



CESW26-00101

Property Record Information for 0406070001

Ownership:

HAWKS RUN DEVELOPMENT LLC
7282 55TH AVE E PMB 242, BRADENTON, FL, 34203-8002

Situs Address:

602 BIRD BAY DR VENICE, FL, 34285

Land Area: 1,446,192 Sq.Ft.

Municipality: City of Venice

Subdivision: 2266 - BIRD BAY GOLF COURSE

Property Use: 2810 - Use In Transition

Status: OPEN

Sec/Twp/Rge: 06-39S-19E

Census: 121150023051

Zoning: PUD - PLANNED UNIT DEVELOPMENT

Total Living Units: 0

Parcel Description: TRACTS A & B AS DESC IN BIRD BAY GOLF COURSE SUB PB 30/42, CONTAINING 33.32 AC M/L

Buildings

<u>Situs - click address for building details</u>	<u>Bldg #</u>	<u>Beds</u>	<u>Baths</u>	<u>Half Baths</u>	<u>Year Built</u>	<u>Eff Yr Built</u>	<u>Gross Area</u>	<u>Living Area</u>	<u>Stories</u>
602 BIRD BAY DR VENICE, FL, 34285	1	0	2	0	1974	1985	1,573	1,348	1
600 BIRD BAY DR VENICE, FL, 34285	2	0	0	0	1974	1985	1,932	1,748	1
600 BIRD BAY DR VENICE, FL, 34285	3	0	0	0	1984	1994	4,000	4,000	1

Extra Features

<u>line #</u>	<u>Building Number</u>	<u>Description</u>	<u>Units</u>	<u>Unit Type</u>	<u>Year</u>
1	1	Asphalt paving	8000	SF	1979
2	1	Concrete paving	360	SF	1977
3	1	Utility Building	48	SF	1974
4	2	Fence, 6 feet high	550	LF	1974
5	2	Utility Building	48	SF	1974
6	3	Foot bridge (commercial)	30	SF	1974
7	3	Foot bridge (commercial)	30	SF	1974

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>
2025	\$769,600	\$0	\$0	\$769,600	\$769,600	\$0	\$769,600	\$0
2024	\$769,600	\$0	\$0	\$769,600	\$769,600	\$0	\$769,600	\$0
2023	\$751,500	\$0	\$0	\$751,500	\$751,500	\$0	\$751,500	\$0
2022	\$683,400	\$121,400	\$16,200	\$821,000	\$137,500	\$0	\$137,500	\$683,500
2021	\$112,500	\$12,500	\$0	\$125,000	\$125,000	\$0	\$125,000	\$0
2020	\$112,500	\$26,900	\$0	\$139,400	\$139,400	\$0	\$139,400	\$0
2019	\$108,000	\$113,000	\$16,400	\$237,400	\$237,400	\$0	\$237,400	\$0
2018	\$108,000	\$222,200	\$12,500	\$342,700	\$342,700	\$0	\$342,700	\$0
2017	\$108,000	\$205,600	\$12,700	\$326,300	\$326,300	\$0	\$326,300	\$0
2016	\$108,000	\$207,800	\$13,000	\$328,800	\$328,800	\$0	\$328,800	\$0

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>
2/28/2022	\$1,100,000	2022034302	01	BIRD BAY EXECUTIVE GOLF CLUB INC	WD



<u>Transfer Date</u>	<u>Recorded Consideration</u>	<u>Instrument Number</u>	<u>Qualification Code</u>	<u>Grantor/Seller</u>	<u>Instrument Type</u>
1/23/1992	\$100,500	2363/2038	X3	ROBERTSON JOHN T	QC
2/1/1983	\$225,000	1562/183	X3		NA

Associated Tangible Accounts

<u>Account Number</u>	<u>Business Type</u>	<u>Owner</u>
B0005731880	713910 - Golf Courses and Country Clubs	BIRD BAY EXECUTIVE GOLF COURSE INC

Property record information last updated on: 6/23/2026

FEMA Flood Zone Information provided by Sarasota County Government

-  This property is in a SFHA or CFHA. Click to view the [Certificate Map](#) to see if an Elevation Certificate or a Letter of Map Revision/Change (LOMR/LOMC) exists.
-  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>
0327G	IN	IN	AE	125154	8	IN
0327G	OUT	IN	AE	125154	12	IN
0327G	OUT	IN	AE	125154	8	IN
0327G	OUT	OUT	X	125154		IN
0327G	OUT	OUT	X	125154		IN
0327G	OUT	OUT	X500	125154		IN
0331G	OUT	IN	AE	125154	10.1	IN
0331G	OUT	OUT	X	125154		IN
0331G	OUT	OUT	X	125154		IN

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

** For more information on flood and flood related issues specific to this property, call (941) 882-7412

*** 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 6/22/2026

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