



CODE ENFORCEMENT – SPECIAL MAGISTRATE

Agenda Item Summary Form

1. **Code Enforcement Officer:** Bradley Frazer
2. **Case Number:** 20250040
3. **Location of Violation:** Rainbow Lakes Estate

4. **Meeting Date:** November 19th 2025
5. **Violation:** Lucas and Linda Potter Parcel ID 0691500400 Violation 50-718

CASE #: 20250040

LEVY COUNTY, FLORIDA

VS

Lucas and Linda Potter

From: Tara Howell
Sent: Monday, January 13, 2025 5:19 PM
To: Dave Banton
Subject: FW: Code enforcement

Good Afternoon,
I have forwarded your message to Dave Banton our code enforcement officer. He will reach out to let you know how to proceed. And no campers are not allowed on vacant property.

Tara E. Howell
Director
Levy County Planning and Zoning
320 Mongo Street
Bronson, FL 32621
352-486-5203
352-614-2286 (cell)
Levy County Planning & Zoning Website

Office hours are Monday-Friday, 8:00 am-4:30 pm

You can now subscribe to receive Board Meeting Documentation [click here](#)

Under Florida law, email addresses are public records. Your e-mail communications may therefore be subject to public disclosure. If you do not want your email address released in response to a public records request, do not send electronic mail to this entity. Instead, you may contact this office by phone. The information contained in this email may be privileged and confidential information intended only for the entity to which it is addressed. If you are not the intended recipient, you are hereby notified that any use, dissemination, distribution, copying or taking action in reliance upon this email is strictly prohibited. If you have received this email in error, please immediately notify the sender and delete this email entirely.

From: Steve Hardiman <golf18jax@yahoo.com>
Sent: Monday, January 13, 2025 3:47 PM
To: Tara Howell <Howell-tara@levycounty.org>
Subject: Code enforcement

You don't often get email from golf18jax@yahoo.com. [Learn why this is important](#)

Tara,
My name is Steve Hardiman, a new resident to be in Rainbow Lakes Estates. I was under the impression you could not put campers on your lot without I assume a permit.
I'm building at 10950 SE 126th Terrace.
The lot to my left is we're the camper was drug to the back of the lot.
I'm just checking because we have seen people hunting in that lot and it's not the owners. The property owners are
Luca and Linda Potter.
Any help is appreciated
Steve Hardiman

0691500400
103 Viking Dr. Vinton, IA 52349

Sent from Yahoo Mail

LEVY COUNTY CODE ENFORCEMENT DIVISION



NOTICE OF CODE VIOLATION

**Luca and Linda Potter
103 Viking Dr.
Vinton IA, 52349**

DATE: September 26, 2025

An inspection of your property located at Parcel ID: 0691500400/Rainbow Lakes Estates was made. This inspection revealed the following violation of Levy County Code: Sections **50-718** which provides that certain conditions are not allowed on any vacant property in the county, if the conditions are visible from a public street or of other public or private property, including:

Section 50-718.-Temporary Uses

(1) Recreational vehicle occupancy. In all zoning districts, no recreational vehicle may be used for living, sleeping or housekeeping purposes, except as follows:

(a) One recreational vehicle (that is operable and has a current tag/registration in the name of the owner or occupant of the dwelling) is allowed to accommodate friends or relatives of the owner or occupant of the dwelling for up to one week (seven consecutive calendar days) in each month, but may not be operated as a business; and

(b) The property owner may reside in a recreational vehicle on-site during the time a building permit is active for construction, renovation or set up of a dwelling on the property.

It is **mandatory** that you contact the Code Enforcement Officer at (352) 486-5541 within **ten (10)** days to discuss the measure of actions toward compliance that is to be taken so that the violations can be resolved. Failure to remove the Travel Trailer from the property in 30 days and clear the lot of trash, junk, and debris stored openly on the vacant lot by **November 5, 2025** will result in a Special Magistrate Hearing where daily fines can be ordered as long as the property stays in noncompliance.

If you have any questions regarding this letter, Please contact the Code Enforcement Office at (352) 486-5541 or Cell 352-614-7785. Thank you for your prompt attention to this matter.

Sincerely,

A handwritten signature in black ink, appearing to read "Bradley Frazer".

**Bradley Frazer
Code Enforcement Officer**

AFFIDAVIT OF REGULAR MAIL

STATE OF (FLORIDA)
COUNTY OF (LEVY)

LEVY COUNTY, FLORIDA
VS.

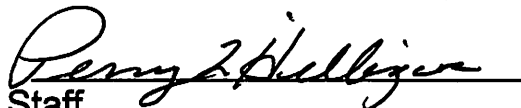
Lucas and Linda Potter

CODE ENFORCEMENT BOARD CASE NO.: **CASE #20250040**

I, **Penny Hilligoss**, being duly sworn, deposed and says:

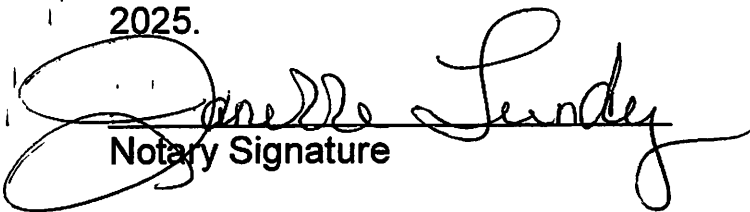
1. That I am employed by the Code Enforcement Department of Levy County.
2. That pursuant to Florida Statute 162.12, on the day of **September 29th 2025**, I received a copy of the attached Notice of Violation dated **September 26th 2025**
3. That on the day **29th of September, 2025**, I mailed said papers to **Luca and Linda Potter 103 Vicking Dr Vinton, IA 52349** by First Class Mail, U.S. Postal Service.

FURTHER, Affiant Saith not.


Staff

PERSONALLY APPEARED before me, the undersigned authority, who is personally known to me, and acknowledged that he/she did execute the foregoing Affidavit and did not take an oath.

SWORN AND SUBSCRIBED before me this day 24 of November, 2025.


Notary Signature

Notary Public, State of Florida County of Levy
My Commission Expires:



9589 0710 5270 0355 2384 38

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Vinton IA 52349

Certified Mail Fee	\$5.30
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$3.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$10.78

Total Postage and Fees \$10.48



Sent To Luca + Linda Potter
 Street and Apt. No., or PO Box No. 103 Viking Dr.
 City, State, ZIP+4® Vinton IA 52349

Levy County
Code Enforcement
310 School St. Suite 12
Bronson, FL 32621

CERTIFIED MAIL



9589 0710 5270 0355 2384 38

Retail



52349

RDC 99

U.S. POSTAGE PAID
FCM LETTER
BRONSON, FL 32621
SEP 29, 2025

\$10.48

R2304W120946-05


*Luca + Linda Potter
103 Viking Dr.
Vinton IA 52349*

VAC 10-3

NIXIE | 503 DE 1 0018/07/25
RETURN TO SENDER
VACANT
UNABLE TO FORWARD
BC: 32621642499 *1539-01780-30-26

52349-35000
32621>6424

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none">■ Complete items 1, 2, and 3.■ Print your name and address on the reverse so that we can return the card to you.■ Attach this card to the back of the mailpiece, or on the front if space permits.	<p>A. Signature X</p> <p><input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) C. Date of Delivery</p>
1. Article Addressed to: <i>Luca + Linda Potter 103 Viking Dr. Vinton IA 52349</i>	D. Is delivery address different from item 1? If YES, enter delivery address below: <input type="checkbox"/> Yes <input type="checkbox"/> No
 9590 9402 6174 0220 3830 00	3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Certified Mail® <input checked="" type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Registered Mail Restricted Delivery <input checked="" type="checkbox"/> Signature Confirmation™ <input type="checkbox"/> Signature Confirmation Restricted Delivery
2. Article Number (Transfer from service label) 9589 0710 5270 0355 2384 38	Mail Restricted Delivery (00)
PS Form 3811, July 2020 PSN 7530-02-000-9053	Domestic Return Receipt

Tracking Number:

Remove X

9589071052700355238438

Copy

Add to Informed Delivery (<https://informedelivery.usps.com/>)

Latest Update

Your item has been delivered to the original sender at 10:48 am on October 10, 2025 in BRONSON, FL 32621.

Get More Out of USPS Tracking:

USPS Tracking Plus®

Feedback

Delivered

Delivered, To Original Sender

BRONSON, FL 32621

October 10, 2025, 10:48 am

Arrived at USPS Regional Origin Facility

JACKSONVILLE FL DISTRIBUTION CENTER

October 9, 2025, 9:43 am

In Transit to Next Facility

October 8, 2025

Departed USPS Regional Facility

DES MOINES IA DISTRIBUTION CENTER

October 7, 2025, 8:53 am

Arrived at USPS Regional Destination Facility

DES MOINES IA DISTRIBUTION CENTER

October 7, 2025, 7:17 am

Vacant

11:52 AM

VINTON, IA 52349
October 3, 2025, 9:24 am

Arrived at USPS Regional Destination Facility

CEDAR RAPIDS IA DISTRIBUTION CENTER
October 2, 2025, 1:03 pm

Arrived at USPS Regional Origin Facility

JACKSONVILLE FL DISTRIBUTION CENTER
September 30, 2025, 1:25 pm

Arrived at USPS Regional Facility

GAINESVILLE FL DISTRIBUTION CENTER
September 29, 2025, 7:15 pm

Departed USPS Facility

BRONSON, FL 32621
September 29, 2025, 4:55 pm

Departed Post Office

BRONSON, FL 32621
September 29, 2025, 1:52 pm

USPS in possession of item

BRONSON, FL 32621
September 29, 2025, 9:51 am

Feedback

Hide Tracking History

What Do USPS Tracking Statuses Mean? (<https://faq.usps.com/s/article/Where-is-my-package>)

Text & Email Updates



USPS Tracking Plus®



Product Information



See Less ^

Track Another Package





LEVY COUNTY, FLORIDA SPECIAL MAGISTRATE

LEVY COUNTY, FLORIDA
Petitioner,

Violation/Case No. 20250040

Vs.

Potter Lucas
Potter Linda
103 Viking DR
Vinton, IA 52349

Respondent.

STATEMENT OF VIOLATION AND REQUEST FOR HEARING

Pursuant to Sections 162.06 and 162.12, Florida Statutes, and Levy County Code of Ordinances, Ordinance No. 01-03, the undersigned Code Enforcement Officer hereby gives notice of an uncorrected or repeat violation of the Levy County Code of Ordinances, as particularly described herein, and hereby requests a public hearing before the Levy County Special Magistrate, for the following reasons:

1. Location/address of violation in Levy County, Florida:
Rainbow Lakes Estate
Section-14, Township-15, Range-17
Parcel Number: 06915-00-400
2. Name and address of owner/person/responsible party in charge of violation:
Potter Lucas
Potter Linda
103 Viking DR
Vinton, IA 52349
3. Date of violation: **January 14, 2025**
4. Code Section violated: **Sec 50-718**

Sec. 50-718 Temporary Uses

(a) The temporary uses listed below are allowed. In addition, the zoning official is vested with the administrative authority to issue a written permit (which may include conditions) to allow other temporary uses for a period not to exceed 30 days in any 365 day period in any zoning district when such temporary use is not otherwise addressed in this Code and the zoning official finds the use is of a temporary (not permanent) nature, is not inconsistent with the comprehensive plan and is not reasonably expected to be detrimental to surrounding properties, the environment or the general public health, safety and welfare. This permit may be immediately revoked by the zoning official upon finding that the temporary use is in violation of permit conditions or is being operated or conducted in a manner that is detrimental to surrounding properties, the environment or the general public health, safety and welfare. The zoning official shall send written notice of the revocation to the permit holder.

Any temporary use that is not listed below or is not authorized by written permit issued by the zoning official is a prohibited use.

(1) Recreational vehicle occupancy. In all zoning districts, no recreational vehicle may be used for living, sleeping or housekeeping purposes, except as follows:

- (a) One recreational vehicle (that is operable and has a current tag/registration in the name of the owner or occupant of the dwelling) is allowed to accommodate friends or relatives of the owner or occupant of the dwelling for up to one week (seven consecutive calendar days) in each month, but may not be operated as a business; and
- (b) The property owner may reside in a recreational vehicle on-site during the time a building permit is active for construction, renovation or set up of a dwelling on the property

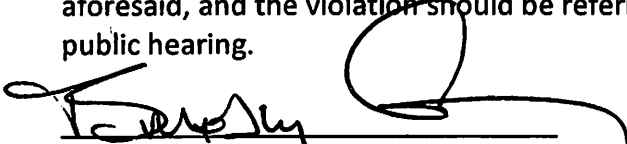
[\(Ord. No. 2023-9, § 13, 12-5-2023\)](#)

5. Description of Violation: **RV is being stored on the back corner of the property and is being used for storage.**
6. Date violation first observed: **January 14, 2025**
7. Date Owner/Person in charge received Notice of Violation: **September 26, 2025**
Returned VIA USPS. NOV was unsigned.
8. Date which violations are to be corrected: **November 5, 2025.**

9. Date of re-inspections if applicable: **November 5, 2025**

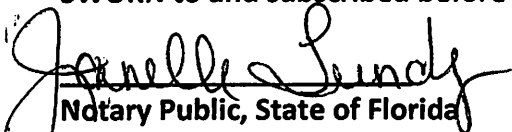
10. Result of inspection or re-inspection **Respondent Mr. Potter is still in NON-compliance for SEC.50-718. Tried to contact respondent and have left messages and no contact has been made.**

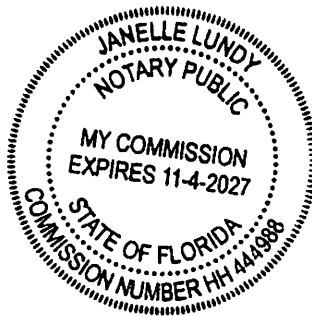
Based upon the foregoing, the undersigned Code Enforcement Officer hereby certifies that The above described violation continues to exist in the jurisdiction within the boundaries of Levy County as specified in the Levy County Code of Ordinances, Article XIII, Subdivision IV Section 50-718 Temporary uses, Sec 34-41 Keeping Unserviceable vehicles Prohibited and Appendix B Sec 1 Note 3 Development. . Attempts to secure compliance with the Levy County Code of Ordinances has failed, or this is a life safety issue, or this is a repeat violation, as aforesaid, and the violation should be referred to the Levy County Special Magistrate for a public hearing.


Bradley Frazer, Code Enforcement Officer

November 4, 2025
Date

SWORN to and subscribed before me on this 4 day of November 2025.


Notary Public, State of Florida



LEVY COUNTY, FLORIDA
SPECIAL MAGISTRATE



LEVY COUNTY, FLORIDA

Code Case No.: 20250040

Petitioner,

VS.

Potter Lucas
Potter Linda
103 Viking DR
Vinton, IA 52349
Parcel ID 06915-00-400

Respondent,

NOTICE OF HEARING

Pursuant to Sections 162.06 and 162.12, *Florida Statutes, and Levy County Code of Ordinances*, Ordinance No. 50-718; you will please take notice that a public hearing will be conducted in the above-styled cause, on **Wednesday the 19th day of November, 2025 at 9:30 a.m.**, at the County Government Center Auditorium, 310 School Street, Bronson, Florida. The Special Magistrate will hear testimony, receive evidence, and make such findings of fact as are supported by the testimony and evidence pertaining to the matters alleged in the attached Statement of Violation and Request for Hearings. **Your failure to appear may result in a fine being imposed against you and a lien being placed on your property.** The case may be presented even if the violation has been corrected prior to the Special Magistrate hearing.

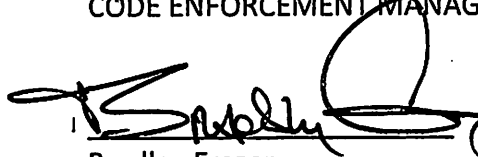
PLEASE GOVERN YOURSELF ACCORDINGLY

If a person wishes to appeal a decision with respect to any matter considered at this meeting, a record of the proceeding will be needed and, for this reason, such person may need to ensure that a verbatim record of the proceedings is made that includes the testimony and evidence upon which the appeal is to be based. You will need to supply a copy of all evidence you present during the hearing to the Special Magistrate secretary to be included in the record.

**LEVY COUNTY, FLORIDA
SPECIAL MAGISTRATE**

In accordance with the Americans with Disabilities act, person with disabilities needing special accommodations for attendance at this public hearing should contact the Levy County Code Enforcement office at (352) 486-5541, no later than 72 hours prior to the proceedings.

LEVY COUNTY, FLORIDA
CODE ENFORCEMENT MANAGER

A handwritten signature in black ink, appearing to read 'Bradley Frazer', written over a horizontal line.

Bradley Frazer
622 E. Hathaway Ave.
Bronson, Florida 32621
(352) 486-5541

AFFIDAVIT OF REGULAR MAIL

STATE OF (FLORIDA)
COUNTY OF (LEVY)

LEVY COUNTY, FLORIDA
VS.

Lucas and Linda Potter

CODE ENFORCEMENT BOARD CASE NO.: CASE #20250040

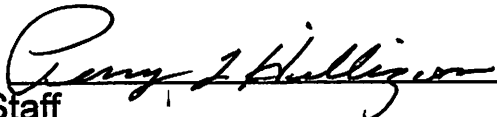
I, **Penny Hilligoss**, being duly sworn, deposed and says:

1. That I am employed by the **Code Enforcement Department of Levy County.**

2. That pursuant to Florida Statute 162.12, on the day of **Novemeber 4th 2025**, I received a copy of the attached Notice of Hearing for the hearing dated **November 19th 2025**

3. That on the day **4th of November, 2025**, I mailed said papers to **Luca and Linda Potter 103 Vicking Dr Vinton, IA 52349** by First Class Mail, U.S. Postal Service.

FURTHER, Affiant Saith not.

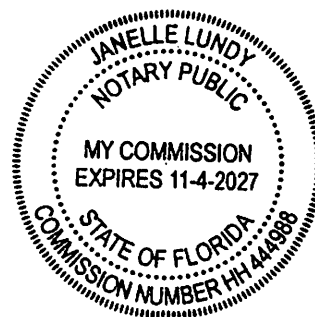

Staff

PERSONALLY APPEARED before me, the undersigned authority, who is personally known to me, and acknowledged that he/she did execute the foregoing Affidavit and did not take an oath.

SWORN AND SUBSCRIBED before me this day 4 of November, 2025.


Notary Signature

Notary Public, State of Florida County of Levy
My Commission Expires:



9589 0710 5270 0355 2242 40

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
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Vinton, IA 52349

Certified Mail Fee \$5.30 NOV 04 2025 0810 05

- Extra Services & Fees (check box, add fee as appropriate)
- Return Receipt (hardcopy) \$0.00
 - Return Receipt (electronic) \$0.00
 - Certified Mail Restricted Delivery \$0.00
 - Adult Signature Required \$0.00
 - Adult Signature Restricted Delivery \$0.00

Postmark Here

Postage \$0.78

Total Postage a \$10.48

Lucas & Linda Potter

103 Viking Dr

Vinton, IA 52349

Sent To

Street and Apt.

City, State, ZIP+

9589 0710 5270 0355 2242 40

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Vinton, IA 52349

Certified Mail Fee \$7.30 NOV 04 2025 0810 05

- Extra Services & Fees (check box, add fee as appropriate)
- Return Receipt (hardcopy) \$11.00
 - Return Receipt (electronic) \$10.00
 - Certified Mail Restricted Delivery \$10.00
 - Adult Signature Required \$10.00
 - Adult Signature Restricted Delivery \$10.00

Postmark Here

Postage \$0.78

Total Postage a \$10.48

Lucas & Linda Potter
103 Viking Dr
Vinton, IA 52349

Sent To
Street and Apt.
City, State, ZIP+

Summary

Parcel ID 0691500400
 Location Address RAINBOW LAKES EST (327)
 Neighborhood 14-15-17 RAINBOW LAKES EST BLK 44 LOT 15 OR BOOK 1699 PAGE 670
 Legal Description*
 *The legal description shown here may be condensed, a full legal description should be obtained from a recorded deed for legal purposes.
 Property Use VACANT (0000)
 Code
 Subdivision RAINBOW LAKES ESTATES SEC N
 Sec/Twp/Rng 14-15-17
 Tax District RAINBOW LAKES (District RL)
 Millage Rate 15.8973
 Acreage 1.000
 Homestead N
 Ag Classification No

View Map

Owner

Owner Name Potter Lucas 100%
 Potter Linda 100%
 Mailing Address 103 VIKING DR
 VINTONIA, FL 52349

Valuation

	2025 Preliminary Value Summary
Building Value	\$0
Extra Features Value	\$0
Market Land Value	\$13,000
Ag Land Value	\$13,000
Just (Market) Value	\$13,000
Assessed Value	\$13,000
Exempt Value	\$0
Taxable Value	\$13,000
Save Our Homes Benefit	\$0
Previous Year Value	\$13,000

Exemptions

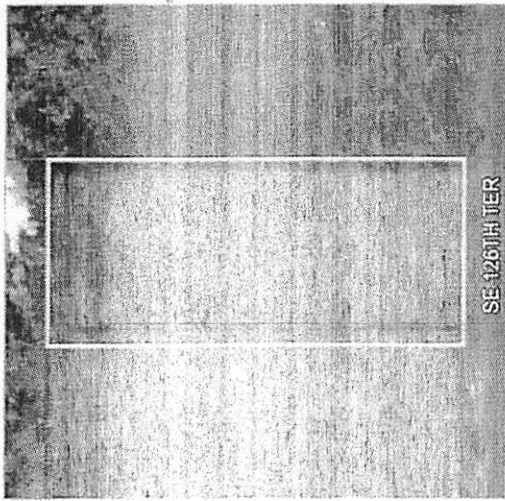
Homestead 2nd Homestead Widow/er Disability Seniors Veterans Other

Land Line

Use Description	Front	Depth	Total Land Units	Unit Type	Land Value
Vac Lot	0	0	1	LT	\$13,000

Sales

Sale Date	Sale Price	Instrument Type	Book	Page	Qualification	Vacant/Improved	Grantor	Grantee
7/31/2023	\$16,400.00	WD	1699	670	Q	V	NEWMAYER DAVID ALLEN	POTTER LUCAS
7/14/2023	\$0.00	FJ	1696	889	U	I	MOREYRA ELVIS MANUEL -ET AL	NEWMAYER DAVID ALLEN
12/14/2021	\$3,200.00	TD	1616	337	U	V	SPONAGLE NANCY	NEWMAYER DAVID ALLEN
10/7/1987	\$0.00	WD	311	532	Q	V	PELLERIN JOSEPH	SPONAGLE NANCY
3/21/1966	\$0.00	WD	98	433	Q	V	AMERICAN REALTY & PETROLEUM CORP	PELLERIN CHARLES & JOSEPH



No data available for the following modules: Building Information, Extra Features, Building Sketch, Photos.

User Privacy Policy - GDPR Privacy Notice
Last Data Upload: 1/13/2025, 7:37:00 PM



Rec.18.50
Doc. _____

✓
R

This instrument was prepared by,
record and return to:
Richard Mutarelli, Jr., Esq.
McGraw Rauba Mutarelli, P.A.
35 S.E. 1st Avenue, Suite 102
Ocala, FL 34471
352-789-6520

WARRANTY DEED

THIS INDENTURE, made effective the 31 day of July 2023, between **DAVID ALLEN NEWMeyer, a married man**, whose address is PO Box 565, Williston, FL 32696, Grantor, and **LUCAS POTTER and LINDA POTTER, Husband and Wife**, whose address is 103 Viking Drive, Vinton, IA 52349, Grantee. (Wherever used herein the terms "Grantor" and "Grantee" include all the parties to the instrument and the heirs, legal representatives and assigns of the individuals, and the successors and assigns of corporations).

WITNESSETH, that said Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations, receipt of which is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto Grantees all that certain land situate in LEVY County, Florida, to wit:

Lot 15, Block 44, Rainbow Lakes Estates Section "N", according to the map or plat thereof, as recorded in Plat Book 3, Page(s) 27, of the Public Records of Levy County, Florida.

THE LANDS ABOVE DESCRIBED ARE NOT THE HOMESTEAD OF GRANTOR NOR CONTIGUOUS THERETO AS DEFINED BY ARTICLE 10 SECTION 4 OF THE FLORIDA CONSTITUTION, AND NEITHER THE GRANTOR NOR THE GRANTOR'S SPOUSE, NOR ANYONE FOR WHOSE SUPPORT THE GRANTOR IS RESPONSIBLE, RESIDES ON OR ADJACENT TO SAID LAND.

F.S. Section 689.02 required information:

Property Appraiser's Parcel I.D. Number: 06915-004-00

SUBJECT TO:

1. Ad valorem taxes for 2023 and subsequent years;
2. Any and all governmental zoning laws, rules and regulations applicable to the property;
3. Easements, reservations, declaration of covenants, conditions and restrictions and riparian rights of record, if any.

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 Grantee that 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, and hereby 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 and assessments accruing subsequent to December 31, 2022 or subject matters shown in the title commitment.

Grantor and Grantee are used for singular or plural, as context requires.

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:

GRANTOR:

Witness

Jessica Caparrós

Print Name

Witness

Samantha Melendez

(Print Name)

DAVID ALLEN NEWMAYER

STATE OF FLORIDA
COUNTY OF LEVY

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, the foregoing instrument was acknowledged before me by means of [] physical presence or [] online notarization, this 31 day of July 2023 by DAVID ALLEN NEWMAYER, who is known to me (YES NO) to be the person described in and who executed the foregoing instrument, OR who has produced D.L. as identification and acknowledged before me that she executed same for the purposes expressed herein.

WITNESS my hand and official seal in the County and State last aforesaid this 31 day of _____ 2023.



Samantha Melendez
(Print Name)

Notary Public, State of Florida
My Commission Expires:

This page is to pay current or delinquent taxes. This is not a purchase of a tax certificate.

If you want to purchase a certificate, please go [here](#)

Any installment applications filed after April 30 will not be accepted for the upcoming tax season.

Request Next Year Installment Plan

Tax Roll Property Summary							Click here for help
Account Number		06915-004-00		Type	REAL ESTATE		
Address				Status			
Sec/Twn/Rng			Subdivision				
Year	Roll	Account Number	Status	Date Paid	Amount Paid	Balance Due	
2013	R	2013 06915-004-00	PAID	12/2013	89.56	Tax Bill	
2014	R	2014 06915-004-00	PAID	12/2014	106.90	Tax Bill	
2015	R	2015 06915-004-00	PAID	11/2015	99.38	Tax Bill	
2016	R	2016 06915-004-00	PAID	12/2016	108.25	Tax Bill	
2017	R	2017 06915-004-00	CER SOLD	05/2018		Tax Bill	
2017	CER	2018-00002425-00	SOLDTXDEED	12/2021	1,014.86	Certificate	
2018	R	2018 06915-004-00	CER SOLD	05/2019		Tax Bill	
2018	CER	2019-00002584-00	REDEEMED	05/2021	175.52	Certificate	
2019	R	2019 06915-004-00	CER SOLD	05/2020		Tax Bill	
2019	CER	2020-00002727-00	REDEEMED	05/2021	170.47	Certificate	
2020	R	2020 06915-004-00	PAID	05/2021	135.45	Tax Bill	
2021	R	2021 06915-004-00	PAID	12/2021	124.64	Tax Bill	
2022	R	2022 06915-004-00	PAID	12/2022	207.85	Tax Bill	
2023	R	2023 06915-004-00	PAID	02/2024	276.96	Tax Bill	
2024	R	2024 06915-004-00	PAID	03/2025	289.60	Tax Bill	
Year	Roll	Account Number	Status	Date Paid	Amount Paid	Balance Due	

CURRENT ACCOUNT DETAILS

Account Number	2024	0691500400	Tax Bill
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Property Description	Owner Information
14-15-17 RAINBOW LAKES EST BLK 4 4 LOT 15 OR BOOK 1699 PAGE 670	POTTER LUCAS POTTER LINDA 103 VIKING DR VINTON IA, FL 52349
Current Values and Exemptions	Taxes and Fees Levied

	<u>ASSESSMENT</u>	13,000		<u>TAXES</u>	289.60	
	TAXABLE	13,000		TOTAL	289.60	
IF PAID BY:	MAR 1-MAR 31	DELINQUENT	CERTIFIED	APR 1-APR 30	TAX SALE ON	
PLEASE PAY:	289.60	APRIL 1	FUNDS ONLY	298.29	MAY 31, 2025	
Post Date	Receipt #	Pmt Type	Status	Disc	Interest	Total
03/16/2025	995 2024 0013992.0001	Full	Pmt Posted	\$.00	\$.00	\$289.60

Links of Interest

[LINK TO PROPERTY APPRAISER](#)

10/2/2025



Levy County Code Enforcement

AFFIDAVIT OF POSTING

VIOLATION NUMBER: 20250040

PARCEL NUMBER: 0691500400

I Bradley Frazer hereby certify the following:

1. On this Monday, the 3rd day of November 2025, the property owned by Lucas Linda Potter, located at Parcel # 0691500400, was posted with a Notice of Hearing for the following violation(s) 50-718 of Levy County Code of Ordinances:

Sec. 50-718 Temporary Uses

(a) The temporary uses listed below are allowed. In addition, the zoning official is vested with the administrative authority to issue a written permit (which may include conditions) to allow other temporary uses for a period not to exceed 30 days in any 365 day period in any zoning district when such temporary use is not otherwise addressed in this Code and the zoning official finds the use is of a temporary (not permanent) nature, is not inconsistent with the comprehensive plan and is not reasonably expected to be detrimental to surrounding properties, the environment or the general public health, safety and welfare. This permit may be immediately revoked by the zoning official upon finding that the temporary use is in violation of permit conditions or is being operated or conducted in a manner that is detrimental to surrounding properties, the environment or the general public health, safety and welfare. The zoning official shall send written notice of the revocation to the permit holder.

Any temporary use that is not listed below or is not authorized by written permit issued by the zoning official is a prohibited use.


(1) Recreational vehicle occupancy. In all zoning districts, no recreational vehicle may be used for living, sleeping or housekeeping purposes, except as follows:

(a) One recreational vehicle (that is operable and has a current tag/registration in name of the owner or occupant of the dwelling) is allowed to accommodate friends or relatives of the owner or occupant of the dwelling for up to one week (seven consecutive calendar days) in each month, but may not be operated as a business; and

(b) The property owner may reside in a recreational vehicle on-site during the time a building permit is active for construction, renovation or set up of a dwelling on the property

2. On this Monday, the 3rd day of November 2025, a copy of said documents was posted on the property by the road.

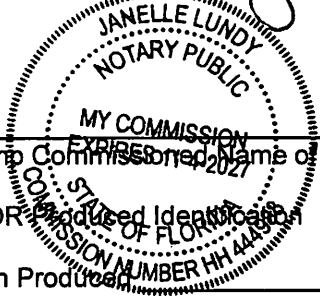
FURTHER AFFIDAVIT SAYETH NAUGHT.


Bradley Frazer, Code Enforcement Officer

STATE OF FLORIDA

I Bradley Frazer acknowledged the foregoing instrument before me by means of
 Physical presence or online notarization, this 4th day of November, 2025


(Signature of Notary Public - State of Florida)



(Print, Type, or Stamp Commissioned Name of Notary Public)

Personally Known OR Produced Identification

Type of Identification Produced









2025/03/25
13:30



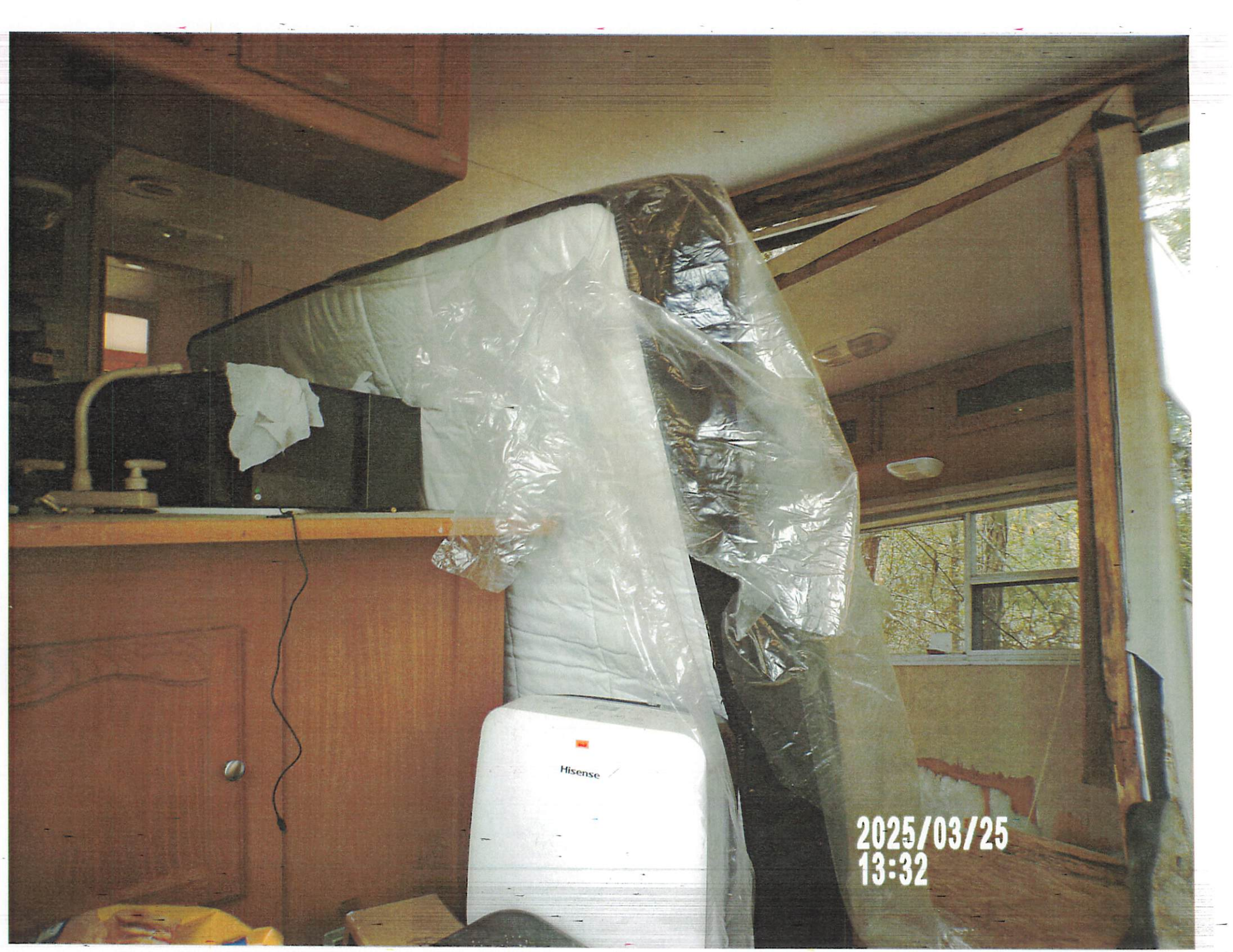
2025/03/25
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2025/03/25
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2025/03/25
13:32



2025/03/25
13:33



2025/11/03
14:24



2025/11/06
10:54



2025/11/06
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