

9/25/24

RECEIVED

OCT 20 2024

Marion County
Growth Service

APPLICATION COMPLETE
 DATE COMPLETED 9/25/24
 INITIALS [Signature]
 TENTATIVE MEETING DATES
 P&Z PH 11/25/24
 BCC/P&Z PH 12/17/24



**Marion County
Board of County Commissioners**

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

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: Retaining my 3 goats on property
Property is Double Fenced and goats are loved, fed, & petted daily by
many neighbors with kids. They have been here for 18 years.

Legal Description: (Please attach a copy of the deed and location map.) Parcel Zoning: _____

Parcel account number(s): 4707-087-029

Property dimensions: _____ Total acreage: 1.38

Directions: Go south on 441 from Belleview approx. 6 miles

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.

Stephen J. Fredrikson

Property Owner name (please print)
9300 SE 157th PL

Applicant or agent name (please print)

Mailing Address
51A Summerfield, FL 34491

Mailing Address

City, State, Zip code
Summerfield, FL 34491

City, State, Zip code

Phone number (include area code)
352-723-8724

Phone number (include area code)

E-mail address
solaricity@yahoo.com

E-mail address
[Signature]

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	2024090069	Code Case No	961266
Application No	32041	Revd by	AW
Zoning Map No		Revd Date	/ /
		FLUM	MR
			Rev 07/1/2019

CORRECTED QUIT CLAIM DEED

THIS QUITCLAIM DEED, Executed this 3 day of August, 2007, by first party, Louise Mary Fredriksen whose post office address is 1901 Smithboro Rd, Monticello, Ga to second party Stephen J. Fredriksen, JR. whose address is 9300 SE 157th Pl., Summerfield, Florida. 934491

RECORD AND RETURN TO

GRANTOR Louise Mary Fredriksen, for in consideration of \$10.00 conveys and quit claims the following described real estate property, situated in the County of Marion, state of Florida together with all after acquired title of the grantor(s) therein:

SEC 22 TWP 17 RGE 23 Plat BOOK G, PAGE 023, ORANGE BLOSSOM HILLS, UNIT 7
BLK 87, Lots 29,30,31,32,33,34,35,36,37,38

Additional info: Ten (10) lots & Home w/attached garage and detached garage

Assessor's Property Tax Parcel/Account Number R4707-087-029

Dated: 8/3/07

witness
By Ellen Boyd
Ellen Boyd
witness
By Angela Swalsch
Angela Swalsch

Grantor Signature: Louise Fredriksen

Grantor Printed Name: LOUISE FREDRIKSEN

STATE OF Georgia
COUNTY OF Jasper

I certify that I know or have satisfactory evidence that Louise Fredriksen (is/are) the person(s) who appeared before me, and said person(s) acknowledged that (he/she/they) signed this statement, on oath stated that (he/she/they) (is/are) authorized to execute the instrument and acknowledged it as the _____ of _____ to be free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 8/3/07

Notary Public in and for the state of Georgia

My appointment expires: June 28, 2011

DAVID R. ELLSPERMANN, CLERK OF COURT MARION COUNTY
DATE: 08/09/2007 11:41:42 AM
FILE #: 2007107063 OR BK 04863 PG 0845

RECORDING FEES 10.00



Jimmy H. Cowan, Jr., CFA
Marion County Property Appraiser



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

2024 Property Record Card
Real Estate

4707-087-029

[GOOGLE Street View](#)

Prime Key: 1135770

[MAP IT+](#)

Current as of 9/25/2024

Property Information

FREDRIKSEN STEVE J JR
 9300 SE 157TH PL
 SUMMERFIELD FL 34491-5652

Taxes / Assessments:

Map ID: 257

Millage: 9001 - UNINCORPORATED

M.S.T.U.

PC: 01

Acres: 1.38

Situs: Situs: 9300 SE 157TH PL
 SUMMERFIELD

Current Value

Land Just Value	\$187,530		
Buildings	\$353,461		
Miscellaneous	\$9,890		
Total Just Value	\$550,881	Impact	
Total Assessed Value	\$283,476	<u>Ex Codes:</u> 01 38	(\$267,405)
Exemptions	(\$50,000)		
Total Taxable	\$233,476		
School Taxable	\$258,476		

History of Assessed Values

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2023	\$160,740	\$343,012	\$11,054	\$514,806	\$275,219	\$50,000	\$225,219
2022	\$131,719	\$320,941	\$11,288	\$463,948	\$267,203	\$50,000	\$217,203
2021	\$93,765	\$251,763	\$11,521	\$357,049	\$259,420	\$50,000	\$209,420

Property Transfer History

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
4863/0845	08/2007	08 CORRECTIVE	0	U	I	\$100
4844/0707	07/2007	61 FJGMNT	0	U	I	\$100
4841/0210	07/2007	05 QUIT CLAIM	7 PORTIONUND INT	U	I	\$100
3823/1754	09/2004	07 WARRANTY	3 DEVELOPER SALE	U	V	\$27,500
0496/0434	06/1972	02 DEED NC	0	U	V	\$3,500

Property Description

SEC 22 TWP 17 RGE 23
 PLAT BOOK G PAGE 023

ORANGE BLOSSOM HILLS UNIT 7

BLK 87 LOTS 20.21.22.23.24.25.26.27.28.29.30.31.32.33.34.35.36.37.38

Land Data - Warning: Verify Zoning

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
0100		250.0	125.0	R1	250.00	FF	420.0000	1.00	0.94	1.00	98,700	98,700
0001		75.0	125.0	R1	75.00	FF	420.0000	1.00	0.94	1.00	29,610	29,610
0001		75.0	125.0	R1	75.00	FF	420.0000	1.00	0.94	1.00	29,610	29,610
0001		75.0	125.0	R1	75.00	FF	420.0000	1.00	0.94	1.00	29,610	29,610

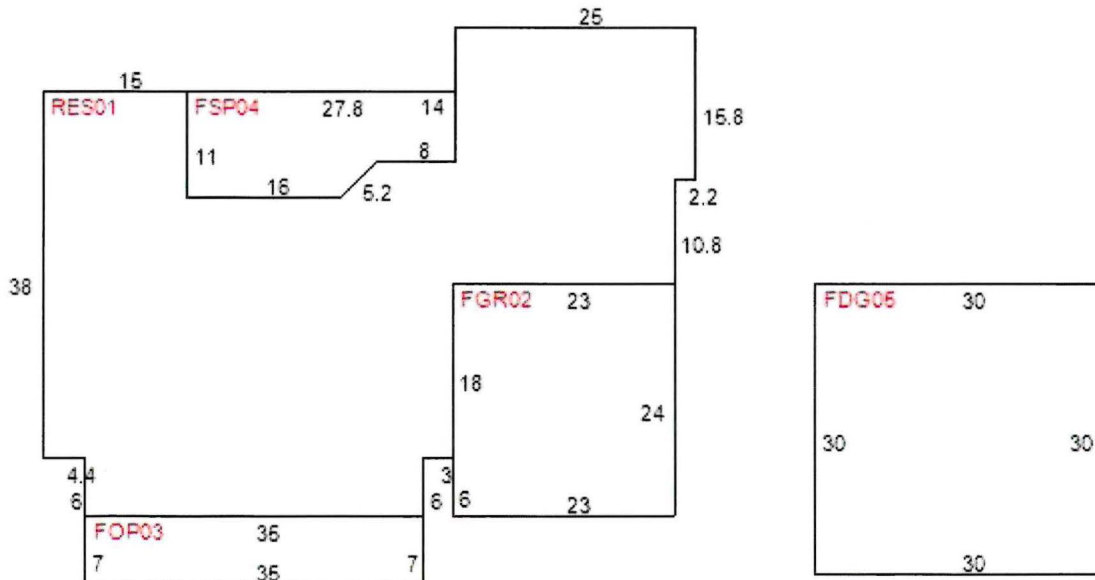
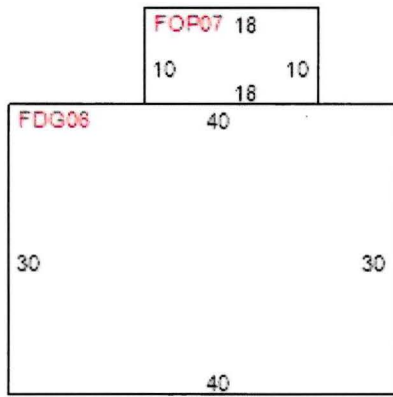
Neighborhood 9448 - ORANGE BLOSSOM HILLS - WEST OF
Mkt: 10 70

Total Land - Class \$187,530
Total Land - Just \$187,530

Traverse

Building 1 of 1

RES01=L3D6L35U6L4,4U38R15D11R16A45|5,2R8U14R25D15,8L2,2D10,8L23D18.
 FGR02=U18R23D24L23U6.L3,1D6,1
 FOP03=D7L35U7R35.L25U44R0,5
 FSP04=R27,8D7,3L8A225|5,2L16U11.R65D20
 FDG05=R30D30L30U30.U45L85
 FDG06=U30R40D30L40.U30R32
 FOP07=U10L18D10R18.



Building Characteristics

Improvement 1F - SFR- 01 FAMILY RESID
Effective Age 3 - 10-14 YRS
Condition 3
Quality Grade 700 - GOOD
Inspected on 5/7/2020 by 225

Year Built 2005
Physical Deterioration 0%
Obsolescence: Functional 0%
Obsolescence: Locational 0%
Architecture 0 - STANDARD SFR
Base Perimeter 256

Type	ID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
RES	0132	- CONC BLK-STUCO	1.00	2005	N	0 %	0 %	2,200	2,200
FGR	0232	- CONC BLK-STUCO	1.00	2005	N	0 %	0 %	552	552
FOP	0301	- NO EXTERIOR	1.00	2005	N	0 %	0 %	245	245
FSP	0401	- NO EXTERIOR	1.00	2005	N	0 %	0 %	268	268
FDG	0532	- CONC BLK-STUCO	1.00	2005	N	0 %	0 %	900	900
FDG	0632	- CONC BLK-STUCO	1.00	2014	N	0 %	0 %	1,200	1,200
FOP	0701	- NO EXTERIOR	1.00	2014	N	0 %	0 %	180	180

Section: 1

Roof Style: 10 GABLE	Floor Finish: 42 CERAMIC/PORCELAIN TILE	Bedrooms: 3	Blt-In Kitchen: Y
Roof Cover: 08 FBRGLASS SHNGL	Wall Finish: 16 DRYWALL-PAINT	4 Fixture Baths: 2	Dishwasher: Y
Heat Meth 1: 20 HEAT PUMP	Heat Fuel 1: 10 ELECTRIC	3 Fixture Baths: 0	Garbage Disposal: N
Heat Meth 2: 00	Heat Fuel 2: 00	2 Fixture Baths: 0	Garbage Compactor: N
Foundation: 7 BLK PERIMETER A/C: Y	Fireplaces: 0	Extra Fixtures: 3	Intercom: N
			Vacuum: N

Miscellaneous Improvements

Type	Nbr	Units	Type	Life	Year In	Grade	Length	Width
190 SEPTIC 1-5 BTH	1.00	UT	99	2005	2	0.0	0.0	
256 WELL 1-5 BTH	1.00	UT	99	2005	2	0.0	0.0	
159 PAV CONCRETE	2,090.00	SF	20	2005	3	0.0	0.0	
116 FENCE VINYL	214.00	LF	99	2005	4	0.0	0.0	
SLR SOLAR PANEL	21.00	UT	15	2006	5	0.0	0.0	
FDU UTILITY-FINISH	360.00	SF	40	2012	2	30.0	12.0	
UOP PORCH-OPEN-UNF	240.00	SF	40	2012	1	30.0	8.0	
							Total Value - \$9,890	

Appraiser Notes

Planning and Building
** Permit Search **

Permit Number	Date Issued	Date Completed	Description
2022052387	5/19/2022	5/20/2022	TEAR OFF SHINGLES REPLACE WITH NEW ON DETACHED GARAGE FL544
2022040449	4/5/2022	5/20/2022	TEAR OFF SHINGLES RESHINGLE FL10674.1
2013110357	11/1/2013	3/24/2014	UDG
2012010347	1/1/2012	3/2/2012	SHED
M121760	12/1/2004	8/1/2005	NEW RES
M121744	12/1/2004	8/1/2005	FDG
2024071399	-	8/16/2024	INSTALLATION OF ROOF MOUNTED PHOTO VOLTAIC SYSTEM{DUKE ENER

Cost Summary

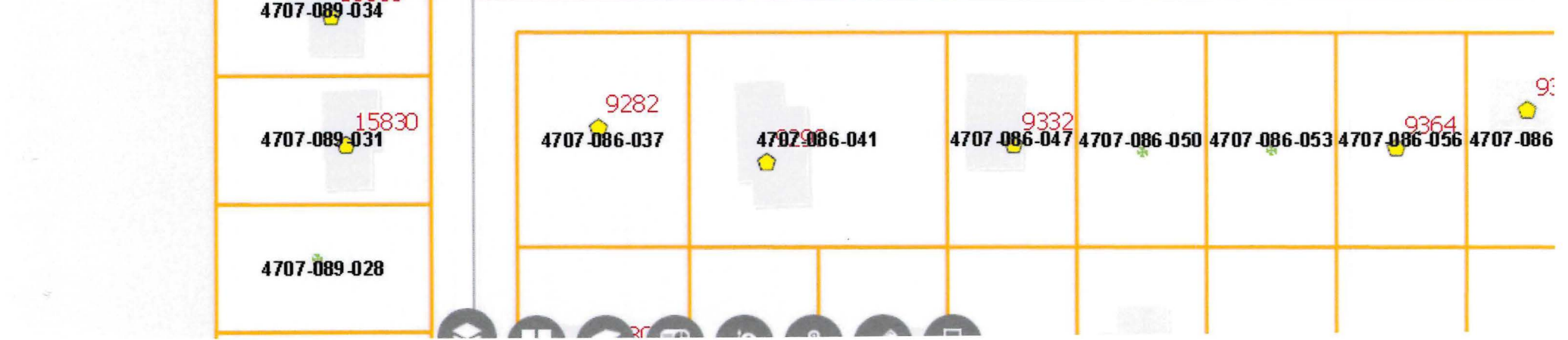
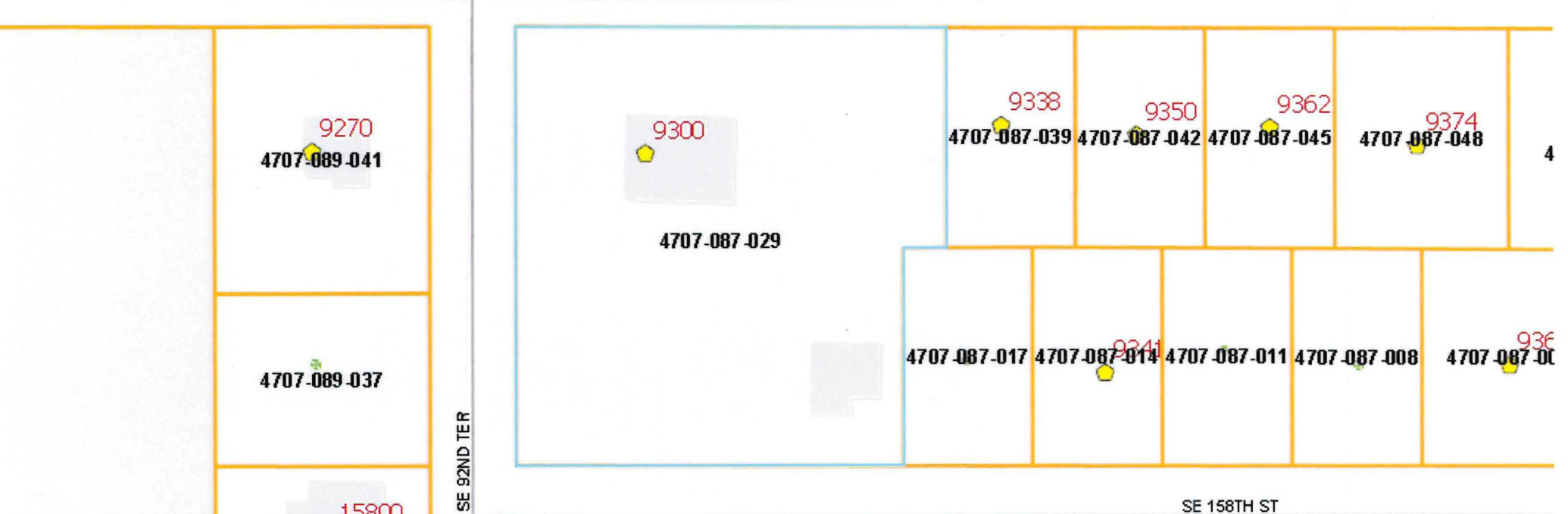
Buildings R.C.N.	\$393,626	10/31/2014
Total Depreciation	(\$86,597)	
Bldg - Just Value	\$307,029	
Misc - Just Value	\$9,890	10/28/2014
Land - Just Value	\$187,530	4/19/2024
Total Just Value	\$504,449	

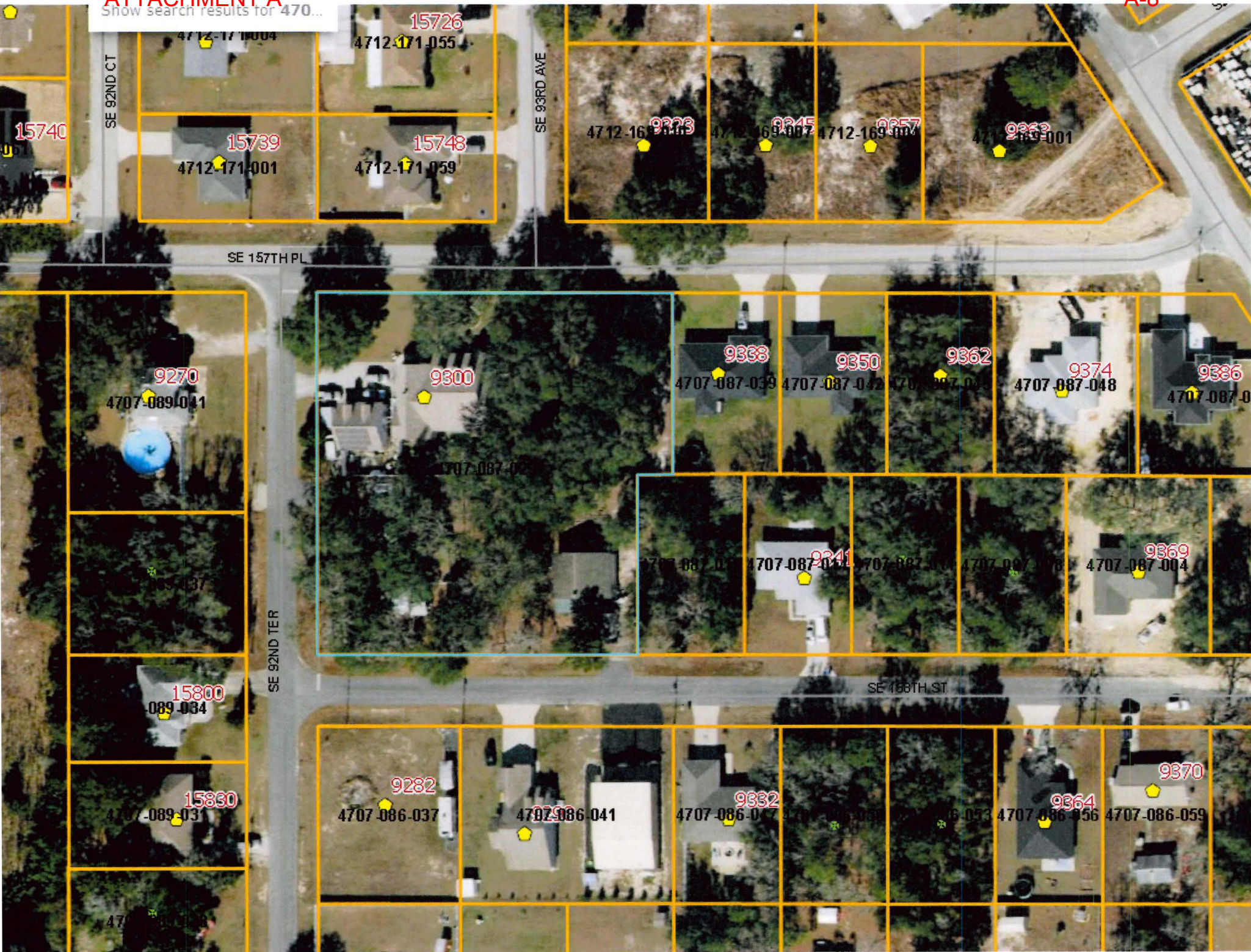
Bldg Nbr	RCN	Depreciation	Depreciated
1	\$393,626	(\$86,597)	\$307,029

ATTACHMENT A

Show search results for 470...

A-7





15740

4712-171-004

15726

4712-171-055

15739

4712-171-001

15748

4712-171-059

4712-169-003

9333

4712-169-007

9345

4712-169-004

9357

4712-169-001

9363

SE 157TH PL

9270

4707-089-041

9300

4707-087-037

9333

4707-087-039

9350

4707-087-042

9362

4707-087-045

9374

4707-087-048

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15830

4707-089-031

9282

4707-086-037

9290

4707-086-041

9332

4707-086-047

9356

4707-086-053

9364

4707-086-056

9370

4707-086-059

SE 158TH ST

SE 92ND TER

SE 93RD AVE

SE 92ND CT