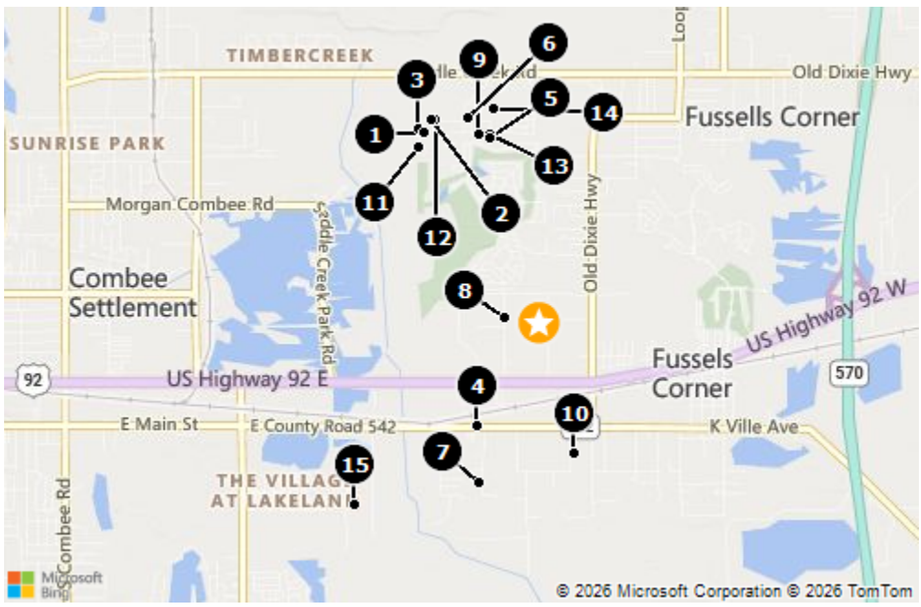
ICE SiteX Report

OrderID: 98678017

SiteX Property Information Report



Subject Property Location

4714 ELLERBE DR, LAKELAND, FL 33801-9473

County:	**POLK FL**	Census Tract:	121050116.031009
Property Use:	Single Family Residential	Zoning:	
Parcel Number:	242813000000013050	Thomas Bros Pg-Grid:	

Valuation

Value:	**$223,000**	FSD:	18	Common Confidence Score:	40
Value Range:	$182,860 - $263,140	ICE Confidence Score:	82		

County Tax & Assessment

Assessment Year:	2025	Market Value Year:	2025	Tax Rate Code Area:	90000
Assd Land Value:	$8,141	Market Land Value:	$8,141	Tax Year:	2025
Assd Improvement:	$134,436	Market Improvment Value:	$134,436	Total Taxable Value:	$1,324
Total Assessed Value:	$142,577	Total Assessor Market Value:	$142,577	Delinquent Year:	
				Tax Account ID:	
				Homeowner's Exemption:	
				Tax Exemptions:	D

Assessment Legal Description

Sec/Twnship/Range: SEC 13 TWN 28S RNG 24E
Abbreviated Description: BEG 268 FT W OF NE COR OF SE1/4 OF NW1/4 OF NE1/4 RUN S 330 FT W 72 FT N 330 FT E 72 FT TO POB LESS S 25 FT RD R/W

Property Characteristics

Lot Size:	22,564 SF	Bedrooms:	2	Pool:	
Building Area:	992 SF	Baths:	1	Fireplace:	
Year Built:	1961	Partial Baths:		Type Const:	Frame
Number of Buildings:		Number of Rooms:		Ext Walls:	Wood
Number of Units:	1	Garage Type:	Carport	Heating:	
Number of Stories:	1	Number of Cars:		A/C:	
Style:		Basement:		Roof Cover:	Shingle
		Foundation:	Piers	Elevator:	

Subject Property Deed/Transfer History

Prior Transfer

Recording Date:	01/29/2026	Sales Price:	N/A
Document #:	2026023725 BK-PG 12013-694	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	12/10/2021	Sales Price:	N/A
Document #:	2021321723 BK-PG 11232-0590	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	12/07/2021	Sales Price:	$175,000
Document #:	2021316885 BK-PG 12013-692	Type of Sale:	Sales Price Rounded from Tax
Contract Date:	11/22/2021		
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	11/24/2021	Sales Price:	$175,000
Document #:	BK-PG 12013 -692	Type of Sale:	Full Amount on Deed
Document Type:			

ICE SiteX Report

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Legal Description:
Sec/Twnship/Range: SEC 13 TWN 28S RNG 24E
Abbreviated Description: BEG 268 FT W OF NE COR OF SE1/4 OF NW1/4 OF NE1/4 RUN S 330 FT W 72 FT N 330 FT E 72 FT TO POB LESS S 25 FT RD R/W

Prior Transfer

Recording Date:	05/13/2020	Sales Price:	$134,000
Document #:	2020095868 BK-PG 11232-588	Type of Sale:	Sales Price Rounded from Tax
Contract Date:	05/08/2020		
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	05/08/2020	Sales Price:	$134,000
Document #:		Type of Sale:	Full Amount on Deed
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	07/22/2019	Sales Price:	$44,700
Document #:	152604 BK-PG 07629-1046	Type of Sale:	Full-Computed from Transfer Tax
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	06/18/2019	Sales Price:	$50,000
Document #:	2019125569 BK-PG 10877-1709	Type of Sale:	Full Amount on Deed
Contract Date:	05/31/2019		
Document Type:			
Legal Description:			

Prior Transfer

Recording Date:	02/26/2019	Sales Price:	$39,800
Document #:	2019038727 BK-PG 10761-0541	Type of Sale:	Full Amount on Deed
Contract Date:	02/26/2019		
Document Type:			
Legal Description:			

Mortgage Record

Recording Date:	05/15/2008	Loan Amount:	N/A
Document #:	2008083017 BK-PG 07629-1046	Loan Type:	Unknown
TD Due Date:	04/30/2028	Type Finance:	
Legal Description:			

Prior Transfer

Recording Date:	09/10/1996	Sales Price:	$100
Document #:	BK-PG 03729-00643	Type of Sale:	Full Amount on Deed
Document Type:			
Legal Description:			

Abbreviated Description: OF NW1/4 OFNE1/4 RUN S 330 FT W BEG 268 FT W OF NE COR OF SE1/4

Area Sales Analysis

Total Area Sales	$4,889,771	Median # of Bedrooms	4
Median Lot Size	6,077 SF	Median # of Baths	2
Median Living Area	1,918 SF	Median Year Built	2022
Price Range - 2 Yrs	$250,000 to $400,000	Age Range	3 years to 69 years
Median Value	$330,000	Median Age	4 years

Comparable Sales Data

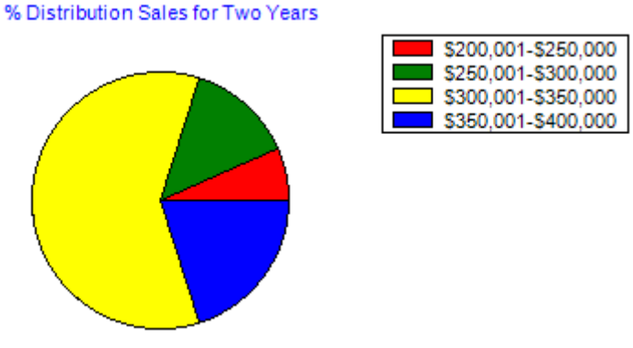
No.	Proxim.	Address	Date	Price	$/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
1	1.27Mi.	**1699 RED LOOP** **LAKELAND, FL 33801-9595**	06/12/2026	$365,000	$138	2633	/3/2	2023	5,998 SF	
		APN: 242812178758001410 Document #: 2026141232 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 141 Subdivision: SADDLE CREEK PRESERVE PHASE 1 MapRef: MB 189 PG 20 Abbreviated Description: Lot:141 Subdivision:SADDLE CREEK PRESERVE PHASE 1 Map Ref:MB 189 PG 20								
2	1.32Mi.	**4334 TROTTERS WAY** **LAKELAND, FL 33801-9670**	06/10/2026	$302,500	$163	1850	/4/2	2023	5,750 SF	
		APN: 242812178758001190 Document #: 2026139334 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 119 Subdivision: SADDLE CREEK PRESERVE PHASE 1 Phase No: 1 MapRef: MB 189 PG 20 Abbreviated Description: Lot:119 Subdivision:SADDLE CREEK PRESERVE PHASE 1 Phase No:1 Map Ref:MB 189 PG 20								
3	1.31Mi.	**1718 RED LOOP** **LAKELAND, FL 33801-9669**	06/02/2026	$400,000	$119	3353	/3/2	2023	6,077 SF	
		APN: 242812178758001720 Document #: 2026130942 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 172 Subdivision: SADDLE CREEK PRESERVE PHASE 1 MapRef: MB 189 PG 20-23 Abbreviated Description: Lot:172 Subdivision:SADDLE CREEK PRESERVE PHASE 1 Map Ref:MB 189 PG 20-23								
4	.68Mi.	**4418 E COUNTY ROAD 542** **LAKELAND, FL 33801-9605**	05/19/2026	$360,000	$203	1770	//	1988	40,162 SF	
		APN: 242813000000041020 Document #: 2026118440 Document Type: Price Code: R Land Use: Single Family Residential Legal: Sec/Twnship/Range: W2NE4SW4 S13T28SR24E Abbreviated Description: Sec/Twnship/Range:W2NE4SW4 S13T28SR24E								
5	1.1Mi.	**1773 YELLOW TRL**	04/22/2026	$330,000	$164	2007	/5/3	2022	8,324 SF	

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		LAKELAND, FL 33801-9687								
	APN: 242812178758002920 Document #: 2026095176 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 292 Subdivision: SADDLE CREEK PRESERVE PHASE 1 MapRef: MB 189 PG 20-23 Abbreviated Description: Lot:292 Subdivision:SADDLE CREEK PRESERVE PHASE 1 Map Ref:MB 189 PG 20-23									
6	1.24Mi.	**2119 OLD MINING RD** **LAKELAND, FL 33801-9590**	04/16/2026	$325,000	$169	1918	/4/2	2023	6,508 SF	
	APN: 242812178758000250 Document #: 2026090495 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 25 Subdivision: SADDLE CREEK PRESERVE PHASE 1 MapRef: MB 189 PG 20-23 Abbreviated Description: Lot:25 Subdivision:SADDLE CREEK PRESERVE PHASE 1 Map Ref:MB 189 PG 20-23									
7	1Mi.	**327 FIELDS RD** **LAKELAND, FL 33801-9435**	02/25/2026	$250,000	$118	2104	/4/3	2007	147,669 SF	Yes
	APN: 242824000000031150 Document #: 2026046933 Document Type: Price Code: R Land Use: Single Family Residential Legal: Sec/Twnship/Range: E2NW4NE4NW4 S24T28SR24E Abbreviated Description: Sec/Twnship/Range:E2NW4NE4NW4 S24T28SR24E									
8	.23Mi.	**902 PALMER RD** **LAKELAND, FL 33801-9620**	02/11/2026	$306,000	$236	1296	/3/2	1973	63,075 SF	
	APN: 242813000000031090 Document #: 2026034716 Document Type: Price Code: R Land Use: Single Family Residential Legal: Sec/Twnship/Range: S13T28SR24E Abbreviated Description: Sec/Twnship/Range:S13T28SR24E									
9	1.11Mi.	**1725 YELLOW TRL** **LAKELAND, FL 33801-9687**	01/30/2026	$332,071	$132	2505	/5/2	2022	4,596 SF	
	APN: 242812178758003000 Document #: 2026024694 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 300 Subdivision: SADDLE CREEK PRESERVE PHASE 1 MapRef: MB 189 PG 20 Abbreviated Description: Lot:300 Subdivision:SADDLE CREEK PRESERVE PHASE 1 Map Ref:MB 189 PG 20									
10	.79Mi.	**206 JOHN CARROLL RD E** **LAKELAND, FL 33801-9608**	12/04/2025	$350,000	$307	1140	/3/1	1957	129,853 SF	
	APN: 242813000000022060 Document #: 2025283809 Document Type: Price Code: D Land Use: Single Family Residential Legal: Sec/Twnship/Range: N2SE4SE4SE4 S13T28SR24E Abbreviated Description: Sec/Twnship/Range:N2SE4SE4SE4 S13T28SR24E									
11	1.21Mi.	**1646 RED LOOP** **LAKELAND, FL 33801-9594**	11/06/2025	$259,200	$135	1918	/3/2	2023	6,077 SF	
	APN: 242812178758001600 Document #: 2025263547 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 160 Subdivision: SADDLE CREEK PRESERVE PHASE 1 MapRef: MB 189 PG 20 Abbreviated Description: Lot:160 Subdivision:SADDLE CREEK PRESERVE PHASE 1 Map Ref:MB 189 PG 20									
12	1.31Mi.	**4346 TROTTERS WAY** **LAKELAND, FL 33801-9670**	10/30/2025	$350,000	$116	3005	/4/2	2023	5,750 SF	
	APN: 242812178758001210 Document #: 2025257304 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 121 Subdivision: SADDLE CREEK PRESERVE PHASE 1 MapRef: MB 189 PG 20 Abbreviated Description: Lot:121 Subdivision:SADDLE CREEK PRESERVE PHASE 1 Map Ref:MB 189 PG 20									
13	1.12Mi.	**1786 YELLOW TRL** **LAKELAND, FL 33801-9689**	10/09/2025	$300,000	$149	2007	/5/3	2022	5,545 SF	
	APN: 242812178758003380 Document #: 2025237359 Document Type: Price Code: R Land Use: Single Family Residential Legal: Lot: 338 Subdivision: SADDLE CREEK PRESERVE PHASE 1 MapRef: MB 189 PG 20 Abbreviated Description: Lot:338 Subdivision:SADDLE CREEK PRESERVE PHASE 1 Map Ref:MB 189 PG 20									
14	1.26Mi.	**1887 YELLOW TRL** **LAKELAND, FL 33801-6570**	09/26/2025	$325,000	$169	1918	/4/2	2023	6,003 SF	
	APN: 242801164900002730 Document #: 2025227157 Document Type: Price Code: D Land Use: Single Family Residential Legal: Lot: 273 Subdivision: SADDLE CREEK PRESERVE PHASE 2 MapRef: MB 198 PG 18 Abbreviated Description: Lot:273 Subdivision:SADDLE CREEK PRESERVE PHASE 2 Map Ref:MB 198 PG 18									
15	1.49Mi.	**540 SADDLE BAG LN** **LAKELAND, FL 33801-7712**	09/11/2025	$335,000	$199	1680	/3/2	1982	54,581 SF	
	APN: 242823000000013110 Document #: 2025213055 Document Type: Price Code: R Land Use: Single Family Residential Legal: Sec/Twnship/Range: N2S2NW4NE4 S23T28SR24E Abbreviated Description: Sec/Twnship/Range:N2S2NW4NE4 S23T28SR24E									

Comparable Sales Chart



The Subject Property Information report will provide all the information available to us from public records for the address listed above. In addition to any recent sales data and mortgage information, it will include, where available, the physical characteristics of the property.

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Information regarding the physical characteristics of a given property, such as living area, year built, bedrooms baths,etc... and previous sales information are obtained from public record and reported as is. As such, they will vary in content and completeness from county to county and state to state.

Further, such information has not been verified by this service through site inspection and may be subject to errors due to building additions or deletions or any other changes as well as inaccurate reporting by previous owners, agents or the public agency.

Assessment Cluster

The following are the Tax Assessment for the 15 closest residential properties to the identified subject. The assessed value for each identified property may or may not be representative of the market value, or have the same tax ratios subject to local tax law.

Proxim.	Address	Last Transaction Date	Assessor Market Values	Assessed Values	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool
0Mi.	**4714 ELLERBE DR**	**11/24/2021**	$142,577	$142,577	992	/2/1	1961	22,564 SF	
.02Mi.	**4710 ELLERBE DR**	**05/03/2019**	$183,984	$183,984	1,431	/3/2	1970	41,112 SF	
.04Mi.	**820 N CARROLL RD**	**06/12/2025**	$138,553	$138,553	952	/3/2	1956	38,690 SF	
.07Mi.	**742 N CARROLL RD**	**09/01/1967**	$182,180	$87,665	1,253	/3/1	1975	2 SF	
.09Mi.	**4805 SAND MOUNTAIN LOOP RD**	**06/28/2025**	$106,868	$106,868	880	/2/1	1957	29,773 SF	
.09Mi.	**4808 SAND MOUNTAIN LOOP RD**	**02/18/2004**	$138,354	$63,898	1,472	/3/1	1954	33,611 SF	
.09Mi.	**805 N CARROLL RD**	**11/11/2024**	$616,174	$280,939	3,522	/4/3	2009	30,505 SF	Pool/ Spa
.1Mi.	**745 N CARROLL RD**	**09/25/2024**	$179,323	$179,323	1,232	/3/1	1920	1 SF	
.11Mi.	**909 N CARROLL RD**	**08/24/2022**	$303,659	$212,172	1,483	/3/1	1967	2 SF	
.12Mi.	**4814 SAND MOUNTAIN LOOP RD**	**07/22/2004**	$80,481	$80,481	960	/3/1	1959	39,121 SF	
.12Mi.	**4815 SAND MOUNTAIN LOOP RD**	**09/01/1990**	$144,362	$75,591	1,680	/3/2	1964	40,550 SF	Yes
.16Mi.	**4830 SAND MOUNTAIN LOOP RD**	**09/10/2018**	$90,393	$58,503	875	/2/1	1956	1 SF	
.16Mi.	**929 N CARROLL RD**	**03/08/2021**	$144,903	$66,820	936	/3/1	1966	21,806 SF	
.17Mi.	**855 PALMER RD**	**11/14/2012**	$487,734	$342,344	2,514	/4/3	2016	1 SF	Pool/ Spa
.17Mi.	**4831 SAND MOUNTAIN LOOP RD**	**04/19/2019**	$302,338	$258,027	1,740	/3/1	1963	2 SF	Yes
.18Mi.	**915 PALMER RD**	**05/22/2015**	$213,060	$93,625	1,741	/3/2	1970	40,045 SF	

Rent vs. Own

Households Occupied by Renters:	46%	Households Occupied by Owners:	45%

Demographics & Income

Median Age:	34.3 years old	Households:	15,325
Median Household Income:	$45,473	Households w/Family:	59%
Household Income Per Capita:	$22,903	Households w/Family Married:	34%
Most Common Education Level:	High School Graduate	Households w/Family Children:	27%

School District

School District Zone:	Polk County School District	Students:	111,372
Number of Schools:	165	Rating:	D

Assigned Schools

Proxim.	Name	Rating	Type	Grade
6.75Mi.	**Polk Virtual Instruction Program** Number of Students: 17 Student-Teacher Ratio: NA	D-	Public	KG - 12
6.32Mi.	**Rosabelle W. Blake Academy** Number of Students: 562 Student-Teacher Ratio: 18.13	D+	Public	PK - 8
4.77Mi.	**Jere L. Stambaugh Middle School** Number of Students: 1,013 Student-Teacher Ratio: 22.02	D-	Public	6 - 8
6.75Mi.	**Polk Virtual Franchise** Number of Students: NA Student-Teacher Ratio: 0	NA	Public	6 - 12
20.87Mi.	**Davenport School of the Arts** Number of Students: 1,440 Student-Teacher Ratio: 16.74	A-	Public	PK - 8
2.98Mi.	**Lena Vista Elementary School** Number of Students: 915 Student-Teacher Ratio: 20.33	D-	Public	PK - 5
1.37Mi.	**Tenoroc Senior High School** Number of Students: 1,141 Student-Teacher Ratio: 23.77 Advanced Placement: Yes	D-	Public	9 - 12

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Flood Report

The Subject Property of **4714 ELLERBE DR, LAKELAND, FL 33801-9473** is in **Zone X** and is considered to be OUT of the Special Flood Hazard Area (SFHA).

AN AREA THAT IS DETERMINED TO BE OUTSIDE THE 1% AND 0.2% ANNUAL CHANCE FLOODPLAINS.
The flood information contained in this report was obtained from maps provided by the Federal Emergency Management Agency (FEMA). Whenever possible we will report if the subject property is inside or outside of a 100 year Flood Hazard Area. These areas are defined as areas that have a one percent (1%) chance in any given year of being affected by a significant flood.

The flood information contained in this report is merely a preliminary review intended to provide the buyer, seller or agent guidance and general proximity of the subject property in relation to the 100 years flood hazard area. The buyer should obtain exact specific information from the seller or agent prior to finalizing his decision regarding the purchase of a given property.

Crime Risk

Type	Risk Index Score	Compared to National Average (=100%)
LARCENY	150%	NOTABLY HIGHER
BURGLARY	133%	NOTABLY HIGHER
MOTOR VEHICLE THEFT	145%	NOTABLY HIGHER
FORCIBLE ROBBERY	126%	HIGHER
AGGRAVATED ASSAULT	90%	LOWER
FORCIBLE RAPE	123%	HIGHER
MURDER	134%	NOTABLY HIGHER
OVERALL	116%	HIGHER

Disaster Alerts

No alerts noted

Rent vs. Own, Demographics & Income, School, Crime Risk, and Natural Disaster Risk content provided by Onboard Informatics.
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