



Site Address	1108 NW 6 STREET, FORT LAUDERDALE FL 33311	ID #	5042 04 05 0280
Property Owner	OMEGA S IN BROWARD INC	Millage	0312
Mailing Address	3007 W COMMERCIAL BLVD STE 204 FORT LAUDERDALE FL 33309	Use	12-01
Abbr Legal Description	TUSKEGEE PARK 3-9 B LOT 3 LESS RD R/W BLK 3		

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)**.

* 2023 values are considered "working values" and are subject to change.

Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2023*	\$69,820	\$252,630	\$322,450	\$322,450	
2022	\$69,820	\$252,630	\$322,450	\$322,450	\$7,166.31
2021	\$69,820	\$240,780	\$310,600	\$310,600	\$6,912.90

2023* Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$322,450	\$322,450	\$322,450	\$322,450
Portability	0	0	0	0
Assessed/SOH	\$322,450	\$322,450	\$322,450	\$322,450
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	0	0	0	0
Taxable	\$322,450	\$322,450	\$322,450	\$322,450

Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
1/5/2018	QCD-T	\$100	115119322	\$11.00	6,347	SF
6/26/2001	WD	\$110,000	31847 / 1774			
8/30/1999	WD	\$60,000	29808 / 450			
5/1/1991	PRD	\$100	18401 / 336			
				Adj. Bldg. S.F. (Card, Sketch)		2299
				Units		1
				Eff./Act. Year Built: 1970/1965		

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
03						F2		
S								
2299						6347		