

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

49007-001-00

[GOOGLE Street View](#)

Prime Key: 2264233

[MAP IT+](#)

Current as of 8/28/2025

[Property Information](#)

BUSCIGLIO JOHNNY  
 ROSIN REBECCA  
 12640 SE 141ST AVENUE RD  
 OCKLAWAHA FL 32179

[Taxes / Assessments:](#)

Map ID: 294

[Millage:](#) 9001 - UNINCORPORATED[M.S.T.U.](#)

PC: 00

Acres: .84

Situs: 12640 SE 141ST AVENUE RD  
 OCKLAWAHA

[Current Value](#)

|                      |           |
|----------------------|-----------|
| Land Just Value      | \$320,124 |
| Buildings            | \$0       |
| Miscellaneous        | \$1,217   |
| Total Just Value     | \$321,341 |
| Total Assessed Value | \$321,341 |
| Exemptions           | \$0       |
| Total Taxable        | \$321,341 |

[Ex Codes:](#)[History of Assessed Values](#)

| Year | Land Just | Building | Misc Value | Mkt/Just  | Assessed Val | Exemptions | Taxable Val |
|------|-----------|----------|------------|-----------|--------------|------------|-------------|
| 2024 | \$320,124 | \$0      | \$1,217    | \$321,341 | \$321,341    | \$0        | \$321,341   |
| 2023 | \$320,124 | \$0      | \$1,217    | \$321,341 | \$321,341    | \$0        | \$321,341   |
| 2022 | \$314,408 | \$0      | \$1,217    | \$315,625 | \$284,306    | \$0        | \$284,306   |

[Property Transfer History](#)

| Book/Page                 | Date    | Instrument    | Code                   | Q/U | V/I | Price     |
|---------------------------|---------|---------------|------------------------|-----|-----|-----------|
| <a href="#">8324/1996</a> | 04/2024 | 07 WARRANTY   | 4 V-APPRAISERS OPINION | Q   | V   | \$415,000 |
| <a href="#">7805/0107</a> | 06/2022 | 07 WARRANTY   | 9 UNVERIFIED           | Q   | V   | \$385,600 |
| <a href="#">5711/1831</a> | 07/2012 | 07 WARRANTY   | 7 PORTIONUND INT       | U   | V   | \$200,000 |
| <a href="#">5691/1753</a> | 06/2012 | 61 FJGMNT     | 0                      | U   | V   | \$100     |
| <a href="#">5680/1013</a> | 04/2012 | 05 QUIT CLAIM | 7 PORTIONUND INT       | U   | V   | \$100     |
| <a href="#">4383/0049</a> | 03/2006 | 07 WARRANTY   | 2 V-SALES VERIFICATION | Q   | V   | \$650,000 |
| <a href="#">3980/1747</a> | 03/2005 | 25 PER REP    | 4 V-APPRAISERS OPINION | U   | I   | \$362,000 |
| <a href="#">2903/1916</a> | 01/2001 | 94 ROAD AB    | 0                      | U   | V   | \$100     |
| <a href="#">1505/1781</a> | 05/1988 | 07 WARRANTY   | 0                      | U   | V   | \$100     |

[Property Description](#)

SEC 05 TWP 17 RGE 24

PLAT BOOK E PAGE 045

WEIR PARK

COM AT THE INTERSECTION OF THE E BNDY OF SE 1/4 AND THE NWLY ROW OF ORANGE AVE AS PER LAKE WEIR BEACH SEC (C-54) TH S 33-16-28 W 36.45 FT TO THE POB TH N 140.52 FT TH W 96.45 FT TH S 14-26-50 W 263 FT MOL TO THE WATERS EDGE OF LAKE WEIR TH SELY ALONG WATERS EDGE 73 FT MOL TH N 33-16-28 E 179 FT MOL TO THE POB &

WLY 1/2 OF THE FOLLOWING VACATED RD:

COM AT THE NWLY COR OF LOT 9 TH S 33-13-00 W 302.03 FT TO THE POB TH S 33-13-00 W 166.67 FT TH TO POINT ON ORDINARY HIGH WATER LINE OF LAKE WEIR; TH

N 47-47-46 W 60.75 FT TH N 33-13-00 E 135.43 FT TH S 76-42-29 E 63.82 FT TO THE POB &

THAT PT OF LAKE ST AKA LAKE SHORE DR LYING BETWEEN A LINE BEING THE SLY EXTENTION TO THE WATERS OF LAKE WEIR OF THE ELY BNDY OF BLK 16 LAKE WEIR BEACH SEC (C-54) AND THE SLY EXTENSION OF THE W BNDY OF PINEAPPLE AVE WEIR PARK (E-45)

Parent Parcel: 49007-000-00

Land Data - Warning: Verify Zoning

| Use               | CUse | Front | Depth | Zoning | Units  | Type | Rate       | Loc  | Shp  | Phy  | Class Value                  | Just Value |
|-------------------|------|-------|-------|--------|--------|------|------------|------|------|------|------------------------------|------------|
| 0030              |      | 103.0 | 355.0 | R1     | 103.00 | FF   | 2,800.0000 | 1.00 | 1.11 | 1.00 | 320,124                      | 320,124    |
| Neighborhood 8090 |      |       |       |        |        |      |            |      |      |      | Total Land - Class \$320,124 |            |
| Mkt: 10 70        |      |       |       |        |        |      |            |      |      |      | Total Land - Just \$320,124  |            |

Miscellaneous Improvements

| Type               | Nbr    | Units | Type | Life | Year In | Grade | Length | Width                 |
|--------------------|--------|-------|------|------|---------|-------|--------|-----------------------|
| 190 SEPTIC 1-5 BTH | 1.00   |       | UT   | 99   | 1938    | 1     | 0.0    | 0.0                   |
| 256 WELL 1-5 BTH   | 1.00   |       | UT   | 99   | 1938    | 1     | 0.0    | 0.0                   |
| 184 RETAIN WALL    | 219.00 |       | SF   | 50   | 1980    | 1     | 0.0    | 0.0                   |
| 114 FENCE BOARD    | 168.00 |       | LF   | 10   | 2006    | 3     | 8.0    | 21.0                  |
| 114 FENCE BOARD    | 272.00 |       | LF   | 10   | 2006    | 4     | 8.0    | 34.0                  |
|                    |        |       |      |      |         |       |        | Total Value - \$1,217 |

Appraiser Notes

2019 REVIEW W/PICTOMETRY /AERIAL 2017

Planning and Building\*\* Permit Search \*\*

| Permit Number | Date Issued | Date Completed | Description |
|---------------|-------------|----------------|-------------|
| M100281       | 10/1/2005   | 10/1/2005      | DEMO        |

Cost Summary

|                    |           |           |          |     |              |             |
|--------------------|-----------|-----------|----------|-----|--------------|-------------|
| Buildings R.C.N.   | \$0       | 6/1/2004  |          |     |              |             |
| Total Depreciation | \$0       |           |          |     |              |             |
| Bldg - Just Value  | \$0       |           |          |     |              |             |
| Misc - Just Value  | \$1,217   | 3/12/2011 | Bldg Nbr | RCN | Depreciation | Depreciated |
| Land - Just Value  | \$320,124 | 3/28/2023 |          |     |              |             |
| Total Just Value   | \$321,341 |           |          |     |              |             |