



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

|                               |  |                |                 |
|-------------------------------|--|----------------|-----------------|
| <b>Site Address</b>           | <b>612-618 NW 9 AVENUE, FORT LAUDERDALE FL 33311</b> | <b>ID #</b>    | 4942 34 07 8460 |
| <b>Property Owner</b>         | PROVIDENT FORT LAUDERDALE LLC                        | <b>Millage</b> | 0312            |
| <b>Mailing Address</b>        | 900 NW 6 ST STE 201 FORT LAUDERDALE FL 33311         | <b>Use</b>     | 11              |
| <b>Abbr Legal Description</b> | PROGRESSO 2-18 D LOT 31 TO 34 BLK 328                |                |                 |

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         |
| 2019                       | \$148,500 | \$337,800              | \$486,300           | \$486,300            |             |
| 2018                       | \$148,500 | \$306,440              | \$454,940           | \$454,940            | \$10,324.22 |
| 2017                       | \$148,500 | \$286,590              | \$435,090           | \$411,250            | \$9,818.86  |

| 2019 Exemptions and Taxable Values by Taxing Authority |           |              |           |             |
|--|-----------|--------------|-----------|-------------|
|  | County    | School Board | Municipal | Independent |
| Just Value   | \$486,300 | \$486,300    | \$486,300 | \$486,300   |
| Portability  | 0         | 0            | 0         | 0           |
| Assessed/SOH   | \$486,300 | \$486,300    | \$486,300 | \$486,300   |
| 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  | \$486,300 | \$486,300    | \$486,300 | \$486,300   |

| Sales History                          |       |           |                  | Land Calculations               |        |      |
|--|-------|-----------|------------------|---------------------------------|--------|------|
| Date                                   | Type  | Price     | Book/Page or CIN | Price                           | Factor | Type |
| 5/23/2017                              | WD*-E | \$550,000 | 114423371        | \$11.00                         | 13,500 | SF   |
| 6/8/2011                               | CE*-T | \$100     | 48024 / 336      |                                 |        |      |
| 10/4/1999                              | PR*   | \$165,000 | 29928 / 428      |                                 |        |      |
|  |       |           | 8017 / 140       |                                 |        |      |
|  |       |           |                  | Adj. Bldg. S.F. (Card, Sketch)  |        | 5514 |
| * Denotes Multi-Parcel Sale (See Deed) |       |           |                  | Eff./Act. Year Built: 1959/1958 |        |      |

\* Denotes Multi-Parcel Sale (See Deed)

| Special Assessments |      |       |       |      |      |       |       |      |
|---------------------|------|-------|-------|------|------|-------|-------|------|
| Fire                | Garb | Light | Drain | Impr | Safe | Storm | Clean | Misc |
| 03                  |      |       |       |      |      |       |       |      |
| C                   |      |       |       |      |      |       |       |      |
| 5514                |      |       |       |      |      |       |       |      |