



MARTY KIAR
BROWARD
COUNTY
PROPERTY APPRAISER

VACANT LOT

Site Address	844 NW 9 AVENUE, FORT LAUDERDALE FL 33311	ID #	4942 34 06 5970
Property Owner	MATTALI LLC	Millage	0312
Mailing Address	844 NW 9 AVE FORT LAUDERDALE FL 33311	Use	49
Abbr Legal Description	PROGRESSO 2-18 D LOTS 40 THRU 44 BLK 268		

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	\$168,750	\$31,950	\$200,700	\$200,700	
2017	\$168,750	\$31,950	\$200,700	\$200,700	\$3,707.98
2016	\$168,750	\$31,950	\$200,700	\$200,700	\$3,823.86

2018 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$200,700	\$200,700	\$200,700	\$200,700
Portability	0	0	0	0
Assessed/SOH	\$200,700	\$200,700	\$200,700	\$200,700
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	\$200,700	\$200,700	\$200,700	\$200,700

Sales History				Land Calculations		
Date	Type	Price	Book/Page or GIN	Price	Factor	Type
8/12/2003	TD*	\$344,600	35840 / 1	\$10.00	16,875	SF
			9400 / 165			
* Denotes Multi Parcel Sale (See Parcel #)				Adj. Bldg. S.F. (Card, Sketch)		

* Denotes Multi-Parcel Sale (See Deed)

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

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2018 Exemptions and Taxable Values by Taxing Authority

Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
8/12/2003	TD*	\$344,600	35840 / 1	\$10.00	6,750	SF
12/1/1987	WD	\$100,000	19400 / 165			
4/1/1978	WD	\$50,000				
				Adj. Bldg. S.F. (Card, Sketch)		5000
				Eff./Act. Year Built: 1959/1958		

* Denotes Multi-Parcel Sale (See Deed)

http://www.bcpa.net/RecInfo.asp?URL_Folio=494234065690



MARTY KIAR
BROWARD
COUNTY
PROPERTY APPRAISER

PARKING LOT EAST

Site Address	NW 9 STREET, FORT LAUDERDALE FL 33311	ID #	4942 34 06 5640
Property Owner	MATTALI LLC	Millage	0312
Mailing Address	844 NW 9 AVE FORT LAUDERDALE FL 33311	Use	49
Abbr Legal Description	PROGRESSO 2-18 D LOT 1 THRU 4 BLK 268		

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Property Assessment Values					
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2018	\$135,000	\$20,230	\$155,230	\$155,230	
2017	\$135,000	\$20,230	\$155,230	\$155,230	\$2,867.92
2016	\$135,000	\$20,230	\$155,230	\$155,230	\$2,957.56

2018 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$155,230	\$155,230	\$155,230	\$155,230
Portability	0	0	0	0
Assessed/SOH	\$155,230	\$155,230	\$155,230	\$155,230
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	\$155,230	\$155,230	\$155,230	\$155,230

Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
8/12/2003	TD*	\$344,600	35840 / 1	\$10.00	13,500	SF
12/1/1987	WD	\$48,600	19400 / 165			
4/1/1964	WD	\$2,500				
				Adj. Bldg. S.F. (Card, Sketch)		

* Denotes Multi Parcel Sale (See Deed)

* Denotes Multi-Parcel Sale (See Deed)

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



MARTY KIAR
BROWARD
COUNTY
PROPERTY APPRAISER

PARKING LOT TO
NORTH

Site Address	900 NW 9 AVENUE, FORT LAUDERDALE FL 33311	ID #	4942 34 05 3680
Property Owner	MATTALI LLC	Millage	0312
Mailing Address	844 NW 9 AVE FORT LAUDERDALE FL 33311	Use	28
Abbr Legal Description	PROGRESSO 2-18 D LOT 25,26 BLK 201		

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Property Assessment Values					
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2018	\$135,000	\$11,900	\$146,900	\$146,900	
2017	\$135,000	\$11,900	\$146,900	\$146,900	\$2,714.03
2016	\$135,000	\$11,900	\$146,900	\$146,900	\$2,798.85

2018 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$146,900	\$146,900	\$146,900	\$146,900
Portability	0	0	0	0
Assessed/SOH	\$146,900	\$146,900	\$146,900	\$146,900
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	\$146,900	\$146,900	\$146,900	\$146,900

Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
8/12/2003	TD*	\$344,600	35840 / 1	\$20.00	6,750	SF
4/1/1992	D	\$100	19400 / 168			
				Adj. Bldg. S.F. (Card, Sketch)		

* Denotes Multi Parcel Sale (See Book)

* Denotes Multi-Parcel Sale (See Deed)

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