



PROPERTY APPRAISER OF MIAMI-DADE COUNTY

Summary Report

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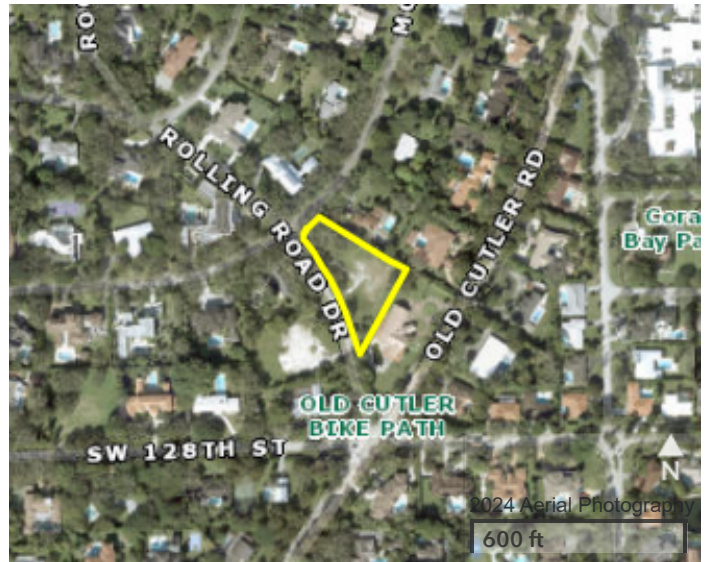
PROPERTY INFORMATION	
Folio	20-5013-003-0180
Property Address	12715 ROLLING ROAD DR PINECREST, FL 33156-0000
Owner	ANTONIO J CASTRO &W , CAROL DIAZ CASTRO
Mailing Address	8395 SW 158 ST PALMETTO BAY, FL 33157
Primary Zone	2300 ESTATES - 1 ACRE
Primary Land Use	0081 VACANT RESIDENTIAL : VACANT LAND
Beds / Baths /Half	0 / 0 / 0
Floors	0
Living Units	0
Actual Area	0 Sq.Ft
Living Area	0 Sq.Ft
Adjusted Area	0 Sq.Ft
Lot Size	44,987 Sq.Ft
Year Built	0

ASSESSMENT INFORMATION			
Year	2025	2024	2023
Land Value	\$2,474,285	\$1,992,308	\$1,638,120
Building Value	\$0	\$0	\$256,046
Extra Feature Value	\$0	\$0	\$15,164
Market Value	\$2,474,285	\$1,992,308	\$1,909,330
Assessed Value	\$660,128	\$641,524	\$725,957

BENEFITS INFORMATION				
Benefit	Type	2025	2024	2023
Save Our Homes Cap	Assessment Reduction	\$1,814,157	\$1,350,784	\$1,183,373
Homestead	Exemption	\$25,000	\$25,000	\$25,000
Second Homestead	Exemption	\$25,722	\$25,000	\$25,000

Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).

SHORT LEGAL DESCRIPTION	
13 55 40 1.03 AC M/L	
TOWN & RANCH ESTS PB 50-46	
LOT 6 LESS SELY 150 FT BLK 2	
LOT SIZE 51832 SQ FT	
OR 11609-1203 1182 1	



TAXABLE VALUE INFORMATION			
Year	2025	2024	2023
COUNTY			
Exemption Value	\$50,722	\$50,000	\$50,000
Taxable Value	\$609,406	\$591,524	\$675,957
SCHOOL BOARD			
Exemption Value	\$25,000	\$25,000	\$25,000
Taxable Value	\$635,128	\$616,524	\$700,957
CITY			
Exemption Value	\$50,722	\$50,000	\$50,000
Taxable Value	\$609,406	\$591,524	\$675,957
REGIONAL			
Exemption Value	\$50,722	\$50,000	\$50,000
Taxable Value	\$609,406	\$591,524	\$675,957

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
07/01/2005	\$1,100,000	23649-3685	Sales which are qualified
11/01/1982	\$192,500	11609-1203	Sales which are qualified
06/01/1972	\$65,000	00000-00000	Sales which are qualified

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