

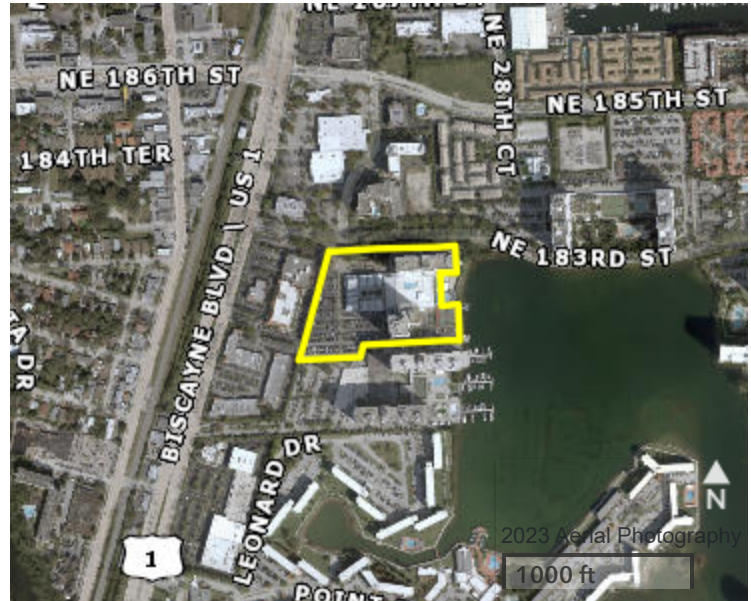


# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

Generated On: 08/15/2024

PROPERTY INFORMATION				
<b>Folio</b>	28-2210-013-3550			
<b>Property Address</b>	2750 NE 183 ST UNIT: 411 AVENTURA, FL 33160-0000			
<b>Owner</b>	JOHNNA A ALVAREZ , RENE ALVAREZ			
<b>Mailing Address</b>	2750 NE 183 ST #411-T AVENTURA, FL 33160-2118			
<b>Primary Zone</b>	4900 MULTI-FAMILY - CONDOMINIUM			
<b>Primary Land Use</b>	0407 RESIDENTIAL - TOTAL VALUE : CONDOMINIUM - RESIDENTIAL			
<b>Beds / Baths /Half</b>	0 / 0 / 0			
<b>Floors</b>	0			
<b>Living Units</b>	1			
<b>Actual Area</b>				
<b>Living Area</b>	1,268 Sq.Ft			
<b>Adjusted Area</b>	1,268 Sq.Ft			
<b>Lot Size</b>	0 Sq.Ft			
<b>Year Built</b>	1971			
ASSESSMENT INFORMATION				
<b>Year</b>	<b>2024</b>	<b>2023</b>	<b>2022</b>	
<b>Land Value</b>	\$0	\$0	\$0	
<b>Building Value</b>	\$0	\$0	\$0	
<b>Extra Feature Value</b>	\$0	\$0	\$0	
<b>Market Value</b>	\$272,690	\$247,900	\$193,604	
<b>Assessed Value</b>	\$137,889	\$133,873	\$129,974	
BENEFITS INFORMATION				
<b>Benefit</b>	<b>Type</b>	<b>2024</b>	<b>2023</b>	<b>2022</b>
<b>Save Our Homes Cap</b>	Assessment Reduction	\$134,801	\$114,027	\$63,630
<b>Homestead</b>	Exemption	\$25,000	\$25,000	\$25,000
<b>Second Homestead</b>	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				
COMMODORE PLAZA CONDO				
TOWER BLDG				
APT 411 4TH FLOOR				
UNDIV .175% INT IN COMMON				
ELEMENTS CLERKS FILE 70R-224727				



TAXABLE VALUE INFORMATION			
Year	2024	2023	2022
<b>COUNTY</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$87,889	\$83,873	\$79,974
<b>SCHOOL BOARD</b>			
<b>Exemption Value</b>	\$25,000	\$25,000	\$25,000
<b>Taxable Value</b>	\$112,889	\$108,873	\$104,974
<b>CITY</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$87,889	\$83,873	\$79,974
<b>REGIONAL</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$87,889	\$83,873	\$79,974

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
09/01/2001	\$108,000	19928-2662	Sales which are qualified
07/01/1997	\$74,400	17719-0761	Sales which are qualified
04/01/1994	\$0	16306-2108	Sales which are disqualified as a result of examination of the deed
03/01/1994	\$0	16295-2872	Sales which are disqualified as a result of examination of the deed