



229 NE 101ST ST MIAMI SHORES FL 33138

This report documents recorded construction activity related to this property as recorded by local permitting authorities, and includes information on contractors, potential risk factors, and other points of interest.

Property Summary

Below is a summary of the permit activity on this property.

Number of Permits: **5**
Earliest Permit: **Jun 16, 2004**
Latest Permit: **Jun 21, 2008**
Total Cost of Work: **\$ 20,100.00**
Unique Contractors: **3**

The source for the data found in this report is the following Permitting Authority:

Miami Shores Village, Community Development
10050 Northeast 2nd Avenue
Miami Shores, FL 33138
(305) 795-2207
Website: www.miamishoresvillage.com

The data received from this source runs consistently from Feb 01, 2004 through Mar 09, 2011. Information on construction activity occurring outside of this range may or may not be represented here.

BuildFax matched the address entered to the following: **229 101 Street, (no city), (no state) (no zipcode) .**

BY EVALUATING THE DATA CONTAINED ON THE SITE, THE EVALUATING PARTY AGREES TO BE BOUND BY THE TERMS OF USE AND ACKNOWLEDGES THAT SUCH AGREEMENT CONSTITUTES A BINDING CONTRACT BETWEEN THE EVALUATING PARTY AND BUILDERADIUS, DBA BuildFax.com.

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Major Systems

In most communities, upgrading or installing one of the major systems in a house, listed below, calls for a permit. We search our database of nearly 100 Million permits to find major system records that pertain to the address you submitted.

Type	Valuation	Latest Date	Jurisdiction Total
Alteration/Remodel/Addition <input checked="" type="checkbox"/>	\$ 2,000.00	Jun 10, 2008	3,513
Roof	<i>No major Roof work detected since Feb 01, 2004</i>		1,386
Electrical <input checked="" type="checkbox"/>	\$ 2,000.00	Jun 10, 2008	1,785
Mechanical	<i>No major Mechanical work detected since Feb 01, 2004</i>		884
Plumbing	<i>No major Plumbing work detected since Feb 01, 2004</i>		1,495

Major Systems Details

Alteration/Remodel/Addition		Associated permits - click to view details		
Number	Type	Valuation	Date	Contractor
EL-5-08-963	Electrical - Residential	\$ 2,000.00	Jun 10, 2008	FIVE D CORP

Electrical		Associated permits - click to view details		
Number	Type	Valuation	Date	Contractor
EL-5-08-963	Electrical - Residential	\$ 2,000.00	Jun 10, 2008	FIVE D CORP

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Permit documentation often contains a record of the value associated with the permitted construction. We search the BuildFax database of over \$3 Trillion dollars of documented work to find records that pertain to the address you submitted.

Value Details

In addition to any permits listed below, records indicate 4 permits under \$5,000 in valuation.

\$5,000-20,000

Number	Description	Date	Valuation
RC-5-08-905	Kitchen Cabinets	Jun 10, 2008	\$ 13,000.00

\$20,000-50,000

none

\$50,000-100,000

none

greater than 100,000

none

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BuildFax has developed a proprietary database of risk related permits that can indicate an INCREASE or DECREASE in the risk outlook for a property.

BuildFax Check	Description	Triggered		National Frequency
		no	yes	
Change of Use	Indication of whether work was done in connection with a change in use of the structure.	X		1/1000
Fire Alarm	Indication that work has been done on a fire alarm system.	X		4/1000
Fire Damage	Indication of whether work was done in response to damage caused by fire.	X		3/1000
Mobile Home	Indication of whether work was done on a manufactured home, mobile home, and/or temporary trailer.	X		17/1000
Natural Disaster Damage	Indication of whether work was done in response to damage caused by nature.	X		2/1000
Pests/Rodents	Indication of whether work was done in response to damage caused by pests or rodents.	X		1/1000
Repair/Replace	Indication of whether work was done to improve the functionality of the structure by repairing or replacing an existing feature.	X		83/1000
Security Systems	Indication that work has been done involving a security system / burglar alarm.	X		3/1000
Seismic Damage Prevention	Indication of whether work was done that would impact a structure's ability to withstand damage due to a seismic event.	X		1/1000
Solar Power	Indication of whether work was done that involved solar-powered heating and/or electricity.	X		1/1000
Sprinkler Systems	Indication of whether work was done involved a sprinkler system; excludes lawn sprinkler systems.	X		8/1000
Tank - No Septic	Indication of whether work was done involving a tank that is not a septic tank.	X		4/1000
Water Damage	Indication of whether work was done in response to damage caused by water.	X		1/1000
Wind Damage	Indication of whether work was done in response to damage caused by wind.	X		1/1000
Wind Damage Prevention	Indication of whether work was done that would impact a structure's ability to withstand damage due to a wind event.	X		2/1000

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Contractors

Below are the unique contractors detected to have worked on this property. Note that contractor permit counts and dates are unique to the reporting jurisdiction.

Contractor	Permits	Oldest	Latest
HOME OWNER	5718	Feb 26, 2004	Mar 08, 2011
SEARS ROEBUCK & CO	5	Feb 10, 2004	Sep 09, 2004
FIVE D CORP	4	May 24, 2005	Aug 26, 2008

Contractor Details

Contractor: HOME OWNER

Maximum date: Mar 08, 2011
Minimum date: Feb 26, 2004
Permit count: 5718

Contractor: SEARS ROEBUCK & CO

Maximum date: Sep 09, 2004
Minimum date: Feb 10, 2004
Permit count: 5

Contractor: FIVE D CORP

Maximum date: Aug 26, 2008
Minimum date: May 24, 2005
Permit count: 4

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Below are the details on all permits found on this property.

2004

Permit #: MC2004-95

Permit Type:	Imported Permit	Issued date: Jun 16, 2004
Work class:	<NONE>	Status date: Jun 16, 2004
Permit status:	CLOSED	
Valuation amount:	\$ 2,400.00	

Contractors

SEARS ROEBUCK & CO

2007

Permit #: PT-1-07-19

Permit Type:	Paint	Issued date: Jan 17, 2007
Work class:	New	Status date: Jan 17, 2007
Permit status:	CLOSED	
Valuation amount:	\$ 2,700.00	

Contractors

HOME OWNER

2008

Permit #: EL-5-08-963

Permit Type:	Electrical - Residential	Issued date: Jun 10, 2008
Work class:	Addition/Alteration	Status date: Jun 10, 2008
Permit status:	CLOSED	
Valuation amount:	\$ 2,000.00	

Contractors

FIVE D CORP

Permit #: RC-5-08-905

Permit Type:	Residential Construction	Issued date: Jun 10, 2008
Work class:	Kitchen Cabinets	Status date: Jun 10, 2008
Permit status:	CLOSED	
Valuation amount:	\$ 13,000.00	

Contractors

HOME OWNER

Permit #: GS-6-08-1109

Permit Type:	Garage Sale	Issued date: Jun 21, 2008
Work class:	Garage Sale	Status date: Jun 21, 2008
Permit status:	CLOSED	
Valuation amount:	\$ 0.00	



Ten steps to understanding your BuildFax Structure PROFILE

- 1. Verify the Address:** Verify that the address printed above is correct, and if a map appears above the address, whether the map depicts the location of the address. This Structure PROFILE report is specifically for the address listed above.
- 2. Understand Coverage:** BuildFax collects data from building departments through the United States and searches for your address, city, state, and zip within the data BuildFax collects. BuildFax considers the above address to be in coverage because either BuildFax has data from the specific municipality that the address is in, or BuildFax has data for the city, state, and zip code that the address is in and there is no separate city building department (meaning that the above address is permitted by either a county or a neighboring city). BuildFax provides a Structure PROFILE report for every address within coverage, regardless of whether BuildFax has individual building permits on the address, because knowing the age of major systems, lack of value increases, and absence of risk factors over time is critically valuable information on the address.
- 3. Note the Date Ranges:** The "summary" tab lists two date ranges - one for the building department ("jurisdiction") and one for the above address. The jurisdiction range covers the dates for which the full BuildFax database has data. This means that any permitted work within that date range on the above address will be listed in this Structure PROFILE. The address range covers the dates for which this Structure PROFILE has permits on the above address.
- 4. Know the Jurisdiction(s):** The jurisdiction (also known as the building department, community development department, and/or permitting authority) listed on the "summary" tab is the source for the data within the Structure PROFILE. In the case where multiple jurisdictions have permits on the above address, you will see multiple jurisdictions as choices on tabs directly below the address above. BuildFax provides contact information for jurisdictions (including web sites where available) so that you can contact jurisdictions directly for further information.
- 5. Examine Major Systems:** BuildFax organizes its knowledge of the jurisdiction's data and the specific address's data into several different views, one of which is an analysis of "major systems". BuildFax has identified a number of "major systems" for which (1) permits are overwhelmingly required, (2) jurisdictions store consistent information about the permits, and (3) if work is not permitted through the jurisdiction, it is a cause for concern. BuildFax is not perfect at its "major systems" analysis, but in recently-conducted controlled tests, the BuildFax analysis was correct more than 95% of the time. Because of the possibility of miscategorization or error, BuildFax encourages customers to contact the dedicated professionals at the relevant jurisdiction if something seems incorrect.
- 6. Break Down Value Changes:** Another view that BuildFax provides into permit data is an analysis by permit valuation. Permit valuation is usually not the amount of money spent by the owner of the structure for the improvement or repair; rather, permit valuation is usually an estimate of construction cost, and, because it is usually used to estimate permit fees, the permit valuation is often lower than a market value estimate of the construction cost. In addition, many permits will have a \$0.00 valuation because the jurisdiction used some method other than valuation to determine fees, and so the jurisdiction did not log the actual valuation estimate for the permit in question. (This is very common with electrical, plumbing, and mechanical permits).
- 7. Evaluate Risk and Mitigation:** BuildFax also provides an analysis of particular risk and risk-mitigating keywords within permit data to flag permits that may be of interest to BuildFax customers. BuildFax analysts have combed through more than 80 million permits with a state-of-the-art text mining engine to come up with the particular risk keyword categories provided on the "risk" tab. Like the "major systems" analysis, the "risk" analysis is imperfect, although usually accurate.
- 8. Take Note of the Contractors:** The "contractors" tab lists all of the contractors who have done work on the above address in the jurisdiction's database, along with details about the contractor's activity in the local jurisdiction. For example, you can see how many permits the contractor has pulled in the jurisdiction over a particular date range.
- 9. Review the Permit Details:** The "permits" tab lists all of the permits that make up the rest of the Structure PROFILE report. After reviewing major systems, value changes, risk, and contractors, the "permits" tab shows you the full details of all permits over time for the above address.
- 10. Follow Up:** The jurisdiction listed on the "summary" tab and the contractors listed on the "contractors" tab are great resources in understanding the permits that have been issued on the above address. If you have questions

about particular key words in permit details, or about permitted work in general, BuildFax strongly recommends that you contact the jurisdiction and/or the relevant licensed contractors to find out more.

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