



OFFICE OF THE PROPERTY APPRAISER

Detailed Report

Generated On: 05/24/2024

PROPERTY INFORMATION	
Folio	36-6003-034-3340
Property Address	19012 SW 74 AVE CUTLER BAY, FL 33157-6303
Owner	ALI A MALEK
Mailing Address	19012 SW 74 AVE MIAMI, FL 33157-6303
Primary Zone	0100 SINGLE FAMILY - GENERAL
Primary Land Use	0104 RESIDENTIAL - SINGLE FAMILY : RESIDENTIAL - TOTAL VALUE
Beds / Baths /Half	5 / 4 / 0
Floors	2
Living Units	1
Actual Area	5,039 Sq.Ft
Living Area	3,945 Sq.Ft
Adjusted Area	4,097 Sq.Ft
Lot Size	7,761 Sq.Ft
Year Built	2006
Year Annexed	2006

ASSESSMENT INFORMATION			
Year	2023	2022	2021
Land Value	\$244,176	\$137,349	\$91,566
Building Value	\$499,015	\$452,718	\$327,678
Extra Feature Value	\$0	\$0	\$0
Market Value	\$743,191	\$590,067	\$419,244
Assessed Value	\$507,284	\$461,168	\$419,244

BENEFITS INFORMATION				
Benefit	Type	2023	2022	2021
Non-Homestead Cap	Assessment Reduction	\$235,907	\$128,899	

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



TAXABLE VALUE INFORMATION			
Year	2023	2022	2021
COUNTY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$507,284	\$461,168	\$419,244
SCHOOL BOARD			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$743,191	\$590,067	\$419,244
CITY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$507,284	\$461,168	\$419,244
REGIONAL			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$507,284	\$461,168	\$419,244

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Property Information

Folio: 36-6003-034-3340

Property Address: 19012 SW 74 AVE

Roll Year 2023 Land, Building and Extra-Feature Details

LAND INFORMATION						
Land Use	Muni Zone	PA Zone	Unit Type	Units	Calc Value	
TV Stub	SR	0100	Square Ft.	7,500.00	\$240,000	
TV Size Adjustment (+)	SR	0100	Square Ft.	261.00	\$4,176	

BUILDING INFORMATION						
Building Number	Sub Area	Year Built	Actual Sq.Ft.	Living Sq.Ft.	Adj Sq.Ft.	Calc Value
1	1	2006	5,039	3,945	4,097	\$499,015

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Property Address: 19012 SW 74 AVE

Roll Year 2022 Land, Building and Extra-Feature Details

LAND INFORMATION						
Land Use	Muni Zone	PA Zone	Unit Type	Units	Calc Value	
TV Stub	SR	0100	Square Ft.	7,500.00	\$135,000	
TV Size Adjustment (+)	SR	0100	Square Ft.	261.00	\$2,349	

BUILDING INFORMATION						
Building Number	Sub Area	Year Built	Actual Sq.Ft.	Living Sq.Ft.	Adj Sq.Ft.	Calc Value
1	1	2006	5,039	3,945	4,097	\$452,718

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Property Information

Folio: 36-6003-034-3340

Property Address: 19012 SW 74 AVE

Roll Year 2021 Land, Building and Extra-Feature Details

LAND INFORMATION						
Land Use	Muni Zone	PA Zone	Unit Type	Units	Calc Value	
TV Stub	ER	2100	Square Ft.	7,500.00	\$90,000	
TV Size Adjustment (+)	ER	2100	Square Ft.	261.00	\$1,566	

BUILDING INFORMATION						
Building Number	Sub Area	Year Built	Actual Sq.Ft.	Living Sq.Ft.	Adj Sq.Ft.	Calc Value
1	1	2006	5,039	3,945	4,097	\$327,678

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FULL LEGAL DESCRIPTION			
CUTLER CAY			
PB 162-23 T-21739			
LOT 33 BLK 14			
LOT SIZE 7761 SQ FT			
FAU 30 6003 032 0010 THRU 5290			
F/A/U 30-6003-034-3340			
COC 25042-0657 10 2006 1			

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
10/01/2006	\$577,085	25042-0657	Sales which are qualified

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