

## NOTICE OF COMMENCEMENT

Tax Parcel Identification Number:

04-6S-17-09599-002 (45251)

Clerk's Office Stamp

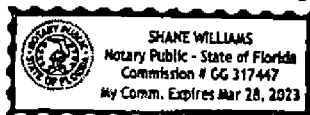
THE UNDERSIGNED hereby gives notice that improvements will be made to certain real property, and in accordance with Section 713.13 of the Florida Statutes, the following information is provided in this NOTICE OF COMMENCEMENT.

1. Description of property (legal description): SEE ATTACHED EXHIBIT A
- a) Street (job) Address: 1601 SW Howell Street, Lake City, FL 32024
2. General description of improvements: \_\_\_\_\_
3. Owner Information or Lessee information if the Lessee contracted for the improvements:
  - a) Name and address: Beth Danielle Payne, 7118 SW 88th Street, Gainesville, FL 32608
  - b) Name and address of fee simple titleholder (if other than owner) \_\_\_\_\_
  - c) Interest in property 100%
4. Contractor Information
  - a) Name and address: Schafer Construction of Gainesville 7104 NW 42nd Ln, Gainesville, FL 32608
  - b) Telephone No.: (352)214-9898
5. Surety Information (if applicable, a copy of the payment bond is attached):
  - a) Name and address: \_\_\_\_\_
  - b) Amount of Bond: \_\_\_\_\_
  - c) Telephone No.: \_\_\_\_\_
6. Lender
  - a) Name and address: American Financial Network, Inc., 10 Pointe Drive, Suite 330, Brea, CA 92821
  - b) Phone No. (714)831-4000
7. 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:
  - a) Name and address: Beth Danielle Payne 7118 SW 88th St. Gainesville, FL 32608
  - b) Telephone No.: 386-984-0723
8. 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:
  - a) Name: Beth Danielle Payne OF Gainesville, FL
  - b) Telephone No.: 386-984-0723
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): \_\_\_\_\_

**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 YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.**

STATE OF FLORIDA <sup>vs</sup>  
COUNTY OF COLUMBIA Alachua

10. Beth Danielle Payne  
Signature of Owner or Lessee, or Owner's or Lessee's Authorized Office/Director/Partner/Manager



Beth Danielle Payne, Owner

Printed Name and Signatory's Title/Office

The foregoing instrument was acknowledged before me, by means of ☒ physical presence or ☐ online notarization, a Florida Notary,

this 8th day of July, 2022, by: Beth Danielle Payne as Owner  
(Name of Person) (Type of Authority)

for Beth Danielle Payne who is personally known ☐ OR produced identification ☒  
(name of party on behalf of whom instrument was executed)

Type ID Driver's License

Notary Signature Shane Williams (Notary Stamp or Seal)  
Shane Williams

## Legal Description

A parcel of land lying and being in the Northwest 1/4 of Section 4, Township 6 South, Range 17 East, Columbia County, Florida, with said parcel of land being more particularly described as follows:

Begin at the Southwest corner of the Northwest 1/4 of Section 4, Township 6 South, Range 17 East, Columbia County, Florida, said point of beginning being marked by a 3-inch x 3-inch concrete monument with no visible markings; and run thence North 00°54'29" West along the West line of said Northwest 1/4 of Section 4, a distance of 612.91 feet to a 5/8 inch iron rod with plastic cap stamped "PSM5493"; thence departing said West line, North 87°36'16" East, a distance of 852.95 feet to a point of intersection with the West line of that certain parcel of land as described in Official Records Book 1457, Page 1645 of the Public Records of Columbia County, Florida, said point of intersection being marked by a 5/8 inch iron rod with plastic cap stamped "PSM5493"; thence South 01°01'45" East along said West line, a distance of 612.41 feet to a point of intersection with the South line of the aforesaid Northwest 1/4 of Section 4, said point of intersection being marked by a 5/8 inch iron rod with plastic cap stamped "Britt LB8018"; thence departing said West line, South 87°34'23" West, along said South line, a distance of 854.25 feet to the point of beginning.

Containing 12.002 acres of land, more or less.

Together with an easement for ingress, egress and utilities over and across the South 30 feet of the following described parcel:

Begin at the SE corner of the West 1/2 of the NW1/4, Section 4, Township 6 South, Range 17 East, Columbia County, Florida; and run thence North 01°02'23" West, along the East line of the West 1/2 of the NW1/4 a distance of 1118.47 feet; thence South 87°56'22" West, 466.98 feet; thence South 01°02'23" East, 1121.40 feet to the South line of the West 1/2 of the NW1/4 of said Section 4; thence North 87°34'48" East along said South line of the West 1/2 of the NW1/4, Section 4, a distance of 467.04 feet to the point of beginning.

BEING the same which Paula Polhill Payne and Jerri J.D. Payne, her Husband by Deed dated April 6, 2022 and recorded April 13, 2022 in the County of Columbia, State of Florida in (book) 1464 (page) 423 conveyed unto Beth Danielle Payne (Daughter of the Grantors).

For Informational Purposes Only:

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