



public notification packages | lists of property owners within a specific radius + radius maps + mailing labels
rdrmiami.com | diana@rdrmiami.com | 305.498.1614

April 21, 2017

City of Miami Beach
Planning Department
1700 Convention Center Dr.
Miami Beach, FL 33139

Re: Property Owners List within 375 feet of:

SUBJECT: 291 Palm Avenue, Miami Beach, FL 33139

FOLIO NUMBER: 02-4205-002-0460

LEGAL DESCRIPTION: RIVIERA 1ST & 2ND ADDN AMD PB 32-37 LOTS 55 & 56 BLK 2 B

This is to certify that the attached ownership list, map and mailing labels are a complete and accurate representation of the real estate property and property owners within 375 feet radius of the external boundaries of the subject property listed above, including the subject property. This reflects the most current records on the file in Miami-Dade County Property Appraisers' Office.

Sincerely,

Rio Development Resources, LLC

Diana B. Rio

Total number of property owners without repetition: **41**

Rio Development Resources, LLC ("RDR") has used its best efforts in collecting the information published in this report and the findings contained in the report are based solely and exclusively on information provided by you and information gathered from public records and that local government. By acceptance of this report, you agree to hold RDR harmless and indemnify RDR from any and all losses, damages, liabilities and expenses which can be claimed against RDR caused by or related to this report.

277 NORTH COCONUT LLC
277 N COCONUT LN
MIAMI BEACH, FL 33139

AG 07 INVESTMENTS LLC
2905 PADDOCK RD
WESTON, FL 33331

ARASH NADERI BABAK KIANI
1498 HAMPTON HILL CIRCLE
MCLEAN, VA 22101

CANDIDO VIYELLA ANABELLA VIYELLA
288 S COCONUT LN
MIAMI BEACH, FL 33139

COCONUT COVE LANE 275 LLC
275 NORTH COCONUT LANE
MIAMI BEACH, FL 33139

DIANE DREYFUSS OWADE
291 N COCONUT LN
MIAMI BEACH, FL 33139

GREGORY RUMPEL JACQUELINE RUMPEL
275 PALM AVENUE
MIAMI BEACH, FL 33139

LAPE HOLDINGS LLC
6532 MIAMI LAKES DR
MIAMI LAKES, FL 33014

LASZLO FAZEKAS DEVELOPMENT LLC
6534 MIAMI LAKES DR
MIAMI LAKES, FL 33014

LEON ZWICK TRS LEON ZWICK REVOCABLE
LIV TRUST
940 LINCOLN RD #301
MIAMI BEACH, FL 33139

LINDSAY B SMITH
297 N COCONUT LN
MIAMI BEACH, FL 33139

MARIO MONTOYA MARCIA DIAZ MONTOYA
302 S COCONUT LN
MIAMI BEACH, FL 33139

MICHAEL SYDNEY LIPSCOMB
10409 Cliff Dr
Cleveland, OH 44102-6115

MINI G KAPLAN
261 N COCONUT LANE
MIAMI BEACH, FL 33139

PAULINE CORINNE TRUCHOT TRS
SANTORINI REVOCABLE LIVING TRTEDDY
KEVIN TRUCHOT TRS
308 S COCONUT LN
MIAMI BEACH, FL 33139

RITA LINDA JAFFE TRS MATILDE JAFFE
276 S COCONUT LN
MIAMI BEACH, FL 33139

SHEDDF1 FL5 LLC
1521 ALTON RD # 529
MIAMI BEACH, FL 33139

VENSTYLE III LLC
495 BRICKELL AVE UNIT2901
MIAMI, FL 33131

ANDRES ASION
1000 S POINT DR #2204
MIAMI BEACH, FL 33139-7348

BRETT MARUT
298 S COCONUT LN
MIAMI BEACH, FL 33139

CHUNG YIN NG &W ANGELA
282 PALM AVE
MIAMI BEACH, FL 33139-5142

CITY OF MIAMI BEACH FLA CITY HALL
1700 CONVENTION CENTER DR
MIAMI BEACH, FL 33139

DAVID M BENSON &W LAURA G
312 PALM AVE
MIAMI BEACH, FL 33139-5144

DORON VALERO TRS
320 S COCONUT LN
MIAMI BEACH, FL 33139-5166

EDUARDO G GOMEZ &W AMALIA G
311 N COCONUT LN
MIAMI BEACH, FL 33139-5163

EMILIO MANTERO ATIENZA &W MARIA D
MANTERO
278 PALM AVE
MIAMI BEACH, FL 33139-5142

FRANCISCO GONZALEZ &W MARIA
305 N COCONUT LN
MIAMI BEACH, FL 33139-5163

JOHN GUARINO TRS JOHN GUARINO (BEN)
269 N COCONUT LN
MIAMI BEACH, FL 33139-5191

JULIAN T ASION &W MARIA C & ANDRES
ASION
1000 S POINT DR #2204
MIAMI BEACH, FL 33139-7348

LUCIA R PENROD
317 N COCONUT LANE
MIAMI BEACH, FL 33139-5163

MARSHALL KANNER &W SUSAN
287 PALM AVE
MIAMI BEACH, FL 33139-5141

MAXIMO RUMIS &W MARCELA LEIVA
286 PALM AVE
MIAMI BEACH, FL 33139

MONA L KEARBAY
281 N COCONUT LA PALM ISL
MIAMI BEACH, FL 33139

PIERRE DE AGOSTINI % SHUR'S INTERIORS
INC
310 S COCONUT LN
MIAMI BEACH, FL 33139-5166

ROGER PROBST &W KATHLEEN M
274 PALM AVE
MIAMI BEACH, FL 33139-5142

SAMUEL YELIN &W EVA
315 N COCONUT LANE
MIAMI BEACH, FL 33139-5163

THOMAS MALEK &W SANDRA MALEK
281 PALM AVE
MIAMI BEACH, FL 33139-5141

TODD B TRAGASH &W C ISABEL
261 PALM AVE
MIAMI BEACH, FL 33139-5141

WARREN S SCHWARTZ
303 N COCONUT LN
MIAMI BEACH, FL 33139-5163

WILLIAM VALDES ZUAZO
291 PALM AVE
MIAMI BEACH, FL 33139-5141

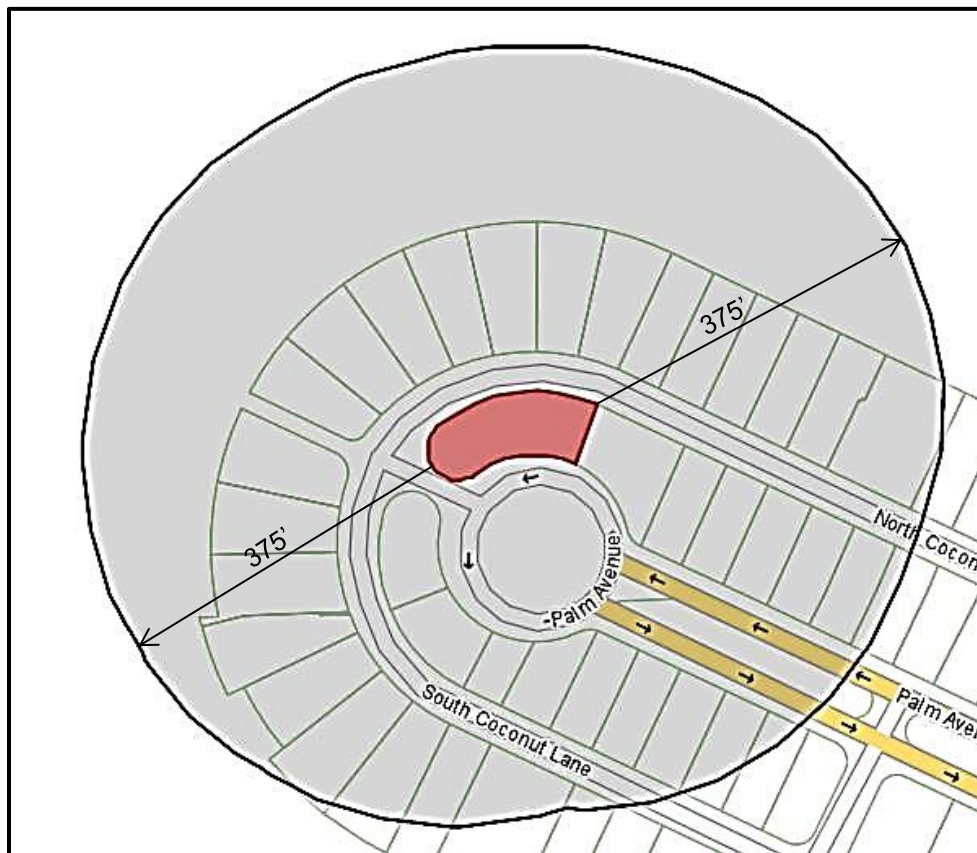
CURRENT PROPERTY OWNER
285 N COCONUT LN
MIAMI BEACH, FL 33139

Name	Address	City	State	Zip	Country
277 NORTH COCONUT LLC	277 N COCONUT LN	MIAMI BEACH	FL	33139	USA
AG 07 INVESTMENTS LLC	2905 PADDOCK RD	WESTON	FL	33331	USA
ARASH NADERI BABAK KIANI	1498 HAMPTON HILL CIRCLE	MCLEAN	VA	22101	USA
CANDIDO VIYELLA ANABELLA VIYELLA	288 S COCONUT LN	MIAMI BEACH	FL	33139	USA
COCONUT COVE LANE 275 LLC	275 NORTH COCONUT LANE	MIAMI BEACH	FL	33139	USA
DIANE DREYFUSS OWADE	291 N COCONUT LN	MIAMI BEACH	FL	33139	USA
GREGORY RUMPEL JACQUELINE RUMPEL	275 PALM AVENUE	MIAMI BEACH	FL	33139	USA
LAPE HOLDINGS LLC	6532 MIAMI LAKES DR	MIAMI LAKES	FL	33014	USA
LASZLO FAZEKAS DEVELOPMENT LLC	6534 MIAMI LAKES DR	MIAMI LAKES	FL	33014	USA
LEON ZWICK TRS LEON ZWICK REVOCABLE LIV TRUST	940 LINCOLN RD #301	MIAMI BEACH	FL	33139	USA
LINDSAY B SMITH	297 N COCONUT LN	MIAMI BEACH	FL	33139	USA
MARIO MONTOYA MARCIA DIAZ MONTOYA	302 S COCONUT LN	MIAMI BEACH	FL	33139	USA
MICHAEL SYDNEY LIPSCOMB	10409 Cliff Dr	Cleveland	OH	44102-6115	USA
MINI G KAPLAN	261 N COCONUT LANE	MIAMI BEACH	FL	33139	USA
PAULINE CORINNE TRUCHOT TRS SANTORINI REVOCABLE LIVING TRTEDDY KEVIN TRUCHOT TRS	308 S COCONUT LN	MIAMI BEACH	FL	33139	USA
RITA LINDA JAFFE TRS MATILDE JAFFE	276 S COCONUT LN	MIAMI BEACH	FL	33139	USA
SHEDDF1 FL5 LLC	1521 ALTON RD # 529	MIAMI BEACH	FL	33139	USA
VENSTYLE III LLC	495 BRICKELL AVE UNIT2901	MIAMI	FL	33131	USA
ANDRES ASION	1000 S POINT DR #2204	MIAMI BEACH	FL	33139-7348	USA
BRETT MARUT	298 S COCONUT LN	MIAMI BEACH	FL	33139	USA
CHUNG YIN NG &W ANGELA	282 PALM AVE	MIAMI BEACH	FL	33139-5142	USA
CITY OF MIAMI BEACH FLA CITY HALL	1700 CONVENTION CENTER DR	MIAMI BEACH	FL	33139	USA
DAVID M BENSON &W LAURA G	312 PALM AVE	MIAMI BEACH	FL	33139-5144	USA
DORON VALERO TRS	320 S COCONUT LN	MIAMI BEACH	FL	33139-5166	USA
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EMILIO MANTERO ATIENZA &W MARIA D MANTERO	278 PALM AVE	MIAMI BEACH	FL	33139-5142	USA
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JULIAN T ASION &W MARIA C & ANDRES ASION	1000 S POINT DR #2204	MIAMI BEACH	FL	33139-7348	USA
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MAXIMO RUMIS &W MARCELA LEIVA	286 PALM AVE	MIAMI BEACH	FL	33139	USA
MONA L KEARBAY	281 N COCONUT LA PALM ISL	MIAMI BEACH	FL	33139	USA
PIERRE DE AGOSTINI % SHUR'S INTERIORS INC	310 S COCONUT LN	MIAMI BEACH	FL	33139-5166	USA
ROGER PROBST &W KATHLEEN M	274 PALM AVE	MIAMI BEACH	FL	33139-5142	USA
SAMUEL YELIN &W EVA	315 N COCONUT LANE	MIAMI BEACH	FL	33139-5163	USA
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TODD B TRAGASH &W C ISABEL	261 PALM AVE	MIAMI BEACH	FL	33139-5141	USA
WARREN S SCHWARTZ	303 N COCONUT LN	MIAMI BEACH	FL	33139-5163	USA

WILLIAM VALDES ZUAZO	291 PALM AVE	MIAMI BEACH	FL	33139-5141	USA
CURRENT PROPERTY OWNER	285 N COCONUT LN	MIAMI BEACH	FL	33139	USA

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375' RADIUS MAP



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