



Site Address	1955 SW 30 TERRACE, FORT LAUDERDALE FL 33312	ID #	5042 17 10 0490
Property Owner	1955 CHULA LLC	Millage	0312
Mailing Address	20070 NE 10 PLACE WAY MIAMI FL 33179	Use	01
Abbr Legal Description	ROHAN ACRES 22-43 B LOT 7 LESS W 35, LESS THE S 1/2 OF W 1/2 OF LOT 7 LESS W 35, BLK 4		

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
2018	\$179,690	\$84,980	\$264,670	\$264,670	
2017	\$138,230	\$89,650	\$227,880	\$227,880	\$4,466.14
2016	\$110,600	\$127,070	\$237,670	\$179,650	\$4,335.51

2018 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$264,670	\$264,670	\$264,670	\$264,670
Portability	0	0	0	0
Assessed/SOH	\$264,670	\$264,670	\$264,670	\$264,670
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	\$264,670	\$264,670	\$264,670	\$264,670

Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
7/17/2017	DRR-T	\$100	114512088	\$6.50	27,645	SF
6/15/2017	QCD-T	\$100	114470564			
9/28/2016	WD-E	\$304,000	113972072			
1/25/2001	PRD	\$150,000	31221 / 1665			
Adj. Bldg. S.F. (Card, Sketch)						1580
Units/Beds/Baths						1/2/1
Eff./Act. Year Built: 1947/1946						

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



MARTY KIAR
BROWARD
COUNTY
PROPERTY APPRAISER

Site Address	2010 SW 31 AVENUE, FORT LAUDERDALE FL 33312	ID #	5042 17 10 0491
Property Owner	DESOUSA, CHAZ TOBIN, VANESSA	Millage	0312
Mailing Address	2100 RUE LONDRES *SAINT-LAURENT QC CA H4L 3A6	Use	00
Abbr Legal Description	ROHAN ACRES 22-43 B S 1/2 OF W 1/2 OF LOT 7 LESS W 35 THEREOF BLK 4		

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Property Assessment Values					
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2018	\$59,940		\$59,940	\$59,940	
2017	\$46,110		\$46,110	\$46,110	\$851.91
2016					

2018 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$59,940	\$59,940	\$59,940	\$59,940
Portability	0	0	0	0
Assessed/SOH	\$59,940	\$59,940	\$59,940	\$59,940
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	\$59,940	\$59,940	\$59,940	\$59,940

Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
3/2/2017	QCD-T	\$100	114242516	\$6.50	9,221	SF
				Adj. Bldg. S.F.		

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