

Michelle Franklin, CFA -- Saint Lucie County Property Appraiser -- All rights reserved.

Property Identification

Site Address: SELVITZ RD
 Sec/Town/Range: 32/35S/40E
 Map ID: 24/32N
 Zoning: I3-Heavy I

Parcel ID: 2432-122-0001-000-5
 Account #: 32986
 Use Type: 6000
 Jurisdiction: Fort Pierce

Ownership

BHT of Florida 4008 LLC
 5081 SW 48th ST Ste 103
 Davie, FL 33314

Legal Description

32 35 40 THAT PART OF SEC MPDAF: BEG NW COR OF NE 1/4 OF SEC, TH N 85 18 27 E ALG N LI OF SEC 690.53 FT, TH S 00 34 35 W 683.26 FT, TH S 89 49 02 W 1626.43 FT, TH N 00 10 58 W 629.97 FT TO N LI OF SEC, TH NELY ALG N LI TO POB (24.127 AC- 1,050,972 SF) (OR 4104-373: 4131-1087)



Current Values

Just/Market Value: \$2,351,740
 Assessed Value: \$57,437
 Exemptions: \$0
 Taxable Value: \$57,437

Taxes for this parcel: SLC Tax Collector's Office
 Download TRIM for this parcel: [Download PDF](#)

Total Areas

Finished/Under Air (SF): 3,380
 Gross Area (SF): 7,041
 Land Size (acres): 24.13
 Land Size (SF): 1,050,972

Sale History

Date	Book/Page	Sale Code	Deed	Grantor	Price
Feb 26, 2018	4131 / 1087	0311	SP	BHT of Florida 4008 LLC	\$0
Feb 26, 2018	4104 / 0369	0205	SP	Cargill Juice N America Inc	\$1,950,000
Sep 30, 2003	1814 / 1541	XX01	WD	Sunpure LTD,	\$2,932,900
Oct 16, 1997	1104 / 2339	XX01	WD	BECKER HOLDING CORP	\$581,200
Apr 1, 1986	0495 / 2537	XX02	CV		\$406,200

Special Features and Yard Items

Type	Qty	Units	Year Blt
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Current Year Values

Current Values Breakdown		Current Year Exemption Value Breakdown				Amount
		Tax Year	Grant Year	Code	Description	
Building:	\$14,800					
Land:	\$2,336,940					
Just/Market:	\$2,351,740					
Ag Credit:	\$2,277,054					
Save Our Homes or 10% Cap:	\$17,249					
Assessed:	\$57,437					
Exemption(s):	\$0					
Taxable:	\$57,437					

Current Year Special Assessment Breakdown

Start Year	AssessCode	Units	Description	Amount
2017	0041	232.4	Fort Pierce Stormwater Charge	\$12,549.60
2018	0054	24.127	North St. Lucie Water Management District	\$349.84

This does not necessarily represent the total Special Assessments that could be charged against this property. The total amount charged for special assessments is reflected on the most current tax statement and information is available with the SLC Tax Collector's Office

Historical Values

Year	Just/Market	Assessed	Exemptions	Taxable
2017	\$2,351,740	\$57,437	\$0	\$57,437
2016	\$4,452,240	\$95,519	\$0	\$95,519
2015	\$4,452,340	\$90,764	\$0	\$90,764

Permits

Number	Issue Date	Description	Amount	Fee
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Notice: This does not necessarily represent all the permits for this property.
 Click the following link to check for additional permit data in Fort Pierce

This information is believed to be correct at this time but it is subject to change and is not warranted.
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