



# CHARLOTTE COUNTY PROPERTY APPRAISER

PAUL L. POLK, CFA, AAS, RES

## Property Record Information for 412120335014

The Charlotte County Property Appraiser makes every effort to produce and publish the most current and accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use, or its interpretation.

If a discrepancy is discovered in your property's records, or those of another, please bring it to our attention immediately.

### Owner:

### Property Location:

CERES CONSULTING LLC  
4309 CRAYTON RD  
NAPLES, FL 34103

Property Address: 13340 AMARYLLIS CIR  
Property City & Zip: PORT CHARLOTTE 33981  
Business Name:

Ownership current through: 9/15/2025

### General Parcel Information

Taxing District:	006
In City of Punta Gorda:	NO
Current Use:	VACANT RESIDENTIAL
Future Land Use (Comp. Plan):	Low Density Residential
Zoning Code:	RSF3.5
Market Area / Neighborhood / Subneighborhood:	02/04/00
Map Number:	3B20S
Section/Township/Range:	20-41-21
SOH Base Year:	
Waterfront:	YES

### Sales Information

Date	Book/ Page	Instrument Number	Selling Price	Sale code
9/21/2024	0/0	3454101	\$100	VACAI
9/20/2024	0/0	3454102	\$70,000	VACAI
10/31/2022	5067/1688	3169079	\$100	VACAI
4/29/2022	4974/505	3094954	\$102,000	VACAI
11/16/2015	4030/835	2396920	\$27,000	VACAI
7/1/2004	2520/1418	1237468	\$159,900	VACAI
1/1/2004	2394/431	1148919	\$8,023,000	VAC MULT
11/1/2002	2149/348	989415	\$1,650,000	VAC MULT
8/1/2002	2093/532	953340	\$8,250,000	VAC MULT

Click on the book/page or the instrument number to view transaction document images on the Clerk of the Circuit Court's web site.

Click on Qualification/Disqualification Code for a description of the code. Codes are not available prior to 2003.

### FEMA Flood Zone (Effective 12/15/2022)

Firm Panel	Floodway	SFHA	Flood Zone	FIPS	COBRA	Community	Base Flood Elevation (ft.)	Letter of Map Revision (LOMR)
0213G	OUT	IN	8AE	12015C	Outside of CBRA Zone	120061	8 NAVD88	

\*If parcel has more than 1 flood zone, refer to the flood maps available on the GIS web site by clicking on View Map below. Flood term definitions.

For more information, please contact Building Construction Services at 941-743-1201.

### 2025 Preliminary Tax Roll Values, as of January 1, 2025

\*Preliminary values within this box are NOT certified (final) values. Consequently, they can change periodically as records are updated. Notices of Proposed Property Taxes (TRIM Notice) are typically mailed mid-August and final values certified mid-October.

Value	County	City	School	Other
<b>Preliminary Just Value</b> ( <u>Just Value reflects 193.011 adjustment.</u> ):	\$67,150	\$67,150	\$67,150	\$67,150
<b>Preliminary Assessed Value:</b>	\$67,150	\$67,150	\$67,150	\$67,150
<b>Preliminary Taxable Value:</b>	\$67,150	\$67,150	\$67,150	\$67,150

### Land Information

Line	Description	Land Use	Zoning	Unit Type	Units	Acreage	Land Value
1	PCH 078 4410 0015	0000	RSF3.5	LOT	1	0	\$79,000

\*Land Value does not include 193.011 adjustment.

Land Value may be adjusted due to scrub jay habitat. You can access the Board of County Commissioner's website to determine if this parcel is within scrub jay habitat. For more information on scrub jay habitat within Charlotte County, see the County's Natural Resources web site.

### Legal Description:

<b>Short Legal:</b> PCH 078 4410 0015	<b>Long Legal:</b> PORT CHARLOTTE SEC78 BLK4410 LT 15 555/703 1004/1548 1143/432 1314/23 1506/1472 2093/532 2149/348 2394/431 2520/1418 4030/835 4974/505 5067/1688 CD3454101 3454102
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Data Last Updated: 9/24/2025- Printed On: 9/24/2025.