

Historic Architectural Review Commission

Staff Report Item 10b

Meeting Date:	June 24, 2014
Applicant:	Thomas E. Pope, Architect
Application Number:	H14-01-0923
Address:	#707 South Street
Description of Work:	Demolition of non-historic rear porch, side metal balcony, spiral staircase and rear non-historic shed.
Building Facts:	The house located at #707 South Street is listed as a contributing resource. The bungalow style house was built ca. 1927. The house has gone through many changes and additions through time. A portion of the lot opens towards Villa Mill Alley. The house has dense vegetation.
Ordinance and Guidelines Cited in Review:	Demolition of non-historic or non-contributing structures, Sec. 102-217 (2) of the Land Development Regulations.

Staff Analysis

The Certificate of Appropriateness proposes the demolition of rear and side attached additions that staff has opined that they are non-historic. The removal of a non-historic shed and two spiral staircases are part of the review.

Consistency with Guidelines and Ordinance for Demolition

It is staff's opinion that the proposed demolition of non-historic elements and structures will have no effect in the historic house and its site. It is staff's opinion that none of the elements that are proposed to be demolished are contributing to the house or will be deemed contributing in a near future. The Commission should consider the demolition request since it is consistent with preservation guidelines and with Sec. 102-217 -218 of the Land Development Regulations. If approved, this review will be the first and only reading for a demolition request.

Application

AK 1038946



CITY OF KEY WEST
BUILDING DEPARTMENT
CERTIFICATE OF APPROPRIATENESS

SS-29-2014 010923

APPLICATION # _____

OWNER'S NAME: **Gary Turchin** DATE: **5/12/14**

OWNER'S ADDRESS: _____ PHONE #: _____

APPLICANT'S NAME: **Thomas E. Pope, PA** PHONE #: **305-296-3611**

APPLICANT'S ADDRESS: **610 White Street**

ADDRESS OF CONSTRUCTION: **707 South Street** # OF UNITS: _____

THERE WILL BE A FINAL INSPECTION REQUIRED UNDER THIS PERMIT

DETAILED DESCRIPTION OF WORK:
Additions and Renovations as per plans. Remove existing non-historic rear porch, side metal balcony, spiral staircase and rear non-historic shed.

Chapter 837.06 F.S.-False Official Statements - Whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his or her official duty shall be guilty of a misdemeanor of the second degree punishable as provided for in s. 775.082 or 775.083

This application for Certificate of Appropriateness must precede applications for building permits, right of way permits, variances, and development review approvals. Applications must meet or exceed the requirements outlined by the Secretary of the Interior's Standards for Rehabilitation and Key West's Historic Architectural Guidelines.

Once completed, the application shall be reviewed by staff for completeness and either approved or scheduled for presentation to the Historic Architectural Review Commission at the next available meeting. The applicant must be present at the meeting. The filing of this application does not ensure approval as submitted.

Applications that do not possess the required Submittals will be considered incomplete and will not be reviewed for approval.

Date: 5/13/14

Applicant's Signature: Thomas E. Pope PA

Required Submittals

<input type="checkbox"/>	TWO SETS OF SCALED DRAWINGS OF FLOOR PLAN, SITE PLAN AND EXTERIOR ELEVATIONS (for new buildings and additions)
<input type="checkbox"/>	TREE REMOVAL PERMIT (if applicable)
<input type="checkbox"/>	PHOTOGRAPHS OF EXISTING BUILDING (repairs, rehabs, or expansions)
<input type="checkbox"/>	PHOTOGRAPHS OF ADJACENT BUILDINGS (new buildings and additions)
<input type="checkbox"/>	ILLUSTRATIONS OF MANUFACTURED PRODUCTS TO BE USED SUCH AS SHUTTERS, DOORS, WINDOWS, PAINT

Over: KEVIN CHIPS, ANDY ANNIS FERRER
Date: 5/29/14 2:25 PM Receipt no: 27711
2014 1000923

PT * BUILDING PERMITS NEW

Trans number: 13834 Staff Use Only \$50.00
CK CHECK \$505.340
Date: 5/29/14 Time: 11:42:17
Staff Approval: _____
Fee Due: \$ _____

Vertical stamp: RECEIVED... BUILDING PERMITS NEW... 5/13/14... 10:37:02

HISTORIC ARCHITECTURAL REVIEW APPLICATION

HISTORIC ARCHITECTURAL REVIEW COMMISSION USE ONLY

Approved _____

Denied _____

Deferred _____

Reason for Deferral or Denial:

HARC Comments:

*Main house is listed as a contributing resource.
house was built ca. 1927. Bungalow style.
Guidelines for additions (pages 36-38a)
Secretary of the Interior's Standards.
Ordinance for demolition (pg*

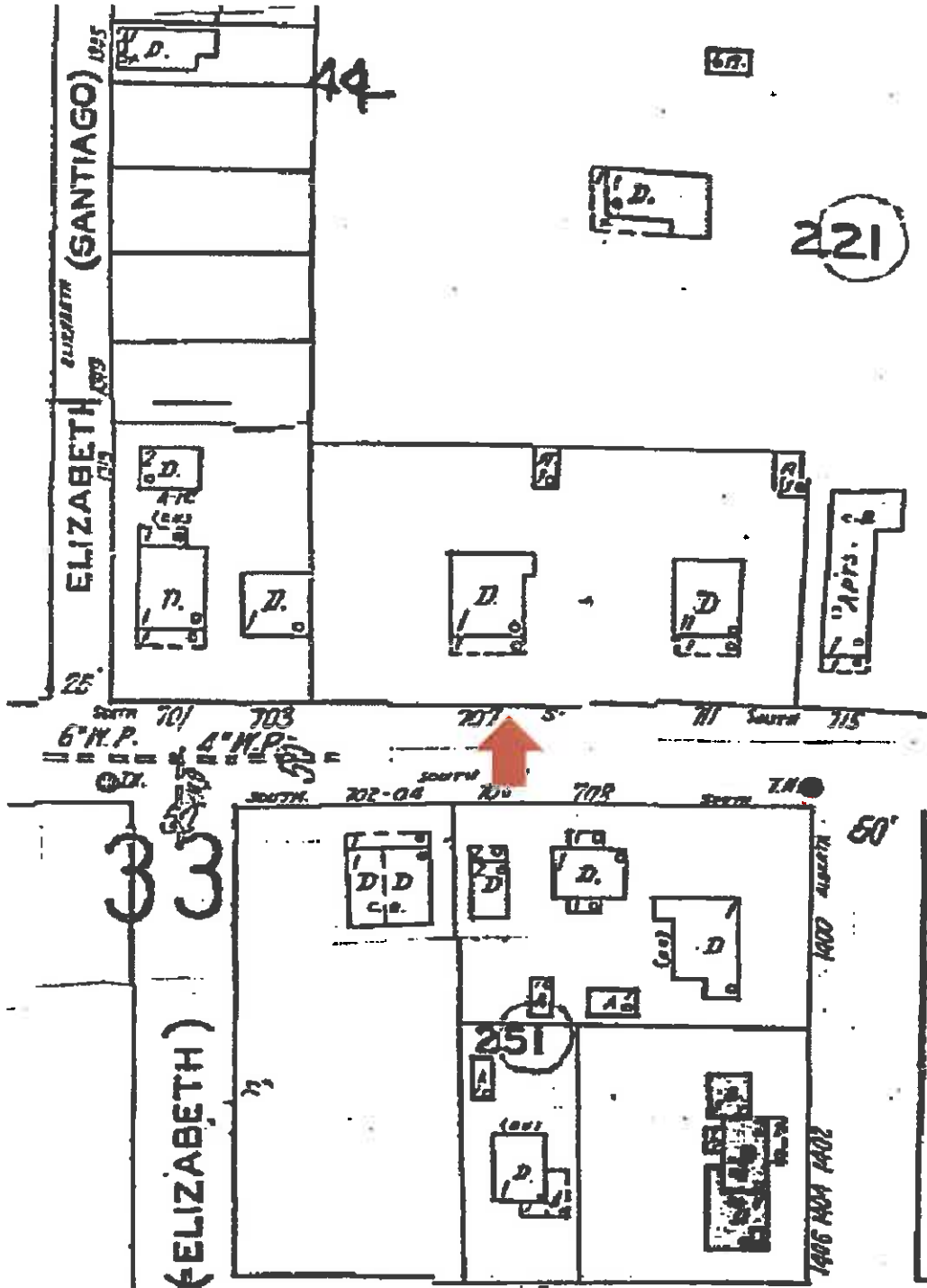
Limit of Work Approved, Conditions of Approval and/or Suggested
Changes:

Date: _____

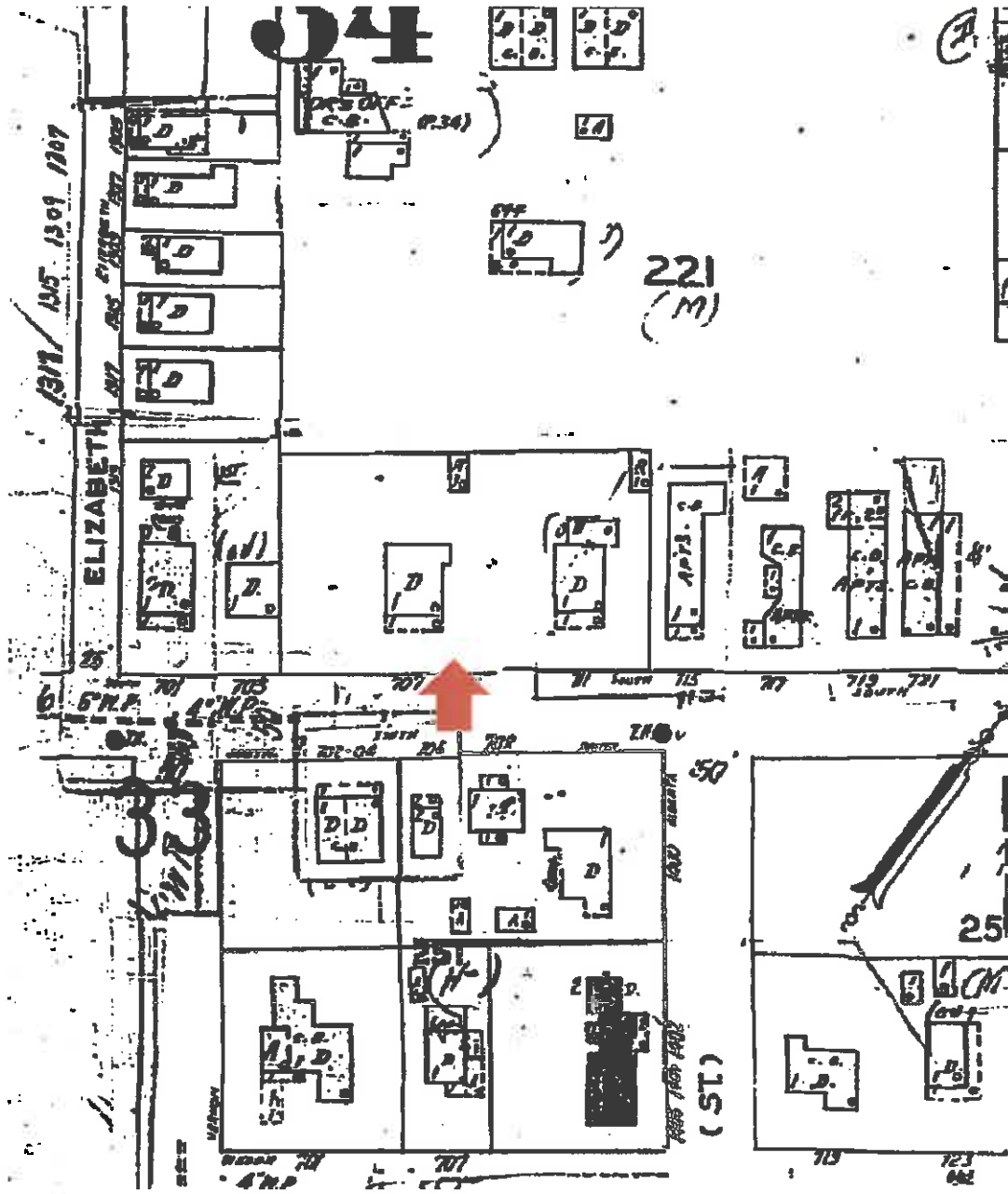
Signature: _____

Historic Architectural
Review Commission

Sanborn Maps



#707 South Street Sanborn Map 1948



#707 South Street Sanborn Map 1962

Project Photos















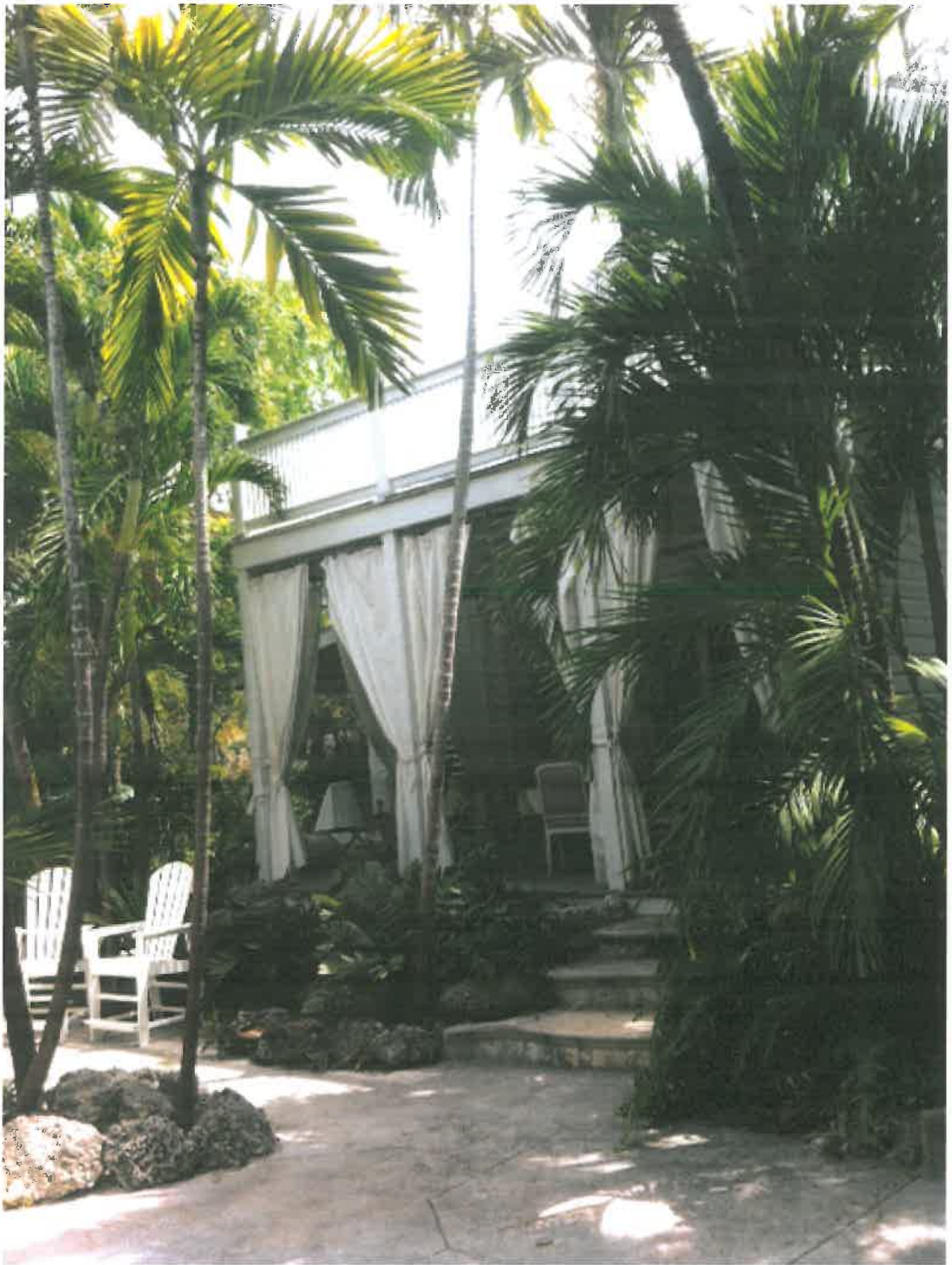
























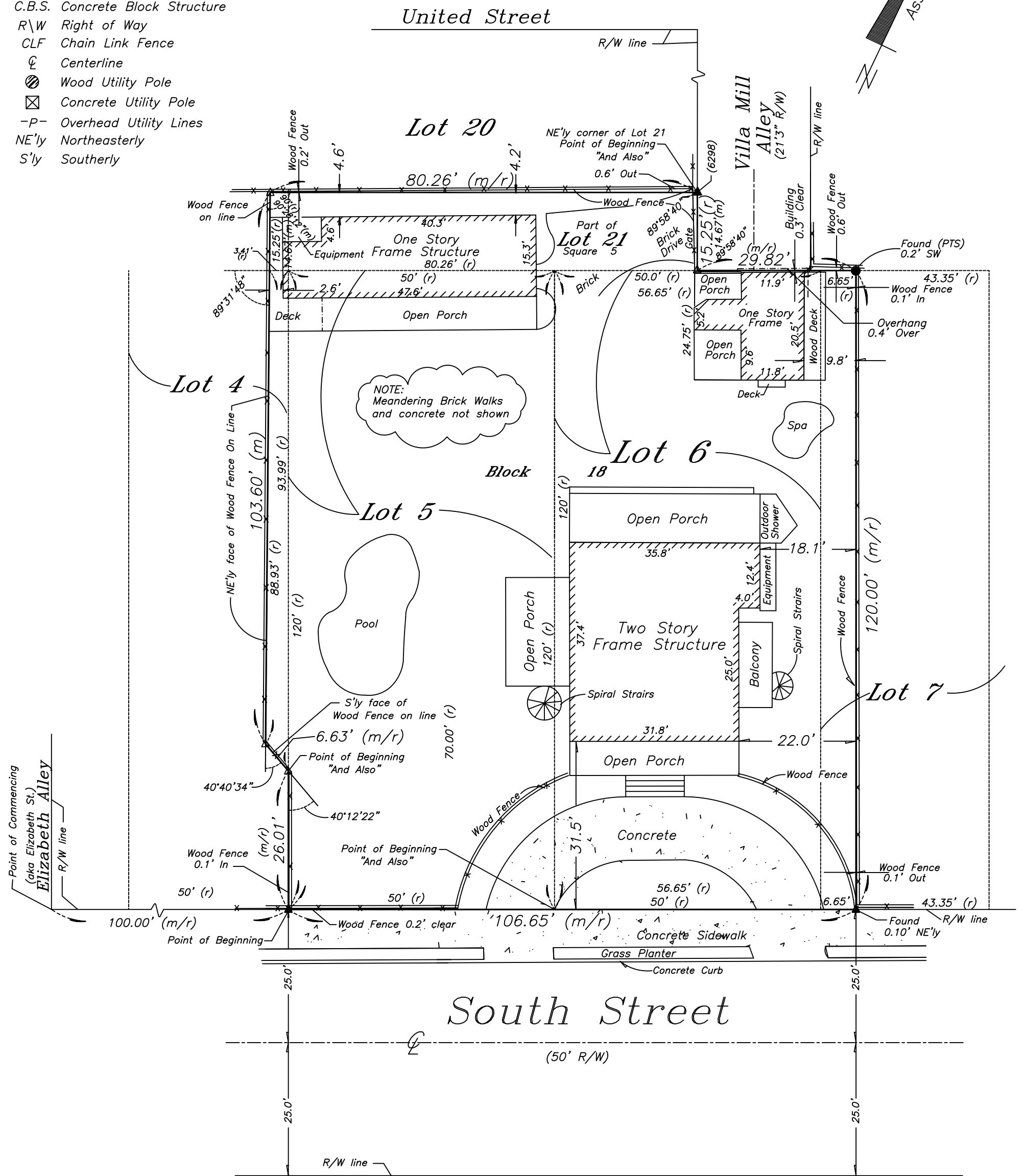
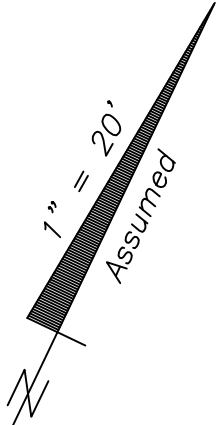


Survey

Boundary Survey Map of part of Lots 4 & 7, all of Lot 5 & 6, Block 18, Tract 17, and a part of Lot 21, Square 5, of said Tract 17, Island of Key West, FL

LEGEND

- Found 1/2" Iron Rod (PTS)
- ▲ Found Nail & Disc (5234)
- △ Set Nail & Disc (6298)
- (M) Measured
- (R) Record
- (M/R) Measured & Record
- C.B.S. Concrete Block Structure
- R\W Right of Way
- CLF Chain Link Fence
- ⊕ Centerline
- ⊗ Wood Utility Pole
- ⊠ Concrete Utility Pole
- P- Overhead Utility Lines
- NE'y Northeasterly
- S'y Southerly



NOTE:
Meandering Brick Walks
and concrete not shown

NOTE:
This Survey Map is not full and
complete without the attached
Survey Report.

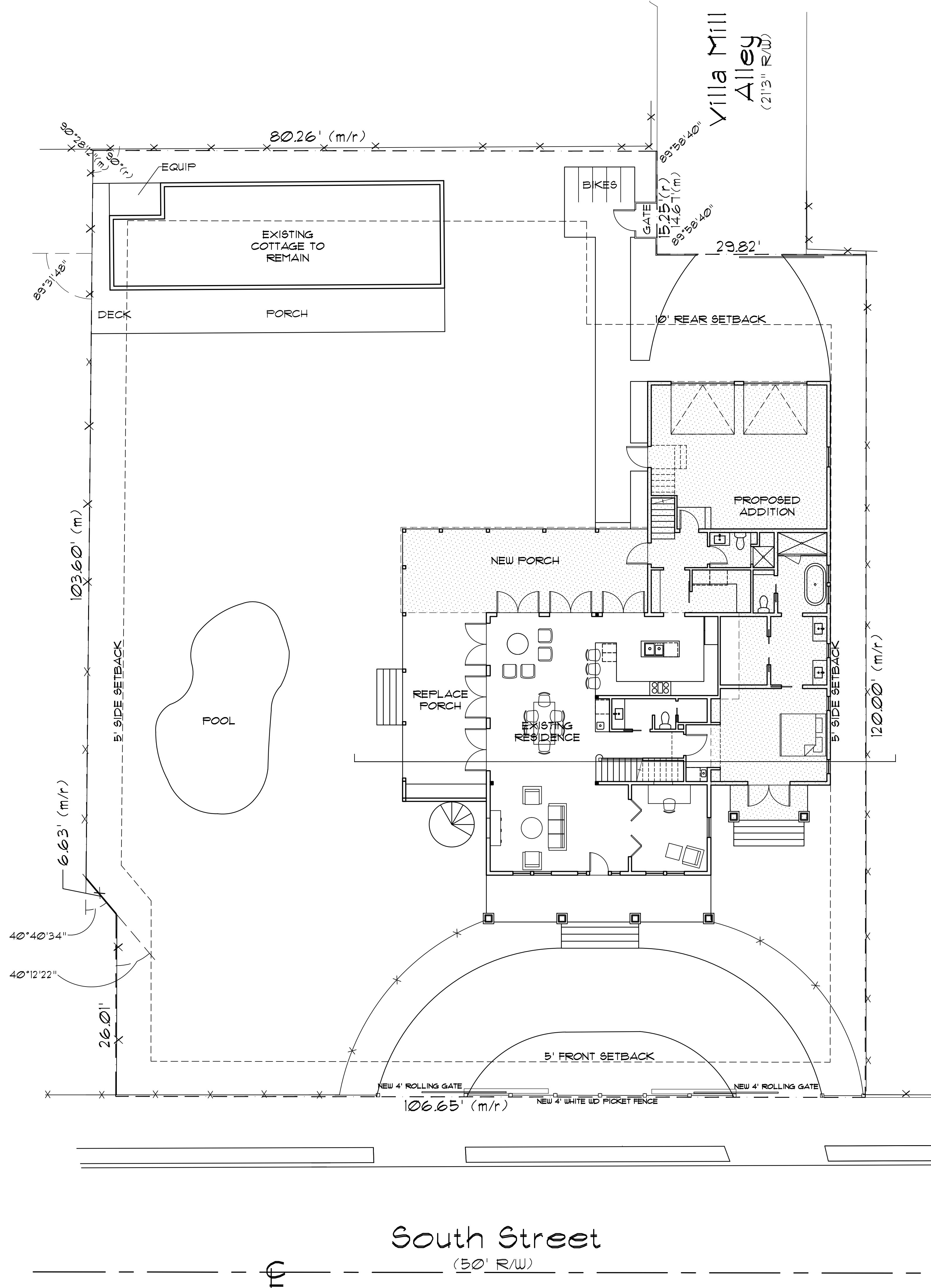
Sheet One of Two Sheets

J. LYNN O'FLYNN, Inc.

Professional Surveyor & Mapper
PSM #6298

3430 Duck Ave., Key West, FL 33040
(305) 296-7422 FAX (305) 296-2244

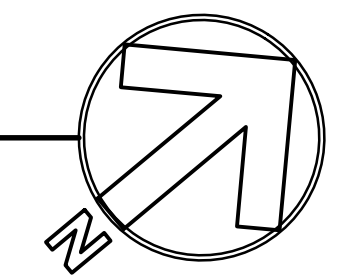
Proposed design



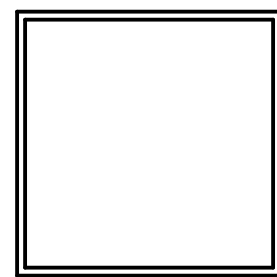
Site Plan

1/8" = 1' - 0"

FIRST FLOOR:	
ENCLOSED (A/C) SPACE	1,956 SF
FRONT PORCH	213 SF
REAR PORCH	136 SF
GARAGE	951 SF
SECOND FLOOR:	
ENCLOSED (A/C) SPACE	1,401 SF
OPEN DECK	225 SF
TOTAL ENCLOSED (A/C) SPACE: 3,357 SF	
TOTAL GARAGE SPACE	951 SF
TOTAL COVERED SPACE:	949 SF



South Street
(50' R/W)

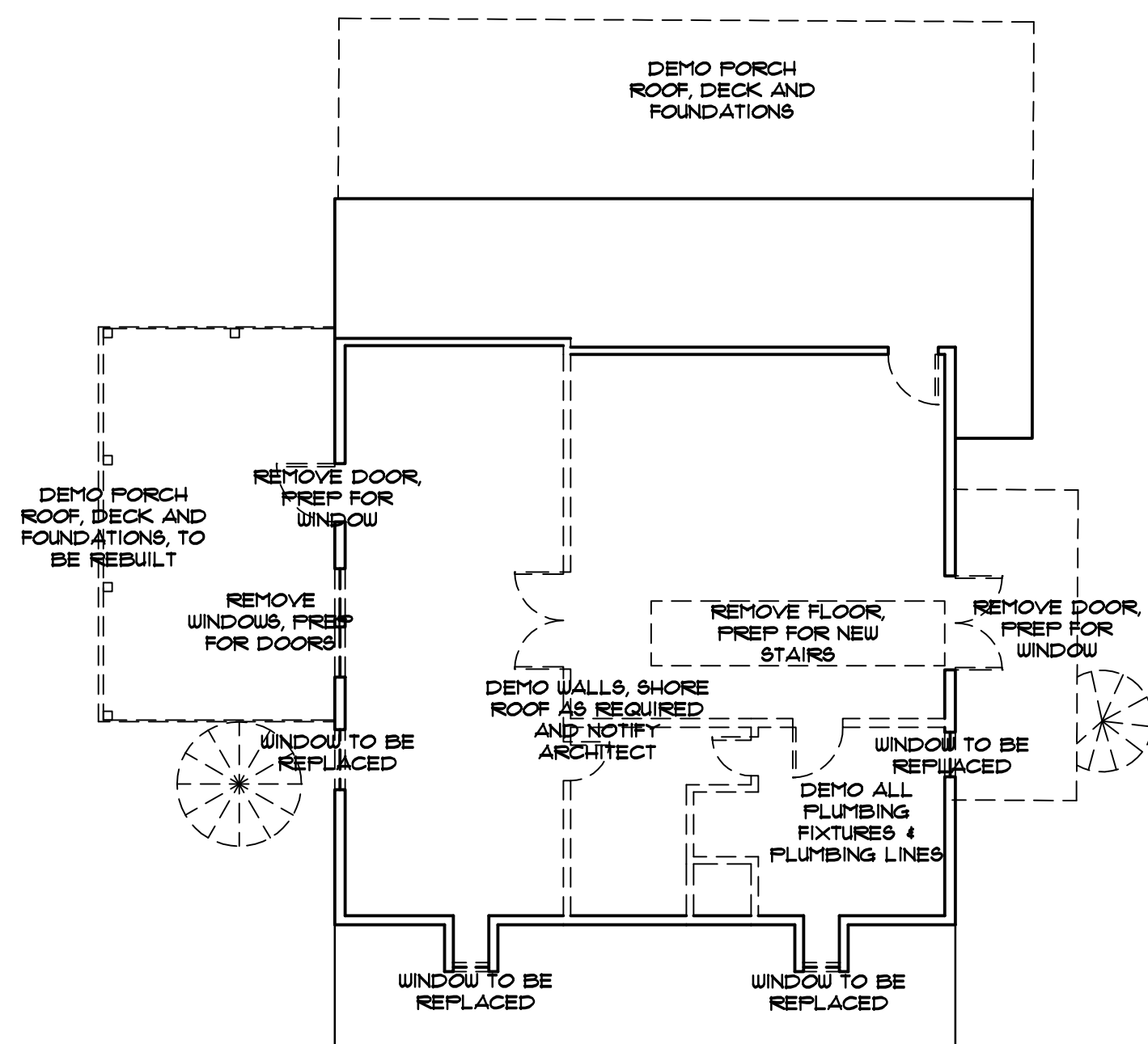


Turchin Residence
707 South Street Key West, FL

THOMAS E. POPE, P.A. ARCHITECT
610 White Street, Key West FL
TEPopePA@aol.com
(305) 296 3611

date:
5/28/14
revision:

sheet:
A0.1



Second Floor Demolition Plan

1/8" = 1' - 0"

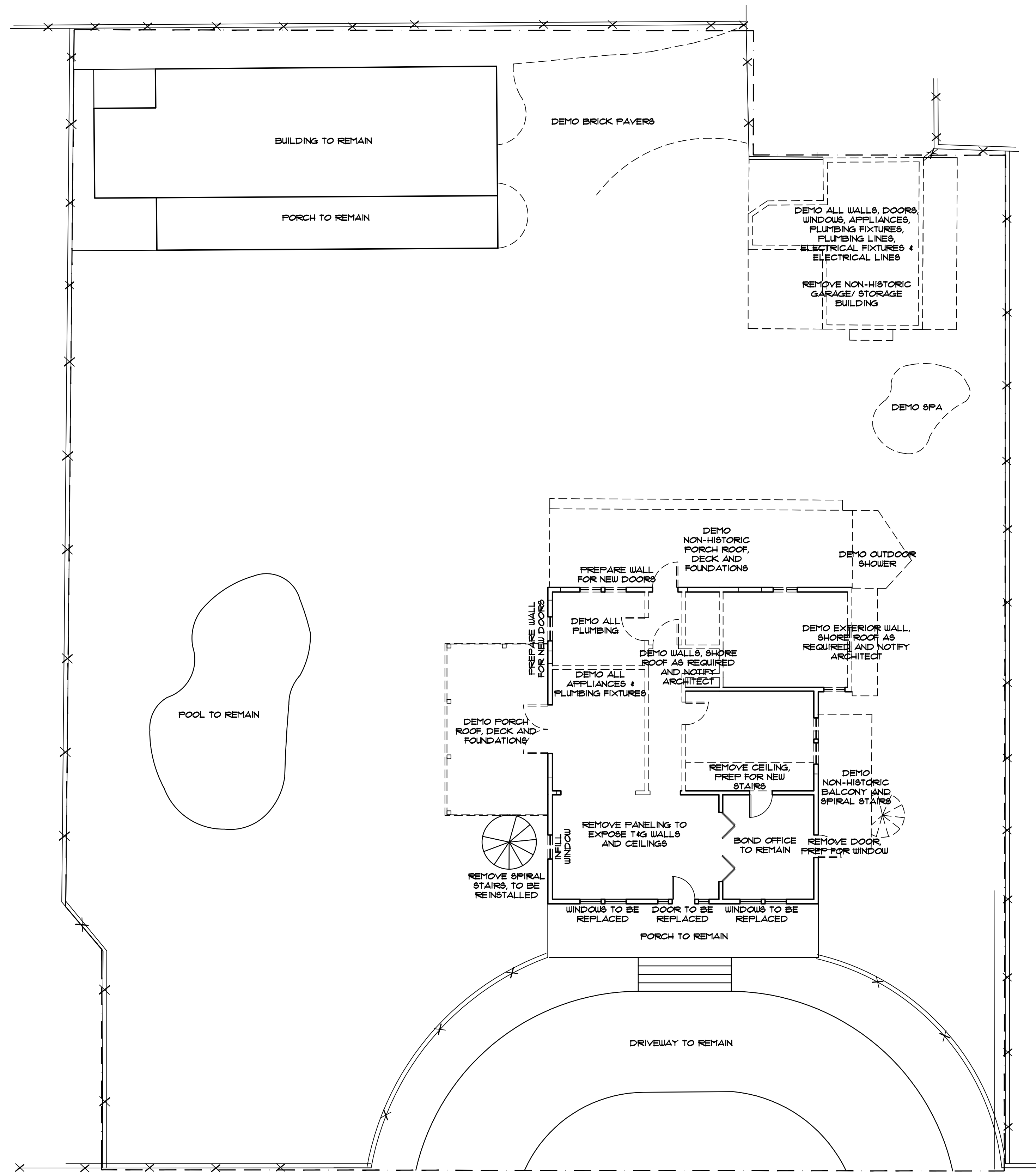
DEMOLITION NOTES

CONTRACTOR TO SHORE ROOF AS REQUIRED AND NOTIFY ARCHITECT

CONTRACTOR TO PROTECT INTERIOR FROM WEATHER AFTER DEMOLITION

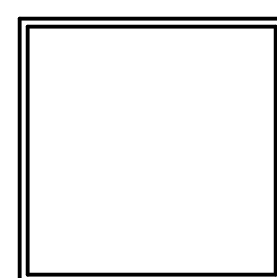
CONTRACTOR TO PROTECT LANDSCAPING AS REQUIRED

CONTRACTOR TO INSPECT FLOORING, CEILING, & FRAMING AND NOTIFY ARCHITECT IF REPLACEMENT IS NEEDED



First Floor Demolition Plan

1/8" = 1' - 0"

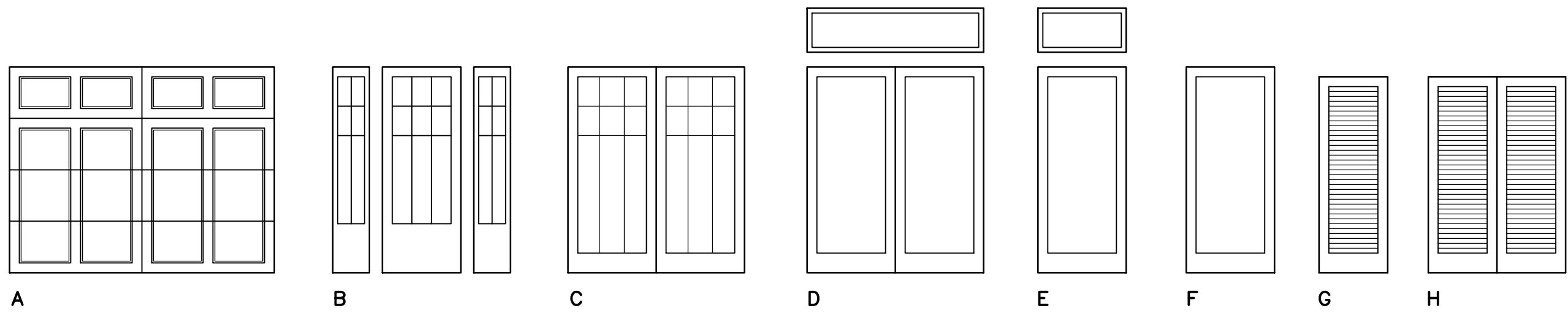


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DOOR SCHEDULE

DOOR	MATERIAL	FRAME	MISC.	REMARKS
TYPE	CUSTOM FRONT DOOR EXT SINGLE LITE INT Louvered INT W/ 2 PANEL (EXIST) INT Louvered	WOOD ALUMINUM	SINGLE DOOR PAIR OF DOORS TRANSOM SIDELITES POCKET BARN DOOR TRIPLE DIVIDED LITE 22 TWIN FIRE RATED	
SIZE				
EXTERIOR DOORS				
G1	3'-0" X 7'-0" X 1 3/4"	A		
1	3'-0" X 7'-0" X 1 3/4"	B		
2	(2) 3'-0" X 7'-0" X 1 3/4"	C		
3	(2) 3'-0" X 7'-0" X 1 3/4"	D		
4	3'-0" X 7'-0" X 1 3/4"	E		
5	3'-0" X 7'-0" X 1 3/4"	F		
6	3'-0" X 6'-8" X 1 3/4"	G		
INTERIOR DOORS				
7	3'-0" X 6'-8" X 1 3/8"	G		
8	2'-6" X 6'-8" X 1 3/8"	G		
9	3'-0" X 6'-8" X 1 3/8"	G		
10	(2) 2'-0" X 6'-8" X 1 3/8"	H		
11	2'-6" X 6'-8" X 1 3/8"	G		
12	2'-0" X 6'-8" X 1 3/8"	G		
13	3'-0" X 6'-8" X 1 3/8"	G		
14	2'-8" X 6'-8" X 1 3/8"	G		
15	(2) 2'-0" X 6'-8" X 1 3/8"	H		
16	2'-6" X 6'-8" X 1 3/8"	G		
17	2'-0" X 6'-8" X 1 3/8"	G		
RELOCATED DOORS				
R	2'-8" X 6'-8" X 1 3/4"			
EXISTING DOORS				
E1	(4) 2'-0" X 6'-8" X 1 3/4"			
E2	2'-8" X 6'-8" X 1 3/4"			

NOTE:

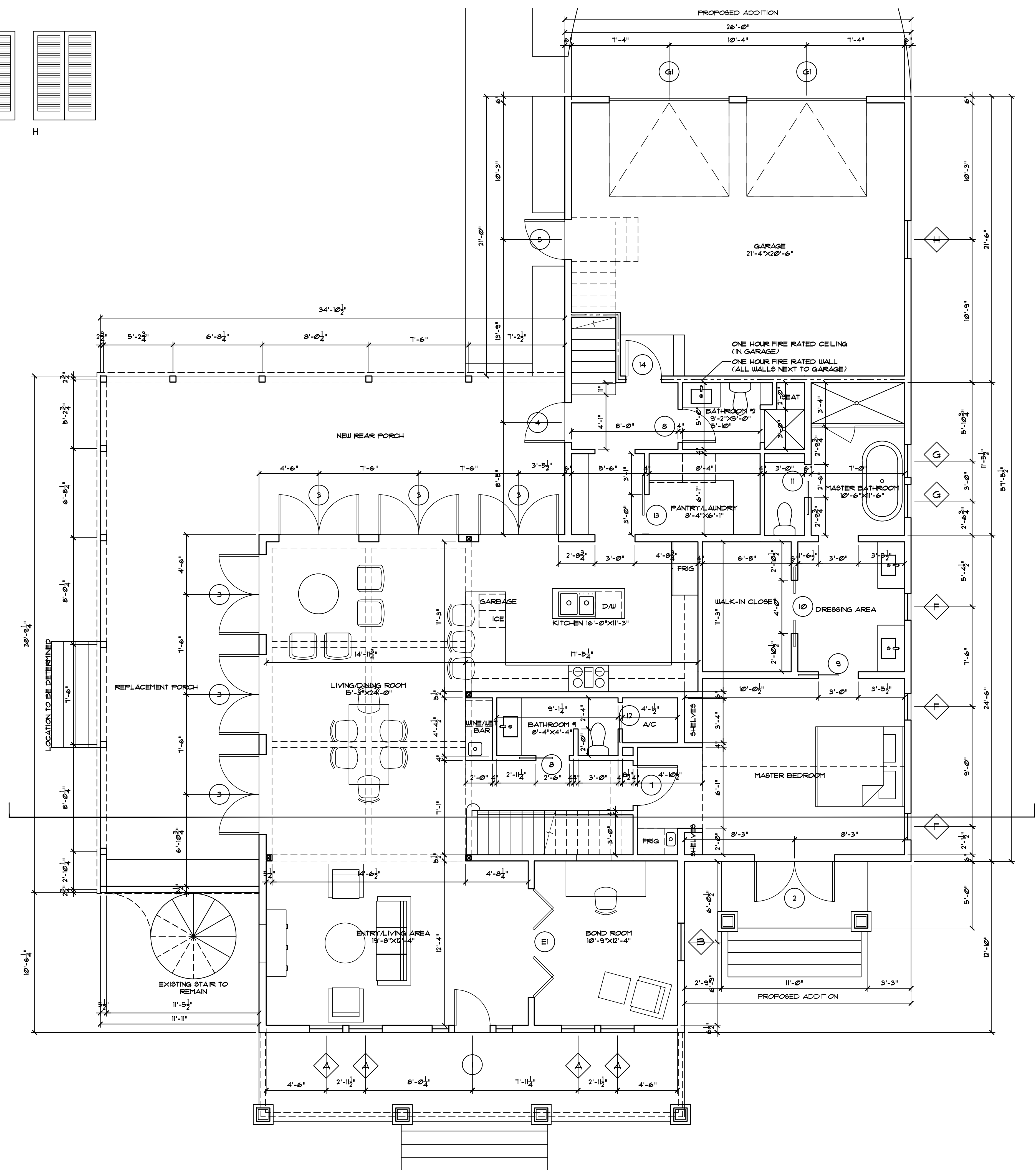
WINDOW SCHEDULE

WINDOW	MANUFACTURER	MISC.	REMARKS
MARK			
FRAME SIZE			
A	2'-5 3/8" X 5'-9"	MARVIN WILD 2430	
B	2'-9 3/8" X 5'-9"	MARVIN WILD 2030	
C	2'-5 3/8" X 4'-1"	MARVIN WILD 2420	
D	2'-1 3/8" X 4'-1"	MARVIN WILD 2020	
E	1'-10" X 3'-2" (VARIES)	MARVIN CUSTOM	
F	2'-0" X 5'-0"	CGI WINDOWS	
G	2'-6" X 5'-0"	CGI WINDOWS	
H	3'-0" X 6'-0"	CGI WINDOWS	
I	2'-0" X 3'-6" (VARIES)	CGI WINDOWS	

NOTE: ALL MARVIN WINDOWS ARE TO BE PROTECTED BY HURRICANE SHUTTERS

ROOM FINISH SCHEDULE

ROOM	FLOOR	BASE	WALLS	CEILING	REMARKS
FIRST FLOOR OF EXISTING BUILDING					
BOND ROOM					10'-6"
LIVING					10'-6"
HALLWAY					10'-6"
1/2 BATH					10'-6"
LIVING/DINING ROOM					10'-6"
KITCHEN					10'-6"
FIRST FLOOR OF ADDITION					
MASTER BEDROOM					10'-6"
MASTER BATH					9'-6" TILE TO CEILING @ SHOWER
MASTER DRESSING AREA					10'-6"
MASTER CLOSET					10'-6"
LAUNDRY					9'-6"
BATH #2					9'-6"
GARAGE					9'-0"
SECOND FLOOR OF EXISTING BUILDING					
BEDROOM #2					VARIES
BATH #2					VARIES TILE TO CEILING @ SHOWER
BEDROOM #3					VARIES
BATH #3					VARIES TILE TO CEILING @ SHOWER
CLOSETS					VARIES
HALLWAY					VARIES
SECOND FLOOR OF ADDITION					
BUNK ROOM					VARIES
BATHROOM					VARIES TILE TO CEILING @ TUB
HALLWAY/STAIRS					VARIES



First Floor Plan

1/4" = 1' - 0"

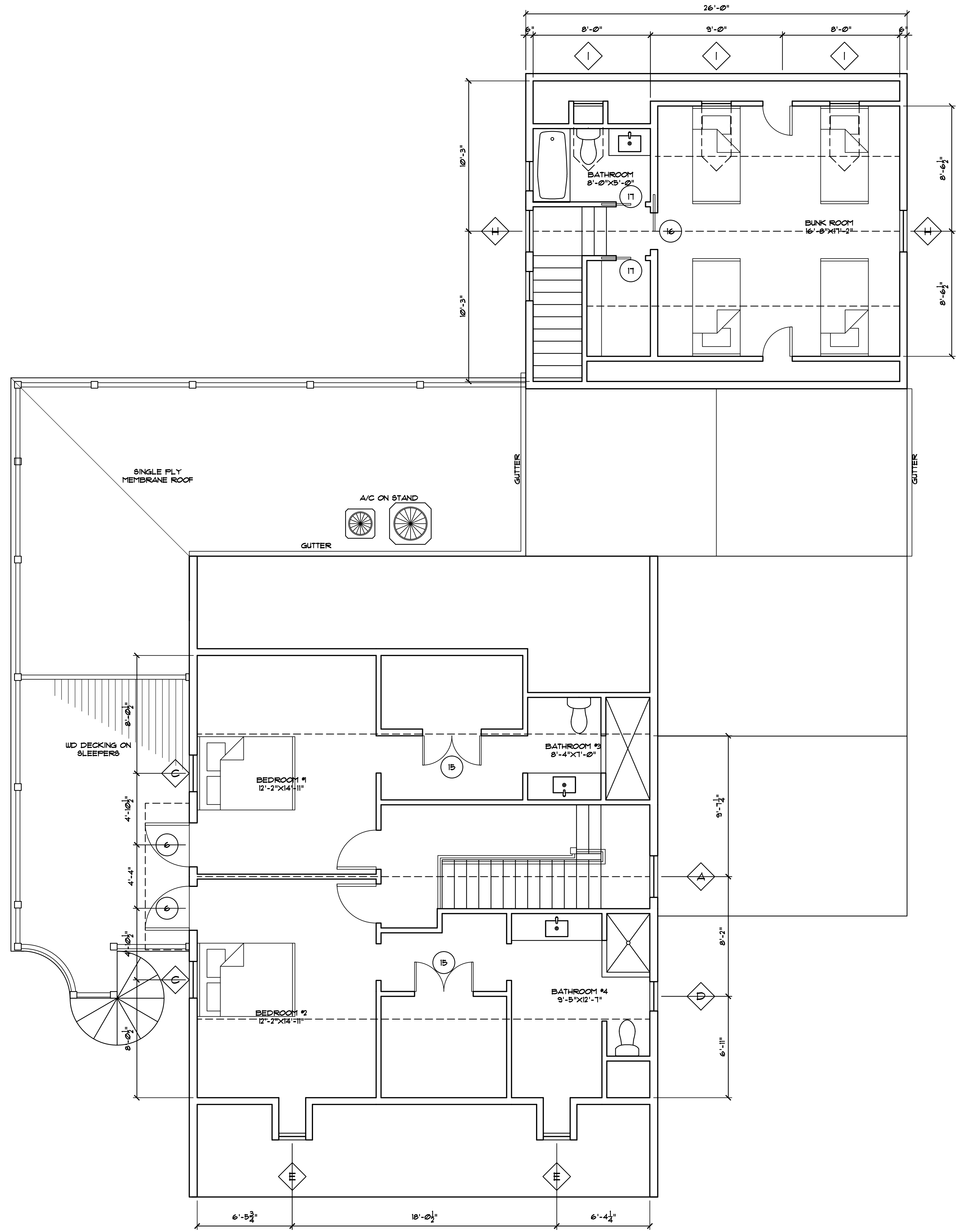
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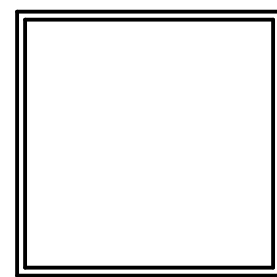
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C:\Users\Public\Documents\Clients\707 South St - Turchin\707South_ConDocs_6-12-14.dwg



Second Floor Plan

1/4" = 1' - 0"

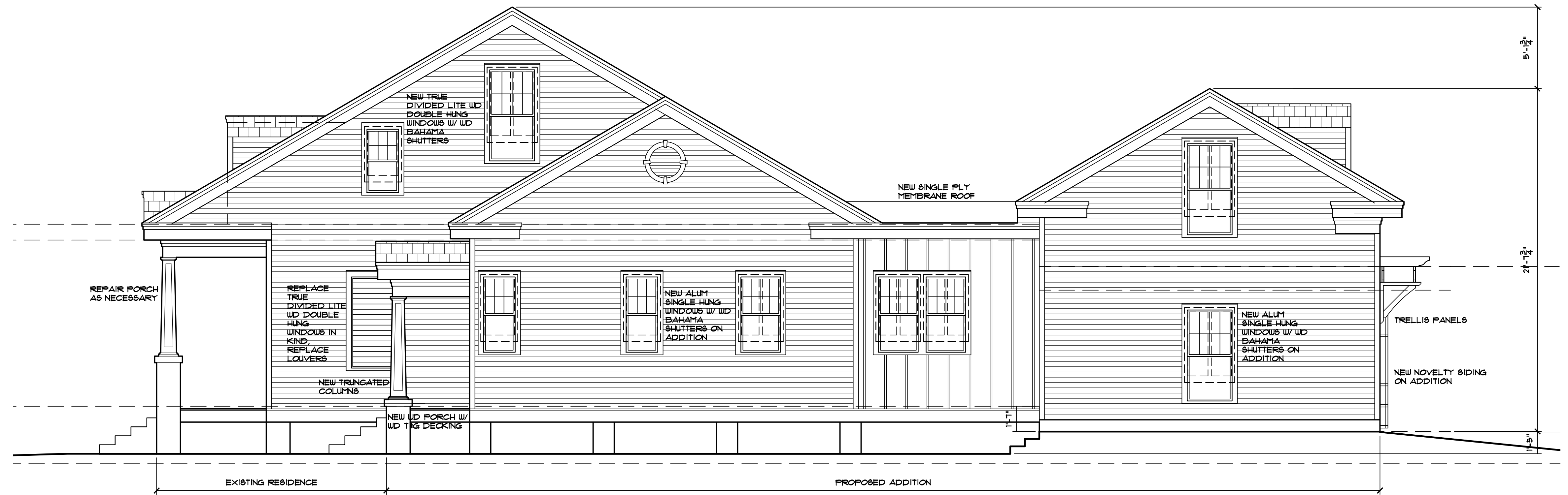


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 6/6/14
 revision:

sheet:
A1.2



Right Side Elevation

1/4" = 1' - 0"



Front Elevation

1/4" = 1' - 0"

Turchin Residence

707 South Street Key West, FL

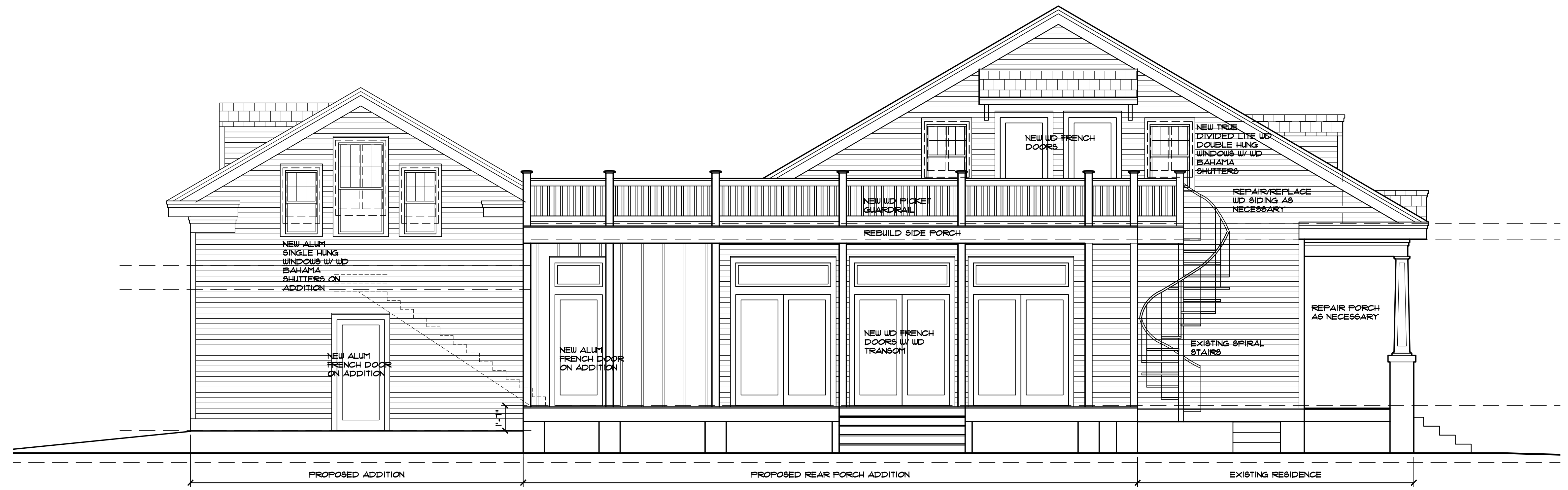
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(305) 296 3611

date:
5/28/14
revision:

sheet:

A2.1



Left Side Elevation

1/4" = 1' - 0"



Rear Elevation

1/4" = 1' - 0"

Turchin Residence

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revision:

sheet:
A2.2

Noticing

Public Meeting Notice

The Historic Architectural Review Commission will hold a public hearing **at 5:30 p.m., June 24, 2014 at Old City Hall, 510 Greene Street**, Key West, Florida. The purpose of the hearing will be to consider a request for:

ADDITIONS AND RENOVATIONS TO EXISTING HOUSE. DEMOLITION OF NON-HISTORIC REAR PORCH, SIDE METAL BALCONY, SPIRAL STAIRCASE AND REAR NON-HISTORIC SHED.

FOR- #707 SOUTH STREET

Applicant- Thomas E. Pope, Architect

Application # H14-01-0923

If you wish to see the application or have any questions, you may visit the Planning Department during regular office hours at 3140 Flagler Avenue, call 809-3973 or visit our website at www.keywestcity.com.

THIS NOTICE CAN NOT BE REMOVED FROM THE SITE UNTIL HARC FINAL DETERMINATION

HARC POSTING AFFIDAVIT

STATE OF FLORIDA:
COUNTY OF MONROE:

BEFORE ME, the undersigned authority, personally appeared Thomas E. Pope, who, first being duly sworn, on oath, depose and says that the following statements are true and correct to the best of his/her knowledge and belief:

1. That a legal notice for Public Notice of Hearing of the Historic Architectural Review Commission (HARC) was placed on the following address: 707 South on the 19 day of June, 20 14.

This legal notice(s) contained an area of at least 8.5"x11".

The property was posted to notice a public hearing before the Key West Historic Architectural Review Commission to be held on June 24, 20 14.

The legal notice(s) is/are clearly visible from the public street adjacent to the property.

The Certificate of Appropriateness number for this legal notice is H14-01-0923

2. A photograph of that legal notice posted in the property is attached hereto.

Signed Name of Affiant: Thomas E. Pope

Date: June 19, 2014

Address: 610 White St.

City: Key West

State, Zip: FL 33040

The forgoing instrument was acknowledged before me on this 19 day of June, 20 14.

By (Print name of Affiant) Thomas E. Pope who is personally known to me or has produced identification and who did take an oath. as

NOTARY PUBLIC

Sign Name: M. Holly Booton

Print Name: M. Holly Booton

Notary Public - State of Florida (seal)

My Commission Expires: _____



M. HOLLY BOOTON
MY COMMISSION # FF 070470
EXPIRES: December 26, 2017
Bonded Thru Budget Notary Services





**Property Appraiser
Information**



Scott P. Russell, CFA
Property Appraiser
Monroe County, Florida

Key West (305) 292-3420
Marathon (305) 289-2550
Plantation Key (305) 852-7130

Property Record Card -
Maps are now launching the new map application version

Website tested on IE8,
IE9, & Firefox.
Requires Adobe Flash
10.3 or higher

Alternate Key: 1038946 Parcel ID: 00038200-000000

Ownership Details

Mailing Address:
TURCHIN GARY A AND LISA V
9908 LONE TREE LN
ORLANDO, FL 32836-6537

Property Details

PC Code: 01 - SINGLE FAMILY
Millage Group: 10KW
Affordable Housing: No
Section-
Township- 05-68-25
Range:
Property Location: 707 SOUTH ST KEY WEST
Legal Description: KW KW INVESTMENT CO SUB PB1-88 PT LT 4 AND ALL LOTS 5 - 6 AND PT LOT 7 SQR 18 TR 17 AND KW DT SWEENEY DIA O-327 PT LT 21 SQR5 TR17 G21-112 G27-379 OR328-505/6 OR582-97D/C OR753-706/7 OR786-1683/4 OR1595-985/87 OR1605-1505/06C OR1673-696/98 OR1673-699/701 OR1673-705/07 OR1755-770/73 OR1755-774/75 OR1756-1456/57 OR1770-216/223 OR1770-232/35 OR1770-240/42 OR1770-242/43 OR2608-2200 TAX/DEED OR2675-2187/93 OR2196/97

Click Map Image to open interactive viewer



Exemptions

Exemption	Amount
44 - ADDL HOMESTEAD	25,000.00
39 - 25000 HOMESTEAD	25,000.00

Land Details

Land Use Code	Frontage	Depth	Land Area
---------------	----------	-------	-----------

M10D - RESIDENTIAL DRY			5,095.00 SF
01SD - RES SUPERIOR DRY	0	0	9,282.00 SF

Building Summary

Number of Buildings: 2
 Number of Commercial Buildings: 0
 Total Living Area: 1904
 Year Built: 1948

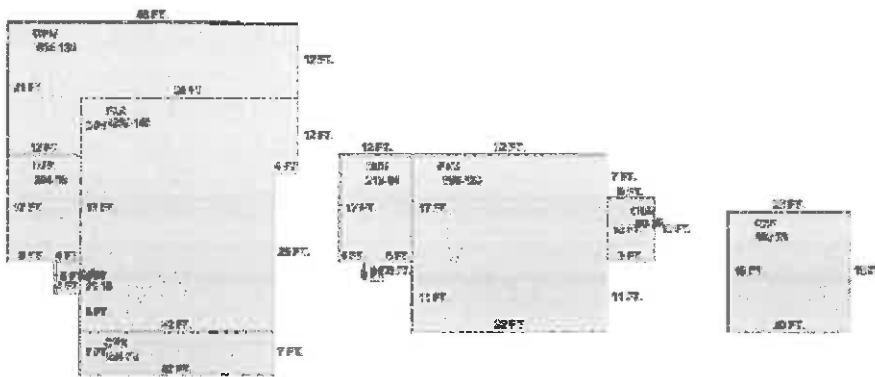
Building 1 Details

Building Type R1	Condition G	Quality Grade 550
Effective Age 16	Perimeter 146	Depreciation % 18
Year Built 1948	Special Arch 0	Grnd Floor Area 1,232
Functional Obs 0	Economic Obs 0	

Inclusions: R1 includes 1 3-fixture bath and 1 kitchen.
 Roof Type GABLE/HIP Roof Cover METAL Foundation CONC BLOCK
 Heat 1 NONE Heat 2 NONE Bedrooms 4
 Heat Src 1 NONE Heat Src 2 NONE

Extra Features:

2 Fix Bath	1	Vacuum	0
3 Fix Bath	1	Garbage Disposal	0
4 Fix Bath	0	Compactor	0
5 Fix Bath	0	Security	0
6 Fix Bath	0	Intercom	0
7 Fix Bath	0	Fireplaces	0
Extra Fix	0	Dishwasher	0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic A/C	Basement %	Finished Basement %	Area
1	OPU	12:ABOVE AVERAGE WOOD	1	1993	N N	0.00	0.00	684
2	OPX	12:ABOVE AVERAGE WOOD	1	1993	N N	0.00	0.00	204
3	OPU	12:ABOVE AVERAGE WOOD	1	1993	N N	0.00	0.00	20
4	FLA	12:ABOVE AVERAGE WOOD	1	1993	N N	0.00	0.00	1,232
5	OPX	12:ABOVE AVERAGE WOOD	1	1993	N N	0.00	0.00	224
6	FHS	12:ABOVE AVERAGE WOOD	1	1993	N N	0.00	0.00	896
7	OUU	12:ABOVE AVERAGE WOOD	1	1993	N N	0.00	0.00	213
8	OUU	12:ABOVE AVERAGE WOOD	1	1993	N N	0.00	0.00	80
9	CBF	12:ABOVE AVERAGE WOOD	1	1993	N N	0.00	0.00	380

Building 2 Details

Building Type R1
Effective Age 6
Year Built 2007
Functional Obs 0

Condition G
Perimeter 116
Special Arch 0
Economic Obs 0

Quality Grade 450
Depreciation % 4
Grnd Floor Area 672

Inclusions: R1 includes 1 3-fixture bath and 1 kitchen.

Roof Type
 Heat 1
 Heat Src 1

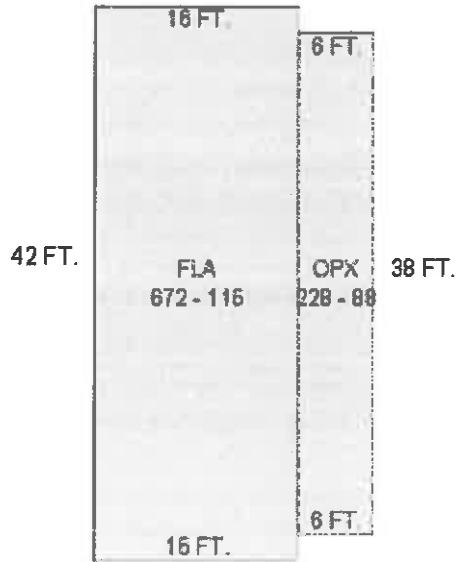
Roof Cover METAL
 Heat 2
 Heat Src 2

Foundation
 Bedrooms 2

Extra Features:

2 Fix Bath 0
 3 Fix Bath 1
 4 Fix Bath 0
 5 Fix Bath 0
 6 Fix Bath 0
 7 Fix Bath 0
 Extra Fix 0

Vacuum 0
 Garbage Disposal 0
 Compactor 0
 Security 0
 Intercom 0
 Fireplaces 0
 Dishwasher 0



Sections:

Nbr	Type	Ext Wall	# Stories	Year Built	Attic	A/C	Basement %	Finished	Basement %	Area
1	FLA	10:CUSTOM/HARDIE BD	1	2007						672
2	OPX		1	2007						228

Misc Improvement Details

Nbr	Type	# Units	Length	Width	Year Built	Roll Year	Grade	Life
1	FN2:FENCES	480 SF	80	6	1978	1979	2	30
2	PT4:PATIO	2,516 SF	0	0	2006	2007	4	50
3	PT2:BRICK PATIO	1,500 SF	0	0	2006	2007	4	50
4	FN2:FENCES	564 SF	94	6	1994	1995	2	30
5	CL2:CH LINK FENCE	2,224 SF	0	0	1983	1984	1	30
6	FN2:FENCES	200 SF	0	0	1983	1984	5	30
7	PT2:BRICK PATIO	420 SF	0	0	2007	2008	4	50
8	PO4:RES POOL	450 SF	0	0	1978	1979	3	50
9	WD2:WOOD DECK	780 SF	0	0	1978	1979	1	40
10	FN2:FENCES	942 SF	157	6	1980	1981	2	30
11	AC2:WALL AIR COND	1 UT	0	0	1985	1986	1	20
12	WD2:WOOD DECK	176 SF	16	11	1978	1979	2	40
13	PT3:PATIO	610 SF	0	0	1978	1979	2	50

Appraiser Notes

AK 1038938 (RE 00038190-000000) AND AK 1037478 (RE 00036630-000000) ARE NOW COMBINED WITH THIS PARCEL COMPLETED AT THE PROPERTY OWNER'S REQUEST DONE FOR THE 2014 TAX ROLL (6/12/2014 SCJ)

707 SOUTH ST CABANA HAS A 2 FIXTURE BATH AND OUTDOOR SHOWER

Building Permits

Bldg	Number	Date Issued	Date Completed	Amount	Description	Notes
	A954223	12/01/1995	11/01/1996	1,400		ROOF

Parcel Value History

Certified Roll Values.

[View Taxes for this Parcel.](#)

Roll Year	Total Bldg Value	Total Misc Improvement Value	Total Land Value	Total Just (Market) Value	Total Assessed Value	School Exempt Value	School Taxable Value
2013	198,340	20,060	783,137	1,001,537	785,215	25,000	760,215
2012	200,701	20,060	551,328	772,089	772,089	25,000	747,089
2011	203,062	20,060	626,510	849,632	819,585	25,000	794,585
2010	205,424	20,060	581,989	807,473	807,473	25,000	782,473
2009	228,335	20,060	788,918	1,037,313	997,280	25,000	972,280
2008	209,936	20,838	765,510	996,284	996,284	25,000	971,284
2007	279,050	17,735	886,380	1,183,165	1,158,776	25,000	1,133,776
2006	386,956	18,337	725,220	1,130,513	1,130,513	25,000	1,105,513
2005	402,208	18,938	523,770	944,916	944,916	0	944,916
2004	259,066	19,540	402,900	681,506	681,506	0	681,506
2003	269,429	20,142	207,494	497,065	497,065	0	497,065
2002	330,477	20,970	207,494	558,941	558,941	0	558,941
2001	241,196	21,723	207,494	470,413	470,413	0	470,413
2000	278,979	23,808	127,463	430,250	430,250	0	430,250
1999	235,558	20,765	127,463	383,786	383,786	0	383,786
1998	200,821	18,389	127,463	346,673	346,673	0	346,673
1997	173,683	16,504	113,867	304,054	304,054	0	304,054
1996	146,545	14,450	113,867	274,863	274,863	0	274,863
1995	133,519	13,611	113,867	260,997	260,997	0	260,997
1994	119,407	12,616	100,500	232,523	232,523	0	232,523
1993	117,498	13,015	100,500	231,013	231,013	0	231,013
1992	117,498	13,443	100,500	231,441	231,441	0	231,441
1991	117,498	13,856	100,500	231,853	231,853	0	231,853
1990	122,327	16,666	79,500	218,493	218,493	0	218,493
1989	111,206	15,496	75,000	201,702	201,702	0	201,702
1988	81,208	12,162	61,500	154,870	154,870	0	154,870
1987	70,030	12,462	48,276	130,768	130,768	0	130,768

1986	70,328	12,731	46,656	129,715	129,715	0	129,715
1985	68,888	13,034	27,300	109,222	109,222	0	109,222
1984	65,793	10,018	27,300	103,111	103,111	0	103,111
1983	65,793	10,027	27,300	103,120	103,120	0	103,120
1982	66,634	10,040	26,460	103,134	103,134	0	103,134

Parcel Sales History

NOTE: Sales do not generally show up in our computer system until about two to three months after the date of sale. If a recent sale does not show up in this list, please allow more time for the sale record to be processed. Thank you for your patience and understanding.

Sale Date	Official Records Book/Page	Price	Instrument	Qualification
2/25/2014	2675 / 2187	1,100,000	WD	05
1/24/2001	1673 / 0696	650,000	WD	Q

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Monroe County Monroe County Property Appraiser
 Scott P. Russell, CFA
 P.O. Box 1176 Key West, FL 33041-1176