



**MARTY KIAR**  
**BROWARD**  
 COUNTY  
 PROPERTY APPRAISER

**IMPORTANT:**

If you are looking to purchase this property, the tax amount shown may have no relationship to the taxes you will pay.  
 If you are looking to purchase this property and are not using portability to transfer any capped savings, please use our **Tax Estimator** to determine a more likely estimate of your new amount.  
 If you own this home and want to purchase a new home in Florida, try our **Portability Estimator** to see how portability and the additional homestead exemption can help you.  
 If you own a home in Florida, and want to see how much portability will save you, try our **Portability Estimator**.

[PREVIOUS](#)[NEXT](#)[VIEW MAP](#)[PRINT](#)[NEW SEARCH](#)[PHOTOGRAPHS](#)[BCPA HOME](#)

[Click here to display your 2022 TRIM Notice.](#)

<b>Site Address</b>	1223 NW 6 STREET, FORT LAUDERDALE FL 33311	<b>ID #</b>	5042 04 04 0080
<b>Property Owner</b>	WRIGHT DYNASTY LLC	<b>Millage</b>	0312
<b>Mailing Address</b>	PO BOX 848871 PEMBROKE PINES FL 33084	<b>Use</b>	10-02

<b>Abbreviated Legal Description</b>	HOME BEAUTIFUL PARK 2-47 B LOT 12 LESS RD R/W BLK A
--------------------------------------	---

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\(8\)](#).

**IT'S IMPORTANT THAT YOU KNOW:**

The 2023 values currently shown are considered "working values" and are subject to change. These numbers will change frequently online as we make various adjustments until they are finalized.

**Property Assessment Values**

[Click here to see 2022 Exemptions and Taxable Values as reflected on the Nov. 1, 2022 tax bill.](#)

Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2023	\$90,480	\$300	\$90,780	\$73,340	
2022	\$90,480	\$300	\$90,780	\$66,680	
2021	\$60,320	\$300	\$60,620	\$60,620	\$1,202.88

**2023 Exemptions and Taxable Values by Taxing Authority**

	County	School Board	Municipal	Independent
<b>Just Value</b>	\$90,780	\$90,780	\$90,780	\$90,780
<b>Portability</b>	0	0	0	0
<b>Assessed/SOH</b>	\$73,340	\$90,780	\$73,340	\$73,340
<b>Homestead</b>	0	0	0	0
<b>Add. Homestead</b>	0	0	0	0
<b>Wid/Vet/Dis</b>	0	0	0	0
<b>Senior</b>	0	0	0	0
<b>Exempt Type</b>	0	0	0	0
<b>Taxable</b>	\$73,340	\$90,780	\$73,340	\$73,340

<b>Sales History -- Search Subdivision Sales</b>				<b>Land Calculations</b>		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
12/7/2020	QCD-T	\$100	116916296	\$15.00	6,032	SF
12/7/2020	QCD-T	\$100	116916295			

6/27/2003	QCD	\$6,000	35485 / 1481			
4/21/1997	PRD	\$100	26719 / 208			
				Adj. Bldg. S.F.		

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
03						F3		
L								
1						6032		

If you see a factual error on this page, please click here to notify us.



**MARTY KIAR**  
**BROWARD**  
 COUNTY  
 PROPERTY APPRAISER

**IMPORTANT:**

If you are looking to purchase this property, the tax amount shown may have no relationship to the taxes you will pay.  
 If you are looking to purchase this property and are not using portability to transfer any capped savings, please use our **Tax Estimator** to determine a more likely estimate of your new amount.  
 If you own this home and want to purchase a new home in Florida, try our **Portability Estimator** to see how portability and the additional homestead exemption can help you.  
 If you own a home in Florida, and want to see how much portability will save you, try our **Portability Estimator**.

- PREVIOUS
- NEXT
- VIEW MAP
- PRINT
- NEW SEARCH
- BCPA HOME

[Click here to display your 2022 TRIM Notice.](#)

<b>Site Address</b>	NW 6 STREET, FORT LAUDERDALE FL 33311	<b>ID #</b>	5042 04 04 0070
<b>Property Owner</b>	WRIGHT DYNASTY LLC	<b>Millage</b>	0312
<b>Mailing Address</b>	PO BOX 848871 PEMBROKE PINES FL 33084	<b>Use</b>	28-01

<b>Abbreviated Legal Description</b>	HOME BEAUTIFUL PARK 2-47 B LOT 9 LESS BEG AT SE COR OF LOT 9,W 50,N 19.44,E 50,S 19.59 TO POB BLK A
--------------------------------------	---

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\(8\)](#).

**! IT'S IMPORTANT THAT YOU KNOW:**  
 The 2023 values currently shown are considered "working values" and are subject to change. These numbers will change frequently online as we make various adjustments until they are finalized.

**Property Assessment Values**  
[Click here to see 2022 Exemptions and Taxable Values as reflected on the Nov. 1, 2022 tax bill.](#)

Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2023	\$90,360	\$6,800	\$97,160	\$81,110	
2022	\$90,360	\$6,800	\$97,160	\$73,740	
2021	\$60,240	\$6,800	\$67,040	\$67,040	\$1,557.79

2023 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
<b>Just Value</b>	\$97,160	\$97,160	\$97,160	\$97,160
<b>Portability</b>	0	0	0	0
<b>Assessed/SOH</b>	\$81,110	\$97,160	\$81,110	\$81,110
<b>Homestead</b>	0	0	0	0
<b>Add. Homestead</b>	0	0	0	0
<b>Wid/Vet/Dis</b>	0	0	0	0
<b>Senior</b>	0	0	0	0
<b>Exempt Type</b>	0	0	0	0
<b>Taxable</b>	\$81,110	\$97,160	\$81,110	\$81,110

Sales History -- Search Subdivision Sales				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
12/7/2020	QCD-T	\$100	116916298	\$15.00	6,024	SF
7/22/2005	QCD	\$100	40172 / 1920			

4/21/1997	PRD	\$100	26719 / 199			
12/1/1979	WD	\$8,000	8668 / 566			
				Adj. Bldg. S.F. (Card, Sketch)		

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
03						F2		
L								
1						6024		

[If you see a factual error on this page, please click here to notify us.](#)



**MARTY KIAR**  
**BROWARD**  
 COUNTY  
 PROPERTY APPRAISER

**IMPORTANT:**

If you are looking to purchase this property, the tax amount shown may have no relationship to the taxes you will pay.  
 If you are looking to purchase this property and are not using portability to transfer any capped savings, please use our **Tax Estimator** to determine a more likely estimate of your new amount.  
 If you own this home and want to purchase a new home in Florida, try our **Portability Estimator** to see how portability and the additional homestead exemption can help you.  
 If you own a home in Florida, and want to see how much portability will save you, try our **Portability Estimator**.

[PREVIOUS](#)[NEXT](#)[VIEW MAP](#)[PRINT](#)[NEW SEARCH](#)[PHOTOGRAPHS](#)[BCPA HOME](#)

[Click here to display your 2022 TRIM Notice.](#)

<b>Site Address</b>	1217 NW 6 STREET, FORT LAUDERDALE FL 33311-7932	<b>ID #</b>	5042 04 04 0060
<b>Property Owner</b>	WRIGHT DYNASTY LLC	<b>Millage</b>	0312
<b>Mailing Address</b>	PO BOX 848871 PEMBROKE PINES FL 33084	<b>Use</b>	10

<b>Abbreviated Legal Description</b>	HOME BEAUTIFUL PARK 2-47 B LOT 8 LESS RD R/W BLK A
--------------------------------------	--

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)**.

**IT'S IMPORTANT THAT YOU KNOW:**

The 2023 values currently shown are considered "working values" and are subject to change. These numbers will change frequently online as we make various adjustments until they are finalized.

**Property Assessment Values**

[Click here to see 2022 Exemptions and Taxable Values as reflected on the Nov. 1, 2022 tax bill.](#)

Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2023	\$90,260		\$90,260	\$90,260	
2022	\$90,260		\$90,260	\$90,260	
2021	\$66,190	\$189,360	\$255,550	\$255,550	\$6,088.86

**2023 Exemptions and Taxable Values by Taxing Authority**

	County	School Board	Municipal	Independent
<b>Just Value</b>	\$90,260	\$90,260	\$90,260	\$90,260
<b>Portability</b>	0	0	0	0
<b>Assessed/SOH</b>	\$90,260	\$90,260	\$90,260	\$90,260
<b>Homestead</b>	0	0	0	0
<b>Add. Homestead</b>	0	0	0	0
<b>Wid/Vet/Dis</b>	0	0	0	0
<b>Senior</b>	0	0	0	0
<b>Exempt Type</b>	0	0	0	0
<b>Taxable</b>	\$90,260	\$90,260	\$90,260	\$90,260

**Sales History -- Search Subdivision Sales**

Date	Type	Price	Book/Page or CIN
12/7/2020	QCD-T	\$100	116916297
10/26/2018	WD-Q	\$275,000	115420174

**Land Calculations**

Price	Factor	Type
\$15.00	6,017	SF

1/15/2005	QCD	\$100	38943 / 1266			
3/28/1984	D	\$100	11637 / 931			
				Adj. Bldg. S.F.		

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
03						F2		
L								
1						6016		

If you see a factual error on this page, please click here to notify us.