

NOTICE OF COMMENCEMENT

Tax Parcel Identification Number:

14-5S-15-00459-323

Clerk's Office Stamp

Inst: 202412004305 Date: 03/01/2024 Time: 10:54AM
Page 1 of 1 B: 1509 P: 1073, James M Swisher Jr, Clerk of Court
Columbia, County, By: KH
Deputy Clerk

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**.

COMM SE COR OF SEC, RUN N 360.74 FT FOR POB, CONT W 629.70 FT, N 344.99 FT, E 633.01 FT TO E LINE OF SEC.

1. Description of property (legal description): 344.96 FT TO POB (AKA PART OF LOT 23 TIMBER RIDGE S/D UNREC), 779-2369, 853-738, WD 1106-2006, WD 1109-14

a) Street (job) Address: 983 SW Mary Ter, 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: MH Interests, LLC 9600 Escarpment Blvd STE 745-222, Austin TX 78739

b) Name and address of fee simple titleholder (if other than owner)

c) Interest in property Owner

4. Contractor Information

a) Name and address: Nic Tyre; Creative Concepts Inc.

b) Telephone No.: 386 365 8690

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: Candy Singletary 27522 S Lazy Meadow Way, Spring, TX 77386

b) Phone No. 713-478-3406

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:

b) Telephone No.:

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: OF

b) Telephone No.:

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 AA
COUNTY OF COLUMBIA

10.

Michael P Singletary

Signature of Owner or Lessee, or Owner's or Lessee's Authorized Office/Director/Partner/Manager

MICHAEL SINGLETARY (Owner)

Printed Name and Signatory's Title/Office

Commonwealth of Virginia

County of Prince William

Virginia AA

The foregoing instrument was acknowledged before me, a Florida Notary, this 20th day of February, 2024, by:

Michael P Singletary

as Owner

for the above mentioned property

(Name of Person)

(Type of Authority)

(name of party on behalf of whom instrument was executed)

Personally Known OR Produced Identification ☒ Type Driver License

Notary Signature

Electronic Notary Public

Notary Stamp or Seal:



Notarized remotely online using communication technology via Proof.