

## **Exhibit 3**

## **PARCEL # 1**



**MARTY KIARD**  
**BROWARD**  
 COUNTY  
 PROPERTY APPRAISER

Site Address	660 NW 22 ROAD, FORT LAUDERDALE FL 33311	ID #	5042 05 01 1990
Property Owner	FORT LAUDERDALE COMMUNITY REDEVELOPMENT AGENCY	Millage	0312
Mailing Address	101 NE 3 AVE STE 2100 FORT LAUDERDALE FL 33301	Use	80-01
Abbr Legal Description	WASHINGTON PARK 19-22 B LOT 8 BLK 13		

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).

* 2024 values are considered "working values" and are subject to change.					
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2024*	\$80,050		\$80,050	\$80,050	
2023	\$80,050		\$80,050	\$77,040	
2022	\$70,040		\$70,040	\$70,040	

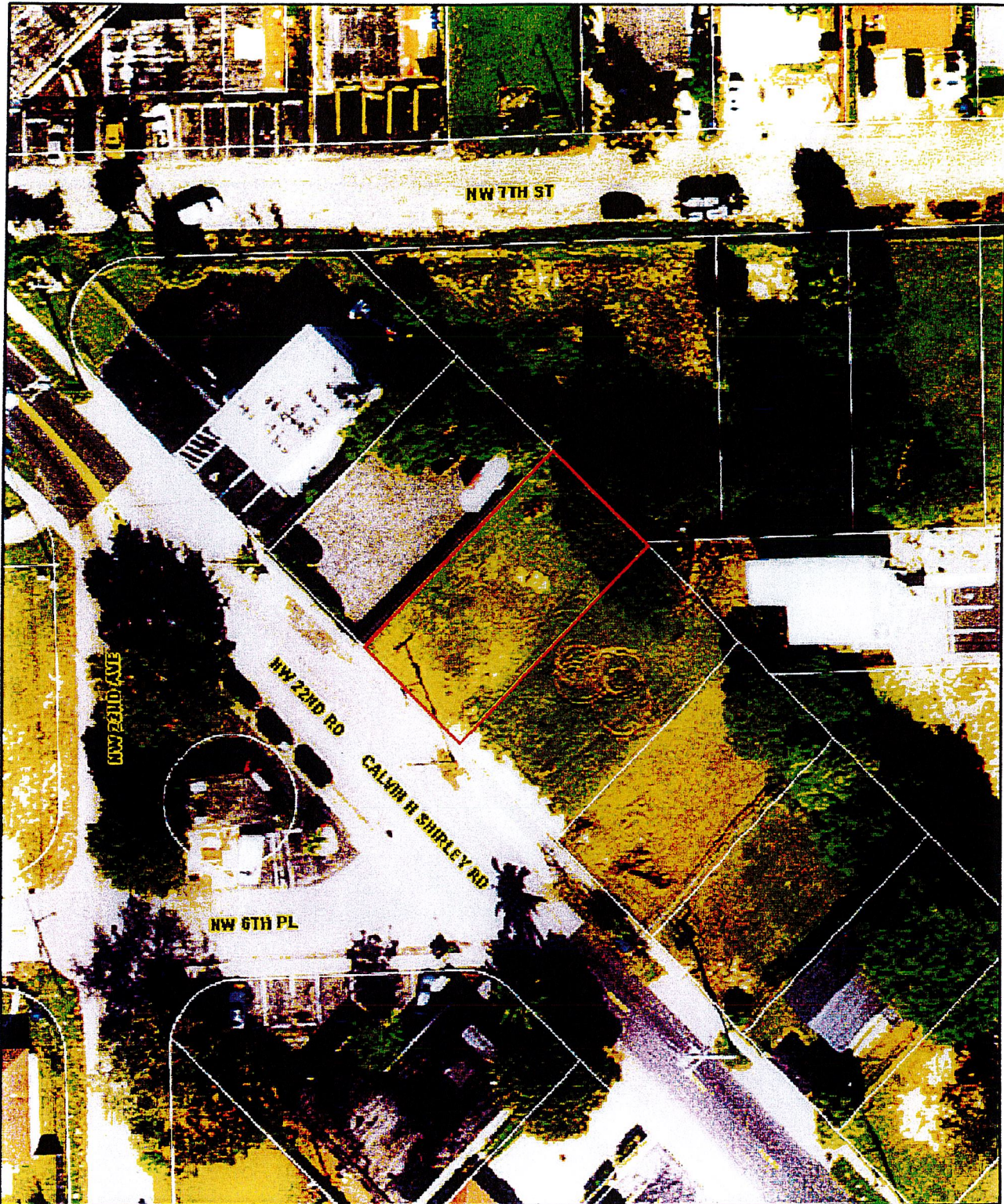
2024* Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$80,050	\$80,050	\$80,050	\$80,050
Portability	0	0	0	0
Assessed/SOH	\$80,050	\$80,050	\$80,050	\$80,050
Homestead	0	0	0	0
Add. Homestead	0	0	0	0
Wid/Vet/Dis	0	0	0	0
Senior	0	0	0	0
Exempt Type 15	\$80,050	\$80,050	\$80,050	\$80,050
Taxable	0	0	0	0

Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
12/21/2021	QCD-T		117875972	\$16.00	5,003	SF
5/28/2019	CET-D	\$13,200	115871675			
8/30/2017	SWD-D	\$25,300	114598231			
7/20/2017	TXD-D	\$20,000	114526373			
5/7/2010	WD*-T	\$100	47072 / 398			
				Adj. Bldg. S.F.		

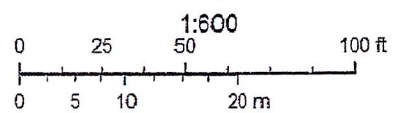
\* Denotes Multi-Parcel Sale (See Deed)

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





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## **PARCEL # 2**

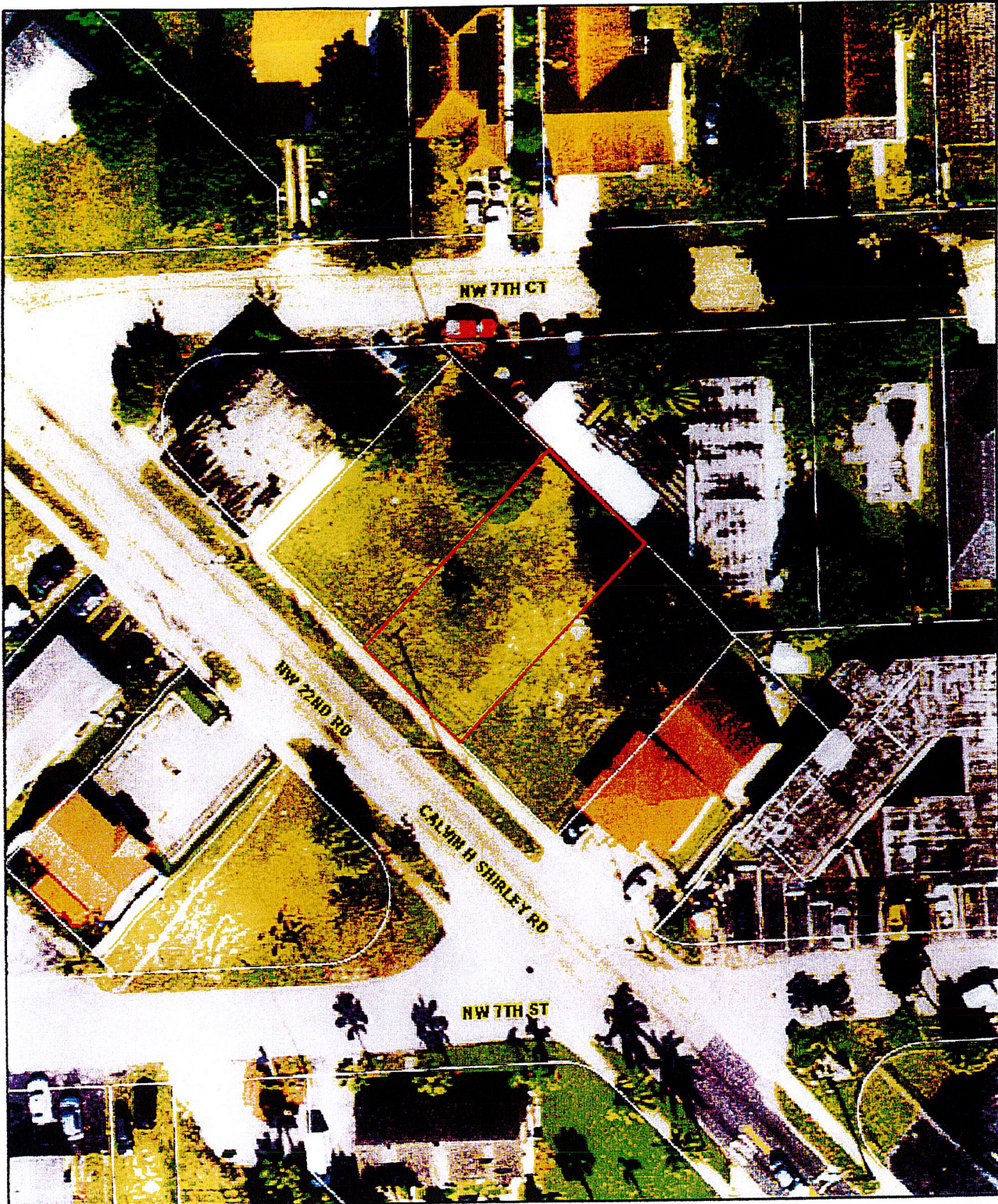


The just values displayed below were set in compliance with [Sec. 193.011, Fla. Stat.](#), and include a reduction for costs of sale and other adjustments required by [Sec. 193.011\(8\)](#).

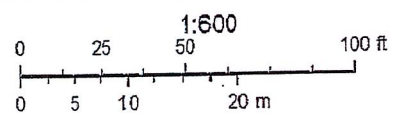
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2024*	\$80,060		\$80,060	\$80,060	
2023	\$80,060		\$80,060	\$77,060	
2022	\$70,060		\$70,060	\$70,060	

Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
12/17/2021	QCD-T		117874598	\$16.00	5,004	SF
12/6/1999	TXD	\$1,500	30142 / 953			
10/1/1974	D	\$7,500	6500 / 478			
				Adj. Bldg. S.F.		





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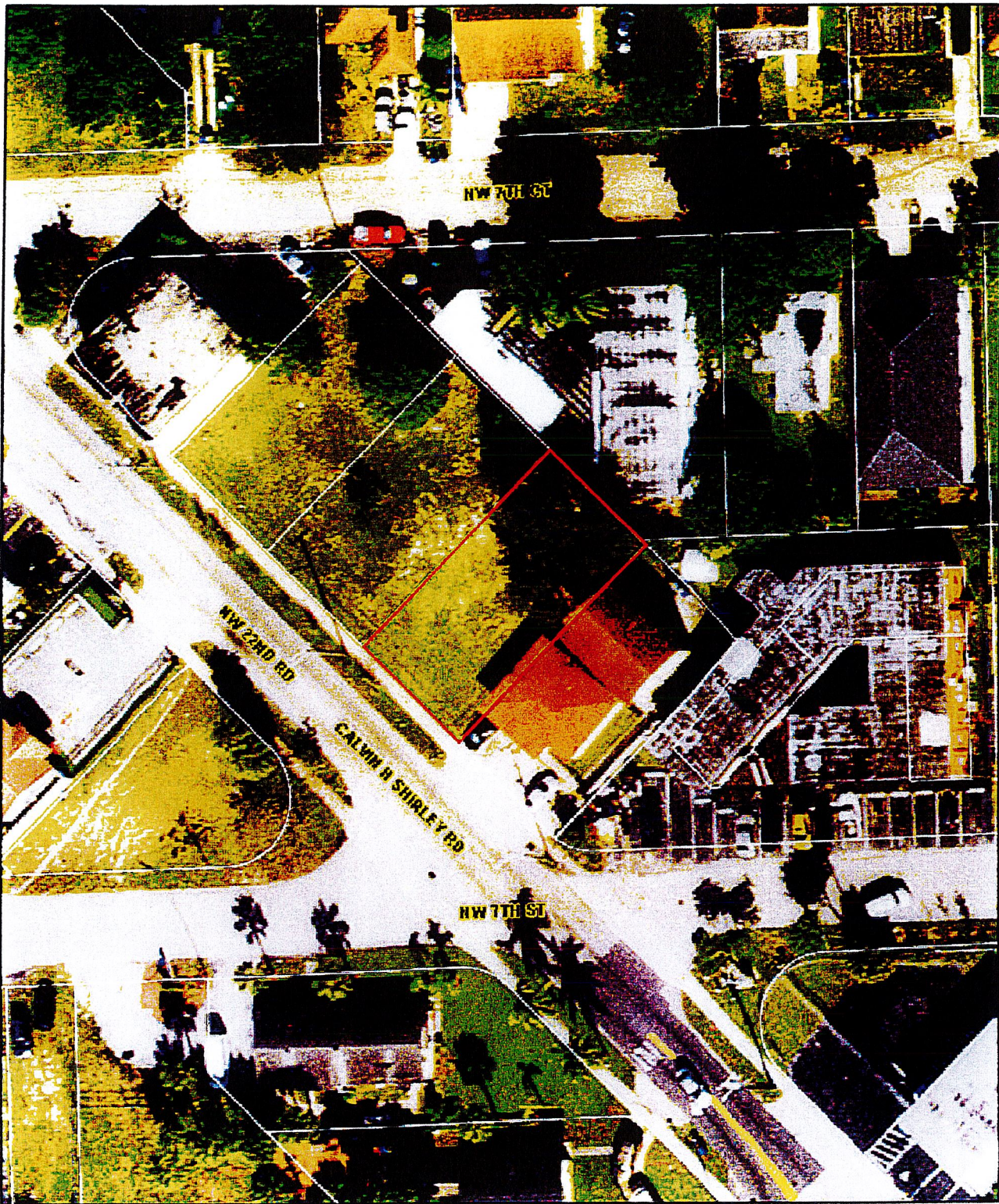


The just values displayed below were set in compliance with [Sec. 193.011, Fla. Stat.](#), and include a reduction for costs of sale and other adjustments required by [Sec. 193.011\(8\)](#).

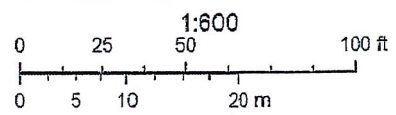
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2024*	\$80,060		\$80,060	\$80,060	
2023	\$80,060		\$80,060	\$77,060	
2022	\$70,060		\$70,060	\$70,060	

Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
12/21/2021	QCD-T		117872510	\$16.00	5,004	SF
12/6/1999	TXD	\$1,700	30142 / 956			
				Adj. Bldg. S.F.		

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



September 12, 2024



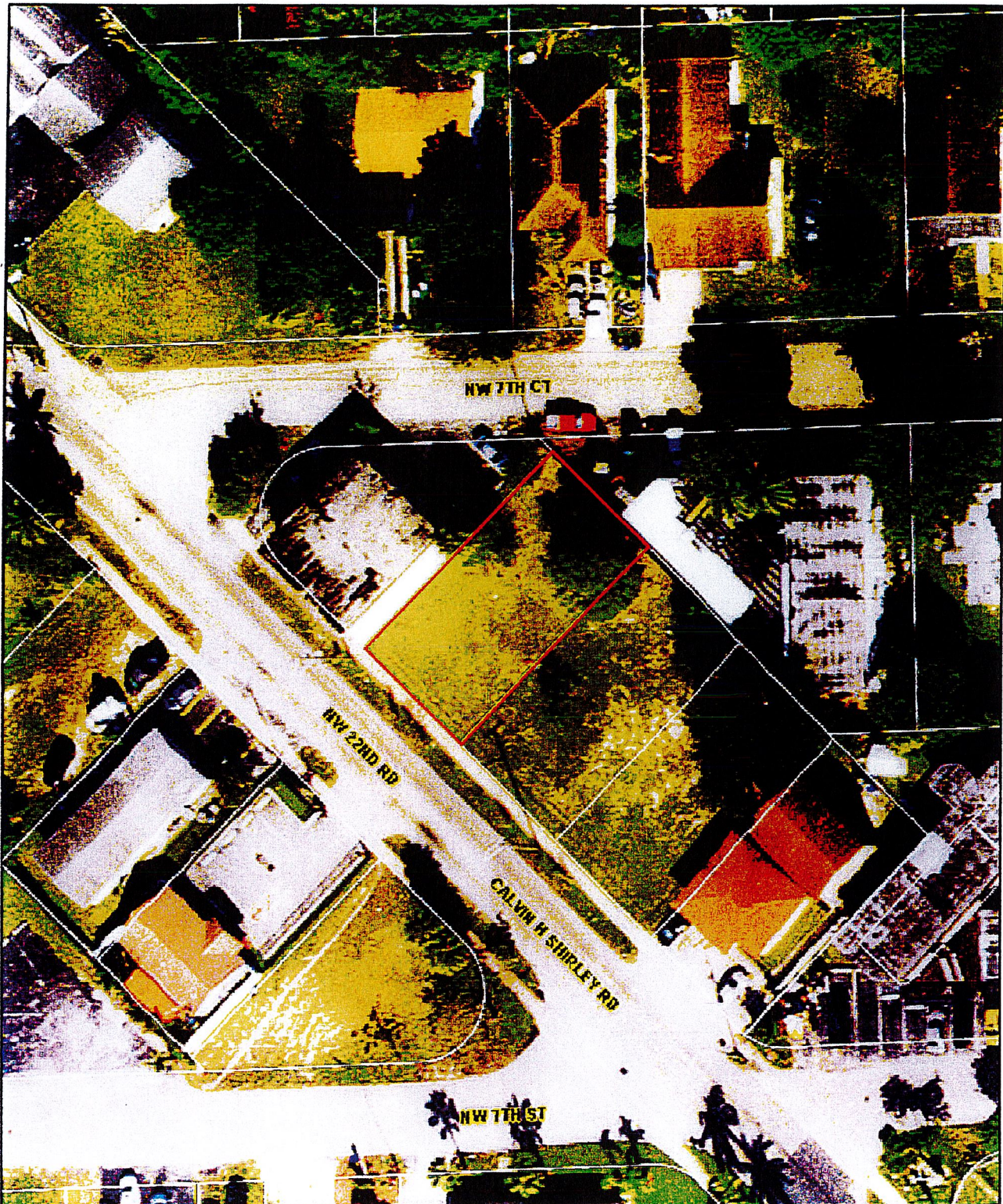


The just values displayed below were set in compliance with [Sec. 193.011, Fla. Stat.](#), and include a reduction for costs of sale and other adjustments required by [Sec. 193.011\(8\)](#).

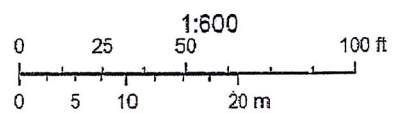
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2024*	\$80,060		\$80,060	\$80,060	
2023	\$80,060		\$80,060	\$77,060	
2022	\$70,060		\$70,060	\$70,060	

Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
12/17/2021	QCD-T		117874590	\$16.00	5,004	SF
12/6/1999	TXD	\$1,800	30142 / 950			
				Adj. Bldg. S.F.		





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## **PARCEL # 3**

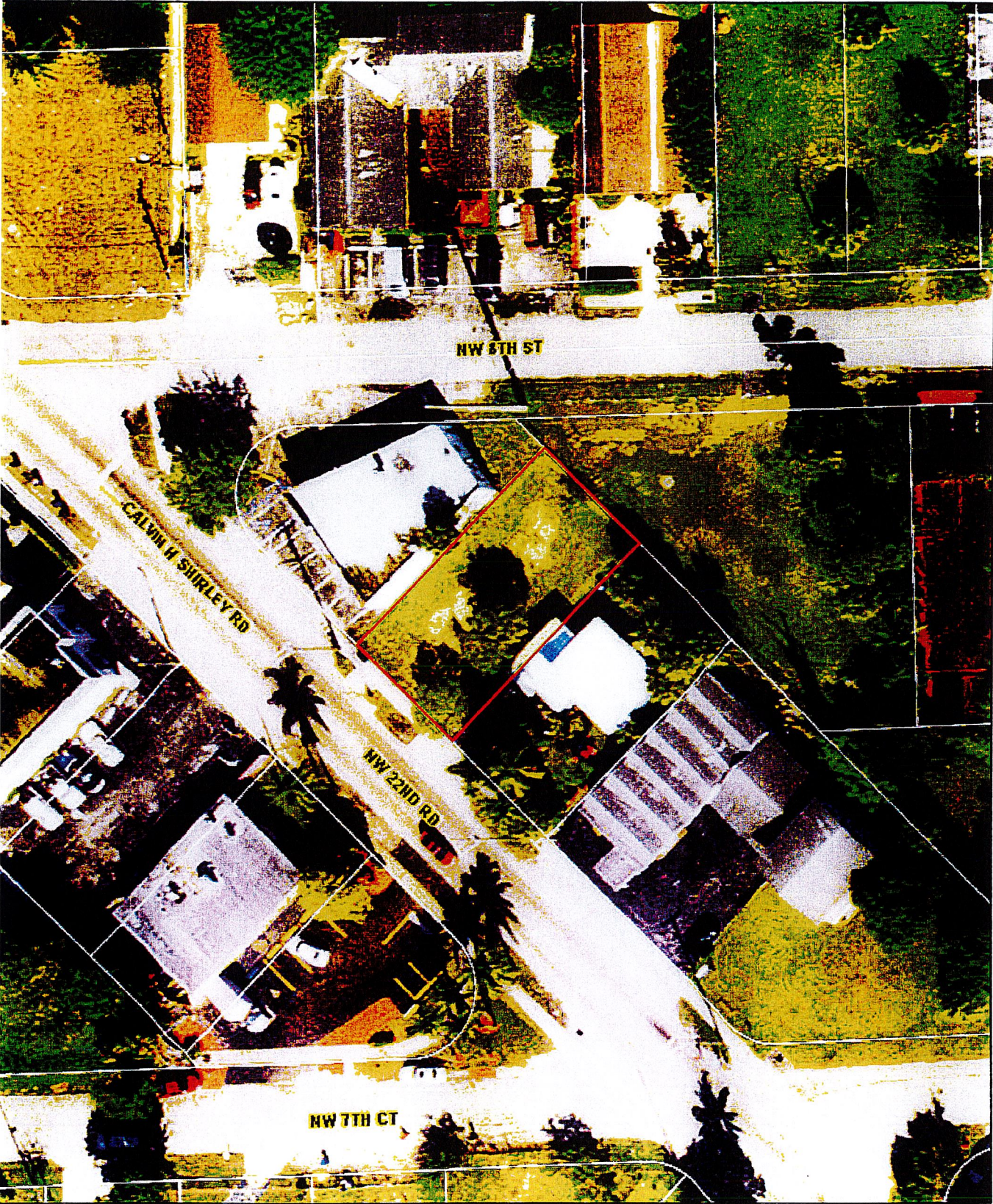


**MARTY KIARD**  
**BROWARD**  
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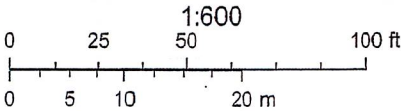
Site Address	NW 22 ROAD, FORT LAUDERDALE FL 33311	ID #	5042 05 01 1550
Property Owner	FORT LAUDERDALE COMMUNITY REDEVELOPMENT AGENCY	Millage	0312
Mailing Address	914 SISTRUNK BLVD FORT LAUDERDALE FL 33311	Use	80-01
Abbr Legal Description	WASHINGTON PARK 19-22 B LOT 16 BLK 10		

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).

* 2024 values are considered "working values" and are subject to change.					
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2024*	\$80,060		\$80,060	\$80,060	
2023	\$80,060		\$80,060	\$77,060	
2022	\$70,060		\$70,060	\$70,060	
2024* Exemptions and Taxable Values by Taxing Authority					
	County	School Board	Municipal	Independent	
Just Value	\$80,060	\$80,060	\$80,060	\$80,060	
Portability	0	0	0	0	
Assessed/SOH	\$80,060	\$80,060	\$80,060	\$80,060	
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 15	\$80,060	\$80,060	\$80,060	\$80,060	
Taxable	0	0	0	0	
Sales History				Land Calculations	
Date	Type	Price	Book/Page or CIN	Price	Factor
12/21/2021	QCD-T		117872534	\$16.00	5,004
12/6/1999	TXD	\$3,500	30142 / 947		
7/1/1987	TXD	\$1,100	14657 / 560		
7/1/1986	WD	\$100			
				Adj. Bldg. S.F.	
Special Assessments					
Fire	Garb	Light	Drain	Impr	Safe
03					F3
X					
1					



September 12, 2024



## **PARCEL # 4**



Site Address	800 NW 22 ROAD, FORT LAUDERDALE FL 33311	ID #	5042 05 08 0080
Property Owner	FORT LAUDERDALE COMMUNITY REDEVELOPMENT AGENCY	Millage	0312
Mailing Address	914 SISTRUNK BLVD FORT LAUDERDALE FL 33311	Use	10-01
Abbr Legal Description	FRANKLIN PARK 21-3 B LOT 12 LESS W 5 FOR ST, LOT 13 LESS W 5 FOR ST BLK 1		

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).

\* 2024 values are considered "working values" and are subject to change.

Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2024*	\$149,260		\$149,260	\$149,260	
2023	\$82,920	\$339,680	\$422,600	\$422,600	\$3,859.81
2022	\$82,920	\$339,680	\$422,600	\$422,600	\$10,998.99

2024\* Exemptions and Taxable Values by Taxing Authority

	County	School Board	Municipal	Independent
Just Value	\$149,260	\$149,260	\$149,260	\$149,260
Portability	0	0	0	0
Assessed/SOH	\$149,260	\$149,260	\$149,260	\$149,260
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	\$149,260	\$149,260	\$149,260	\$149,260
Taxable	0	0	0	0

Sales History

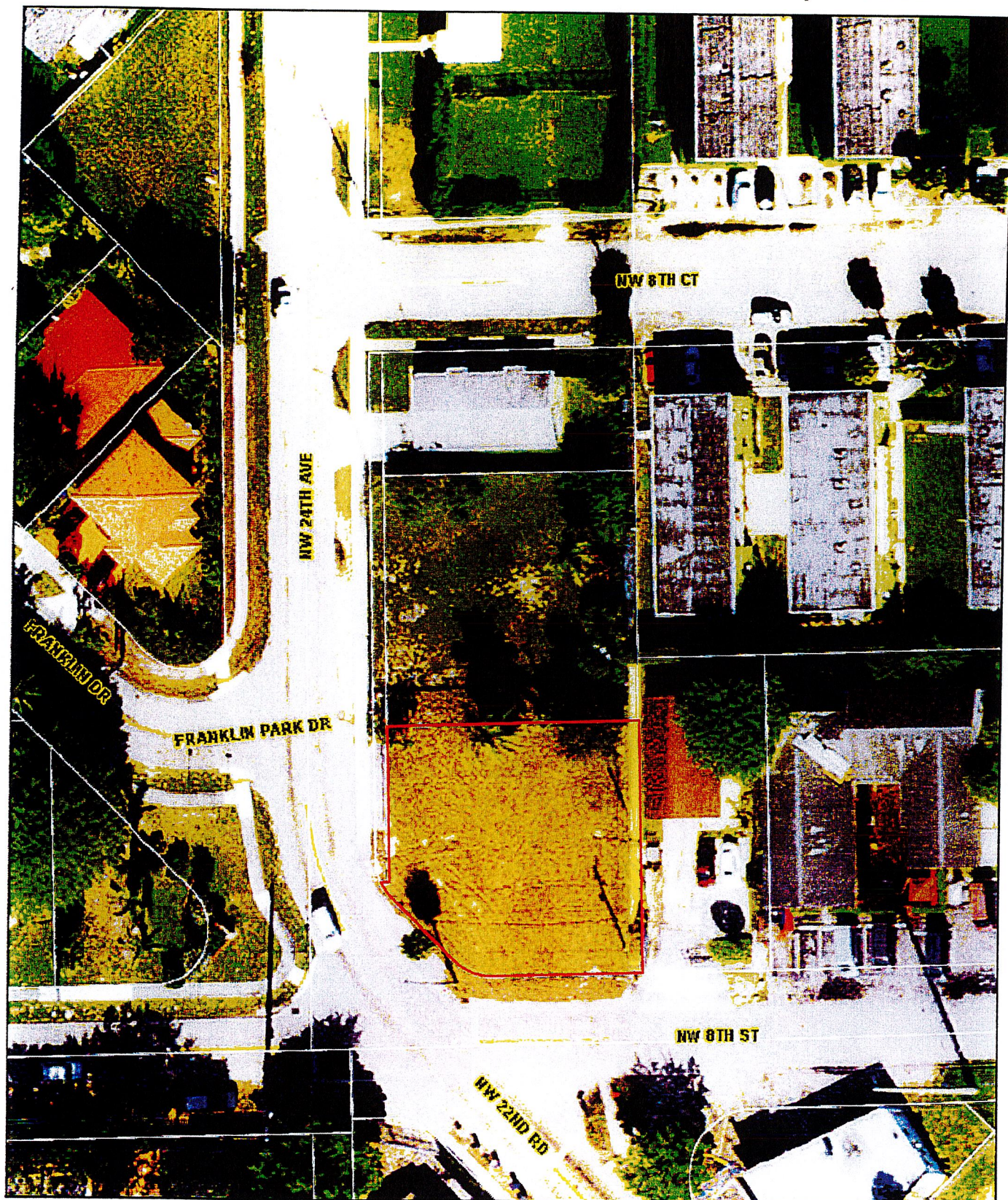
Date	Type	Price	Book/Page or CIN
4/26/2024	DRR-T		119549347
4/1/2024	QCD-T		119516367
2/24/2023	WD-D	\$955,000	118711167
7/2/2021	WD-Q	\$440,000	117400563
3/15/2017	QCD-D	\$235,000	114275499

Land Calculations

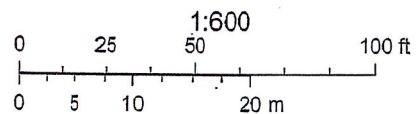
Price	Factor	Type
\$18.00	8,292	SF
Adj. Bldg. S.F.		

Special Assessments

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



September 12, 2024





**MARTY KIARD**  
**BROWARD**  
COUNTY  
PROPERTY APPRAISER

Site Address	NW 24 AVENUE, FORT LAUDERDALE FL 33311	ID #	5042 05 08 0100
Property Owner	FORT LAUDERDALE COMMUNITY REDEVELOPMENT AGENCY	Millage	0312
Mailing Address	914 SISTRUNK BLVD FORT LAUDERDALE FL 33311	Use	80-01
Abbr Legal Description	FRANKLIN PARK 21-3 B LOT 14 LESS W 5 FOR ST,15 LESS W 5 FOR ST BLK 1		

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).

\* 2024 values are considered "working values" and are subject to change.

Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2024*	\$157,390		\$157,390	\$46,440	
2023	\$131,160		\$131,160	\$42,220	
2022	\$118,040		\$118,040	\$38,390	

**2024\* Exemptions and Taxable Values by Taxing Authority**

	County	School Board	Municipal	Independent
Just Value	\$157,390	\$157,390	\$157,390	\$157,390
Portability	0	0	0	0
Assessed/SOH	\$46,440	\$157,390	\$46,440	\$46,440
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 15	\$46,440	\$157,390	\$46,440	\$46,440
Taxable	0	0	0	0

**Sales History**

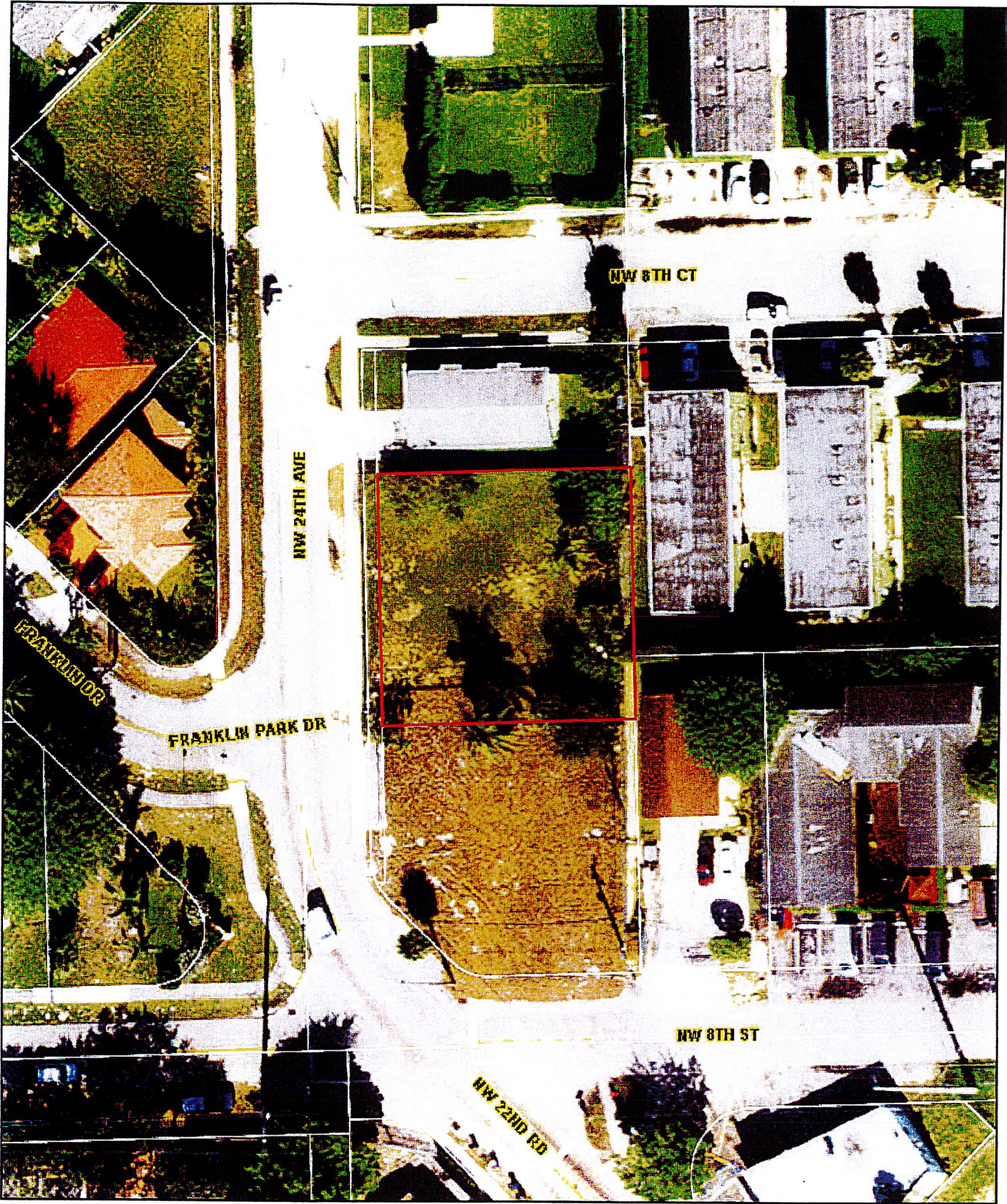
Date	Type	Price	Book/Page or CIN
10/9/2017	QCD-T	\$100	114773724
10/7/1997	QCD		27105 / 543
5/25/1995	TXD	\$1,900	23511 / 445
4/12/1979	PRD		8285 / 14

**Land Calculations**

Price	Factor	Type
\$18.00	8,744	SF
Adj. Bldg. S.F.		

**Special Assessments**

Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
03						F3		
X								
1								



September 12, 2024