

台北市中山區北安段三小段110地號等23筆土地更新單元都市更新會-更新前權值-歸人

基本資料			景瀚估價			中泰估價			黃小娟估價		
編號	土地所有權人及權利變換關係人	權利價值來源說明-地號	更新前土地權利價值(元)	更新前土地權利價值小計(元)	更新前土地權利價值比例(%)	更新前土地權利價值(元)	更新前土地權利價值小計(元)	更新前土地權利價值比例(%)	更新前土地權利價值(元)	更新前土地權利價值小計(元)	更新前土地權利價值比例(%)
1	中華民國(管理者:財政部國有財產署)	202	69,082,009	69,082,009	2.6937%	71,986,762	71,986,762	2.9596%	67,942,503	67,942,503	2.7650%
2	方雪	114	31,933,254	31,933,254	1.2452%	30,632,092	30,632,092	1.2594%	29,464,586	29,464,586	1.1991%
3	王月鳳	114	35,778,474	35,778,474	1.3951%	33,825,808	33,825,808	1.3907%	32,717,808	32,717,808	1.3315%
4	王美惠	114	34,255,272	34,255,272	1.3357%	32,221,921	32,221,921	1.3247%	31,610,543	31,610,543	1.2864%
5	王陽	197	134,357,696	134,357,696	5.2391%	125,987,882	125,987,882	5.1797%	133,280,009	133,280,009	5.4241%
6	古范香妹	114	34,255,272	34,255,272	1.3357%	31,578,669	31,578,669	1.2983%	30,992,344	30,992,344	1.2613%
7	朱孝康	114	16,944,031	16,944,031	0.6607%	15,722,796	15,722,796	0.6464%	15,351,926	15,351,926	0.6248%
8	朱忠珍	114	16,944,032	16,944,032	0.6607%	15,722,796	15,722,796	0.6464%	15,351,926	15,351,926	0.6248%
9	朱雅銘	114	34,255,272	34,255,272	1.3357%	31,900,273	31,900,273	1.3115%	31,322,050	31,322,050	1.2747%
10	江桂美	206	19,874,410	116,407,260	4.5391%	18,249,497	106,889,913	4.3945%	19,382,650	113,526,951	4.6202%
	江桂美	207	96,532,850			88,640,416			94,144,301		
11	李玫芳	113	55,164,391	55,164,391	2.1510%	54,684,076	54,684,076	2.2482%	56,381,506	56,381,506	2.2945%
12	李增峰	196	139,960,698	139,960,698	5.4575%	132,647,913	132,647,913	5.4535%	136,115,754	136,115,754	5.5395%
13	李錦英	114	26,993,889	26,993,889	1.0526%	25,026,336	25,026,336	1.0289%	24,456,633	24,456,633	0.9953%
14	林月娥	114	46,062,951	46,062,951	1.7962%	44,580,448	44,580,448	1.8328%	41,961,330	41,961,330	1.7077%
15	林秀枝	113	19,962,457	19,962,457	0.7784%	18,751,466	18,751,466	0.7709%	19,371,584	19,371,584	0.7884%
16	林政一	114	15,337,143	32,749,173	1.2770%	16,737,783	35,745,559	1.4696%	15,429,687	32,947,171	1.3408%
	林政一	114	17,412,030			19,007,776			17,517,484		
17	林盈禎	114	31,933,254	31,933,254	1.2452%	31,282,414	31,282,414	1.2861%	29,464,586	29,464,586	1.1991%
18	林麗惠	114	31,561,936	31,561,936	1.2307%	30,497,350	30,497,350	1.2538%	29,172,857	29,172,857	1.1872%
19	邱霞	114	35,422,637	35,422,637	1.3813%	34,354,628	34,354,628	1.4124%	33,914,337	33,914,337	1.3802%
20	洪炳昇	114	22,482,558	22,482,558	0.8767%	24,196,520	24,196,520	0.9948%	21,546,637	21,546,637	0.8769%
21	徐偉琳	114	35,422,637	35,422,637	1.3813%	33,640,301	33,640,301	1.3830%	33,227,812	33,227,812	1.3523%
22	張素慈、張俊富	114	35,422,637	35,422,637	1.3813%	33,997,380	33,997,380	1.3977%	33,593,959	33,593,959	1.3672%
23	梁銘慧	114	27,246,956	27,246,956	1.0625%	25,133,479	25,133,479	1.0333%	24,688,607	24,688,607	1.0047%
24	許慶生	114	27,246,956	27,246,956	1.0625%	25,650,662	25,650,662	1.0546%	25,185,693	25,185,693	1.0250%
25	許凜華	114	21,267,816	21,267,816	0.8293%	21,184,556	21,184,556	0.8710%	20,402,679	20,402,679	0.8303%
26	許鴻發、曾金寶	113	39,924,914	39,924,914	1.5568%	36,579,210	36,579,210	1.5039%	38,335,346	38,335,346	1.5601%
27	郭求和	112	51,166,972	51,166,972	1.9952%	50,721,459	50,721,459	2.0853%	52,295,889	52,295,889	2.1283%
28	郭明雄	112	37,031,804	58,639,423	2.2866%	34,785,326	56,352,914	2.3168%	35,935,693	56,328,362	2.2924%
	郭明雄	111	21,607,619			21,567,588			20,392,669		
29	郭松琳	112	18,515,902	29,319,712	1.1433%	17,135,630	27,919,424	1.1478%	17,967,846	28,164,181	1.1462%
	郭松琳	111	10,803,810			10,783,794			10,196,335		
30	郭長	112	37,031,804	58,639,423	2.2866%	33,928,545	55,496,133	2.2816%	35,557,422	55,950,091	2.2770%
	郭長	111	21,607,619			21,567,588			20,392,669		

備註:最終權利價值以實際出具正式估價報告書並經都更審議通過之結果為準

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31	郭冠宏	198	131,499,021	131,499,021	5.1276%	123,307,289	123,307,289	5.0695%	130,444,264	130,444,264	5.3087%
32	郭啟慧	114	52,703,486	52,703,486	2.0551%	51,017,542	51,017,542	2.0975%	48,020,982	48,020,982	1.9543%
33	郭德來	112	18,515,902	29,319,712	1.1433%	17,135,630	27,919,424	1.1478%	17,967,846	28,164,181	1.1462%
	郭德來	111	10,803,810			10,783,794			10,196,335		0.0000%
34	陳武昌	114	36,117,072	36,117,072	1.4083%	33,969,143	33,969,143	1.3966%	33,028,140	33,028,140	1.3441%
35	陳春銅	211	33,124,016	44,616,022	1.7397%	30,581,734	41,191,724	1.6935%	31,688,083	42,681,907	1.7370%
	陳春銅	214-2	11,492,006			10,609,990			10,993,825		0.0000%
36	陳清珍	200	137,701,271	137,701,271	5.3694%	125,676,626	125,676,626	5.1669%	132,232,545	132,232,545	5.3814%
37	陳進榮	194-1	1,507,141	27,740,338	1.0817%	1,441,747	26,702,387	1.0978%	1,309,616	25,536,129	1.0392%
	陳進榮	201-1	6,028,565			5,766,987			5,238,464		
	陳進榮	114-1	4,521,424			4,325,240			3,928,848		
	陳進榮	203	15,683,208			15,168,413			15,059,202		
38	陳嘉雲	114	35,073,071	35,073,071	1.3676%	33,492,327	33,492,327	1.3770%	32,907,434	32,907,434	1.3392%
39	陳鴻震	208	99,372,051	119,246,461	4.6498%	91,247,487	109,496,985	4.5017%	96,913,251	116,295,901	4.7329%
	陳鴻震	209	19,874,410			18,249,498			19,382,650		
40	黃士旗	114	27,246,956	27,246,956	1.0625%	25,391,986	25,391,986	1.0439%	24,920,580	24,920,580	1.0142%
41	黃文堅	211	16,562,009	22,308,012	0.8699%	15,290,867	20,595,862	0.8468%	15,844,041	21,340,954	0.8685%
	黃文堅	214-2	5,746,003			5,304,995			5,496,912		
42	黃正章	204	76,658,439	119,516,861	4.6604%	69,537,695	109,884,095	4.5176%	73,613,994	114,768,729	4.6707%
	黃正章	205	21,294,011			19,316,027			20,448,332		
	黃正章	110	21,564,411			21,030,373			20,706,403		
43	黃魏麗華	211	16,562,009	22,308,012	0.8699%	15,290,866	20,595,860	0.8468%	15,844,041	21,340,954	0.8685%
	黃魏麗華	214-2	5,746,003			5,304,994			5,496,912		
44	楊清榮	114	20,845,870	57,378,582	2.2374%	19,980,525	54,001,889	2.2202%	18,808,717	51,763,736	2.1066%
	楊清榮	114	36,532,712			34,021,364			32,955,019		
45	葛婉儀	114	18,487,795	55,401,871	2.1603%	18,431,504	55,246,789	2.2713%	16,637,859	53,335,155	2.1706%
	葛婉儀	114	17,340,840			17,275,006			17,906,140		
	葛婉儀	114	19,573,236			19,540,279			18,791,156		
46	詹劉玉珠	114	36,117,072	36,117,072	1.4083%	34,661,050	34,661,050	1.4250%	33,693,136	33,693,136	1.3712%
47	鄒王菊錦	199	65,749,509	65,749,509	2.5638%	61,653,643	61,653,643	2.5347%	65,222,132	65,222,132	2.6543%
48	鄭永春	114	36,117,072	36,117,072	1.4083%	34,315,167	34,315,167	1.4108%	33,338,471	33,338,471	1.3568%
49	錢小芳	199	21,916,504	21,916,504	0.8546%	20,551,215	20,551,215	0.8449%	21,740,711	21,740,711	0.8848%
50	錢文魁	199	21,916,504	53,849,758	2.0998%	20,551,215	51,508,477	2.1176%	21,740,711	51,497,025	2.0958%
	錢文魁	114	31,933,254			30,957,262			29,756,314		
51	錢菊芳	199	21,916,504	21,916,504	0.8546%	20,551,215	20,551,215	0.8449%	21,740,711	21,740,711	0.8848%
52	鍾永亮	113	39,924,914	39,924,914	1.5568%	36,948,699	36,948,699	1.5191%	38,743,169	38,743,169	1.5767%
53	蘇俊豪	113	19,962,457	19,962,457	0.7784%	18,751,466	18,751,466	0.7709%	19,371,584	19,371,584	0.7884%
總計			2,564,534,500	2,564,534,500	100.0000%	2,432,342,000	2,432,342,000	100.0000%	2,457,194,190	2,457,194,190	100.0000%

備註:最終權利價值以實際出具正式估價報告書並經都更審議通過之結果為準