

Board of County Commissioners

Development Services Department Planning Services Division

7375 Powell Rd., Ste. 115, Wildwood, FL 34785 Phone (352) 689-4400 FAX: (352) 689-4401
Website: <http://sumtercountyfl.gov>

Project # _____
Date Rec'd: _____
Planner: _____

ZSM _____
BOCC _____

LAND USE AMENDMENT AND/OR REZONING APPLICATION



Rezoning

Land Use Amendment (<50 acres)

Land Use Amendment (50 acres or more)

Applicant Information:

Name of Property Owner(s): Ann Collins

Address: 2905 CR 422

LAKE PANASOFFKEE FL 33538

Owner Phone: 407-687-3703 Email: ACollins-FL@jyaheo.com

Name of Agent: Samé

Address: _____

Agent Phone: 5me Email: _____

Property Information:

Legal Description of the property (lengthy descriptions may be attached)

Lot 5 18+19 Block 2 Unit 1

PANASOFFKEE RETREATS PB 3 PG 13

Street Address: 2905 CR 422 LAKE PANASOFFKEE FL 33538

Parcels # F31A130

Current Use: Residential

Current Future Land Use: RURAL

Current Zoning: R2C AND R4M

Requested Future Land Use Single Residential Requested Zoning: R4M

Acreage requested: _____

Reason for the request:

All the Homes Around it are R2M
OR R4M, my 2 lots are R2C AND R4M
IF you could please make every thing R4M
TO BE consistent.

Please Provide:

- Deed or other proof of ownership
- Signed authorization if applicant is not the land owner
- Legal description of the area under application. (lengthy or complex legal descriptions may be required in digital/text format)

As the owner/agent, I agree to post the hearing plaques at least seven (7) days prior to the first hearing on the property's road frontage at the corners and at 300-ft intervals between. I understand any action on my application will be governed by Sumter County's Comprehensive Plan and Land Development Code, and my payment of the non-refundable application fee will not guarantee approval.

Under penalties of perjury, I declare the above information that I have given to be true and correct to the best of my knowledge and belief.

Signature Date 12/8/22

Hui Collins

Print Name

A public hearing before the Zoning Special Master (ZSM) will be scheduled once the application is found to be complete. The hearing will be at 6 P.M. at 510 Colony Blvd., The Villages, FL. Your appearance or authorized representative is required at this hearing. Failure for you or your authorized representative's attendance will cause your application to be handled in accordance with the policy adopted in the Sumter County Land Development Code. Minor Special Use Permits are decided by the ZSM. Conditions of approval may be assigned to assure compatibility with the neighborhood. Hearings may be postponed by the ZSM at his/her discretion.

Prepared by: *Return to:*
Judith A. Savacool
Dolphin Title of Brandon, Inc.
1520 Bloomingdale Avenue
Valrico, Florida 33596

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84
94

Gloria R. Hayward, Sumter County Clerk of Court
Inst: 202260046048 Date: 09/20/2022 Time: 1:44PM
Page 1 of 1 B: 4346 P: 536 By: ML
Doc Stamp-Deed: 84.00

File Number: 22-4953

SP \$ 12,000

General Warranty Deed

Made this September 12, 2022 A.D. By **Norma DeGarmo**, an unmarried woman, whose address is: 1081 CR 464, Lake Panasoffkee, Florida 33538, hereinafter called the grantor, to **Avi Collins**, whose post office address is: 5033 Brackenwood Drive, Spring Hill, Florida 34609, hereinafter called the grantee:

(Whenever used herein the term "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)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Sumter County, Florida, viz:

LOTS 18 & 19 in BLOCK 2 of PANACOOCHEE RETREATS UNIT 1, according to the map or plat thereof as recorded in Plat Book 3, Page 13 of the Public Records of Sumter County, Florida.

Parcel ID Number: **F31A130**

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; that the grantor hereby fully 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, 2022.

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

Signed, sealed and delivered in our presence:

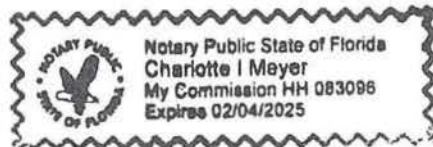
✓ *[Signature]*
Witness Printed Name *Daniel Riddle*

✓ *[Signature]*
Witness Printed Name *May Thomas*

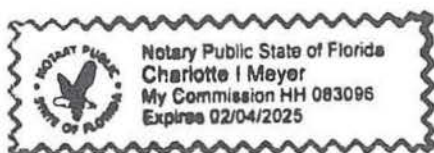
State of Florida

✓ County of *Sumter*

✓ *[Signature]* (Seal)
Norma DeGarmo
Address: 1081 CR 464, Lake Panasoffkee, Florida 33538



The foregoing instrument was acknowledged before me this *9* day of September, 2022, by Norma DeGarmo, who is/are personally known to me or who has produced *FL DL* as identification.



✓ *[Signature]*
Notary Public
Print Name: *Charlotte Meyer*
My Commission Expires: *02/04/2025*