

LEGRA LAND INVESTORS INC

525 E 9TH ST

HIALEAH, FL 33010

NB: 111 FRED WEAVER

RSRVD - ALLG. QUEEN

Property Location: CEMETARY

CARD NO. 1 of 1

TWP: PINEY CREEK

FIRE:PINEY CREE

DEED INFORMATION

DEED DATE: 1/1995

DEED BOOK/PAGE: 00176/0125

Parcel ID: 3012320610

Account: 7598

Reval Year: 2021 Tax Year: 2021

Appraised By BK on 10/15/2019

EX-621 LAST ACTION 20210614

MARKET VALUE												CORRELATION OF VALUE				
PROPERTY TYPE		USE		CDU	PHYSICAL CONDITION		GRADE	EYB		AYB		CREDENCE TO MARKET				
		300										PARCEL VALUATION SUMMARY				
DWELLING DATA												BILLABLE LAND VALUE 3,600				
CONDO STYLE	KITCHEN REMODELED	HOUSE COLOR	STYLE	WALLS	STORY HT.	# ROOMS	BED ROOMS	FAMILY ROOMS	KITCHENS	FULL BATHS	HALF BATHS	BILLABLE IMPROVEMENT VALUE 0				
												TOTAL BILLABLE VALUE 3,600				
												PERMIT				
BMST		ATTIC	BATH REMODELED	HEATING	HEATING SYSTEM	TYPE	UNFINISHED AREA	UNHEATED AREA	BSMT LIVING AREA	BSMT REC AREA	ADD'L FIXTURES	TOTAL FIXTURES	CODE		DATE	NO.
												SALES DATA				
BSMT GARAGE (# CARS)		WOODBURNING/METAL FIREPLACES		INT/EXT		MARKET ADJUSTMENT		COST & DESIGN		TRUE GFA	TRUE TLA	OFF. RECORD		DATE		TYPE
												BOOK		PAGE	MO	YR
												00176		0125	1	1995
												VALID		V/I	SALES PRICE	
												Q		V	0	
SKETCH INFORMATION												BUILDING VALUATION SUMMARY				
LOWER LEVEL		FIRST FLOOR		SECOND FLOOR		THIRD FLOOR		AREA		VALUE		Base Price				
NOTES												Plumbing				
												Additions				
												Unfin. Area				
												Basement				
												Attic				
												Heat / AC Adj.				
												FBLA				
												Rec Room				
												Fireplace				
												Basement Garage				
												SUBTOTAL				
												Grade Factor()				
												C & D Factor				
												TOTAL RCN				
												% Good				
												Market Adjustment Factor				
												Market Value Per Sq. Ft.				
												RCNLD				
												BUILDING ADJUSTMENTS				
CODE	DESCRIPTION		COUNT	LTH	WTH	SIZE	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
TOTAL OB/XF VALUE																
BLDG DIMENSIONS																
LAND INFORMATION																
HIGHEST AND BEST USE	USE CODE	FRONTAGE	DEPTH	DEPTH / SIZE	COND FACT	INFLUENCES AND TOPOGRAPHY		LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES	
COMMON AREA	14	0	0		1.0000	ROLLING/0		8,500.00	0.100	AC	0.000	35,500.00	3550			
TOTAL MARKET LAND DATA										0.1				3550		
TOTAL PRESENT USE DATA																
3012320610 (1105746) Group:0																
6/16/2021 2:51:29 AM.																
LEGRA LAND INVESTORS INC																
7598																
Parcel ID: 3012320610																
ID NO:																
CARD NO. 1 of 1																