

0188

TJ OF MIAMI INC

CCC 1329102 20589 SW ORIOLE DR

Dunnellon, FL, 34431

Phone: 786-499-9971

E-Mail: tjofmiamiinc@gmail.com

Date 7-27-2025

Job Address: 1127 ne 2nd St Ocala, FL 34470 Owners phone (352) 304-3446
Owners name: Mr Patrick Hadley Email _____

Roof TYPE 29ga. Ultra Rib Roofing Panels (metal)

SCOPE OF WORK

Remove edge metal from house, Install new 29ga Ultra Rib Roofing Panels over existing Shingle Roof using 1x4 perlin's nailed down.
Schedule & pass all Required inspections with City of Ocala Bldg. dept. for permit.

Material

TRI County Metals Co., Permitting
\$4,566.46, \$260

Material Cost ----- \$ 4,826.46 \$9,826.46
Labor Cost ----- \$ 5,000

Additional Work Roof Type 271ft soffit, 271ft Fascia to Install around home
with 153ft of seamless gutter's to Install with (6) downspouts Labor + materials \$4,700
Excluded _____

Included _____

Notes: Facial or soffit is not part of the roof work and is an additional cost.

Remove and replace unforeseen rotten sheathing (4X8) cost to owner (1/4" \$ __, 1/2" \$ __, 5/8" __, 3/4" __

2x4 \$ __ 2x6 \$ __ 2x8 \$ __ 2x10 \$ __ 2x12 \$ __ 2x16 \$ __

Company Guarantee

The company will guarantee it materials and workmanship for 2 years. The guarantee does not cover any hurricane or storm damage. Manufacturers shingles & metal (20-25 year life span)

TOTAL COST ----- \$ 14,526.46

Accept Owner name Print _____ Signature Chris Samuel Date 7-27-2025
Chris Samuel

ESTIMATE

ESTIMATE#13280
DATE: 06/30/2025

Building License: CBC1256519
Roofing License: CCC1330004

DESCRIPTION		LINE TOTAL
A. Pull a permit with the county building department.		\$400
B. File a Notice of Commencement with the clerk of courts.		\$100
C. Install Synthetic underlayment over existing shingles; attach to code.		\$2000
D. Install 29g Master Rib style metal over new underlayment; attach to code.		\$5000
E. Install New pipe boots.		\$500
F. Install new required trim kit in matching color; attach to code.		\$3000
G. Flash and counter-flash all pipes, vents and penetrations.		\$1000
H. Clean up all debris and dispose.		\$1000
I. Customer Walkthrough.		
	TOTAL	\$13000



TRUE GUTTERS LLC
(352)208-1837

truegutters08@gmail.com
www.truegutters.net

Date
Prepared:
Prepared
by:

7-23-25

Jose

PROPOSAL

Name:

Pat Hadney

Address:

1127 NE 2nd St

Ocala FL 34470

Total

Feet:

Total

Downspouts:

Color:

6

White

Contact No:

Email:

specifications and estimates:

- 271 linear feet Soffit all around house. Aluminum Soffit triple 4". 1 foot overhang. (25 pieces)
- Fascia 271 linear feet. Aluminum wood grain 6" wide by 12 feet long (22 pieces)
- 153 feet of Seamless gutters aluminum 6" Kstyle and 6 Downspouts. Low gloss white

We propose to furnish all material and labor in complete accordance with the above specifications for the sum of:

\$4,496.00

Dollars, with payments made as follows:

Alterations or deviations from above specifications involving extra costs will be executed only upon written order, and will be charged over and above the estimate. All agreements contingent upon strikes, accidents, or delays beyond our control.

NOTE: We reserve the right to withdraw this proposal if not accepted within 6 months.

ACCEPTANCE

The above, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made as indicated

Authorized Signatories

Date

Jimmy H. Cowan, Jr., CFA

Marion County Property Appraiser



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

2025 Property Record Card

2834-002-108

[GOOGLE Street View](#)

Prime Key: 1239699

[MAP IT+](#)

Current as of 8/7/2025

Property Information

HADLEY PATRICK III
HADLEY PATRICIA ANGELA
1127 NE 2ND ST
OCALA FL 34470-6747

Taxes / Assessments:
Map ID: 179
Millage: 1001 - OCALA

M.S.T.U.

PC: 01

Acres: .29

Situs: 1127 NE 2ND ST OCALA

2024 Certified Value

Land Just Value	\$29,925		
Buildings	\$115,974		
Miscellaneous	\$1,502		
Total Just Value	\$147,401	Impact	
Total Assessed Value	\$73,861	<u>Ex Codes:</u> 01 38	(\$73,540)
Exemptions	(\$48,861)		
Total Taxable	\$25,000		
School Taxable	\$48,861		

History of Assessed Values

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2024	\$29,925	\$115,974	\$1,502	\$147,401	\$73,861	\$48,861	\$25,000
2023	\$29,925	\$116,738	\$1,774	\$148,437	\$71,710	\$46,710	\$25,000
2022	\$29,925	\$108,730	\$1,774	\$140,429	\$69,621	\$44,621	\$25,000

Property Transfer History

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
6347/0213	02/2016	07 WARRANTY	8 ALLOCATED	Q	I	\$100,000
5840/1920	04/2013	07 WARRANTY	7 PORTIONUND INT	U	I	\$22,500
5267/1309	10/2009	06 SPECIAL WARRANTY	2 V-SALES VERIFICATION	U	I	\$134,900
4992/0699	09/2007	74 PROBATE	0	U	I	\$100
1520/1277	08/1988	71 DTH CER	9 UNVERIFIED	U	I	\$100
1533/0047	08/1987	74 PROBATE	9 UNVERIFIED	U	I	\$100

Property Description

SEC 17 TWP 15 RGE 22
PLAT BOOK A PAGE 101
OAK PARK CALDWELLS ADD OCALA
BLK B W 63 FT OF LOTS 7 & 8 & THAT PART OF S 10 FT OF AN

ALLEY LYING N OF & ADJ
TO ABOVE DESCRIBED PROPERTY

Land Data - Warning: Verify Zoning

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class	Value	Just Value
0100		63.0	199.0	R3	63.00	FF							
Neighborhood 4701													
Mkt: 8 70													

Traverse

Building 1 of 1

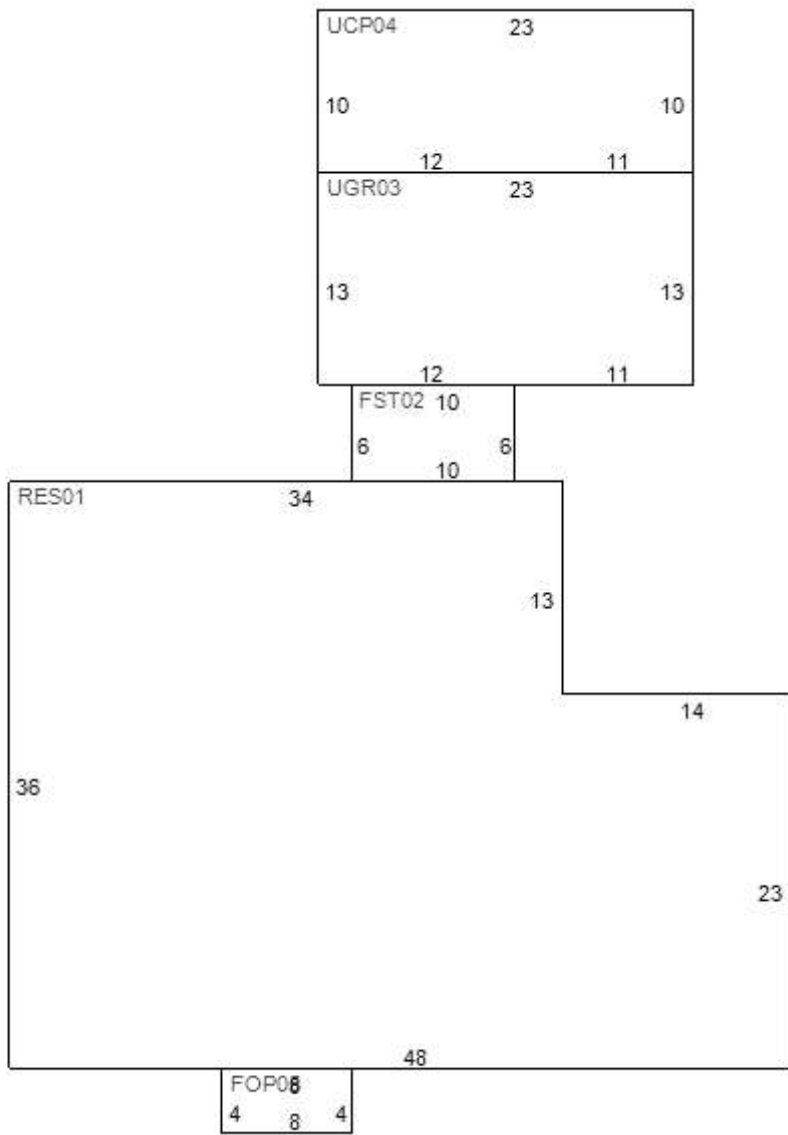
RES01=L34D36R48U23L14U13.L3

FST02=U6L10D6R10.U6

UGR03=R11U13L23D13R12.U13

UCP04=R11U10L23D10R12.D19R3D36L21

FOP05=D4R8U4L8.



Building Characteristics

Improvement	1F - SFR- 01 FAMILY RESID	Year Built 1942						
Effective Age	5 - 20-24 YRS	Physical Deterioration 0%						
Condition	4	Obsolescence: Functional 0%						
Quality Grade	500 - FAIR	Obsolescence: Locational 0%						
Inspected on	6/16/2023 by 187	Architecture 0 - STANDARD SFR						
		Base Perimeter 168						
Type ID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
RES 0126 - SIDING-NO SHTG		1.00	1930	N	0 %	0 %	1,546	1,546
FST 0226 - SIDING-NO SHTG		1.00	1930	N	0 %	0 %	60	60
UGR 0326 - SIDING-NO SHTG		1.00	1930	N	0 %	0 %	299	299
UCP 0401 - NO EXTERIOR		1.00	1930	N	0 %	0 %	230	230
FOP 0501 - NO EXTERIOR		1.00	1930	N	0 %	0 %	32	32
Section: 1								
Roof Style: 10 GABLE			Floor Finish: 24 CARPET			Bedrooms: 3		Blt-In Kitchen: Y
Roof Cover: 16 GALVANIZED MTL			Wall Finish: 20 PLASTER			4 Fixture Baths: 0		Dishwasher: N
Heat Meth 1: 20 HEAT PUMP			Heat Fuel 1: 10 ELECTRIC			3 Fixture Baths: 1		Garbage Disposal: N
Heat Meth 2: 00			Heat Fuel 2: 00			2 Fixture Baths: 0		Garbage Compactor: N
Foundation: 3 PIER			Fireplaces: 1			Extra Fixtures: 2		Intercom: N
A/C: Y								Vacuum: N
<u>Miscellaneous Improvements</u>								
Type	Nbr	Units	Type	Life	Year In	Grade	Length	Width
159 PAV CONCRETE	1,232.00	SF	20	1960	3	0.0	0.0	
<u>Appraiser Notes</u>								
YEAR BUILT PER OWNER								
EST.INT.								
UDU 8X14 N/A								
LOUIS & JULIA TOFFALETTI TRUSTEES OF THEIR TRUST (1/2 INT),								
JOHN & DENA TOFFALETTI TRUSTEES OF THEIR TRUST (1/2 INT)								
<u>Planning and Building</u>								
<u>** Permit Search **</u>								
Permit Number	Date Issued	Date Completed	Description					
BLD22-3076	12/12/2022	-	HADLEY/ METAL OVER SHINGLES					

Tax Roll Property Summary

Help

Account Number		R2834-002-108		Type	REAL ESTATE		Request Future E-Bill
Address		1127 NE 2ND ST OCALA		Status			
Sec/Twn/Rng		17 15 22		Subdivision		4701	
Year	Roll	Account Number	Status	Date Paid	Amount Paid	Balance Due	
2010	R	2010 R2834-002-108	PAID	11/2010	1,633.28	Tax Bill	
2011	R	2011 R2834-002-108	PAID	11/2011	1,275.94	Tax Bill	
2012	R	2012 R2834-002-108	PAID	11/2012	965.14	Tax Bill	
2013	R	2013 R2834-002-108	PAID	11/2013	914.09	Tax Bill	
2014	R	2014 R2834-002-108	PAID	11/2014	890.64	Tax Bill	
2015	R	2015 R2834-002-108	PAID	11/2015	979.67	Tax Bill	
2016	R	2016 R2834-002-108	PAID	04/2017	1,067.81	Tax Bill	
2017	R	2017 R2834-002-108	PAID	03/2018	558.53	Tax Bill	
2018	R	2018 R2834-002-108	PAID	04/2019	573.09	Tax Bill	
2019	R	2019 R2834-002-108	PAID	02/2020	564.79	Tax Bill	
2020	R	2020 R2834-002-108	PAID	03/2021	574.03	Tax Bill	
2021	R	2021 R2834-002-108	PAID	03/2022	750.59	Tax Bill	
2022	R	2022 R2834-002-108	PAID	11/2022	711.50	Tax Bill	
2023	R	2023 R2834-002-108	PAID	11/2023	855.49	Tax Bill	
2024	R	2024 R2834-002-108	PAID	11/2024	863.35	Tax Bill	

CURRENT ACCOUNT DETAILS			
Account Number	2024	R2834-002-108	Tax Bill

Property Description				Owner Information		
SEC 17 TWP 15 RGE 22				HADLEY PATRICK III		
PLAT BOOK A PAGE 101 OAK PARK				HADLEY PATRICIA ANGELA		
CALDWELLS ADD OCALA BLK B W 63				1127 NE 2ND ST		
FT OF LOTS 7 & 8 & THAT PART OF				OCALA FL 34470-6747		
S 10 FT OF AN ALLEY LYING N OF &						
ADJ TO ABOVE DESCRIBED PROPERTY						
Current Values and Exemptions				Taxes and Fees Levied		
MARKET VALU		147,401		TAXES		586.12
ASSESSMENT		73,861		SP. ASMT		313.20
TAXABLE		25,000				
EXCD01		25,000				
EXCD38		23,861				
NOV 30 2024	DEC 31 2024	JAN 31 2025	FEB 28 2025	MAR 31 2025	PastDue Apr 1	
863.35	872.34	881.33	890.33	899.32	926.30	

Post Date	Receipt #	Pmt Type	Status	Disc	Interest	Total
12/04/2024 197 2024	0005086.0000	Full	Pmt Posted	\$35.97-	\$.00	\$863.35

Links of Interest

[LINK TO PA GIS](#)

[LINK TO PROPERTY APPRAISER WEB](#)