

This Instrument Prepared By:
Campus USA Credit Union
14007 NW 1st Road
Jonesville, Florida 32669
(352) 335-9090

After Recording Return To:
CAMPUS USA CREDIT UNION
14007 NW 1ST ROAD
JONESVILLE, FLORIDA 32669

[Space Above This Line For Recording Data]

Permit No.:

Tax Folio No.: 23-7S-16-04298-021

NOTICE OF COMMENCEMENT

STATE OF FLORIDA

COUNTY OF Columbia

The undersigned hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement.

1. Description of Property: SEE ATTACHED EXHIBIT A

2. General description of improvement: SINGLE FAMILY RESIDENCE
3. Owner information or Lessee information if the Lessee contracted for the improvement:
 - a. Name and address: Daniel Chase Gainey, Brooke Nicole Gainey
3529 SW County Road 138
Fort White, Florida 32038



- b. Interest in property: _____
- c. Name and address of fee simple title holder (if other than Owner): _____

4. a. Contractor (name and address): Robinson Renovation & Custom Homes, Inc.
6910 W University Ave
Gainesville, Florida 32607
- b. Contractor's phone number: _____
5. Surety (if applicable, a copy of the payment bond is attached):
- a. Name and address: _____

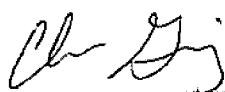
- b. Phone Number: _____
- c. Amount of bond: _____
6. a. Lender: CAMPUS USA CREDIT UNION
14007 NW 1ST ROAD
JONESVILLE, FLORIDA 32669
- b. Lenders phone number: (352) 335-9090
7. Persons within the State of Florida designated by Owner upon whom notices or other document may be served as provided by Section 713.13 (1) (a) 7, Florida Statutes:
- a. Name and address: _____


- b. Phone numbers of designated persons: _____
8. a. In addition to himself, Owner designates _____
of _____
to receive a copy of the Lienor's Notice as provided in Section 713.13 (1) (b), Florida Statutes.
- b. Phone number of person or entity designated by owner: _____



9. Expiration date of notice of commencement (the expiration date is 1 year from the date of recording unless a different date is specified): _____

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 JOB SITE 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.

 4/28/2015
Signature of Owner/Lessee Daniel Chase Date
Gainey

 4/28/2015
Signature of Owner/Lessee Brooke Nicole Date
Gainey



State of Florida)
County of Alachua)

Sworn to (or affirmed) and subscribed before me by means of:

☒ Physical Presence,

- OR -

☐ Online Notarization,

this 28th day of April, 2025, by
Date Month Year

Daniel Chase Gainey AND Brooke Nicole Gainey

Name of Person Making Statement



Signature of Notary Public State of Florida

KELLEY D. JONES

Name of Notary Typed, Printed or Stamped

(Place Notary Seal Stamp Above)

☒ Personally Known
☐ Produced Identification

Type of Identification Produced: _____



Date: April 28, 2025

Property Address: 3181 SW CR 138
Fort White, Florida 32038

EXHIBIT "A"

LEGAL DESCRIPTION

PART OF THE EAST HALF OF THE WEST HALF OF THE SE 1/4 OF THE NW 1/4 AND THE EAST HALF OF THE WEST HALF OF THE NE 1/4 OF THE SW 1/4 OF SECTION 23, TOWNSHIP 7 SOUTH, RANGE 16 EAST COLUMBIA COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NE CORNER OF THE SE 1/4 OF THE NE 1/4 OF SECTION 23, TOWNSHIP 7 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, AND THENCE S.89°07'39"W. ALONG THE NORTH LINE OF SAID SE 1/4 OF THE NE 1/4 A DISTANCE OF 661.09 FEET TO THE NE CORNER OF THE EAST HALF OF THE WEST HALF OF SAID SE 1/4 OF THE NW 1/4; THENCE S.00°45'22"E., ALONG THE EAST LINE OF SAID EAST HALF OF THE WEST HALF OF THE SE 1/4 OF THE NW 1/4 A DISTANCE OF 1256.75 FEET TO THE POINT OF BEGINNING; THENCE S.89°08'38"W., 330.95 FEET TO THE WEST LINE OF SAID EAST HALF OF THE WEST HALF OF THE SE 1/4 OF THE NW 1/4; THENCE S.00°45'34"E. ALONG SAID WEST LINE AND THENCE ALONG THE WEST LINE OF THE EAST HALF OF THE WEST HALF OF THE NE 1/4 OF THE SW 1/4 OF SAID SECTION 23 A DISTANCE OF 1321.77 FEET TO THE NORTH RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 138, AN 80 FOOT WIDE PUBLIC RIGHT-OF-WAY; THENCE N.88°09'31"E. ALONG SAID NORTH RIGHT-OF-WAY LINE, 330.93 FEET TO THE EAST LINE OF SAID EAST HALF OF THE WEST HALF OF THE NE 1/4 OF THE SW 1/4; THENCE N.00 DEGREES 45'22"W., 1316.08 FEET TO THE POINT OF BEGINNING.

SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE EAST 60.00 FEET OF THE NORTH 33.00 FEET OF THE ABOVE DESCRIBED LANDS AND TOGETHER WITH THE FOLLOWING DESCRIBED EASEMENT FOR INGRESS AND EGRESS;

DESCRIPTION: 60 FOOT EASEMENT FOR INGRESS AND EGRESS, PART OF THE SE 1/4 OF THE NW 1/4 OF SECTION 23, TOWNSHIP 7 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NE CORNER OF THE SE 1/4 OF THE NW 1/4 OF SECTION 23, TOWNSHIP 7 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, AND THENCE S. 00°46'12" E. ALONG THE EAST LINE OF SAID SE 1/4 OF THE NW 1/4 A DISTANCE OF 1259.94 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S. 00°46'12" E., 60.00 FEET; THENCE N. 89°08'38"W., 330.71 FEET; THENCE N. 00°45'48" W., 30.00 FEET; THENCE S. 89°08'38" W., 390.70 FEET; THENCE N. 00°45'22" W., 60.00 FEET; THENCE N. 89°08'38" E., 390.69 FEET; THENCE S. 00°45'48" E., 30.00 FEET; THENCE N. 89°08'38" E., 330.70 FEET TO THE POINT OF BEGINNING.

Parcel Identification Number: 23-7S-16-04298-021

