

By Senator Gruters

22-00785-23

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1 A bill to be entitled

2 An act relating to valuation of timeshare units;
3 amending s. 192.037, F.S.; specifying the methodology
4 by which certain timeshare units must be valued in
5 certain tax appeals; providing that the methodology
6 meets the constitutional mandate for just valuation;
7 providing an effective date.

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9 Be It Enacted by the Legislature of the State of Florida:

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11 Section 1. Present subsection (12) of section 192.037,
12 Florida Statutes, is redesignated as subsection (13), and a new
13 subsection (12) is added to that section, to read:

14 192.037 Fee timeshare real property; taxes and assessments;
15 escrow.—

16 (12) In all tax appeals regarding timeshare units in which
17 the taxpayer asserts that there are an adequate number of
18 resales to provide a basis for arriving at value conclusions,
19 the number of resales shall be considered adequate when a
20 reasonable number of resales are provided by the taxpayer and
21 supported by the most recent standards adopted by the Uniform
22 Standards of Professional Appraisal Practice. This methodology
23 meets the requirement of just valuation of all real estate
24 located in this state, including timeshare units, as recognized
25 by and provided in s. 4, Art. VII of the State Constitution.

26 Section 2. This act shall take effect July 1, 2023.