

**Preliminary Plat Application
Levy County, Florida**

Filing Date: _____
Amount of Fee: \$235.00

Petition Number: PP 21-04
Validation Number: _____

TO THE LEVY COUNTY PLANNING COMMISSION

Application is hereby made to the County Planning Commission of Levy County, pursuant to the provisions of Chapter 163, Florida Statutes, as amended, and the Levy County Land Development Code, Chapter 50-532, petitioning for a Preliminary Plat on the following described:

PT 2024 Jerry Vickers Jerry Vickers

I. Applicant and Request Information - Please print unless otherwise specified.

Owner's Name: JEANE VICKER Surveyor's Name: SEVE McMILLEN
 Owner's Signature: Jean Vicker Address: 444 NW 10th St.
 Address: 21391 SE 32nd Pl William Zip 32696
MORRISTON Zip 32668 Telephone Number: _____
 Telephone Number: 8407 497-3841 352 528-6277

II. Parcel Information:

1. Subdivision Name: CIRCLE V FORTS

	Parcel Number (s)	Section/Township/Range	Acreage
A.	<u>05273-001-00</u>	<u>04/14/19</u>	<u>20</u>
B.	_____	_____	_____
C.	_____	_____	_____
D.	_____	_____	_____
Total Acreage:			<u>20</u>

3. Locational Description (Please attach copy of legal description or existing plat if property in questions is a re-subdivision). SEE DPA
4. Proposed Use of Property: RESIDENTIAL
5. Present Zoning/Land Use: RPD/ARL 6. Proposed Zoning Changes: NONE
7. Number of Lots 2 8. Acres in each Parcel: 10
9. Do you propose deed restrictions? Yes No

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10. What type of sewage disposal do you propose ? SEPTIC
11. List all proposed improvements and utilities and state your intention to install or post a guarantee prior to actual installation.

NOTE: Board of County Commissioners approval of a preliminary plat shall expire after a period of eighteen (18) months, unless an extension is requested and granted by the BOCC, or unless a construction permit, if required is granted within the eighteen (18) month period and construction is performed continuously until completion with any break in construction lasting for no more than six (6) months.

III. To Be Supplied At The Time Of Submission:

Attach the supporting documents in the order listed below. The application will not be processed without these items. Any information changes must be submitted in writing to the Development Department and received one week prior to the Planning Commission Public Hearing.

1. Preliminary Plat Application; 2. Property Deed. The most recent one pertaining to the property being requested to be subdivided, obtained from the Clerk of Circuit Court's Office or property statement from the Tax Collector's Office; 3. Preliminary Plats; 4. Concurrency form (if applicable); 5. Location map identifying subject parcel with either a color or pattern

NOTE: See checklist for appropriate number of copies for submittal.

NOTE: Being located within a municipal service district area may delay your plat being placed on the agenda, as review and comment from the appropriate municipality is required before scheduling can be done.

IV. APPLICATION INSTRUCTIONS:

- (a) An application for a Preliminary Plat must be accompanied by a fee of \$235.00. **plus all fees and costs for services of County Engineer, outside legal counsel or other professional consultants in connection with the application.** Please note, application fee may be subject to change.
- (b) If the applicant is not the owner of record of the property, the owner must agree to this application either by signing the application form, or by submitting a notarized letter authorizing the applicant to act as an agent. **Owner's authorization is required at the time this application is submitted.**
- (c) All required documentation and submission material is required to accompany the application at the time the request is submitted. Applications are screened for completeness. Depending on the proposed use, additional information may be required. Failure to provide all information and submission material required shall delay the public review of the application until such time as all materials are received.

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(d) The Preliminary Plat applications are processed once a month. Applications received by the first (1st) day of the month will tentatively be scheduled, advertised and presented at a public hearing the following month. Applications received after the first (1st) day of the month will not be scheduled for the following month.

(e) Applications may be submitted as follows:

In Person: Levy County Zoning Department generally located on alternate 27, within the Levy County Building and Zoning Office.

By Mail: Levy County Zoning Department, Levy County Courthouse, Post Office Box 672 Bronson, Florida, 32621.

(f) This office will prepare the poster and place it on the property involved in this request.

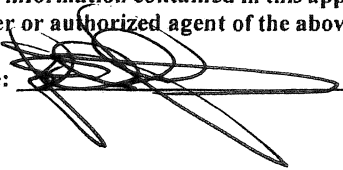
(g) Abutting property owners will be notified by mail of the request. "Abutting property" is any property immediately adjacent or contiguous to the property which is the subject of this request or located within 300' (three hundred feet) of the subject property lines including, immediately across any road or public right-of-way for said property.

(h) **The applicant, or his duly authorized representative, shall attend the planning commission meeting at which the preliminary plat is to receive. The planning commission may, in its discretion, either proceed with the public hearing and consideration of an application or table the application in the event the applicant or his duly authorized representative does not appear at the planning commission meeting. [Levy County Land Development Code, Chapter 50, Section 532]**

Additional Assistance: If you require further information, please contact the Levy County Zoning Department at (352) 486-5203 or visit the above address in person.

I STEVE MCINNON, have read and understand the instructions and submission requirements stated in this application. Approval granted by said Commission in no way constitutes a waiver from any applicable Local, State, or Federal regulation.

I hereby certify that the information contained in this application and its supplements are true and correct, and that I am the legal owner or authorized agent of the above described property.

Owner/Agent Signature: 

Date: 9.27.21

OFFICE USE ONLY:

Planning Commission Public Hearing Date: _____

Planning Commission Action: Approval Denial

BOCC Public Hearing Date: _____

BOCC Action: Approval Denial

Levy County
Preliminary Plat Checklist for:

Prior to making application for a preliminary plat, the following must be done:

Step 1: Plat Review (Must submit plat (s) on the first day of the month to be reviewed on the 2nd Wednesday of the same month)

- Submit one original and four copies of the completed concurrency form along with the required fee. **(If applicable)**
- Submit five (5) paper copies (**three must be signed and sealed**) of the proposed plat for review by the Development Director, County Engineer, Road Department, County Planner and Commissioner appointed to this committee.
- One (1) original of the completed application (with all supporting documents as mentioned below) with owner's signature (if representing themselves) or authorized agent's signature with a notarized letter from the property owner giving permission for the surveyor to act as agent.
 - * Deed
 - * Location Map
- Fee in the amount of \$235.00 - **MUST BE PAID AT SUBMITTAL OF THE PLATS FOR PLAT REVIEW.**
- Schedule Plat Review Meeting: _____

Step 2: Submittal of a Preliminary Plat

The following items must be submitted no later than the deadline date on the schedule in order to be processed and placed on the agenda for the Planning Commission after having been reviewed by the Plat Review Committee:

- Twenty-two (22) copies of the Preliminary Plat with corrections that were recommended by the Plat Review Committee. (**Three copies must be signed and sealed**). Additional copies may be needed depending on the application. (i.e. Plat located in an MSD, etc.)

ALL COPIES MUST BE FOLDED AND BOUND FOR SUBMITTAL AND RETURNED NO LATER THAN TWO WEEKS PRIOR TO THE SCHEDULED MEETING.

- Schedule meeting for Planning Commission: _____
- Schedule meeting for Board of County Commissioners: _____

Copies will be distributed as follows and as applicable:

Plat Review:

Mills Engineering - 1
Road Department - 1
Planning Department - 1
County Commissioner (appointed to committee) - 1

Planning Commission:

Planning Board Members - 5
Alternate - 1 (if applicable)
School Board - 1
County Attorney - 1
City - 1 (if applicable)
Other Agencies (if applicable, i.e. Water Management District) - 1

Board of County Commissioners:

Board Members - 5
Clerk's Office - 1
Board Office - 8

APPLICATION FOR CONCURRENCY EVALUATION
Levy County, Florida

This application, together with ALL REQUIRED ATTACHMENTS, shall be completed and filed with the Development Department prior to or concurrent with making application for any development, development order or development permit (herein "development permit"). The fee required with this application is \$50 (for small projects generating 1 to 200 average daily trips); or \$250 (for projects generating greater than 200 average daily trips), plus any additional fees incurred by the County for review by professional consultants.

Date: _____	Project Name: _____	
Type of Development Permit being applied for (e.g. building permit, preliminary or final subdivision plat, rezoning, special exception, etc.): _____		
New Construction or Redevelopment? (Check one)		
New construction _____	Redevelopment _____	Both _____

OWNERSHIP

1. Name: ~~JEANE~~ JEANE VICKERS & Terry Vickers
Address: 21391 SE 32ND PL
City/State: MOISTON FLA
Phone No. 407 497-3841

2. **AGENT (IF APPLICABLE)**

Name: STEVE McMILLEN
Address: 444 NW NAIL St.
City/State: WILLISTON FLA
Phone No. 352 528-6277

3. **PROPERTY IDENTIFICATION**

Site Address and Adjacent Roads (attach 8 1/2 x 11 map): _____

NW SIDE of CORNER of SE 32ND PL & SE 215TH DR

Tax Parcel Number, including Section, Township and Range: _____

05273-021-00

04/14/19

4. DEVELOPMENT INFORMATION

Present or previous use of property (include square footage for non-residential uses or number of dwelling units for residential uses) :

Subdivision name (if applicable): CIRCLE V FARMS

Is this project (phase) part of a larger project? ___ yes no

Please provide the below information for each phase (if this is a single phase project, please fill out the first line)

Residential

Type	Phase	Number of Dwelling Units or Lots	Acres	Expected beginning date	Expected completion date
Single-family, detached		2	10		
Single-family, attached					
Multi-family					
Condominium					
Other (specify)					

Non-Residential

Types(s) Specify	Phase	Square Footage	Acres	Expected beginning date	Expected completion date

**STATEMENT OF IMPACT ON LEVELS OF SERVICE
TRAFFIC**

1. Identify any existing roads which provide direct access to the parcel to be developed. Indicate whether the road is paved or unpaved:

SE 32nd PL (PAVED)

2. Provide the existing traffic count for all paved road segments within 1/4 mile. **Submit the attached form** to the Levy County Road Department for completion or provide the information within a traffic study, if required.

3. Provide the **average daily** and **peak hour** trips to be generated (by phase for the project), using the trip generation rate(s) for the appropriate land use(s), as contained in the most recent edition of the ITE Trip Generation Manual (*see attached for common land use trip generation rates*). **Submit to the Levy County Road Department along with attached form.**

4. **Projects generating equal to or greater than 200 average daily trips, or projects that will impact more than 5% of the maximum service volume for an impacted road segment, shall provide a traffic study examining all roadway segments wholly or partially within 1/2 mile of the project entrance/exits, or to the nearest intersecting roadway, whichever is greater.**

POTABLE WATER

(check applicable category and provide required information)

1. Water distribution and treatment provided by a municipality, special district or other entity
Name of provider: _____

Please provide a letter verifying capacity from the service provider for each development phase

2. Privately owned and operated potable water distribution system and treatment plant

Please attach the name of the civil engineer or firm responsible for the design of the potable water distribution system and treatment plant, the capacity of the system in gallons per day, and the amount of potable water use for the project based on the County's level of service of 150 gallons per capita per day.

3. Individual well

Note: *FS 381.0065(4) lots served by a private well may be as small as one half acre. The permitting of the installation and use of individual wells is not regulated by the Levy County Health Department*

SANITARY SEWER

(check applicable category and provide required information)

1. Central sewage collection and treatment provided by a municipality, special district or other entity.

Name of provider: _____

Please provide a letter verifying capacity from the service provider for each development phase.

2. Privately owned and operated package treatment plant

Please attach the name of the civil engineer or firm responsible for the design capacity of the package treatment plant, the capacity of the system in gallons per day, and the amount of use for the project based on the County's level of service of 100 gallons per capita per day.

3. On-site sewage treatment and disposal system

Note: Based on the lot size, this subdivision is eligible for onsite sewage permits.

4. Advanced secondary treatment on-site sewage treatment and disposal system

Please attach the name of the civil engineer or firm responsible for the design capacity of the advanced secondary treatment system and the capacity of the system in gallons per day.

STORMWATER MANAGEMENT

The proposed project lies within the jurisdiction of the:

<input type="checkbox"/> Suwannee River Water Management District	<input type="checkbox"/> Southwest Florida Water Management District
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The project construction plans:

have been approved by the appropriate water management district (*attach ERP*)

have not been approved by the appropriate water management district

are exempt from water management district requirements (*attach letter*)

SOLID WASTE

Estimate the daily generation of solid waste:

a) *Residential*: # 2 units x 2.43 persons per household = 4.9 x 2.8 lbs. = 13.6

b) *Non-residential*: Estimate based on the type and intensity of the specific use. *Attach documentation of the assumption and calculations in determining the estimated generation rate.*

RECREATION

Determine recreation demand by using the following formulas (*residential use only*)

a) Public parks and recreation:

_____ Residential units x 2.43 persons per households divided by 1,000 x 2 acres =
_____ acres of demand.

b) Open Space

_____ Residential units x 2.43 persons per household divided by 1,000 x 100 acres =
_____ acres if demand.


Itemize proposed recreational facilities and/or acreage to be provided by applicant, if any:

Identify name of nearest Levy County or state owned and operated park or recreational facility: Cedar Lake + Gardens (Williston)

Certification

The undersigned has read the above application and is familiar with the information submitted herein. It is agreed and understood that the undersigned will be held responsible for its accuracy.

Signatures of all owners or their agent are required on this form. Signatures by other than the owner(s) will be accepted with notarized proof of authorization by the owner(s).

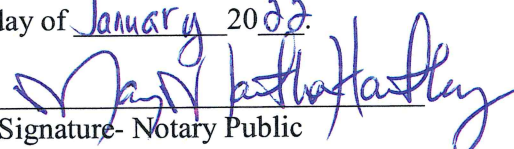


Owner/Agent Signature
01-18-22

Date

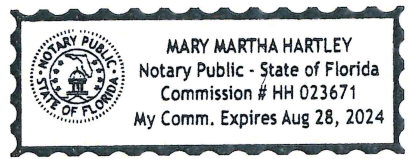
STATE OF FLORIDA
COUNTY OF Levy

Sworn to and authorized before me this 18 day of January 2022.



Signature- Notary Public

Personally Known OR Produced Identification



**Road Capacity Analysis
STAFF USE**

Date: _____

Project Name: _____

Applicant: _____

County Roads

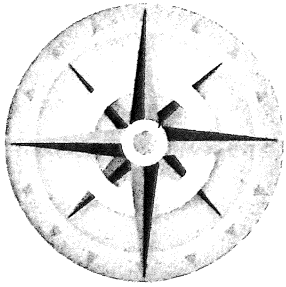
(To be completed by the Levy County Road Department)

Roadway Segment	Daily count	LOS Std.	ADT	Total additional trips created by project	Total traffic with impact created by amendment	Maximum volume for adopted level of service C	LOS with impact from project
		C					
		C					
		C					
		C					

State Roads (see FDOT Annual Report)

Roadway Segment	Avg. annual daily traffic counts	LOS Std.	ADT	Total additional trips created by project	Total traffic with impact created by amendment	Maximum volume for adopted level of service C	Level of service with impact from project

Does this project impact more than 5% of the maximum service volume for an impacted road segment? Yes _____ No _____



McMillen Surveying, Inc.

444 Northwest Main Street

Williston, Florida, 32696

Office: 352 528-6277

September 27, 2021


State of Florida
County of Levy

I, Jerome G. Vickers, hereby give Stephen M. McMillen, P.S.M., President of McMillen Surveying, Inc, the authority to act as my Authorized Agent to facilitate the **Platting Process** upon "Circle V Farms" on the following parcel lying in Section 4, Township 14 South, Range 19 East, Levy County, Florida:

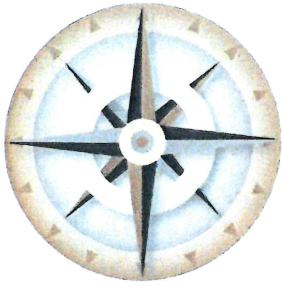
Parcel ID# 05273-001-00, Morriston.


Jerome G. Vickers Date: 9/27/2021

Notary Public, State of Florida
At Large


My Commission Expires: 11.8.24





McMillen Surveying, Inc.

444 Northwest Main Street
Williston, Florida, 32696
Office: 352 528-6277

State of Florida
County of Levy

I, Terry L. Vickers, hereby give Stephen M. McMillen, P.S.M., President of McMillen Surveying, Inc, the authority to act as my Authorized Agent to facilitate the **Platting Process** upon "Circle V Farms" on the following parcel lying in:

Section 04, Township 14 South, Range 19 East,
County: Levy
State: Florida
Parcel ID# 05293-001-00, City: Morrison

Signature Terry L. Vickers
Printed Terry Vickers Date: 1-12-2022

Notary Public, State of Florida
At Large


My Commission Expires: 11-08-24




Levy County, FL
Summary

Parcel ID 0527300100
Location Address
Neighborhood LAND NEAR MARION COUNTY (5.1)
Legal Description* 04-14-19 0020.00 ACRES TRACT IN SW1/4 LYING NORTH OF CR 323 OR BOOK 1521 PAGE 7
*The legal description shown here may be condensed, a full legal description should be obtained from a recorded deed for legal purposes.
Property Use Code PASTURE LAND 1 (6000)
Subdivision N/A
Sec/Twp/Rng 04-14-19
Tax District SW FLORIDA WT MG (District SW)
Millage Rate 15.7218
Acreage 20.000
Homestead N
Ag Classification Yes

View Map**Owner**

Owner Name [Vickers Terry Lynn](#) 100%
[Vickers Jerome G III](#) 100%
Mailing Address 5300 NW 75TH AVE
 OCALA, FL 34482

Valuation

	2021 Preliminary Value
	Summary
Building Value	\$0
Extra Features Value	\$0
Market Land Value	\$128,000
Ag Land Value	\$9,000
Just (Market) Value	\$128,000
Assessed Value	\$9,000
Exempt Value	\$0
Taxable Value	\$9,000
Cap Differential	\$0
Previous Year Value	\$133,200

Exemptions

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

Land Line

Use Description	Front	Depth	Total Land Units	Unit Type	Land Value
6010	0	0	20	AC	\$9,000
VAC LAND	0	0	20	AC	\$128,000

Sales

Sale Date	Sale Price	Instrument		Qualification	Vacant/Improved	Grantor	Grantee
		Type	Book Page				
1/10/2020	\$100.00	WD	<u>1521</u> <u>7</u>	U	V	VICKERS JEROME G III	VICKERS TERRY LYNN
2/7/2018	\$269,000.00	WD	<u>1447</u> <u>1</u>	Q	V	BENNETT GEORGE GARY & DONNA B	VICKERS JEROME G III
5/19/2010	\$250,000.00	WL	<u>1199</u> <u>920</u>	Q	V	LONCALA INC	BENNETT GEORGE GARY & DONNA B

Levy Abstract and Title Company

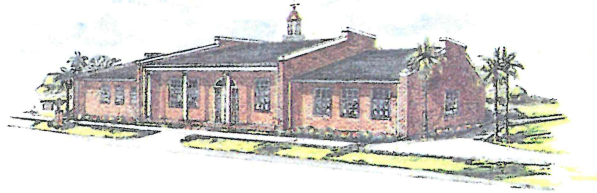
"Serving Levy County Since 1927"

Title Insurance

H. C. HENDERSON, JR.
(1939 - 2017)
SKIPPER HENDERSON PRES.
CERTIFIED LAND - TITLE SEARCHER

Closings

ADAM C. HENDERSON V.P.
BRANCH MANAGER



December 20, 2021

**CERTIFIED PARTY: LEVY COUNTY, BOARD OF COUNTY COMMISSIONERS
PO BOX 310, BRONSON, FL 32621**

RE: PROPERTY INFORMATION REPORT – Our File: T-28832

PROPOSED SUBDIVISION NAME:

“CIRCLE V FARMS”

LEGAL SHOWN ON PROPOSED PLAT:

A part of lands described in O.R.B. 1447, page 1, of the Public Records of Levy County, Florida; lying in the Southwest 1/4 of Section 4, Township 14 South, Range 19 East, Levy County, Florida; being more particularly described as follows:

Commence at the Northwest corner of said Southwest 1/4 and run thence South 89°24'51" East, along the North line of said Southwest 1/4, a distance of 825.72 feet to the Northwest corner of said O.R.B. 1447, page 1; thence South 00°08'41" East, along the West line of said O.R.B. 1447, page 1, a distance of 397.39 feet to the Point-of-Beginning of the herein described parcel; thence continue South 00°08'41" East, along said West line, a distance of 1227.11 feet to the Southwest corner of said O.R.B. 1447, page 1 and the Northwesterly right-of-way line of S.E. 32nd Place (a.k.a. County Road No. 323); thence North 58°30'50" East, along said Northwesterly right-of-way line, a distance of 1027.19 feet to the beginning of a tangent curve, concave Northwesterly, having a radius of 1869.86 feet, a central angle of 18°10'25" and a chord bearing and distance of North 49°25'41" East, 590.61 feet; thence Northeasterly, along said curve and along said Northwesterly right-of-way line, an arc distance of 593.10 feet; thence North 77°00'04" West, a distance of 1362.60 feet to the said Point-of-Beginning.

PERIOD OF SEARCH: 20 years last past, ending December 16, 2021

Pursuant to F.S. 177.041(2) and F.S. 177.081(2), and Levy County Code of Ordinances Sec. 50-556(h), we have made a search of the Public Records of Levy County, Florida, in connection with the above, and certify as follows:

Main Office

50 Picnic St. • P.O. Box 148, Bronson, FL 32621
352-486-2116 • Fax 352-486-4200 • E-mail: levya1@aol.com
www.levyabstract.com



RECORD FEE SIMPLE TITLE HOLDER

TERRY LYNN VICKERS and JEROME G. VICKERS, III, husband and wife, by virtue of the following document:

Warranty Deed from Terry Lynn Vickers and Jerome G. Vickers, III, dated 01/09/2020, filed 01/13/2020 and recorded in O.R. Book 1521, Page 7 (#661866), Public Records of Levy County, Florida. (**NOTE:** There are errors in the legal description of Parcel 1b (land being platted) that have not been corrected)

MORTGAGES – (not satisfied or released of record)

NONE

EASEMENTS OF RECORD

NONE

REAL ESTATE TAX INFORMATION:

2021 Taxes

Assessed to: Terry Lynn Vickers & Jerome G. Vickers III
Tax ID#: 0527300100

DELINQUENT TAXES YES NO

(If “Yes”, state the year and tax certificate number(s))

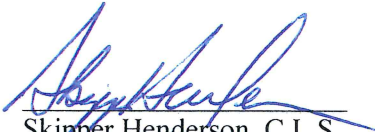
NOTE: This report does not in any way purport to show ownership of any underlying oil, gas and/or mineral rights.

This report is not title insurance. Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions in this property information report is limited to the amount paid for this property information report, and is further limited to the person(s) expressly identified by name in the property information report as the recipient(s) of the property information report.

This report is being provided for the use and benefit of the Certified Party only, and it may not be used or relied upon by any other party. Its effective date shall be the date above specified through which the public records were searched.

Should you have any questions concerning this certification, or any other matter, we will be happy to assist you.

Sincerely,

A handwritten signature in blue ink, appearing to read "Skipper Henderson", written over a horizontal line.

Skipper Henderson, C.L.S.
Vice President

SH/dkr
enclosures

WARRANTY DEED
INDIVIDUAL TO INDIVIDUAL

Return to: (enclose self-addressed stamped envelope)

Name: Terry Vickers ^{pu}
Address: 5300 NW 75th Ave
Ocala FL 34482
This Instrument Prepared by:
Name: Terry Vickers
Address: 5300 NW 75th Ave
Ocala FL 34482
Property Appraisers Parcel Identification:
Folio Number(s):

(SPACE ABOVE THIS LINE FOR PROCESSING DATA)

(SPACE ABOVE THIS LINE FOR PROCESSING DATA)

This Warranty Deed, Made the 9 day of January, 2020, by Terry Lynn Vickers + Jerome G. Vickers III husband & wife, hereinafter called the Grantor, to Terry Lynn Vickers & Jerome G. Vickers III husband & wife whose post office address is 5300 NW 75th Ave Ocala FL 34482, hereinafter called the Grantee.

(Wherever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and the heirs, 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 \$ 10.00, 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:

See Attached

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, 2019.

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:

Melinda Bass
Witness Signature (as to first Grantor)

Melinda Bass
Printed Name

Marcia Willis
Witness Signature (as to first Grantor)

Ursula Williams
Printed Name

Lisa A. Reynolds
Witness Signature (as to Co-Grantor, if any)

Lisa A. Reynolds
Printed Name

Lori Taylor Taylor
Witness Signature (as to Co-Grantor, if any)

Lori Taylor Taylor
Printed Name

Terry L. Vickers
Grantor Signature

Terry L. Vickers
Printed Name

5300 NW 75th Ave Ocala FL 34482
Post Office Address

Jerome G. Vickers III
Co-Grantor Signature, (if any)

Jerome G. Vickers III
Printed Name

5300 NW 75th Ave Ocala, FL 34482
Post Office Address

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

known to me to be the person Terry L. Vickers 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: Valid FL DL, exp: 11-19-28

NOTARY RUBBER STAMP SEAL

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

this 9th day of January, 2020.

Melinda Bass
Notary Signature

Melinda Bass
Printed Name



DEPUTY CLERK, per F.S. 695.03(1)
Danny J. Shipp, Clerk of Court
Levy County, Florida

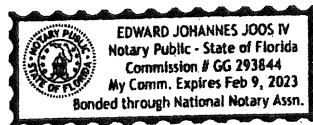
SPACE ABOVE THIS LINE FOR RECORDING DATA

State of Florida, County of ~~Levy~~ Marion
On this 10th day of January, 2020
the foregoing or attached instrument was
acknowledged before me by Jerome George
Vickers III

who is/are personally known to me or who has/have
produced FL DL as identification
and who (did) (did not) take an oath.

Edward Johannes Joos IV
Notary Public

Edward Johannes Joos IV
Print Name



Date

Warranty Deed
INDIVIDUAL TO INDIVIDUAL

Description: (by surveyor) - Vickers Division, New Parcel "1A"

A part of lands described in O.R.B. 1447, page 1, of the Public Records of Levy County, Florida; lying in the Southwest 1/4 of Section 4, Township 14 South, Range 29 East, Levy County, Florida; being more particularly described as follows:

Commence at the Northwest corner of said Southwest 1/4 and run thence South $89^{\circ}24'51''$ East, along the North line of said Southwest 1/4, a distance of 825.72 feet to the Northwest corner of said O.R.B. 1447, page 1 and the Point-of-Beginning of the herein described parcel; thence continue South $89^{\circ}24'51''$ East, along said North line, a distance of 1698.32 feet to the Northeast corner of said O.R.B. 1447, page 1 and the West right-of-way line of S.E. 215th Avenue (a.k.a. County Road No. 323); said point being on a non-tangent curve, concave Northwesterly, having a radius of 1869.86 feet, a central angle of $24^{\circ}04'10''$ and a chord bearing and distance of South $28^{\circ}18'23''$ West - 779.75 feet; thence Southwesterly, along said curve and along said West right-of-way line, an arc distance of 398.64 feet; thence North $77^{\circ}00'04''$ West, a distance of 1362.60 feet to the West line of said O.R.B. 1447, page 1; thence North $00^{\circ}08'41''$ West, along said West line, a distance of 397.39 feet to the said Point-of-Beginning.

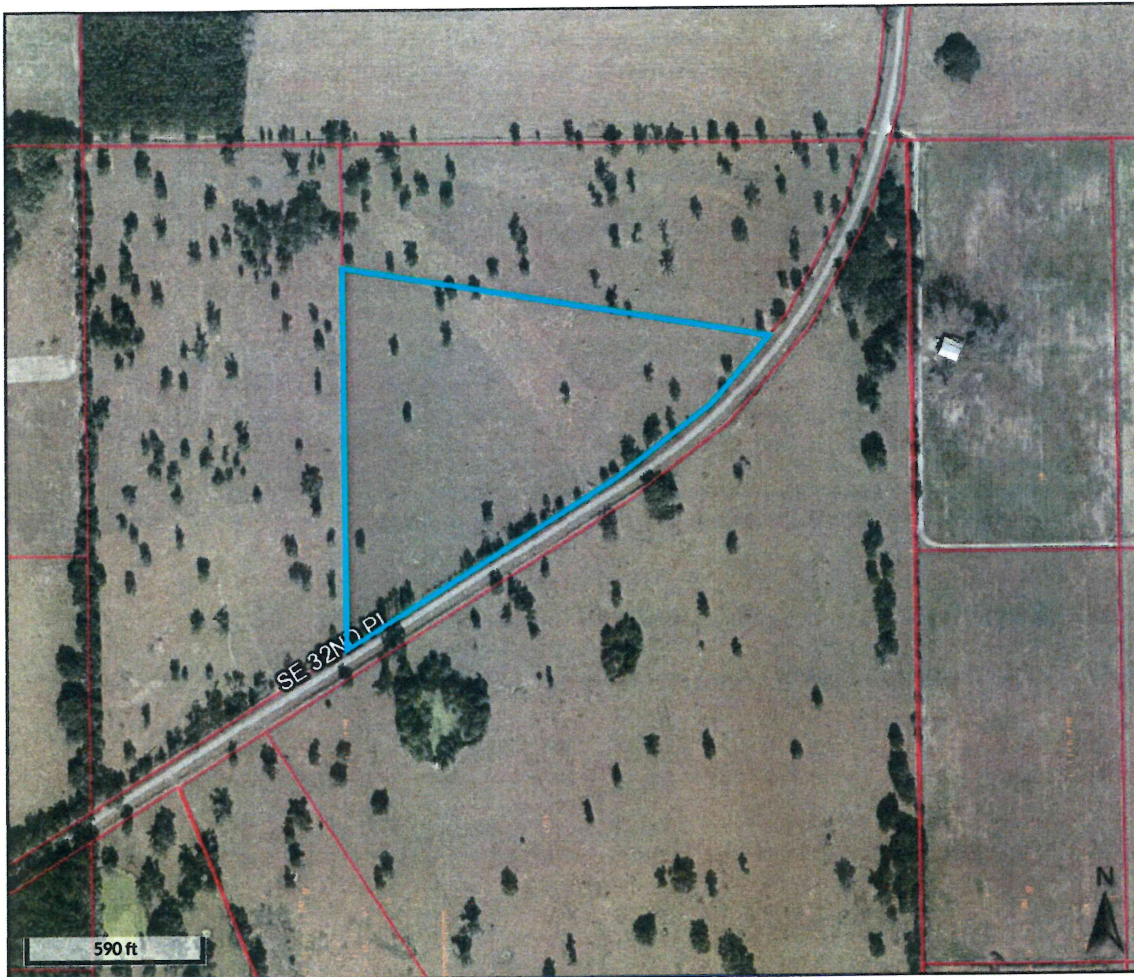
Containing 20.002 Acres, more or less.

Description: (by surveyor) - Vickers Division, New Parcel "1b"

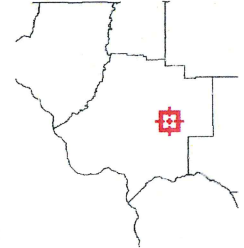
A part of lands described in O.R.B. 1447, page 1, of the Public Records of Levy County, Florida; lying in the Southwest 1/4 of Section 4, Township 14 South, Range 29 East, Levy County, Florida; being more particularly described as follows:

Commence at the Northwest corner of said Southwest 1/4 and run thence South $89^{\circ}24'51''$ East, along the North line of said Southwest 1/4, a distance of 825.72 feet to the Northwest corner of said O.R.B. 1447, page 1; thence South $00^{\circ}08'41''$ East, along the West line of said O.R.B. 1447, page 1, a distance of 397.39 feet to the Point-of-Beginning of the herein described parcel; thence continue South $00^{\circ}08'41''$ East, along said West line, a distance of 1227.11 feet to the Southwest corner of said O.R.B. 1447, page 1 and the Northwesterly right-of-way line of S.E. 32nd Place (a.k.a. County Road No. 323); thence North $58^{\circ}30'50''$ East, along said Northwesterly right-of-way line, a distance of 1027.19 feet to the beginning of a tangent curve, concave Northwesterly, having a radius of 1869.86 feet, a central angle of $18^{\circ}10'25''$ and a chord bearing and distance of North $49^{\circ}25'41''$ East - 590.61 feet; thence Northeasterly, along said curve and along said Northwesterly right-of-way line, an arc distance of 593.10 feet; thence North $77^{\circ}00'04''$ West, a distance of 1362.60 feet to the said Point-of-Beginning.

Containing 20.002 Acres, more or less.



Overview



Legend

- Parcels
- Parcel Lines**
- <all other values>
- Construction
- Easement
- Lot
- Miscellaneous
- Parcel
- Private Road
- Road Right of Way
- Subdivision
- Water
- Roads**
- City Labels**

Parcel ID	0527300100	Physical Address		Building Value	\$0	Last 2 Sales			
Property Use	6000 - PASTURE	Address		Extra Feature Value	\$0	Date	Price	Reason	Qual
Taxing District	SW FLORIDA WT	Mailing Address	VICKERS TERRY	Value		2/7/2018	\$269000	01	Q
	MG		LYNN	Market Land Value	\$128,000	5/19/2010	\$250000	01	Q
Acres	20		5300 NW 75TH AVE	Ag Land Value	\$9,000				
			Ocala FL 34482	Just Value	\$128,000				
				Assessed Value	\$9,000				
				Taxable Value	\$9,000				

Date created: 9/16/2021
 Last Data Uploaded: 9/15/2021 7:23:35 PM

Developed by  **Schneider**
 GEOSPATIAL

SEE MAP No. 36

Subject Property

Lake Stafford

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SEE MAP No. 36

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SMALL FARMS UN. 2

SMALL FARMS UN. 1

