

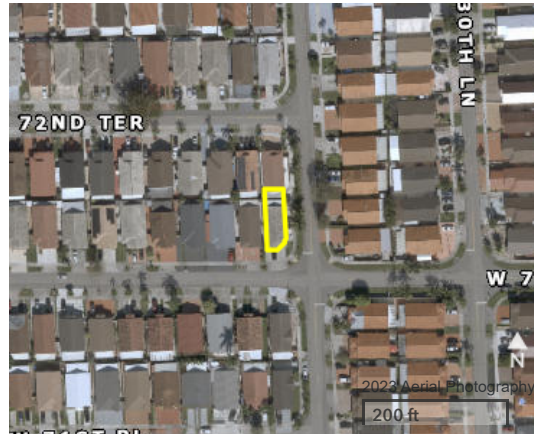


# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

Generated On: 09/06/2024

PROPERTY INFORMATION	
<b>Folio</b>	04-2028-018-0450
<b>Property Address</b>	3103 W 72 ST HIALEAH, FL 33018-5223
<b>Owner</b>	ERIANE I CABRERA
<b>Mailing Address</b>	3103 W 72 ST HIALEAH, FL 33018
<b>Primary Zone</b>	0100 SINGLE FAMILY - GENERAL
<b>Primary Land Use</b>	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
<b>Beds / Baths /Half</b>	3 / 2 / 0
<b>Floors</b>	1
<b>Living Units</b>	1
<b>Actual Area</b>	1,350 Sq.Ft
<b>Living Area</b>	1,190 Sq.Ft
<b>Adjusted Area</b>	1,243 Sq.Ft
<b>Lot Size</b>	3,240 Sq.Ft
<b>Year Built</b>	1992



ASSESSMENT INFORMATION			
Year	2024	2023	2022
<b>Land Value</b>	\$227,760	\$190,320	\$146,640
<b>Building Value</b>	\$145,997	\$141,826	\$143,852
<b>Extra Feature Value</b>	\$4,935	\$4,994	\$5,053
<b>Market Value</b>	\$378,692	\$337,140	\$295,545
<b>Assessed Value</b>	\$158,885	\$154,258	\$149,766

### TAXABLE VALUE INFORMATION

Year	2024	2023	2022
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#### COUNTY

<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$108,885	\$104,258	\$99,766

#### SCHOOL BOARD

<b>Exemption Value</b>	\$25,000	\$25,000	\$25,000
<b>Taxable Value</b>	\$133,885	\$129,258	\$124,766

#### CITY

<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$108,885	\$104,258	\$99,766

#### REGIONAL

<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$108,885	\$104,258	\$99,766

BENEFITS INFORMATION				
Benefit	Type	2024	2023	2022
<b>Save Our Homes Cap</b>	Assessment Reduction	\$219,807	\$182,882	\$145,779
<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
LA PRADERA
PB 138-50
LOT 30 BLK 2
LOT SIZE 3240 SQ FT
F/A/U 04-2028-001-0900

### SALES INFORMATION

Previous Sale	Price	OR Book-Page	Qualification Description
04/01/2006	\$315,000	24532-0194	Sales which are qualified
11/01/2003	\$0	21831-3480	Sales which are disqualified as a result of examination of the deed
08/01/2002	\$145,000	20585-2805	Sales which are qualified
06/01/2001	\$137,000	19789-3310	Sales which are qualified

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