



Marion County FLORIDA

Marion County Board of County Commissioners

Growth Management ♦ Zoning

2710 E. Silver Springs Blvd. Ocala, FL 34470 Phone: 352-438-2675 Fax: 352-438-2676

APPLICATION FOR REZONING

Application No.: \_\_\_\_\_

The undersigned hereby requests a zoning change of the Marion County Land Development Code, Article 4, Zoning, on the below described property and area, from B-4 to B-4, for the intended use of:

ADDING SINGLE FAMILY RESIDENCE

Legal description: (please attach a copy of the deed and location map)

Parcel account number(s): 08385-000-00

Property dimensions: FRONT-100FT DEPTH-108 Total acreage: .25

Directions: 1875 NE 128TH PL ANTHONY, FL 32617

The property owner must sign this application unless he has attached written authorization naming an agent to act on his/her behalf.

email = Greeneventures1@gmail.com

GREENE VENTURES LLC
Property owner name (please print)
3435 N HWY 314A
Mailing address
SILVER SPRINGS, FL 34488
City, state, zip code
352-817-1645
Phone number (please include area code)

ANDREW GREENE
Applicant or agent name (please print)
3435 N HWY 314A
Mailing address
SILVER SPRINGS, FL 34488
City, state, zip code
352-817-1645
Phone number (please include area code)

Signature

Signature

Please note: the zoning change will not become effective until 14 days after a final decision is made by the Marion County Board of County Commissioners. The owner, applicant or agent is encouraged to attend the public hearing where this application will be discussed. If no representative is present and the board requires additional information, the request may be postponed or denied. Notice of said hearing will be mailed to the above-listed address(es). All information given by the applicant or agent must be correct and legible to be processed. The filing fee is \$1,000.00, and is non-refundable. For more information, please contact the Zoning Division at 352-438-2675.

\*\*\*\*\*

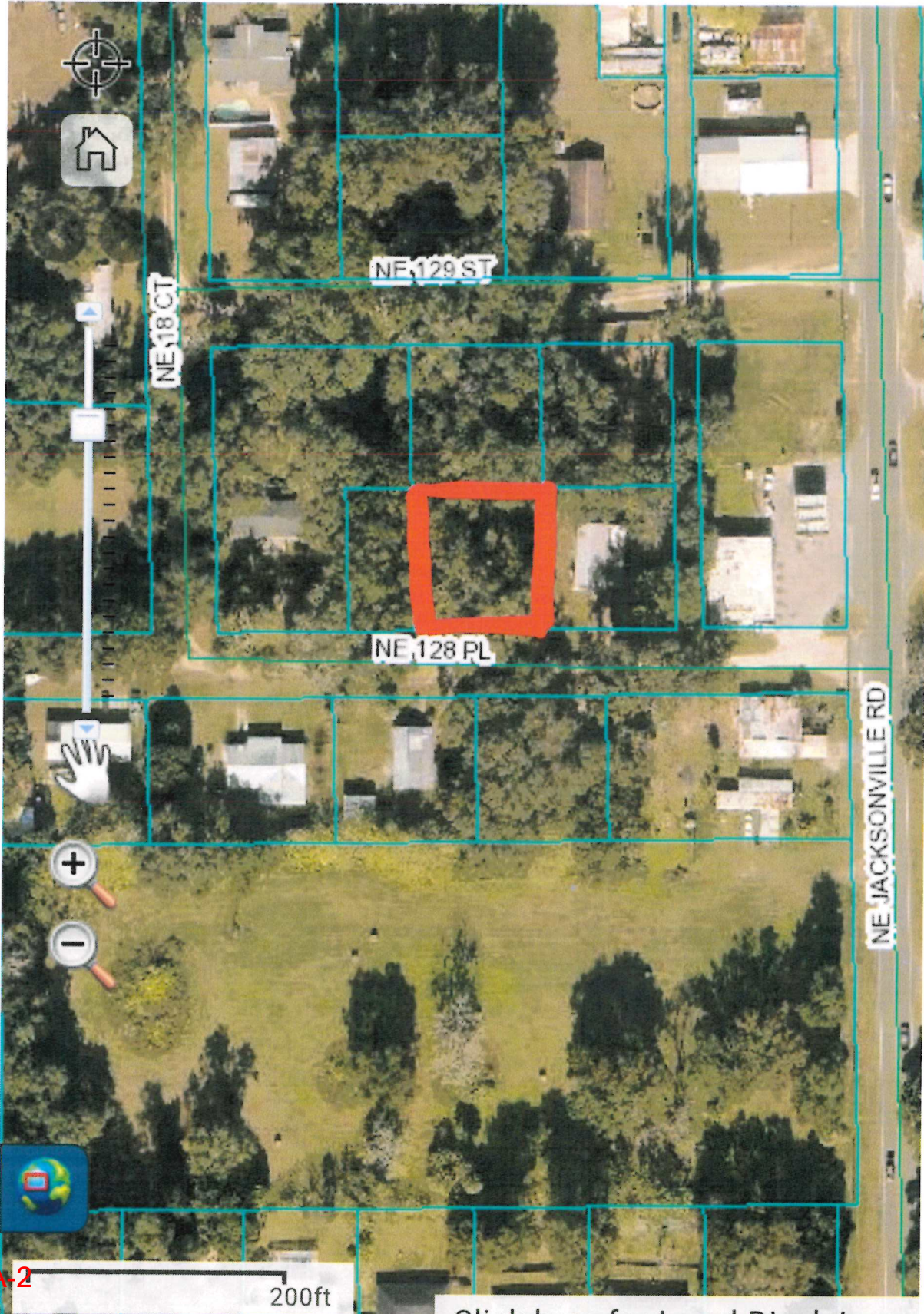
FOR OFFICE USE ONLY

RECEIVED BY: xc DATE: 10/14/2024 ZONING MAP NO.: 191

Rev. 07/03/2019

"Meeting Needs by Exceeding Expectations"

www.marioncountyfl.org



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**

08385-000-00

[GOOGLE Street View](#)

Prime Key: 147281

[MAP IT+](#)

Property Information

GREENE VENTURES LLC  
 3435 N HWY 314A  
 SILVER SPRINGS FL 34488-4850

Taxes / Assessments:

Map ID: 191

Millage: 9001 - UNINCORPORATED

M.S.T.U.

PC: 00

Acres: .25

Situs: Situs: 1875 NE 128TH PL  
 ANTHONY

Current Value

Land Just Value	\$11,108
Buildings	\$0
Miscellaneous	\$0
Total Just Value	\$11,108
Total Assessed Value	\$11,108
Exemptions	\$0
Total Taxable	\$11,108

Ex Codes:

History of Assessed Values

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2024	\$11,108	\$0	\$0	\$11,108	\$11,108	\$0	\$11,108
2023	\$8,886	\$7,045	\$233	\$16,164	\$16,164	\$0	\$16,164
2022	\$8,886	\$5,482	\$245	\$14,613	\$12,175	\$0	\$12,175

Property Transfer History

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
<a href="#">8056/0633</a>	05/2023	07 WARRANTY	4 V-APPRAISERS OPINION	Q	I	\$5,000
<a href="#">8029/0691</a>	04/2023	25 PER REP	0	U	I	\$100
<a href="#">8056/0628</a>	12/2022	60 CRT ORD	0	U	V	\$100
<a href="#">7956/0557</a>	12/2022	21 ADMNSTR	0	U	V	\$100
<a href="#">7944/0975</a>	11/2022	71 DTH CER	0	U	V	\$100
<a href="#">7946/0078</a>	09/2005	74 PROBATE	0	U	V	\$100
<a href="#">0793/0298</a>	01/1977	02 DEED NC	0	U	I	\$2,500

Property Description

SEC 28 TWP 13 RGE 22  
 PLAT BOOK D PAGE 002  
 BROADWAY  
 BLK F LOTS 7.8.9.10

**Attachment A**

Land Data - Warning: Verify Zoning

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class Value	Just Value
GCNF	0001	100.0	108.0	B4	10,890.00	SF	1.0000	1.00	1.02	1.00	11,108	11,108
Neighborhood 9907 - COMMERCIAL ANTHONY/SPARR											Total Land - Class \$11,108	
Mkt: 2 70											Total Land - Just \$11,108	

Miscellaneous Improvements

Type	Nbr	Units	Type	Life	Year In	Grade	Length	Width
190 SEPTIC 1-5 BTH	1.00		UT	99	1963	1	0.0	0.0
256 WELL 1-5 BTH	1.00		UT	99	1963	1	0.0	0.0
							Total Value - \$0	

Appraiser Notes

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

Permit Number	Date Issued	Date Completed	Description
2023063834	6/28/2023	7/10/2023	DEMO OF A SINGLE WIDE TRAILOR; WELL AND SEPTIC TO REMAIN

Cost Summary

Buildings R.C.N.	\$0	3/31/2021				
Total Depreciation	\$0					
Bldg - Just Value	\$0					
Misc - Just Value	\$0	10/12/2023	<b>Bldg Nbr</b>	<b>RCN</b>	<b>Depreciation</b>	<b>Depreciated</b>
Land - Just Value	\$11,108	10/12/2023				
Total Just Value	\$11,108					

# Attachment A

Prepared by and return to:

Gina Preston  
Brick City Title Insurance Agency, Inc.  
521 NE 25th Avenue  
Ocala, FL 34470  
(352) 622-8732  
File No 23-1616

Parcel Identification No 08385-000-00

[Space Above This Line For Recording Data]

## WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

**This indenture made the 12th day of May, 2023 between Melody Carroll Hibbitts, whose post office address is 989 Northeast 184th Place, Citra, FL 32113, Grantor, to Greene Ventures LLC, a Florida Limited Liability Company, whose post office address is P.O. Box 366, Anthony, FL 32617, Grantee:**

**Witnesseth**, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Marion, Florida, to-wit:

**Lot 7, 8, 9 and 10, Block F, of BROADWAY, according to the Plat thereof, as recorded in Plat Book D, Page 2, of the Public Records of Marion County, Florida.**

**\*Said property is not the homestead of the Grantor nor contiguous thereto.**

**Together with** all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**Subject to** taxes for 2023 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

**TO HAVE AND TO HOLD** the same in fee simple forever.

**And** Grantor hereby covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor has good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

Attachment A

In Witness Whereof, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

WITNESS Cherie  
PRINT NAME: Breitenbecker

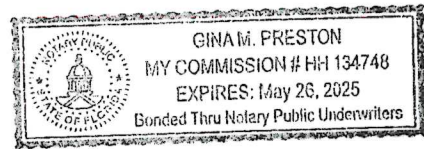
Melody Carroll Hibbitts  
Melody Carroll Hibbitts

WITNESS Gina M. Preston  
PRINT NAME: Gina M. Preston

STATE OF FLORIDA  
COUNTY OF MARION

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization this 12th day of May, 2023, by Melody Carroll Hibbitts.

[Signature]  
Signature of Notary Public  
Print, Type/Stamp Name of Notary



Personally Known: \_\_\_\_\_ OR Produced Identification: [Signature]  
Type of Identification \_\_\_\_\_  
Produced: \_\_\_\_\_



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

## Detail by Entity Name

Florida Limited Liability Company  
GREENE VENTURES LLC

### Filing Information

<b>Document Number</b>	L20000160013
<b>FEI/EIN Number</b>	85-1524111
<b>Date Filed</b>	06/10/2020
<b>Effective Date</b>	06/10/2020
<b>State</b>	FL
<b>Status</b>	ACTIVE

### Principal Address

3435 N Highway  
314A  
Silver Springs, FL 34488

Changed: 07/20/2023

### Mailing Address

3435 N Highway  
314A  
Silver Springs, FL 34488

Changed: 08/16/2023

### Registered Agent Name & Address

GREENE, TIMOTHY ANDREW  
3435 N Highway  
314A  
Silver Springs, FL 34488

Name Changed: 02/18/2024

Address Changed: 02/18/2024

### Authorized Person(s) Detail

#### **Name & Address**

Title MGR

# Attachment A

GREENE, TIMOTHY A  
3435 N HIGHWAY 314A  
SILVER SPRINGS, FL 34488

Title MGR

GREENE, ANDREW S  
3435 N HIGHWAY 314A  
SILVER SPRINGS, FL 34488

### Annual Reports

Report Year	Filed Date
2022	04/26/2022
2023	02/06/2023
2024	02/18/2024

### Document Images

<a href="#">02/18/2024 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">02/06/2023 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">04/26/2022 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">04/19/2021 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">06/10/2020 -- Florida Limited Liability</a>	<a href="#">View image in PDF format</a>