

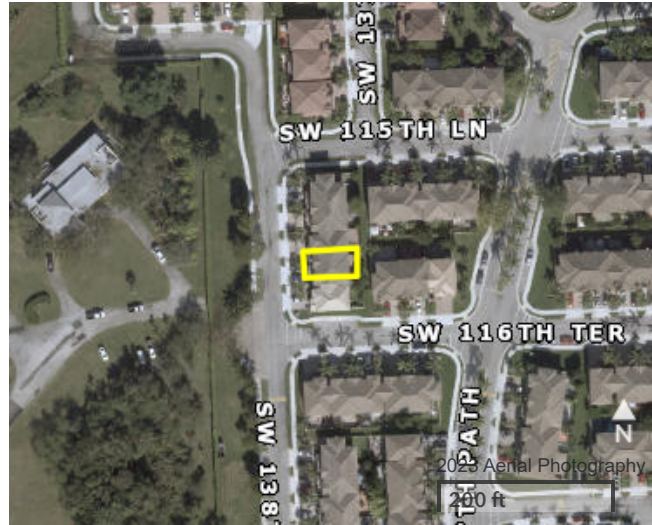


OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On: 09/11/2024

PROPERTY INFORMATION	
Folio	30-5910-043-0980
Property Address	11605 SW 138 AVE MIAMI, FL 33186-9089
Owner	CRISTIAN TORO & W CARMEN
Mailing Address	11605 SW 138 AVE MIAMI, FL 33186-9089
Primary Zone	2800 TOWNHOUSE
Primary Land Use	0410 RESIDENTIAL - TOTAL VALUE : TOWNHOUSE
Beds / Baths / Half	4 / 2 / 0
Floors	2
Living Units	1
Actual Area	2,322 Sq.Ft
Living Area	2,102 Sq.Ft
Adjusted Area	2,102 Sq.Ft
Lot Size	1,800 Sq.Ft
Year Built	2005



ASSESSMENT INFORMATION			
Year	2024	2023	2022
Land Value	\$0	\$0	\$0
Building Value	\$0	\$0	\$0
Extra Feature Value	\$0	\$0	\$0
Market Value	\$416,500	\$385,500	\$321,500
Assessed Value	\$206,053	\$200,052	\$194,226

BENEFITS INFORMATION				
Benefit	Type	2024	2023	2022
Save Our Homes Cap	Assessment Reduction	\$210,447	\$185,448	\$127,274
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
CENTURY BREEZE
PB 162-74 T-21451
LOT 4 BLK 19
LOT SIZE 1800 SQ FT
FAU 30 5910 000 0151

TAXABLE VALUE INFORMATION			
Year	2024	2023	2022
COUNTY			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$156,053	\$150,052	\$144,226
SCHOOL BOARD			
Exemption Value	\$25,000	\$25,000	\$25,000
Taxable Value	\$181,053	\$175,052	\$169,226
CITY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$0	\$0	\$0
REGIONAL			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$156,053	\$150,052	\$144,226

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
04/01/2006	\$360,000	24426-0427	Sales which are qualified
12/01/2005	\$304,990	24122-0075	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.

Search bar containing '11605 SW 138 AVE' with search and location icons.

Building Violations

Below code cases are not belongs to subject address

Case# - 20230220642

Permit #: Case Type: All Other Code Violations Folio: 3059100432090 Address: 11780 SW 138 AVE Violator: KENDELL BREEZE W HOMEOWNERS Open Date: 3/12/2023 8:00 P.M. Closed Date: 4/4/2024 8:00 P.M. Link to Case Detail Information Report

Case# - 20240229073

Permit #: Case Type: All Other Code Violations Folio: 3059100432090 Address: 11780 SW 138 AVE Violator: KENDELL BREEZE W HOMEOWNERS Open Date: 3/29/2024 8:00 P.M. Closed Date: Link to Case Detail Information Report

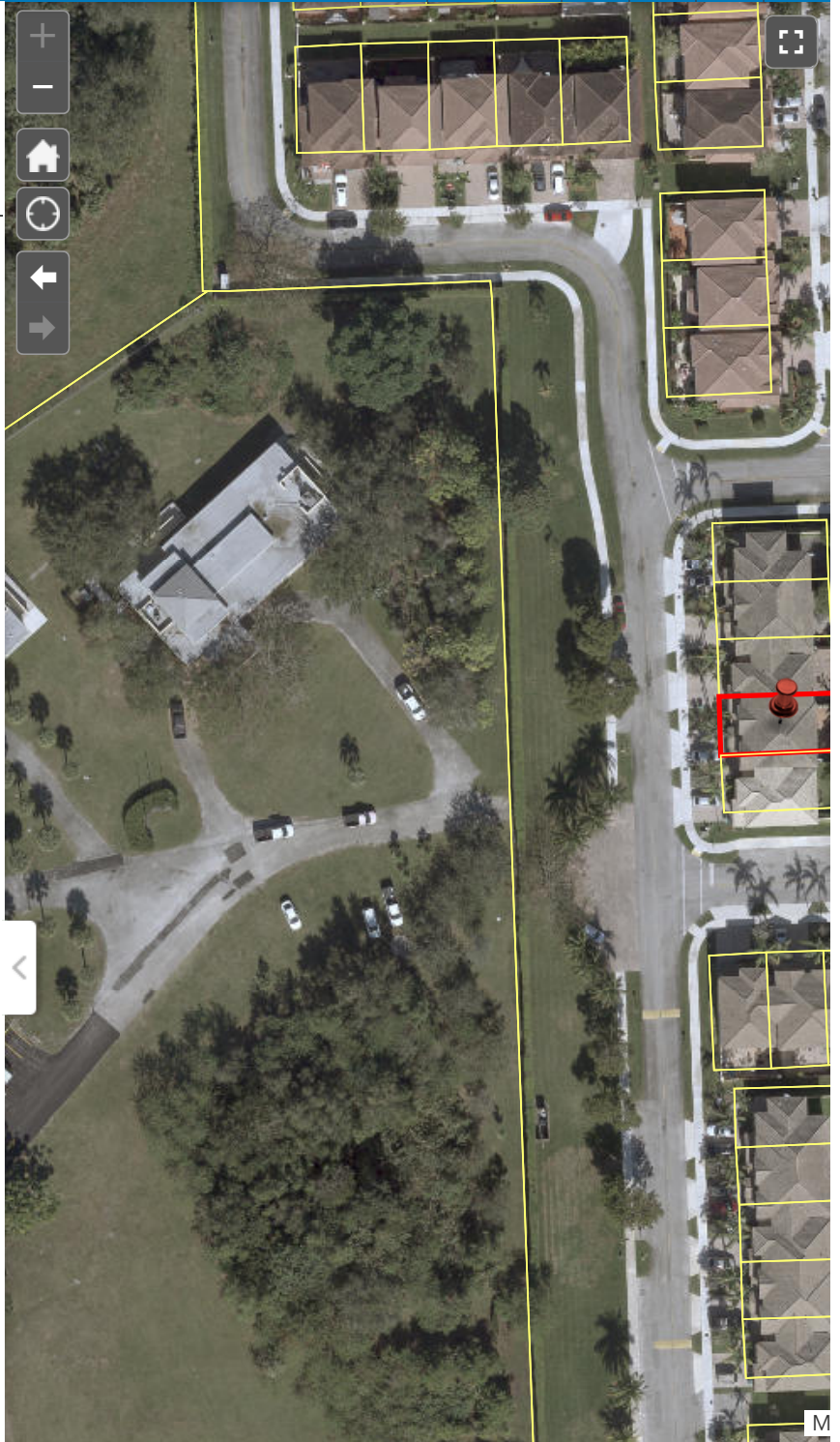
Case# - 20240229072

Permit #: Case Type: All Other Code Violations Folio: 3059100432090 Address: 11780 SW 138 AVE Violator: KENDELL BREEZE W HOMEOWNERS Open Date: 3/29/2024 8:00 P.M. Closed Date: 8/1/2024 8:00 P.M. 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.

No results found



M

Click on the  for help on the use of this viewer.

100ft
-80.418 25.661 Degrees

App State

Click to restore the map extent and layers visibility where you left off.

CODE ENFORCEMENT ONLINE SYSTEM

NO CITATIONS FOUND FOR ADDRESS

Citation	Folio	Name	Mailing Address
Mailing Address of Violator/Party ⓘ			
<input type="text" value="11605 SW 138 AVE"/>			
<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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General

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CODE ENFORCEMENT ONLINE SYSTEM

FOLIO # NOT FOUND: 3059100430980

Citation	Folio	Name	Mailing Address
Folio ⓘ			
<input type="text" value="3059100430980"/>			
<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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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:

11605 SW 138 AVE

I'm not a robot

reCAPTCHA
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Submit **Reset**

For Address Format click [here](#)



Error during processing.

Read error message below and click **reset** to go back to Selection Menu.

ADDRESS NOT FOUND ...ENTER NEW ADDRESS

[Reset](#)

[BLDG Home Page](#) | [BLDG Main Menu](#) | [BLDG Permit Menu](#) | [BLDG Plan Processing Menu](#)

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E-mail your comments, questions and suggestions to [Webmaster](#)
This page was last edited on: February 23, 2004

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;

Open Master Permit Inquiry by Folio

Results from folio inquiry: FOLIO NOT FOUND
IN DATABASE...ENTER NEW FOLIO

Folio Number:	<input type="text" value="3059100430980"/>
--------------------------	--

Submit



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This page was last edited on: August 2015

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
-------------	---------	--------------	---------------	---------------	------------	---------------

Please use only one of the options below.

Or

Or

Search Result(s)

Sorry, did not find any case based on your search entry or entries.

Please try a new search.

Please take note of the following.

For the **Address** tab, the three options **Property Address**, **House Number** and **Street or Avenue** can only be used one at a time.

If using **House Number**, it should be numeric only.

If using **Street or Avenue**, Directions should not be included. It should start with a number followed by abbreviated street or avenue.

Example: 87 AVE

If using **Property Address** it should be in the format: House Number - Direction or Street Name - Street Type

Example: 12345 NW 6 TER

For **Property Address** or **Street or Avenue** entry, only the following abbreviations are accepted:

- AVE
- BLVD
- CIR
- CT
- HWY
- LN
- PL
- PSGE
- ST
- TER

If **Property Address** entry has directions, directions must be abbreviated as shown below:

- E
- N
- NE
- NW
- S
- SE
- SW
- W

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Numeric only, no dashes

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- SW
- W

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September 11, 2024

Folio No.: 3059100430980
Address: 11605 SW 138 AVE

To Whom It May Concern:

This is to advise you that the subject property lies within the CENTURY BREEZE Multi-Purpose 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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▼ 3059100430980 X Q



SW 138TH AVE

Connection Information



Enter an address in the Search Box, or use the Parcel Selector tool to click on a parcel and display Water and Sanitary Sewer Utility connection information.

Water Service Utility: [Miami Dade Water and Sewer](#)
Connected To Miami-Dade Water Syst.: Yes

Sewer Service Utility: [Miami Dade Water and Sewer](#)
Connected To Miami-Dade Sewer Syst.: Yes

[Pump Station Capacity Estimator](#)

20ft