



Bill Furst
SARASOTA COUNTY
PROPERTY APPRAISER

Property Record Information for 1004018847

Ownership:

TAVCORE LLC

16655 YONGE ST STE 200, NEWMARKET, ON, L3X 1V6, CANADA

Situs Address:

W HILLSBOROUGH BLVD NORTH PORT, FL, 34286

Land Area: 40,000 Sq.Ft.

Municipality: City of North Port

Subdivision: 1501 - PORT CHARLOTTE SUB 02

Property Use: 0000 - Residential vacant site

Status: OPEN

Sec/Twp/Rge: 34-39S-21E

Census: 121150027432

Zoning: RSF2 - RESIDENTIAL, SINGLE FAMILY

Total Living Units: 0

Parcel Description: WLY 120 FT OF TRACT A AS MEASURED FROM & PARALLEL TO ELY R/W LINE OF SOUTH CRANBERRY BLVD 2ND ADD TO PORT CHARLOTTE


Buildings

Vacant Land

Extra Features

There are no extra features associated with this parcel

Values

<u>Year</u>	<u>Land</u>	<u>Building</u>	<u>Extra Feature</u>	<u>Just</u>	<u>Assessed</u>	<u>Exemptions</u>	<u>Taxable</u>	<u>Cap</u> 
2024	\$52,000	\$0	\$0	\$52,000	\$23,692	\$0	\$23,692	\$28,308
2023	\$45,600	\$0	\$0	\$45,600	\$21,538	\$0	\$21,538	\$24,062
2022	\$44,800	\$0	\$0	\$44,800	\$19,580	\$0	\$19,580	\$25,220
2021	\$17,800	\$0	\$0	\$17,800	\$17,800	\$0	\$17,800	\$0
2020	\$27,200	\$0	\$0	\$27,200	\$27,200	\$0	\$27,200	\$0
2019	\$41,000	\$0	\$0	\$41,000	\$33,880	\$0	\$33,880	\$7,120
2018	\$30,800	\$0	\$0	\$30,800	\$30,800	\$0	\$30,800	\$0
2017	\$20,400	\$0	\$0	\$20,400	\$20,400	\$0	\$20,400	\$0
2016	\$20,300	\$0	\$0	\$20,300	\$20,300	\$0	\$20,300	\$0
2015	\$21,100	\$0	\$0	\$21,100	\$19,239	\$0	\$19,239	\$1,861

Property taxes may be affected with change in ownership. When buying real estate, you should not assume that property taxes will remain the same. Use our [tax estimator](#) to estimate your new taxes.

Current Exemptions

Homestead Property: No

There are no exemptions associated with this parcel.

Sales & Transfers

<u>Transfer Date</u>	<u>Recorded Consideration</u>	<u>Instrument Number</u>	<u>Qualification Code</u>	<u>Grantor/Seller</u>	<u>Instrument Type</u>
5/22/2017	\$50,000	2017064139	01	LAVOIX RODNYX	WD
7/16/2004	\$80,000	2004144989	01	S C HOMES INC,	WD
3/30/2000	\$115,000	2000048337	X2	S C HOMES INC,	WD


Associated Tangible Accounts


There are no associated tangible accounts for this parcel

Property record information last updated on: 10/21/2024



FEMA Flood Zone Information provided by Sarasota County Government

 This property is in a SFHA or CFHA. Click to view the [Flood Zone Map](#).

 Different portions of a property can be in different flood zones. Click to view the [Flood Zone Map](#).

<u>FIRM Panel</u>	<u>Floodway</u>	<u>SFHA ***</u>	<u>Flood Zone **</u>	<u>Community</u>	<u>Base Flood Elevation (ft)</u>	<u>CFHA *</u>
0387G	OUT	IN	AE	120279	11	OUT
0387G	OUT	OUT	X	120279		OUT

* If your property is in a SFHA or CFHA, use the [Flood Zone Map](#) to determine if the building footprint is within the flood area.

** For more information on flood and flood related issues specific to this property, call (941) 240-8050

*** Federal law requires flood insurance for all properties in SFHAs with federally backed mortgages.

FEMA Flood Zone Data provided by Sarasota County Government as of 6/25/2024

For general questions regarding the flood map, call (941) 861-5000.

