BEFORE THE SPECIAL MASTER OF DESOTO COUNTY

DESOTO COUNTY
Petitioner,

vs.

CASE NO. SM-CE **24-0654**
CE **24-0654**

BUCKNER JOHN WILLIAM
Respondents,

_____/

TO: BUCKNER JOHN WILLIAM
1123 SE FIFTH AVE
ARCADIA FL 34266

RE: 1123 SE FIFTH AVE, ARCADIA FL 34266

NOTICE OF MANDATORY IMPOSITION OF LIEN HEARING

1. You are hereby notified that the DeSoto County Development Department has filed an Affidavit of Non-Compliance, (copy attached) alleging that you have failed to comply with the order entitled FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER entered on **May 22, 2025**, and previously provided to you by mail.
2. The Special Master hearing has been set for **October 28, 2025** at **11:00 A.M.** or as soon thereafter as this case may be heard, in Room 103, First Floor of the DeSoto County Administration Building, 201 East Oak Street, Arcadia, Florida 34266.
3. If you have cleared the violation by the time stated in the Final Order dated on **June 12, 2025**, AND have received written notification from the Director of the Department that all violations have been cleared, the hearing will be canceled, and you will not be required to appear.
4. **IT IS YOUR RESPONSIBILITY TO CONTACT THE DESOTO COUNTY CODE ENFORCEMENT DIVISION TO ARRANGE FOR A REINSPECTION OF THE PROPERTY IN ORDER TO VERIFY THAT THE VIOLATIONS HAVE BEEN CORRECTED AND THAT THE PROPERTY HAS BEEN BROUGHT IN TO COMPLIANCE WITH THE APPLICABLE SECTIONS OF THE DESOTO COUNTY LAND DEVELOPMENT REGULATIONS.**
5. Otherwise, you must be present at this hearing to avoid an order being entered against you solely on the evidence to be presented by the petitioner **AND A LIEN BEING RECORDED AGAINST YOUR PROPERTY.** Violations may be fined at the rate of $250.00 per day of violation.
6. **If the Affidavit of Violation charges you with a Repeat Violation, the matter may be presented to the Special Master even if the repeat violation has been corrected prior to the hearing.** If a violation is found to be a repeat violation, the Special Master may increase the fine to $500.00 for each day of the repeat violation.
7. In addition to any fines, the amount of the lien may include the costs incurred in prosecuting the case pursuant to Section 162.07(2), F.S., and the reasonable costs which are required to bring the property into compliance pursuant to Section 162.09(1), F.S.
8. If you have witnesses or other evidence bearing on this matter, you should bring them with you at the time of the hearing.
9. If you wish to have witnesses subpoenaed, see the Clerk at once at the DeSoto County Administration Building, 201 East Oak Street, Arcadia, Florida, for assistance.
10. If you wish, you may file an answer denying the allegations of the Affidavit of Violation or alleging substantial facts which would constitute an affirmative defense. Failure to answer shall constitute a denial of the allegations of the Affidavit of violation but shall bar the presentation of evidence of an affirmative defense.
11. If you decide to appeal any decision made by the Special Master, you will need a record of the proceedings, and, for such purpose, you 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.
12. You may come with or without an attorney.

Dated at Arcadia, DeSoto County, Florida, this _____ day of _____, 2025.

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that a true copy of this notice was mailed to the above Respondent as addressed by: (check one that applies) _____ Certified Mail, Return Receipt Requested/ or _____ Regular U.S. Mail on this _____ day of _____, 2025.

_____

Valerie Vicente, County Attorney
Florida Bar Number 71010
201 East Oak Street, Suite 201
Arcadia, Florida 34266

CASE NO. SM CE 24-0654 **BUCKNER JOHN WILLIAM**

BEFORE THE DESOTO COUNTY SPECIAL MASTER

PROOF OF POSTING

STATE OF FLORIDA)
COUNTY OF DESOTO)

Before me, the undersigned personally appeared, Affiant who having been duly sworn deposed and said as follows:

I posted a true and correct copy of the Affidavit of Violation and The Notice of Mandatory Hearing in Case # SM CE 24-0654, a copy of which is attached hereto and by reference herein made a part of this affidavit, at the following date(s), time(s) and location(s):

(a) Parcel #06-38-25-0204-0160-0090 / **1123 SE FIFTH AVE, ARCADIA FL 34266**
@_____ a.m / p.m _____ day of _____ 2025

and

(b) DeSoto County Administration Building, 201
E. Oak Street, Second Floor, Arcadia, Florida
_____ day of _____, 2025.

Further, Affiant say eth naught.

Affiant_____

Sworn to and subscribed before me this _____ day of _____2025 by Sharon Gray is personally known to me.

_____
Notary Public

Certified Mailing Number: 9589071052701588389119

DESOTOBOCC.COM
DESOTO COUNTY, FL GIS Portal

Sign in

Navigation & Search Tools | Measure & General Tools | Tool Labels

Show Layers | Pan | Zoom In | Zoom Out | Initial View | Full Extent | Previous Extent | Next Extent | Bookmarks | Sign In | Point | Query | Filter | Plot Coordinates | Search Address | Search Parcels | Search Hydrants | Search Streets

Navigation | Find Data | Search | File

108859

I want to...

Description

Owner: BUCKNER JOHN WILLIAM
Site Address: 1123 SE FIFTH AVE
City: ARCADIA

Details

OBJECTID
108859

PARCELNO
06-38-25-0204-0160-0090

Internal_I
160892

PAR1
253806020401600090

STRAP
06-38-25-0204-0160-0090

NAME
BUCKNER JOHN WILLIAM

Own_Addres
1123 SE FIFTH AVE

Own_Addr_1

Own_City
ARCADIA

Own_State
FL

Own_ZIP
34266

House_NO
1123

Street_Nam
SE FIFTH

Street_Uni
0

Street_Cit
ARCADIA

Tax_Dist_C
7

Use_Code
0100

Use_Desc
SINGLE FAMILY

CONFIDENTI
0

Township
38

Range
25

Subd
2040

Block
16000

Lot
90

Acreage
0

LAND_Zonin

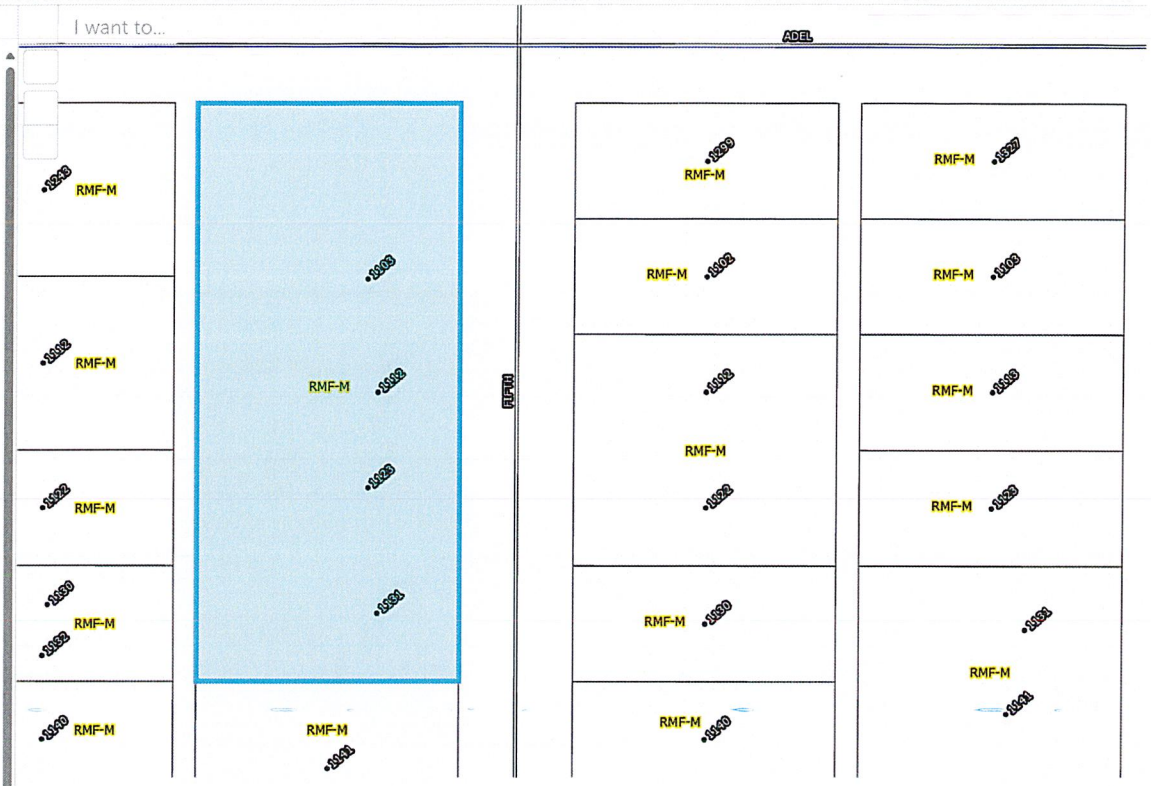
ID_12_1_17
0

PARCELNO_1
06-38-25-0204-0160-0090

STRAP_1
06-38-25-0204-0160-0090

address
1123 SE FIFTH AVE

X
0



Layers | 108859

Basemaps | 0 20 40ft

Special Master Mandatory Imposition of Lien Hearing Checklist

** This checklist must be completed and accompany each case being turned in for Lien Hearing**

√ or N/A	Respondents Name John William Buckner Case #: 24-0654 Site address 1123 SE Fifth Ave Respondent's Mailing Address 1123 SE Fifth Ave
	Case Notes in date order
✓	Case Cost for Lien Hearing to date
—	Copies of receipts, if any, for any payments of or towards initial case cost
✓	Property card after being verified
✓	Tax Record after being verified
✓	Deed Information after being verified
✓	Complaint/Request
✓	Affidavit of Non-Compliance
✓	Copy of Facts and Finding from the original Special Master Hearing
✓	Photographs of site visits in support of the case
	Any correspondence to or from the Respondent or the Respondent's representative
✓	Additional documentation that will be referenced or presented during the Mandatory Imposition of Lien Hearing (IE: Division of corporate information, Certificate of Use from Planning and Zoning, copies of permits, Right-of-Way (R.O.W.) forms, etc.)

Information: *Any special instructions (IE, if posting affidavit is required, if some of the violations listed on the original Notice have been corrected, if the Hearing Notice needs to be sent to more than one person)*

_____ Only the following violations will be referenced on the Notice of Mandatory Imposition of Lien Hearing:

DCCO Sec 11-302 Unauthorized Dumping + Accumulation
LDR Sec 20-131d Prohibited RMF-M
LDR Sec 20-1616(a)(3) Refuse + Debris
LDR Sec 20-1616(a)(5)(e) Overgrown
LDR sec 20-728(g) Farm animals

_____ Will have to be posted and sent by regular mail in addition to the Certified Mail with return receipt.

_____ Will need an Affidavit of posting

LDR Sec 20-97(b) Parking + Storage of Certian Vehicles + Trailers.

Special Instructions

Officers' Name Sharon Gray

For Special Master Hearing on: October 28, 2025
Date

Reviewed by: [signature]

Date: 9/8/25

SMCE 24-0654

Code Enforcement Case: CE-24-0654

Entered on: 06/13/2024 00:00
Printed on: 09/05/2025

Topic: Garbage and Debris
Status: Open - N2C issued/Posted
Due Date: 09/05/25
Assigned To: Sharon Gray
Initiated by: Citizen
Area #: RMF-M
Hearing Date: 05/22/2025
Hearing Time: 11:00 am
SM Case No: 24-0654

Permit

Permit #:
Business name:
License #:

Property Location

Occupant Name:
Address: 1123 SE FIFTH AVE , 34266
Phone:
Cell #:
APN : 06-38-25-0204-0160-0090

Owner Information

Owner Name: BUCKNER JOHN WILLIAM
Address: 1123 SE FIFTH AVE
ARCADIA, FL 34266
Phone: 863-321-4943
Cell #:

Actions

Action	By	Date	Time	Note/Observation
Complaint	Sharon Gray	06/13/2024	12:47 pm	Request 4510-JOHN GAMELLI - Has animals, overgrown grass, and they are living in a camper and bus, and they are going to the bathroom outside where it is visible to children.
Inspection / Site Visit	Sharon Gray	07/19/2024	2:50 pm	Site visit photos taken in violation. There are chickens and garbage & debris. There is a motor coach and multiple travel trailers I cannot tell if they are hooked up. A gentleman came out and spoke to me while I was there. He asked why I was taking pictures and I told him why.
Notice of Violation	Sharon Gray	07/30/2024	9:07 am	> Inspection Time:2:49 pm, Send to (Owner - Cert no=9589071052701588382981), Extra days(0)
Mail and Post Notice to Correct Violation	Sharon Gray	07/30/2024	2:36 pm	Posted & mailed notice to correct photos taken
Return Receipt Received	Sharon Gray	08/19/2024		Received signed green card
Inspection / Site Visit	Sharon Gray	08/19/2024	2:33 pm	Site visit photos taken the property has been mowed and debris has been picked up. There is some trash in the yard and some tv's outside the gate.
Inspection / Site Visit	Sharon Gray	08/30/2024	3:15 pm	Site visit photos taken they was actually out in the yard picking up. They had another tenant named Josh come out that speaks English. I let him know what needed to be be done. I told him that I would check back in a week or so.
Inspection / Site Visit	Sharon Gray	09/23/2024	10:23 am	Site visit photos taken in violation.
Inspection / Site Visit	Sharon Gray	12/10/2024	10:39 am	Site visit photos taken there is an unlicensed car in front of the home.
Inspection / Site Visit	Sharon Gray	01/03/2025	10:02 am	Site visit photos taken in violation. Set up for Special Masters.
Complaint	Sharon Gray	01/28/2025	8:57 am	Travel Trailers being occupied. Cad# 2025-03400
Inspection / Site Visit	Sharon Gray	01/28/2025	2:59 pm	Site visit photos taken in violation. Set up for the next available Special Masters.
E-mail Correspondence	Sharon Gray	01/30/2025		Received cad report from the Sheriff's Dept
Inspection / Site Visit	Sharon Gray	03/07/2025	10:26 am	Site visit photos taken the unlicensed vehicle has been removed. There is still debris. Set up for Special Masters.
Inspection / Site Visit	Sharon Gray	04/08/2025	2:21 pm	Site visit photos taken in violation.
Turn in for Special Master Hearing	Sharon Gray	04/15/2025		Turn in for Special Masters
Submitted for Special Master Review and approval	Sharon Gray	04/15/2025	12:30 pm	
Reviewed and approved for Special Master Herring Submittal	Jorge Hernandez	04/15/2025	12:39 pm	Please prepare an affidavit of violation and Notice of Mandatory Hearing for May 22, 2025, Special Master

			Hearing, and submit for entry into Granicus/Legistar for the County Attorney to review
Notice of Mandatory Hearing	Sharon Gray	04/16/2025 12:59 pm	Send to (Owner - Cert no=9589071052701588384404)
Affidavit of Violation	Sharon Gray	04/16/2025 1:05 pm	> Instrument No:201314001720 ,
Proof of Posting	Sharon Gray	04/16/2025 1:09 pm	Send to (Owner - Cert no=9589071052701588384404)
Mail and Post Notice of Hearing and Violation	Sharon Gray	04/25/2025 10:45 am	Posted and mailed notice of hearing photos taken
Inspection / Site Visit	Sharon Gray	05/07/2025 12:50 pm	Site visit photos taken in violation
Submitted for entry into Legistar	Sarah Milstead	05/13/2025	Submitted to Legistar.
Phone Call	Sharon Gray	05/13/2025	Josh one of the tenants called and left a message with Emanuel wanting to speak to me about the property. Josh 863-263-2367
Turn in for Special Master Hearing	Jill Kersey	05/13/2025 11:38 am	
Inspection / Site Visit	Sharon Gray	05/14/2025 11:32 am	Site visit photos taken in violation.
Phone Call	Sharon Gray	05/14/2025 4:49 pm	Returned Josh's call and I let him know what needs to be addressed.
Inspection / Site Visit	Sharon Gray	05/21/2025 9:33 am	Site visit photos taken in violation
Special Master Hearing	Sharon Gray	05/22/2025 11:00 am	Special Master Hearing Respondents wasn't present and found in violation to correct within 15 days of the order. A two year cease & desist and a non-compliance fine of up to $250.00 per day, per violation. Case cost in the amount of $33.08 to be paid in 15 days of the order.
Phone Call	Sharon Gray	05/28/2025 4:02 pm	Crystal 863-263-7296 called about the property and said they are working on it.
Special Master Facts and Findings	Sharon Gray	05/30/2025	Received signed Special Masters Orders. Certified mailer #9589071052700462267437
Return Receipt Received	Sharon Gray	06/09/2025	Received the signed orders for the orders
Inspection / Site Visit	Sharon Gray	07/07/2025 2:07 pm	Site visit photos taken the trash in the pile has been removed. The pop up camper has been closed and moved to another spot and the blue car has also been moved. The fridge has been moved out into the right of way for pickup.
Case Notes	Sharon Gray	07/09/2025	Case cost reminder sheet mailed regular mail
Complaint	Sharon Gray	07/16/2025 7:00 am	Sheriff's Department dispatcher Taylor called into Officer Turnbull that the sheriff's department was called to this property in regards to travel trailers being lived in.
Phone Call	Sharon Gray	07/17/2025	Called the Sheriff's dept to request a copy of the cad or report.
Meeting / Conference	Sharon Gray	07/17/2025	Mr. Buckner and friend came into the office in regards to his property I instructed him that if he doesn't want anyone living there that he would need to evict the tenants or squatter from the property. That the Clerk's office offers a variety of eviction packets. He said that he doesn't know who all is living there I told him that he could get copy's of the Sheriff's Dept cad reports and that would give him some of the names. That he might want to seek help from an attorney. I got a phone number for him 863-321-4943
Inspection / Site Visit	Sharon Gray	08/04/2025 4:48 pm	Site visit photos taken in violation. I went on the Clerk's website and no evictions have been filed
Inspection / Site Visit	Sharon Gray	08/29/2025 10:44 am	Site visit photos taken in violation.
Phone Call	Thomas Turnbull	09/03/2025 11:37 am	John Gamelli called and wanted to know what is going on with the case. He also said you can come on his property to get better pitchers for the case. Phone number is 413-221-0966
Turn in for Special Master Hearing	Sharon Gray	09/05/2025 10:15 am	Submit for Lien Hearing

Violations

#	Violation Type	Due Date	Status	Closed Date
1	DCCO Section 11-302 - Unauthorized dumping and accumulation prohibited Corrections Required:Remove all garbage, refuse, rubbish, junk, and debris from the property.		Open	
2	LDR Sec. 20-131 d - Prohibited RMF-M Corrections Required:Cease and desist the prohibited use for your zoning district and contact the Development Department for assistance in finding a remedy through the permitting and zoning process.		Open	
3	LDR Sec. 20-1616 (a)(3) - Refuse and debris		Open	

Corrections Required:Remove all garbage or refuse from the property. Insure that in the future all garbage and refuse is kept in containers that are covered by solid, tight fitting lids and that garbage and refuse is removed weekly

4	LDR Sec. 20-1616 (a)(5)(e) - Overgrown Corrections Required:Mow and maintain the property	Open
5	LDR Sec. 20-728(g) - Farm animals 4 H / FFA Corrections Required:Remove un-permitted animal(s) from your property or if your animal(s) are part of 4H or FFA contact The Development Department to remedy the issue through the zoning and permitting process	Open
6	LDR Sec. 20-138 d - Prohibited CE Corrections Required:Cease and desist the prohibited use for your zoning district and contact the Development Department for assistance in finding a remedy through the permitting and zoning process.	Open
7	LDR Sec. 20-97 (b) - Parking and Storage of Certain Vehicles and Trailers Corrections Required:Remove the unauthorized travel trailer for the property	Open

Additional Addresses

Address Type:Complainant Name:JOHN GAMELLI Address:1141 SE FIFTH AVE ARCADIA, FL 34266 Phone:(413) 454-1603 Cell #:	Address Type:Complainant Name:Sheriff's Department (Yolanda) Address:208 East Cypress St Arcadia, FL 34266 Phone: Cell #:

Fees

Fee Type	Date	Charges	Payments	Details
Special Masters Hearing Case Cost	05/22/2025	33.08		
		33.08	**0.00**	

Inspection Notes

Date: _____ Time: _____

Findings: _____

_____

_____

_____

CODE ENFORCEMENT CASE

CASE NUMBER: 24-0654

Name	JOHN WILLIAM BUCKNER	
Property Address	1123 SE FIFTH AVE	
Zoning	RMF-M	
Violation (1)		0
Violation (2)	0	

CASE NOTES

Special Master Order

YES	Violation founded	Owner Present	NO	
85	Days in violation	per day fine	$ 250.00	
	Lien	Previous case cost	$ 33.08	
	Total lien cost	Current case cost		
	Cost of $_____ ___to be paid in _____ days.		$ 33.08	Total of case costs

CASE NUMBER: 24-0654

CODE ENFORCEMENT COST BREAKDOWN

PHOTOS	Number of photos @ $.15 per photo	47	$	7.05
SERVICE	Number of Certified letters @ $6.11 per letter	0	$	-
LEGAL SERVICE	Number of Certified letters @ $6.31 per letter	1	$	10.44
	DAYS	PENALTY	$	17.49
Non compliant days	85	$ 250.00	$	21,250.00
Previous SM Case costs			$	33.08
Affadavit/hearing days	0	$ -	$	-
X	PROPERTY CARD	TOTAL	$	21,300.57
X	TAX RECORD			
X	DEED			

		Accepted	Rejected
	N2C GREEN CARD RETURN DATE		
	HEARING GREEN CARD RETURN DATE		

DeSoto County Property Appraiser

David A. Williams, CFA

2025 Preliminary Values
updated: 9/4/2025

Parcel: << **06-38-25-0204-0160-0090 (19637)** >>

Owner & Property Info

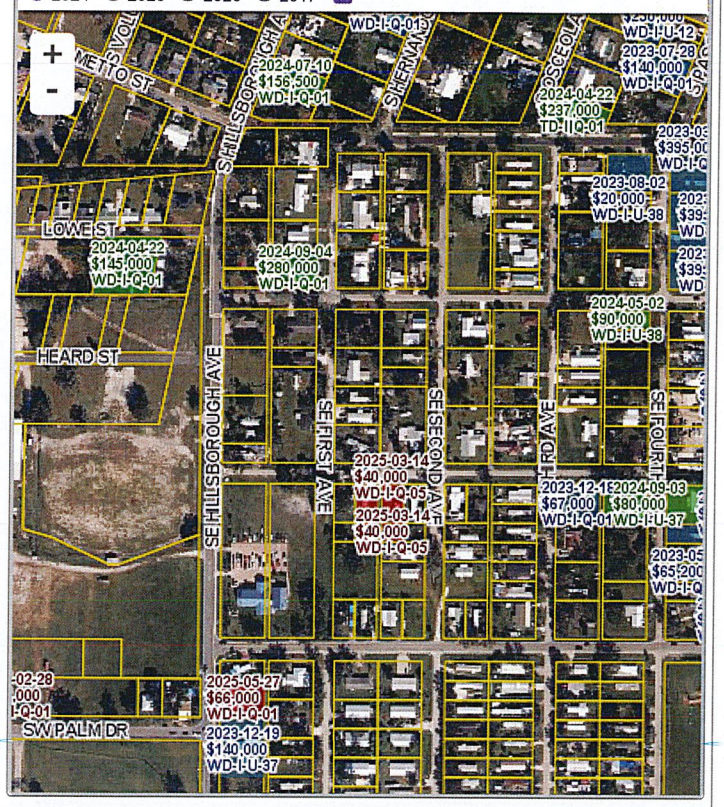
Result: 3 of 8

Owner	**BUCKNER JOHN WILLIAM** 1123 SE FIFTH AVE ARCADIA, FL 34266		
Site	1123 SE FIFTH AVE, ARCADIA		
Description*	KING & BAKER SUB LOTS 9 10 11 12 & 13 BLK 16 INST:201314001720		
Area	0.66 AC	S/T/R	06-38-25
Use Code**	SINGLE FAMILY (0100)	Tax District	7

*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.
**The Use Code is a FL Dept. of Revenue (DOR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

Aerial Viewer | Building Photo | Google Maps

2024 2023 2020 2017 Sales



Property & Assessment Values

2024 Certified Values		2025 Preliminary Values	
Mkt Land	$12,000	Mkt Land	$30,000
Ag Land	$0	Ag Land	$0
Building	$129,451	Building	$133,586
XFOB	$2,556	XFOB	$2,425
Just	$144,007	Just	$166,011
Class	$0	Class	$0
Appraised	$144,007	Appraised	$166,011
SOH/10% Cap	$13,056	SOH/10% Cap	$21,965
Assessed	$144,007	Assessed	$166,011
Exempt	$0	Exempt	$0
Total Taxable	county:$130,951 other:$130,951 school:$144,007	Total Taxable	county:$144,046 other:$144,046 school:$166,011

NOTE: Property ownership changes can cause the Assessed value of the property to reset to full Market value, which could result in higher property taxes.

Sales History

Show Similar Sales within 1/2 mile | Fill out Sales Questionnaire

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
3/26/2013	$56,000	201314001720	WD	I	Q	01
12/8/2008	$100	200814011171	CT	I	U	
4/21/2006	$180,000	579 / 2554	WD	I	Q	
11/28/1997	$66,000	396 / 740	WD	I	Q	
1/21/1977	$6,500	128 / 568	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	SINGLE FAM (0100)	1955	2354	2754	$133,586

*Bldg Desc determinations are used by the Property Appraisers office solely for the purpose of determining a property's Just Value for ad valorem tax purposes and should not be used for any other purpose.

Extra Features & Out Buildings (Codes)

Code	Desc	Year Blt	Value	Units	Dims
1400	FNC CH L3/4	1998	$2,265.00	726.00	0 x 0
2003	SIDEWALK	1955	$85.00	136.00	0 x 0
0850	CONCR SLAB	1960	$75.00	120.00	12 x 10

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value	* Zoning
0100	SFR (MKT)	1.000 UT (0.660 AC)	1.0000/1.0000 1.0000/ /	$30,000 /UT	$30,000	RMF-M

* The Property Appraiser's Office is NOT responsible for the zoning codes. For more information about Zoning, please contact the appropriate Planning & Zoning office for your area. City of Arcadia office: 863-494-4114 -or- DeSoto County office: 863-993-4806

Search Result: 3 of 8

© DeSoto County Property Appraiser | David A. Williams, CFA | Arcadia, Florida | 863-993-4866

by: GrizzlyLogic.com

The information presented on this website was derived from data which was compiled by the **DeSoto County Property Appraiser** solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. The GIS Map image is not a survey and shall not be used in a Title Search or any official capacity. No warranties, expressed or implied, are provided for the accuracy of the data herein, its use, or its interpretation. This website was last updated: 9/4/2025 and may not reflect the data currently on file at our office.

KING & BAKER SUB
LOTS 9 10 11 12 & 13 BLK 16
INST:201314001720

BUCKNER JOHN WILLIAM
1123 SE FIFTH AVE
ARCADIA, FL 34266

2025

06-38-25-0204-0160-0090

DESOTO COUNTY PROPERTY

BUILDING CHARACTERISTICS

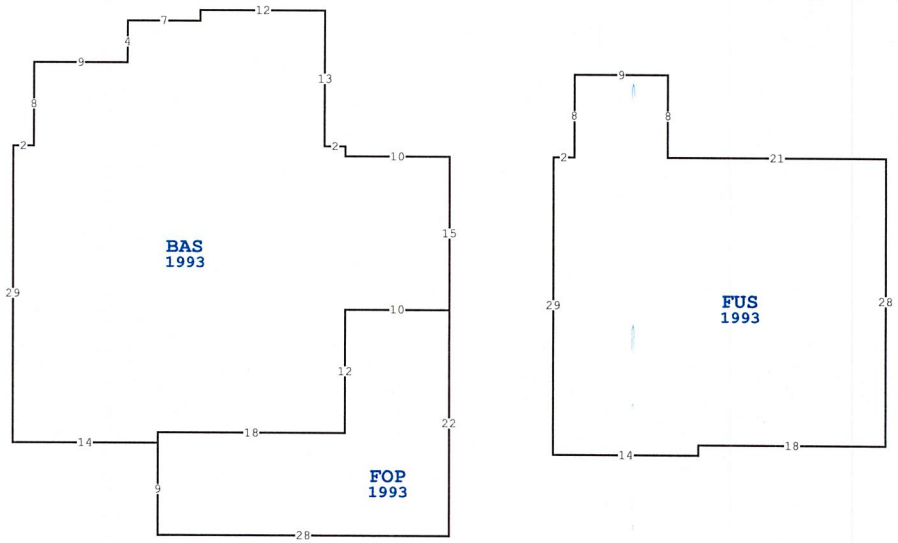
ELEMENT	CD	CONSTRUCTION
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	09	PINE WOOD 100
Air Condition	02	WINDOW 100
Heating Type	01	NONE 100
Bedrooms		5 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		2 100
Architectual	01	. 100
Fireplace	02	FPLC-B 100
Units		0 100
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	300300.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,372	100	1993	1,372	74,687
FOP	400	25	1993	100	5,444
FUS	982	100	1993	982	53,456
TOTALS	2,754			2,454	133,586

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
0100	01	2,454	82.1700	102.71	252,050	1955	1960	0	0	5	42.00	53.00

1 SINGLE FAM 0% - 0 Heated Area: 2354 HX Base Yr



1123 SE FIFTH AVE, ARCADIA

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/24/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 7	Tax Dist:
BUILDING MARKET VALUE	133,586
TOTAL MARKET OB/XF VALUE	2,425
TOTAL LAND VALUE - MARKET	30,000
TOTAL MARKET VALUE	166,011
SOH/AGL Deduction	21,965
ASSESSED VALUE	144,046
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	144,046
TOTAL JUST VALUE	166,011
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	144,007

VA BENEFIT LETTER ATTACHED TO PARCEL NO HX PER DA

DOG PEN NCV

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
201314001720	3/26/2013	WD	Q	I	01	56,000
GRANTOR: MEEKS GUY						
GRANTEE: BUCKNER JOHN WILLIA						
200814011171	12/08/2008	CT	U	I		100
GRANTOR: HAY LEWIS E II & HEAT						
GRANTEE: MEEKS GUY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993;ORIG=0,0] W10 N1 W2 N13 W12 S1 W7 S4 W9 S8 W2 S29 E14 N1 E18 N12 E10 N15 $
FUS=[YR=1993;ORIG=10,0] E2 N8 E9 S8 E21 S28 W18 S1 W14 N29 $
FOP=[YR=1993;ORIG=-28,28] S9 E28 N22 W10 S12 W18 S1 $
.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	1400	FNC CH L3/	0	0	0	0	726.00	LF	6.00	6.00	100	1998	1998	3	52	2,265	
2	2003	SIDEWALK	0	0	0	0	136.00	SF	2.50	2.50	100	1955	1955	3	25	85	
3	0850	CONCR SLAB	0	0	12	10	120.00	SF	2.50	2.50	100	1960	1960	3	25	75	

LAND DESCRIPTION

TOTAL OB/XF 2,425

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0		RMF-M	250.00	115.00	1.00	UT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

REVIEW DATE 12/18/2023 BY KG Total Acres: 0.66 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 09/03/2025 BY SYS

Notice Of AD Valorem Taxes & Non-AD Valorem Assessments

Bill # R 1688500 2024 **R 06-38-25-0204-0160-0090**

REAL ESTATE TAX/NOTICE RECEIPT FOR DESOTO COUNTY

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	TAX AMOUNT
DESOTO COUNTY	.0076153	$997.23
COUNTY LAW ENF	.0024399	$319.51
SCHOOL LRE	.0030960	$445.85
SCHOOL DISC	.0022480	$323.73
SOUTHWEST WATER MGMT	.0001909	$25.00
TOTAL AD-VALOREM:		**$2,111.32**

NON-AD VALOREM ASSESSMENTS

TAXING AUTHORITY	TAX AMOUNT
Asmt - EMS	$80.00
Asmt - FIRE	$118.00
Asmt - SOLID WASTE	$45.50
Asmt - SOLID WASTE COLLECT	$228.13
TOTAL NON-AD VALOREM:	**$471.63**

COMBINED TAXES & ASMTS: **$2,582.95**

DISCOUNT: **$0.00**

UNPAID BALANCE: **$0.00**

Exemptions:

Property Address:
1123 SE FIFTH AVE ARCADIA 34266

BUCKNER JOHN WILLIAM
1123 SE FIFTH AVE
ARCADIA , FL 34266 - 0000

0.660 ACRES
KING & BAKER SUB
LOTS 9 10 11 12 & 13 BLK 16
INST:201314001720

FAIR MKT VALUE	**$144,007.00**	DIST	**7**
ASSESS	**$130,951.00**	EXEMPT VALUE	**$0.00**
TAXABLE VALUE	**$130,951.00**		

**** PAID ****

Last Payment: 11/26/2024 **Receipt Number:** 602144

Amount Collected: $2,479.63 **Discount Amount:** $0.00

Tax Roll Property Summary

Parcel	Roll Type	Year	Original Gross Tax	Original Assessments	Date Paid	Amount Paid	Total Unpaid
063825020401600090	R	2024	$2,111.32	$471.63	11/26/2024	$2,479.63	$0.00
063825020401600090	R	2023	$2,001.97	$464.82	11/29/2023	$2,368.12	$0.00
063825020401600090	R	2022	$2,017.76	$454.67	11/28/2022	$2,373.53	$0.00
063825020401600090	R	2021	$1,795.97	$448.16	11/21/2021	$2,154.36	$0.00
063825020401600090	R	2020	$1,659.32	$442.81	11/16/2020	$2,018.04	$0.00
063825020401600090	R	2019	$1,603.64	$438.38	3/5/2020	$2,042.02	$0.00
063825020401600090	R	2018	$1,445.33	$432.50	4/26/2019	$1,934.16	$0.00
063825020401600090	R	2017	$211.63	$390.50	5/3/2018	$623.49	$0.00
063825020401600090	R	2016	$211.35	$390.50	2/3/2017	$595.83	$0.00
063825020401600090	R	2015	$238.13	$311.50	2/3/2016	$544.13	$0.00
063825020401600090	R	2014	$201.88	$287.50	3/4/2015	$489.38	0.00

$10.00 Rec
$392.00 Doc

Return to:
Name: Arcadia Abstract & Title Company, Inc.
Address: 20 West Oak Street
Arcadia, Florida 34266

This Instrument Prepared:
Tosha Morales
Arcadia Abstract & Title Company, Inc.
20 West Oak Street
Arcadia, Florida 34266
as a necessary incident to the fulfillment of conditions contained in a title insurance commitment issued by it.

Inst:201314001720 Date:3/28/2013 Time:4:13 PM
Doc Stamp-Deed:392.00
DC,Mitzie McGavic,Desoto County Page 1 of 1

Property Appraisers Parcel I.D. (Folio) Number(s):
06-38-25-0204-0090
File No: **201324291**

WARRANTY DEED

This Warranty Deed Made the 26th day of March, 2013, by **Guy Meeks,** hereinafter called the grantor, whose post office address is: **4620 Samoset Dr., Sarasota, Florida 34241**

to **John William Buckner,** whose post office address is: **517 Belvedere Court, Punta Gorda, Florida 33950**, hereinafter called the grantee,

WITNESSETH: That said grantor, for and in consideration of the sum of **$56,000.00** Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in **DeSoto** County, Florida, viz:

LOTS 9, 10, 11, 12 AND 13, BLOCK 16, KING AND BAKER SUBDIVISION, as per map or plat thereof recorded in the Office of the Clerk of the Circuit Court in and for DeSoto County, Florida, in Plat Book 1, Page 105 and in Plat Book C-5, Page 63.

The property is not the homestead of the Grantor(s).
TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.
To Have and to Hold, the same in fee simple forever.
And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to 2012, reservations, restrictions and easements of record, if any.
(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)
In Witness Whereof, Grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Witness Signature: Tasha Morales
Printed Name: Tosha Morales

Guy Meeks

Witness Signature: Karen M. Smith
Printed Name: Karen M Smith

STATE OF **FLORIDA**
COUNTY OF **DeSoto**

The foregoing instrument was acknowledged before me this 26th day of March, 2013, by **Guy Meeks**, who is/are personally known to me or who has/have produced driver license(s) as identification.

My Commission Expires:

Tasha Morales
Tosha Morales
Notary Public
Serial Number

Notary Public State of Florida
Tosha Morales
My Commission EE 157823
Expires 01/08/2016

DESOTO
COUNTY

NADIA K. DAUGHTREY
CLERK OF THE CIRCUIT COURT

clericus ORI
POWERED BY CIVITEK

Search Again

Your results are shown below. You may click a column heading to sort that column. Clicking the same heading again will reverse the order of the search.

Page Size: 25

5 items found, displaying all items.

1

Party Name	Party Type	Date	Document Type	Instrument Number	Book/Page	Pages	Consideration Amount	Description
BUCKNER JOHN WILLIAM	F	12/16/2022	MTG	202214010225	0/0	7	$45,000.00	SEE EXHIBIT A View Image
BUCKNER JOHN WILLIAM	T	10/14/2020	SAT	202014006124	0/0	1	$0.00	INST #201814002882 View Image
BUCKNER JOHN WILLIAM	F	10/01/2020	MTG	202014005831	0/0	13	$129,600.00	SEE EXHIBIT 'A' View Image
BUCKNER JOHN WILLIAM	F	05/22/2018	MTG	201814002882	0/0	8	$35,000.00	LTS 9-13, BLK 16, KING AND BAKER SUBDIVISION View Image
BUCKNER JOHN WILLIAM	T	03/28/2013	D	201314001720	0/0	1	$56,000.00	LTS 9,10,11,12,13 BLK 16 KING AND BAKER SUB View Image

5 items found, displaying all items.

1

Request: 5411 Entered on: 07/16/2025 09:08 AM By: Sarah Milstead

Customer Information

Name: SHERRIFF'S DEPARTMENT Taylor
Address: 208 E. Cypress St
Arcadia, FL 34266

Phone: (863) 993-4700
Alt. Phone:
Email:

Request Classification

Topic: Other - Code Enforcement
Request type: Complaint
Status: Closed
Priority: Normal
Assigned to: Sharon Gray
Entered Via: Phone
Property Address: 1123 SE Fifth Ave
Property APN: 06-38-25-0204-0160-0090
Retention Disposition Date
Date File Scanned into DocuShare:

Description

Call from the Sherriff's Department didn't catch a Sgt. 's name. Called @7am.
For two RV's that are being lived in.

Reason Closed

Closing this request, this request has been attached to case# 24-0654.

Date Expect Closed: 07/30/2025

Date Closed: 07/17/2025 3:35 PM **By:** Sharon Gray

Enter Field Notes Below

Notes: _____

_____

_____

_____

_____

_____

Notes Taken By: _____ **Date:** _____

Request: 5411 Entered on: 07/16/2025 09:08 AM By: Sarah Milstead

Customer Information

Name: SHERRIFF'S DEPARTMENT (NO NAME)
Address: 208 E. Cypress St
Arcadia, FL 34266

Phone: (863) 993-4700
Alt. Phone:
Email:

Request Classification

Topic: Other - Code Enforcement
Request type: Complaint
Status: Open
Priority: Normal
Assigned to: Sharon Gray
Entered Via: Phone
Property Address: 1123 SE Fifth Ave
Property APN: 06-38-25-0204-0160-0090
Retention Disposition Date
Date File Scanned into DocuShare:

Description

Call from the Sherriff's Department didn't catch a Sgt. 's name. Called @7am.
For two RV's that are being lived in.

Reason Closed

Date Expect Closed: 07/30/2025

Enter Field Notes Below

Notes: _____

_____

_____

_____

_____

_____

Notes Taken By: _____ **Date:** _____

Case Number	Filed Date	Case Type	Status	Contested	Jury Trial
142023CA000752CAAXMA [2023CA000752AXMA]	11/28/2023	Circuit Civil 3-C	OPEN	NO	YES

Filing Date	Description	Active	Contested	Judgment Date
11/28/2023	CONTRACT AND INDEBTEDNESS	YES	NO	-

Party Name	Party Type	Attorney	Bar ID
HALL, DON THOMAS	JUDGE		
KIN INTERINSURANCE NETWORK Search This Party	DEFENDANT	FLUET, NICOLE MARIE	91077
BUCKNER, JOHN Search This Party	PLAINTIFF		

Dockets

Page : 1 10

Image	Doc #	Action Date	Description	Pages
	106	08/04/2025	DOCUMENTS FILED BY PLAINTIFF-SENT TO JUDGE FOR REVIEW	9
	105	07/31/2025	MOTION (PLTF)-SENT TO JUDGE FOR REVIEW	5
	104	07/14/2025	ORDER SCHEDULING ZOOM HEARING:8/27/25 @11AM	1
	103	07/14/2025	REQUEST FROM PLAINTIFF-SENT TO JUDGE FOR REVIEW	8
	102	07/11/2025	DOCUMENTS FILED BY PLAINTIFF	3
	101	06/17/2025	LETTER FROM PLAINTIFF- SENT TO JUDGE FOR REVIEW	4
	100	06/13/2025	DEFENDANT CERTIFICATE OF NON OBJECTION	2
	99	06/09/2025	ORDER GRANTING PLAINTIFF'S MOTION TO WITHDRAW	2
	98	06/05/2025	PRO SE MOTION (PLAINTIFF)-SENT TO JUDGE FOR REVIEW	2
	97	06/03/2025	LETTER FROM PLAINTIFF	1

Judge Assignment History

Court Events

Financial Summary

Reopen History

** Pursuant to Florida Statutes and Florida Rules of Court Procedure, records that have been designated as expunged, sealed or confidential may not be available through this service. For additional information on specific records please contact the Clerk of Court.

DeSoto County Sheriff's Office
208 E Cypress St Arcadia , FL 34266

Call Taker
03 tquigley

CFS Report
CFS # - C2025-27132

Base Information

Call When 07/16/2025 04:11:11 **Create When** 07/16/2025 04:13:33 **Close When** 07/16/2025 04:34:46 **Disposition** 10-98 NO REPORT

Priority **Alarm** 1 **Disciplines** L **Assigned Disciplines** L **Assigned Disciplines NP** L

CallType 13 INCIDENT **EDL** **FDL** **LDL** **Primary Unit** 34-18

Location of Occurrence

Address 1123 SE FIFTH AVE, ARCADIA **Zip** **County** DESOTO

Landmark **ESN** 502 **Map Grid**

EMS/Rescue DeSoto County Fire Rescue **Fire** DeSoto County Fire Rescue **Law** DeSoto County Sheriff's Office

Area **District** **EMS Tract** Station 1 **Fire Tract** Station 1

Grid **Law Tract** Zone 2 **Report Tract** 4 **Work Area**

Cross Street High SE HARGRAVE ST **Cross Street Low** SE ADEL ST

From-To Directions

Caller

Address 1123 SE FIFTH AVE, ARCADIA **Landmark**

Name FSS 119 **Caller Phone** FSS 119 **How Received** 911

Dispositions

Disposition	Assigned When	User	InActive	While Closed
10-98 NO REPORT	07/16/2025 04:34:46	vbanda	☐	☐

Call Types

Call Type	Assigned When	User	Assigned While Closed	InActive
13 INCIDENT	07/16/2025 04:13:33	tquigley	☐	☐

Unit Times

Unit	Department	Unit Type	When	Status | Notes	User
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	07/16/2025 04:14:03	DISPATCHED	tquigley
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	07/16/2025 04:14:50	10-51 ENROUTE	vbanda
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	07/16/2025 04:15:43	REMARKS|HAVE CODE ENFORCEMENT GO OUT THERE TOMMOROW FOR SEVERAL VIOLATIONS	vbanda
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	07/16/2025 04:18:25	10-97 ON SCENE	vbanda
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	07/16/2025 04:24:34	SAFETY CHECK|10-82	vbanda
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	07/16/2025 04:30:59	REMARKS|FOR CODE ENFORCEMENT, THERE ARE 2 CAMPERS ON THE PROP BEING RENTED OUT AS PERMAMENT RESIDENCES	vbanda
34-18 (Plymale, Matthew)	DCSO	ROAD	07/16/2025 04:31:01	10-98 CLEAR	vbanda

Call Taker
03 tquigley

CFS Report
CFS # - C2025-27132

PATROL SGT

Incident Locations

Address: 1123 SE FIFTH AVE, ARCADIA **User:** tquigley

When: 07/16/2025 04:13:33 **Latitude:** 27.2074637790394 **Longitude:** -81.8549842983155 **Source:** MapPoint **InActive:** ☐

Caller Phones

Caller Phone	When	User	Caller Phone	When	User
FSS 119	07/16/2025 04:13:33	tquigley			

Caller Names

Caller Name	When	User	Caller Name	When	User
FSS 119	07/16/2025 04:13:33	tquigley			

Comment

07/16/2025 04:13:33 07/16/2025 04:13:33

ADV SOMEONE WENT IN THE HOUSE AND TURNED THE POWER OFF

Notes

tquigley 07/16/2025 04:16:20 F,R

CALLER DISCONNECTED // NO ANSWER ON CALL BACK

mplymale 07/16/2025 04:31:20 E,F,L,R,O

Spoke with Gerard Delacruz who said his power was unplugged. While on scene the power was plugged back in. Code enforcement was notified of two campers on the property.

tbroxson 07/16/2025 07:26:29 F,R

MADE X25 WITH CODE ENFORCEMENT ADV THAT THEY WILL GO TO THE PROPERTY AND TAKE CARE OF IT

Request: 4963 Entered on: 01/28/2025 08:57 AM By: Sharon Gray

Customer Information

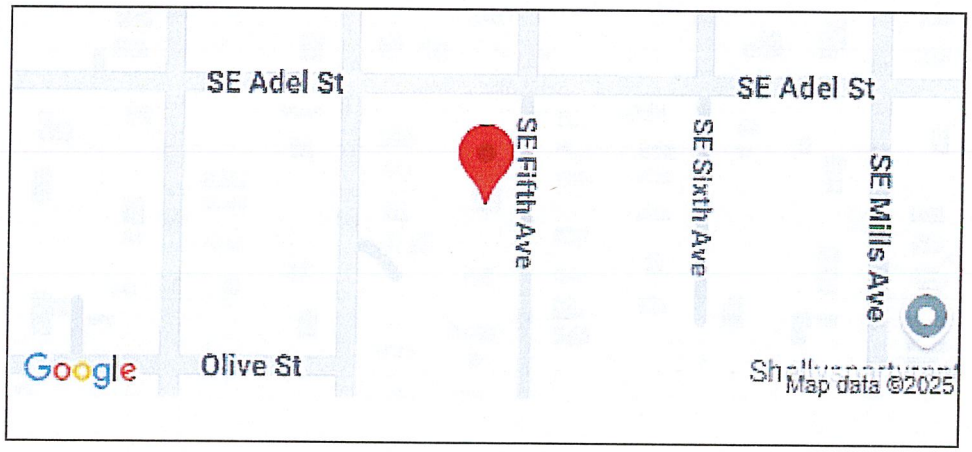
Name: Sheriff's Department (Yolanda)
Address: 208 East Cypress St
Arcadia, FL 34266

Phone:
Alt. Phone:
Email:

Request Classification

Topic: Prohibited Use
Status: Closed
Assigned to: Sharon Gray
Property Address: 1123 SE Fifth Ave

Request type: Complaint
Priority: Normal
Entered Via: Phone



Property APN:

Description

Travel Trailers being occupied. Cad# 2025-03400

Reason Closed

There is an open case.

Date Expect Closed: 02/11/2025

Date Closed: 01/28/2025 08:58 AM **By:** Sharon Gray

Enter Field Notes Below

Notes:

Notes Taken By:_____ **Date:**_____

DeSoto County Sheriff's Office
208 E Cypress St Arcadia , FL 34266

Call Taker
03 mrivera

CFS Report
CFS # - C2025-03400

Base Information

Call When 01/26/2025 20:02:46 **Create When** 01/26/2025 20:03:13 **Close When** 01/26/2025 21:35:22 **Disposition** 10-98 NO REPORT

Priority **Alarm** 1 **Disciplines** L **Assigned Disciplines** L **Assigned Disciplines NP** L

CallType 42 CIVIL **EDL** **FDL** **LDL** **Primary Unit** 34-09

Location of Occurrence

Address 1123 SE FIFTH AVE, ARCADIA **Zip** **County** DESOTO

Landmark **ESN** 502 **Map Grid**

EMS/Rescue DeSoto County Fire Rescue **Fire** DeSoto County Fire Rescue **Law** DeSoto County Sheriff's Office

Area **District** **EMS Tract** Station 1 **Fire Tract** Station 1

Grid **Law Tract** Zone 2 **Report Tract** 4 **Work Area**

Cross Street High SE HARGRAVE ST **Cross Street Low** SE ADEL ST

From-To Directions

Caller

Address 1243 SE FOURTH AVE, ARCADIA **Landmark**

Name FSS 119 **Caller Phone** FSS 119 **How Received** 911

Dispositions

Disposition	Assigned When	User	InActive	While Closed
10-98 NO REPORT	01/26/2025 21:35:22	dbolanos	☐	☐

Call Types

Call Type	Assigned When	User	Assigned While Closed	InActive
42 CIVIL	01/26/2025 20:12:01	dbolanos	☐	☐
21 BURGLARY	01/26/2025 20:03:13	mrivera	☐	☐

Unit Times

Unit	Department	Unit Type	When	Status | Notes	User
34-09 (Lewis, Merle)	DCSO	ROAD PATROL LT	01/26/2025 20:03:28	DISPATCHED	mrivera
34-09 (Lewis, Merle)	DCSO	ROAD PATROL LT	01/26/2025 20:03:49	10-51 ENROUTE	mrivera
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	01/26/2025 20:03:57	DISPATCHED	dbolanos
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	01/26/2025 20:04:00	10-51 ENROUTE	dbolanos
34-46 (Roosa, John)	DCSO	ROAD PATROL	01/26/2025 20:04:22	DISPATCHED	dbolanos
34-46 (Roosa, John)	DCSO	ROAD PATROL	01/26/2025 20:04:28	10-51 ENROUTE	dbolanos
34-24 (Santana, Elio)	DCSO	ROAD PATROL CPL	01/26/2025 20:05:46	DISPATCHED	dbolanos
34-24 (Santana, Elio)	DCSO	ROAD PATROL CPL	01/26/2025 20:06:01	10-51 ENROUTE	dbolanos

107 (Gaskins, Jerrold)	APD	POLICE	01/26/2025 20:06:04	DISPATCHED	dbolanos
107 (Gaskins, Jerrold)	APD	POLICE	01/26/2025 20:06:06	10-97 ON SCENE	dbolanos
112 (Smith, Saul)	APD	POLICE	01/26/2025 20:06:34	DISPATCHED	dbolanos
112 (Smith, Saul)	APD	POLICE	01/26/2025 20:06:38	10-97 ON SCENE	dbolanos
34-46 (Roosa, John)	DCSO	ROAD PATROL	01/26/2025 20:06:48	10-97 ON SCENE/CANCEL CHECKS	dbolanos
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	01/26/2025 20:06:53	10-97 ON SCENE/CANCEL CHECKS	dbolanos
112 (Smith, Saul)	APD	POLICE	01/26/2025 20:07:24	10-97 ON SCENE/CANCEL CHECKS	dbolanos
34-09 (Lewis, Merle)	DCSO	ROAD PATROL LT	01/26/2025 20:09:03	10-97 ON SCENE/CANCEL CHECKS	dbolanos
34-24 (Santana, Elio)	DCSO	ROAD PATROL CPL	01/26/2025 20:10:33	REMARKS|O/A FIFTH AND ADEL	dbolanos
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	01/26/2025 20:10:42	REMARKS|OUT WITH THEM	dbolanos
34-24 (Santana, Elio)	DCSO	ROAD PATROL CPL	01/26/2025 20:11:42	REMARKS|1123 SE FIFTH AVE	dbolanos
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	01/26/2025 20:12:10	REMARKS|SIG 42	dbolanos
34-24 (Santana, Elio)	DCSO	ROAD PATROL CPL	01/26/2025 20:12:16	10-97 ON SCENE/CANCEL CHECKS	dbolanos
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	01/26/2025 20:14:33	REMARKS|54 29 49 TIMES 2	dbolanos
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	01/26/2025 20:20:30	REMARKS|LEAVE NOTE FOR CODE ENFORCEMENT THAT SOMEONE IS LIVING IN A CAMPER ON THE PROPERTY FULL TIME	hscott
34-18 (Plymale, Matthew)	DCSO	ROAD PATROL SGT	01/26/2025 20:22:08	10-98 CLEAR	dbolanos
107 (Gaskins, Jerrold)	APD	POLICE	01/26/2025 20:23:05	10-98 CLEAR	dbolanos
112 (Smith, Saul)	APD	POLICE	01/26/2025 20:23:07	10-98 CLEAR	dbolanos
34-09 (Lewis, Merle)	DCSO	ROAD PATROL LT	01/26/2025 20:23:17	10-98 CLEAR	dbolanos
34-46 (Roosa, John)	DCSO	ROAD PATROL	01/26/2025 20:23:20	10-98 CLEAR	dbolanos
34-24 (Santana, Elio)	DCSO	ROAD PATROL CPL	01/26/2025 20:23:23	10-98 CLEAR	dbolanos

Incident Locations

Address: 1243 SE FOURTH AVE, ARCADIA FL **User:** mrivera

When: 01/26/2025 20:03:13 **Latitude:** **Longitude:** **Source:** None_Unknown **InActive:** ☐

Address: 1123 SE FIFTH AVE, ARCADIA **User:** dbolanos

When: 01/26/2025 20:12:01 **Latitude:** 27.2074637790394 **Longitude:** -81.8549842983155 **Source:** MapPoint **InActive:** ☐

Vehicle|Person Information

Name Sims, Phillip L **Eye** BLU **Hair** BRO **Hgt** 507 **Wgt** 146 **Race** W **Sex** M **Discipline** F,L,R,O

DOB 05/04/1980 **OLN** FL S520672801640 **OID** **Unit**

Location **Description** **Phone** 8632661846

Type **Tag** FL **Tag Year** **Tag Type** **User** hscott **When** 01/26/2025 20:12:42

Make/Model/Year/Color/VIN/Desc / / / / / **Searched** ☐ **Consented** ☐

CONTACT

CFS Report
CFS # - C2025-03400

Name Kinville, Joshua E **Eye** BRO **Hair** BLK **Hgt** 508 **Wgt** 139 **Race** W **Sex** M **Discipline** F,L,R,O
DOB 09/15/1978 **OLN** FL K514425783350 **OID** **Unit**
Location **Description** **Phone** 9412461781

Type **Tag** FL **Tag Year** **Tag Type** **User** hscott **When** 01/26/2025 20:13:33
Make/Model/Year/Color/VIN/Desc / / / / / **Searched** ☐ **Consented** ☐

CONTACT

Name Kinville, Tiffany A **Eye** BLU **Hair** BRO **Hgt** 503 **Wgt** 118 **Race** W **Sex** F **Discipline** F,L,R,O
DOB 12/10/1981 **OLN** FL **OID** **Unit**
Location **Description** **Phone** 8634733129

Type **Tag** FL **Tag Year** **Tag Type** **User** hscott **When** 01/26/2025 20:17:17
Make/Model/Year/Color/VIN/Desc / / / / / **Searched** ☐ **Consented** ☐

CONTACT

Name BAMACA, VICTORINO **Eye** **Hair** **Hgt** **Wgt** **Race** **Sex** **Discipline** F,L,R,O
DOB 11/30/1978 **OLN** FL **OID** **Unit**
Location **Description** **Phone**

Type **Tag** FL **Tag Year** **Tag Type** **User** hscott **When** 01/26/2025 20:18:45
Make/Model/Year/Color/VIN/Desc / / / / / **Searched** ☐ **Consented** ☐

CONTACT

Name Krawczynski, Jennifer L **Eye** HAZ **Hair** BLN **Hgt** 501 **Wgt** 123 **Race** W **Sex** F **Discipline** F,L,R,O
DOB 08/31/1983 **OLN** FL K625-432-83-811-0 **OID** **Unit**
Location **Description** **Phone**

Type **Tag** FL **Tag Year** **Tag Type** **User** hscott **When** 01/26/2025 20:20:46
Make/Model/Year/Color/VIN/Desc / / / / / **Searched** ☐ **Consented** ☐

CONTACT

Caller Phones

Caller Phone	When	User	Caller Phone	When	User
FSS 119	01/26/2025 20:04:32	mrivera			

Caller Names

Caller Name	When	User	Caller Name	When	User
FSS 119	01/26/2025 20:04:32	mrivera			

Comment

01/26/2025 20:04:32 01/26/2025 20:04:36

SOMEONES BREAKING IN

Notes

mrivera 01/26/2025 20:03:47 F,R
ADV HES IN THE CAMPER

mrivera 01/26/2025 20:04:49 F,R
POSS SQUATTERS

mrivera 01/26/2025 20:04:56 F,R
NO WEAPONS

mrivera 01/26/2025 20:05:13 F,R

UNK WHO THEY ARE

mrivera 01/26/2025 20:05:37 F,R

ADV THEY GOT THE DOOR OPEN

mrivera 01/26/2025 20:06:13 F,R

COMPL IS IN THE BACK BEDROOM

mrivera 01/26/2025 20:06:22 F,R

UNK HOW MANY SUBJECTS

mrivera 01/26/2025 20:06:47 F,R

ADV THERES A 2 STORY HOUSE IN FRONT OF THE CAMPER

mrivera 01/26/2025 20:06:57 F,R

COMPL ADV ITS HIS MOMS CAMPER

mrivera 01/26/2025 20:07:59 F,R

COMPL IS OUTSIDE

mrivera 01/26/2025 20:08:37 F,R

COMPL ADV HIS GF IS THERE AS WELL

mrivera 01/26/2025 20:08:52 F,R

https://what3words.com/woodstove.scheduler.paddlers

mrivera 01/26/2025 20:08:58 F,R

CORNER HOUSE ADEL/FOURTH

mrivera 01/26/2025 20:09:55 F,R

COMPL IS AT THE CORNER OF FIFTH NOW

mplymale 01/26/2025 20:26:36 E,F,L,R,O

Upon arrival Phillip Simms stated his "mother" Crystal" went to jail and she does not want people in her house. Phillip was claiming that nobody lives in the house and that he wanted them gone. Multiple people were located and they live in the residence. After an investigation into it, I determined this was civil. Phillip was informed about misuse of 911 and due to him living in a camper, code inforcement was notified.

ygrubbs 01/28/2025 08:20:09 E,F,L,R,O

X39 DESOTO CO CODE ENFORCEMENT

Request: 4510 Entered on: 06/13/2024 12:47 PM By: Sarah Milstead

Customer Information

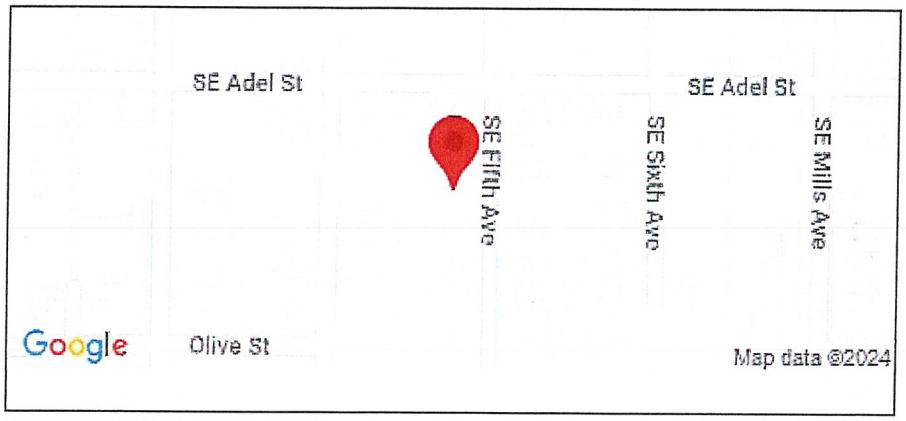
Name: JOHN GAMELLI
Address: 1141 SE FIFTH AVE
ARCADIA, FL 34266

Phone: (413) 454-1603
Alt. Phone:
Email:

Request Classification

Topic: Other - Code Enforcement
Status: Open
Assigned to: Sharon Gray
Property Address: 1123 SE Fifth Ave

Request type: Complaint
Priority: Normal
Entered Via: Phone



Property APN: 06-38-25-0204-0160-0090

Description

Has animals, overgrown grass, and they are living in a camper and bus, and they are going to the bathroom outside where it is visible to children.

Reason Closed

Date Expect Closed: 06/23/2024

Enter Field Notes Below

Notes: _____

_____

_____

_____

_____

_____

Notes Taken By: _____ **Date:** _____

AFFIDAVIT OF NON-COMPLIANCE

The undersigned **Sharon Gray** hereby notifies the Special Master that the previous order of the Special Master **(CE 24-0654)** has not been complied with by the time specified therein and requests that the Special Master enter an order assessing the violator with a fine and unpaid court costs plus any additional costs incurred up to the hearing date.

Description of non-compliance/violation(s) continuing from the previous Special Master Order:

1. **DCCO Sec 11-302 Unauthorized Dumping & Accumulation**
2. **LDR Sec 20-131 d Prohibited RMF-M**
3. **LDR Sec 20-1616 (a)(3) Refuse & Debris**
4. **LDR Sec 20-1616 (a)(5)(e) Overgrown**
5. **LDR Sec 20-728 (g) Farm Animals**
6. **LDR Sec 20-97 (b) Parking & Storage of Certain Vehicles & trailers**

Dates of violation:
From **June 12, 2025**, the date set for compliance (or the date of the most recent prior inspection) to **September 5, 2025**, the date of my last inspection equals: **(85) eighty-five days in violation, with (6) six violation(s) up to $250.00 per day per violation, plus UNPAID CASE COSTS in the amount of $33.08.**

The Special Master reserves jurisdiction to assess a fine retroactive to the date set for compliance in the order until the date of the Lien Hearing, plus unpaid court costs.

Pursuant to Section 162.09(1) and (3), Florida Statutes, a hearing is not necessary for the issuance of this order, and a certified copy of the order imposing fines and costs may be recorded as a lien against the real and personal property owned by the violator.

Case Name **John William Buckner**
Case # CE **24-0654**

Sharon Gray
Sharon Gray/ Enforcement Officer

STATE OF FLORIDA
COUNTY OF DESOTO

Before me, a notary public in and for said county and state, appeared Sharon Gray, personally known to me to be a Code Enforcement Officer of DeSoto County, authorized to assure code compliance, who being duly sworn upon his/her oath deposes and says that the statements above are true and correct. Sworn to and signed this 5th day of September, 2025.

ALISHA JILL KERSEY
Notary Public · State of Florida
Commission # HH 456309
My Comm. Expires Jan 29, 2028
Bonded through National Notary Assn.

Jill Kersey
Notary Public

BEFORE THE SPECIAL MASTER OF DESOTO COUNTY, FLORIDA

DESOTO COUNTY,
Petitioner,

vs. **Case Number CE-24-0654**

JOHN WILLIAM BUCKNER
Respondent

_____/

FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER

THIS CAUSE was heard by ROBERT H. BERNTSSON, Esquire, Special Master, on May 22, 2025, upon Notice of Violation filed against the Respondent. The Respondent was not present at the hearing. Based upon the testimony and evidence presented, the Special Master hereby enters this Order based upon the following findings of fact and conclusion of law.

FINDINGS OF FACT

1. The Respondent owns and/or occupies the following real property located in DeSoto County, Florida, to wit:

Parcel I.D # 06-38-25-0204-0160-0090

as described by Instrument Number 201314001720 in the Official Records of DeSoto County, Florida and more commonly-known as 1123 SE FIFTH AVE, ARCADIA, FL 34266.

2. At all times material hereto, the subject real property was zoned RMF-M.

3. On July 19, 2024, an inspection was conducted of the subject property resulting in the finding that the property was in violation of the following sections of the County's Code of Ordinances:

— Sec. 11-302, Unauthorized dumping and accumulation prohibited, which provides that no person shall dump or cause to be dumped, or place or cause to be placed, leave or permit to accumulate any garbage, refuse, rubbish, junk, debris, furniture, appliances, inoperative and derelict automobiles, boats, trucks, and vehicles of like nature, or trash or weeds, debris and any obnoxious material of any kind or any used or scrap building materials on any lands or premises, improved or unimproved, within the County;
— Sec. 20-131(d), Prohibited RMF-M: Prohibited Uses and Structures, RMF-M zoning;
— Sec. 20-1616(a)(3), Refuse and debris, which prohibits the accumulations of garbage or refuse including garbage, rubbish, debris, ashes, abandoned or inoperable automobiles, abandoned or inoperable household appliances, moveable furniture not designed for or modified to withstand the elements or outdoor use, sewage sludge and its byproducts;
— Sec. 20-1616 (a)(5)(e) which prohibits vegetation that is overgrown and is unmanaged and in excess often (10) inches;
— LDR Sec. 20-728(g) which provides that farm animals are not allowed in your zoning district;
— LDR Sec. 20-97(b) Parking and Storage of Certain Vehicles and Trailers, which provides that unless otherwise authorized, a recreational vehicle, trailer or travel trailer is prohibited unless it is parked on property with a dwelling or is stored in an enclosed structure, and is owned by the owner or occupant of that property; provided, however, that other than as authorized in zoning districts TTRVC and RVC, or for medical hardship under Section 20-728(e), said recreational vehicle, trailer or travel trailer may not be connected to any water utility or well, wastewater utility or septic tank, occupied or used for storage.

Subsequent inspections through May 21, 2025 showed the violations remained.

4. The County has alleged that the Respondent has violated those sections listed in Paragraph 2, above, of the County's Code of Ordinances which prohibits these conditions.

5. Service of the Notice of Violation and of the hearing in this case was duly made upon the Respondent.

CONCLUSIONS OF LAW

6. Respondent by these acts, conduct, or omissions has created or allowed conditions which are in violation of those sections listed in Paragraph 2, above, of the County's Code of Ordinances.

ORDER

Respondent is hereby ordered to:

A. Cease and Desist for a period of two (2) years, from any future violations of those sections listed in Paragraph 2, above, of the DeSoto County's Code of Ordinances

B. Within 15 days of the date of this Order, do all acts necessary to correct the violations which include:

— Remove all garbage, refuse, rubbish, junk, and debris from the property, and ensure that in the future all garbage and refuse is kept in containers that are covered by solid, tight fitting lids and that garbage and refuse is removed weekly;
— Cease and desist the prohibited use for your zoning district and contact the Development Department for assistance in finding a remedy through the permitting and zoning process;
— Mow and maintain the property;
— Remove on-permitted animal(s) from your property or if your animal(s) are part of 4H or FFA contact the Development Department to remedy the issue through the zoning and permitting process;
— Remove the unauthorized travel trailer for the property.

C. Pay costs in the amount of $33.08 which are assessed against the Respondents in this cause and are payable within 15 days of the date of this Order.

D. Failure to comply with any provision of this Order shall subject the Respondents to a fine up to $250.00 per day, per violation, for each day such violation shall be shown to exist in the future. This fine may become a lien upon Respondents' property pursuant to Section 162.09, Florida Statutes.

E. The Special Master hereby reserves jurisdiction to issue further orders as may be proper and necessary in this cause, including but not limited to an order imposing a fine and costs for non-compliance with this Order.

DONE AND ORDERED this 28th day of May, 2025.

ROBERT H. BERNTSSON, Esquire
Special Master of DeSoto County, Florida
Florida Bar No. 0804400

ATTEST:

Marilyn Padilla
Transcribing Secretary

Copies furnished to:
Valerie Vicente, Esquire, DeSoto County Attorney, 201 E. Oak Street, Suite 201, Arcadia Florida 34266 and

Respondent:
JOHN WILLIAM BUCKNER, 1123 SE FIFTH AVE, ARCADIA, FL 34266

on this 30 day of May, 2025.

By: _____
Sarah Milstead
Administrative Assistant

08/29/2025 10:44
SHARON GRAY
1123 SE FIFTH AVE

08/29/2025 10:44
SHARON GRAY
1123 SE FIFTH AVE

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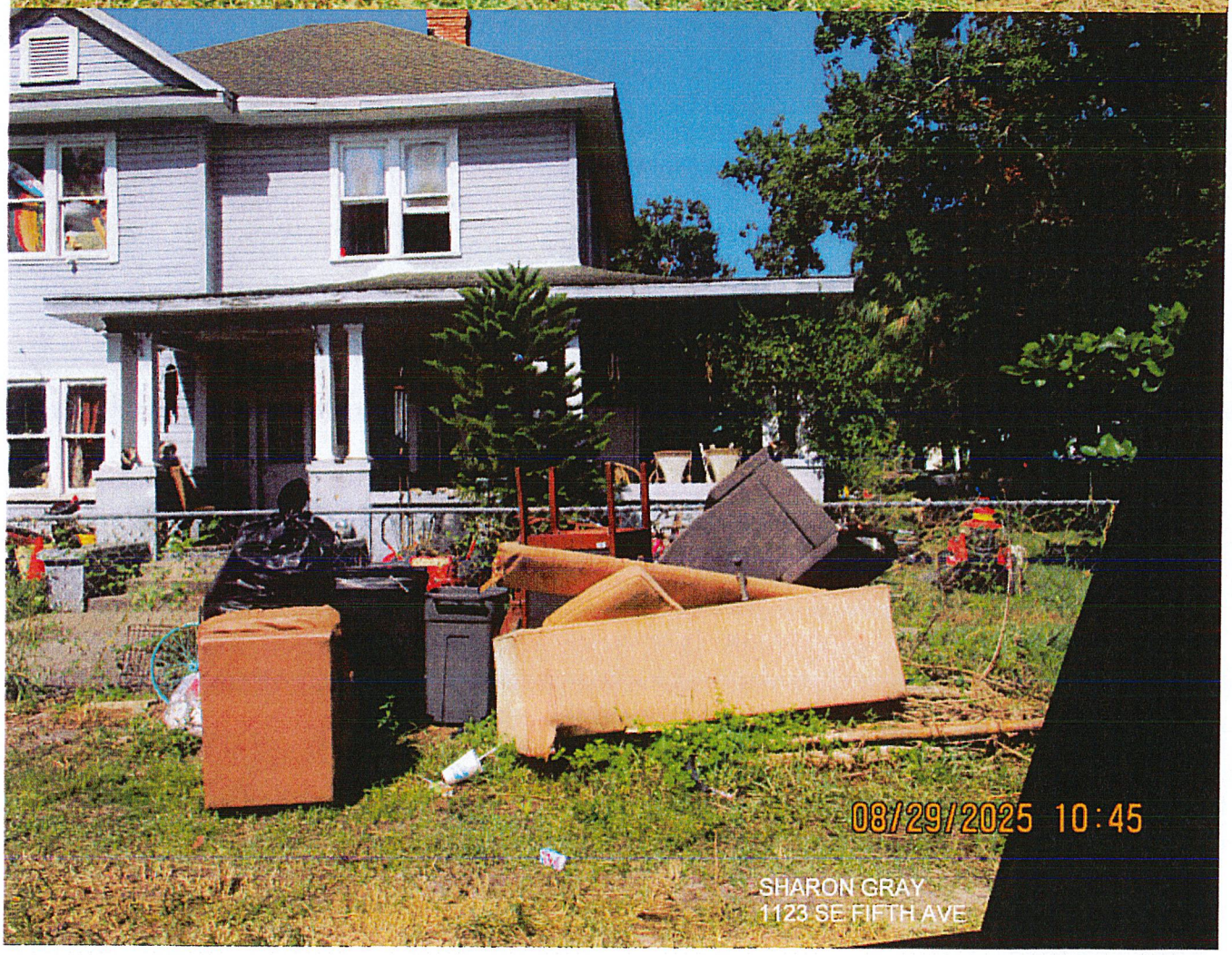
08/29/2025 10:45
SHARON GRAY
1123 SE FIFTH AVE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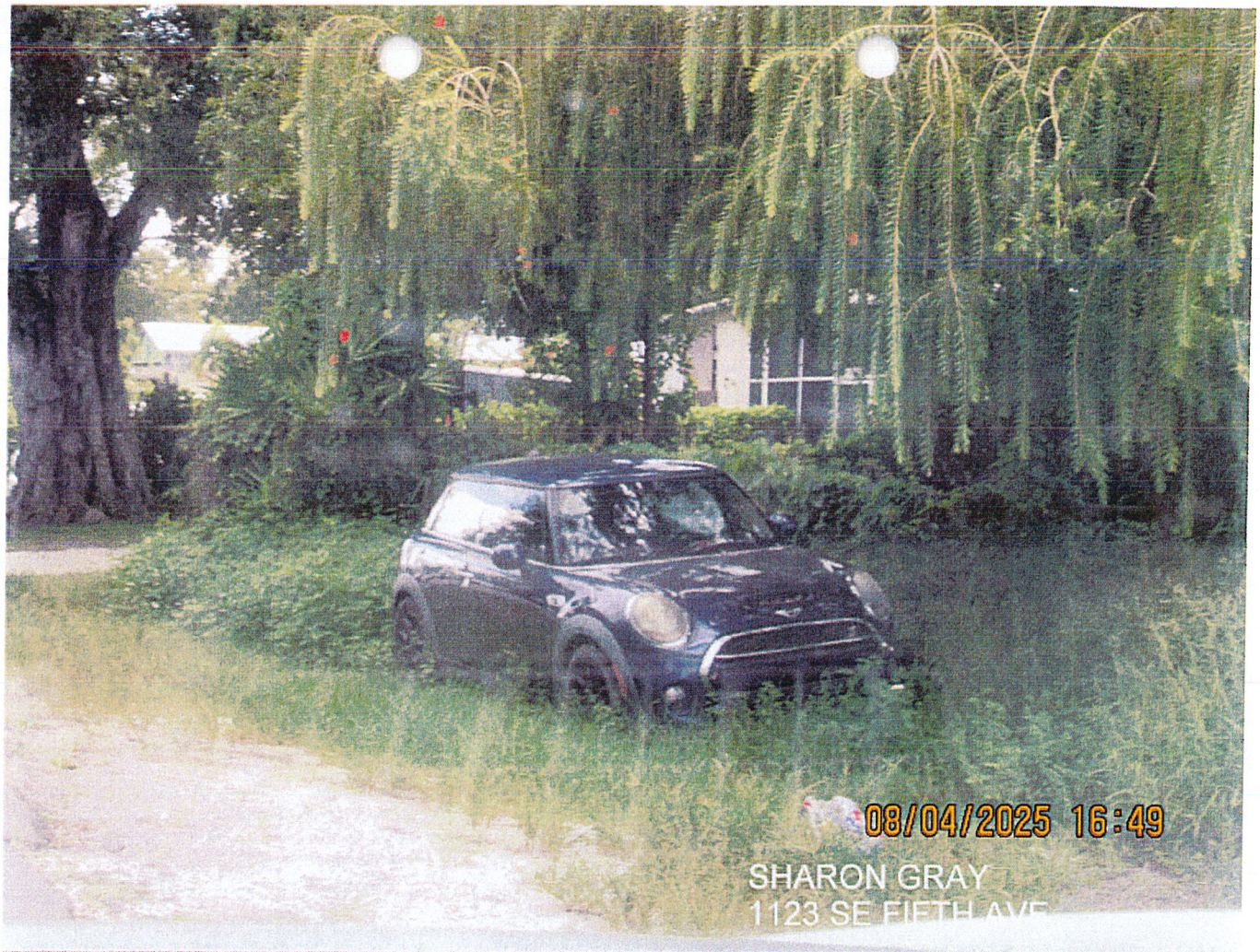
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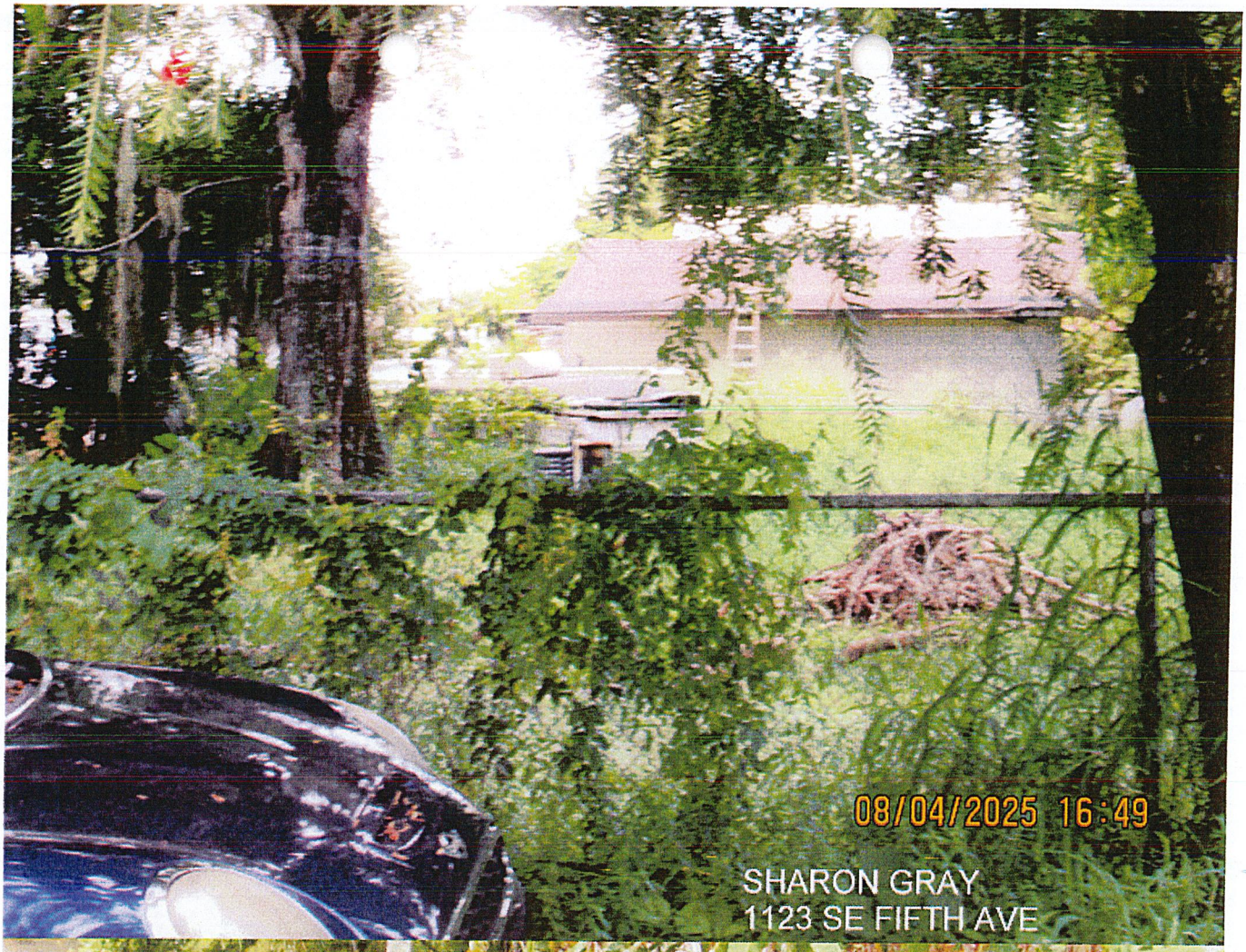
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DeSoto County Development Department
Code Enforcement Office

201 East Oak Street
Suite 204
Arcadia, FL 34266

Phone: (863) 491-6165
Fax: (863) 491-6163

COPY

Code Enforcement Case Cost Statement

Case #: CE 2024-0654
Property Owner John William Buckner
Property Address 1123 SE Fifth Ave
Date of Special Master Hearing: May 22,2025

Date	Officer Sending Reminder	Description	Amount Due
9-Jul-25	S.Gray	Past Due/Reminder CE2024-0654	$33.08
			$33.08

Reminder: *Payments can be made at the County Development Department or by mail (please include the case number on your check or money order)*

If not paid the case will be turned over to our legal department for further action.

REMITTANCE

Case #: CE 2024-0654 **Date:** _____

Amount Due: $33.08 **Amount Enclosed:** _____

Crystal Jean Conley

Date of Birth	01-01-1963
Age	62
Race	W
Sex	F
Eye Color	BLU
Hair Color	BLN
Weight	93
Height	5 01
Admit Date	08-27-2025
Admit Time	11:32 AM
Address	1123 SE FIFTH AVE, Arcadia FL 34266
Housing Location	B05-02
Confining Agency	DeSoto

Drag a column header here to group by that column

Charge	Offense Date	Court Type	Court Date	Docket Number	Bond	Bond Type	Penalty Modifier	Charging Agency
ANIMAL CRUELTY - AGGRAVATED ANIMAL CRUELTY EXCESSIVE PAIN/DEATH	08-22-2025	Felony - 12th JC	10-20-2025		$0.00	No Bond		DeSoto County S.O.

Count=1

Crystal Jean Conley

Date of Birth	01-01-1963
Age	62
Race	W
Sex	F
Eye Color	BLU
Hair Color	BLN
Weight	93
Height	5 01
Admit Date	01-26-2025
Admit Time	8:58 AM
Address	1123 SE FIFTH AVE, Arcadia FL 34266
Housing Location	B08-02
Confining Agency	DeSoto

Drag a column header here to group by that column

Charge	Offense Date	Court Type	Court Date	Docket Number	Bond	Bond Type	Penalty Modifier	Charging Agency
BURGL - UNOCCUPIED DWELLING UNARMED	01-30-2024	Felony - 12th JC	03-03-2025		$15,000.00	Cash Bond		DeSoto County S.O.
LARC - PETIT THEFT 1ST DEGREE 100 LESS 300 DOLS	01-30-2024	Felony - 12th JC	03-03-2025		$1,000.00	Cash or Surety Bond		DeSoto County S.O.
FAILURE TO APPEAR - WRITTEN PROMISE TO APPEAR	01-16-2025	Felony - 12th JC	03-03-2025		$0.00	ROR		DeSoto County S.O.
FAILURE TO APPEAR - WRITTEN PROMISE TO APPEAR	01-16-2025				$0.00	ROR		DeSoto County S.O.

Count=4

Benjamin Mejia

Date of Birth	05-30-1973
Age	51
Race	W
Sex	M
Eye Color	BRO
Hair Color	BLK
Weight	146
Height	5 00
Admit Date	06-23-2024
Admit Time	9:47 PM
Address	1123 5TH Ave, Arcadia FL 34266
Housing Location	D04-02
Confining Agency	DeSoto

Drag a column header here to group by that column

Charge	Offense Date	Court Type	Court Date	Bond	Bond Type	Penalty Modifier	Charging Agency	Arresting Agency
AGGRAV BATTERY - PERSON USES A DEADLY WEAPON	06-23-2024	Felony - 12th JC	08-12-2024	$10,000.00	Cash or Surety Bond		DeSoto County S.O.	DESOTO - FL0140000
BATTERY - TOUCH OR STRIKE	06-23-2024	Felony - 12th JC	08-12-2024	$1,000.00	Cash or Surety Bond		DeSoto County S.O.	DESOTO - FL0140000

Count=2