra Feature Value	\$33,724	\$33,994	\$34,265
Market Value	\$2,863,203	\$2,601,892	\$2,102,761
Assessed Value	\$1,831,730	\$1,778,379	\$1,726,582

BENEFITS INFORMATION				
Benefit	Type	2024	2023	2022
Save Our Homes Cap	Assessment Reduction	\$1,031,473	\$823,513	
Portability	Assessment Reduction			\$376,179
Homestead	Exemption	\$25,000	\$25,000	\$25,000
Second Homestead	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
CORAL BAY SEC A AMD PB 57-97
LOT 59 BLK 2
LOT SIZE 94.000 X 115
OR 16818-1231 0595 4



TAXABLE VALUE INFORMATION			
Year	2024	2023	2022
COUNTY			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$1,781,730	\$1,728,379	\$1,676,582
SCHOOL BOARD			
Exemption Value	\$25,000	\$25,000	\$25,000
Taxable Value	\$1,806,730	\$1,753,379	\$1,701,582
CITY			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$1,781,730	\$1,728,379	\$1,676,582
REGIONAL			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$1,781,730	\$1,728,379	\$1,676,582

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
11/11/2021	\$2,250,000	32892-2153	Qual by exam of deed
05/01/1995	\$0	16818-1231	Sales which are disqualified as a result of examination of the deed
07/01/1987	\$145,000	13406-1495	Sales which are qualified
10/01/1979	\$100,000	10560-0931	Sales which are qualified

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