



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On : 7/13/2023

Property Information	
Folio:	01-3113-025-0050
Property Address:	6535 NW 6 AVE Miami, FL 33150-4306
Owner	INSPIRON2 LLC
Mailing Address	20900 NE 30TH AVE STE 800 AVENTURA, FL 33180 USA
PA Primary Zone	4600 MULTI-FAMILY - 5 STORY &
Primary Land Use	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
Beds / Baths / Half	2 / 1 / 0
Floors	1
Living Units	1
Actual Area	1,475 Sq.Ft
Living Area	916 Sq.Ft
Adjusted Area	1,262 Sq.Ft
Lot Size	7,100 Sq.Ft
Year Built	Multiple (See Building Info.)



Assessment Information			
Year	2023	2022	2021
Land Value	\$248,500	\$177,500	\$142,000
Building Value	\$89,536	\$89,706	\$59,592
XF Value	\$3,275	\$3,308	\$7,527
Market Value	\$341,311	\$270,514	\$209,119
Assessed Value	\$341,311	\$270,514	\$68,991

Benefits Information				
Benefit	Type	2023	2022	2021
Save Our Homes Cap	Assessment Reduction			\$140,128
Homestead	Exemption			\$25,000
Second Homestead	Exemption			\$18,491
Senior Homestead	Exemption			\$25,000
Long-Term Resident Senior	Exemption			\$0
Widow	Exemption			\$500
Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).				

Short Legal Description
FOREST PARK PB 4-194
LOTS 8 & 9 LESS N71FT
BLK 1
LOT SIZE 71.000 X 100
OR 11301-629 1281 4

Taxable Value Information			
	2023	2022	2021
County			
Exemption Value	\$0	\$0	\$68,991
Taxable Value	\$341,311	\$270,514	\$0
School Board			
Exemption Value	\$0	\$0	\$25,500
Taxable Value	\$341,311	\$270,514	\$43,491
City			
Exemption Value	\$0	\$0	\$68,991
Taxable Value	\$341,311	\$270,514	\$0
Regional			
Exemption Value	\$0	\$0	\$44,491
Taxable Value	\$341,311	\$270,514	\$24,500

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
01/03/2022	\$270,000	32956-3654	Qual by exam of deed
12/13/2021	\$150,000	32913-1033	Atypical exposure to market; atypical motivation
03/01/2005	\$0	24305-4652	Sales which are disqualified as a result of examination of the deed
11/01/1971	\$19,800	00000-00000	Sales which are qualified

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