

PROPERTY RECORD CARD
OFFICE OF THE PROPERTY APPRAISER

Generated Date: 04/05/2016
Roll Year: 2015

DOR CODE: 2313 FINANCIAL INSTITUTION : OFFICE BUILDING

STATUS: ACTIVE EFLG:

CURRENT OWNER AND MAILING:

HARBOR GOLDEN INC

3370 MARY ST
MIAMI FL 33133

LEGAL DESCRIPTION:

6 53 42
ASBURY PARK PB 4-110
BEG 478.01FTW OF SE COR LOT 5 RUN
W219.07FT ALG N R/W/L NE 90TH ST
N12.20FT TO E R/W/L BISC BLVD TH
(More...) NELY210.73FT E85FT S177FT TO POB

ACCOUNT FLAGS:

#	CAT	TYPE	DESCRIPTION	VALUE
5		ST		1154

MCD: 1100 Miami Shores

ZONING 1: 6200 COMMERCIAL - ARTERIAL

CTCASE: N % CAP: 0.00

DISTRICT: 6

ZONING 2: 0000

HEX BASE YR: 0 PORT YR: 0

GPAR: 0

NON-HEX BASE YR: 2013

AG: N NFC: N

EEL/CONS EASMNT: N

EEL/CONS COVENANT: N NH CD: 60013.00 Bisc Blvd Miami Shores-NE 123^

ADDITIONAL PROPERTY INFORMATION

LOT SIZE:	BUILDING AREA:	L/B RATIO:	POOL:	AVG UNIT SIZE:
27,731 S	4,795	5.78	N	0.00
BUILDINGS: 1	YEAR BLT: 2012	EFF AGE: 2012	UNITS: 0	
BDRM: 0	BATH: 0	1/2 BTH: 0	EFF: 0	
1BD: 0	2BD: 0	3BD: 0	4BD: 0	

VALUE HISTORY:	2013	2014	2015	\$ UNIT OF MEASURE	\$ PER UNIT
LAND VALUE	610,082	610,082	970,585	35.00	
BUILDING VALUE	389,918	529,918	217,415	45.34	
MARKET VALUE	1,000,000	1,140,000	1,188,000	247.76	0.00
ASSESSED VALUE	1,000,000	1,100,000	1,188,000		
TOTAL EXEMPTION VALUE	0	0	0		

SALE HISTORY

#	AMOUNT	DATE	I/V	SALE TYPE	SALECD	ORBOOK	ORPG	GRANTOR	GRANTEE
01	5,555,600	03/06/2015	I	Qualified	01	29541	3687	SHORE SQUARE PROPERTIES LLC	HARBOR GOLDEN INC
02	8,000,000	11/07/2011	I	Unqualified	37	27902	4847	SHORE SQUARE INVESTMENTS LLC	SHORE SQUARE PROPERTIES LLC
03	0	11/01/2005	I	Unqualified	01	24432	4515		
04	0	02/01/2005		Unqualified	01	23079	3255		
05	1,850,000	09/01/1985	I	Qualified	02	12653	1995		

PREVIOUS OWNER INFORMATION

01 PEARL SCHECTER ET AL	02 ANDREW & PAUL CHUSED ET AL	03 BORIS MOROZ & PHIL GLASSMAN TR
04 OR 12653-1995 0985 2	05 CITY NATIONAL BANK OF FL TRS	06 OR 23079-3255 02 2005 4

EXEMPTIONS: 2013 2014 2015

LAND RECORD CARD
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TOT LOT SIZE:	27,731 S	USE CODE:	2313	ZONING 1:	6200 COMMERCIAL - ARTERIAL
MKT LND VAL:	970,585	OVERALL RATE:	0.00	ZONING 2:	0000
AG MKT VAL:	0	AG VALUE:	0	AG DIFF:	0
ZNG ORDN:		LND CHG:		LND CHG DATE:	

MARKET LAND

CODE DESCRIPTION	ZONE TYP	FF	DEPTH	DFAC	%COND	UNITS	UNITPRC	ADJUPRC	VALUE	OVERRVAL
00 GENERAL	6200 S	0.00	0.00	1.0000	1.00	27,731.00	35.00	35.00	970,585	
INF CODE REASON										
0										

CLASSIFIED AG

MARKET AG

BUILDING RECORD CARD
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BUILDING INFORMATION

BLDG#	SEGID	ACTYR	EFFAGE	TYPE	DT	CLASS	GRADE	BASEPRICE	TOTADJPTS	ADJBASEPRC	ADJAREA	REPCOSTNEW
1	1	2012	2012	0040	02	1	0	54.00	160	86.40	4,795	414,288

FUNC	ECON	PHYS	%GOOD	ITEMS	DEPRVALUE	OVERRVALUE	TOTALVALUE	ADJ.AREA	STYLE	DESCRIPTION
0.00	0.00	0.00	100.00	0.00	414,288		0	4,795	54	Office - 1 Story

BEDROOMS: 0 BATHROOMS: 0 HALF-BATHS: 0 FLOORS: 0 UNITS: 0

SUBAREA INFORMATION

DESCRIPTION	YEAR ON	ACTUAL AR	ADJ AREA	DEPR VAL
Bank	2012	3,377	3,377	291,773
Porch, Inserted	2012	64	32	2,765
Bank	2012	666	666	57,542
Porch, Inserted	2012	1,024	512	44,237
Bank	2012	208	208	17,971

STRUCTURAL ELEMENTS INFORMATION

CATEGORY	POINTS
Exterior	30.00
Electrical	12.00
Plumbing	10.00
Interior	55.00
Interior Flooring	0.00
Floor Finish	8.00
Roofing Structure	17.00
Roofing Cover	7.00
Foundation	5.00
Grade	16.00
TOTAL	160.00

EXTRA FEATURES INFORMATION

XFCD DESCRIPTION	SEG	UNITS	UNITPRC	ACYR	EFYR	DT	NOTES	OR%	%GD	DEPRECVL	OVERRVAL
0077 Light Standard - 10-30 ft High - 1 Fixture	1	8	900.00	2012	2012	02		1	1	7,200	
0096 Paving - Asphalt	1	15,200	1.50	2012	2012	02		1	1	22,800	
0097 Paving - Concrete	1	920	3.50	2012	2012	02		1	1	3,220	
0126 Vault - Valuables Storage	1	200	54.00	2012	2012	02		1	1	10,800	
0004 Cent A/C - Comm (Aprox 300 sqft/Ton)	1	10	1,500.00	2012	2012	02	EST	1	1	15,000	
0127 Vault Door	1	1	30,000.00	2012	2012	02		1	1	30,000	

TOTAL XF VALUE BLDG 1: 89,020

TOTAL SEG ADJ VALUE BLDG 1: 414,288

TOTAL XF ADJ VALUE BLDG	1:	89,020
TOTAL SEG AND XF ADJ VALUE BLDG	1:	503,308
TOTAL SEG AND XF SITE VALUE BLDG	1:	503,308

TOTAL ADJ VALUE OF ALL BUILDINGS AND XF	:	503,308
TOTAL AREA (ADJ SQ FT) OF ALL BUILDINGS	:	4,795
TOTAL SITE VALUE OF ALL BUILDINGS AND XF	:	217,415
TOTAL IMPROVEMENT VALUE	:	217,415