

Jimmy H. Cowan, Jr., CFA

Marion County Property Appraiser



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2025 Property Record Card

Real Estate

3484-002-004

[GOOGLE Street View](#)

Prime Key: 1776775

[MAP IT+](#)

Current as of 2/26/2025

Property Information

ERMSCHER ARTHUR E & DONNA L
TRUST
ERMSCHER DONNA L TR
18951 SW 109TH ST
DUNNELLON FL 34432-4568

Taxes / Assessments:

Map ID: 27

Millage: 9002 - UNINCORPORATEDM.S.T.U.PC: 02

Acres: .49

Situs: Situs: 18951 SW 109TH ST
DUNNELLON

2024 Certified Value

Land Just Value	\$29,184		
Buildings	\$122,180		
Miscellaneous	\$527		
Total Just Value	\$151,891		
Total Assessed Value	\$121,614	Impact	
Exemptions	(\$55,000)	<u>Ex Codes:</u> 01 02 38	(\$30,277)
Total Taxable	\$66,614		
School Taxable	\$91,614		

History of Assessed Values

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2024	\$29,184	\$122,180	\$527	\$151,891	\$121,614	\$55,000	\$66,614
2023	\$45,312	\$137,176	\$636	\$183,124	\$124,027	\$0	\$124,027
2022	\$24,960	\$122,385	\$753	\$148,098	\$112,752	\$0	\$112,752

Property Transfer History

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
8526/1772	01/2025	05 QUIT CLAIM	2 V-SALES VERIFICATION	U	V	\$100
8402/1247	08/2024	07 WARRANTY	4 V-APPRAISERS OPINION	Q	V	\$65,000
UNRE/INST	09/2020	70 OTHER	0	U	V	\$100
UNRE/INST	04/2006	71 DTH CER	0	U	V	\$100
2892/1094	01/2001	02 DEED NC	7 PORTIONUND INT	U	V	\$100
2712/1902	10/1999	07 WARRANTY	2 V-SALES VERIFICATION	Q	V	\$9,300
1855/0461	08/1992	07 WARRANTY	2 V-SALES VERIFICATION	Q	V	\$9,000
1602/0325	09/1989	07 WARRANTY	0	U	V	\$100
1181/1967	09/1983	07 WARRANTY	0	U	V	\$7,400

Property Description

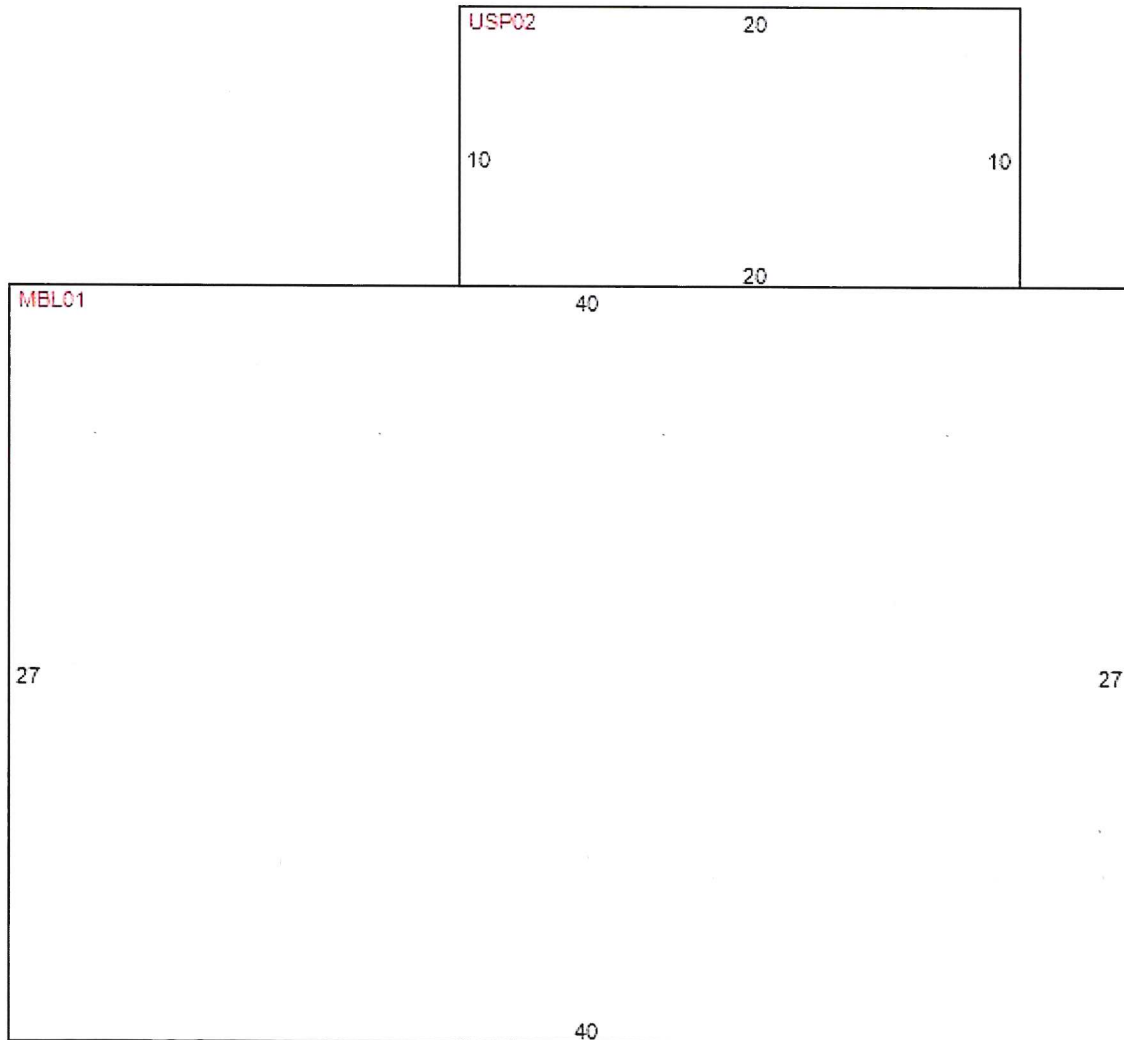
SEC 30 TWP 16 RGE 19
 PLAT BOOK T PAGE 060
 RIO VISTA FIRST ADD
 BLK B LOTS 4.5
Parent Parcel: 3484-000-000

Land Data - Warning: Verify Zoning

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0200		80.0	128.0	R4	80.00	FF						
0001		86.0	127.0	R4	86.00	FF						
Neighborhood 8105B - RIO VISTA REPLAT MBL												
Mkt: 7 70												

TraverseBuilding 1 of 1

MBL01=U27R40D27L40.R40U27L4
 USP02=U10L20D10R20.

Building Characteristics

Improvement MH - MOBILE - MOBILE HOME RESID
Effective Age 2 - 05-09 YRS
Condition 4
Quality Grade 600 - AVERAGE
Inspected on 2/7/2025 by 118

Year Built 2020
Physical Deterioration 0%
Obsolescence: Functional 0%
Obsolescence: Locational 0%
Architecture 2 - MBL HOME
Base Perimeter 134

Type	ID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
MBL 0121 - MH VINYL SIDING	1.00	2020	N	0 %	0 %			1,080	1,080
USP 0201 - NO EXTERIOR	1.00	2023	N	0 %	0 %			200	200

Section: 1

Roof Style: 10 GABLE	Floor Finish: 20 SHEET VINYL	Bedrooms: 3	Blt-In Kitchen: Y
Roof Cover: 08 FBRGLASS SHNGL	Wall Finish: 18 DRYWALL-PAPER	4 Fixture Baths: 0	Dishwasher: Y
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: 3 PIER	Fireplaces: 0	Extra Fixtures: 2	Intercom: N
A/C: Y			Vacuum: N

Miscellaneous Improvements

Type	Nbr Units	Type	Life	Year In	Grade	Length	Width
190 SEPTIC 1-5 BTH	1.00	UT	99	2020	2	0.0	0.0
256 WELL 1-5 BTH	1.00	UT	99	2020	2	0.0	0.0
159 PAV CONCRETE	216.00	SF	20	2020	3	0.0	0.0
UDU UTILITY-UNFINS	240.00	SF	40	2024	1	20.0	12.0

Appraiser NotesPlanning and Building** Permit Search **

Permit Number	Date Issued	Date Completed	Description
2020073190	9/14/2020	11/5/2020	IINSTALL NEW MOBILE HOME 28 X 40