

2024 Form 6 - Full and Public Disclosure of Financial Interests

Filed with COE: 06/21/2025

General Information

Name: Matthew H Caldwell

PID 234998

AGENCY INFORMATION

Organization	Suborganization	Title
Lee County	Elected Constitutional Officer	
Lee County Property Appraiser	Elected Constitutional Officer	Property Appraiser

Net Worth

My Net Worth as of December 31, 2024 was \$ 939,643.63.

Assets

Household goods and personal effects may be reported in a lump sum if their aggregate value exceeds \$1,000. This category includes any of the following, if not held for investment purposes: jewelry; collections of stamps, guns, and numismatic items; art objects; household equipment and furnishings; clothing; other household items; and vehicles for personal use, whether owned or leased.

The aggregate value of my household goods and personal effect is \$ 80,000.00.

ASSETS INDIVIDUALLY VALUED AT OVER \$1,000:

Description of Asset	Value of Asset
See Attached	

Liabilities

LIABILITIES IN EXCESS OF \$1,000:

Name of Creditor	Address of Creditor	Amount of Liability
See Attached		

JOINT AND SEVERAL LIABILITIES NOT REPORTED ABOVE:

Name of Creditor	Address of Creditor	Amount of Liability
N/A		

Income

Identify each separate source and amount of income which exceeded \$1,000 during the year, including secondary sources of income. Or attach a complete copy of your 2024 federal income tax return, including all W2s, schedules, and attachments. Please redact any social security or account numbers before attaching your returns, as the law requires these documents be posted to the Commission's website.

☐ I elect to file a copy of my 2024 federal income tax return and all W2s, schedules, and attachments.

PRIMARY SOURCES OF INCOME:

Name of Source of Income Exceeding \$1,000	Address of Source of Income	Amount
See Attached		

SECONDARY SOURCES OF INCOME (Major customers, clients, etc. of businesses owned by reporting person):

Name of Business Entity	Name of Major Sources of Business' Income	Address of Source	Principal Business Activity of Source
N/A			

Interests in Specified Businesses**Business Entity # 1**

N/A

Training

This section applies only to a Constitutional or elected municipal officer, each of whom are required to complete annual ethics training pursuant to Section 112.3142, F.S.

- ☒ I certify that I have completed the required training under Section 112.3142, F.S.
- ☐ Required training under Section 112.3142, F.S., not applicable to filer for this form year.

Signature of Reporting Official or Candidate

Under the penalties of perjury, I declare that I have read the foregoing Form 6 and that the facts stated in it are true.

Matthew H Caldwell

Digitally signed: 06/21/2025

Filed with COE: 06/21/2025

Tuesday, December 31, 2024

ASSETS (Individually)

Real Estate	88 Rochelle Lane, Monticello, Florida 32361	\$560,000.00
Real Estate	3120 Sea Trawler Bend, #1, North Fort Myers, Florida 33903	\$275,000.00
Real Estate	3120 Sea Trawler Bend, #3, North Fort Myers, Florida 33903	\$350,000.00
Retire Acct	Fidelity Brokerage Services LLC, 900 Salem Street, Smithfield, RI 02917 (See Attachments)	\$29,752.95
Checking	Suncoast Schools FCU, 6804 East Hillsborough Avenue, Tampa, FL 33610	\$17,925.51
Saving	Suncoast Schools FCU, 6804 East Hillsborough Avenue, Tampa, FL 33610	\$5.00
Money Market	Suncoast Schools FCU, 6804 East Hillsborough Avenue, Tampa, FL 33610	\$7.01
Special Savings	Suncoast Schools FCU, 6804 East Hillsborough Avenue, Tampa, FL 33610	\$0.00
Checking	MidFlorida FCU, PO Box 8008, Lakeland, FL 33802-8008	\$4,992.39
LLC	Bay Street Yard, LLC (1 Share) - Business, Goods, & Goodwill Value	\$20,000.00
LLC	Quail Trail Ranch, LLC (30% Interest) - Real Estate, Goods, Cash, & Goodwill Value	\$90,000.00
LLC	Econchatta Timber, LLC (16.7% interest) - Goodwill Value	\$10.00
LLC	Econ Farms, LLC (100% Interest) - Real Estate, Goods, Cash, & Goodwill Value	\$30,000.00
LLC	Bedman Creek Ranch, LLC (25% Interest) - Real Estate, Goods, Cash, & Goodwill Value	\$25,000.00
		\$1,402,692.86

HOUSEHOLD GOODS AND PERSONAL EFFECTS

	Household Goods	\$80,000.00
Tractor	1/4 share of Cody Tractor & Implements (\$24,000 new 2018)	\$5,000.00
Vehicle	2022 Ford Bronco	\$35,000.00
Vehicle	2019 Ford F-150	\$20,000.00
	SUBTOTAL	\$140,000.00

LIABILITIES (Long-term over \$1,000)

Mortgage	RE-Jefferson County - Farm Credit of NWFL, 5052 Highway 90 East, Marianna, FL 32446	(\$135,664.61)
Mortgage	RE-Moody River - Suncoast Schools FCU, 6804 East Hillsborough Avenue, Tampa, FL 33610	(\$186,279.88)
Promissory Note	Quest Resources, Inc. - 1259 Route 46, Parsippany, NJ 07054	(\$230,000.00)
Car Loan	2022 Ford Bronco - MidFlorida FCU, PO Box 8008, Lakeland, FL 33802-8008	(\$35,562.05)
Car Loan	2019 Ford F-150 - Suncoast Schools FCU, 6804 East Hillsborough Avenue, Tampa, FL 33610	(\$15,542.69)
	SUBTOTAL	(\$603,049.23)

NET WORTH

ASSETS (Individually)	\$1,402,692.86
HOUSEHOLD GOODS AND PERSONAL EFFECTS	\$140,000.00
LIABILITIES (Long-term over \$1,000)	(\$603,049.23)
TOTAL	\$939,643.63

INCOME

W-2 Income	Lee County Property Appraiser, PO Box 1546, Fort Myers, FL 33902	\$179,212.72
W-2 Income	FGCU, 10501 FGCU Blvd. S. Fort Myers, FL 33965-6502	\$2,867.44
1099 Income	TM Strategic Consulting, LLC, 1375 Jackson St, #202, Fort Myers, FL 33901	\$52,500.00
Dividend/Interest	Suncoast Schools FCU, 6804 East Hillsborough Avenue, Tampa, FL 33610	\$103.22
Dividend/Interest	Farm Credit of NWFL, 5052 Highway 90 East, Marianna, FL 32446	\$1,383.10
Dividend/Interest	MidFlorida FCU, PO Box 8008, Lakeland, FL 33802-8008	\$0.00



FIDELITY ROLLOVER IRA MATTHEW H CALDWELL - ROLLOVER IRA
- FIDELITY MANAGEMENT TRUST CO - CUSTODIAN

► Account Number: [REDACTED]

Envelope # BRHLFTBBBCBWM

MATTHEW HENRY CALDWELL
3120 SEA TRAWLER BEND
1
FORT MYERS FL 33903-6995

Your Account Value: **\$29,752.95**

Change Since January 1:	▼ \$75,128.94
Beginning Account Value as of Jan 1, 2024	\$104,881.89
Subtractions	-85,005.87
Transaction Costs, Fees & Charges	-5.87
Change in Investment Value *	9,876.93
Ending Account Value as of Dec 31, 2024 **	\$29,752.95

FOR YOUR INFORMATION

This statement is not a replacement for your tax forms and may not reflect all adjustments necessary for your tax reporting purposes. Refer to your IRS tax forms including your Form(s) 1099 and Form(s) 5498, which will be mailed to you under separate cover.

- * Reflects appreciation or depreciation of your holdings due to price changes, transactions from Other Activity In or Out and Multi-currency transactions, plus any distribution and income earned during the statement period.
- ** Excludes unpriced securities.

Contact Information

Online	Fidelity.com
FAST®-Automated Telephone	(800) 544-5555
Customer Service	(800) 544-6666





Account Summary

Account # [REDACTED]
MATTHEW HENRY CALDWELL - ROLLOVER IRA

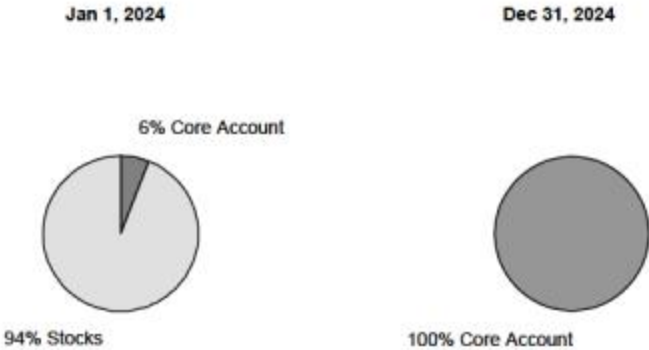
Account Value: **\$29,752.95**

Change Since January 1 ▼ \$75,128.94

Beginning Account Value as of Jan 1, 2024	\$104,881.89
Subtractions	-85,005.87
Distributions	-76,500.00
Transaction Costs, Fees & Charges	-5.87
Taxes Withheld	-8,500.00
Change in Investment Value *	9,876.93
Ending Account Value as of Dec 31, 2024	\$29,752.95

* Reflects appreciation or depreciation of your holdings due to price changes, transactions from Other Activity In or Out and Multi-currency transactions, plus any distribution and income earned during the statement period.

Account Holdings



Holding Type	Value Jan 1	% of Portfolio Jan 1	Value Dec 31	% of Portfolio Dec 31
Core Account	\$6,759	6%	\$29,752	100%
Stocks	98,122	94	-	-
Total	\$104,881	100%	\$29,752	100%

Income Summary

	Dec 31, 2024
Tax-deferred	\$4,184.76
Total	\$4,184.76

Distributions Made in 2024

Reportable dist.	\$85,000.00
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Holdings

Account # [REDACTED]
MATTHEW HENRY CALDWELL - ROLLOVER IRA

Core Account

Description	Quantity	Price Per Unit	Total Market Value
FIDELITY GOVERNMENT MONEY MARKET (SPAXX) -- 7-day yield: 4.14%	29,752.950	\$1.0000	\$29,752.95
Total Core Account (100% of account holdings)			\$29,752.95

Total Holdings \$29,752.95

Fair Market Value - The December 31st value of this account reflected on this statement, including Certain Specified Assets, if held, will be reported to the IRS as part of year-end tax reporting. You will receive an IRS Form 5498 in May of the following year if you made contributions this year, or made a rollover, recharacterizations or conversions during this year.

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Information About Your Fidelity Statement

Lost or Stolen Cards For 24-Hour worldwide customer service, call 800-529-2164 for American Express or 800-323-5353 for Fidelity® Debit Card.

Additional Investments with Fidelity Make checks payable to Fidelity Investments. Include your account number on the check. For retirement and health savings accounts (HSA), designate in the memo field whether your contribution is for the current or prior year. Mail checks or other inquiries to: Fidelity Investments, P.O. Box 770001, Cincinnati, OH 45277-0003.

Income Summary Shows income by tax status for the statement and year-to-date periods. Except for interest income earned on, or distributed by, tax-exempt securities, Fidelity reports dividends and capital gains held in taxable accounts as taxable income. A portion of income reported as tax-exempt income may be subject to alternative minimum taxes and/or state and local taxes. In Traditional IRAs, Rollover IRAs, SEP-IRAs, SIMPLE IRAs and Keoghs, earnings are reported as tax-deferred income. In Roth IRAs and HSAs, earnings are reported as tax-exempt income as they may be federally tax-exempt if certain conditions are met.

Cost Basis, Gain/Loss, and Holding Period Information NFS is required to report certain cost basis and holding period information to the IRS on Form 1099-B. Unless otherwise specified, NFS applies the average cost method for open-end mutual funds and the first-in, first-out (FIFO) method for all other securities. Cost basis is adjusted for wash sales on securities with the same CUSIP held in the same account (unless your account receives mark-to-market reporting). Your statement may not reflect all adjustments required for tax purposes. Customers should consult their tax advisors for further information.

Cost Fidelity provides purchase cost information for securities held in retirement and HSA accounts. Such information may be adjusted for certain transactions and does not reflect dividends or capital gains reinvestments. Fidelity reports transaction profit or loss information when securities are sold within a retirement or HSA account. Transaction profit or loss is calculated by subtracting purchase cost from sales proceeds

using the FIFO method if shares were purchased at different times or prices. **Statement Mailing** We deliver statements at least four times during the calendar year for any account with a balance.

Statement Discrepancies Please review your statement and report any inaccuracies or discrepancies. Inquiries, concerns or questions regarding your brokerage account or the activity therein should be directed to FBS by calling 800-544-6666, and NFS, who carries your brokerage accounts, by calling 866-408-1138. Any oral communications regarding inaccuracies or discrepancies should be reconfirmed in writing to protect your rights, including those under the Securities Investor Protection Act (SIPA).

Material Changes Please advise us of material changes in your investment objectives or financial situation related to your brokerage account(s).

Mutual Funds and Performance Before investing, consider the funds' investment objectives, risks, charges and expenses. Contact Fidelity for a prospectus containing this information. Read it carefully. Performance data shown represents past performance and is no guarantee of future results. Investment return and principal value will fluctuate, so you may have a gain or loss when shares are sold. Current performance may be higher or lower than that quoted. Visit Fidelity.com/performance for most recent month-end performance.

Sales Loads & Fees Each fund reserves the right to terminate or modify its exchange privilege in the future. In connection with (i) access to, purchase, sale, exchange or redemption of, and/or maintenance of positions in mutual funds, ETFs and other investment products ("funds") or (ii) infrastructure needed to support such funds, some funds, or their investment affiliates, pay FBS and/or NFS sales loads and 12b-1 fees described in the prospectus as well as additional compensation for shareholder services, start-up fees, platform support and maintenance, and marketing, engagement and analytics programs. Additional information about the source(s) and amount(s) of compensation as well as other remuneration received by FBS or NFS will be furnished to you upon written request. At the time you purchase shares of funds those shares will be assigned either a load, transaction fee (TF) or no transaction fee (NTF) status. When you subsequently sell those shares, any fees applicable to your transaction will be assessed based on the status assigned to the shares at the time of purchase.

Additional Information About Your Brokerage Account, If Applicable

Free credit balances (FCB) are funds payable to you on demand. FCB are subject to open commitments such as uncleared checks and exclude proceeds from sales of certificated securities without delivery of the certificate. If your FCB is swept to a core position, you can liquidate the core position and have the proceeds sent to you or held in your account subject to the terms of your account agreement. Required rule 10b-10(a) information not contained herein will be provided on written request. Fidelity may use this free credit balance in connection with its business, subject to applicable law. **Assets Separate from Your Brokerage Account** Only securities in the margin portion of your brokerage account contribute to margin and maintenance requirements.

Other Assets, which may be reported on your statement, including insurance products that are distributed by FBS and Fidelity Insurance Agency, Inc. and mutual fund only accounts held directly with the fund (Fidelity Mutual Fund Accounts) are not carried by NFS, not covered by the Securities Investor Protection Corporation (SIPC) and do not count toward your margin and maintenance requirements. Assets held in brokerage accounts managed by Fidelity Personal and Workplace Advisors LLC (FPWA) are carried by NFS and covered by SIPC but do not contribute to your margin and maintenance requirements. **Short Account Balances** Securities sold short are held in a segregated short account. These securities are marked-to-market for margin purposes, and any increase or decrease from the previous week's value is transferred weekly to your margin account. Fidelity represents your short account balance as of the last weekly mark-to-market, not as of the statement end date.

Information About Your Option Transactions Each transaction confirmation previously delivered to you contains full information about commissions and other charges, and such information is available promptly upon request. Assignments of American and European-style options are allocated among customer short positions pursuant to a random allocation procedure, a description is available upon request. Short positions in American-style options are liable for assignment anytime. The writer of a European-style option is subject to exercise assignment only during the exercise period. For more information, please call Fidelity at 800-544-6666. **Equity Dividend Reinvestment** Shares credited to your account resulted from transactions by FBS acting as agent for your account, or the Depository Trust Company (DTC). **Price**

Information/Total Market Value The Total Market Value has been calculated out to 9 decimal places but the individual unit price is displayed in 5 decimal places. The Total Market Value represents prices obtained from various sources, may be impacted by the frequency with which such prices are reported and such prices are not guaranteed. Prices received from pricing vendors are generally based on current market quotes, but when such quotes are not available the pricing vendors use a variety of techniques to estimate value. These estimates, particularly for fixed income securities, may be based on certain minimum principal amounts (e.g. \$1 million) and may not reflect all of the factors that affect the value of the security, including liquidity risk. In certain situations, a price may be derived from a single market participant, also known as a "single broker quote". The prices provided are not firm bids or offers. Certain securities may reflect as N/A or unavailable where the price for such security is generally not available from a pricing source. The Market Value of a security, including those priced at par value, may differ from its purchase price and may not closely reflect the

value at which the security may be sold or purchased based on various market factors. The sale or redemption of any fixed income security prior to maturity may result in a loss. Prices for Certificates of Deposits (CDs) on your statement are generally estimates and are not based on actual market prices. The secondary market for CDs is generally illiquid. You should always request a current valuation for your securities prior to making a financial decision or placing an order.

Executing Orders on the Floor of the NYSE The Floor broker may permit the Designated Market Maker to trade on parity with the order for some or all of the executions associated with filling that order, where such permission would not be inconsistent with the broker's best execution obligations.

SIPC Securities in accounts carried by NFS, a Fidelity Investments company, are protected in accordance with the SIPC up to \$500,000 (including cash claims limited to \$250,000). For details, including the SIPC brochure, please see www.sipc.org or call 1-202-371-8300. NFS has arranged for additional protection for cash and covered securities to supplement its SIPC coverage. Neither coverage protects against a decline in the market value of securities.

Fidelity Investments Fidelity Distributors Company LLC (FDC) is the distributor for Fidelity Funds with marketing and shareholder services provided by FBS or NFS. **Brokerage services are provided by FBS, which clears all transactions through its affiliate, NFS. NFS carries all brokerage accounts. FBS and NFS are members of the NYSE and SIPC.** Upon written request, Fidelity will mail an NFS financial statement, which is also available for inspection at its office. Fidelity Investments (with pyramid logo) is a trademark of FMR LLC.

FPWA Services Fidelity Go®, Fidelity Managed Fidelity Folios™ and Fidelity® Strategic Disciplines are advisory services offered by FPWA, a registered investment adviser. Fidelity® Strategic Disciplines includes the Breckinridge Intermediate Municipal Strategy, the Fidelity® Equity-Income Strategy, the Fidelity® Tax-Managed U.S. Equity Index Strategy, the Fidelity® U.S. Large Cap Equity Strategy, the Fidelity® International Equity Strategy, the Fidelity® Tax-Managed International Equity Index Strategy, the Fidelity® Intermediate Municipal Strategy and the Fidelity® Core Bond Strategy. Fidelity® Wealth Services are advisory services offered by FPWA or Fidelity Personal Trust Company, FSB (FPTC), a federal savings bank. Nondeposit investment products and trust services offered by FPTC and its affiliates are not insured or guaranteed by the Federal Deposit Insurance Corporation or any other government agency, are not obligations of any bank, and are subject to risk, including possible loss of principal. **These advisory services are provided for a fee.** FBS, NFS, FDC, FPWA and FPTC are direct or indirect subsidiaries of FMR LLC.

Miscellaneous Mutual fund shares, other securities held in your account, and insurance products are neither deposits nor obligations of, nor endorsed or guaranteed by, any bank or other depositing institution, nor are they federally insured by the FDIC or any other agency. If you request a reprint of your statement, the disclosure information may not be the same as the information originally provided. To confirm that an authorized, direct deposit has been made to your Fidelity Account or Fidelity Mutual Fund Account, call Fidelity at 1-800-544-5555.

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