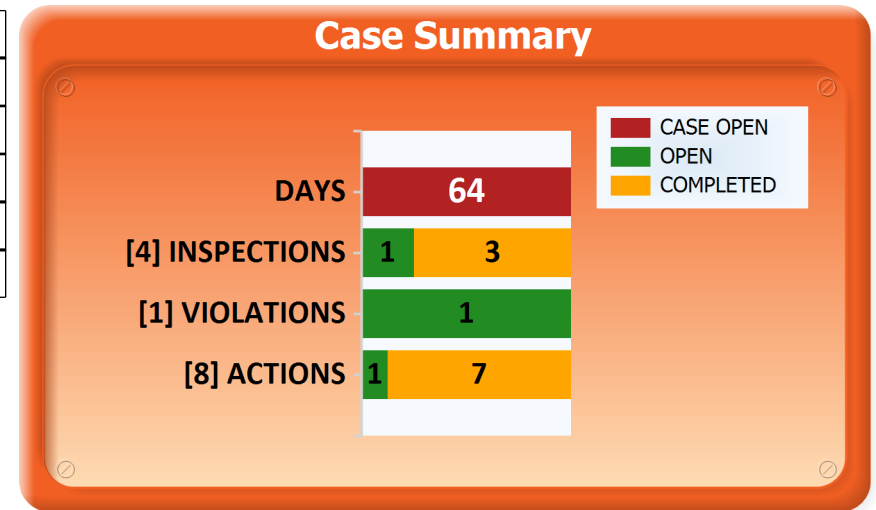


Ocala Case Details - No Attachments

City of Ocala

Case Number
CE26-0230

Description: Derelict vehicle			Status: HEARING
Type: GENERAL VIOLATION		Subtype: MISC ORDINANCE VIOLATION	
Opened: 2/19/2026	Closed:	Last Action: 4/29/2026	Flw Up: 4/27/2026
Site Address: 432 NW 9TH AVE OCALA, FL 34475			
Site APN: 2840-008-005		Officer: STEPHEN KNIGHT	
Details:			



ADDITIONAL SITES

LINKED CASES

CONTACTS

NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
OWNER	BROXTON EUGENE EST	2001 SW 5TH ST OCALA, FL 34471-1858			
RESPONDENT 1	BROXTON EUGENE EST	2001 SW 5TH ST OCALA, FL 34 OCALA, FL 34471			

FINANCIAL INFORMATION

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
CERTIFIED POSTAGE	001-359-000-000-06-35960	2	\$17.72	\$0.00						
RECORDING COSTS	001-359-000-000-06-35960	1	\$18.75	\$0.00						
REGULAR POSTAGE	001-359-000-000-06-35960	1	\$0.74	\$0.00						
Total Paid for CASE FEES:			\$37.21	\$0.00						

DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
ADMIN POSTING	001-359-000-000-06-35960	1	\$2.46	\$0.00						
CERTIFIED MAIL	001-359-000-000-06-35960	2	\$4.92	\$0.00						
HEARING	001-359-000-000-06-35960	1	\$12.30	\$0.00						
PREPARE NOTICE	001-359-000-000-06-35960	2	\$12.30	\$0.00						
REGULAR MAIL	001-359-000-000-06-35960	1	\$2.46	\$0.00						
Total Paid for CHRONOLOGY FEES - ADMINISTRATIVE:			\$34.44	\$0.00						
FIELD POSTING	001-359-000-000-06-35960	1	\$8.10	\$0.00						
Total Paid for CHRONOLOGY FEES - INSPECTORS:			\$8.10	\$0.00						
STAFF RECOMMENDATION	001-359-000-000-06-35960	1	\$22.06	\$0.00						
Total Paid for CHRONOLOGY FEES - SUPERVISORS:			\$22.06	\$0.00						
INSPECTORS	001-359-000-000-06-35960	3	\$48.63	\$0.00						
Total Paid for INSPECTION FEES:			\$48.63	\$0.00						
TOTALS:			\$150.44	\$0.00						

VIOLATIONS						
VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
SECTION 34-122 ABANDONED OR DERELICT VEHICLES	STEPHEN KNIGHT	2/20/2026				The property has a derelict vehicle with flat tires and expired tags. The vehicle needs to be moved off the property or brought up to working order with valid tags.

INSPECTIONS						
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS	NOTES
INITIAL	SKN	2/20/2026	2/20/2026	NON COMPLIANT		Derelict Dodge Ram 1500 truck observed upon property. March 2024 expired Florida license IDRC84 and flat tires. On vacant lot. Contact made with owner, Ely 352-292-5859 who resides in area. He said the transmission was out. Photos attached. I responded to the location and observed a truck with flat tires and expired tags. View attachments, follow up scheduled.
FOLLOW UP	SKN	3/19/2026	3/19/2026	COMPLETED		I followed up and found the truck in a similar location on the property as it was during the initial inspection. An NOVPH will be sent.
FOLLOW UP	SKN	4/16/2026	4/16/2026	COMPLETED		I followed up and found the vehicle in a similar location to the initial inspection.
HEARING INSPECTION	JGB	4/27/2026				

CHRONOLOGY				
CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
REGULAR MAIL	SHANEKA GREENE	2/23/2026	2/23/2026	CLTO MAILED
PREPARE NOTICE	SHANEKA GREENE	2/23/2026	2/23/2026	CLTO BROXTON EUGENE EST 2001 SW 5TH ST OCALA, FL 34471-1858
ADMIN POSTING	SHANEKA GREENE	3/20/2026	3/20/2026	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	3/20/2026	3/20/2026	NOVPH MAILED 9489 0090 0027 6697 0474 09 BROXTON EUGENE EST 2001 SW 5TH ST OCALA, FL. 34471-1858



OCALA Case Details - No Attachments

City of Ocala

Case Number

CE26-0230

PREPARE NOTICE	SHANEKA GREENE	3/20/2026	3/20/2026	NOVPH Compliance date 4/13/26 BROXTON EUGENE EST 2001 SW 5TH ST OCALA, FL 34471-1858
OFFICER POSTING	STEPHEN KNIGHT	3/23/2026	3/23/2026	NOVPH READY FOR POSTING NOVPH has been posted.
STAFF RECOMMENDATION	DALE HOLLINGSWORTH	4/17/2026	4/17/2026	Find the Respondent(s) guilty of violating city code section(s): 34-122 and order to: 1.) (a) Remove all abandoned, untagged, and/or inoperable vehicles by 4:00 pm on Thursday, May 28th, 2026, or (b) Have all vehicles properly registered and operational by 4:00 pm on Thursday, May 28th, 2026, and not keep, dump, store, place, or maintain any abandoned or derelict vehicle on the property in violation of the City's Code Section 34-122- Abandoned or derelict vehicles. If the Respondent(s) fail to comply by 7:00 am on Friday, May 29th, 2026, there shall be a fine of \$50.00 per day thereafter, which shall run in addition to any other fines until all violations of Section 34-122 have been abated. Additionally, the City shall enter upon the property and take whatever steps are necessary to bring the violation(s) into compliance, including the removal of all abandoned or derelict vehicles in violation of City Code Section 34-122, through the assistance of the Ocala Police Department and its vehicle towing policies. 2.) Pay the cost of prosecution of \$150.44 by May 28th, 2026. Non-compliance (Massey) Code Board hearing: 06/11/2026
HEARING SPECIAL MAGISTRATE	YVETTE J GRILLO	4/29/2026		NEW BUSINESS

Jimmy H. Cowan, Jr., CFA

Marion County Property Appraiser



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

2026 Property Record Card

2840-008-005

[GOOGLE Street View](#)

Prime Key: 1222745

[MAP IT+](#)

Current as of 2/23/2026

[Property Information](#)

BROXTON EUGENE EST
2001 SW 5TH ST
OCALA FL 34471-1858

[Taxes / Assessments:](#)

Map ID: 179

[Millage:](#) 1001 - OCALA

[M.S.T.U.](#)

[PC:](#) 00

Acres: .10

Situs: 432 NW 9TH AVE OCALA

[2025 Certified Value](#)

Land Just Value	\$4,698		
Buildings	\$0		
Miscellaneous	\$0		
Total Just Value	\$4,698	Impact	
Total Assessed Value	\$1,274	Ex Codes:	(\$3,424)
Exemptions	\$0		
Total Taxable	\$1,274		
School Taxable	\$4,698		

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2025	\$4,698	\$0	\$0	\$4,698	\$1,274	\$0	\$1,274
2024	\$3,828	\$0	\$0	\$3,828	\$1,158	\$0	\$1,158
2023	\$3,306	\$0	\$0	\$3,306	\$1,053	\$0	\$1,053

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
DETH/REGS	06/2017	71 DTH CER	0	U	V	\$100
2366/1873	08/1996	71 DTH CER	0	U	V	\$100

[Property Description](#)

SEC 18 TWP 15 RGE 22
PLAT BOOK A PAGE 058
CLINES SUB
N 40 FT OF E 110 FT OF S 1/2 OF BLK 8

[Land Data - Warning: Verify Zoning](#)

Privacy - Terms

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class	Value	Just Value
0001		40.0	104.0	R2	40.00	FF							
Neighborhood 4707													
Mkt: 8 70													
Miscellaneous Improvements													
Type		Nbr	Units	Type	Life	Year In		Grade		Length		Width	
Appraiser Notes													
Planning and Building													
** Permit Search **													
Permit Number				Date Issued				Date Completed				Description	





DAVID R. ELLSPERMANN, CLERK OF COURT MARION COUNTY

DATE: 03/26/2003 12:02:44 PM

FILE NUM 2003037073 OR BK/PG 03376/0033

RECORDING FEES 10.50

DEED DOC TAX 0.70

A298-10
R298-04

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 26TH day of MARCH, 2003 (year),
by first party, Grantor, EUGENE F. BROXTON AND HIS WIFE NADINE H. BROXTON
whose post office address is 2001 SW. 5TH STREET OCALA, FLORIDA 34474
to second party, Grantee, EUGENE F. BROXTON AND HIS WIFE OREATHA BROXTON
whose post office address is 2001 SW. 5TH STREET OCALA, FLORIDA 34474

WITNESSETH, That the said first party, for good consideration and for the sum of
FIFTEEN Dollars (\$ 15.00) paid by the said second
party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim
unto the said second party forever, all the right, title, interest and claim which the said first party
has in and to the following described parcel of land, and improvements and appurtenances there-
to in the County of MARION, State of FLORIDA to wit:
LOTS TWO (2), FOUR (4) AND SIX (6) OF BLOCK ONE HUNDRED FIFTY FIVE
(155) WEST END ADDITION TO OCALA, AS RECORDED IN PLAT BOOK "A" AT
PAGE 78 OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.

"SUBJECT TO RESTROCTIVE AND PROTECTIVE COVENANTS OF RECORD AS
RECORDED IN DEED BOOK 368 AT PAGE 208 OF THE PUBLIC RECORDS OF MARION
COUNTY, FLORIDA."

AKHH

(1)

Rev. 6/98

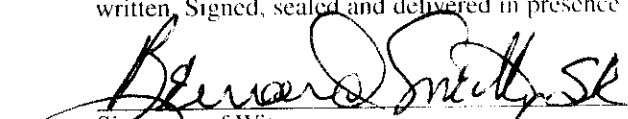
If your state requires 8 1/2" x 11" forms, cut off the bottom of this page at the dotted line.



0 53926 20040 5

© E-Z Legal Forms. Before you use this form, read it, fill in all blanks, and make whatever changes are necessary to your particular transaction. Consult a lawyer if you doubt the form's fitness for your purpose and use. E-Z Legal Forms and the retailer make no representation or warranty, express or implied, with respect to the merchantability of this form for an intended use or purpose.

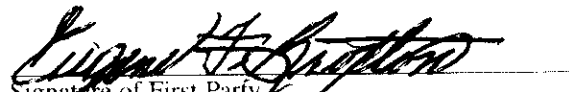
IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in presence of:


Signature of Witness

BERNARD SMITH, SR
Print name of Witness


Signature of Witness

BILLIE J. MERKISON
Print name of Witness


Signature of First Party

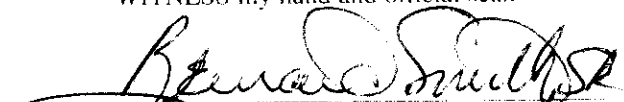
EUGENE F. BROXTON
Print name of First Party

Signature of First Party

Print name of First Party

State of FLORIDA
County of MARION

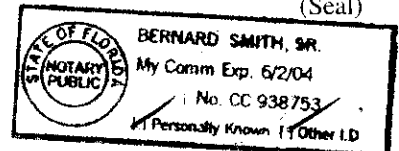
On 26TH MARCH 2003 before me,
appeared EUGENE F. BROXTON WITH A DEATH CERTIFICATE OF HIS LATE WIFE
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s)
is/are subscribed to the within instrument and acknowledged to me that he/~~she~~/they executed the same in
his/~~her~~/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the
entity upon behalf of which the person(s) acted, executed the instrument.
WITNESS my hand and official seal.


Signature of Notary

Affiant Known Produced ID
Type of ID DRIVER LICENSE
(Seal)

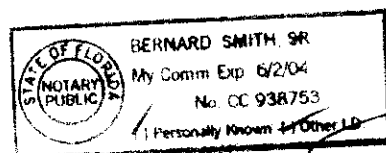
State of FLORIDA
County of MARION

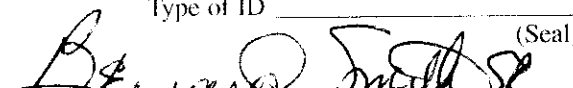
On 26TH MARCH 2003 before me, BERNARD SMITH, SR
appeared EUGENE F. BROXTON AND OREATHA BROXTON
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s)
is/are subscribed to the within instrument and acknowledged to me that ~~he~~/they executed the same in
~~his~~/their authorized capacity(ies), and that by ~~him~~/their signature(s) on the instrument the person(s), or the
entity upon behalf of which the person(s) acted, executed the instrument.
WITNESS my hand and official seal.




Signature of Notary

Affiant Known Produced ID
Type of ID
(Seal)




Signature of Preparer

BERNARD SMITH, SR
Print Name of Preparer

434 NW. MILK, TRAIL
Address of Preparer OCALA, FL. 34475

(2)

If your state requires 8 1/2" x 11" forms, cut off the bottom of this page at the dotted line.



GROWN MANAGEMENT DEPARTMENT
CODE ENFORCEMENT DIVISION
ENVIRONMENTAL ENFORCEMENT DIVISION
201 SE 3RD STREET (2ND FLOOR) OCALA, FL 34471

2/23/2026

CASE NO: CE26-0230

BROXTON EUGENE EST
2001 SW 5TH ST
OCALA, FL. 34471-1858

RE: 2840-008-005 | VACANT PARCEL

Dear Property Owner:

Many times, homeowners and business owners are unaware of violations of the City of Ocala's Code of Ordinances existing on their property. A complaint has been reported to, or a violation was personally observed by a City of Ocala Code Enforcement Inspector on the referenced property listed above. Please review the violations and how to abate them as follows:

Compliance Requested on or before: 3/19/2026

Violations:

SECTION 34-122 ABANDONED OR DERELICT VEHICLES

The property has a derelict vehicle with flat tires and expired tags. The vehicle needs to be moved off the property or brought up to working order with valid tags.

Our goal is to assist you in becoming compliant with City Code. The City of Ocala Code Enforcement believes a reasonable time to correct the above violation(s) would be by the date indicated. Should the violation(s) continue beyond the time specified for correction, the case may proceed to the Code Board/Special Magistrate for a hearing.

You may contact the inspector assigned as indicated below. We appreciate all your efforts to help the City of Ocala, and our division in keeping Ocala a clean and safe place to live.

STEPHEN KNIGHT,
Code Inspector
352-456-8820 sknight@ocalafl.gov



City of Ocala
GROWTH MANAGEMENT DEPARTMENT
CODE ENFORCEMENT DIVISION
ENVIRONMENTAL ENFORCEMENT DIVISION
201 SE 3rd STREET (2nd floor) OCALA, FLORIDA 34471

NOTICE OF VIOLATION AND PUBLIC HEARING

03/23/2026

BROXTON EUGENE EST
2001 SW 5TH ST
OCALA, FL. 34471-1858

Respondent(s) _____ /

Location of Violation: 432 NW 9TH AVE|2840-008-005

Case Number: CE26-0230

Inspector Assigned: Stephen Knight

Required Compliance Date: 04/13/2026

Public Hearing Date & Time: 04/29/2026 10:30

Violation(s) and How to Abate:

SECTION 34-122 ABANDONED OR DERELICT VEHICLES

The property has a derelict vehicle with flat tires and expired tags. The vehicle needs to be moved off the property or brought up to working order with valid tags.

Dear property owner, or agent,

You are hereby notified that the above listed violation(s) exists relating to the City of Ocala Code of Ordinances.

This correspondence will serve as notification that the above stated violation(s) must be corrected by the date indicated. **IT SHALL BE THE RESPONSIBILITY OF YOU, THE RESPONDENT, TO REQUEST A RE-INSPECTION TO VERIFY COMPLIANCE ON, OR BEFORE THIS DATE.** If you, the respondent, fails to verify compliance on or before the aforementioned date, or if the code inspector elects to proceed to a public hearing even after compliance is met, the public hearing will be conducted on the date at time indicated at:

*City of Ocala - City Hall – 2nd Floor (Council Chambers)
110 SE Watula Avenue Ocala, FL 34471*

The Municipal Code Enforcement Board/Special Magistrate has the authority to levy fines up to \$250 per day for a first violation and up to \$500 per day for a repeat violation, and to levy a lien on the real and personal property of the violator(s). A cost of prosecution will be levied in this case pursuant to Florida Statutes section 162.07(2).

You are entitled to be represented by counsel, present testimony, and evidence, and to testify on your behalf. Subpoenas for witnesses and for records, surveys, plats, and other materials may be requested and will be issued by this Board/ Special Magistrate through the office of the City Clerk of the City of Ocala, Florida. If you should decide to appeal any decision made by this Code Enforcement Board/Special Magistrate with respect to any matter considered at this meeting, you will need a record of the proceedings, and that, for such purpose, you may need to ensure that a verbatim record of the proceedings is made, on which the appeal is to be based.

IF SPECIAL ACCOMMODATIONS ARE NEEDED FOR YOU TO ATTEND OR PARTICIPATE IN THIS MEETING, PLEASE CALL 48 HOURS IN ADVANCE SO ARRANGEMENTS CAN BE MADE. PLEASE CALL THE SECRETARY OF THE MUNICIPAL CODE ENFORCEMENT BOARD/SPECIAL MAGISTRATE AT (352) 629-8309 TO MAKE SPECIAL ARRANGEMENTS.

For further information regarding your code enforcement case, you may contact the person assigned to your case by email or telephone below:

Stephen Knight Code Inspector
sknight@ocalafl.gov
352-456-8820

**CITY OF OCALA
GROWTH MANAGEMENT DEPARTMENT
CODE ENFORCEMENT DIVISION
ENVIRONMENTAL ENFORCEMENT DIVISION
201 SE 3rd STREET (2nd floor), OCALA, FLORIDA 34471**

CASE NO: CE26-0230

AFFIDAVIT OF POSTING
Section 2-446 (b) 2 (b)

**STATE OF FLORIDA
COUNTY OF MARION**

BEFORE ME, the undersigned authority personally appeared, Stephen Knight, for the Code Enforcement Division of the, City of Ocala, who after being duly sworn, deposes and states as follows:

1. I did on 03/23/2026 post the Notice of Violation & Public Hearing to the property, located at 432 NW 9TH AVE.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

FURTHER, AFFIANT SAYETH NAUGHT.

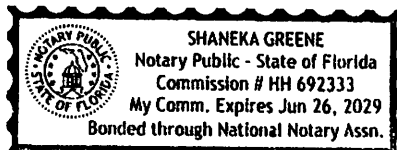
Dated: 03/23/2026

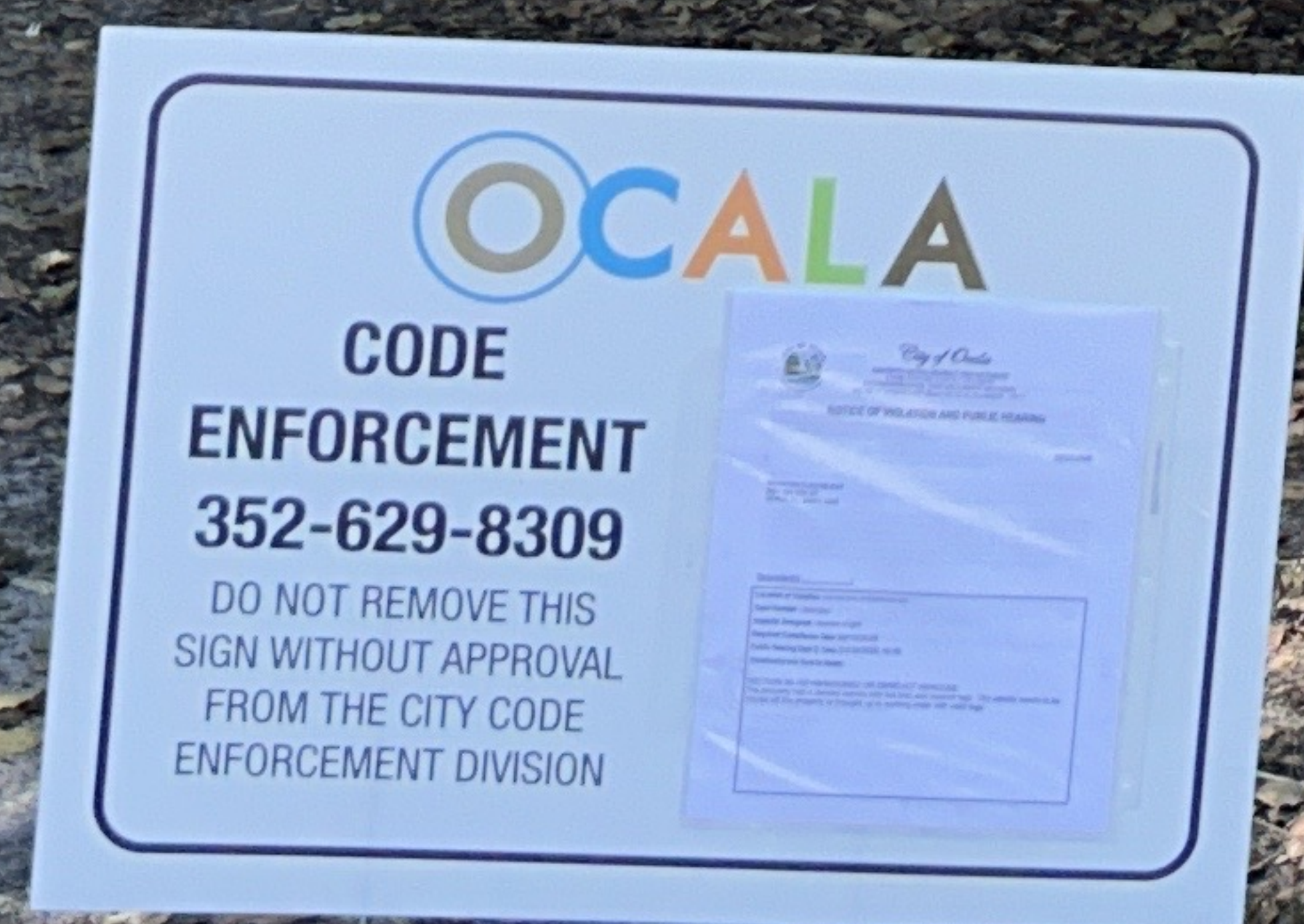
S Knight
Code Inspector

**STATE OF FLORIDA
MARION COUNTY**

SWORN TO (or affirmed) before me: 03/23/2026 by Shaneka Greene Code Specialist, City of Ocala, who is personally known to me.

Shaneka Greene
Notary Public, State of Florida





City of Ocala
Code Enforcement Division
3/23/2026 2:59 PM



OCALA

DE
EMENT
-8309
MOVE THIS
T APPROVAL
CITY CODE
NT DIVISION



City of Ocala

GROWTH MANAGEMENT DEPARTMENT
CODE ENFORCEMENT DIVISION
ENVIRONMENTAL ENFORCEMENT DIVISION
201 SE 3rd STREET (2nd floor) OCALA, FLORIDA 34471

NOTICE OF VIOLATION AND PUBLIC HEARING

03/23/2026

BROXTON EUGENE EST
2001 SW 5TH ST
OCALA, FL. 34471-1858

Respondent(s) _____ /

Location of Violation: 432 NW 9TH AVE|2840-008-005

Case Number: CE26-0230

Inspector Assigned: Stephen Knight

Required Compliance Date: 04/13/2026

Public Hearing Date & Time: 04/29/2026 10:30

Violation(s) and How to Abate:

SECTION 34-122 ABANDONED OR DERELICT VEHICLES

The property has a derelict vehicle with flat tires and expired tags. The vehicle needs to be moved off the property or brought up to working order with valid tags.

sknight@ocala.gov

352-458-8520

City of Ocala
Code Enforcement Division
3/23/2026 2:59 PM

**CITY OF OCALA
GROWTH MANAGEMENT DEPARTMENT
CODE ENFORCEMENT DIVISION
ENVIRONMENTAL ENFORCEMENT DIVISION
201 SE 3rd STREET (2nd floor), OCALA, FLORIDA 34471**

CASE NO: CE26-0230

AFFIDAVIT OF POSTING

Section 2-446 (b) 2 (b)

**STATE OF FLORIDA
COUNTY OF MARION**

BEFORE ME, the undersigned authority personally appeared, Shaneka Greene, for the Code Enforcement Division of the, City of Ocala, who after being duly sworn, deposes and states as follows:

1. I did on 03/20/2026 post the Notice of Violation & Public Hearing to Ocala City Hall, located at 110 SE Watula Avenue Ocala, FL.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

FURTHER, AFFIANT SAYETH NAUGHT.

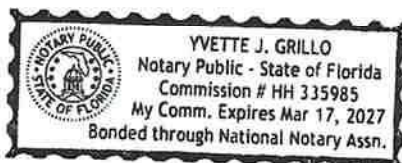
Dated: 03/20/2026

Code Specialist I

**STATE OF FLORIDA
MARION COUNTY**

SWORN TO (or affirmed) before me: 03/20/2026 by Yvette Grillo Code Specialist, City of Ocala, who is personally known to me.


Notary Public, State of Florida





CITY OF OCALA
CODE ENFORCEMENT DIVISION
201 SE 3rd STREET, 2nd FLOOR
OCALA, FLORIDA 34471

NOUPH 26-0230

BROXTON EUGENE EST
2001 SW 5TH ST
OCALA, FL. 34471-1858

9300020118089980

ANK

34471>2187



9489 0090 0027 6697 0474 09

JACKSONVILLE RPDC 320

24 MAR 2026 PM 2 L

Label 890-15 Oct 2015
Pitney Bowes

FIRST-CLASS



US POSTAGE PAID PITNEY BOWES



ZIP 34471 \$ 008.86⁰
02 7W
0008039548 MAR 23 2026

ANK

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

BC: 34471218701

*1539-02214-24-01



City of Ocala
Code Enforcement Division
4/17/2026 3:19 PM



City of Ocala
Code Enforcement Division
2/18/2026 11:15 AM



City of Ocala
Code Enforcement Division
2/18/2026 11:22 AM