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

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

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

192.037 Fee timeshare real property; taxes and
assessments; escrow.—
(12) In any tax appeal regarding a timeshare unit, if the
taxpayer asserts that there is an adequate number of resales to
provide a basis for arriving at value conclusions, the number of
resales shall be considered adequate if the taxpayer provides a
reasonable number of resales and such number is supported by the
most recent standards adopted by the Uniform Standards of
Professional Appraisal Practice. This valuation methodology for
timeshare units meets the requirement of just valuation as
provided in s. 4, Art. VII of the State Constitution.

Section 2. This act shall take effect July 1, 2021.