



MARTY KIARD
BROWARD
 COUNTY
 PROPERTY APPRAISER

Site Address	505 NW 1 AVENUE, HALLANDALE BEACH FL 33009-3360	ID #	5142 22 07 0040
Property Owner	HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY	Millage	2513
Mailing Address	400 S FEDERAL HWY HALLANDALE BEACH FL 33009-6433	Use	80
Abbr Legal Description	GEO M PHIPPENS SUB IN 22-51-42 1-71 D LOT 5 BLK E		

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)**.

Property Assessment Values					
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2019	\$60,010		\$60,010	\$60,010	
2018	\$60,010		\$60,010	\$60,010	
2017	\$60,010		\$60,010	\$60,010	

2019 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$60,010	\$60,010	\$60,010	\$60,010
Portability	0	0	0	0
Assessed/SOH	\$60,010	\$60,010	\$60,010	\$60,010
Homestead	0	0	0	0
Add. Homestead	0	0	0	0
Wid/Vet/Dis	0	0	0	0
Senior	0	0	0	0
Exempt Type 14	\$60,010	\$60,010	\$60,010	\$60,010
Taxable	0	0	0	0

Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
8/21/2012	QCD-T	\$100	49256 / 583	\$8.00	7,501	SF
3/31/2006	WD*	\$412,500	42053 / 568			
3/11/2006	QC*	\$100	42053 / 564			
7/28/1997	QCD	\$100	27131 / 685			
				Adj. Bldg. S.F.		

* Denotes Multi-Parcel Sale (See Deed)

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
25								
L								
1								



MARTY KIARD
BROWARD
 COUNTY
 PROPERTY APPRAISER

Site Address	505 NW 1 AVENUE, HALLANDALE BEACH FL 33009	ID #	5142 22 07 0120
Property Owner	HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY	Millage	2513
Mailing Address	400 S FEDERAL HWY HALLANDALE BEACH FL 33009-6433	Use	80
Abbr Legal Description	GEO M PHIPPENS SUB IN 22-51-42 1-71 D LOT 4,6 BLK F		

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)**.

Property Assessment Values					
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2019	\$112,860		\$112,860	\$93,110	
2018	\$84,650		\$84,650	\$84,650	
2017	\$84,650		\$84,650	\$84,650	

2019 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$112,860	\$112,860	\$112,860	\$112,860
Portability	0	0	0	0
Assessed/SOH	\$93,110	\$112,860	\$93,110	\$93,110
Homestead	0	0	0	0
Add. Homestead	0	0	0	0
Wid/Vet/Dis	0	0	0	0
Senior	0	0	0	0
Exempt Type 14	\$93,110	\$112,860	\$93,110	\$93,110
Taxable	0	0	0	0

Sales History			
Date	Type	Price	Book/Page or CIN
8/21/2012	QCD-T	\$100	49256 / 563
3/31/2006	WD	\$412,500	42053 / 566
3/31/2006	QCD	\$100	42053 / 561
2/6/1997	QC*	\$100	26410 / 921
11/1/1992	WD	\$66,000	20308 / 47

Land Calculations		
Price	Factor	Type
\$8.00	14,108	SF
Adj. Bldg. S.F.		

* Denotes Multi-Parcel Sale (See Deed)

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
25								
X								
1								