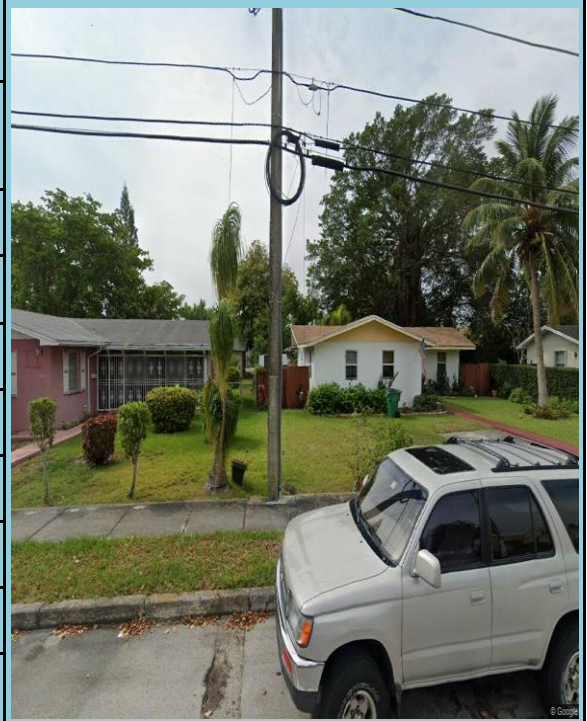


PROPERTY PURCHASE AT MIAMI-DADE AUCTION-SALE AND COST/BENEFITS ANALYSIS

PROPERTY INFORMATION

OWNER'S NAME	SHEILA UPSON
PROPERTY ADDRESS	3740 PERCIVAL AVE COCONUT GROVE 33133
FOLIO #	01-4120-049-0080
FORECLOSURE CASE #	2019-018822-CA-01
SALE DATE	10/13/2020
LIVING AREA	1,292
LOT AREA	7,425
LAYOUT	3/2
MAP	https://goo.gl/maps/F7jvs2GLBfAUMTsX8
COMMUNITY/COMPLEX	PERCIVAL GARDENS



PROPERTY VALUE

AUCTION PURCHASE PRICE	\$329,300.00	MAXIMUM BIT	HIDDEN
FINAL JUGDMENT	\$314,474.96	MARKET VALUE	\$435,000.00
RENT AMOUNT	\$2,600.00	MONTHLY HOA	\$0.00

PROPERTY'S ENCUMBRANCES/COSTS

COURT FEES	\$987.90	DUE HOA/CONDO*	\$0.00
DUE COUNTY TAXES	\$0.00	OTHER LIENS	\$0.00
SELLING CLOSING COSTS 1.3%	\$0.00	AUCTION SERVICE FEE 3%	\$9,879.00
FEDERAL TAXES/LIENS	\$0.00	SALE COMMISSIONS	\$0.00
REPAIRS \$15X SQ FT	\$19,380.00	TOTAL COSTS	\$30,246.90

INVESTMENT PROCEEDS

TOTAL INVESTMENT	\$359,546.90	PROFIT	\$75,453.10
PORCENTUAL PROFIT	20.99%		

COMMENTS

This single-family home is located at 3740 Percival Ave, Miami, FL. 3740 Percival Ave is in the South-West Coconut Grove neighborhood in Miami, FL and in ZIP code 33133. This property has 3 bedrooms, 2 bathrooms and approximately 1,292 sqft of floor space. This property has a lot size of 7,425 sqft and was built in 1981.. NEW WINDOWS & RE-ROOFED.

NO LIENS WITH THE ASSOCIATION HAVE BEEN FOUND, IF ANY, IT IS SUBJECT TO NEGOTIATIONS.