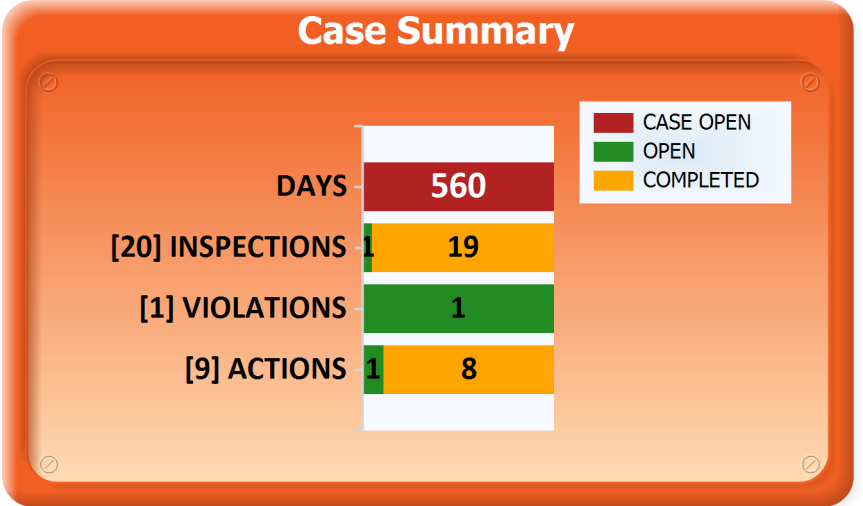


Description: JUNK AND OLD APPLIANCED IN YARD AND CARPORT		Status: HEARING	
Type: GENERAL VIOLATION		Subtype: JUNK DEBRIS	
Opened: 3/25/2024	Closed: 10/6/2025	Last Action: 10/9/2025	Flw Up: 10/8/2025
Site Address: 2921 NW 18TH ST OCALA, FL 365614317			
Site APN: 2171-002-001		Officer: STEPHANI SMITH	
Details:     Robyn Rowe 352 812 4969 Nybor772@yahoo.com  junk and old appliances in yard			



ADDITIONAL SITES

LINKED CASES

CHRONOLOGY				
CHRONOLOGY TYPE	STAFF NAME	ACTION DATE	COMPLETION DATE	NOTES
ADMIN POSTING	SHANEKA GREENE	8/6/2025	8/6/2025	NOVPH
CERTIFIED MAIL	SHANEKA GREENE	8/6/2025	8/6/2025	NOVPH MAILED (2) 91 7199 9991 7039 7684 0648 MYERS CLARA B 4899 BURKART LN ORANGE BEACH AL 36561-4317  91 7199 9991 7039 7684 0655 MYERS GINGER 2921 NW 18TH ST OCALA FL 34475
CONTACT	JENNIPHER L BULLER	10/2/2025	10/2/2025	Returned phone to Ms. Myers 352-304-6508. Yard is clean.





# OCALA Case Details - No Attachments

City of Ocala

Case Number

**2024\_10727**

CONTACT	JENNIPHER L BULLER	10/3/2025	10/3/2025	Returned a phone call to Mrs. Myers 352-304-6508. She would not be able to attend due to husband's doctor's appointment. The "Staff Recommendation" was explained in full to Mrs. Myers.
CONTACT	STEPHANI SMITH	2/14/2025	2/14/2025	MYERS-251.752.3020
HEARING CODE BOARD	YVETTE J GRILLO	10/9/2025		<p><b>NEWBUSINESS</b></p> <p>Please be advised that there is only one (1) respondent concerning case 2024_10727. This case is scheduled for the 10/09/2025 Code Board hearing. See information below:</p> <p>Information on MCPA and deed:</p> <p><b>MYERS CLARA B</b> <b>4899 BURKART LN</b> <b>ORANGE BEACH AL 36561-4317</b></p> <p>There is another person listed on the NOVPH- MYERS, GINGER. This person is a relative/tenant and does not have legal responsibility for the property. Any future correspondence with this party should be as a courtesy only.</p>
OFFICER POSTING	STEPHANI SMITH	8/7/2025	8/7/2025	<p><b>NOVPH READY FOR POSTING</b></p> <p>NOVPH POSTED ONTO THE PROPERTY. AFFIDAVIT OF POSTING PROVIDED TO ADMIN. VIEW ATTACHMENTS.</p>
PREPARE NOTICE	SHANEKA GREENE	8/6/2025	8/6/2025	<p><b>NOVPH X2</b></p> <p><b>MYERS CLARA B</b> <b>4899 BURKART LN</b> <b>ORANGE BEACH AL 36561-4317</b></p> <p><b>MYERS GINGER</b> <b>2921 NW 18TH ST</b> <b>OCALA FL 34475</b></p>



STAFF RECOMMENDATION	DALE HOLLINGSWORTH	9/26/2025	9/24/2025	<p>Find the Respondent(s) guilty of violating city code section(s): 34-95 and order to:</p> <p>1.) (a) Cut and clean the property grounds fully and properly removing any weeds, undergrowth, and unsightly or unsanitary items by 4:00pm on Thursday, November 6th, 2025. If the Respondent(s) fail to comply by 7:00am on Friday, November 7th, 2025, the City shall enter upon the property and take whatever steps are necessary to bring the violations into compliance, to include cutting and cleaning the property grounds, fully and properly removing any weeds, undergrowth, and unsightly or unsanitary items. Additionally, there shall be a fine of \$50.00 per day that shall run in addition to any other fines until this violation has been abated.</p> <p>(b) Upon abatement of any violations of section 34-95 by the City, a \$100.00 service fee shall be applied pursuant to section 34-92(c)(2) of the City of Ocala Code of Ordinances.</p> <p>2.) Pay the cost of prosecution of \$415.57 by November 6th, 2025.</p>
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CONTACTS					
NAME TYPE	NAME	ADDRESS	PHONE	FAX	EMAIL
OWNER	MYERS CLARA B	4899 BURKART LN ORANGE BEACH, AL 36561-4317			
RESPONDENT 1	MYERS CLARA B	4899 BURKART LN ORANGE BEACH, AL 36561-4317			
RESPONDENT 2	MYERS GINGER	2921 NW 18TH ST OCALA, FL 34475			

FINANCIAL INFORMATION										
DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
CERTIFIED POSTAGE	001-359-000-000-06-35960	3	\$26.58	\$0.00						



DESCRIPTION	ACCOUNT	QTY	AMOUNT	PAID	PAID DATE	RECEIPT #	CHECK #	METHOD	PAID BY	CLTD BY
CLERICAL AND CASEWORK TIME	001-359-000-000-06-35960	6	\$132.00	\$0.00						
INSPECTION FEE	001-359-000-000-06-35960	19	\$237.50	\$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:			\$415.57	\$0.00						
TOTALS:			\$415.57	\$0.00						
INSPECTIONS										
INSPECTION TYPE	INSPECTOR	SCHEDULED DATE	COMPLETED DATE	RESULT	REMARKS		NOTES			
CASE WORK	SMS	5/19/2025	5/19/2025	COMPLETED			On 05/19/2025, I have re-inspected the property in reference to any progress being made at the property. I have taken updated pictures to reflect the current condition of the property, and then I have spoken to the occupant (Ginger). She has informed me that they are continuing to remove items amidst other obligations such as medical-related appointments. View attachments. Set inspection for two weeks to monitor progress.			
CASE WORK	SMS	6/2/2025	6/2/2025	COMPLETED			On 06/02/2025, I have re-inspected the property in reference to progress being made at the property. I have observed more items added onto the bed of the pick-up truck. View attachments. Set inspection to monitor progress.			





# Case Details - No Attachments

City of Ocala

Case Number

**2024\_10727**

CASE WORK	SMS	4/2/2024	4/2/2024	COMPLETE		On 04/02/2024, the CLTO has been drafted and sent to Admin. Updated photos have been attached to the case file (to reflect signature/timestamp change). Follow-Up has been scheduled.
CASE WORK	SMS	10/22/2024	10/22/2024	COMPLETED		On 10/22/2024, I have re-inspected the property in reference to junk and debris. I have observed that a majority of the debris off to the side of the property has been removed. I have spoken to the occupant (Ginger), and she has informed me that it is still an ongoing process where they are removing things slowly but steadily (like taking things to the curb or dumping it onto the back of the truck to be hauled). They have paused in the progress recently for her husband will be going under treatment for an ailment. View attachments. Set inspection to monitor progress.
CASE WORK	SMS	12/2/2024	12/2/2024	COMPLETED		On 12/02/2024, I have re-inspected the property in reference to the documentation of any progress being made at this property. I have observed that some progress is being made with the removal of junk and debris (as per current occupant, they plan on removing all things to the exterior of the carport and eventually working within the interior of the carport between treatments. View attachment. Set inspection to monitor progress.





# OCALA Case Details - No Attachments

City of Ocala

Case Number

**2024\_10727**

CASE WORK	SMS	1/9/2025	1/9/2025	COMPLETED		On 01/09/2025, I have re-inspected the property in reference to junk and debris on the property. I have updated the case file to reflect the property's current condition. I have then spoken to the occupant (Ginger). She has provided me with a brief update with her husband still going through treatments for his condition (it is not worsening and seems to be improving). Currently, they are sorting through the belongings. Then, they will have these sorted belongings removed. View attachment. Set inspection to monitor progress.
CASE WORK	SMS	1/30/2025	1/30/2025	COMPLETED		On 01/30/2025, I have re-inspected the property in reference to any progress being made for the junk/debris removal of side yard. I have observed that a majority of the debris has been removed (except for a few items). View attachments. Set inspection to monitor progress.
CASE WORK	SMS	2/14/2025	2/14/2025	COMPLETED		On 02/14/2025, I have re-inspected the property in reference to the remaining pile of junk/debris. Only a small amount of this debris remains off to the side. I have then called the property owner (Ms.Meyers at 251-752-3020)(lives out of state) to call her about the remaining belongings set off to the side. She will pass the message along (with the hopes that the rest can be knocked out sometime during this weekend with the help of some family members). View attachments. Set inspection in two weeks' time to monitor progress.





# Case Details - No Attachments

City of Ocala

Case Number

**2024\_10727**

CASE WORK	SMS	2/28/2025	2/28/2025	COMPLETED	On 02/28/2025, I have re-inspected the property for any progress being made. In comparison to before, the project of moving or removing all items in the side yard is nearing completion (with only a couple of things remaining). I have spoken to Ginger who is one of the occupants of the property. She has informed me that they are doing the best that they can, and the side yard should be entirely clear soon. View attachments. Set inspection to monitor progress.
CASE WORK	SMS	3/21/2025	3/21/2025	COMPLETED	On 03/21/2025, I have re-inspected the property in reference to junk/debris. I have observed some items placed on the back of the truck. Majority of junk/debris has been removed. View attachments. Set inspection to monitor progress.
CASE WORK	SMS	4/28/2025	4/28/2025	COMPLETED	On 04/28/2025, I have re-inspected the property to document and observe any changes. A majority of the items have been removed from off the side yard. Only a few items remain (and will be removed by the occupant). View attachments. Set inspection to monitor progress.
CASE WORK	SMS	4/7/2025	4/7/2025	COMPLETED	On 04/07/2025, I have re-inspected the property in reference to junk/debris to the side of the property. I have observed that a majority of it has been cleared. I have spoken to Ginger (one of the occupants), and she informed me that they were actively trying to remove the rest of it to the side. Her husband accidentally cut himself on a piece of metal when he was removing it from off the side. In addition to this, they have to go get a new car battery for the battery has died on them. They are removing items steadily between doctor appointments. View attachments. Set inspection to monitor progress.





# Case Details - No Attachments

City of Ocala

Case Number

**2024\_10727**

CASE WORK	SMS	7/15/2025	7/15/2025	COMPLETED		On 07/15/2025, I have re-inspected the property in reference to junk and debris. I have observed that a majority of it has been removed from off the side (and even in the interior of the carport) and placed onto the bed of the truck. View attachments. Set inspection to monitor progress.
CASE WORK	SMS	8/25/2025	8/25/2025	NON COMPLIANT		On 08/25/2025, I have re-inspected the property in reference to a NOVPH compliance inspection. I have observed that the junk and debris still remains to the side of the property. View attachments.
CASE WORK	SMS	8/5/2025	8/5/2025	NON COMPLIANT		On 08/04/2025, I have re-inspected the property in reference to junk and debris located to the side of the property. View attachments. Due to the lapse of time with only some progress being made, I have decided to escalate this case to a NOVPH. On 08/05/2025, inspections have been scheduled along with NOVPH generation assigned to Admin.
CASE WORK	SMS	6/23/2025	6/23/2025	COMPLETED		On 06/18/2025, I have re-inspected the property in reference to junk/debris to the side of the property. At the time of inspection, I have observed some items on the bed of the pick-up truck. I have spoken to the occupant/tenant Ginger. She has informed me that they are continuously hauling things off in-between medical appointments. View attachments. Set inspection to monitor progress.
FOLLOW UP	JLB	10/3/2025	10/3/2025	NON COMPLIANT		I conducted a follow up inspection at the request of the property owner. I observed the violation remained. Items stored out in yard and covered by a screen. I explained to the property owner those items would need to be removed. Photos attached. Proceed to hearing as scheduled.



FOLLOW-UP	SMS	5/20/2024	5/20/2024	COMPLETE	On 05/20/2024, I have re-inspected the property in reference to junk/debris. I have spoken to the two occupants, and they have informed me that they are trying to haul everything out, but due to the husband's ailment and treatments, it is hard for them to do so. They have a dolly and a small utility trailer, and they plan to haul it away to a scrap metal yard. They have requested a little more time in reference to this. Due to their circumstances, I have decided to provide them an extension. (Property Owner- Myers 251-752-3020)
HEARING INSPECTION	SMS	10/8/2025			On 10/06/2025, I have reviewed the pictures sent to me from the occupant of the residence. I have observed that a majority of the junk and debris towards the front and the side of the home has been removed from off the property. View related attachments. Case closed.
INITIAL	SMS	3/26/2024	3/26/2024	COMPLETE	On 03/26/2024, I have responded out to the property in reference to a complaint received about junk/debris. I have made contact with Ginger (the property owner), and I have provided the details of the complaint to her. A case card has also been provided to her.

VIOLATIONS						
VIOLATION TYPE	USER NAME	OBSERVED DATE	CORRECTED DATE	LOCATION	REMARKS	NOTES
						(a) It shall be unlawful, and a nuisance, for any owner or occupant of property located within the city to allow: (1) Weeds and undergrowth thereon to reach a height of over 12 inches, if that property is located within 300 feet of an occupied building. The distance is measured from the property line of the violation parcel to the occupied building. (2) Yard trimmings to be piled on sidewalks, roadways, gutters, water meters or near utility poles/guide



WEEDS; ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER		4/2/2024			<div> <div>Please remove all sources of unsightly matter such as miscellaneous items and/or junk throughout the</div> <div>wires. Yard trimmings properly left out for pick-up by the city are exempt. However, yard trimmings may not be blown into the streets, sidewalks, or stormwater conveyance systems. (3) Dead trees to exist. A finding by a registered forester or certified arborist shall constitute prima-facie evidence that a tree is in danger of falling upon adjacent lots or public streets due to the death of the tree. Tree stumps greater than 12 inches in height above ground level shall not be permitted or maintained on any premises for more than 14 days after the tree has been cut. (4) Unsightly or unsanitary items such as furniture, appliances, trash, trash cans or other items principally designed for indoor use to be left outside in yards. Trash cans placed near a building or structure are exempted. (5) Graffiti to remain on a building or structure for a continuous period of more than 72 hours. (6) Tree debris or falling tree limbs to remain on the ground on any premises for more than 14 days. Exceptions include: a. Cut wood which is neatly stacked in lengths not to exceed three feet and which is stored in a side or rear yard; b. Property zoned A-1 (Agriculture); and c. Composting activities which comply with state law. (b) The health officer shall notify the persons responsible for the violations in this section and take the necessary action to bring all violations into compliance. (Code 1961, Â§Â§ 13 -9.1, 13-13; Code 1985, Â§ 12-5; Ord. No. 2016-13, Â§ 2, 1-5-16)</div> <div>Please remove all sources of unsightly or unsanitary matter such as any household and miscellaneous items to the side yard or store these items within the space of the carport area.</div> </div>
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BEFORE THE CODE ENFORCEMENT SPECIAL MAGISTRATE  
OCALA, MARION COUNTY, FLORIDA

THE CITY OF OCALA

CASE NO: 2024\_10727

Petitioner,

VS.

MYERS, CLARA B.

Respondents \_\_\_\_\_ /

**AFFIDAVIT OF CASE PROSECUTION COSTS**  
**FSS. 162.07(2)**

STATE OF FLORIDA  
COUNTY OF MARION

DALE HOLLINGSWORTH

**BEFORE ME**, the undersigned authority, personally appeared, ~~STEPHAN SMITH~~, Code Enforcement Officer for the City of Ocala, who being duly sworn, deposes and says: Listed in exhibit below are the costs involved in the prosecution of the respondent(s) in this case.

**1. Code Enforcement Special Magistrate Hearing:**

	Cost	# of hour(s)	Total:
Attorney Fees:			

**2. Inspector(s) Time:**

	Cost	# @ .5 hour(s)	Total:
Inspection(s)	\$12.50	19	\$237.50

**3. Clerical & Casework Time:**

	Cost	# of hour(s)	Total:
Clerical:	\$22.00	6	\$132.00

**4. Recording Cost(s): (i.e. Lien(s) / Lien release(s) / Satisfaction, etc.)**

	Cost	# of page(s)	Addl. page(s)	# of addl. page(s)	Total:
Fee(s):	\$18.75	1			\$18.75

**5. Copies of Related Document(s):**

	Cost	# of page(s)	Total:
Clerical:			

**6. Postage Cost(s):**

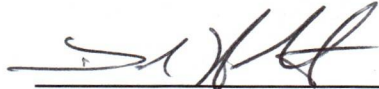
	Cost	# of Regular	Cost	# of Certified	
Postage:	\$0.74	1	\$26.58	3	\$26.58

**Total Costs: \$415.57**

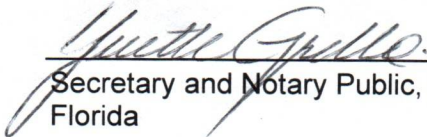


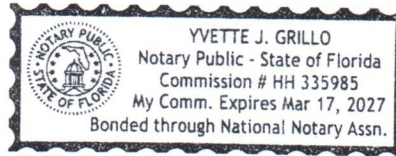
FURTHER. AFFIANT SAYETH NOT. Dated This:  
9/30/2025

STATE OF FLORIDA  
COUNTY OF MARION

  
STEPHANI SMITH- *DALE HOLMESWORTH*  
Code Enforcement Officer, City of Ocala

The foregoing Affidavit of Case Prosecution Costs was acknowledged before me this: 30 Sep  
by STEPHANI SMITH who is personally known to me and who did take an oath.

  
Secretary and Notary Public, State of  
Florida





Jimmy H. Cowan, Jr., CFA

# Marion County Property Appraiser



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

## 2024 Property Record Card Real Estate

2171-002-001

[GOOGLE Street View](#)

Prime Key: 551341

[Beta MAP IT+](#)

Current as of 4/2/2024

### [Property Information](#)

MYERS CLARA B  
4899 BURKART LN  
ORANGE BEACH AL 36561-4317

[Taxes / Assessments:](#)  
Map ID: 161  
[Millage:](#) 1001 - OCALA

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

[PC:](#) 02

Acres: .17

Situs: Situs: 2921 NW 18TH ST OCALA

### [2023 Certified Value](#)

Land Just Value	\$22,312		
Buildings	\$29,362		
Miscellaneous	\$1,518		
Total Just Value	\$53,192		
Total Assessed Value	\$29,896	Impact	(\$23,296)
Exemptions	\$0	<a href="#">Ex Codes:</a>	
Total Taxable	\$29,896		
School Taxable	\$53,192		

### [History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2023	\$22,312	\$29,362	\$1,518	\$53,192	\$29,896	\$0	\$29,896
2022	\$11,156	\$25,778	\$1,518	\$38,452	\$27,178	\$0	\$27,178
2021	\$7,650	\$15,842	\$1,215	\$24,707	\$24,707	\$0	\$24,707

### [Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
<a href="#">7189/0874</a>	04/2020	07 WARRANTY	4 V-APPRAISERS OPINION	Q	I	\$25,000
<a href="#">7189/0873</a>	12/2019	71 DTH CER	0	U	I	\$100
<a href="#">6585/1133</a>	05/2017	03 LIFE EST	1 LIFE ESTATE	U	I	\$100
<a href="#">5125/1824</a>	11/2008	07 WARRANTY	4 V-APPRAISERS OPINION	Q	I	\$28,000
<a href="#">2092/0875</a>	11/1994	07 WARRANTY	2 V-SALES VERIFICATION	Q	I	\$26,500
<a href="#">1891/1363</a>	01/1993	07 WARRANTY	0	U	I	\$100
<a href="#">1849/0605</a>	07/1992	07 WARRANTY	2 V-SALES VERIFICATION	Q	I	\$26,000
<a href="#">1562/1676</a>	03/1989	07 WARRANTY	2 V-SALES VERIFICATION	Q	I	\$28,000
<a href="#">1405/0066</a>	01/1987	04 FEE SIMPLE	0	Q	I	\$18,000

### [Property Description](#)



SEC 11 TWP 15 RGE 21  
PLAT BOOK H PAGE 076  
GOLDEN HOLIDAY 1ST ADD  
BLK B LOT 1

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

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class	Value	Just Value
0200		75.0	100.0	MH	75.00	FF							
Neighborhood 4518 - GOLDEN HOLIDAY													
Mkt: 8 70													

[Traverse](#)

**Building 1 of 1**

MBL01=L44U20R44D20.L9  
FOP02=D5L8U5R8.R9  
UCP03=R17U22L17D22.U22R5  
ROM04=L5D2L15U10R20D8.  
UST05=R12U8L12D8.U8  
USP06=U12L16D12R16.  
UOP07=R11U7L5,5U5L5,5D12.





### Building Characteristics

<b>Improvement</b>	MH - MOBILE - MOBILE HOME RESID	<b>Year Built</b>	1968
<b>Effective Age</b>	9 - 40-99 YRS	<b>Physical Deterioration</b>	0%
<b>Condition</b>	0	<b>Obsolescence: Functional</b>	0%
<b>Quality Grade</b>	300 - LOW	<b>Obsolescence: Locational</b>	0%
<b>Inspected on</b>	5/7/2020 by 197	<b>Architecture 2 - MBL HOME</b>	
		<b>Base Perimeter</b>	188

Type ID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
MBL 0128	- SF ALUM SIDING	1.00	1968	N	0 %	0 %	880	880
FOP 0201	- NO EXTERIOR	1.00	1968	N	0 %	0 %	40	40
UCP 0301	- NO EXTERIOR	1.00	1968	N	0 %	0 %	374	374
ROM 0428	- SF ALUM SIDING	1.00	1968	N	0 %	0 %	190	190
UST 0528	- SF ALUM SIDING	1.00	1968	N	0 %	0 %	96	96
USP 0601	- NO EXTERIOR	1.00	1968	N	0 %	0 %	192	192
UOP 0701	- NO EXTERIOR	1.00	1998	N	0 %	0 %	104	104

### Section: 1

<b>Roof Style:</b> 10 GABLE	<b>Floor Finish:</b> 24 CARPET	<b>Bedrooms:</b> 3	<b>Blt-In Kitchen:</b> Y
<b>Roof Cover:</b> 08 FBRGLASS SHNGL	<b>Wall Finish:</b> 12 PLYWD PANELING	<b>4 Fixture Baths:</b> 0	<b>Dishwasher:</b> Y
<b>Heat Meth 1:</b> 22 DUCTED FHA	<b>Heat Fuel 1:</b> 10 ELECTRIC	<b>3 Fixture Baths:</b> 2	<b>Garbage Disposal:</b> N



Heat Meth 2: 00  
Foundation: 3 PIER  
A/C: Y

Heat Fuel 2: 00  
Fireplaces: 0

2 Fixture Baths: 0  
Extra Fixtures: 2

Garbage Compactor: N  
Intercom: N  
Vacuum: N

Miscellaneous Improvements

Type	Nbr	Units	Type	Life	Year In	Grade	Length	Width
159 PAV CONCRETE	518.00		SF	20	1968	3	0.0	0.0
UDU UTILITY-UNFINS	120.00		SF	40	1991	1	10.0	12.0
114 FENCE BOARD	32.00		LF	10	2006	4	0.0	0.0

Appraiser Notes

Planning and Building  
\*\* Permit Search \*\*

Permit Number	Date Issued	Date Completed	Description
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DAVID R ELLSPERMANN CLERK & COMPTROLLER MARION CO  
DATE: 05/14/2020 01:35:27 PM  
FILE #: 2020049954 OR BK 7189 PGS 874-878  
REC FEES: \$44.00 INDEX FEES: \$1.00  
DDS: \$175.00 MDS: \$0.00 INT: \$0.00

This Instrument Prepared By  
Record and Return to:  
Windreth Rae Scott  
NEW FRONTIER TITLE, LLC

106 N CR 470

Lake Panasoffkee, FL 33538

Agent File No.: SS2020-2061

Parcel Identification Number: 2171-002-001

# 25,000.00

## **WARRANTY DEED**

***THIS INDENTURE***, made this 30th day of April, 2020 between Susan Alger Salsberry, of 4123 SE 11th Pl., Ocala, FL 34471, Jacqueline Alger, of 96 Teak Loop, Ocala, FL 34472, Rhonda Alger, of 247 NW 59th Ct., Ocala, FL 34482, Jeffrey Alger, of 9593 US 40 West, New Paris, OH 45347, Kathie Whitney, of 55 Virginia Ave., Deland, FL 32724 and Laura Bronson, of 1586 Anniston Ave., Holly Hill, FL 32117, GRANTOR, and Clara B. Myers, of 4899 Burkart, Orange Beach, AL 36561, GRANTEE;

(Wherever used herein the terms "Grantor" and "Grantee" shall include all the parties to this instrument and heirs, legal representatives, and assigns of individuals.)

***WITNESSETH***, That said Grantor, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS and other good and valuable consideration, to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee and Grantee's heirs, successors and assigns forever the following described land located in the County of Marion State of Florida, to-wit:

**Lot 1, Block B, Golden Holiday First Addition, as per map or plat thereof, recorded in Plat Book H, Page(s) 76, Public Records of Marion County, Florida.  
Together with a 1968 MCRF mobile home, ID# 1015, Title # 8424966 located thereon.**

**Said property is not the homestead property, of the Grantor under the laws and constitution as defined by Article 10, Section 4 of the Florida Constitution as per the requirements, in that neither Grantor nor any members of the household of Grantor reside thereon.**

***SUBJECT TO*** all restrictions, reservations and easements of record, if any; zoning restrictions and prohibitions imposed by governmental authority, and taxes for the current year not yet due and payable.

***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 SAID GRANTOR*** does hereby covenant with the 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 fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.



**IN WITNESS WHEREOF**, Grantor has hereunto set Grantor's hand and seal this day and year first above written.

Signed, sealed and delivered in the presence of:

Gloria Outlaw  
First Witness Signature:

GLORIA OUTLAW  
First Witness Printed Name:

Pete Smith  
Second Witness Signature:

Pete Smith  
Second Witness Printed Name:

Susan Alger Salsberry  
Susan Alger Salsberry

Jacqueline W Alger  
Jacqueline Alger

Rhonda Alger  
Rhonda Alger

Kathie Whitney  
Kathie Whitney

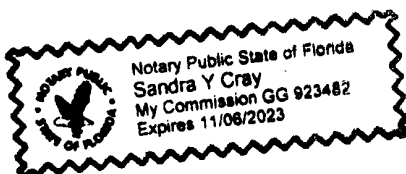
Laura Bronson  
Laura Bronson

State of Florida Florida

County of Marion

The foregoing instrument was acknowledged before me by means of [ ] physical presence or [ ] online notarization, this 30 day of April, 2020, by Susan Alger Salsberry, and Jacqueline Alger and Rhonda Alger and Kathie Whitney and Laura Bronson, who are personally known to me or produced Florida DL as identification.

**SEAL**



Sandra Y Cray  
Notary Signature

Sandra Y Cray  
Printed Notary Signature  
My Commission Expires: 11/06/23



***IN WITNESS WHEREOF***, Grantor has hereunto set Grantor's hand and seal this day and year first above written.

Signed, sealed and delivered in the presence of:

Gloria Outlaw  
First Witness Signature:

GLORIA OUTLAW  
First Witness Printed Name:

Pete Smith  
Second Witness Signature:

Pete Smith  
Second Witness Printed Name:

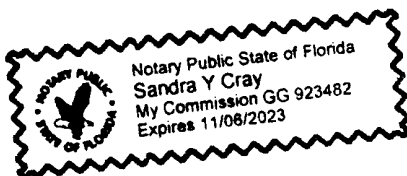
Jeffrey Alger  
Jeffrey Alger

State of FLORIDA

County of MAZARD

The foregoing instrument was acknowledged before me by means of [ ] physical presence or [ ] online notarization, this 30 day of April, 2020, by Jeffrey Alger, who is personally known to me or produced OHIO DL as identification.

**SEAL**



Sandra Y Cray  
Notary Signature

Sandra Y Cray  
Printed Notary Signature  
My Commission Expires: 11/6/23



**IN WITNESS WHEREOF**, Grantor has hereunto set Grantor's hand and seal this day and year first above written.

Signed, sealed and delivered in the presence of:

Gloria Outlaw  
First Witness Signature:

GLORIA OUTLAW  
First Witness Printed Name:

Pete Smith  
Second Witness Signature:

Pete Smith  
Second Witness Printed Name:

Susan Alger Salsberry  
Susan Alger Salsberry

Jacqueline D Alger  
Jacqueline Alger

Rhonda Alger  
Rhonda Alger

Kathie Whitney  
Kathie Whitney

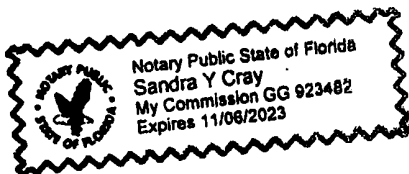
Laura Bronson  
Laura Bronson

State of Florida Florida

County of MAZON

The foregoing instrument was acknowledged before me by means of [ ] physical presence or [ ] online notarization, this 30 day of April, 2020, by Susan Alger Salsberry, and Jacqueline Alger and Rhonda Alger and Kathie Whitney and Laura Bronson, who are personally known to me or produced Florida DL as identification.

SEAL



Sandra Y Cray  
Notary Signature  
Sandra Y Cray  
Printed Notary Signature  
My Commission Expires: 11/06/23



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Signed, sealed and delivered in the presence of:

Gloria Outlaw  
First Witness Signature:

GLORIA OUTLAW  
First Witness Printed Name:

Pete Smith  
Second Witness Signature:

Pete Smith  
Second Witness Printed Name:

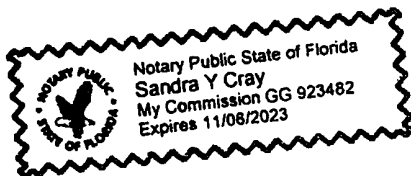
Jeffrey Alger  
Jeffrey Alger

State of FLORIDA

County of MAZARD

The foregoing instrument was acknowledged before me by means of [ ] physical presence or [ ] online notarization, this 30 day of April, 2020, by Jeffrey Alger, who is personally known to me or produced OHIO DL as identification.

**SEAL**



Sandra Y Cray  
Notary Signature

Sandra Y Cray  
Printed Notary Signature  
My Commission Expires: 11/6/23





GROWTH MANAGEMENT DEPARTMENT

CODE ENFORCEMENT DIVISION

201 SE 3RD STREET (2ND FLOOR) OCALA, FL 34471

4/2/2024

CASE NO: 2024\_10727

MYERS CLARA B  
4899 BURKART LN  
ORANGE BEACH AL 36561-4317

**RE: 2171-002-001 | 2921 NW 18TH ST OCALA**

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 Officer on the referenced property listed above. Please see the following page(s) for a detailed list and description of those violations, along with their corresponding photograph(s).

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 **4/30/2024**. Should the violation(s) continue beyond the time specified for correction, the case may proceed to the Special Magistrate for a hearing.

You may contact me at **(352) 355-5242**. We appreciate all your efforts to help the City of Ocala, and our division in keeping Ocala a clean and safe place to live.

Respectfully,

Stephani Smith  
Code Enforcement Officer



Section 34-95 - Weeds; accumulations of trash or other unsightly or unsanitary matter.

Brief Description: Please remove all sources of unsightly matter such as miscellaneous items and/or junk throughout the property, or properly store them away in a tidy fashion.







# City of Ocala

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

## NOTICE OF VIOLATION AND PUBLIC HEARING

08/07/2025

MYERS CLARA B  
4899 BURKART LN  
ORANGE BEACH AL 36561-4317

MYERS GINGER  
2921 NW 18TH ST  
OCALA FL 34475

Respondent(s) \_\_\_\_\_ /

**Location of Violation:** 2921 NW 18TH ST|2171-002-001

**Case Number:** 2024\_10727

**Officer Assigned:** Stephani Smith

**Required Compliance Date:** 10/08/2025

**Public Hearing Date & Time:** 10/09/2025 17:30

**Violation(s) and How to Abate:**

WEEDS; ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY  
MATTER

Please remove all sources of unsightly or unsanitary matter such as any household and  
miscellaneous items to the side yard or store these items within the space of the carport area.



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 enforcement officer 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 – 2<sup>nd</sup> 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:

Stephani Smith      Code Enforcement Officer  
smsmith@ocalafl.gov  
352-355-5242



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

**CASE NO: 2024\_10727**

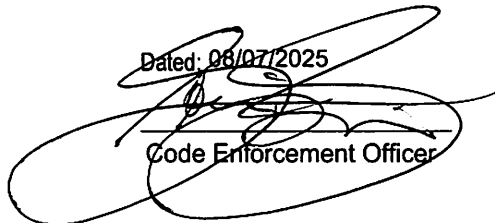
**AFFIDAVIT OF POSTING  
Section 2-446 (b) 2 (b)**

**STATE OF FLORIDA  
COUNTY OF MARION**

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

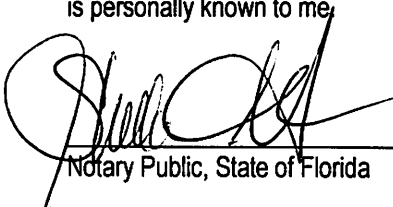
1. I did on 08/07/2025 post the Notice of Violation & Public Hearing to the property, located at 2921 NW 18TH ST.
2. This Affidavit is provided pursuant to Section 2-446(b) 2(b), Code of Ordinances of the City of Ocala.

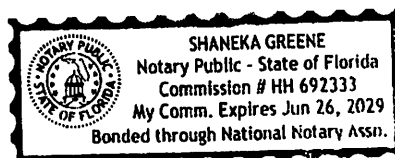
**FURTHER, AFFIANT SAYETH NAUGHT.**

Dated: 08/07/2025  
  
Code Enforcement Officer

**STATE OF FLORIDA  
MARION COUNTY**

SWORN TO (or affirmed) before me: 08/07/2025 by Shaneka Greene Code Enforcement Specialist, City of Ocala, who is personally known to me.

  
Notary Public, State of Florida







**City of Ocala**  
GROWTH MANAGEMENT DEPARTMENT  
CODE ENFORCEMENT DIVISION  
ENVIRONMENTAL ENFORCEMENT DIVISION  
201 SE 3<sup>RD</sup> STREET (1<sup>ST</sup> FLOOR) OCALA, FLORIDA 34471

**NOTICE OF VIOLATION AND PUBLIC HEARING**

MYERS CLARA B  
4899 BURKART LN  
ORANGE BEACH AL 36561-4317

08/07/2025

MYERS GINGER  
2021 NW 18TH ST  
OCALA FL 34475

**Resident(s):**

**Location of Violation:** 2021 NW 18TH ST 2171-002-001  
**Case Number:** 2025-1-10727  
**Officer Assigned:** Stephanie Smith  
**Required Compliance Date:** 10/08/2025  
**Public Hearing Date & Time:** 10/09/2025 17:30  
**Violation(s) and How to Abate:**

**WEEDS, ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY MATTER**  
Please remove all sources of unsightly or unsanitary matter such as any household and miscellaneous items to the side yard or store these items within the space of the carport area.

Office arrows

8/7/25, 9:40 AM  
City of Ocala  
Code Enforcement Division





## City of Ocala

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

### NOTICE OF VIOLATION AND PUBLIC HEARING

08/07/2025

MYERS CLARA B  
4899 BURKART LN  
ORANGE BEACH AL 36561-4317

MYERS GINGER  
2921 NW 18TH ST  
OCALA FL 34475

Respondent(s)

Location of Violation: 2921 NW 18TH ST(2171-002-001)  
Case Number: 2024\_10727

Officer Assigned: Stephani Smith

Required Compliance Date: 10/08/2025

Public Hearing Date & Time: 10/09/2025 17:30

Violation(s) and How to Abate:

WEEDS; ACCUMULATIONS OF TRASH OR OTHER UNSIGHTLY OR UNSANITARY  
MATTER  
Please remove all sources of unsightly or unsanitary matter such as any household and  
miscellaneous items to the side yard or store these items within the space of the carport area.

Office of the City Clerk

8/7/25, 9:40 AM  
City of Ocala  
Code Enforcement Division



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

**CASE NO: 2024\_10727**

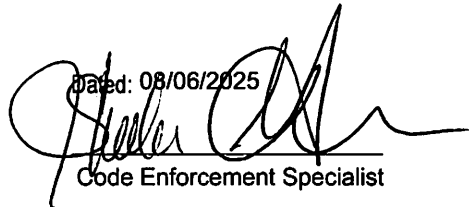
**AFFIDAVIT OF POSTING  
Section 2-446 (b) 2 (b)**

**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 08/06/2025 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.**

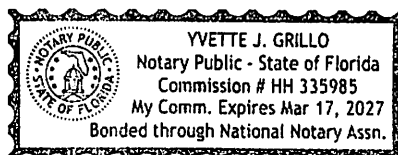
Dated: 08/06/2025  
  
Code Enforcement Specialist

**STATE OF FLORIDA  
MARION COUNTY**

SWORN TO (or affirmed) before me: 08/06/2025 by Yvette Grillo  
is personally known to me.

Code Enforcement Specialist, City of Ocala, who

  
Notary Public, State of Florida







Date Produced: 08/18/2025

CITY OF OCALA CITY CLERK'S OFFICE:

The following is the delivery information for Certified Mail™ item number 7199 9991 7039 7684 0648. Our records indicate that this item was delivered on 08/12/2025 at 11:55 a.m. in ORANGE BEACH, AL 36561. The scanned image of the recipient information is provided below.

Signature of Recipient :

Clara B. Myers

Address of Recipient :

**4899 BURKART LN, ORANGE  
BEACH, AL 36561**

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,  
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: 8039548 37330412NOVPH 10727





Date Produced: 08/18/2025

CITY OF OCALA CITY CLERK'S OFFICE:

The following is the delivery information for Certified Mail™ item number 7199 9991 7039 7684 0655. Our records indicate that this item was delivered on 08/11/2025 at 01:17 p.m. in OCALA, FL 34475. The scanned image of the recipient information is provided below.

Signature of Recipient :

A handwritten signature in black ink, appearing to read "JIN", with a long horizontal line extending to the right.

Address of Recipient :

**2921 NW 18TH ST, OCALA, FL  
34475**

Thank you for selecting the Postal Service for your mailing needs. If you require additional assistance, please contact your local post office or Postal Service representative.

Sincerely,  
United States Postal Service

The customer reference number shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Customer Reference Number: 8039548 37330412NOVPH 10727





City of Ocala  
Code Enforcement Division  
10/3/2025 9:22 AM





City of Ocala  
Code Enforcement Division  
10/3/2025 9:23 AM





City of Ocala  
Code Enforcement Division  
10/3/2025 9:29 AM





City of Ocala  
Code Enforcement Division  
10/3/2025 9:29 AM





02/04/2024 10:03  
City of Ocala  
Code Enforcement Division





02/04/2024 10:03  
City of Ocala  
Code Enforcement Division





02/04/2024 10:04  
City of Ocala  
Code Enforcement Division





02/04/2024 10:04  
City of Ocala  
Code Enforcement Division