



Property Information Request Information Update Information

File#:	BF-X01719-3669622013	Requested Date:	07/29/2024	Update Requested:
Owner:	HERNAN GUTIERREZ	Branch:		Requested By:
Address 1:	8631 NW 193 Lane	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	Miami, FL	# of Parcel(s):	1	

Notes

CODE VIOLATIONS Per Miami Dade Code Enforcement Department there are no Code Violation cases on this property.

Collector: Miami Dade Code Enforcement
Payable: 111 NW 1st Street, Miami, Florida 33128
Business# (305) 676-0977

PERMITS Per Miami Dade Building Department of Zoning there are no Open/Pending/ Expired Permit on this property.

Collector: Miami Dade Building Department
Payable: 111 NW 1st Street, Miami, Florida 33128
Business# (786) 315-2100

SPECIAL ASSESSMENTS Per Miami Dade County Department Finance Department there are no Special Assessments/liens on the property.

Collector: Miami Dade Special Taxing Districts
Payable Address: 111 NW 1st Street, Miami, Florida 33128
Business # (305) 375-2702

DEMOLITION NO

UTILITIES Water, Sewer and Storm water
Account #: 7989306200
Payment Status: Paid
Status: Pvt & Lienable
Amount: \$0.00
Good Thru: N/A
Account Active: Active
Collector: Miami Dade Public Works
Payable Address: 111 NW 1st Street, Miami, Florida 33128
Business # (305) 665-7477

Garbage
Garbage bills are included in the Real Estate Property taxes.



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On: 08/21/2024

PROPERTY INFORMATION	
Folio	30-2003-015-0280
Property Address	8631 NW 193 LN MIAMI, FL 33015-5321
Owner	HERNAN GUTIERREZ
Mailing Address	8631 NW 193 LN MIAMI, FL 33015-5321
Primary Zone	2800 TOWNHOUSE
Primary Land Use	0105 RESIDENTIAL - SINGLE FAMILY : CLUSTER HOME
Beds / Baths /Half	3 / 2 / 0
Floors	1
Living Units	1
Actual Area	1,313 Sq.Ft
Living Area	1,298 Sq.Ft
Adjusted Area	1,302 Sq.Ft
Lot Size	3,667 Sq.Ft
Year Built	1988

ASSESSMENT INFORMATION			
Year	2024	2023	2022
Land Value	\$133,846	\$133,846	\$99,009
Building Value	\$165,224	\$149,626	\$150,726
Extra Feature Value	\$2,243	\$2,269	\$2,295
Market Value	\$301,313	\$285,741	\$252,030
Assessed Value	\$135,497	\$131,551	\$127,720

BENEFITS INFORMATION				
Benefit	Type	2024	2023	2022
Save Our Homes Cap	Assessment Reduction	\$165,816	\$154,190	\$124,310
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
WESTBROOKE AT AVALON SEC 1
PB 133-24
LOT 28 BLK 1
LOT SIZE 3667 SQ FT
& INT IN COMMON AREA



TAXABLE VALUE INFORMATION			
Year	2024	2023	2022
COUNTY			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$85,497	\$81,551	\$77,720
SCHOOL BOARD			
Exemption Value	\$25,000	\$25,000	\$25,000
Taxable Value	\$110,497	\$106,551	\$102,720
CITY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$0	\$0	\$0
REGIONAL			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$85,497	\$81,551	\$77,720

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
08/01/2004	\$210,000	22579-1663	Sales which are qualified
04/01/1994	\$0	16446-3533	Sales which are disqualified as a result of examination of the deed
06/01/1988	\$71,900	13714-3742	Sales which are qualified

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Search an Address/Folio/Case#/CSR# to find all Open, Lien, Civil, and Referred to Finance Neighborhood cases and Building cases associated with that property; as well as cases closed for the past five years.

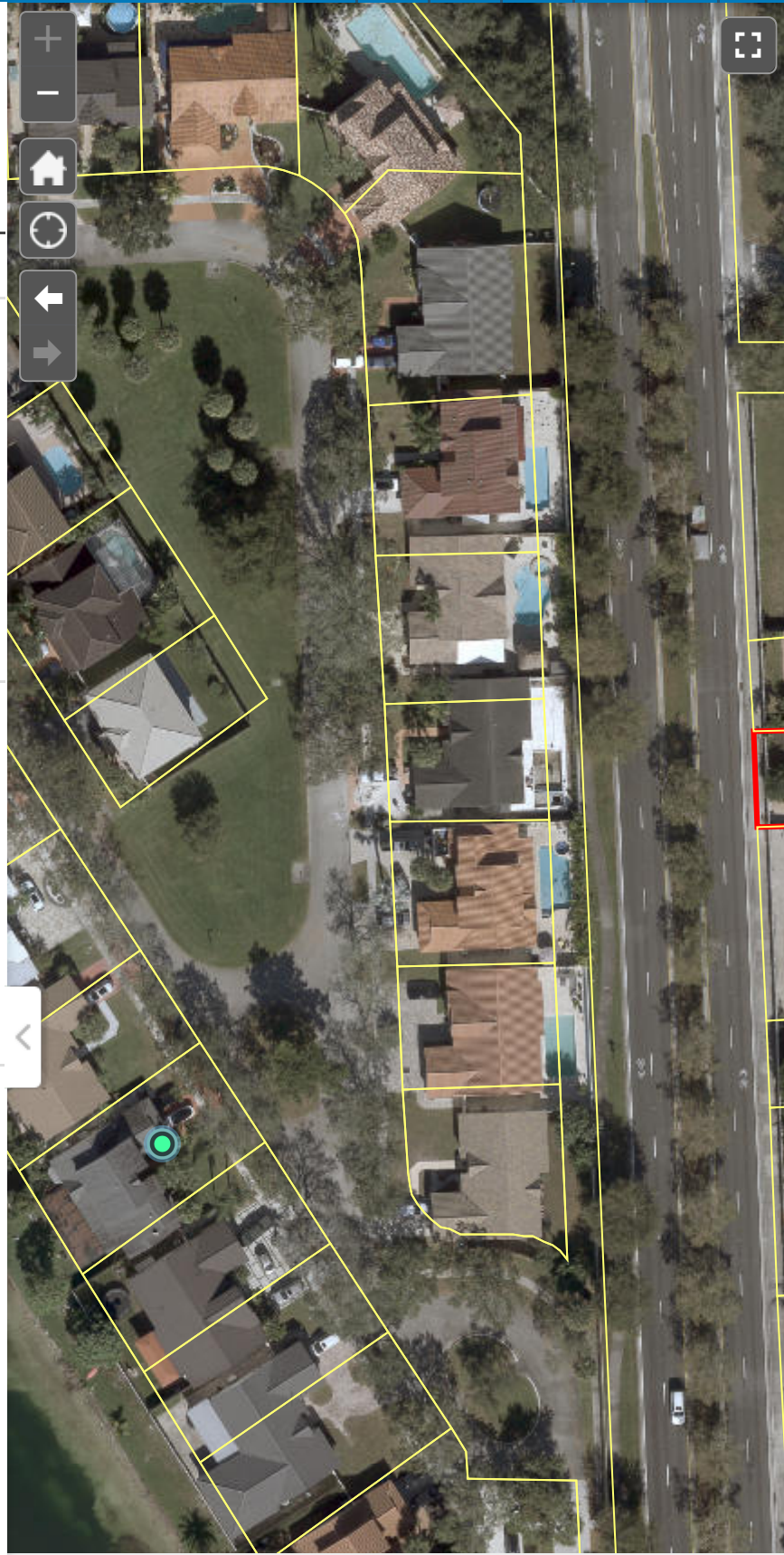
Neighborhood Code Violations

Case# - 202005002649

CSR#:
Date: 8/30/2020 8:00 P.M.
Status: Closed
Address: 8631 NW 193 LN
Folio: [3020030150280](#)
Problem: Foreclosure Registry
Last Activity: Personal Contact
[Link to Case Detail Information Report](#)

Case# - 201905003694

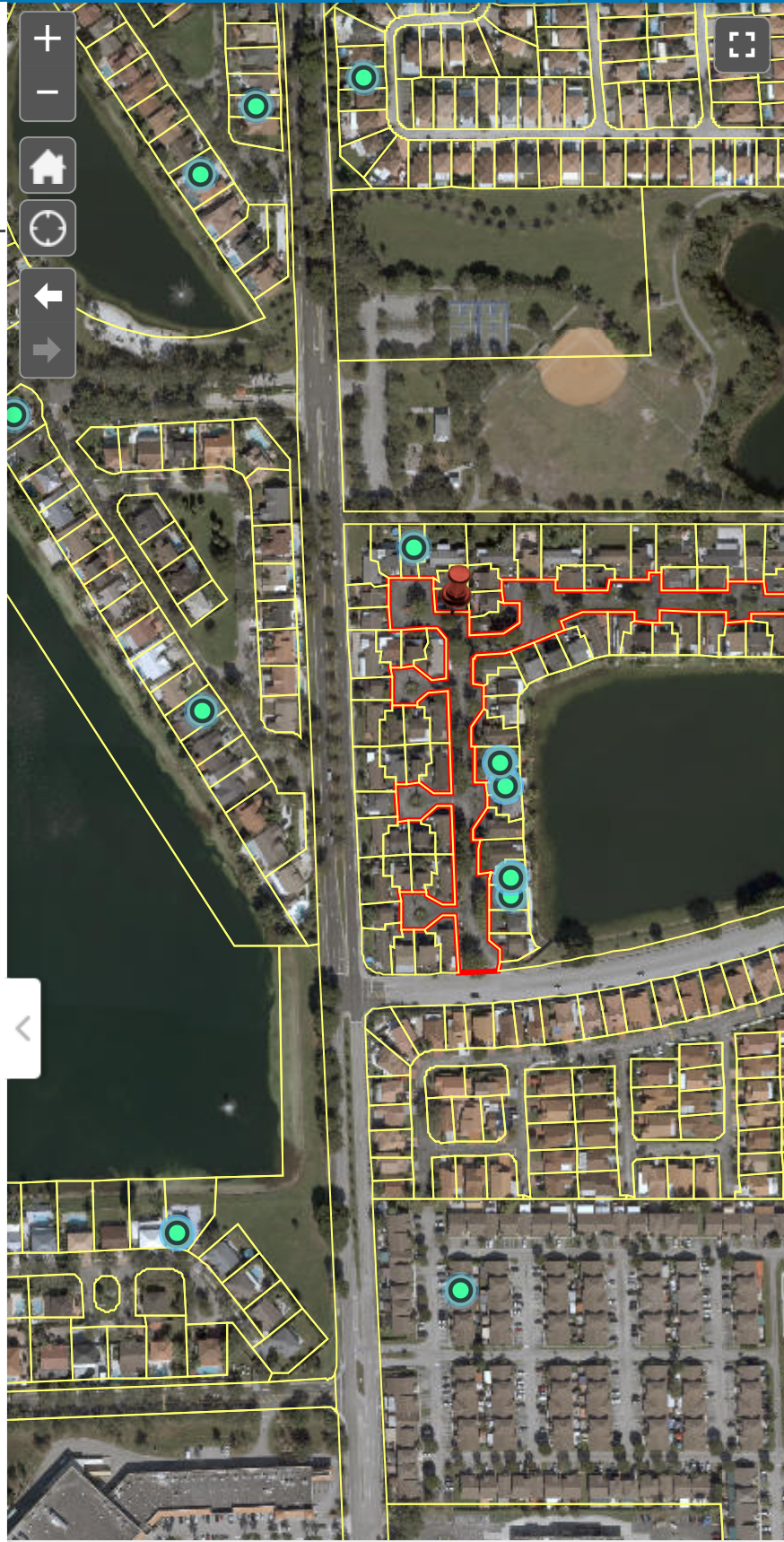
CSR#:
Date: 9/5/2019 8:00 P.M.
Status: Closed
Address: 8631 NW 193 LN
Folio: [3020030150280](#)
Problem: Foreclosure Registry
Last Activity: Case closed
[Link to Case Detail Information Report](#)



Search an Address/Folio/Case#/CSR# to find all Open, Lien, Civil, and Referred to Finance Neighborhood cases and Building cases associated with that property; as well as cases closed for the past five years.

▼ 8631 NW 193 LN × 🔍 📍

No results found





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(<https://www.miamidadeclerk.gov/clerk/home.page>)

CODE ENFORCEMENT ONLINE SYSTEM

FOLIO # NOT FOUND: 3530200050680

Citation	Folio	Name	Mailing Address
Folio ?			
<input type="text" value="3530200050680"/>			
<input checked="" type="radio"/> All Citations			
<input type="radio"/> Open Citations Only			
<input type="button" value="Search"/>		<input type="button" value="Reset"/>	

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(<https://www.miamidadeclerk.gov/clerk/home.page>)

CODE ENFORCEMENT ONLINE SYSTEM

Citation	Folio	Name	Mailing Address
Mailing Address of Violator/Party ⓘ			
<input type="text" value="8631 NW 193 LN"/>			
<input checked="" type="radio"/> All Citations			
<input type="radio"/> Open Citations Only			
<input type="button" value="Search"/>		<input type="button" value="Reset"/>	

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CITATION INFORMATION

Citation No.: 2008 - B051114

Issue Date: 6/ 4/2008

Status: * CLOSED *

Total Due: \$0.00

Violator: GUTIERREZ, HERMAN

Folio: 30-2003-015-0280

Mailing Address: 8631 NW 193 LN

City: MIAMI

State: FL

Zip: 33015

Code Section: 8-1

Description: 2004 FBC ? 105.1 : FAILURE OF OWNER-BUILDER OR CONTRACTOR TO OBTAIN A PERMIT

Issuing Department: 20 BUILDING AND NEIGHBORHOOD COMPLIANCE (786) 315-2424

VIOLATION INFORMATION

Violation Date: 6/ 4/2008

Repeat Violation: NO

Violation Time: 02:00 P M

Comply Due Date: 7/ 4/2008

Violation Location: SAME

Complied Date: 10/16/2008

Inspector: 454 GERARDO TORRE

Appeal Filed: 6/24/2008

Serve Method: POSTED

Appeal Due Date: 6/24/2008

Serve Date:

Lien Placed:

Penalty Must be Paid by: 9/22/2008

Lien Satisfied:

HEARING INFORMATION

08/21/2008 @ 11:00 AM

Hearing Date & Time:

11805 S.W. 26 ST
CONFERENCE ROOM J - 2ND FLOOR BUILDING DEPARTMENT
MIAMI FLORIDA

Hearing Location:

PARTIES

Name	Type	Address
GUTIERREZ, HERMAN	VIOLATOR	8631 NW 193 LN MIAMI FL 33015

PAYMENT HISTORY

Date	Amount	Receipt	Register	Cashier
10/16/2008	\$340.00	6789	38	LUCY
09/17/2008	\$170.00	1660	38	EJO

DISCLAIMER: Manual Adjustments and Cancellation of Payments due to returned checks are not reflected in these results.



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(<https://www.miamidadeclerk.gov/clerk/home.page>)

CODE ENFORCEMENT ONLINE SYSTEM

NO CITATIONS FOUND FOR ADDRESS

Citation	Folio	Name	Mailing Address
Mailing Address of Violator/Party ⓘ			
8631 NW 193 LN			
<input type="radio"/> All Citations			
<input checked="" type="radio"/> Open Citations Only			
<input type="button" value="Search"/>		<input type="button" value="Reset"/>	

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Search Cases

The **Regulation Cases** application allows for searching of building code enforcement cases in unincorporated Miami-Dade or the regulatory jurisdiction of Miami-Dade County, including:

- work without a permit
- expired permits which lack mandatory inspections
- unsafe structures
- other building code-related violations

Enforcement cases are created based on complaints received from the public, proactive investigations prompted by Miami-Dade County inspectors during performance of their daily duties, or reported by other agencies.

Search cases below. For a list of all active enforcement cases by date, please click on the **Reports** in the menu.

Case Number Address Folio Number Ticket Number Permit Number Owner Name

Violator Name

Numeric only, no dashes

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Search Result(s)

COUNT	CASE NUMBER	CASE TYPE	ADDRESS	OWNER'S NAME	VIOLATOR	FOLIO NUMBER	PERMIT	TICKET	VIEW
1	20080119021	All Other Code Violations	8631 NW 193 LN	HERNAN GUTIERREZ		30-2003-015-0280		If Case has ticket, please click on Details for ticket information.	Details (/Apps/RER/RegulationSupportWebViewer/NPCase/NPCaseCaseNum=20080119021)

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Case Information

As of Wednesday, August 21, 2024

Case Number

20080119021

Case Type

All Other Code Violations

Open Date

02/26/2008

Property Address

8631 NW 193 LN

Folio Number

30-2003-015-0280

Legal Description

WESTBROOKE AT AVALON SEC
1 PB 133-24 LOT 28 BLK 1 LOT
SIZE 3667 SQ FT & INT IN
COMMON AREA OR 16446-3533
0494 4 COC 22579-1663 08 2004
1

Date Closed

10/20/2008

Permit Number**Inspector**

Jorge Greenhanuff

Violator**Owner Name**

HERNAN GUTIERREZ

Owner Address

8631 NW 193 LN, MIAMI FL
330155321

Building Code

Florida Building Code

Alleged Violation

Attached aluminum structure at
North side of the property built
without the required permit...

Comments

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Case Number Address Folio Number Ticket Number Permit Number Owner Name
Violator Name

Please use only one of the options below.

8631 NW 193 LN

Or

Enter House Number

Or

Enter Street or Avenue

Submit

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Search Result(s)

COUNT	CASE NUMBER	CASE TYPE	ADDRESS	OWNER'S NAME	VIOLATOR	FOLIO NUMBER	PERMIT	TICKET	VIEW
1	2006056026	All Other Code Violations	8631 NW 193 LN					If Case has ticket, please click on Details for ticket information.	Details (/Apps/RER/RegulationSupportWebViewer/NPCase/NPCaseCaseNum=2006056026)
2	20080119021	All Other Code Violations	8631 NW 193 LN	HERNAN GUTIERREZ		30-2003-015-0280		If Case has ticket, please click on Details for ticket information.	Details (/Apps/RER/RegulationSupportWebViewer/NPCase/NPCaseCaseNum=20080119021)

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Case Information

As of Wednesday, August 21, 2024

Case Number	Case Type	Open Date
2006056026	All Other Code Violations	10/26/2005
Property Address	Folio Number	Legal Description
8631 NW 193 LN		
Date Closed	Permit Number	Inspector
10/26/2005		David Chechila
Violator	Owner Name	Owner Address
Building Code	Alleged Violation	Comments
Florida Building Code	No Damage/Minor Damage	

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Case Information

As of Wednesday, August 21, 2024

Case Number

20080119021

Case Type

All Other Code Violations

Open Date

02/26/2008

Property Address

8631 NW 193 LN

Folio Number

30-2003-015-0280

Legal Description

WESTBROOKE AT AVALON SEC
1 PB 133-24 LOT 28 BLK 1 LOT
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COMMON AREA OR 16446-3533
0494 4 COC 22579-1663 08 2004
1

Date Closed

10/20/2008

Permit Number**Inspector**

Jorge Greenhanuff

Violator**Owner Name**

HERNAN GUTIERREZ

Owner Address

8631 NW 193 LN, MIAMI FL
330155321

Building Code

Florida Building Code

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Attached aluminum structure at
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Comments

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Building Permit Selection Menu

**Please note certain inspections will be conducted virtually.
When entering your inspection request You must enter a contact name and telephone number.
Your assigned inspector will be contacting you with specific instructions about the inspection.**

Effective July 22nd, 2004, the web application has been changed as follows:
The option to cancel inspections from **today's route** has been modified
to allow cancellation from **6:00 am to 8:00 am only**

Please make one selection, enter the required information (shown in **bold** lettering) and
click the **Submit** button or press the **Tab** key and then press **Enter**.

- Permit Inspection Request (**Permit Number**)
- Cancel Inspections Requested Today (**Permit Number**)
- Cancel Inspections from Today's Route (**Permit Number**)
- Permit Inspection History (**Permit Number**)
- Request Fire Inspection/History (**Permit or Fire Municipal Number**)
- Permit History Inquiry (**Permit Number**)
- Master Subsidiary Permit Cross-Reference (**Permit Number**)
- Permit Fees (**Process Number**)
- Permit Application History (**Process Number**)
- Process/Permit Number Cross-Reference (**Address**)
- Open Master Permits (**Address**)
- Contractor Permit Inquiry (**C** or **T** followed by **Contractor or Qualifier No.**)
- Permit Inspection Holds (**Permit Number**)
- Permit Outstanding Requirements (**Permit Number**)
- Permit Project Status (**Permit Number**)
- Open Permits by Folio (**Folio Number**)

Enter required information here:

3020030150280

I'm not a robot reCAPTCHA
Privacy - Terms

Submit **Reset**

For Address Format click [here](#)

Open Master Permit Inquiry by Folio

Results from folio inquiry: NO OPEN PERMITS
TO DISPLAY... ENTER NEXT KEY TO
CONTINUE

Folio Number:	3020030150280
--------------------------	---------------

Submit

I'm not a robot	reCAPTCHA Privacy - Terms
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This page was last edited on: August 2015



Building Permit Selection Menu

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- Cancel Inspections Requested Today (**Permit Number**)
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- Permit Application History (**Process Number**)
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- Permit Inspection Holds (**Permit Number**)
- Permit Outstanding Requirements (**Permit Number**)
- Permit Project Status (**Permit Number**)
- Open Permits by Folio (**Folio Number**)

Enter required information here:

8631 NW 193 LN

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Privacy - Terms

Submit **Reset**

For Address Format click [here](#)



Open Master Permits Inquiry

INQUIRY SUCCESSFUL (NO MORE ENTRIES) ..

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August 21, 2024

Folio No.: 3020030150280
Address: 8631 NW 193 LN

To Whom It May Concern:

This is to advise you that the subject property lies within the LAKES OF AVALON Lighting Special Taxing District and is subject to annual non-ad valorem special assessments. These assessments will appear as an itemized portion of the property's combined tax bill.

There are currently no other existing special assessments or liens placed on the subject property by a special taxing district. This does not mean that the property is clear of any pending Special Taxing Districts or other Miami-Dade County, Community Development District, or privately placed liens. Court records should be reviewed to determine if other Miami-Dade County liens have been filed.

Pursuant to Ordinance 19-18, which amended Section 18-20.2 of the Code of Miami-Dade County, sellers will be obligated to provide the purchaser notice of the existence of a special taxing district if the prior year's tax bill for the residential property reflects a special assessment. This information must be included either on the contract for sale and purchase or as an addendum to the contract.

If you have any questions or need additional information, please contact the Special Assessment Districts Division at (305) 375-2702 or by email at special.taxing@miamidade.gov or stdp@miamidade.gov.

Sincerely,

Nadine M. Blake
Special Taxing Districts Supervisor
Special Assessment Districts Division

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PREMISE LOCATION CERTIFICATE

Current/Outstanding Debt

Account Number	SA Type	Description	Amount	Service Through
7989306200	RFT-WT	FEES AND TAXES WATER		\$0.00 07/11/2024
7989306200	RFT-WW	FEES & TAXES WASTEWATER		\$0.00 07/11/2024
7989306200	RSW-STRM	STORMWATER		\$0.00 07/11/2024
7989306200	RWT-A	WATER RESIDENTIAL		\$0.00 07/11/2024
7989306200	RWW-A	WASTEWATER RESIDENTIAL		\$0.00 07/11/2024
Account Total:				\$0.00
Mailing ZIP:			33015-5321	

For Lien additional information see comments below

Lien Account Number	SA Type	Description	Amount	Service Through	Status	ORB/Page No.
Account Total:						
Mailing ZIP:						

Bankruptcy Account Number	SA Type	Description	Amount	Service Through
Account Total:				
Mailing ZIP:				

Write-Off Account	SA Type	Description	Amount	Service Through
Account Total:				
Mailing ZIP:				

<u>Tampering Premise Note ID#</u>	<u>Premise Note Created</u>	<u>Amount Owed</u>
-----------------------------------	-----------------------------	--------------------

Query: data_accounts (ID: 0)

Where:	<input type="text" value="FOLIO_NUMBER = 3020030150280 OR PROPERTY_ADDRESS like '%8631 NW 193 LN%'"/>
Object IDs:	<input type="text"/>
Time:	<input type="text"/>
Result Type:	<input type="text" value="None"/>
Out Fields:	<input type="text" value="*"/>
Return IDs Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Unique IDs Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Count Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Distinct Values:	<input type="radio"/> True <input checked="" type="radio"/> False
Cache Hint	<input type="radio"/> True <input checked="" type="radio"/> False
Order By Fields:	<input type="text"/>
Group By Fields (For Statistics):	<input type="text"/>
Output Statistics:	<input type="text"/>
Having:	<input type="text"/>
Result Offset:	<input type="text"/>
Result Record Count:	<input type="text"/>
SQL Format:	<input type="text" value="none"/>
Format:	<input type="text" value="HTML"/>
<input type="button" value="Query (GET)"/> <input type="button" value="Query (POST)"/>	

results: 1

ACCOUNT_NO:	12216687
PROPERTY_ADDRESS:	8631 NW 193 LN MIAMI FL 330155321
FOLIO_NUMBER:	3020030150280
OWNER:	HERNAN GUTIERREZ
OWNER_PHONE:	
OCCUPANT_NAME:	
OCCUPANT_PHONE:	0
SERVICE_DATE:	6/1/1988 4:00:00 AM
LEGAL_DESC:	WESTBROOKE AT AVALON SEC 1
MAILING_ADDRESS:	8631 NW 193 LN MIAMI FL 330155321
LAND_USE_CODE:	5
TAX_UNITS:	1
WASTE_UNITS:	1
ACCOUNT_STATUS:	ACTIVE

CREATION_DATE:	1989-07-25
ACCOUNT_PROCESS_TYPE:	HH-HOUSEHOLD
WCS_ACC_TYPE_DATE:	1989-07-25
PICKUP_DAYS:	TUE AND FRI
GARBAGE_ROUTE:	1206
BULKY_BOOK:	6
TOTAL_UNPAID_BULKY_AMOUNT:	0
TOTAL_DELINQUENT_AMOUNT:	0
TOTAL_JUDGEMENT_AMOUNT:	0
WCS_ACC_HANDICAP:	
BILLING_STATUS:	T-BILLED VIA PROPERTY TAX
FREE_BULKY_YARDAGE:	50
FREE_BULKY_TRIPS:	2
OUT_OF_SERVICE_AREA:	N
LAST_BILL_DATE:	1990-04-05
PRIOR_YEAR_UNPAID_AMOUNT:	0
PRIOR_YEAR_SERV_TAX_AMOUNT:	0
PRIOR_YEAR_PENALTY_AMOUNT:	0
PRIOR_PENALTY_DATE:	
MONTH_DELINQUENT_AMOUNT:	0
CURRENT_PENALTY_AMOUNT:	0
PENALTY_DATE:	
CURRENT_SERV_TAX_AMOUNT:	0
CURRENT_FEE_AMOUNT:	0
BAD_CHECK_FEE_AMOUNT:	0
AMOUNT_PAID:	0
CREDIT_BALANCE_AMOUNT:	0
TOTAL_AMOUNT_DUE:	0
SERVICE_ITEM_CODE:	UH
DISTRICT:	13
ObjectId:	212206

Query: data_bulky (ID: 0)

Where:	<input type="text" value="FOLIO_NUMBER = 3020030150280 OR PROPERTY_ADDRESS like '%8631 NW 193 LN%'"/>
Object IDs:	<input type="text"/>
Time:	<input type="text"/>
Result Type:	<input type="text" value="None"/>
Out Fields:	<input type="text" value="*"/>
Return IDs Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Unique IDs Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Count Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Distinct Values:	<input type="radio"/> True <input checked="" type="radio"/> False
Cache Hint	<input type="radio"/> True <input checked="" type="radio"/> False
Order By Fields:	<input type="text"/>
Group By Fields (For Statistics):	<input type="text"/>
Output Statistics:	<input type="text"/>
Having:	<input type="text"/>
Result Offset:	<input type="text"/>
Result Record Count:	<input type="text"/>
SQL Format:	<input type="text" value="none"/>
Format:	<input type="text" value="HTML"/>
<input type="button" value="Query (GET)"/> <input type="button" value="Query (POST)"/>	

No results found.

Query: data_complaints (ID: 0)

Where:	<input type="text" value="FOLIO_NUMBER = 3020030150280 OR PROPERTY_ADDRESS like '%8631 NW 193 LN%'"/>
Object IDs:	<input type="text"/>
Time:	<input type="text"/>
Result Type:	<input type="text" value="None"/>
Out Fields:	<input type="text" value="*"/>
Return IDs Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Unique IDs Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Count Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Distinct Values:	<input type="radio"/> True <input checked="" type="radio"/> False
Cache Hint	<input type="radio"/> True <input checked="" type="radio"/> False
Order By Fields:	<input type="text"/>
Group By Fields (For Statistics):	<input type="text"/>
Output Statistics:	<input type="text"/>
Having:	<input type="text"/>
Result Offset:	<input type="text"/>
Result Record Count:	<input type="text"/>
SQL Format:	<input type="text" value="none"/>
Format:	<input type="text" value="HTML"/>
<input type="button" value="Query (GET)"/> <input type="button" value="Query (POST)"/>	

No results found.

Query: data_judgement (ID: 0)

Where:	<input type="text" value="FOLIO_NUMBER = 3020030150280 OR PROPERTY_ADDRESS like '%8631 NW 193 LN%'"/>
Object IDs:	<input type="text"/>
Time:	<input type="text"/>
Result Type:	<input type="text" value="None"/>
Out Fields:	<input type="text" value="*"/>
Return IDs Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Unique IDs Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Count Only:	<input type="radio"/> True <input checked="" type="radio"/> False
Return Distinct Values:	<input type="radio"/> True <input checked="" type="radio"/> False
Cache Hint	<input type="radio"/> True <input checked="" type="radio"/> False
Order By Fields:	<input type="text"/>
Group By Fields (For Statistics):	<input type="text"/>
Output Statistics:	<input type="text"/>
Having:	<input type="text"/>
Result Offset:	<input type="text"/>
Result Record Count:	<input type="text"/>
SQL Format:	<input type="text" value="none"/>
Format:	<input type="text" value="HTML"/>
<input type="button" value="Query (GET)"/> <input type="button" value="Query (POST)"/>	

No results found.