



MARTY KIAR
BROWARD
COUNTY
PROPERTY APPRAISER

DRC

PZ22-12000014

02/01/2023

Site Address	POMPANO PARK PLACE, POMPANO BEACH FL 33060	ID #	4942 02 02 0061
Property Owner	TAL SHIAR PROPERTIES LLC	Millage	1512
Mailing Address	60 E 42 ST #2540 NEW YORK NY 10165	Use	00
Abbr Legal Description	AVONDALE 6-29 B LOT 41 THRU 48,ALL LESS S 10 FOR RD & LESS PT INC'D IN PARCEL 115 OF CA 89-17174 FOR ADD'L R/W BLK 1 TOGETHER WITH S 1/2 OF PT OF VAC'D ALLEY LYING N OF & ADJ TO LOTS 41 THRU 48 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\(8\)](#).

* 2022 values are considered "working values" and are subject to change.						
Property Assessment Values						
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax	
2022*	\$167,140		\$167,140	\$167,140		
2021	\$134,520		\$134,520	\$134,520	\$2,769.84	
2020	\$134,520		\$134,520	\$134,520	\$2,723.69	
2022* Exemptions and Taxable Values by Taxing Authority						
	County	School Board	Municipal	Independent		
Just Value	\$167,140	\$167,140	\$167,140	\$167,140		
Portability	0	0	0	0		
Assessed/SOH	\$167,140	\$167,140	\$167,140	\$167,140		
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	\$167,140	\$167,140	\$167,140	\$167,140		
Sales History				Land Calculations		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
11/30/2021	WD*-E	\$425,000	117793984	\$10.25	16,306	SF
12/29/2021	DR*-T	\$100	117833614			
2/22/2016	WD*	\$100	117706990			
4/1/1977	WD	\$100,000	7002 / 809			
				Adj. Bldg. S.F.		

* Denotes Multi-Parcel Sale (See Deed)

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
15			4B					
L			4B					
1								

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https://bcpa.net/RecInfo.asp?URL_Folio=494202020061
06/21/2023

06/21/2023

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8/17/2022