

SITE ADDRESS	132 SE 2 TERRACE #1-3, HALLANDALE BEACH FL 33009-	ID#	5142 27 08 0320
	5562		2513
Property Owner	ROSENBERG, VICTOR	Use	08-03
Mailing Address	2455 NE 209 TER MIAMI FL 33180		11 11
Abbr Legal Description	TATEM WOFFORDS SUB OF OUTLOT 7 HALLANDALE 1-130	D LOT 25,	26,27 E 25 BLK 2

The just values displayed below were set in compliance with Sec. 193.011, Fla. Stat., and include a reduction for costs of sale and other adjustments required by Sec. 193.011(8).

	* 202	3 values are co	onsider	ed "working values	s" a	and ar	e subject to	chan	ge.		
			Prope	erty Assessment	Va	lues					
Year	Land	Buildi Improve		Just / Market Value		Assessed / SOH Value		Та	ıx		
2023*	\$84,320	\$270, ²	110	\$354,43	\$354,430		\$354,430				
2022	\$84,320	\$270, ²	110	\$354,43	30		\$333,990		\$8,05	\$8,055.20	
2021	\$84,320	\$219,3	310	\$303,63	30		\$303,	,630	\$7,03	2.45	
		2023* Exemp	tions a	nd Taxable Value	s b	у Тах	ing Autho	rity	·		
		Co	unty	School E	Boa	ard	Muni	cipal	Inde	pendent	
Just Value)	\$354	1,430	\$35	4,4	30	\$354	1,430	\$	354,430	
Portability	,		0			0		0		0	
Assessed	/SOH	\$354	1,430	\$35	4,4	30	\$354	1,430	\$	\$354,430	
Homestea	d		0			0	0			0	
Add. Hom	estead		0		0			0		0	
Wid/Vet/Di	/id/Vet/Dis		0		0			0		0	
Senior			0			0		0		0	
Exempt Ty	/pe		0			0		0		0	
Taxable		\$354	1,430	\$35	4,4	30	\$354	1,430	\$	354,430	
		Sales History			1	Land Calculations					
Date	Type	Price	Boo	ok/Page or CIN		F	Price		Factor	Type	
2/1/2021	QCD-T	\$100		117039147		\$6.00		14,053		SF	
8/5/2004	WD	\$268,000	3	38061 / 1241							
8/6/2004	PRD		3	38061 / 1243							
9/4/2002	DRR		33733 / 49								
11/2/2001	WD	\$150,000		32333 / 730 A		Adj. Bldg. S.F. (Card, S		d, Sketch)	2101		
	, I	п			[U	nits		3	
							Eff./Act. Y	ear B	uilt: 1957/195	5	

Special Assessments										
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc		
25										
R										
3										



Site Address	128 SE 2 TERRACE #1-2, HALLANDALE BEACH FL 33009	ID#	5142 27 08 0310
Property Owner	ROSENBERG, VICTOR	Millage	2513
Mailing Address	2455 NE 209TH TER MIAMI FL 33180-1041	Use	08-02
Abbr Legal Description	TATEM WOFFORDS SUB OF OUTLOT 7 HALLANDALE 1-130	D LOT 22	BLK 2

The just values displayed below were set in compliance with Sec. 193.011, Fla. Stat., and include a reduction for costs of sale and other adjustments required by Sec. 193.011(8).

	* 20)23 va	alues are c	consider	ed "working value	s" a	nd are	e subject to	chang	ge.		
				Prop	erty Assessment	Val	ues					
Year	Land		Building / Improvement		Just / Market t Value		et	t Assessed / SOH Value		Та	x	
2023*	\$37,480		\$254,730 \$292,2			10		\$196,690				
2022	\$37,480		\$254	,730	\$292,2	10		\$178,8	10	\$5,04	5.87	
2021	\$37,480		\$210	,210	\$247,6	90		\$162,560		\$4,419	9.59	
		202	23* Exemp	otions a	nd Taxable Value	es b	у Тах	ing Authori	ty			
			С	ounty	School	Boa	rd	Munici	pal	Inde	oendent	
Just Value			\$29	2,210	\$29	92,2	10	\$292,2	210	\$	292,210	
Portability				0			0		0		0	
Assessed/S	ОН		\$19	6,690	\$29	92,2	10	\$196,0	690	\$196,69		
Homestead			0			0		0			0	
Add. Homes	tead		0			0		0			0	
Wid/Vet/Dis			0			0			0		0	
Senior			0			0			0		0	
Exempt Type	9		0			0			0		0	
Taxable			\$196,690		\$29	\$292,210		\$196,690		\$	\$196,690	
		Sale	es History	/		٦Г		Land	Calc	ulations		
Date	Type		Price	Boo	k/Page or CIN	1		Price		Factor	Type	
1/23/2006	WD	\$17	78,000	4	1412 / 1451	1[\$6.00			6,246	SF	
9/1/1986	WD	\$5	5,000	,	13788 / 612							
						10						
	i					1[
						1[Adj	. Bldg. S.F.	(Car	d, Sketch)	1536	
	И					<u> </u>		Un	its		2	
								Eff./Act. Ye	ar B	uilt: 1958/195	7	

Special Assessments										
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc		
25										
R										
2										