



Site Address	599 NW 40 COURT, OAKLAND PARK FL 33309	ID #	4942 22 38 0030
Property Owner	TABORA, JUAN FERNANDO JR TABORA, MONICA A	Millage	1712
Mailing Address	599 NW 40 CT 1-2 OAKLAND PARK FL 33309	Use	08-02
Abbr Legal Description	YATES SUB 76-15 B LOT 3		

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.

Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2022*	\$64,860	\$350,070	\$414,930	\$370,280	
2021	\$64,860	\$271,760	\$336,620	\$336,620	\$8,106.31
2020	\$64,860	\$225,280	\$290,140	\$290,140	\$6,989.27

2022* Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$414,930	\$414,930	\$414,930	\$414,930
Portability	0	0	0	0
Assessed/SOH	\$370,280	\$414,930	\$370,280	\$370,280
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	\$370,280	\$414,930	\$370,280	\$370,280

Sales History				Land Calculations			
Date	Type	Price	Book/Page or CIN	Price	Factor	Type	
7/22/2022	WD	\$545,000	118294365	\$7.00	9,265	SF	
8/17/2020	QCD-T	\$100	116682270				
3/26/2019	WD-Q	\$310,000	115708354				
6/7/2018	WD-D	\$204,100	115133795				
4/4/2017	WD-Q	\$285,000	114314956				
					Adj. Bldg. S.F. (Card, Sketch)		2157
					Units		2
Eff./Act. Year Built: 1973/1972							

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
17	K					OP		
R	2							
2						2		