

Inst. Number: 202212003075 Book: 1459 Page: 1491 Page 1 of 2 Date: 2/16/2022 Time: 11:55 AM  
James M Swisher Jr Clerk of Courts, Columbia County, Florida Doc Mort: 0.00 Int Tax: 0.00 Doc Deed: 0.00

### NOTICE OF COMMENCEMENT

Loan No: 4360040800  
STATE OF FLORIDA  
COUNTY OF Columbia

THE UNDERSIGNED hereby gives notice that improvements 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:
  - a. Property Address: 1956 SW Dairy St  
Lake City, FL 32024
  - b. Legal Description: SEE ATTACHED 'EXHIBIT A'
2. Description of Improvements: Construction of Single Family Residence
3. Owner Information:
  - a. Name and Address: Douglas Carlton Peeler and Maci Rene Peeler  
1956 SW Dairy St, Lake City, FL 32024
  - b. Interest in Property: Fee Simple
  - c. Name and Address of Fee Simple Title Holder (if other than Owner)
4. Contractor Name and Address: Charles Peeler Construction  
2054 SW Dairy St., Lake City, FL 32024
5. Other Contractor(s) Name and Address:
6. Surety:
7. Lender: DRUMMOND COMMUNITY BANK  
1627 N YOUNG BLVD, CHIEFLAND, FL 32628
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 designated the following persons to receive a copy of the Lienor's Notice as provided in section 713.13(1)(b), Florida Statutes: N/A
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 YOUR NOTICE OF COMMENCEMENT.

*[Signature]*  
Douglas Carlton Peeler

*[Signature]*  
Maci Rene Peeler

STATE OF Florida

The foregoing was acknowledged before me by means of (check one)

☐ online notarization, this 14<sup>th</sup> day of February, 2022, by

Douglas Carlton Peeler AND Maci Rene Peeler Husband and Wife

☒ physical presence or

County ss: Columbia

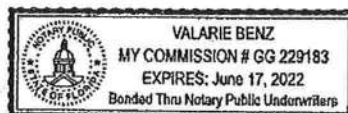
They (check one) ☐ are personally known to me or as identification.

☒ have produced FL Drivers License

My Commission expires: \_\_\_\_\_

*[Signature]*  
Valarie Benz  
Notary Public

NOTICE OF COMMENCEMENT  
Laser Pointe Inc. #1450106 6/18



**Exhibit "A"**  
**Property Description**

That part of Lot 4, The Hunt Place, a subdivision according to the plat as recorded in Plat Book 4, Page 69A of the Public Records of Columbia County, Florida, being more particularly described as follows:

Commence at the Northeast corner of said Lot 4 and run thence South 00 degrees 23 minutes 05 seconds East, along the East line of said Lot 4, 582.47 feet to the Point of Beginning; thence continue South 00 degrees 23 minutes 05 seconds East, along said East line, 174 feet to the Southeast corner of said Lot 4; thence South 89 degrees 01 minutes 39 seconds West, along the South line of said Lot 4, 295.79 feet to the Southwest corner of said Lot 4; thence North 00 degrees 25 minutes 06 seconds West, along the West line of said Lot 4, 409.07 feet; thence North 89 degrees 36 minutes 31 seconds East, 153.95 feet; thence South 00 degrees 34 minutes 17 seconds East, 232.07 feet; thence North 89 degrees 36 minutes 31 seconds East, 141.31 feet to the Point of Beginning.

Together with a 30 foot ingress and egress easement being 30 feet to the West of the following described line:

Commence at the Northeast corner of said Lot 4 and run thence North 66 degrees 06 minutes 25 seconds West, along the Southerly right of way line of SW Dairy Street, 75.34 feet to the Point of Beginning of said line; thence South 11 degrees 16 minutes 46 seconds West, 363.42 feet; thence South 00 degrees 34 minutes 17 seconds East, 25.47 feet to the Point of Termination of said line.