

Permit # 39579

Return to -Farm Credit of Florida, ACA  
309 North 2<sup>nd</sup> St  
Palatka, FL 32177

Inst: 202012014857 Date: 09/10/2020 Time: 3:51PM  
Page 1 of 2 B: 1419 P: 490. James M Swisher Jr. Clerk of Court  
Columbia, County, By: BR  
Deputy Clerk

Permit No. \_\_\_\_\_  
Tax DP ID No. \_\_\_\_\_

# 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. Legal Description of Property (Include Street Address, if available):  
**See attached Exhibit A--- 132 SW Auggie Marsh Gln Fort White FL 32038**
2. General Description of Improvements: **Single-family Residence**
- 3.a. Owner Name: **John Robert Nims & Ruby Steely Nims**  
Owner address: **194 SW Vernon Way Lake City FL 32024**
- 3.b. Owner's interest in property: **Fee Simple**
- 3.c. Fee Simple Title Holder Name (If Other Than Owner): **N/A**
4. Contractor Name: **Edgley Construction Co Div OF CEE Bas Inc**
5. Address: **320 SW Elk Hunter Glen Fort White FL 32038**
6. Surety Name (If Any): **N/A** Surety Address: **N/A**
7. Lender Name: **Farm Credit of Florida, ACA**  
Lender Address: **309 North 2nd Street, Palatka, FL32177**
8. Persons 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: **N/A**
9. In addition to himself, owner designates the following person(s) to receive a copy of Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes: (Name and address) \_\_\_\_\_
10. 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 OF YOUR NOTICE OF COMMENCEMENT.

Under penalty of perjury, I declare that i have read the foregoing notice of commencement and that the facts stated therein are true to the best of my knowledge and belief.

*John Robert Nims*  
Borrower

*Ruby Steely Nims*  
Borrower

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 8<sup>th</sup> day, September, 2020 by John Robert Nims & Ruby Steely Nims who is personally known to me or who has produced Driver's License as identification.

*Maria M. Landin*  
Signature  
Printed Name Maria M. Landin  
Title Clerk  
Serial Number \_\_\_\_\_



[Notary seal must be affixed]

Commission Number GG 238853 (if not legible on seal)  
My Commission Expires 9/16/22 (if not legible on seal)

(A copy of any Bond must be attached at the time of recordation of this Notice of Commencement.)  
FAILURE TO POST A CERTIFIED COPY OF THE RECORDED NOTICE OF COMMENCEMENT  
ON THE JOB SITE MAY RESULT IN THE FAILURE OF YOUR INSPECTIONS.

## EXHIBIT "A"

LOT 7 A PARCEL OF LAND LYING IN SECTION 2, TOWNSHIP 6 SOUTH, RANGE 15 EAST, COLUMBIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE WEST HALF OF SAID SECTION 2; THENCE RUN SOUTH 01 DEGREES 05'04" EAST FOR A DISTANCE OF 1992.47 FEET TO A SET 1/2" IRON ROD STAMPED LB 6894; THENCE RUN SOUTH 88 DEGREES 31'14" WEST FOR A DISTANCE OF 661.40 FEET TO A SET 1/2" IRON ROD, STAMPED LB 6894 AND THE POINT OF BEGINNING; THENCE RUN SOUTH 01 DEGREES 05'11" EAST FOR A DISTANCE OF 662.96 FEET TO A SET 1/2" IRON ROD, STAMPED LB 6894; THENCE RUN SOUTH 88 DEGREES 31'14" WEST FOR A DISTANCE OF 661.43 FEET TO A SET 1/2" IRON ROD, STAMPED LB 6894; THENCE RUN NORTH 01 DEGREES 05'11" WEST FOR A DISTANCE OF 662.96 FEET TO A SET 1/2" IRON ROD, STAMPED LB 6894; THENCE RUN NORTH 88 DEGREES 31'14" EAST FOR A DISTANCE OF 661.43 FEET TO THE POINT OF BEGINNING. SUBJECT TO AND TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS AND PUBLIC UTILITIES BEING MORE PARTICULAR DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF THE WEST HALF OF SAID SECTION 2; THENCE SOUTH 01 DEGREES 05'06" EAST FOR A DISTANCE OF 3988.43 FEET TO A CONCRETE MONUMENT, STAMPED LB 2392; THENCE SOUTH 88 DEGREES 39'46" WEST FOR A DISTANCE OF 1322.79 FEET TO A CONCRETE MONUMENT, STAMPED LB 2392 AND THE POINT OF BEGINNING; THENCE SOUTH 88 DEGREES 54'49" WEST FOR A DISTANCE OF 30.00 FEET; THENCE NORTH 01 DEGREES 05'11" WEST FOR A DISTANCE OF 636.12 FEET; THENCE SOUTH 88 DEGREES 31'14" WEST FOR A DISTANCE OF 636.06 FEET; THENCE NORTH 01 DEGREES 05'11" WEST FOR A DISTANCE OF 60.00 FEET; THENCE NORTH 88 DEGREES 31'14" EAST FOR A DISTANCE OF 636.06 FEET; THENCE NORTH 01 DEGREES 05'11" WEST FOR A DISTANCE OF 1266.35 FEET; THENCE SOUTH 88 DEGREES 31'14" WEST FOR A DISTANCE OF 60.00 FEET; THENCE NORTH 01 DEGREES 05'11" WEST FOR A DISTANCE OF 60.00 FEET; THENCE SOUTH 88 DEGREES 31'14" EAST FOR A DISTANCE OF 1327.48 FEET; THENCE SOUTH 01 DEGREES 05'11" EAST FOR A DISTANCE OF 60.00 FEET; THENCE SOUTH 88 DEGREES 31'14" WEST FOR A DISTANCE OF 631.43 FEET; THENCE SOUTH 01 DEGREES 05'11" EAST FOR A DISTANCE OF 1266.35 FEET; THENCE NORTH 88 DEGREES 31'14" EAST FOR A DISTANCE OF 631.43 FEET; THENCE SOUTH 01 DEGREES 05'11" EAST FOR A DISTANCE OF 60.00 FEET; THENCE SOUTH 88 DEGREES 31'14" WEST FOR A DISTANCE OF 631.43 FEET; THENCE SOUTH 01 DEGREES 05'11" EAST FOR A DISTANCE OF 606.40 FEET; THENCE NORTH 88 DEGREES 39'46" EAST FOR A DISTANCE OF 30.00 FEET; THENCE SOUTH 01 DEGREES 04'52" EAST FOR A DISTANCE OF 1337.83 FEET TO THE NORTH RIGHT-OF-WAY LINE OF OLD BELLAMY ROAD (60' R/W); THENCE ALONG SAID RIGHT-OF-WAY LINE SOUTH 87 DEGREES 54'25" WEST FOR A DISTANCE OF 59.86 FEET; THENCE NORTH 01 DEGREES 05'16" WEST FOR A DISTANCE OF 1308.62 FEET TO THE POINT OF BEGINNING.