



Mike Twitty, MAI, CFA
Pinellas County Property Appraiser

Parcel Summary
(as of 15-Sep-2026)

Parcel Number
09-31-15-87048-000-0490

- Owner Name
FERNANDES, ANN F
- Property Use
0133 Planned Unit Development
- Site Address
120 146TH AVE E # 1
MADEIRA BEACH, FL 33708
- Mailing Address
14980 WOODCREST RD
BROOKSVILLE, FL 34604-0624
- Legal Description
SUNNY SHORES SW'LY 35.41FT OF LOT 49 (AKA UNIT A OF ENCLAVE AT MADEIRA BCH PER O.R. 14874 PG 1286)
- Current Tax District
MADEIRA BEACH (MB)
- Year Built
1950

Living SF	Gross SF	Living Units	Buildings
480	564	1	1

Parcel MapPowered by Esri (<http://www.esri.com/>)**Exemptions**

Year	Homestead	Use %	Status	Property Exemptions & Classifications			
2027	No	0%		No Property Exemptions or Classifications found. Please note that Ownership Exemptions (Homestead, Senior, Widow/Widower, Veterans, First Responder, etc... will not display here).			
2026	No	0%					
2025	No	0%					

Miscellaneous Parcel Info

Last Recorded Deed	Sales Comparison	Census Tract	Evacuation Zone	Flood Zone	Elevation Certificate	Zoning	Plat Bk/ Pg
17040/0491	\$201,700	278.01	A	Current FEMA Maps	Check for EC	Zoning Map	24/15

2026 Preliminary Values

Year	Just/Market Value	Assessed Value/ SOH Cap	County Taxable Value	School Taxable Value	Municipal Taxable Value
2026	\$174,663	\$102,036	\$102,036	\$174,663	\$102,036

Value History

Year	Homestead Exemption	Just/ Market Value	Assessed Value/SOH Cap	County Taxable Value	School Taxable Value	Municipal Taxable Value
2025	N	\$155,911	\$81,005	\$81,005	\$155,911	\$81,005
2024	N	\$236,437	\$84,327	\$84,327	\$236,437	\$84,327
2023	N	\$228,876	\$76,661	\$76,661	\$228,876	\$76,661
2022	N	\$224,386	\$69,692	\$69,692	\$224,386	\$69,692
2021	N	\$188,744	\$63,356	\$63,356	\$188,744	\$63,356

2025 Tax Information



Do not rely on current taxes as an estimate following a change in ownership. A significant change in taxable value may occur after a transfer due to a loss of exemptions, reset of the Save Our Homes or 10% Cap, and/or market conditions. Please use our [Tax Estimator](#) to estimate taxes under new ownership.

Tax Bill	2025 Millage Rate	Tax District
View 2025 Tax Bill	16.2172	(MB)

Sales History

Sale Date	Price	Qualified / Unqualified	Vacant / Improved	Grantor	Grantee	Book / Page
30-Apr-2010	\$60,100	U	I	WELLS FARGO BANK NA	FERNANDES ANN F	16919/1852
27-Apr-2010	\$100	U	I	WELLS FARGO BANK N A	FEDERAL NATL MTG ASSN	17040/0491
24-Mar-2010	\$100	U	I	LEONOR MARITZA	WELLS FARGO BANK NA	16891/0031
18-Sep-2007	\$230,000	Q	I	MADEIRA BEACH DEVELOPMENT L L	LEONOR, MARITZA	15981/1800
16-Jun-2005	\$375,000	U	I	GARCIA OMAR	MADEIRA BEACH DEVELOPMENT LLC	14387/0447

2026 Land Information

Land Area: $\cong$ 2,126 sf | $\cong$ 0.04 acres Frontage and/or View: None

Seawall: No

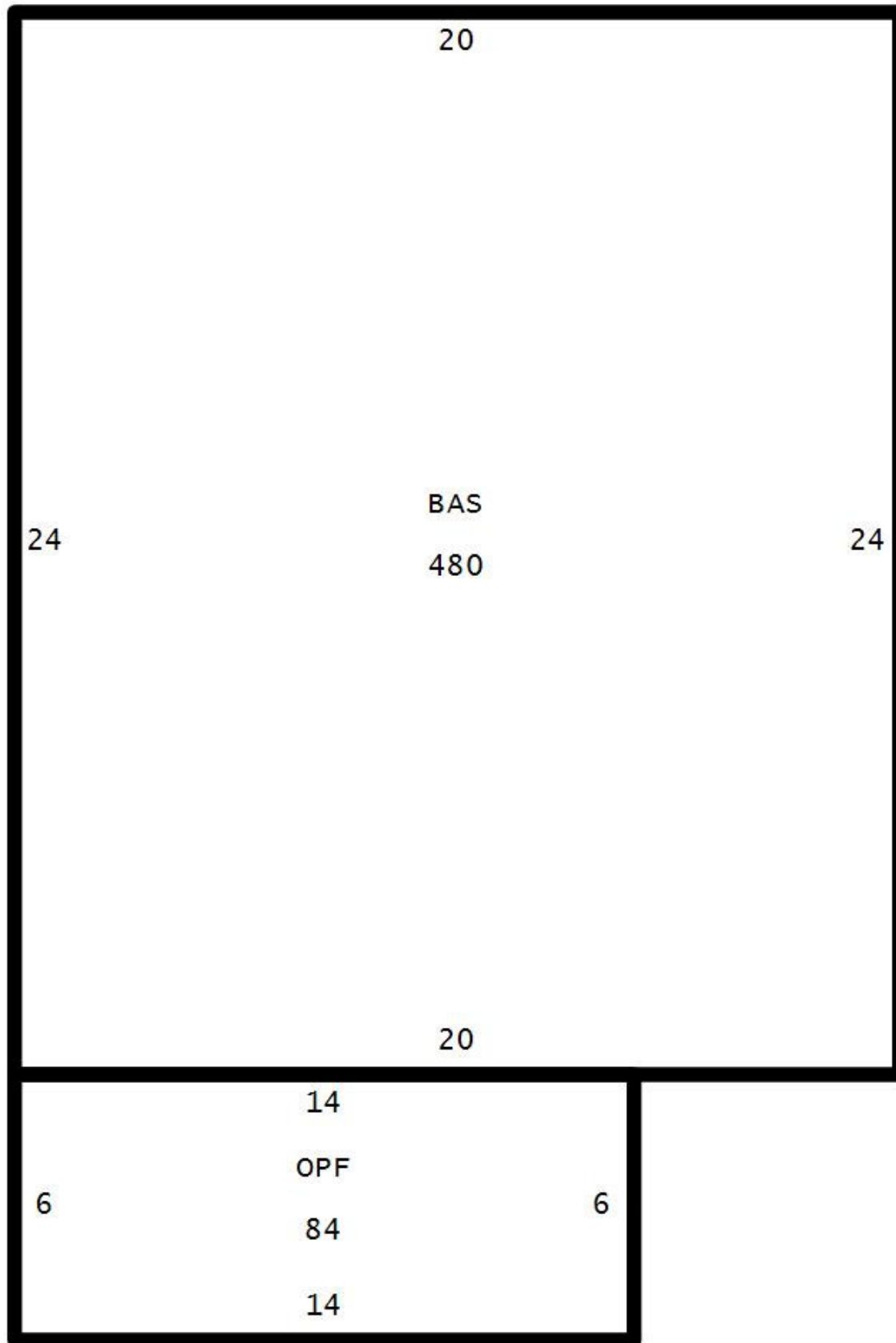
Property Use	Land Dimensions	Unit Value	Units	Method	Total Adjustments	Adjusted Value
Single Family	35x60	\$4,700	35.00	FF	.9639	\$158,562

2026 Building 1 Structural Elements and Sub Area Information

Structural Elements	
Foundation:	Continuous Footing Poured
Floor System:	Slab On Grade
Exterior Walls:	Cb Stucco/Cb Reclad
Unit Stories:	1
Living Units:	1
Roof Frame:	Gable Or Hip
Roof Cover:	Shingle Composition
Year Built:	1950
Building Type:	Villa
Quality:	Average
Floor Finish:	Carpet/Hardtile/Hardwood
Interior Finish:	Drywall/Plaster
Heating:	Unit/Space/Wall/Floor
Cooling:	None
Fixtures:	3
Effective Age:	37

Sub Area	Living Area SF	Gross Area SF
Base (BAS):	480	480
Open Porch (OPF):	0	84
Total Area SF:	480	564

2026 Extra Features



Description	Value/Unit	Units	Total Value as New	Depreciated Value	Year
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Description	Value/Unit	Units	Total Value as New	Depreciated Value	Year
PATIO/DECK	\$28.00	109.0	\$3,052	\$1,221	2000

Permit Data

Permit information is received from the County and Cities. This data may be incomplete and may exclude permits that do not result in field reviews (for example for water heater replacement permits). We are required to list all improvements, which may include unpermitted construction. Any questions regarding permits, or the status of non-permitted improvements, should be directed to the permitting jurisdiction in which the structure is located.

Permit Number	Description	Issue Date	Estimated Value
S20230209	SHED	03/09/2023	\$2,300
R5194	ROOF	12/07/2020	\$2,100
E3835		07/09/2019	\$952
3167	PLUMBING	11/19/2018	\$5,000

Adam Ross, Pinellas County Tax CollectorP.O. Box 31149, Tampa, FL 33631-3149
(727) 464-7777 | pinellastaxcollector.gov**2025 REAL ESTATE TAX***Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments*Pay online at pinellastaxcollector.gov

• E-check - No fee • Credit card - 2.95% convenience fee

If Postmarked By	Nov 30, 2025				
Pay this Amount	\$1713.66				

ACCOUNT NUMBER	ESCROW CODE	MILLAGE CODE
R104229		MB

FERNANDES, ANN F
14980 WOODCREST RD
BROOKSVILLE, FL 34604-0624PARCEL NO.: 09/31/15/87048/000/0490
SITE ADDRESS: 120 146TH AVE E 1, MADEIRA BEACH
PLAT: 24 PAGE: 15
LEGAL:
SUNNY SHORES
SW'LY 35.41FT OF LOT 49
(AKA UNIT A OF ENCLAVE AT
MADEIRA BCH PER O.R. 1
SEE ADDITIONAL LEGAL ON TAX ROLL**AD VALOREM TAXES**

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION	TAXABLE VALUE	TAXES LEVIED
GENERAL FUND	4.5423	81,005	0	81,005	367.95
HEALTH DEPARTMENT	0.0713	81,005	0	81,005	5.78
EMS	0.8050	81,005	0	81,005	65.21
SCHOOL-STATE LAW	3.0450	155,911	0	155,911	474.75
SCHOOL-LOCAL BD.	3.2480	155,911	0	155,911	506.40
MADEIRA BEACH	2.7500	81,005	0	81,005	222.76
SW FLA WTR MGMT.	0.1831	81,005	0	81,005	14.83
PINELLAS COUNTY PLN.CNCL.	0.0175	81,005	0	81,005	1.42
JUVENILE WELFARE BOARD	0.8250	81,005	0	81,005	66.83
SUNCOAST TRANSIT AUTHORITY	0.7300	81,005	0	81,005	59.13
TOTAL MILLAGE 16.2172 GROSS AD VALOREM TAXES					\$1,785.06

NON-AD VALOREM ASSESSMENTS

LEVYING AUTHORITY	AMOUNT
GROSS NON-AD VALOREM ASSESSMENTS	
	\$0.00

TAXES BECOME DELINQUENT APRIL 1ST	COMBINED GROSS TAXES AND ASSESSMENTS	\$1,785.06
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PLEASE RETAIN TOP PORTION FOR YOUR RECORDS

Adam Ross, Pinellas County Tax CollectorPay in U.S. funds to **Pinellas County Tax Collector**P.O. Box 31149, Tampa, FL 33631-3149
(727) 464-7777 | pinellastaxcollector.gov**2025 REAL ESTATE TAX***Notice of Ad Valorem Taxes and Non-Ad Valorem Assessments*Pay online at pinellastaxcollector.gov

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SEE ADDITIONAL LEGAL ON TAX ROLL

**CODE ENFORCEMENT
CITY OF MADEIRA BEACH**

JULY 19, 2026

FERNANDES, ANN F
14980 WOODCREST RD
BROOKSVILLE, FL 34604-0624
Case Number: CE-26-103

RE Property: 120 146TH AVE E # 1

Parcel #09-31-15-87048-000-0490

Legal Description: SUNNY SHORES SW'LY 35.41FT OF LOT 49 (AKA UNIT A OF ENCLAVE AT MADEIRA BCH PER O.R. 14874 PG 1286)

CERTIFIED NOTICE OF CODE VIOLATION

To whom it may concern:

During a recent review of properties, it was noted that your property is in violation of the following code/ordinance(s):

Ordinance(s):

Sec. 110-201. - Definition; purpose and intent.

The R-2, low density multifamily residential district provides for low density multifamily residential correlates with the residential medium (RM) category of the countywide plan and, which does allow for a variety of dwelling types.

Any use which is not specifically identified as a permitted use, accessory use or special exception use is a prohibited use. Prohibited uses shall include, but are not limited to, short term rentals of a housing unit. As used in this division, the term "short term rental" shall mean any rental of a dwelling unit, or portion thereof, for less than a three-month period.

Therefore, if the action(s) specified in this notice is not completed by 8:00 am of the re-inspection date listed, the City will take legal action concerning this violation(s). This action may include the issuance of a citation and imposition of a fine of up to two hundred fifty dollars (\$250) per day.



Sec. 14-130.4. - License required.

- (a) It shall be unlawful to rent or lease, or offer to rent or lease, any residential rental unit without a current residential rental license for the unit, a copy of which shall be posted or available at the residential rental property.

Violation Detail(s):

Short term rental with no BTR.

Corrective Action(s):

Needs to obtain BTR to rent at allowable term.

Please reply with a plan of corrections before the follow-up date listed:

Follow up date:

AUGUST 3, 2026

City of Madeira Beach
Building Department
buildingdept@madeirabeachfl.gov
727-391-9951

We are now using My Government Online (MGO). Please scan the QR code below, or go to www.mgoconnect.org/cp/portal to apply online for a permit, pay fees, and schedule inspections. We are no longer accepting paper, in-person permit applications.

Therefore, if the action(s) specified in this notice is not completed by 8:00 am of the re-inspection date listed, the City will take legal action concerning this violation(s). This action may include the issuance of a citation and imposition of a fine of up to two hundred fifty dollars (\$250) per day.



Anywhere Anytime Add guests

Become a host

Couples retreat • 5 Min Walk Beach. Endless Sunsets

Share Save



Entire villa in Madeira Beach, Florida

4 guests · 1 bedroom · 4 beds · 1 bath



One of the most loved homes on Airbnb, according to guests

4.92

★★★★★

146

Reviews



Hosted by Ana
Superhost · 7 years hosting

Prices include all fees

\$835 for 5 nights

CHECK-IN
7/24/2026

CHECKOUT
7/29/2026

GUESTS
1 guest

Photos Amenities Reviews Location

\$835
for 5 nights
★ 4.92 · 146 reviews

Reserve



Beach



Walkability



Hospitality



Location



Nearby



Cleanliness



Amenities



Quiet



Comfo



Charlie
Columbus, Ohio

★★★★★ · January 2026 · Stayed about a week

Wonderful place, lots of amenities, and within close walking distance of the beach with beautiful sunsets! Would highly recommend this place, thanks so much for an enjoyable visit!



Melissa
New Castle, Pennsylvania

★★★★★ · September 2025 · Stayed a few nights

This was our 2nd stay here. We were sad that it wasn't available to book when we initially did due to the renovations being done from the hurricane. But due to a last minute need...

[Show more](#)



Tammy
Powhatan, Virginia

★★★★★ · January 2026 · Stayed a few nights

We had a fantastic time, so close to the beach, good restaurants, very quiet. will definitely return. highly recommend... great place to stay



Matt
6 years on Airbnb

★★★★★ · December 2025 · Stayed a few nights

Great stay! The place was exactly as described, clean, comfortable, and in a convenient location. Communication with the host was great. Everything worked out, and I enjoyed...

[Show more](#)



Marissa
Chesapeake, Virginia

★★★★★ · May 2026 · Stayed a few nights

perfect little one bedroom apartment so close to the beach and she has everything you need!



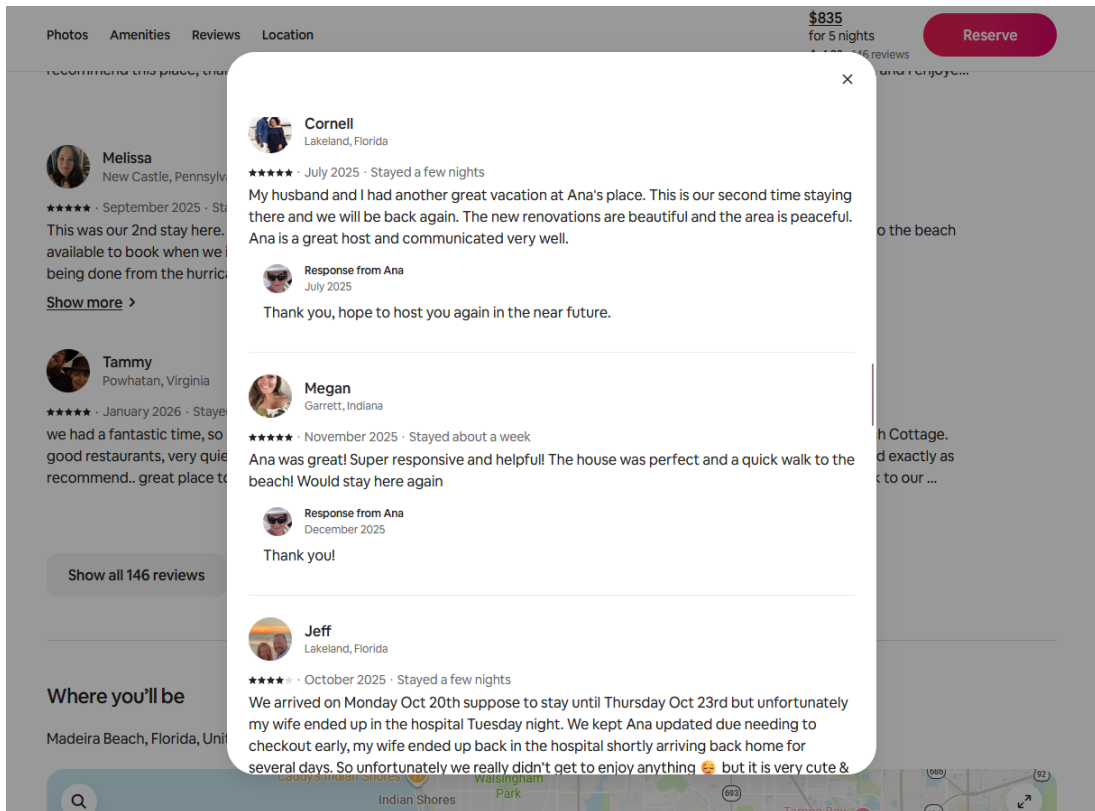
Dragan
Michigan, United States

★★★★★ · January 2026 · Stayed with kids

We had a fantastic time at Flipper's @ Mad Beach Cottage. The place was clean, thoughtfully decorated, and exactly as shown in the listing, if not better. It's a short walk to our ...

[Show more](#)

Therefore, if the action(s) specified in this notice is not completed by 8:00 am of the re-inspection date listed, the City will take legal action concerning this violation(s). This action may include the issuance of a citation and imposition of a fine of up to two hundred fifty dollars (\$250) per day.

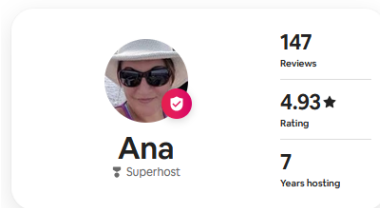


Photos Amenities Reviews Location

\$835
for 5 nights
★ 4.92 · 146 reviews

Reserve

Meet your host



Lives in Spring Hill, Florida

I'm a beach lover myself, love to go for a nice paddle board on the beach, a long walk or just for a swim. I hope you enjoy staying at Flipper's Mad Beach cottage as much as I do.

Ana is a Superhost

Superhosts are experienced, highly rated hosts who are committed to providing great stays for guests.

Co-hosts



Host details

Response rate: 100%
Responds within an hour

Message host

To help protect your payment, always use Airbnb to send money and communicate with hosts.

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[Share](#) [Save](#)

Patio



Exterior



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300 Municipal Drive
Madeira Beach, Florida 33708

CERTIFIED MAIL®



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quadiant

FIRST-CLASS MAIL
IMI

\$010.98⁰

07/20/2026 ZIP 33708
043M31233717

US POSTAGE

FERNANDES, ANN F
14980 WOODCREST RD
BROOKSVILLE, FL 34604-0624
Case Number: CE-26-103

**CODE ENFORCEMENT SPECIAL MAGISTRATE
CITY OF MADEIRA BEACH**

9/15/2026
City of Madeira Beach
300 Municipal Drive
Madeira Beach, Florida 33708

Petitioner,

vs.

CASE NO. CE-26-103

FERNANDES, ANN F
14980 WOODCREST RD
BROOKSVILLE, FL 34604-0624

Respondents.

RE Property: 120 146TH AVE E # 1

Parcel #09-31-15-87048-000-0490

Legal Description: SUNNY SHORES SW'LY 35.41FT OF LOT 49 (AKA UNIT A OF ENCLAVE AT MADEIRA BCH PER O.R. 14874 PG 1286)

STATEMENT OF VIOLATION/ REQUEST FOR HEARING

To whom it may concern:

During a recent review of properties on your street, it was noted that your property is in violation of the following code section(s):

Sec. 110-201. - Definition; purpose and intent.

The R-2, low density multifamily residential district provides for low density multifamily residential correlates with the residential medium (RM) category of the countywide plan and, which does allow for a variety of dwelling types.

Any use which is not specifically identified as a permitted use, accessory use or special exception use is a prohibited use. Prohibited uses shall include, but are not limited to, short term rentals of a housing unit. As used in this division, the term "short term rental" shall mean any rental of a dwelling unit, or portion thereof, for less than a three-month period.

Sec. 14-130.4. - License required.

- (a) It shall be unlawful to rent or lease, or offer to rent or lease, any residential rental unit without a current residential rental license for the unit, a copy of which shall be posted or available at the residential rental property.

Please bring the property into compliance by applying for and obtaining an “after-the-fact” building permit or removing unpermitted work within seven (7) days of the date of this letter. Should you fail to bring the property into compliance within seven (7) days the City will bring this case to the Special Magistrate. Please note that the Special Magistrate can levy fines up to \$250.00 per day for each day the property remains in non-compliance.

I DO HEREBY SWEAR THAT THE ABOVE FACTS ARE TRUE TO THE BEST OF MY KNOWLEDGE. I REQUEST A HEARING ON THE ABOVE VIOLATION(S) BY THE SPECIAL MAGISTRATE OF THE CITY OF MADEIRA BEACH.

Connor Mecko

**Connor Mecko, Code Compliance Specialist
City of Madeira Beach**

**CODE ENFORCEMENT SPECIAL MAGISTRATE
CITY OF MADEIRA BEACH**

September 15, 2026
City of Madeira Beach
300 Municipal Drive
Madeira Beach, Florida 33708

Petitioner,

vs.

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BROOKSVILLE, FL 34604-0624

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NOTICE OF HEARING

To whom it may concern:

YOU ARE HEREBY FORMALLY NOTIFIED that at **12:00 pm** on **MONDAY** the **28th** day of **September**, **2026** at the Madeira Beach City Hall in the Patricia Shontz Commission Chambers, located at 300 Municipal Drive, Madeira Beach, Florida 33708, a hearing will be held before the Special Magistrate concerning the following code violation(s):

Sec. 110-201. - Definition; purpose and intent.

The R-2, low density multifamily residential district provides for low density multifamily residential correlates with the residential medium (RM) category of the countywide plan and, which does allow for a variety of dwelling types.

Any use which is not specifically identified as a permitted use, accessory use or special exception use is a prohibited use. Prohibited uses shall include, but are not limited to, short term rentals of a housing unit. As used in this division, the term "short term rental" shall mean any rental of a dwelling unit, or portion thereof, for less than a three-month period.

Sec. 14-130.4. - License required.

- (a) It shall be unlawful to rent or lease, or offer to rent or lease, any residential rental unit without a current residential rental license for the unit, a copy of which shall be posted or available at the residential rental property.

You are hereby ordered to appear before the Special Magistrate of the City of Madeira Beach on that date and time to answer these charges and to present your side of the case. Failure to appear may result in the Special Magistrate proceeding in your absence.

Should you be found in violation of the above code, the Special Magistrate has the power by law to levy fines of up to \$250.00 per day for an initial violation(s) and \$500.00 per day for repeat violations against you and your property for every day that any violation continues beyond the date set in an order of the Special Magistrate for compliance.

If the violation is corrected and then recurs, or if the violation is not corrected by the time specified by the Code Enforcement Officer for correction, the case may still be presented to the Special Magistrate of the City of Madeira Beach even if the violation has been corrected prior to the Special Magistrate hearing.

Should you desire, you have the right to obtain an attorney at your own expense to represent you before the Special Magistrate. You will also have the opportunity to present witnesses as well as question the witnesses against you prior to the Special Magistrate making a determination.

Please be prepared to present evidence at this meeting concerning the time frame necessary to correct the alleged violation(s), should you be found in violation of the City Code.

If you wish to have any witnesses subpoenaed or have any other questions, please contact the Code Enforcement department of the City of Madeira Beach within five (5) days at 300 Municipal Drive, Madeira Beach, Florida 33708, telephone number (727) 391-9951.

Your failure to respond to the previously issued Notice of Violation has resulted in costs of prosecution of this case.

PLEASE NOTE: Should any interested party seek to appeal any decision made by the Special Magistrate with respect to any matter considered at such meeting or hearing, he/she will need a record of the proceedings, and for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made which record includes the testimony and evidence upon which the appeal is to be based per Florida Statute 286.0105.

I DO HEREBY CERTIFY that a copy of the foregoing Notice of Hearing was mailed to Respondent(s) by certified mail, return receipt requested.

Dated this 15th day of September, 2026.

Connor Mecko

**Connor Mecko, Code Compliance Specialist
City of Madeira Beach**

**CODE ENFORCEMENT SPECIAL MAGISTRATE
CITY OF MADEIRA BEACH**

September 15, 2026
City of Madeira Beach
300 Municipal Drive
Madeira Beach, Florida 33708

Petitioner,

vs.

CASE NO. CE-26-103

FERNANDES, ANN F
14980 WOODCREST RD
BROOKSVILLE, FL 34604-0624

Respondents.

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Parcel #09-31-15-87048-000-0490

Legal Description: SUNNY SHORES SW'LY 35.41FT OF LOT 49 (AKA UNIT A OF ENCLAVE AT MADEIRA BCH
PER O.R. 14874 PG 1286)

AFFIDAVIT OF SERVICE

I, Connor Mecko, Code Compliance Specialist of the City of Madeira Beach, upon being duly sworn, deposed and says the following:

That pursuant to Florida Statute 162.12,

On the 15 day of September, 2026, I mailed a copy of the attached NOTICE OF HEARING via Certified Mail, Return Receipt Requested.

On the 15 day of September, 2026, I mailed a copy of the attached NOTICE OF HEARING via First Class mail.

On the 15 day of September, 2026, I posted a copy of the attached NOTICE OF HEARING on the property located at 120 146TH AVE E # 1, Parcel #09-31-15-87048-000-0490 the City of Madeira Beach.

On the 15 day of September, 2026, I caused the attached NOTICE OF HEARING to be posted at the Municipal Government Offices, 300 Municipal Drive, Madeira Beach; and that said papers remain posted at the Municipal Government Offices for a period of not less than ten days from the date of posting.

Connor Mecko

Connor Mecko, Code Compliance Specialist
City of Madeira Beach

STATE OF FLORIDA

COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me, the undersigned authority, by means of ✓ physical presence or online notarization, this 15th day of September, 2026, by Connor Mecko, who is personally known to me, or produced as identification.
My

Commission Expires: 03-15-27

Notary Public- State of Florida

Samantha Arison

Print or type Name. Samantha Arison



September 15, 2026 at 4:37:08 PM



September 15, 2026 at 3:42:17 PM

