

**MECKLENBURG COUNTY, North Carolina
POLARIS 3G PARCEL OWNERSHIP AND GIS SUMMARY**

Date Printed: 04/02/2026

Identity

Parcel ID	GIS ID
04534417	04534417

Postal Address on property

3840 LAKE RD CHARLOTTE NC 28269

Property Characteristics

Legal Desc	L9 M74-213
Land Area	0.230 AC
Fire District	City Of Charlotte
Special District	NA
Account Type	Individual
Municipality	Charlotte
Land Use	Single Family Residential

Land Analysis - Jurisdiction

Charlotte	0.228 GIS AC (100.00%)
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Land Analysis - Zoning

N1-B	0.228 GIS AC (100.00%)
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Land Analysis - Other

Layer	IN	OUT
Utility ROW	0.000 GIS AC (0.00%)	0.228 GIS AC (100.00%)
Railroad ROW	0.000 GIS AC (0.00%)	0.228 GIS AC (100.00%)
FEMA Floodplain	0.000 GIS AC (0.00%)	0.228 GIS AC (100.00%)
Post Const Buffers	0.000 GIS AC (0.00%)	0.228 GIS AC (100.00%)
SWIM Buffers	0.000 GIS AC (0.00%)	0.228 GIS AC (100.00%)

Site Location

ETJ Area	Charlotte
Historic District	No
Census Tract #	54.03
Inside BIP Opportunity Area	No

Ownership

Owner Name	Mailing Address
SANCHEZ LIZBETH MAGALY CARPIO	3840 LAKE RD CHARLOTTE NC 28269
VENTURA VIDAL MARTINEZ	3840 LAKE RD CHARLOTTE NC 28269

Deed Reference(s) and Sale Price

Deed	Sale Date	Sale Price
39343-735	01/24/2025	\$369,500.00
38830-525	05/21/2024	\$100,000.00
38812-321	05/13/2024	N/A

Situs Addresses tied to Parcel

3840 LAKE RD CHARLOTTE NC

Environmental Information (View map to verify)

FEMA Panel	3710455600J (03/03/2009)
FEMA Flood Zone	OUT
Comm Flood Zone	OUT
Water Quality Buffer	OUT
Post Construction District	Central Catawba
Stream Watershed District	IRWIN

South View on 01/12/2026



This map or report is prepared for the inventory of real property within Mecklenburg County and is compiled from recorded deeds, plats, tax maps, surveys, planimetric maps, and other public records and data. Users of this map or report are hereby notified that the aforementioned public primary information sources should be consulted for verification. Mecklenburg County and its mapping contractors assume no legal responsibility for the information contained herein.