

Miami-Dade County Special Taxing District Addendum

This Addendum is part of the Contract for Residential Sale and Purchase or Vacant Land Contract between _____ (“Seller”) and _____ (“Buyer”) regarding the property located at: _____.

The Seller informs the Buyer that the property is or will be located within a special taxing district and will be subject to assessments for improvements or services. These assessments appear on the Property Tax Bill as non-ad valorem taxes.

Under Section 18-20.2 of the Code of Miami-Dade County, Florida, sellers of “residential property” and “new residential property” must provide this notice to buyers in the following cases:

1. If the prior year’s Property Tax Bill for the property included a special assessment for improvements or services within a special taxing district, OR
2. If the property is “new residential property,” the seller must inform the buyer of the existence of a special taxing district or the possibility of one being created.

The property involved in this transaction is located within:

[Insert Name of Special Taxing District(s)]

This Special Taxing District was created (or proposed) by Miami-Dade County for the purpose of providing local improvements and services, such as:

[Insert Type of Improvements or Services]

The costs of these improvements and services will be charged to properties within the district through a special assessment. This assessment may be collected at the same time and in the same way as regular property taxes.

To search for Property Tax Bills, visit <http://miamidade.gov/pa/>.

Seller Buyer

Seller Buyer