



Recording Stamp

TAX ID/PARCEL #:

01 - 45 - 16 - 02683 - 001

NOTICE OF COMMENCEMENT

THE UNDERSIGNED hereby gives notice that improvements will be made to certain real property, and in accordance with Section 713.13 of the Florida Statutes, the following information is provided in this **NOTICE OF COMMENCEMENT**. *BEG SE COR SW 1/4 OF NW 1/4 run W 362 FT, NW 423.36 FT + SE 1/4 247, NE Along R/W 270 FT, E 1,664.09 FT, S 137.74 FT to POB, 719-183, WD 1345-2248*

- Description of property (legal description):** *FT to POB, 719-183, WD 1345-2248*
 - Street (job) Address: *789 SW State Rd 247, Lake City, FL*
- General description of improvements:** *Storage addition*
- Owner Information or Lessee information if the Lessee contracted for the improvements**
 - Name and Address: *Wholesalers Property Co LLC, PO Box 54786, Lexington, KY 40555*
 - Name and Address of fee simple titleholder (if other than owner): _____
 - Interest in property: _____
- Contractor Information**
 - Name and Address: *Host Home Construction*
 - Telephone #: *352-586-2495*
- Surety Information (if applicable, a copy of the payment bond is attached)**
 - Name and Address: _____
 - Amount of Bond: _____
 - Telephone #: _____
- Lender**
 - Name and Address: _____
 - Telephone #: _____
- Person within the State of Florida designated by Owner upon whom notices, or other documents may be served as provided by Section 713.13(1)(a)7., Florida Statutes**
 - Name and Address: *Brian Coggin, 194 Millbranch Rd, Alma, GA, 31510*
 - Telephone #: *912-614-4571*
- In addition to himself or herself, Owner designates the following person to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes**
 - Name: _____
 - Telephone #: _____

9. **Expiration date of Notice of Commencement (the expiration date will be 1 year from the date of recording unless a different date is specified):** *2/19/26*

WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I, SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE SITE OF THE IMPROVEMENT BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

STATE OF FLORIDA
COLUMBIA COUNTY

The foregoing instrument was acknowledged before me by means of physical presence or sworn to (or affirmed) by online notarization *19th* day of *February*, 2026, by *Jimmy Brian Coggin* as *owner* for _____
TYPE OF AUTHORITY - OFFICER, TRUSTEE, ATTORNEY IN FACT NAME OF PERSON

[Signature]
Signature of Owner or Lessee, or Owner's or Lessee's Authorized Officer/ Director/ Partner/ Manager
Brian Coggin
Printed Name and Signatory's Title/Office

Personally Known OR Produced Identification
Laura L Baxter
SIGNATURE OF NOTARY PUBLIC, STATE OF FLORIDA
Laura L Baxter
PRINT, TYPE, OR STAMP COMMISSIONED NAME OF NOTARY PUBLIC



GA DL 0521