

**CASE #: 20260012**

**LEVY COUNTY, FLORIDA**

**VS**

**Ann Backman**

**Dejuan Maxwell**

STARTED

# LEVY COUNTY CODE ENFORCEMENT DEPARTMENT

Physical: 375 Garner St. Suite A Bronson, FL 32621  
Mailing: 310 School St. Suite 112 Bronson FL 32621  
TELEPHONE: 352-486-5541

## COMPLAINT FORM

Authority: Levy County Land Development Code: Chapter 50, Division 2, Administration and Enforcement

Date \_\_\_\_\_

**Plaintiff Information**

Name Thelma gore Phone 352-325-0289 Email gore.thelma@gmail.com  
 Street Address 11890 NW 80th Ct City Chiefland State Florida ZIP 32626  
 Plaintiff signature Thelma Gore

**Property Owner Information**

Name Ann Backman Phone \_\_\_\_\_ Email \_\_\_\_\_  
 Street Address 11871 NW 80th Ct City Chiefland State Florida ZIP 32626  
 Property owner signature \_\_\_\_\_

**Tenant Information**

Name Unbrowm / Briana Hall Phone \_\_\_\_\_ Email \_\_\_\_\_  
 Street Address 11871 NW 80th Ct City Chiefland State Florida ZIP 32626  
 Tenant signature \_\_\_\_\_

**Legal Description**

Subdivision name Manatee farms Lot \_\_\_\_\_ Block \_\_\_\_\_ Section 28-11-14  
 Township \_\_\_\_\_ Range \_\_\_\_\_ Parcel Account 0771200000  
 911 Address 11871 NW 80th Ct Chiefland, FL 32626 / fire hazards  
 Description of complaint Debris in yard, no water or electricity, Defecation in yard

**Office Use Only**

Verification of complaint \_\_\_\_\_  
 Conditions constituting a violation \_\_\_\_\_  
 Chapter \_\_\_\_\_ Article \_\_\_\_\_ Division \_\_\_\_\_ Section \_\_\_\_\_  
 Signature of code enforcement officer \_\_\_\_\_

LEVY COUNTY CODE ENFORCEMENT DIVISION



NOTICE OF CODE VIOLATION

DATE: October 1, 2025

Ann Backman  
3150 W. Fir Ave Apt. 157  
Fresno, CA 93711

RE: 11871 NW 80<sup>th</sup> Ct  
Chiefland, FL32626  
0771200000

An inspection of your property located at **11871 NW 80<sup>th</sup> Ct** was made on September 30, 2025. This inspection revealed the following violation of **Levy County Code: Section 34-40, 34-33, 34-31 and 50-718** which provides that certain conditions are not allowed on any property in the county, if the conditions are visible from a public street or of other public or private property.

**Sec 34-40, - Prohibited Generally**

- (a) It shall be unlawful for the owner of any land in the county to permit or to cause thereon the open storage and accumulation of junk, trash and abandoned property prohibited on residential, commercial and agricultural property, except for the following:
- (1) Junk stored in enclosed litter receptacles or completely enclosed buildings;
  - (2) Junk which will not fit into standard-sized litter receptacles and which is set out for no more than seven days for pickup and removal;
  - (3) Junk stored in a lawfully established and maintained junkyard, garbage or waste disposal site, or sanitary landfill; and
  - (4) Accumulations of vegetative wastes in agricultural districts and forestry.

**DEFINITIONS:**

*Junk* means any litter, debris, waste materials of any kind, dead animals, used or unserviceable automobile and machinery parts, used and nonfunctional furniture and appliances, and used and nonfunctional tools, equipment, and implements, but shall not include compost piles for normal, personal or noncommercial use, in their proper location.

**Sec. 34-33. Public nuisance.**

- (a) All abandoned property is hereby declared to be a public nuisance, the abatement of which pursuant to the police power is hereby declared to be necessary for the health, welfare and safety of the residents of the county.

**Sec. 34-31. Definitions.**

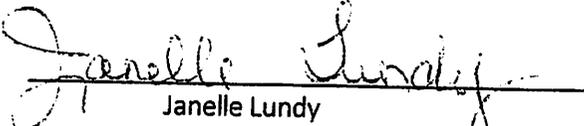
*Abandoned property* means wrecked or derelict property which has been left abandoned and unprotected from the elements for more than 90 days and shall include substantially damaged buildings and mobile homes, wrecked, inoperative, or partially dismantled motor vehicles, trailers, boats, machinery, refrigerators, washing machines, plumbing fixtures, furniture, and any other similar articles which have been abandoned and unprotected from the elements

**Sec. 50-718. - Temporary uses**

Recreational vehicle occupancy. In all zoning districts, no recreational vehicle may be used for living, sleeping or housekeeping purposes.

It is **mandatory** that you contact the Code Enforcement Officer at (352) 486-5541 within **ten** (10) days of receipt of this letter to discuss your measures of action toward compliance. Failure to secure abandoned mobile home and clean property of all junk, trash and debris and remove Recreational Vehicle from property 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. Thank you for your prompt attention to this matter.

  
\_\_\_\_\_  
Janelle Lundy  
Code Enforcement Officer  
City of Ocala  
1000 E. University Ave.  
Ocala, FL 34471  
Phone: (352) 486-5541  
Fax: (352) 486-5542

LEVY COUNTY CODE ENFORCEMENT DIVISION

SCANNED



NOTICE OF CODE VIOLATION

DATE: October 1, 2025

Dejuan Maxwell  
722 Fore Ave  
Columbia, SC 29229

RE: 11871 NW 80<sup>th</sup> Ct  
Chiefland, FL32626  
0771200000

An inspection of your property located at 11871 NW 80<sup>th</sup> Ct, Chiefland, FL 32626 was made on September 30, 2025. This inspection revealed the following violation of **Levy County Code: Section 34-40, 34-33, 34-31 and 50-718** which provides that certain conditions are not allowed on any property in the county, if the conditions are visible from a public street or of other public or private property.

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

  
\_\_\_\_\_  
Janelle Lundy  
Code Enforcement Officer  
City of Jacksonville  
10000 Jacksonville Road  
Jacksonville, FL 32216



# LEVY COUNTY, FLORIDA SPECIAL MAGISTRATE

LEVY COUNTY, FLORIDA  
Petitioner,

Violation/Case No. 20260012

Vs.

Backman Ann  
Maxwell Dejuan  
11871 NW 80 CT  
Chiefland, FL 32626

Respondent.

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## STATEMENT OF VIOLATION AND REQUEST FOR HEARING

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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:  
**Manatee Spgs Terr**  
**Section-28, Township-11, Range-14**  
**Parcel Number: 07712-00-000**
2. Name and address of owner/person/responsible party in charge of violation:  
**Backman Ann**  
**Maxwell Dejuan**  
**11871 NW 80<sup>th</sup> CT**  
**Chiefland, FL 32626**
3. Date of violation: **September 30, 2025**
4. Code Section violated: **SEC. 34-40, 50-718**

## **Sec.-34-40 Prohibited Generally**

(a) It shall be unlawful for the owner of any land in the county to permit or to cause thereon the open storage and accumulation of junk, trash and abandoned property prohibited on residential, commercial and agricultural property, except for the following:

- (1) Junk stored in enclosed litter receptacles or completely enclosed buildings;
- (2) Junk which will not fit into standard-sized litter receptacles and which is set out for no more than seven days for pickup and removal;
- (3) Junk stored in a lawfully established and maintained junkyard, garbage or waste disposal site, or sanitary landfill; and
- (4) Accumulations of vegetative wastes in agricultural districts and forestry.

(b) It shall be unlawful for any owner, agency, contractor or other person in charge of a construction, demolition or development site to cause or permit the open storage and accumulation of junk or litter thereon, except:

- (1) In enclosed litter receptacles.
- (2) Unused construction materials on the site for less than seven working days after the completion of the development, demolition or construction or the expiration of the permit therefore.

## **Sec. 50-718 Temporary Uses**

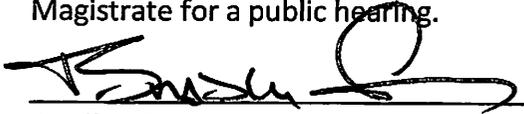
(a) The temporary uses listed below are allowed. In addition, the zoning official is vested with the administrative authority to issue a written permit (which may include conditions) to allow other temporary uses for a period not to exceed 30 days in any 365 day period in any zoning district when such 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:

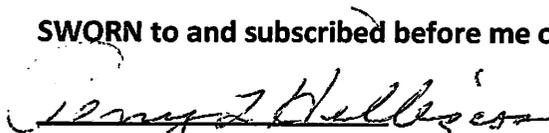
- (a) One recreational vehicle (that is operable and has a current tag/registration in the name of the owner or occupant of the dwelling) is allowed to accommodate friends or relatives of the owner or occupant of the dwelling for up to one week (seven consecutive calendar days) in each month, but may 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
5. Description of Violation: **trash was scattered throughout property, building isn't livable at this time, no windows or front door. Squatters living behind trailer in a RV.**
  6. Date violation first observed: **September 30, 2025**
  7. Date Owner/Person in charge received Notice of Violation: **NOV mail out on October 2, 2025. Both NOV returned October 31, 2025. The Domestic return Receipt VIA USPS unsigned.**
  8. Date which violations are to be corrected: **October 31, 2025.**
  9. Date of re-inspections if applicable:
  10. Result of inspection or re-inspection: **The building at this time is not livable and needs repaired or needs to be removed. Squatters have pickup up yard.**

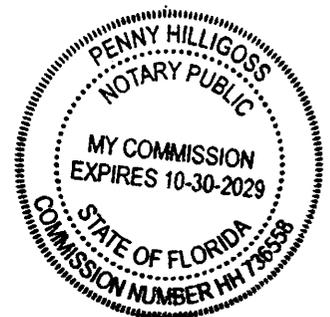
Based upon the foregoing, the undersigned Code Enforcement Officer hereby certifies that The above described violation continues to exist in the jurisdiction within the boundaries of Levy County as specified in the Levy County Code of Ordinances, Article II, Abandoned Property Junk Trash and litter Sections 34-40, 50-718 Temporary Uses. 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**

March 4, 2026  
**Date**

**SWORN to and subscribed before me on this 4 day of March, 2026.**

  
**Notary Public, State of Florida**



LEVY COUNTY, FLORIDA  
SPECIAL MAGISTRATE



LEVY COUNTY, FLORIDA

Code Case No.: 20260012

Petitioner,

VS.

Backman Ann  
Maxwell Dejuan  
11871 NW 80 CT  
Chiefland, FL 32626

Parcel ID 0771200000

Respondent,

---

**NOTICE OF HEARING**

Pursuant to Sections 162.06 and 162.12, *Florida Statutes, and Levy County Code of Ordinances*, Ordinance No. **34-40, 50-718** (1); you will please take notice that a public hearing will be conducted in the above-styled cause, on **Wednesday the 18th day of March, 2026 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

Physical Address: 375 Garner St Suite A Bronson, FL 32621  
Mailing Address: 310 School St Suite 112 Bronson, FL 32621

(352) 614-7785



Hurricane Damage Form

ATTENTION: This is not for FEMA.

Hurricane Damage Form

Summary

Parcel ID 0771200000
Location Address 11871 NW 80 CT
Neighborhood CHIEFLAND 32626-
Legal Description\* 28-11-14 MANATEE SPGS TERR BLK A LOT 35 OR BOOK 1359 PAGE 802
Property Use Code MOBILE HOME (0200)
Subdivision MANATEE SPRINGS TERRACE
Sec/Twp/Rng 28-11-14
Tax District SUWANNEE RIVER WT (District SR)
Millage Rate 13.8996
Acreage 0.320
Homestead N
Ag Classification No

View Map

Owner

Owner Name Backman Ann 100%
Maxwell Dejuan 100%
Mailing Address 11871 NW 80TH CT
CHIEFLAND, FL 32626

Trim Notice

Trim Notice (PDF)

Estimate Taxes

Estimate Taxes

Valuation

Table with 2 columns: Valuation Category and 2025 Preliminary Value Summary. Rows include Building Value (\$56,959), Extra Features Value (\$0), Market Land Value (\$8,500), Ag Land Value (\$8,500), Just (Market) Value (\$65,459), Assessed Value (\$65,459), Exempt Value (\$0), Taxable Value (\$65,459), Save Our Homes Benefit (\$0), and Previous Year Value (\$63,959).

Exemptions

Homestead, 2nd Homestead, Widow/er, Disability, Seniors, Veterans, Other

### Building Information

Building	1	Roof Cover	GALV METAL
Actual Area	1352	Heating Type	FORCED AIR DUCTED
Conditioned Area	1288	Air Conditioning	CENTRAL
Actual Year Built	1973	Baths	2
Effective Year Built	1994		
Use	MOBILE FAMILY		
Exterior Wall	ALUMINUM SIDING		
Roof Structure	FLAT		

Description	Conditioned Area	Actual Area
MOBILE HOME BASE	1288	1288
DECK	0	64
Total SqFt	1288	1352

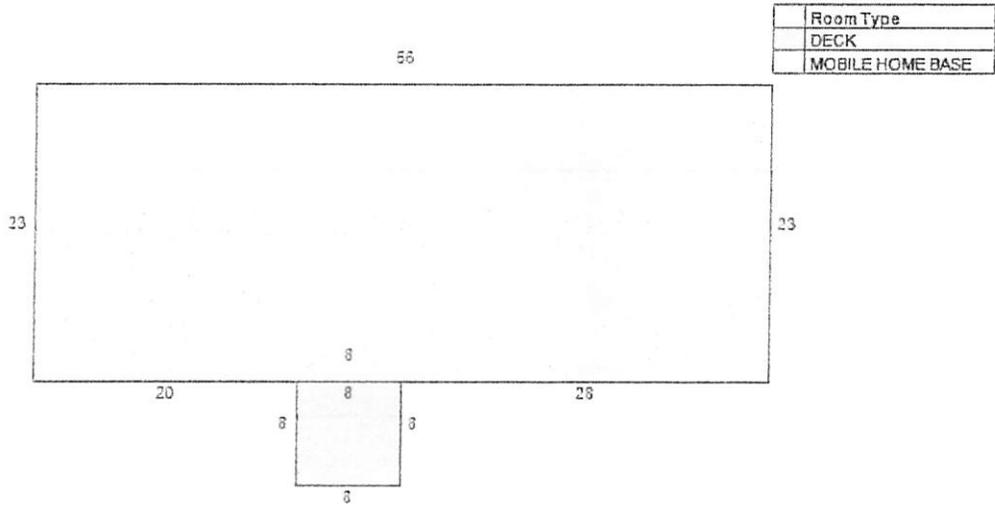
### Land Line

Use Description	Front	Depth	Total Land Units	Unit Type	Land Value
MH on Lot	0	0	1	LT	\$8,500

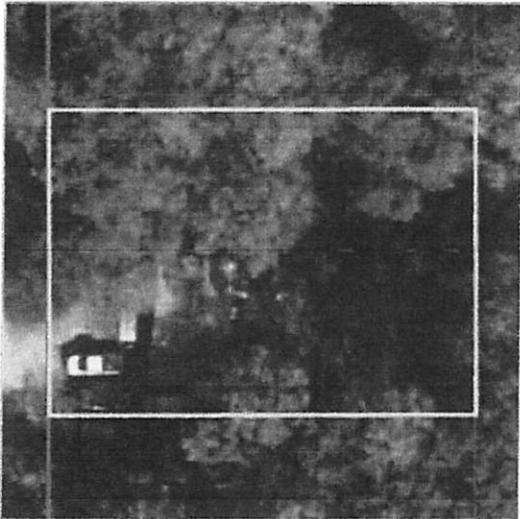
### Sales

Sale Date	Sale Price	Instrument			Qualification	Vacant/ Improved	Grantor	Grantee
		Type	Book	Page				
7/8/2015	\$0.00	WD	1352	802	U	I	BACKMAN ANN & DYAR TAMMY	BACKMAN ANN & MAXWELL DEJUAN
4/17/2012	\$100.00	WD	1260	716	U	I	BLANCHARD HELEN-TTEE	BACKMAN CHARLES & BACKMAN ANN & DYAR TAMMY
5/15/2009	\$100.00	QD	1163	68	U	I	PRATT WILLIAM M & DONNA M	HELEN BLANCHARD TRUST
11/19/2004	\$30,000.00	WD	917	14	Q	I	FLORIDA 12 INC	PRATT WILLIAM M & DONNA M
11/19/2002	\$5,000.00	QD	914	361	U	I	EADS ROBERT & BROWN LAURA	FLORIDA 12 INC
1/10/2000	\$100.00	QD	699	914	Q	I	EADS RAE E	EADS ROBERT & BROWN LAURA
1/30/1992	\$12,000.00	WD	451	421	Q	I	KRISTOFERSON OTTO	EADS ROBERT E & RAE E
11/25/1988	\$11,500.00	CD	372	544	Q	I	KRISTOFERSON OTTO	EADS ROBERT E & RAE E
10/10/1988	\$8,500.00	WD	345	26	Q	I	FLEET FINANCE & MORTGAGE INC	KRISTOFERSON OTTO
2/19/1988	\$100.00	CT	318	774	Q	I	JENKINS DELORES	FLEET FINANCE & MORTGAGE INC
12/7/1984	\$100.00	WD	263	619	Q	I	TUCKER RICHARD N & DONNA L	FLEET FINANCE & MORTGAGE INC
9/18/1981	\$12,000.00	WD	181	22	Q	V	VROOM BERNARD S G	TUCKER RICHARD N & DONNA L

### Building Sketch



Map



No data available for the following modules: Application for Catastrophic Event Tax Refund, Extra Features, Photos.

Levy County makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation.  
 | [User Privacy Policy](#) | [GDPR Privacy Notice](#)  
 Last Data Upload: 9/29/2025, 7:47:43 PM

Contact Us

Developed by  
 SCHNEIDER  
 GEOSPATIAL

WARRANTY DEED  
INDIVIDUAL TO INDIVIDUAL

Return to: (enclose self-addressed stamped envelope)

Name: ANN BACKMAN  
Address: 11871 NW 80th Ct  
Chiefland, FL 32626  
This Instrument Prepared by:  
Name: ANN BACKMAN  
Address: 11871 NW 80th Ct.  
Chiefland, FL 32626  
Property Appraisers Parcel Identification:  
Folio Number(s):  
07712 - 000 - 00

(SPACE ABOVE THIS LINE FOR PROCESSING DATA)

(SPACE ABOVE THIS LINE FOR PROCESSING DATA)

This Warranty Deed, Made the 8th day of July, 2015, by ANN BACKMAN, TAMMY DYAR

hereinafter called the Grantor, to ANN BACKMAN AND De JUAN Maxwell whose post office address is, 11871 N.W. 80th Ct, Chiefland, FL 32626

hereinafter called the Grantee, with JOINT TENANT right of survivorship. (Wherever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and their legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth, That the Grantor, for and in consideration of the sum of \$ 26,575, and other valuable considerations, receipt of which is acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee all that certain land, situated in Levy County, State of Florida, viz:

28-11-14 MAKATEE SPGS. TERR  
BLK A LOT 35  
CY BOOK 1260 PAGE 716

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 said grantee that the 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 accruing subsequent to December 31, \_\_\_\_\_.

In Witness Whereof, the said Grantor has signed and sealed these presents the day and year first above written

Signed, sealed and delivered in the presence of:

Connie Coblenz  
Witness Signature (as to first grantor)

Connie Coblenz  
Printed Name

Andresena Lora  
Witness Signature (as to first grantor)

Andresena Lora  
Printed Name

Andresena Lora  
Witness Signature (as to Co-Grantor, if any)

Andresena Lora  
Printed Name

Connie Coblenz  
Witness Signature (as to Co-Grantor, if any)

Connie Coblenz  
Printed Name

Ann Backman  
Grantor Signature

ANN BACKMAN  
Printed Name

11871 N.W. 80th Ct Chiefland FL 32626  
Post Office Address

Tammy Dyar  
Co-Grantor Signature (if any)

Tammy Dyar  
Printed Name

11851 N.W. 80th Court  
Post Office Address

Chiefland, Fla. 32626

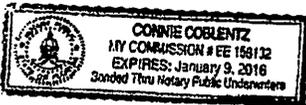
STATE OF Florida  
COUNTY OF Levy

I hereby Certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared

Platy Ann BACKMAN + Tammy Dyar known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that she executed the same, and an oath was not taken. (Check one):  Said person(s) is/are personally known to me.  Said person(s) provided the following

type of identification: FLDLID

NOTARY RUBBER STAMP SEAL



Witness my hand and official seal in the County and State last aforesaid

this 8th day of July, 2015

Connie Coblenz  
Notary Signature

Printed Name

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							<a href="#">Click here for help</a>
Account Number	07712-000-00		Type	REAL ESTATE			
Address	11871 NW 80 CT CHI		Status				
Sec/Twn/Rng			Subdivision				
Year	Roll	Account Number	Status	Date Paid	Amount Paid	Balance Due	
<a href="#">2014</a>	R	2014 07712-000-00	CER SOLD	05/2015		<a href="#">Tax Bill</a>	
<a href="#">2014</a>	CER	2015-00002823-00	REDEEMED	11/2015	580.56	<a href="#">Certificate</a>	
<a href="#">2015</a>	R	2015 07712-000-00	CER SOLD	05/2016		<a href="#">Tax Bill</a>	
<a href="#">2015</a>	CER	2016-00003076-00	REDEEMED	06/2017	341.36	<a href="#">Certificate</a>	
<a href="#">2016</a>	R	2016 07712-000-00	CER SOLD	05/2017		<a href="#">Tax Bill</a>	
<a href="#">2016</a>	CER	2017-00002974-00	REDEEMED	07/2017	289.42	<a href="#">Certificate</a>	
<a href="#">2017</a>	R	2017 07712-000-00	PAID	03/2018	209.00	<a href="#">Tax Bill</a>	
<a href="#">2018</a>	R	2018 07712-000-00	CER SOLD	05/2019		<a href="#">Tax Bill</a>	
<a href="#">2018</a>	CER	2019-00002943-00	REDEEMED	04/2020	465.43	<a href="#">Certificate</a>	
<a href="#">2019</a>	R	2019 07712-000-00	PAID	05/2020	381.54	<a href="#">Tax Bill</a>	
<a href="#">2020</a>	R	2020 07712-000-00	PAID	01/2021	391.02	<a href="#">Tax Bill</a>	
<a href="#">2021</a>	R	2021 07712-000-00	PAID	03/2022	399.00	<a href="#">Tax Bill</a>	
<a href="#">2022</a>	R	2022 07712-000-00	CER SOLD	05/2023		<a href="#">Tax Bill</a>	
<a href="#">2022</a>	CER	2023-00002761-00	REDEEMED	12/2025	2,833.35	<a href="#">Certificate</a>	
<a href="#">2023</a>	R	2023 07712-000-00	CER SOLD	05/2024		<a href="#">Tax Bill</a>	
<a href="#">2023</a>	CER	2024-00002652-00	REDEEMED	12/2025	1,607.18	<a href="#">Certificate</a>	
<a href="#">2024</a>	R	2024 07712-000-00	PAID	04/2025	1,291.03	<a href="#">Tax Bill</a>	
<a href="#">2025</a>	R	2025 07712-000-00	PAID	01/2026	1,476.09	<a href="#">Tax Bill</a>	
Year	Roll	Account Number	Status	Date Paid	Amount Paid	Balance Due	

CURRENT ACCOUNT DETAILS

Account Number	2025	0771200000	<a href="#">Tax Bill</a>
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Property Description	Owner Information
----------------------	-------------------

28-11-14 MANATEE SPGS TERR BLK A  
LOT 35 OR BOOK 1359 PAGE 802

BACKMAN ANN  
MAXWELL DEJUAN  
11871 NW 80TH CT  
CHIEFLAND,FL 32626

Current Values and Exemptions			Taxes and Fees Levied			
ASSESSMENT	65,459		TAXES		1,506.21	
TAXABLE	65,459		TOTAL		1,506.21	
IF PAID BY:	JAN 1-JAN 31	FEB 1-FEB 28	MAR 1-MAR 31	DELINQUENT ON		
PLEASE PAY:	1,476.09	1,491.15	1,506.21	APRIL 1		
Post Date	Receipt #	Pmt Type	Status	Disc	Interest	Total
01/15/2026	998 2025 0009207.0001		Pmt Posted	\$30.12-	\$ .00	\$1,476.09

**Links of Interest**  
[LINK TO PROPERTY APPRAISER](#)

**AFFIDAVIT Posting on Property for a Notice for Hearing**

STATE OF (FLORIDA)  
COUNTY OF (LEVY)

**LEVY COUNTY, FLORIDA**

**VS.**

**Backman Ann  
Maxwell Dejuan  
11871 NW 80<sup>TH</sup> CT  
Chiefland, FL 32626**

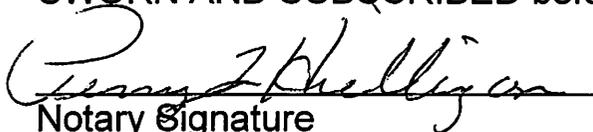
I, Bradley Frazer, being duly sworn, deposed and says:

1. That I am employed by the Code Enforcement Department of Levy County.
  2. That pursuant to Florida Statute 162.12(b), on the day of February 25, 2026, **Backman Ann** and **Maxwell Dejuan** received a copy of **Notice of Hearing for March 18, 2026 Special Magistrate**. I posted on His/her property at Parcel ID **0771200000** on the dated of February 25, 2026.
  3. That on the day 25th of February, 2026, I posted the property said papers to **Backman Ann and Maxweel Dejuan**, by posting the front of the property.
- FURTHER, Affiant Saith not.

  
Code Enforcement Officer

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 25th of February, 2026.

  
Notary Signature

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





2022/02/15  
12:11



# Levy County Code Enforcement

## **AFFIDAVIT OF POSTING**

VIOLATION NUMBER: **20260012**

PARCEL NUMBER: **0771200000**

I **Bradley Frazer** hereby certify the following:

1. **Tuesday, the 3rd day of March 2026), The property owned by Backman Ann and Maxwell Dejuan located at 11871 NW 80 CT Parcel # 0771200000 property was posted with a Notice of Hearing for the following violation(s) of Levy County Code of Ordinances:**

### **Sec.-34-40 Prohibited Generally**

(a) It shall be unlawful for the owner of any land in the county to permit or to cause thereon the open storage and accumulation of junk, trash and abandoned property prohibited on residential, commercial and agricultural property, except for the following:

- (1) Junk stored in enclosed litter receptacles or completely enclosed buildings;
- (2) Junk which will not fit into standard-sized litter receptacles and which is set out for no more than seven days for pickup and removal;
- (3) Junk stored in a lawfully established and maintained junkyard, garbage or waste disposal site, or sanitary landfill; and
- (4) Accumulations of vegetative wastes in agricultural districts and forestry.

(b) It shall be unlawful for any owner, agency, contractor or other person in charge of a construction, demolition or development site to cause or permit the open storage and accumulation of junk or litter thereon, except:

- (1) In enclosed litter receptacles.
- (2) Unused construction materials on the site for less than seven working days after the completion of the development, demolition or construction or the expiration of the permit therefore.

2. **On this (Tuesday, the 3rd day of March 2026), a copy of like document I Bradley Frazer posted at the Property located at 11871 NW 80 CT Parcel # 0771200000 in the front yard.**

FURTHER AFFIDAVIT SAYETH NAUGHT.

  
Bradley Frazer, Code Enforcement Officer

STATE OF FLORIDA

I Name acknowledged the foregoing instrument before me by means of

Physical presence or online notarization, this   3   day of   March  , 2026

*Penny L Hilligoss*  
(Signature of Notary Public - State of Florida)

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

Personally Known  OR Produced Identification

Type of Identification Produced \_\_\_\_\_





2026/09/03  
13:12

AFFIDAVIT OF REGULAR MAIL

STATE OF (FLORIDA)  
COUNTY OF (LEVY)

LEVY COUNTY, FLORIDA  
VS.

Ann Backman and Dejuan Maxwell

CODE ENFORCEMENT BOARD CASE NO.: CASE #20260012

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 October 2 2025, I received a copy of the attached Notice of Violation dated October 2 2025
3. That on the day 2<sup>nd</sup> of October, 2025, I mailed said papers to Dejuan Maxwell @ 772 Fore Ave Columbia, SC 29229 by First Class Mail, U.S. Postal Service.

FURTHER, Affiant Saith not.

Penny Hilligoss  
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 25<sup>th</sup> of February, 2026.

Mary Gracely  
Notary Signature

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



**AFFIDAVIT OF REGULAR MAIL**

STATE OF (FLORIDA)  
COUNTY OF (LEVY)

**LEVY COUNTY, FLORIDA**  
**VS.**

**Ann Backman and Dejuan Maxwell**

**CODE ENFORCEMENT BOARD CASE NO.: CASE #20260012**

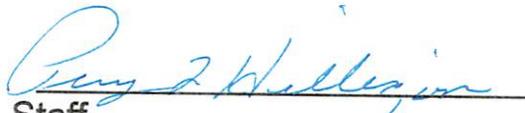
I, **Penny Hilligoss**, being duly sworn, deposed and says:

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 **October 2 2025**, I received a copy of the attached **Notice of Violation** dated **October 2 2025**

3. That on the day **2<sup>nd</sup> of October, 2025**, I mailed said papers to **Ann Backman @ 3150 W. Fir Ave Apt. 157 Fresno, CA 93711** 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 25<sup>th</sup> of February, 2026.

  
Notary Signature

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



9589 0710 5270 0355 2384 83

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

For delivery information, visit our website at [www.usps.com](http://www.usps.com)®.

Fresno, CA 93711

Certified Mail Fee \$7.30

- 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

Postage \$0.78

Total Postage and Fees \$10.48

Sent to  
 Ann Blackman  
 Street and Apt. No., or PO Box No.  
 3150 W. Eric Ave Apt 157  
 City, State, ZIP+4®  
 Fresno CA 93711



**CERTIFIED MAIL**

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



9589 0710 5270 0355 2384 83

FRESNO, CA 93701  
OCT 02 2025 9AM 1E

*Handwritten:* N/A  
5/26/25

Ann Backman  
3150 W. Fir Ave Apt 157  
Fresno, CA 93711

RETURN TO SENDER  
UNCLAIMED  
UNABLE TO FORWARD  
RETURN TO SENDER



20024

RDC 99



Retail

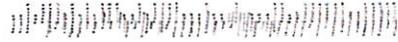


93711

R2304W120946-66

**\$10.48**

U.S. POSTAGE PAID  
FCM LETTER  
BRONSON, FL 32621  
OCT 02, 2025



PLACE STICKER ABOVE ENVELOPE TO THE RIGHT

**SENDER: COMPLETE THIS SECTION**

- 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.

1. Article Addressed to:

Ann Blackman  
3150 W Fir Ave Apt 157  
Fresno, CA 93711



9590 9402 6174 0220 3829 42

2. Article Number (Transfer from service label)

9589 0710 5270 0355 2384 83

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X

- Agent
- Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1?  Yes  
If YES, enter delivery address below:  No

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery
- Insured Mail Restricted Delivery

PS Form 3811, July 2020 PSN 7530-02-000-9053

Domestic Return Receipt

9589 0710 5270 0355 2387 59

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

For delivery information, visit our website at [www.usps.com](http://www.usps.com)®.

Columbia, SC 29229

Certified Mail Fee	\$5.30
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$1.40
<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 \$0.78

Total Postage and Fees \$10.48

Sent To: Devon Maxwell  
 Street and Apt. No., or PO Box No. 722 Fore Ave  
 City, State, ZIP+4® Columbia, SC 29229



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

**CERTIFIED MAIL**



9589 0710 5270 0355 2387 59

JACKSONVILLE RPDC 320  
OCT 02 2025 PM 3 L

*Pejuan maxwell  
722 Fore Ave  
Columbia, SC  
29229*

RETURN TO SENDER  
ATTEMPTED - NOT KNOWN  
UNABLE TO FORWARD  
BC: 32621642499 73386-97367-89-24

RDC 99



**Retail**

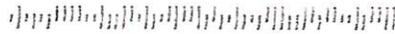


29229

R2304W120946-66

**\$10.48**

U.S. POSTAGE PAID  
FCM LETTER  
BRONSON, FL 32621  
OCT 02, 2025



PLACE STICKER ATTACHED TO ENVELOPE OR THE FRONT OF THE MAILPIECE. NO OTHER MAILING INSTRUCTIONS.

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"><li>■ Complete items 1, 2, and 3.</li><li>■ Print your name and address on the reverse so that we can return the card to you.</li><li>■ Attach this card to the back of the mailpiece, or on the front if space permits.</li></ul>	<p>A. Signature <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) C. Date of Delivery</p>
<p>1. Article Addressed to:</p> <p>Dejuan Maxwell 722 Fore Ave Columbia, SC 29229</p>  <p>9590 9402 6174 0220 3829 59</p>	<p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p> <p>3. Service Type <input type="checkbox"/> Priority Mail Express® <input type="checkbox"/> Adult Signature <input type="checkbox"/> Registered Mail™ <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Registered Mail Restricted Delivery <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Signature Confirmation™ <input checked="" type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Signature Confirmation Restricted Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Mail Restricted Delivery (0)</p>
<p>2. Article Number (Transfer from service label)</p> <p>9589 0710 5270 0355 2387 59</p>	



2025/09/30 13:47:03



2025/10/22 11:42:23



2026/01/08 14:37:55



2026/01/08 14:38:12



2025/09/30 13:43:44



2025/10/22 11:43:02







2025/10/22 11:45:32



2025/12/11 14:02:20



2025/12/11 14:02:37



2026/02/12  
13:42



2026/02/12  
15:45



2026/02/12  
13:44



2026/02/12  
13:44

