



**Marion County
Board of County Commissioners**

Growth Services
2710 E. Silver Springs
Blvd. Ocala, FL 34470
Phone: 352-438-2600 Fax:
352-438-2601

APPLICATION COMPLETE

DATE COMPLETED

INITIALS

TENTATIVE MEETING DATES

P&Z PH

BCC/P&Z PH

SPECIAL USE PERMIT APPLICATION - REGULAR - \$1,000.00

The undersigned hereby requests a Special Use Permit in accordance with Marion County Land Development Code, Articles 2 and 4, for the purpose of: Parking ONLY for 2 semi truck with 1 trailer and 2 storage trailer.

2nd Semi truck will be in the future in case driving one needs to be repair, it can be taken to a shop with out going out

of work, we do not own a second truck at the moment. If not approved we will keep just the one.

The one trailer is just in case we need to go to Marion to load is closer but trailer will be empty at all times
Legal Description: (Please attach a copy of the deed and location map.) Parcel Zoning: At

Parcel account number(s): 44997-000-15

Property dimensions: _____ Total acreage: 4

Directions: Turn right onto E Fort King St, Turn L onto SE 25th Ave, Turn L onto SE Maricamp Rd, Turn R onto SE 108th Terr Rd
Turn L onto CR-25, Turn L onto SE 112th Ave Rd, Turn L onto SE 121st Ln Rd, Turn L onto 12160 SE 112th Ave Rd Bellevue

Each property owner(s) MUST sign this application or provide written authorization naming an applicant or agent to act on his behalf. Please print all information, except for the Owner and Applicant/Agent signature.

Krystal Rodriguez De Leon

Kemuel Rodriguez Rivera

Property Owner name (please print)
12160 SE 112th Ave Rd

Applicant or agent name (please print)
12160 SE 112th Ave Rd

Mailing Address
Bellevue FL, 32240

Mailing Address
Bellevue FL, 32240

City, State, Zip code
787-454-2837

City, State, Zip code
787-907-4739

Phone number (include area code)
krystal.rodriguez3@upr.edu

Phone number (include area code)
rodriguezkemuel741@gmail.com

E-mail address

E-mail address

Signature

Signature

PLEASE NOTE: A representative is strongly encouraged to attend the public hearings when this application will be discussed. If no representative is present, the request may be postponed or **denied**. Hearing notices will be mailed to the address(es) listed above. All information submitted must be correct and legible to process the Application. Contact Growth Services Planning & Zoning at (352) 438-2675 for more information.

STAFF/OFFICE USE ONLY				
Project No.: <u>2025 080648</u>	Code Case No.: <u>991048</u>	Application No.: <u>33252</u>		
Rev'd by: <u>EM</u>	Rev'd Date: <u>8/26/25</u>	FLUM: <u>RL</u>	Zoning Map No.: <u>275</u>	Rev: 07/1/2019

At Zoning

SPECIAL USE PERMIT

WRITTEN FINDINGS & FACTS

1. Access will be off CR 25, turn left onto SE 121th Ave Rd, turn left onto SE 121st Ln Rd, then turn left onto our property on 12160 SE 112th Ave Rd, Belleview FL, 34420 towards the left side of the house. Semi-Truck will be parked daily right next to our storage trailer.
2. The parking area is grass, and access into the house is a dirt road. There will be no loading due to being for parking purposes.
3. Any waste will come from daily household trash and not from commercial vehicles as there will NOT be any maintenance or repairs. Will be taken to Davis Recycling Center located 11307 SE 128th Place Rd, Ocklawaha, FL 32179.
4. Power Company is Duke Energy.
5. Property is fenced and big Oak Trees will be surrounding parking area partially blocking view from the street or neighbors and enough space in between for easy and safe access.
6. Entrance and land will have a utility pole that lights up automatically at sunset, motion light and cameras for security are also installed around the area and property. There will be no turning around or backing up on the road outside our property to ensure traffic safety, our property has 4 acres allowing us to enter and exit straight onto the property.
7. As well as setbacks, will be in compliance with local codes and ordinances.
8. There is a privet property to the left (12214 SE 112TH AVENUE RD) surrounded by trees blocking most of the view between houses; back of the property is SE 111 CT, towards the right of our property, privet property is located (12075 SE 111th Ct)
9. Yes, we would be willing to meet any special conditions necessary to get this special use permit.

ATTACHMENT A

VIN NUMBERS AND ADDITIONAL INFORMATION

- First Semi Truck (1)
 - 1989 Peterbilt: 1XP5DB9XXKD268523
- Second Semi Truck (2) *- see following letter -*
 - Currently I do not own a second one
 - Please accept a second semi-truck with the **Condition** of providing VIN at the time of Purchase
- First Storage Trailer (1)
 - White one VIN: 1TDR48022EA058320
- Second Storage Trailer (2)
 - Black one: Previous owner has not been able to find old title that includes VIN, they sent us a copy of bill of sale including all descriptions of trailer, and they let me know they are going to look through all old records and see if they find it. Please accept this bill of sale temporarily, we are also trying to locate the VIN from the actual trailer itself but as being too old it is hard to find.
- Trailer
 - VIN: 2TVTP482XPD000456
 - This trailer is for occasional use if needed. Kemuel is allowed to load in Marion Transfer sometimes and as it is 12 minutes away from our house, they allow him to bring trailer home overnight so we can load first thing in the morning instead of driving to Lake Panasoffkee (45mins away) to come back to Marion. If approved, this trailer will be EMPTY.
 - This Trailer is leased through Atomic Transport LLC and is parked at all times at their facilities in Lake Panasoffkee Landfield.

ATTACHMENT A

Bill of Sale

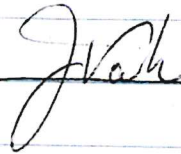
MARCH 23, 2025

I Krystal Rodriguez purchase a 53 FT TRAILMOBILE
Dryvan from J+J TACK SHACK for the amount of
one Thousand Dollars. I'm Buying the Trailer in "AS IN"
Condition with no warranty Implied or Expressed, Trailer is
BLACK in color with WHITE LETTERS on the side "DON FOLEY".

Buyer

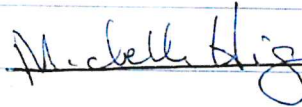


SELLER



J+J TACK

witness



1989 Peterbilt VIN :1XP5DB9XXKD268523



ATTACHMENT A

VIN: 1TDR48022EA058320



ATTACHMENT A

- VIN: 1TDR48022EA058320



ATTACHMENT A

- VIN: 1TDR48022EA058320



○

ATTACHMENT A

Trailer for occasional use if allowed

VIN: 2TVTP482XPD000456



ATTACHMENT A

Mail Lien Satisfaction to: Dept of Highway Safety and Motor Vehicles, Neil Kirkman Building, Tallahassee, FL 32399-0500

T# 1698681305

B# 1109069

Identification Number 1XP5DB9XXKD268523	Year 1989	Make PTRB	Body TR	WT-L-BHP 16487	Vessel Regis. No.	Title Number 71804402
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Registered Owner:

Date of Issue

08/22/2022

KRYSTAL MARIE RODRIGUEZ DE LEON OR KEMUEL RODRIGUEZ RIVERA
8818 SE 161ST PL
SUMMERFIELD, FL 34491-5826

Lien Release
Interest in the described vehicle is hereby released
By _____
Title _____
Date _____

IMPORTANT INFORMATION

1. When ownership of the vehicle described herein is transferred, the seller MUST complete in full the Transfer of Title by Seller section at the bottom of the certificate of title.
2. Upon sale of this vehicle, the seller must complete the notice of sale on the reverse side of this form.
3. Remove your license plate from the vehicle.
4. See the web address below for more information and the appropriate forms required for the purchaser to title and register the vehicle, mobile home or vessel: <http://www.hsmv.state.fl.us/html/titinf.html>

Mail To:

KRYSTAL MARIE RODRIGUEZ DE LEON
8818 SE 161ST PL
SUMMERFIELD, FL 34491-5826

CERTIFICATE OF TITLE

Identification Number 1XP5DB9XXKD268523	Year 1989	Make PTRB	Body TR	WT-L-BHP 16487	Vessel Regis. No.	Title Number 71804402
--	--------------	--------------	------------	-------------------	-------------------	--------------------------

Lien Release
Interest in the described vehicle is hereby released

Prev State FL	Color BLK	Primary Brand REBUILT	Secondary Brand	No of Brands 2	Use PRIVATE	Prev Issue Date 02/11/2015
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By _____
Title _____
Date _____

Odometer Status or Vessel Manufacturer or OH use EXEMPT	Engine Drive	Hull Material	Prop	Date of Issue 08/22/2022
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Date _____

Registered Owner

KRYSTAL MARIE RODRIGUEZ DE LEON OR KEMUEL RODRIGUEZ RIVERA
8818 SE 161ST PL
SUMMERFIELD, FL 34491-5826

1st Lienholder
NONE

OTHER JURISDICTION BRANDS
NE-SALVAGE

MAY HAVE PREVIOUSLY BEEN DECLARED A
TOTAL LOSS VEHICLE DUE TO DAMAGE

DIVISION OF MOTORIST SERVICES

TALLAHASSEE

FLORIDA

DEPARTMENT OF HIGHWAY SAFETY AND MOTOR VEHICLES

Robert R. Kynoch

Robert R. Kynoch
Director



Control Number 157686559

12 / 2 157686559

Terry L. Rhodes

Terry L. Rhodes
Executive Director

TRANSFER OF TITLE BY SELLER (This section must be completed at the time of sale.)

Federal and/or state law require that the seller state the mileage, purchaser's name, selling price and date sold in connection with the transfer of ownership.
Failure to complete or providing a false statement may result in fines and/or imprisonment.
This title is warranted to be free from any liens except as noted on the face of the certificate and the motor vehicle or vessel described is hereby transferred to:

Seller Must Enter Purchaser's Name: _____ Address: _____

Seller Must Enter Selling Price: _____ Seller Must Enter Date Sold: _____

I/we state that this ☐ 5 or ☐ 6 digit odometer now reads _____ and I hereby certify that to the best of my knowledge the odometer reading: ☐ 1 reflects ACTUAL MILEAGE. ☐ 2 is IN EXCESS OF ITS MECHANICAL LIMITS. ☐ 3 is NOT THE ACTUAL MILEAGE.

UNDER PENALTIES OF PERJURY, I DECLARE THAT I HAVE READ THE FOREGOING DOCUMENT AND THAT THE FACTS STATED IN IT ARE TRUE.

SELLER Must Sign Here: _____ CO-SELLER Must Sign Here: _____

Print Here: _____ Print Here: _____

Selling Dealer's License Number: _____ Tax No.: _____ Tax Collected: _____

Auction Name: _____ License Number: _____

PURCHASER Must Sign Here: _____ CO-PURCHASER Must Sign Here: _____

Print Here: _____ Print Here: _____

NOTICE: PENALTY IS REQUIRED BY LAW IF NOT SUBMITTED FOR TRANSFER WITHIN 30 DAYS AFTER DATE OF PURCHASE.

HSMV 82250 (REV. 3/15)

STATE OF FLORIDA



CERTIFICATE OF LIABILITY INSURANCE

 DATE (MM/DD/YYYY)
 04/08/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER USI Insurance Services, LLC 8000 Norman Center Drive Suite 500 Bloomington, MN 55437	CONTACT NAME: Transportation Dept PHONE (A/C, No, Ext): 612-509-1001 FAX (A/C, No): E-MAIL ADDRESS: ins.transportation@usi.com														
INSURED KRodz Transport LLC. 8818 SE 161st PL Summerville, FL 34491	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th style="text-align: left;">INSURER(S) AFFORDING COVERAGE</th> <th style="text-align: left;">NAIC #</th> </tr> <tr> <td>INSURER A : Great American Insurance Company</td> <td>16691</td> </tr> <tr> <td>INSURER B : Great American Spirit Insurance Company</td> <td>33723</td> </tr> <tr> <td>INSURER C :</td> <td></td> </tr> <tr> <td>INSURER D :</td> <td></td> </tr> <tr> <td>INSURER E :</td> <td></td> </tr> <tr> <td>INSURER F :</td> <td></td> </tr> </table>	INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER A : Great American Insurance Company	16691	INSURER B : Great American Spirit Insurance Company	33723	INSURER C :		INSURER D :		INSURER E :		INSURER F :	
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INSURER C :															
INSURER D :															
INSURER E :															
INSURER F :															

COVERAGES

CERTIFICATE NUMBER:

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
	COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☐ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☐ PRO-JECT ☐ LOC OTHER:						EACH OCCURRENCE \$ DAMAGE TO RENTED PREMISES (Ea occurrence) \$ MED EXP (Any one person) \$ PERSONAL & ADV INJURY \$ GENERAL AGGREGATE \$ PRODUCTS - COMP/OP AGG \$ \$
A	AUTOMOBILE LIABILITY ☐ ANY AUTO ☐ ALL OWNED AUTOS ☒ SCHEDULED AUTOS ☐ HIRED AUTOS ☐ NON-OWNED AUTOS ☒ NON TRUCKING LIABILITY			GTP4169909	04/01/2024	05/01/2025	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ PIP \$ 10,000
	UMBRELLA LIAB ☐ OCCUR EXCESS LIAB ☐ CLAIMS-MADE DED RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				PER STATUTE OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$
A	Physical Damage			GTP4169909	04/01/2024	05/01/2025	Comp/Collision: \$1,000
B	Occupational Accident			OA4169910	04/01/2025	05/01/2025	Limit: see policy

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

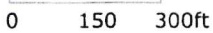
 Unit# 0141 1989 Peterbilt 1XP5DB9XXKD268523 \$45,000
 Occupational Accident applies to driver: Kemuel Rodriguez
 SUPPLEMENTAL COVERAGE INCLUDED:
 Truxpro

CERTIFICATE HOLDER

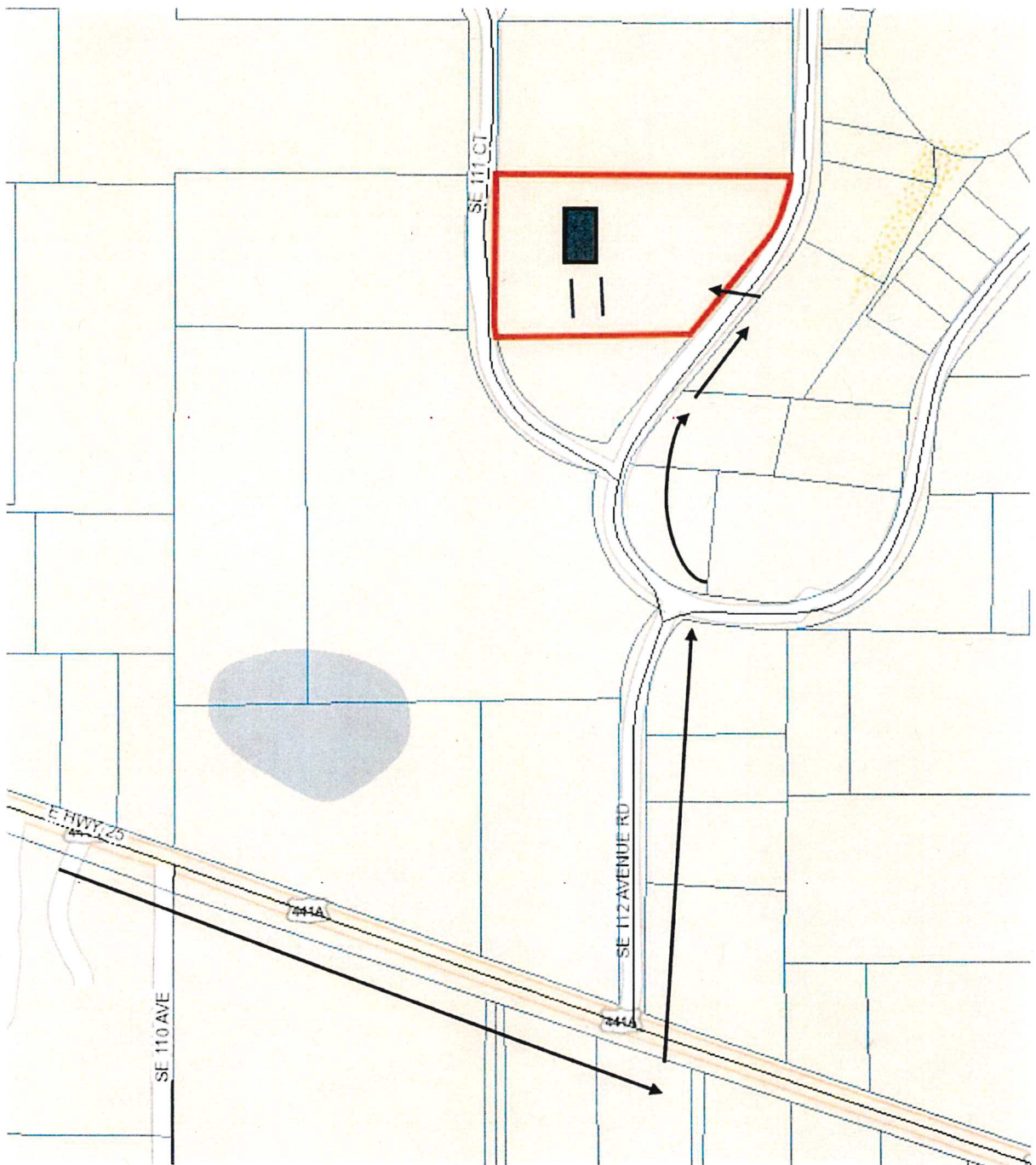
CANCELLATION

Atomic Transport LLC 1301 Riverfront Parkway Suite 119 Chattanooga, TN 37402	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE <i>Timothy Delaney</i>
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ATTACHMENT A



ATTACHMENT A

Our residence, parking will be towards the left side of the house behind trees as pointed in the picture below



ATTACHMENT A

Farther view showing how trees partially block view from outside road



Please see pictures below for reference.

Blue arrow represents where parking will be,

Purple arrow represents grass land between our fence and neighbors privet house where is blocking most of the view



ATTACHMENT A

Picture 2



— This represents the ~~ATTACHMENT A~~ from next door neighbor
neighborhoods



ATTACHMENT A

neighbors house



where
Trailers
will
be

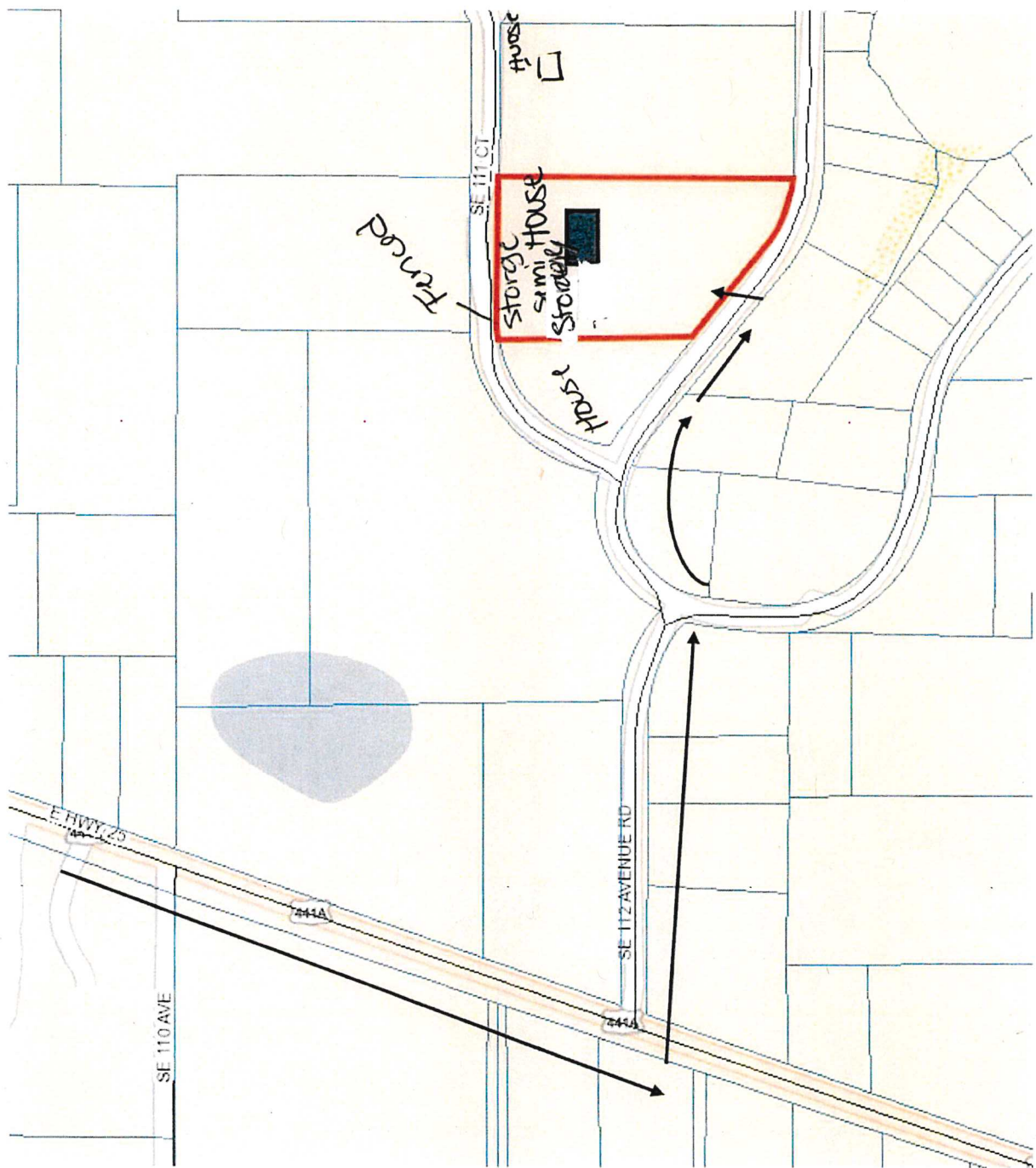
ATTACHMENT A

Main entrance 1



Any required changes will be done
if needed

ATTACHMENT A



ATTACHMENT A

Main entrance Closer picture



Prepared by & Return to:

Simply Title, LLC Fruitland Park
Jazmin Vazquez Rolon
2468 US Highway 441
Unit 201
Fruitland Park, FL 34731
File No.: 2025-8

General Warranty Deed

Made this 6th day of February, 2025 A.D. By **MR5DAYS LLC, a Florida Limited Liability Company**, whose address is: 610 E. Zack Street, Suite 110-4211, Tampa, FL 33602, hereinafter called the grantor, to **Krystal M. Rodriguez De Leon and Kemuel Rodriguez Rivera, Wife and Husband**, whose post office address is: 12160 SE 112th Avenue Rd, Belleview, FL 34420, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of **Three Hundred Seventy-Five Thousand and 00/100 (\$375,000.00) 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 **Marion County, Florida**, viz:

LOT 8, BLOCK D, MAC REEVES SUBDIVISION, AN UNRECORDED SUBDIVISION IN SECTION 1, TOWNSHIP 17 SOUTH, RANGE 23 EAST, MARION COUNTY, FLORIDA. ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATE IN THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 17 SOUTH, RANGE 23 EAST, MARION COUNTY, FLORIDA, BEING MORE FULLY AND PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 1 FROM WHICH POINT PROCEED ON THE WEST BOUNDARY THEREOF, SOUTH 00 DEGREES 13 MINUTES 17 SECONDS EAST, A DISTANCE OF 656.00 FEET; THENCE EAST 686.78 FEET TO THE POINT OF BEGINNING; FROM THE POINT OF BEGINNING THUS DESCRIBED, CONTINUE THENCE EAST A DISTANCE OF 628.43 FEET TO THE WESTERLY RIGHT OF WAY LINE OF A 60 FOOT WIDE ROAD; THENCE SOUTHWESTERLY ALONG THE ARC OF A CURVE CONCAVE NORTHWESTERLY HAVING A CENTRAL ANGLE OF 37 DEGREES 09 MINUTES 48 SECONDS AND A CENTER LINE RADIUS OF 300.00 FEET; AN ARC DISTANCE OF 147.80 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 37 DEGREES 31 MINUTES 53 SECONDS WEST A DISTANCE OF 497.29 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE EASTERLY HAVING A CENTRAL ANGLE OF 121 DEGREES 24 MINUTES 05 SECONDS AND A CENTER LINE RADIUS OF 230.00 FEET; THENCE ON THE ARC OF SAID CURVE A DISTANCE OF 46.40 FEET TO ITS INTERSECTION WITH ANOTHER CURVE CONCAVE NORTHEASTERLY; HAVING A CENTRAL ANGLE OF 89 DEGREES 02 MINUTES 17 SECONDS AND A CENTER LINE RADIUS OF 300.00 FEET; THENCE ON THE ARC OF SAID CURVE IN A NORTHWESTERLY DIRECTION A DISTANCE OF 400.40 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE NORTH A DISTANCE OF 300.00 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT LANDS DESCRIBED AS:

A PORTION OF LOT 8, BLOCK D, OF AN UNRECORDED SUBDIVISION IN SECTION 1, TOWNSHIP 17 SOUTH, RANGE 23 EAST, MARION COUNTY, FLORIDA, BEING MORE FULLY AND PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 1, FROM WHICH POINT PROCEED ON THE WEST BOUNDARY THEREOF SOUTH 00 DEGREES 13 MINUTES 17 SECONDS EAST A DISTANCE OF 656.00 FEET, THENCE EAST 1315.21 FEET TO THE WESTERLY RIGHT OF WAY LINE OF A 60 FEET WIDE ROAD, THENCE SOUTHWESTERLY ALONG THE ARC OF A CURVE NORTHWESTERLY HAVING A CENTRAL ANGLE OF 37 DEGREES 09 MINUTES 48

ATTACHMENT A

SECONDS AND A CENTER LINE RADIUS OF 300.00 FEET AN ARC DISTANCE OF 147.80 FEET TO THE POINT OF TANGENCY OF SAID CURVE, THENCE SOUTH 37 DEGREES 31 MINUTES 53 SECONDS WEST A DISTANCE OF 247.97 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 37 DEGREES 31 MINUTES 53 SECONDS WEST A DISTANCE OF 249.32 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE EASTERLY HAVING A CENTRAL ANGLE OF 121 DEGREES 24 MINUTES 05 SECONDS AND A CENTER LINE RADIUS OF 230.00 FEET, THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 46.40 FEET TO ITS INTERSECTION WITH ANOTHER CURVE CONCAVE NORTHEASTERLY, HAVING A CENTRAL ANGLE OF 89 DEGREES 02 MINUTES 17 SECONDS AND A CENTER LINE RADIUS OF 300.00 FEET, THENCE ALONG THE ARC OF SAID CURVE IN A NORTHWESTERLY DIRECTION 357.35 FEET, THENCE NORTH 88 DEGREES 32 MINUTES 01 SECONDS EAST 419.75 FEET TO THE POINT OF BEGINNING.

Property Address: 12160 SE 112th Avenue Rd, Belleview, FL 34420

Parcel Identification Number: 44997-000-15

Subject to the covenants, conditions, restrictions, easements, reservations and limitations of records, if any, and taxes for 2025 and all subsequent years, which are not yet due and owing.

Grantors warrant that at the time of this conveyance, the subject property is not the Grantors' homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property.

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.

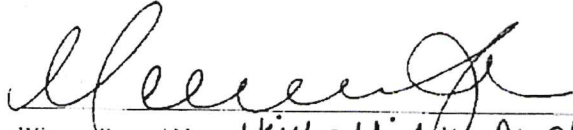
And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2024.

(Signatures on following page)

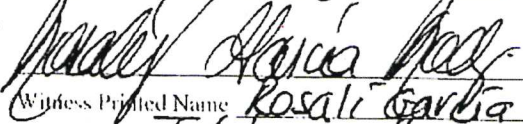
ATTACHMENT A

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:


Witness Printed Name Heisha Michelle Acosta

P.O. Address 1003 Dudley Dr.
Kissimmee Fl. 34758


Witness Printed Name Rosali Garcia Rodriguez

P.O. Address Isle 2 calle 7 #28
Arevalo P.R. 00612

By:  (Seal)
Alonso Del Castillo, Authorized Member of
MR5DAYS LLC, a Florida Limited Liability
Company

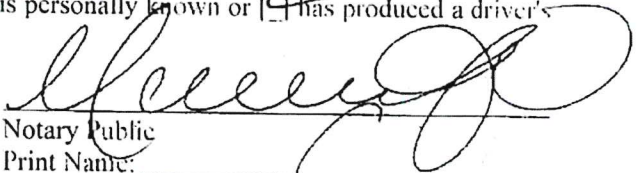
State of Florida
County of Lake

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 6th day of February, 2025 by **Alonso Del Castillo, Authorized Member of MR5DAYS LLC, a Florida Limited Liability Company** who ☐ is personally known or ☒ has produced a driver's license as identification.

[Seal]



HEISHA MICHELLE ACOSTA
Notary Public
State of Florida
Comm# HH492860
Expires 3/30/2028


Notary Public
Print Name: _____
My Commission Expires: _____

Jimmy H. Cowan, Jr., CFA

Marion County Property Appraiser



501 SE 25th Avenue, Ocala, FL 34471 Telephone: (352) 368-8300 Fax: (352) 368-8336

2025 Property Record Card

44997-000-15

[GOOGLE Street View](#)

Prime Key: 1089506

[MAP IT+](#)

Current as of 6/26/2025

Property Information

RODRIGUEZ DE LEON KRYSTAL M
RIVERA KEMUEL RODRIGUEZ
12160 SE 112TH AVENUE RD
BELLEVIEW FL 34420-5594

Taxes / Assessments:

Map ID: 275

Millage: 9001 - UNINCORPORATEDM.S.T.U.PC: 01

Acres: 4.00

Situs: 12160 SE 112TH AVENUE RD
BELLEVIEW

2024 Certified Value

Land Just Value	\$72,504		
Buildings	\$181,051		
Miscellaneous	\$2,340		
Total Just Value	\$255,895		
Total Assessed Value	\$160,532	Impact	
Exemptions	\$0	<u>Ex Codes:</u>	(\$95,363)
Total Taxable	\$160,532		
School Taxable	\$255,895		

History of Assessed Values

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2024	\$72,504	\$181,051	\$2,340	\$255,895	\$160,532	\$0	\$160,532
2023	\$54,264	\$144,306	\$1,950	\$200,520	\$145,938	\$0	\$145,938
2022	\$43,320	\$103,665	\$1,950	\$148,935	\$132,671	\$0	\$132,671

Property Transfer History

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
8560/0635	02/2025	07 WARRANTY	9 UNVERIFIED	Q	1	\$375,000
8345/1193	06/2024	26 TRUSTEE	9 UNVERIFIED	Q	1	\$170,000
6965/1873	05/2019	07 WARRANTY	9 UNVERIFIED	U	1	\$140,100
6965/1867	04/2019	74 PROBATE	0	U	1	\$100
6965/1866	04/2019	71 DTH CER	0	U	1	\$100
6962/0511	04/2019	08 CORRECTIVE	0	U	1	\$100
6955/0552	04/2019	62 DISTR	0	U	1	\$100
6965/1872	03/2019	71 DTH CER	0	U	1	\$100
1603/1343	09/1989	07 WARRANTY	2 V-SALES VERIFICATION	Q	1	\$70,500
0432/0173	06/1970	02 DEED NC	0	U	1	\$4,477

Property Description

ATTACHMENT A

SEC 01 TWP 17 RGE 23
 PLAT BOOK UNR PAGE 103
 MAC REEVES SUB
 BLK D LOT 8 BEING MORE FULLY DESC AS:
 COM AT THE NW COR OF SEC 1 TH S 00-13-17 E 656 FT TH E 686.78 FT
 TO THE POB TH CONT E 628.43 FT TH SWLY ALONG ARC OF CURVE
 CONCAVE NWLY HAVING A CENTRAL ANGLE OF 37-09-48 A RADIUS OF 300 FT
 AN ARC DISTANCE OF 147.80 FT TH S 37-31-53 W 497.29 FT TO THE POC
 OF A CURVE CONCAVE ELY HAVING A CENTRAL ANGLE OF 121-24-05 A RADIUS OF
 230 FT TH ALONG ARC OF CURVE 46.40 FT TO AN INTERESTION WITH ANOTHER
 CURVE CONCAVE NELY HAVING A CENTRAL ANGLE OF 89-02-17 A RADIUS OF 300 FT
 TH ALONG ARC OF CURVE IN A NWLY DIRECTION 400.40 FT TH N 300 FT
 TO THE POB AS DESC OR 432-173
 EXC COM AT THE NW COR OF SEC 1 TH S 00-13-17 E 656 FT TH E 1315.21 FT TH
 SWLY ALONG ARC OF CURVE NWLY HAVING A CENTRAL ANGLE OF 37-09-48 A
 RADIUS OF 300 FT AN ARC DISTANCE OF 147.80 FT TH S 37-31-53 W 247.97 FT
 TO THE POB TH CONT S 37-31-53 W 249.32 FT TO THE POC OF A CURVE CONCAVE
 ELY HAVING A CENTRAL ANGLE OF 121-24-05 A RADIUS OF 230 FT TH ALONG
 ARC OF CURVE 46.40 FT TO ITS INTERSECTION WITH ANOTHER CURVE CONCAVE
 NELY HAVING A CENTRAL ANGLE OF 89-02-17 A RADIUS OF 300 FT TH ALONG ARC
 OF CURVE NWLY DIRECTION 357.35 FT TH N 88-32-01 E 419.75 FT TO THE POB

Land Data - Warning: Verify Zoning

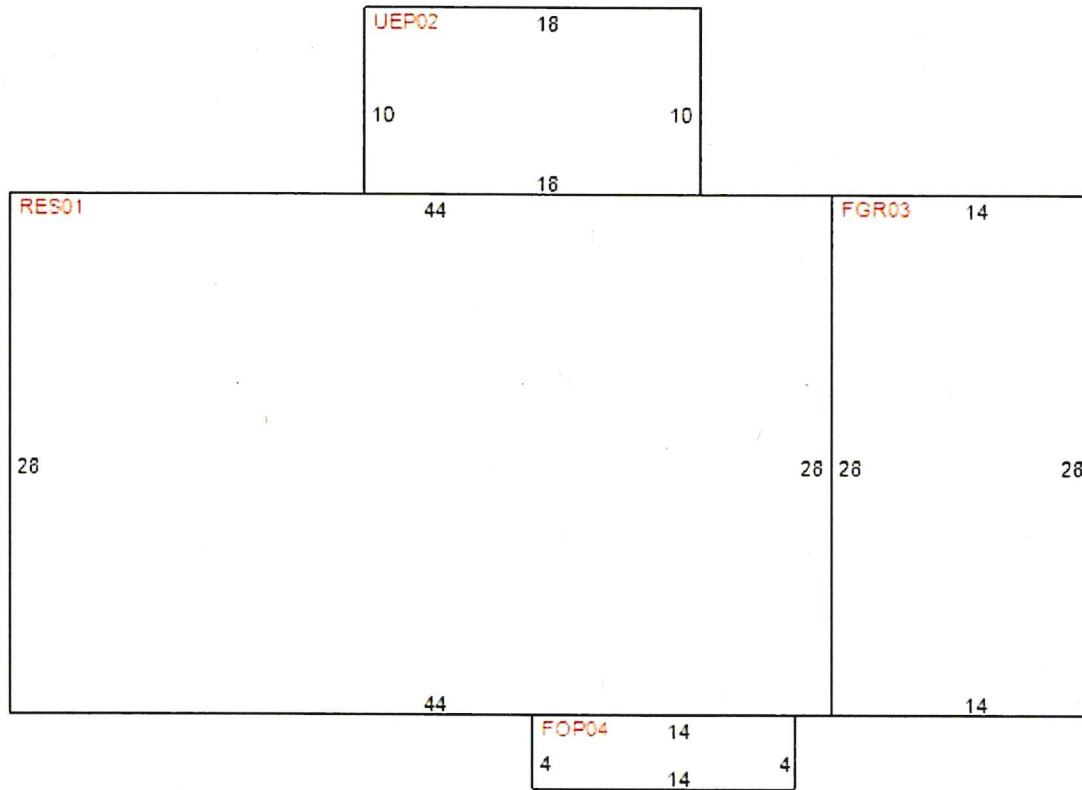
Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0100		.0	.0	A1	4.00	AC						
Neighborhood 9488 - MAC REEVES SUB												
Mkt: 10 70												

Traverse

Building 1 of 1

RES01=L44D28R44U28.L7
 UEP02=U10L18D10R18.R7
 FGR03=D28R14U28L14.D28L2
 FOP04=D4L14U4R14.

ATTACHMENT A



Building Characteristics

Improvement 1F - SFR- 01 FAMILY RESID
Effective Age 2 - 05-09 YRS
Condition 0
Quality Grade 600 - AVERAGE
Inspected on 5/24/2023 by 228

Year Built 1982
Physical Deterioration 0%
Obsolescence: Functional 0%
Obsolescence: Locational 0%
Architecture 0 - STANDARD SFR
Base Perimeter 144

TypeID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
RES 0132	- CONC BLK-STUCO	1.00	1982	N	0 %	0 %	1,232	1,232
UEP 0229	- VINYL SIDING	1.00	1982	N	0 %	0 %	180	180
FGR 0332	- CONC BLK-STUCO	1.00	1982	N	0 %	0 %	392	392
FOP 0401	- NO EXTERIOR	1.00	1982	N	0 %	0 %	56	56

Section: 1

Roof Style: 10 GABLE	Floor Finish: 34 HARDWD ON CONC	Bedrooms: 3	Blt-In Kitchen: Y
Roof Cover: 08 FBRGLASS SHNGL	Wall Finish: 16 DRYWALL-PAINT	4 Fixture Baths: 0	Dishwasher: N
Heat Meth 1: 20 HEAT PUMP	Heat Fuel 1: 10 ELECTRIC	3 Fixture Baths: 2	Garbage Disposal: N
Heat Meth 2: 00	Heat Fuel 2: 00	2 Fixture Baths: 0	Garbage Compactor: N
Foundation: 7 BLK PERIMETER	Fireplaces: 0	Extra Fixtures: 2	Intercom: N
A/C: Y			Vacuum: N

ATTACHMENT A

<u>Miscellaneous Improvements</u>							
Type	Nbr Units	Type	Life	Year In	Grade	Length	Width
256 WELL 1-5 BTH	1.00	UT	99	1963	2	0.0	0.0
190 SEPTIC 1-5 BTH	1.00	UT	99	1963	2	0.0	0.0
159 PAV CONCRETE	204.00	SF	20	1982	3	0.0	0.0
ADU UTILITY-ALUM	160.00	SF	40	1982	1	10.0	16.0
ADU UTILITY-ALUM	120.00	SF	40	1982	1	10.0	12.0
144 PAVING ASPHALT	1,310.00	SF	5	1990	1	0.0	0.0
045 LEAN TO	280.00	SF	15	2003	1	0.0	0.0
<u>Appraiser Notes</u>							
<u>Planning and Building</u>							
<u>** Permit Search **</u>							
Permit Number	Date Issued		Date Completed		Description		
MC01897	9/1/1982		11/1/1982		SFR		