

# Historic Architectural Review Commission

## Staff Report Item 8

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**Meeting Date:** June 25, 2013

**Applicant:** Todd Kemp, Owner

**Application Number:** H13-01-772

**Address:** #1306 Villa Mill Alley

**Description of Work:** Remove non-historic left side porch and second floor eave. No built back.

**Building Facts:** The house in question is not listed in the surveys. According to records the frame structure was built in 1982.

**Ordinance Cited in Review:** Sections 102-217 (2), demolition for non-contributing, non-historic structures, of the Land Development Regulations.

### Staff Analysis

The Certificate of Appropriateness proposes the demolition of a side porch located on the south part of the house and second floor eaves located on the west side. The applicant wants to reduce building coverage and will not build back any structure. None of the elements are historic nor can be considered contributing in a near future

It is staff's opinion that the proposed demolition of non-historic elements can be considered by the commission since it complies with the Land Development Regulations, specific Sec. 102-217 (2).

# Application



**CITY OF KEY WEST  
BUILDING DEPARTMENT  
CERTIFICATE OF APPROPRIATENESS**

APPLICATION # 65-28-113 100772

OWNER'S NAME: C Todd Kemp  
Tom Pope DATE: 5/28/13

OWNER'S ADDRESS: 1306 Villa Mills Alley  
K.W., FL 33041 PHONE #: 904-910-1072

APPLICANT'S NAME: \_\_\_\_\_ PHONE #: \_\_\_\_\_

APPLICANT'S ADDRESS: 610 White Street

ADDRESS OF CONSTRUCTION: 1306 Villa Mills Alley # OF UNITS: 1

**THERE WILL BE A FINAL INSPECTION REQUIRED UNDER THIS PERMIT**

DETAILED DESCRIPTION OF WORK: remove left side porch & Roof 8x29 or 2325 ft  
remove 2nd Floor Roof Euc

*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 this 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: 5/28/13

Applicant's Signature: C Todd Kemp

**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 COLOR CHIPS, AND AWNING FABRIC SAMPLES |

**Staff Use Only**

Date: \_\_\_\_\_

Staff Approval: \_\_\_\_\_

Checked By: \_\_\_\_\_ Date: 5/28/13  
 Received By: \_\_\_\_\_ Receipt no: 73114  
 Fee: 100772  
 \* BUILDING PERMITS-NEW  
 Fee Due: \$100.00  
 \$2922783  
 1476 \$138.00

RECEIVED  
 MAY 29 2013  
 BUILDING DEPARTMENT  
 1306 VILLA MILLS ALLEY  
 KEY WEST, FL 33041  
 904-910-1072

# HISTORIC ARCHITECTURAL REVIEW COMMISSION USE ONLY

\*\*\*\*\*

Approved

Denied

Deferred

Reason for Deferral or Denial:

HARC Comments:

Not Listed. Non historic / non contributing

Ordinance for demolition (Sec. 102-217)(2)

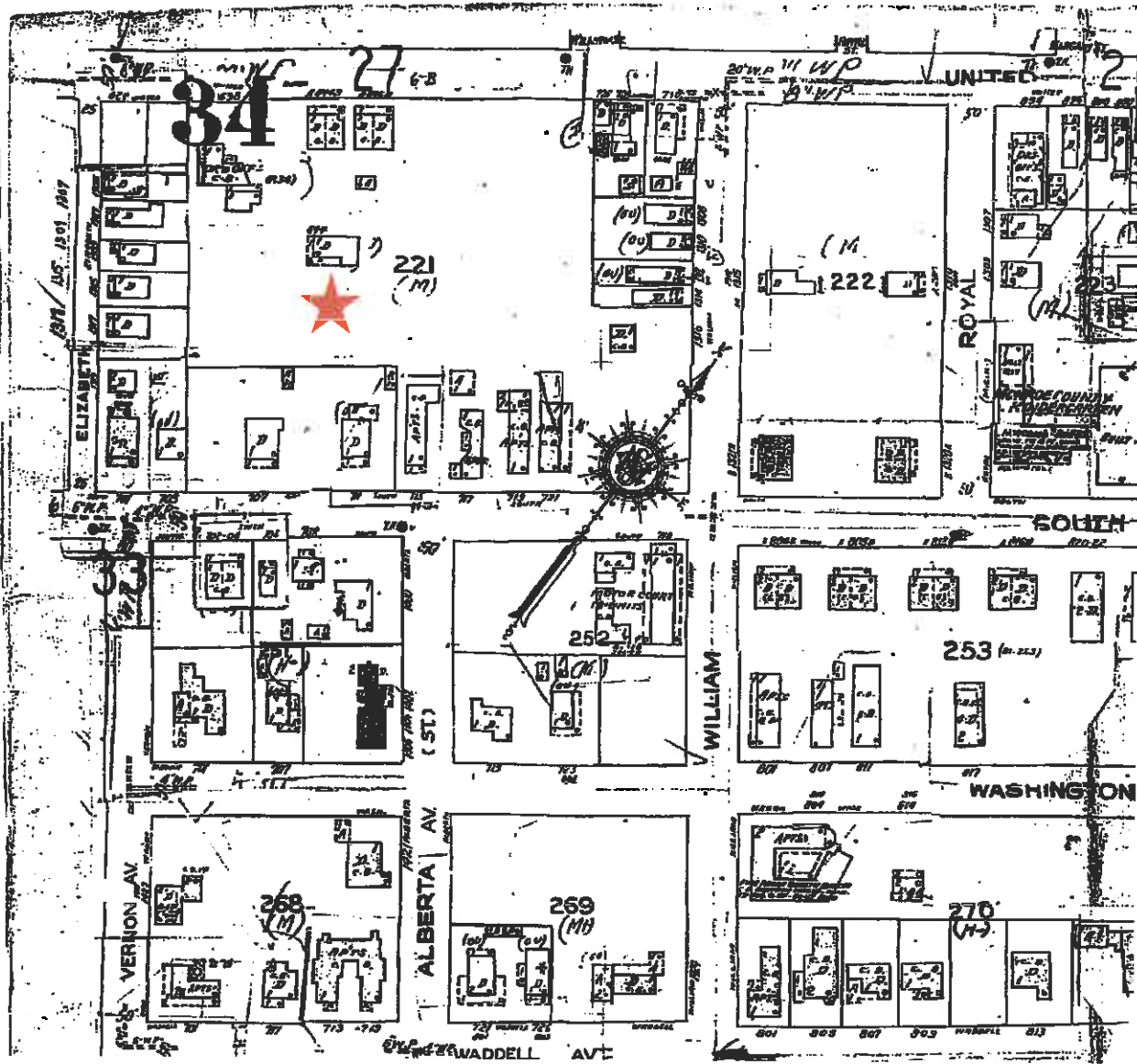
Limit of Work Approved, Conditions of Approval and/or Suggested  
Changes:

Date: \_\_\_\_\_

Signature: \_\_\_\_\_

Historic Architectural  
Review Commission

# **Sanborn Maps**



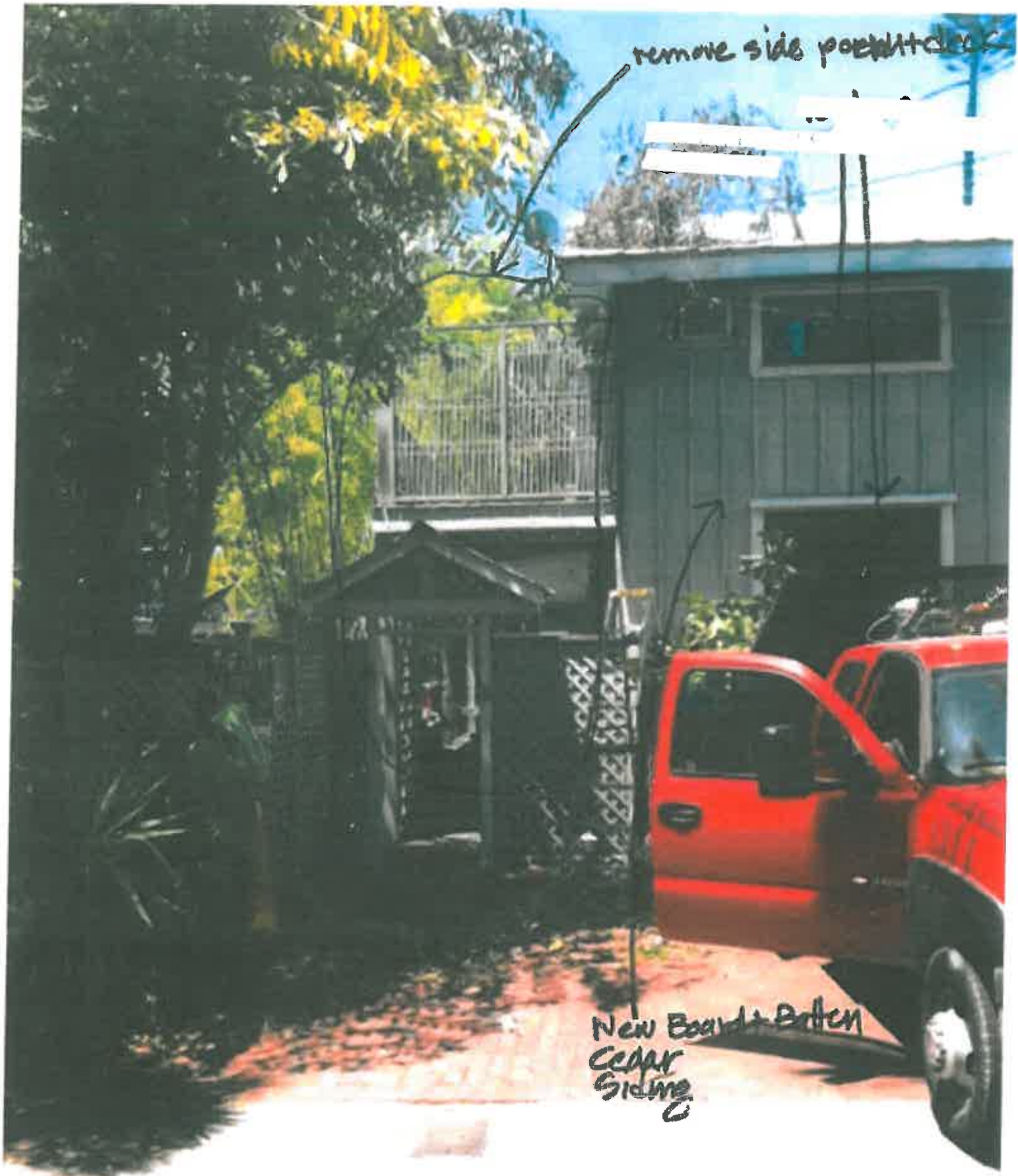
#1306 Villa Mill Alley Sanborn map 1962

# **Project Photos**

remove side porch deck



New Board + Batten  
Cedar  
Siding  
G



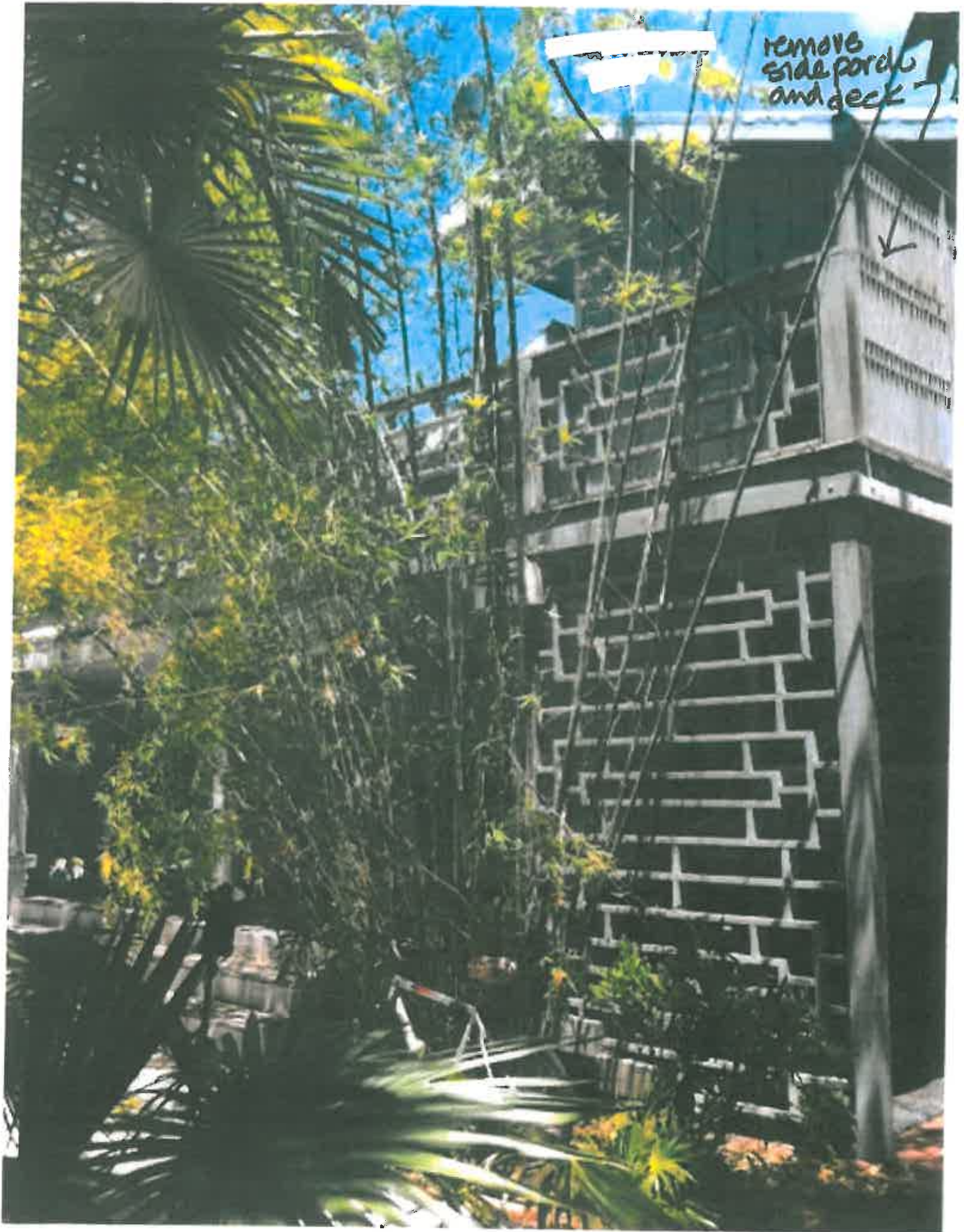


Remove  
side porch  
roof + deck

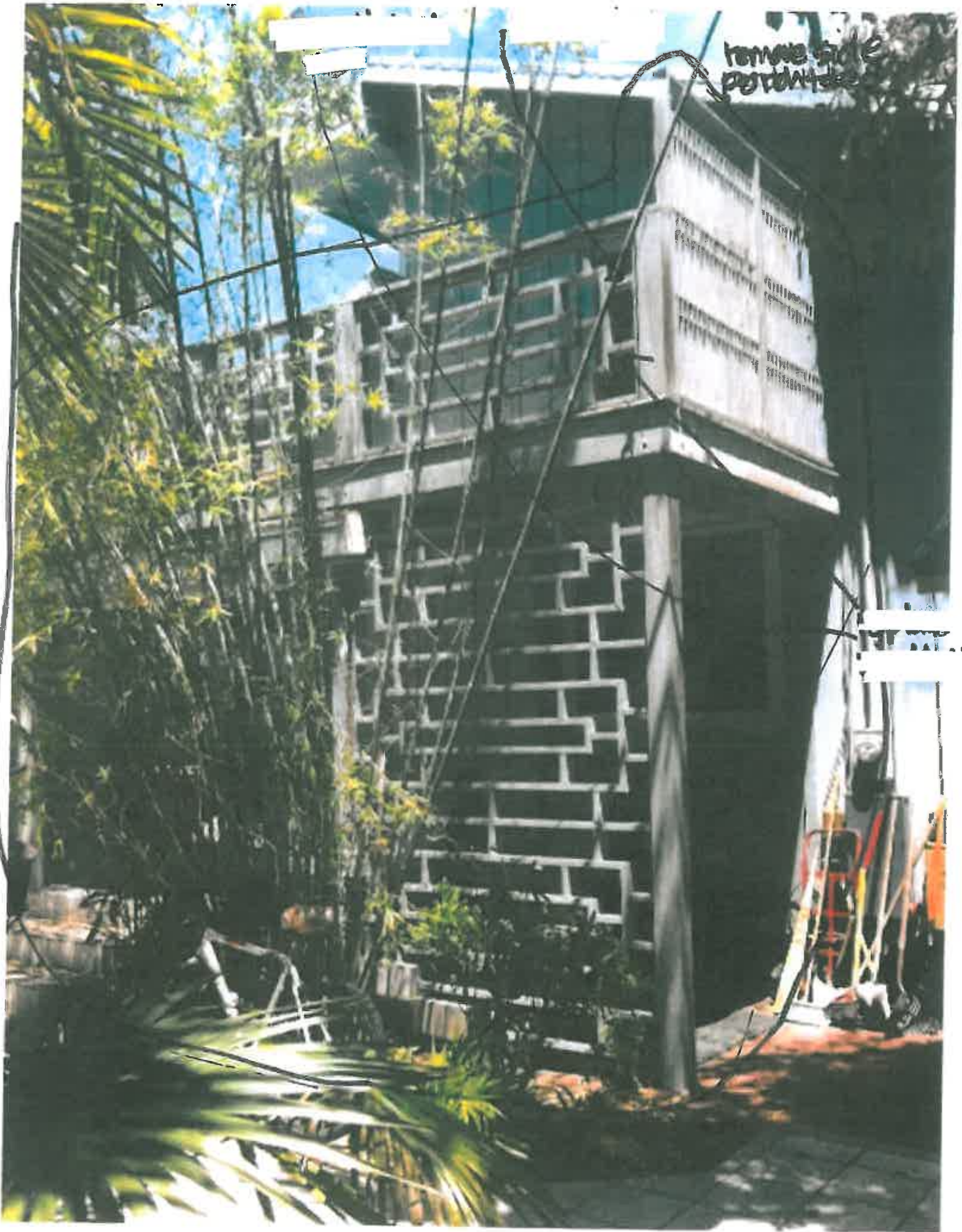




remove  
side porch  
and deck







remove side panels

[Redacted]

[Redacted]

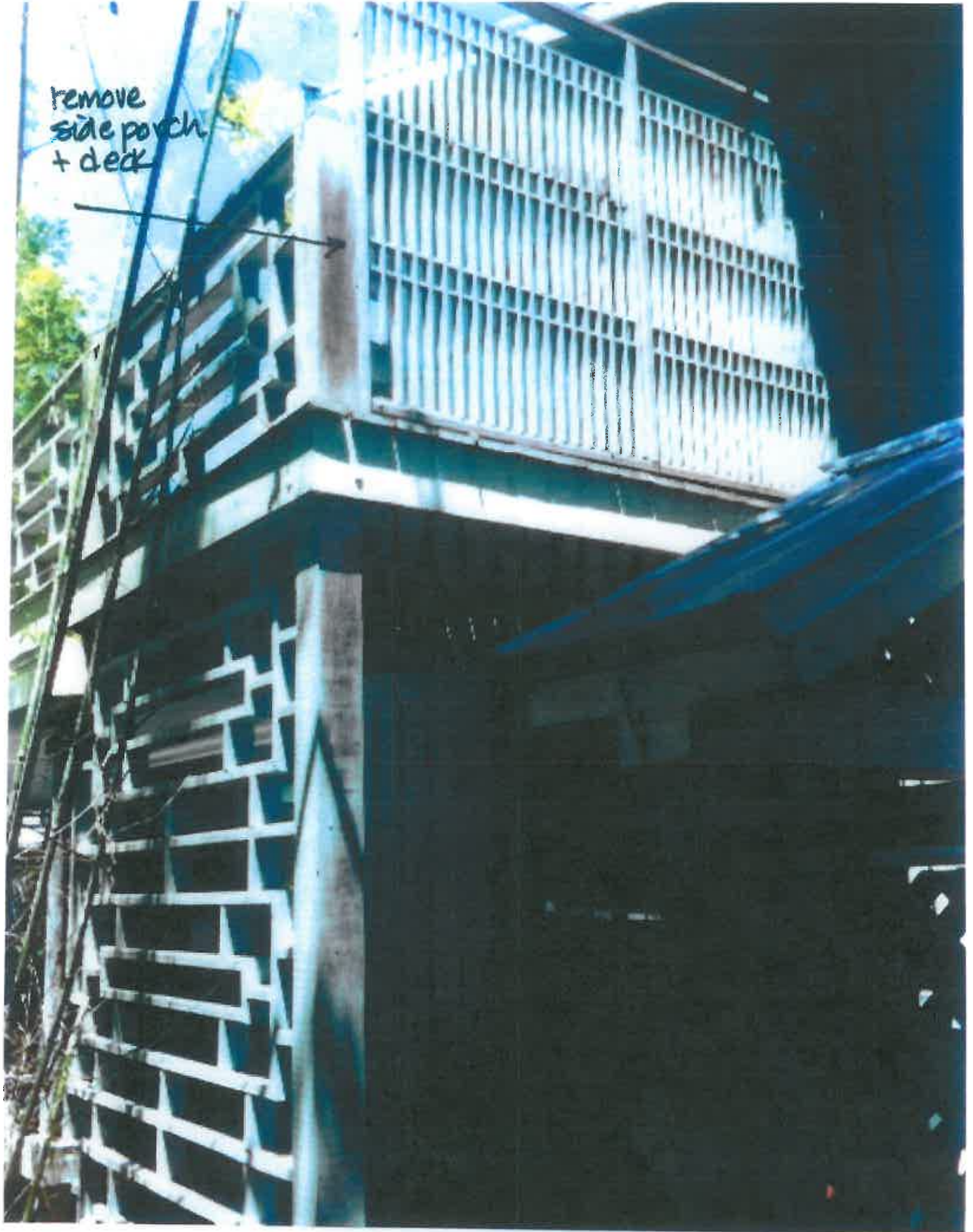


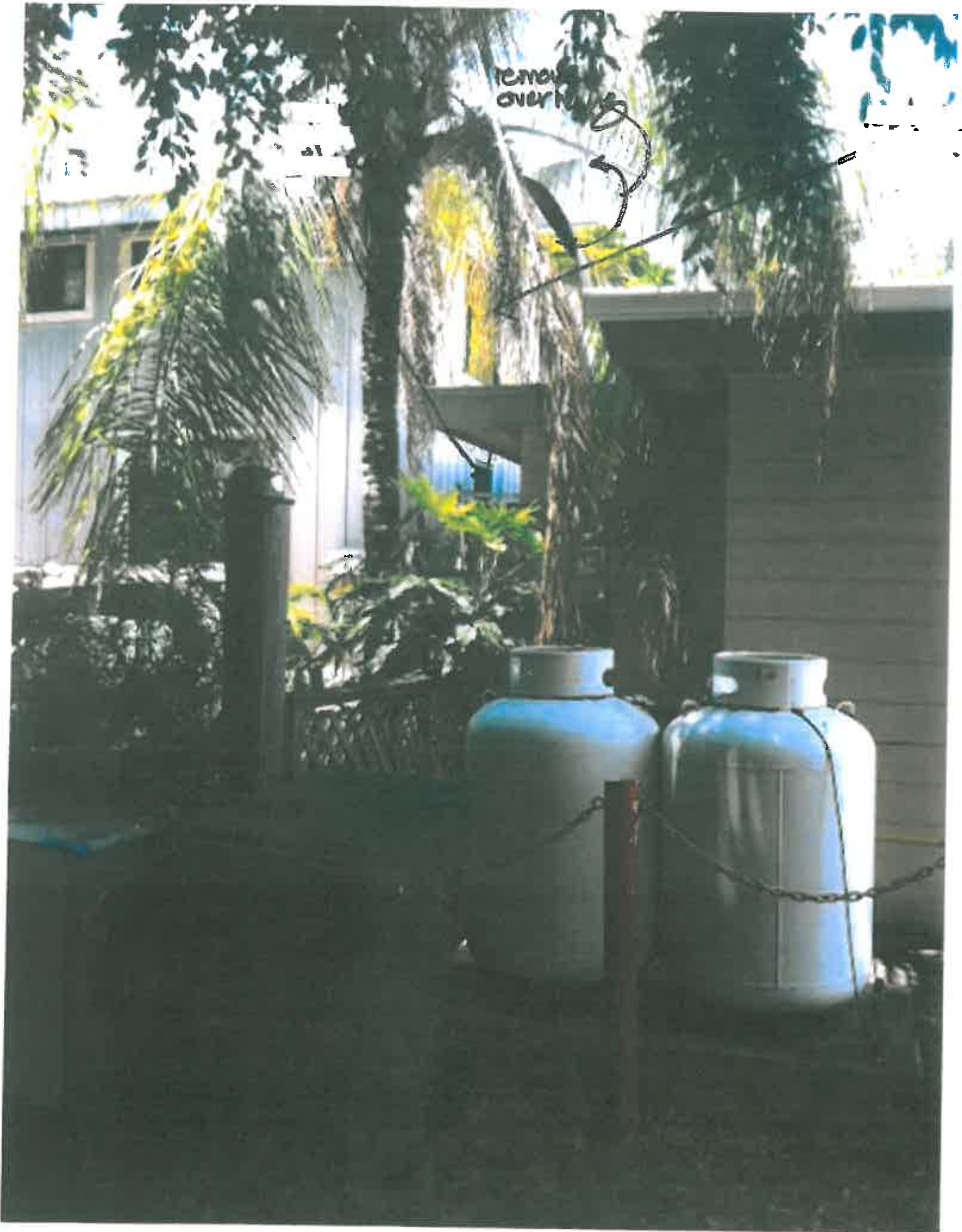
remise  
pordn





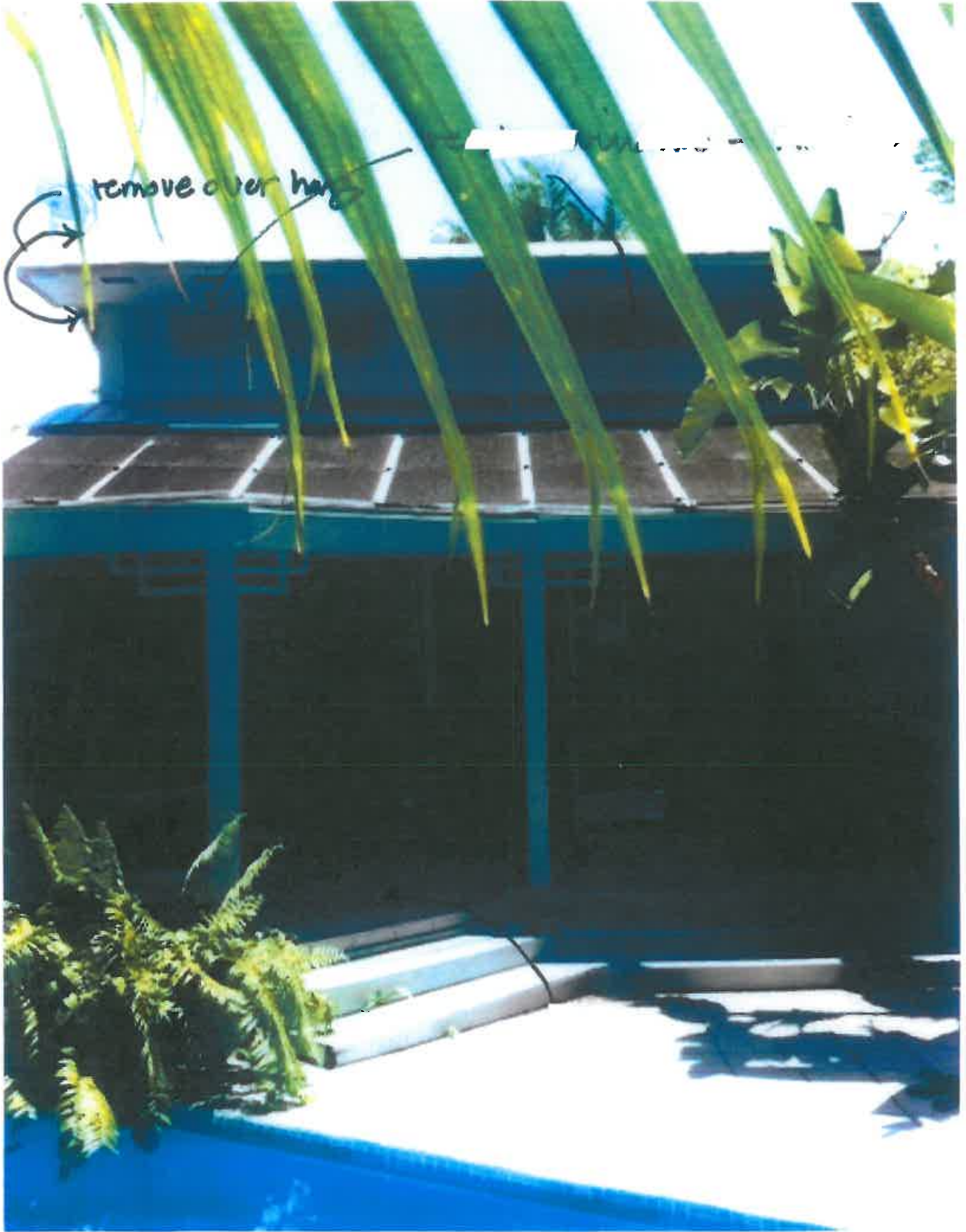
remove  
side porch  
+ deck







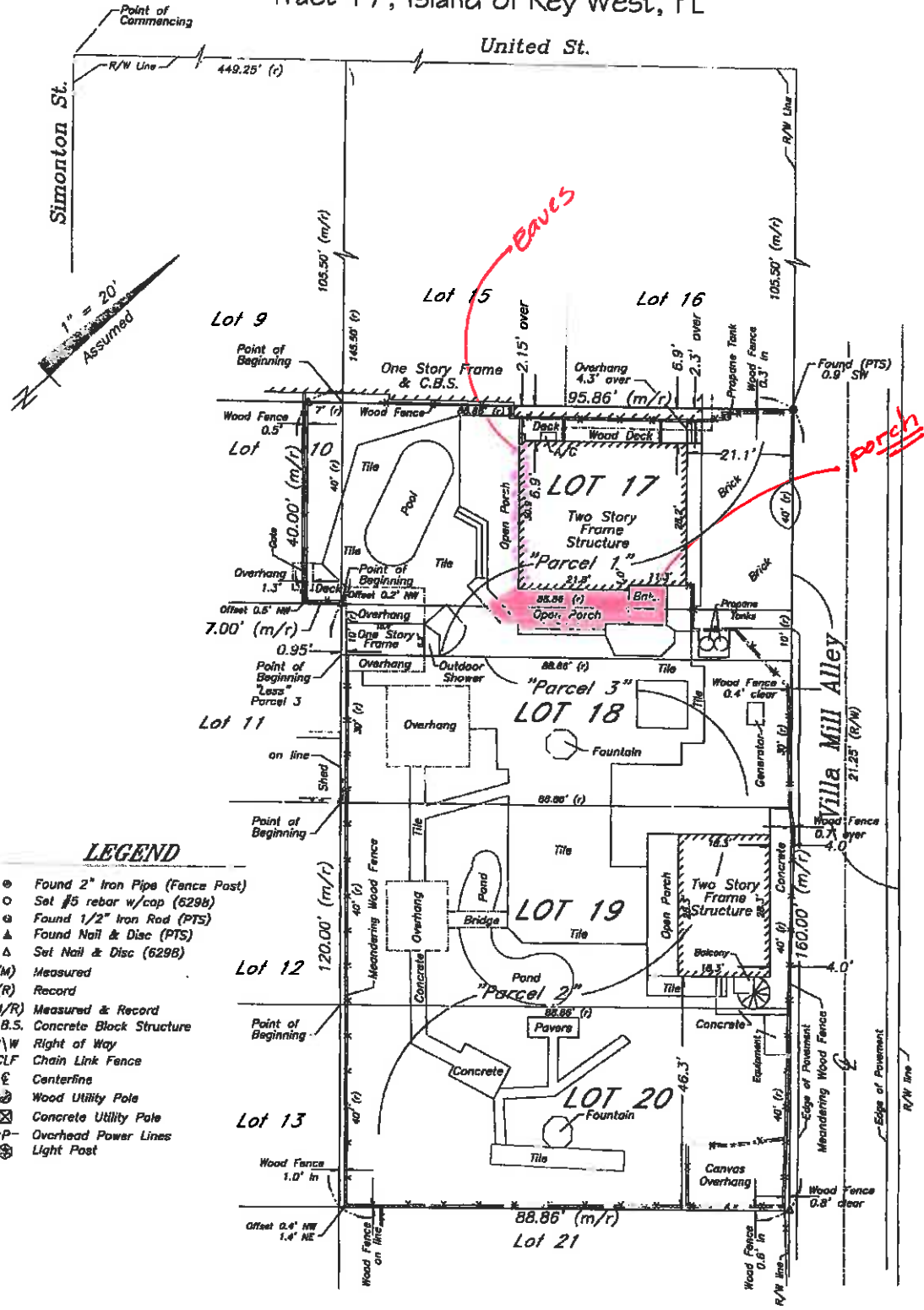
remove overhang



# **Proposed Plans**



# Boundary Survey Map of part of Lot 10, all of Lots 17, 18, 19 & 20, Tract 17, Island of Key West, FL



### LEGEND

- ⊙ Found 2" Iron Pipe (Fence Post)
- ⊙ Set #5 rebar w/cap (629b)
- ⊙ Found 1/2" Iron Rod (PTS)
- ▲ Found Nail & Disc (629B)
- ▲ Set Nail & Disc (629B)
- (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 Power Lines
- ⊕ Light Post

**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  
P.S.M. 7258

3430 Duck Ave., Key West, FL 33040  
(305) 298-7422 FAX (305) 298-2244

# Boundary Survey Report of part of Lot 10, all of Lots 17, 18, 19 & 20, Tract 17, Island of Key West, FL

## NOTES:

1. The legal descriptions shown hereon were furnished by the client or their agent. This survey does not determine or imply ownership.
2. Underground foundations and utilities were not located.
3. All angles are 90° (Measured & Record) unless otherwise noted.
4. Street address: 1306 Villa Mill Alley, Key West, FL.
5. This survey is not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.
6. Lands shown hereon were not abstracted for rights-of-way, easements, ownership, or other instruments of record.
7. North Arrow is assumed and based on the legal description.
8. Date of field work: April 1, 2013
9. Ownership of fences is undeterminable, unless otherwise noted.
10. Adjoiners are not furnished.
11. The Survey Report is not full and complete without the attached Survey Map.
12. All Concrete and Bricking is not shown.

## BOUNDARY SURVEY OF:

### Parcel 1:

On the Island of Key West and being known as Part of Tract 17, according to William A. Whitehead's map of the Island of Key West, delineated in February A.D. 1889, known as Lot 17 of Sweeney's Subdivision of Part of Tract 17, described by metes and bounds as follows: COMMENCING at a point on the Southeastery side of United Street, distant 449.25 feet, Northeastery from the corner of the intersection of Simonton and United Streets, thence at right angles in a Southeastery direction a distance of 105.50 feet to the Point of Beginning; thence Northeastery at right angles 88.88 feet to an alley with a right-of-way of 21.25 feet; thence Southeastery at right angles along said alley 40 feet; thence Southwestery at right angles 88.88 feet; thence Northwestery at right angles 40 feet back to the Point of Beginning.

### AND ALSO

A parcel of land on the Island of Key West, Monroe County, Florida; said parcel being a Part of Lot 10 according to Sweeney's Diagram as recorded in Deed Book "O" at Page 527 of the Public Records of the said County; and said parcel of land being more particularly described as follows: BEGIN at the North corner of the said Lot 10 and run thence Southeastery along the Northeastery boundary line of the said Lot 10 for a distance of 40.00 feet to the East corner of the said Lot 10; thence Southwestery along the Southeastery boundary line of the said Lot 10 for a distance of 7.00 feet; thence Northwestery and parallel with the Northeastery boundary line of the said Lot 10 for a distance of 40.00 feet to the Northwestery boundary line of the said Lot 10; thence Northeastery along the Northwestery boundary line of the said Lot 10 for a distance of 7.00 feet back to the Point of Beginning.

### AND ALSO

On the Island of Key West and being known as Part of Tract 17, according to William A. Whitehead's map of the Island of Key West, delineated in February A.D. 1889, known as Lot 18 of Sweeney's Subdivision of Part of Tract 17, described by metes and bounds as follows: COMMENCING at a point on the Southeastery side of United Street, distant 449.25 feet, Northeastery from the corner of the intersection of Simonton and United Streets, thence at right angles in a Southeastery direction a distance of 145.50 feet to the Point of Beginning; thence Northeastery at right angles 88.88 feet to an alley with a right-of-way of 21.25 feet; thence Southeastery at right angles along said alley 40 feet; thence Southwestery at right angles 88.88 feet; thence Northwestery at right angles 40 feet back to the Point of Beginning.

### LESS AND EXCEPT

On the Island of Key West and being known as Part of Tract 17, according to William A. Whitehead's map of the Island of Key West, delineated in February A.D. 1889, being part of Lot 18 of Sweeney's Subdivision of Part of Tract 17, described by metes and bounds as follows: COMMENCING at a point on the Southeastery side of United Street, distant 449.25 feet, Northeastery from the corner of the intersection of Simonton and United Streets, thence at right angles in a Southeastery direction a distance of 165.50 feet to the Point of Beginning; thence Northeastery at right angles 88.88 feet to an alley with a right-of-way of 21.25 feet; thence Southeastery at right angles along said alley 50.00 feet; thence Southwestery at right angles 88.88 feet; thence Northwestery at right angles 30.00 feet back to the Point of Beginning.

### PARCEL 2:

On the Island of Key West and being known as Part of Tract 17, according to William A. Whitehead's map of the Island of Key West, delineated in February A.D. 1889, known as Lot 20 of Sweeney's Subdivision of Part of Tract 17, described by metes and bounds as follows: COMMENCING at a point on the Southeastery side of United Street, distant 449.25 feet, Northeastery from the corner of the intersection of Simonton and United Streets, thence at right angles in a Southeastery direction a distance of 225.50 feet to the Point of Beginning; thence Northeastery at right angles 88.88 feet to an alley with a right-of-way of 21.25 feet; thence Southeastery at right angles along said alley 40 feet; thence Southwestery at right angles 88.88 feet; thence Northwestery at right angles 40 feet back to the Point of Beginning.


### AND ALSO

On the Island of Key West and being known as Part of Tract 17, according to William A. Whitehead's map of the Island of Key West, delineated in February A.D. 1889, known as Lot 19 of Sweeney's Subdivision of Part of Tract 17, described by metes and bounds as follows: COMMENCING at a point on the Southeastery side of United Street, distant 449.25 feet, Northeastery from the corner of the intersection of Simonton and United Streets, thence at right angles in a Southeastery direction a distance of 185.50 feet to the Point of Beginning; thence Northeastery at right angles 88.88 feet to an alley with a right-of-way of 21.25 feet; thence Southeastery at right angles along said alley 40 feet; thence Southwestery at right angles 88.88 feet; thence Northwestery at right angles 40 feet back to the Point of Beginning.

### PARCEL 3:

On the Island of Key West and being known as Part of Tract 17, according to William A. Whitehead's map of the Island of Key West, delineated in February A.D. 1889, known as part of Lot 18 of Sweeney's Subdivision of Part of Tract 17, described by metes and bounds as follows: COMMENCING at a point on the Southeastery side of United Street, distant 449.25 feet, Northeastery from the corner of the intersection of Simonton and United Streets, thence at right angles in a Southeastery direction a distance of 155.50 feet to the Point of Beginning; thence Northeastery at right angles 88.88 feet to an alley with a right-of-way of 21.25 feet; thence Southeastery at right angles along said alley 30 feet; thence Southwestery at right angles 88.88 feet; thence Northwestery at right angles 30 feet back to the Point of Beginning.

BOUNDARY SURVEY FOR: Todd Kemp

J. LYNN O'FLYNN, INC.  
  
J. Lynn O'Flynn, PSM  
Florida Reg. #6298

April 10, 2013

Sheet Two of Two Sheets

J. LYNN O'FLYNN, Inc.



Professional Surveyor & Mapper  
PSM #6585

3430 Duck Ave., Key West, FL 33040  
(305) 298-7422 FAX (305) 298-2244

# Noticing

# Public Meeting Notice

The Historic Architectural Review Commission will hold a public hearing at 5:30 p.m., June 25, 2013 at Old City Hall, 510 Greene Street, Key West, Florida. The purpose of the hearing will be to consider a request for:

**Remove non-historic left side porch and second floor roof eave. No build back.**

**FOR- #1306 VILLA MILL ALLEY**

**Applicant- C. Todd Kemp**

**Application # H13-01-772**

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](http://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 C Todd Kemp, 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:  
1306 Villa Mills Alley on the 7<sup>th</sup> day of June, 2013.

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 25, 2013.

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 H13-01-7R.

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

Signed Name of Affiant: C Todd Kemp

Date: 6-7-13

Address: 1306 Villa Mills

City: Key West, FL

State, Zip: 33041

The forgoing instrument was acknowledged before me on this 10 day of June, 2013.

By (Print name of Affiant) C Todd Kemp who is personally known to me or has produced \_\_\_\_\_ as identification and who did take an oath.

NOTARY PUBLIC

Sign Name: Jo Bennett

Print Name: Jo Bennett

Notary Public - State of Florida (seal)

My Commission Expires: May 26, 2015





1306

VILLA MILL ALLEY

Public Meeting Notice

15' W AWAY  
24 HRS. ZONE  
UNAUTHORIZED VEHICLES OR  
VESSELS WILL BE TOWED  
AT OWNER'S EXPENSE  
ANCHOR TOWING  
714-1225  
WWW.ANCHORTOWING.COM

**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: 1037451 Parcel ID: 00036610-000000**

**Ownership Details**

**Mailing Address:**  
KEMP C TODD  
PO BOX 527  
KEY WEST, FL 33041-0527

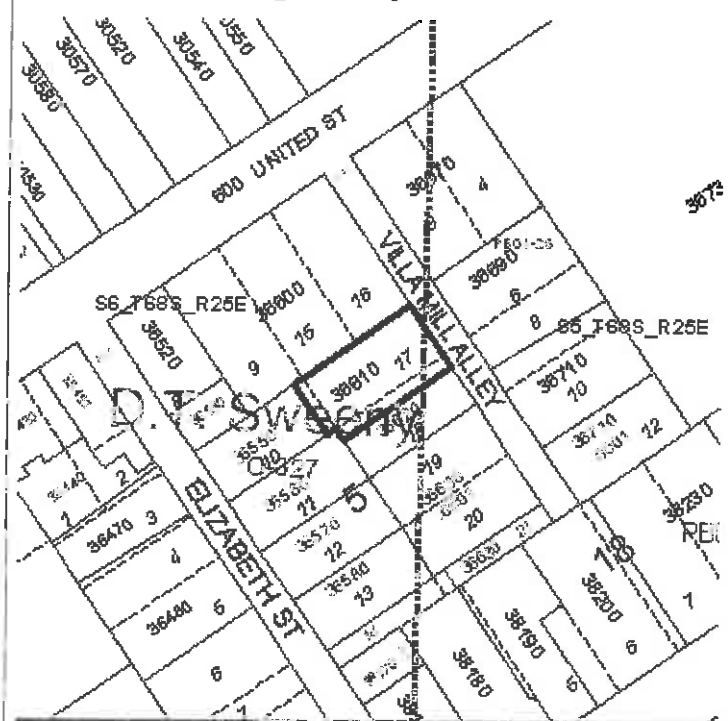
**All Owners:**  
BOYER BRIAN K R/S, KEMP C TODD

**Property Details**

**PC Code:** 01 - SINGLE FAMILY  
**Millage Group:** 10KW  
**Affordable Housing:** No  
**Section-**  
**Township-** 06-68-25  
**Range:**  
**Property Location:** 1306 VILLA MILL ALLEY KEY WEST  
**Legal Description:** KW D T SWEENYS DIA O-327 PT LOT 10 AND LOT 17 AND PT LOT 18 SQR 5 TR 17 OR181-140/41 OR207-247/248 OR382-1073/75 OR835-2433 OR960-1161/62 OR1134-945 OR1134-946/47R/S OR1445-56/58EST OR1445-1261/62WILL OR1445-65/66EST OR1500-2323/26RS OR2140-851/53 OR2620-2391/93



Click Map Image to open interactive viewer



**Land Details**

| Land Use Code           | Frontage | Depth | Land Area   |
|-------------------------|----------|-------|-------------|
| 01SD - RES SUPERIOR DRY | 51       | 132   | 4,723.00 SF |

**Building Summary**

Number of Buildings: 1

Number of Commercial Buildings: 0  
 Total Living Area: 1344  
 Year Built: 1982

### Building 1 Details

Building Type R1  
 Effective Age 12  
 Year Built 1982  
 Functional Obs 0

Condition G  
 Perimeter 208  
 Special Arch 0  
 Economic Obs 0

Quality Grade 550  
 Depreciation % 12  
 Grnd Floor Area 1,344

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

Roof Type GABLE/HIP  
 Heat 1 NONE  
 Heat Src 1 NONE

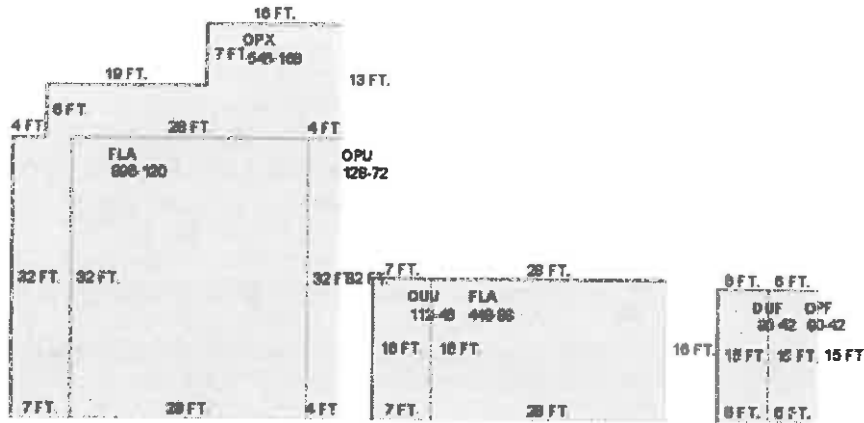
Roof Cover METAL  
 Heat 2 NONE  
 Heat Src 2 NONE

Foundation CONC BLOCK  
 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 2

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  | 2:B & B  | 1         | 1990       | N Y       | 0.00       | 0.00                | 896  |
| 2   | OPU  |          | 1         | 1990       |           | 0.00       | 0.00                | 128  |
| 3   | OPX  |          | 1         | 1990       |           | 0.00       | 0.00                | 545  |
| 4   | FLA  | 2:B & B  | 1         | 1990       | N Y       | 0.00       | 0.00                | 448  |

|   |     |                       |   |      |     |      |      |     |
|---|-----|-----------------------|---|------|-----|------|------|-----|
| 5 | OUU |                       | 1 | 1990 |     | 0.00 | 0.00 | 112 |
| 6 | OPF |                       | 1 | 1990 |     | 0.00 | 0.00 | 90  |
| 7 | DUF | 12:ABOVE AVERAGE WOOD | 1 | 1990 | N N | 0.00 | 0.00 | 90  |

### Misc Improvement Details

| Nbr | Type              | # Units | Length | Width | Year Built | Roll Year | Grade | Life |
|-----|-------------------|---------|--------|-------|------------|-----------|-------|------|
| 1   | PO4:RES POOL      | 286 SF  | 0      | 0     | 1981       | 1982      | 4     | 50   |
| 2   | PT2:BRICK PATIO   | 680 SF  | 0      | 0     | 1990       | 1991      | 2     | 50   |
| 3   | PT5:TILE PATIO    | 486 SF  | 0      | 0     | 1994       | 1995      | 5     | 50   |
| 4   | AC2:WALL AIR COND | 3 UT    | 0      | 0     | 1989       | 1990      | 1     | 20   |
| 5   | TK2:TIKI          | 8 SF    | 2      | 4     | 1990       | 1991      | 1     | 40   |

### Appraiser Notes

2007-04-12 - LISTED FOR \$2,499,000 TOGETHER W/AK 1037460 & 8866798. 4/5.5 FURNISHED W/ GENERATOR. - JEN

### Building Permits

| Bldg Number | Date Issued | Date Completed | Amount | Description | Notes                                    |
|-------------|-------------|----------------|--------|-------------|--|
| A95-3845    | 11/01/1995  | 12/01/1995     | 3,366  | Residential | 10 SQRS GALV V-CRIMP RFG                 |
| 00-2363     | 08/15/2000  | 12/07/2000     | 3,000  | Residential | ROOF                                     |
| 05-4638     | 10/17/2005  | 12/15/2005     | 9,800  | Residential | ELECTRICAL                               |
| 06-2520     | 04/24/2006  | 08/18/2006     | 1,000  | Residential | FRONT PORCH RENOVATION & INSIDE ELECTRIC |
| 06-6765     | 12/21/2006  | 12/27/2008     | 2,400  | Residential | REPLACE 2-TON A/C                        |

### 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 |
|-----------|------------------|------------------------------|------------------|---------------------------|----------------------|---------------------|----------------------|
| 2012      | 179,005          | 17,523                       | 423,230          | 619,758                   | 619,758              | 0                   | 619,758              |
| 2011      | 177,016          | 18,249                       | 480,990          | 676,255                   | 676,255              | 0                   | 676,255              |
| 2010      | 180,994          | 18,976                       | 437,099          | 637,069                   | 637,069              | 0                   | 637,069              |
| 2009      | 203,266          | 19,703                       | 729,487          | 952,456                   | 841,315              | 25,000              | 816,315              |
| 2008      | 186,774          | 20,431                       | 633,270          | 840,475                   | 840,475              | 25,000              | 815,475              |
| 2007      | 237,820          | 17,905                       | 733,260          | 988,985                   | 988,985              | 0                   | 988,985              |
| 2006      | 323,916          | 18,503                       | 421,200          | 763,619                   | 763,619              | 0                   | 763,619              |
| 2005      | 336,683          | 19,099                       | 304,200          | 659,982                   | 659,982              | 0                   | 659,982              |
| 2004      | 216,862          | 19,696                       | 234,000          | 470,559                   | 470,559              | 0                   | 470,559              |
| 2003      | 225,537          | 20,293                       | 120,510          | 366,340                   | 366,340              | 0                   | 366,340              |

|      |         |        |         |         |         |        |         |
|------|---------|--------|---------|---------|---------|--------|---------|
| 2002 | 272,753 | 20,891 | 120,510 | 414,154 | 414,154 | 0      | 414,154 |
| 2001 | 232,977 | 21,548 | 120,510 | 375,035 | 375,035 | 0      | 375,035 |
| 2000 | 248,321 | 22,413 | 87,750  | 358,484 | 358,484 | 0      | 358,484 |
| 1999 | 206,679 | 19,456 | 87,750  | 313,886 | 313,886 | 0      | 313,886 |
| 1998 | 176,201 | 17,037 | 87,750  | 280,988 | 280,988 | 0      | 280,988 |
| 1997 | 152,390 | 15,123 | 78,390  | 245,904 | 193,278 | 25,000 | 168,278 |
| 1996 | 128,579 | 13,090 | 78,390  | 220,059 | 187,649 | 25,000 | 162,649 |
| 1995 | 97,361  | 10,505 | 78,390  | 186,256 | 179,824 | 25,000 | 154,824 |
| 1994 | 87,071  | 9,636  | 78,390  | 175,097 | 175,097 | 25,000 | 150,097 |
| 1993 | 87,071  | 8,238  | 78,390  | 173,698 | 173,698 | 25,000 | 148,698 |
| 1992 | 87,071  | 8,444  | 78,390  | 173,904 | 173,904 | 25,000 | 148,904 |
| 1991 | 87,071  | 8,665  | 78,390  | 174,125 | 174,125 | 25,000 | 149,125 |
| 1990 | 71,874  | 8,557  | 62,010  | 142,441 | 142,441 | 0      | 142,441 |
| 1989 | 65,340  | 8,002  | 55,000  | 128,342 | 128,342 | 0      | 128,342 |
| 1988 | 38,476  | 6,621  | 45,100  | 90,197  | 90,197  | 0      | 90,197  |
| 1987 | 37,992  | 6,803  | 27,207  | 72,002  | 72,002  | 0      | 72,002  |
| 1986 | 38,208  | 6,956  | 26,294  | 71,458  | 71,458  | 0      | 71,458  |
| 1985 | 36,999  | 7,138  | 18,700  | 62,837  | 62,837  | 0      | 62,837  |
| 1984 | 34,392  | 7,290  | 18,700  | 60,382  | 60,382  | 0      | 60,382  |
| 1983 | 34,392  | 7,473  | 18,700  | 60,565  | 60,565  | 0      | 60,565  |
| 1982 | 0       | 0      | 13,288  | 13,288  | 13,288  | 0      | 13,288  |

### 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 |
|-----------|----------------------------|-----------|------------|---------------|
| 3/26/2013 | 2620 / 2391                | 1,112,500 | WD         | 05            |
| 8/1/2005  | 2140 / 851                 | 2,300,000 | WD         | M             |
| 6/1/1990  | 1134 / 946                 | 215,000   | WD         | Q             |
| 5/1/1981  | 835 / 2433                 | 59,820    | WD         | U             |

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