

DATE 06/23/2008

Columbia County Building Permit

PERMIT

This Permit Must Be Prominently Posted on Premises During Construction

000027107

APPLICANT ROBERT MINNELLA PHONE 352 472-6010  
ADDRESS 25743 SW 22ND PLACE NEWBERRY FL  
OWNER MARY SELGAS PHONE 352 373-8559  
ADDRESS 612 SE POUNDS HAMMOCK RD LAKE CITY FL 32025  
CONTRACTOR ERNEST JOHNSON PHONE 352 484-8099  
LOCATION OF PROPERTY 90E,TR SR 100,TR ON POUNDS HAMMOCK RD, 1/2 MILE DOWN  
ON RIGHT  
TYPE DEVELOPMENT MH,UTILITY ESTIMATED COST OF CONSTRUCTION 0.00  
HEATED FLOOR AREA                      TOTAL AREA                      HEIGHT            STORIES             
FOUNDATION                      WALLS                      ROOF PITCH                      FLOOR                       
LAND USE & ZONING A-3 MAX. HEIGHT                       
Minimum Set Back Requirments: STREET-FRONT 30.00 REAR 25.00 SIDE 25.00  
NO. EX.D.U. 0 FLOOD ZONE X DEVELOPMENT PERMIT NO.                     

PARCEL ID 12-4S-17-08326-001 SUBDIVISION                       
LOT            BLOCK            PHASE            UNIT            TOTAL ACRES                     

IH0000359  
Culvert Permit No.                      Culvert Waiver                      Contractor's License Number                      Applicant/Owner/Contractor                       
EXISTING 08-425 CS HD Y  
Driveway Connection                      Septic Tank Number                      LU & Zoning checked by                      Approved for Issuance                      New Resident                     

COMMENTS: ONE FOOT ABOVE THE ROAD  
SPECIAL FAMILY LOT, SEC 14.9

Check # or Cash 4468

FOR BUILDING & ZONING DEPARTMENT ONLY

(footer/Slab)

Temporary Power                      Foundation                      Monolithic                       
                     date/app. by                      date/app. by                      date/app. by                       
Under slab rough-in plumbing                      Slab                      Sheathing/Nailing                       
                     date/app. by                      date/app. by                      date/app. by                       
Framing                      Rough-in plumbing above slab and below wood floor                       
                     date/app. by                      date/app. by                       
Electrical rough-in                      Heat & Air Duct                      Peri. beam (Lintel)                       
                     date/app. by                      date/app. by                      date/app. by                       
Permanent power                      C.O. Final                      Culvert                       
                     date/app. by                      date/app. by                      date/app. by                       
M/H tie downs, blocking, electricity and plumbing                      Pool                       
                     date/app. by                      date/app. by                       
Reconnection                      Pump pole                      Utility Pole                       
                     date/app. by                      date/app. by                      date/app. by                       
M/H Pole                      Travel Trailer                      Re-roof                       
                     date/app. by                      date/app. by                      date/app. by                     

BUILDING PERMIT FEE \$ 0.00 CERTIFICATION FEE \$ 0.00 SURCHARGE FEE \$ 0.00  
MISC. FEES \$ 300.00 ZONING CERT. FEE \$ 50.00 FIRE FEE \$ 25.68 WASTE FEE \$ 67.00  
FLOOD DEVELOPMENT FEE \$                      FLOOD ZONE FEE \$ 25.00 CULVERT FEE \$                      TOTAL FEE 467.68  
INSPECTORS OFFICE                      CLERKS OFFICE                     

NOTICE: IN ADDITION TO THE REQUIREMENTS OF THIS PERMIT, THERE MAY BE ADDITIONAL RESTRICTIONS APPLICABLE TO THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. AND THERE MAY BE ADDITIONAL PERMITS REQUIRED FROM OTHER GOVERNMENTAL ENTITIES SUCH AS WATER MANAGEMENT DISTRICTS, STATE AGENCIES, OR FEDERAL AGENCIES.

"WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT."

EVERY PERMIT ISSUED SHALL BECOME INVALID UNLESS THE WORK AUTHORIZED BY SUCH PERMIT IS COMMENCED WITHIN 180 DAYS AFTER ITS ISSUANCE, OR IF THE WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED FOR A PERIOD OF 180 DAYS AFTER THE TIME THE WORK IS COMMENCED. A VALID PERMIT RECIEVES AN APPROVED INSPECTION EVERY 180 DAYS. WORK SHALL BE CONSIDERED TO BE IN ACTIVE PROGRESS WHEN THE PERMIT HAS RECIEVED AN APPROVED INSPECTION WITHIN 180 DAYS.

The Issuance of this Permit Does Not Waive Compliance by Permittee with Deed Restrictions.



# PERMIT APPLICATION / MANUFACTURED HOME INSTALLATION APPLICATION

CL# 3946  
CK# 4468<sup>pe</sup>

**For Office Use Only** (Revised 1-10-08) Zoning Official dfs 4/18/08 Building Official 6-20-08 HD

AP# 0806-19 Date Received 6/10/08 By LH Permit # 27107

Flood Zone X Development Permit — Zoning A-3 Land Use Plan Map Category A-3

Comments 14.9 special family lot

FEMA Map# — Elevation — Finished Floor — River — In Floodway —

☒ Site Plan with Setbacks Shown ☐ EH # 08-0425 ☐ EH Release ☐ Well letter ☒ Existing well

☒ Recorded Deed or Affidavit from land owner ☐ Letter of Auth. from installer ☒ State Road Access

☒ Parent Parcel # 08326-000 ☐ STUP-MH ☐ F W Comp. letter

IMPACT FEES: EMS 29.88 Fire 78.63 Corr 442.89 Road/Code 1046.00/210

School 1500.00 = TOTAL 3097.40

Property ID # 12-45-17-08326-001 Subdivision —

- New Mobile Home ☒ Used Mobile Home — MH Size 28X56 Year 2008
- Applicant Robert Minnella Phone # (352) 472-6010
- Address 25743 SW 22 PL Lake City, FL 32025
- Name of Property Owner Mary A Selgas Phone # (352) 373-8559
- 911 Address 612 SE Pounds Hammock Rd Lake City, FL 32669 Newberry, FL
- Circle the correct power company - FL Power & Light - Clay Electric  
(Circle One) - Suwannee Valley Electric - Progress Energy
- Name of Owner of Mobile Home Mary A Selgas Phone # (352) 373-8559
- Address 3510 NW 21 Dr Gainesville, FL 32605
- Relationship to Property Owner Same
- Current Number of Dwellings on Property 0
- Lot Size 415X227X389 Total Acreage 1
- Do you : Have Existing Drive or Private Drive or need Culvert Permit or Culvert Waiver (Circle one)  
(Currently using) (Blue Road Sign) (Putting in a Culvert) (Not existing but do not need a Culvert)
- Is this Mobile Home Replacing an Existing Mobile Home no (owes)
- Driving Directions to the Property  Hwy 90 East to SR 100 (TR) to Pounds Hammock Rd (TR) Property on right 1/2 mile down.
- Name of Licensed Dealer/Installer Ernest S. Johnson Phone # (352) 494-8099
- Installers Address 22204 SE US Hwy 301 Hawthorne, FL 32640
- License Number TH0000359 Installation Decal # 295635

Spoke to Rob, 6/23/08



**PERMIT NUMBER**

page 1 of 2

Installer Ernest Scott Johnson License # TH0000359

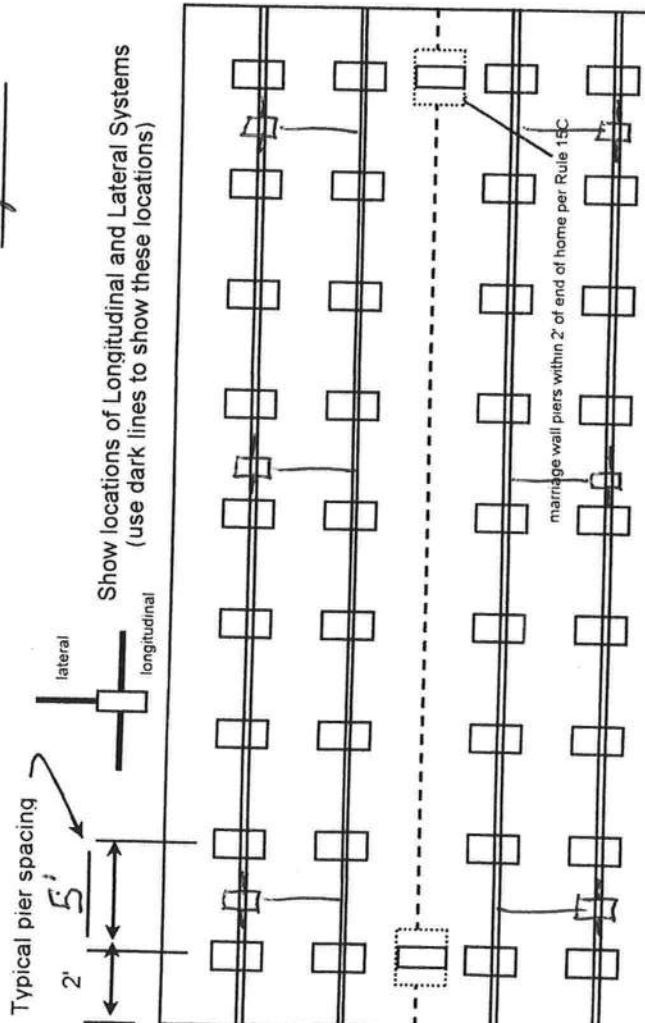
Address of home being installed SE Ponds Hammock Rd

|              |                |                |           |
|--------------|----------------|----------------|-----------|
| Manufacturer | Live Oak Homes | Length x width | 56' x 28' |
|--------------|----------------|----------------|-----------|

**NOTE:**  
if home is a single wide fill out one half of the blocking plan  
if home is a triple or quad wide sketch in remainder of home

I understand Lateral Arm Systems cannot be used on any home (new or used) where the sidewall ties exceed 5 ft 4 in.

### Installer's initials



PIER SPACING TABLE FOR USED HOMES

| Load bearing capacity | Footer size (sq in) | 16" x 16" (256) | 18 1/2" x 18 1/2" (342) | 20" x 20" (400) | 22" x 22" (484)* | 24" X 24" (576)* | 26" x 26" (676) |
|-----------------------|---------------------|-----------------|-------------------------|-----------------|------------------|------------------|-----------------|
| 1000 psf              | 3'                  |                 | 4'                      | 5'              | 6'               | 7'               | 8'              |
| 1500 psf              | 4'6"                |                 | 6'                      | 7'              | 8'               | 8'               | 8'              |
| 2000 psf              | 6'                  |                 | 8'                      | 8'              | 8'               | 8'               | 8'              |
| 2500 psf              | 7'6"                |                 | 8'                      | 8'              | 8'               | 8'               | 8'              |
| 3000 psf              | 8'                  |                 | 8'                      | 8'              | 8'               | 8'               | 8'              |
| 3500 psf              | 8'                  |                 | 8'                      | 8'              | 8'               | 8'               | 8'              |

\*Interpolated from Table 15C-4.


\* interpolated from Rule 15C-1 pier spacing table.

### PIER PAD SIZES

l-beam pier pad size

Perimeter pier pad size

Other pier pad sizes  
(required by the mfg.)

 Draw the approximate locations of marriage wall openings 4 foot or greater. Use this symbol to show the piers.

List all marriage wall openings greater than 4 foot and their pier pad sizes below.

## POPULAR PAD SIZES

| Pad Size          | Sq In |
|-------------------|-------|
| 16 x 16           | 256   |
| 16 x 18           | 288   |
| 18.5 x 18.5       | 342   |
| 16 x 22.5         | 360   |
| 17 x 22           | 374   |
| 13 1/4 x 26 1/4   | 348   |
| 20 x 20           | 400   |
| 17 3/16 x 25 3/16 | 441   |
| 17 1/2 x 25 1/2   | 446   |
| 24 x 24           | 576   |
| 26 x 26           | 676   |

## ANCHORS

| Opening | Pier pad size |
|---------|---------------|
| 1       | 1             |
| 2       | 2             |
| 3       | 3             |
| 4       | 4             |
| 5       | 5             |
| 6       | 6             |
| 7       | 7             |
| 8       | 8             |
| 9       | 9             |
| 10      | 10            |
| 11      | 11            |
| 12      | 12            |
| 13      | 13            |
| 14      | 14            |
| 15      | 15            |
| 16      | 16            |
| 17      | 17            |
| 18      | 18            |
| 19      | 19            |
| 20      | 20            |
| 21      | 21            |
| 22      | 22            |
| 23      | 23            |
| 24      | 24            |
| 25      | 25            |
| 26      | 26            |
| 27      | 27            |
| 28      | 28            |
| 29      | 29            |
| 30      | 30            |
| 31      | 31            |
| 32      | 32            |
| 33      | 33            |
| 34      | 34            |
| 35      | 35            |
| 36      | 36            |
| 37      | 37            |
| 38      | 38            |
| 39      | 39            |
| 40      | 40            |
| 41      | 41            |
| 42      | 42            |
| 43      | 43            |
| 44      | 44            |
| 45      | 45            |
| 46      | 46            |
| 47      | 47            |
| 48      | 48            |
| 49      | 49            |
| 50      | 50            |
| 51      | 51            |
| 52      | 52            |
| 53      | 53            |
| 54      | 54            |
| 55      | 55            |
| 56      | 56            |
| 57      | 57            |
| 58      | 58            |
| 59      | 59            |
| 60      | 60            |
| 61      | 61            |
| 62      | 62            |
| 63      | 63            |
| 64      | 64            |
| 65      | 65            |
| 66      | 66            |
| 67      | 67            |
| 68      | 68            |
| 69      | 69            |
| 70      | 70            |
| 71      | 71            |
| 72      | 72            |
| 73      | 73            |
| 74      | 74            |
| 75      | 75            |
| 76      | 76            |
| 77      | 77            |
| 78      | 78            |
| 79      | 79            |
| 80      | 80            |
| 81      | 81            |
| 82      | 82            |
| 83      | 83            |
| 84      | 84            |
| 85      | 85            |
| 86      | 86            |
| 87      | 87            |
| 88      | 88            |
| 89      | 89            |
| 90      | 90            |
| 91      | 91            |
| 92      | 92            |
| 93      | 93            |
| 94      | 94            |
| 95      | 95            |
| 96      | 96            |
| 97      | 97            |
| 98      | 98            |
| 99      | 99            |
| 100     | 100           |

Over 6' Triple 17'  $\frac{1}{2}$  x 25'  $\frac{1}{2}$

## FRAME TIES

within 2' of end of home  
spaced at 5' 4" oc

## **TIEDOWN COMPONENTS**

**Longitudinal Stabilizing Device (LSD)**  
Manufacturer  
**Longitudinal Stabilizing Device w/ Lateral Arms**  
Manufacturer *Oliver Holt*

## OTHER TIES

|               | Number |
|---------------|--------|
| Sidewall      | 20     |
| Longitudinal  | NA     |
| Marriage wall | 6      |
| Shearwall     | NA     |

PERMIT NUMBER

POCKET PENETROMETER TEST

The pocket penetrometer tests are rounded down to psf or check here to declare 1000 lb. soil without testing.

X        X        X       

POCKET PENETROMETER TESTING METHOD

1. Test the perimeter of the home at 6 locations.
2. Take the reading at the depth of the footer.
3. Using 500 lb. increments, take the lowest reading and round down to that increment.

X        X        X       

TORQUE PROBE TEST

The results of the torque probe test is        inch pounds or check here if you are declaring 5' anchors without testing showing 275 inch pounds or less will require 4 foot anchors. A test OLIVER

Note: A state approved lateral arm system is being used and 4 ft. anchors are allowed at the sidewall locations. I understand 5 ft system anchors are required at all centerline tie points where the torque test reading is 275 or less and where the mobile home manufacturer may requires anchors with 4000 lb holding capacity.

Installer's initials

ALL TESTS MUST BE PERFORMED BY A LICENSED INSTALLER

Installer Name

Date Tested

Electrical

Connect electrical conductors between multi-wide units, but not to the main power source. This includes the bonding wire between multi-wide units. Pg. SU45 & SU46, SU47

Plumbing

Connect all sewer drains to an existing sewer tap or septic tank. Pg. SU42

Connect all potable water supply piping to an existing water meter, water tap, or other independent water supply systems. Pg. SU4

Site Preparation

Debris and organic material removed  
Water drainage: Natural ✓ Swale        Pad        Other       

Fastening multi wide units

Floor: Type Fastener: Lag Length: 3/8x5" Spacing: 2'  
Walls: Type Fastener: " Length: " Spacing: 2'  
Roof: Type Fastener: " Length: " Spacing: 2'  
For used homes a min. 30 gauge, 8" wide, galvanized metal strip will be centered over the peak of the roof and fastened with galv. roofing nails at 2" on center on both sides of the centerline.

Gasket (weatherproofing requirement)

I understand a properly installed gasket is a requirement of all new and used homes and that condensation, mold, mildew and buckled marriage walls are a result of a poorly installed or no gasket being installed. I understand a strip of tape will not serve as a gasket.

Installer's initials

Type gasket Foam Tape  
Pg. N/A available

Installed:  
Between Floors Yes  
Between Walls Yes  
Bottom of ridgebeam Yes

Weatherproofing

The bottomboard will be repaired and/or taped. Yes Pg. SU41/SU5  
Siding on units is installed to manufacturer's specifications. Yes  
Fireplace chimney installed so as not to allow intrusion of rain water. Yes

Miscellaneous

Skirting to be installed. Yes No         
Dryer vent installed outside of skirting. Yes N/A  
Range downflow vent installed outside of skirting. Yes  
Drain lines supported at 4 foot intervals. Yes  
Electrical crossovers protected. Yes  
Other:       

Installer verifies all information given with this permit worksheet is accurate and true based on the

Installer Signature

Genet S. Geron Date 6-20-08





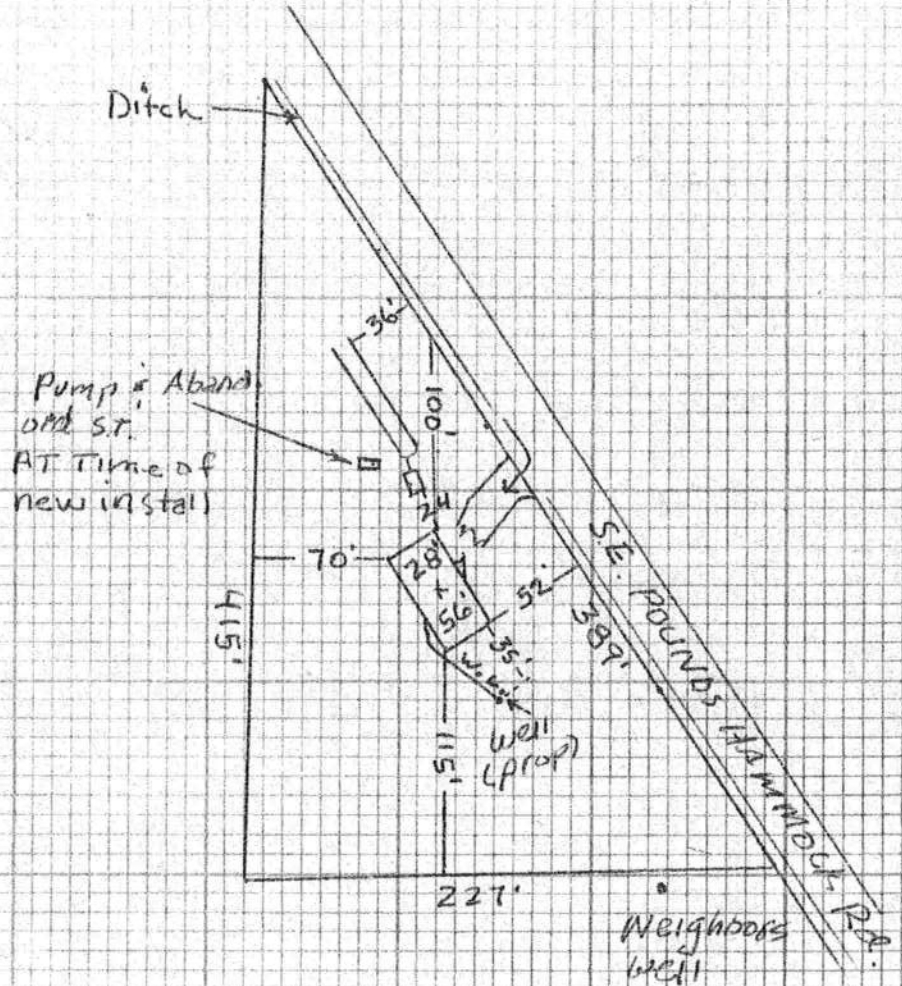
STATE OF FLORIDA  
DEPARTMENT OF HEALTH

APPLICATION FOR ONSITE SEWAGE DISPOSAL SYSTEM CONSTRUCTION PERMIT

Permit Application Number \_\_\_\_\_

PART II - SITE PLAN

Scale: Each block represents  $\frac{10}{5}$  feet and  $\frac{100}{50}$  feet.



Notes: Well to Septic = 115'

Site Plan submitted by: Rakut Murrell Signature 06-10-08

Agent Title

Plan Approved \_\_\_\_\_ Not Approved \_\_\_\_\_

Date \_\_\_\_\_

By \_\_\_\_\_ County Health Department

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH DEPARTMENT

INSTALLER AUTHORIZATION

DATE: 6-5-08

TO: Columbia Co

License No. TH0000359

I, Ernest S Johnson give full consent to Robert Minnella to pull  
any and all necessary permits on my behalf for mobile home set ups  
in Columbia County.

Signed Ernest S Johnson

Sworn to me this 5 day of June, 2008

Notary Signature Nancy S Phelps

NANCY S. PHELPS  
NOTARY PUBLIC - STATE OF FLORIDA  
COMMISSION # DD666995  
EXPIRES 5/10/2011  
BONDED THRU 1-888-NOTARY1

RICARDO ROSADO, M.D.  
P.O. BOX 3009  
LAKE CITY, FL 32056  
TELEPHONE (386) 758-5985 FAX (386) 758-5987

March 29, 2008

Re: Ms. Gertrude Thomas

To Whom It May Concern:

Ms. Mary Selgas is the daughter of one of my patients that requires 24 hour attendance due to chronic terminal illness. Gertrude Thomas lives in Lake City, Florida and the patient's daughter, the person interested in this letter would require moving from her current locality. Please provide any support and assistance to her to make this possible. If you need any further assistance or have any questions please don't hesitate to call my office.

Best regards,



Ricardo Rosado, M.D.  
RR/jlp

Fax #  
352-371-1569

attn: to  
Mr. Bruce Goodson  
from:  
Mary and Steve Selgas

# Columbia County Property Appraiser

DB Last Updated: 4/15/2008

*Parent Tract*

## 2008 Proposed Values

Tax Record

Property Card

Interactive GIS Map

Print

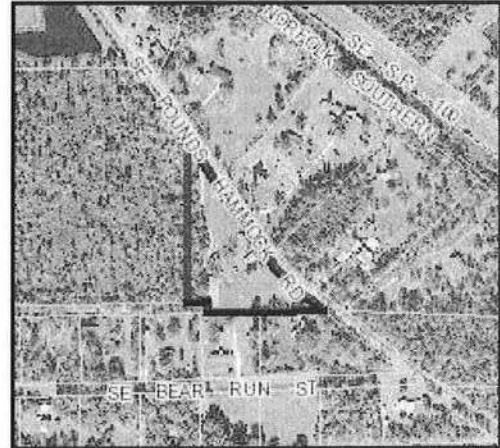
Parcel: 12-4S-17-08326-000 HX WX

### Owner & Property Info

Search Result: 1 of 1

|                         |   |                     |    |
|-------------------------|---|---------------------|----|
| <b>Owner's Name</b>     | THOMAS GERTRUDE B   |                     |    |
| <b>Site Address</b>     | POUNDS HAMMOCK  |                     |    |
| <b>Mailing Address</b>  | 650 SE POUNDS HAMMOCK RD<br>LAKE CITY, FL 32025   |                     |    |
| <b>Use Desc. (code)</b> | SINGLE FAM (000100)   |                     |    |
| <b>Neighborhood</b>     | 12417.00  | <b>Tax District</b> | 3  |
| <b>UD Codes</b>         | MKTA04  | <b>Market Area</b>  | 04 |
| <b>Total Land Area</b>  | 2.500 ACRES   |                     |    |
| <b>Description</b>      | BEG SW COR OF SW1/4 OF NE1/4, RUN N 563 FT TO GRADED RD, SE 740 FT ALONG RD TO S LINE W 442.2 FT TO POB & COMM NW COR OF NW1/4 OF SE1/4, RUN E 64.85 FT FOR POB, CONT E 341.68 FT TO RD, SE ALONG R/W 66.67 FT, W 392.18 FT, N 33.56 FT TO POB. ORB 363-79, UNREC D/C FOR R D THOMAS, |                     |    |

### GIS Aerial



### Property & Assessment Values

|                              |          |             |
|------------------------------|----------|-------------|
| <b>Mkt Land Value</b>        | cnt: (2) | \$22,000.00 |
| <b>Ag Land Value</b>         | cnt: (0) | \$0.00      |
| <b>Building Value</b>        | cnt: (1) | \$18,303.00 |
| <b>XFOB Value</b>            | cnt: (4) | \$800.00    |
| <b>Total Appraised Value</b> |          | \$41,103.00 |

|                            |                           |
|----------------------------|---------------------------|
| <b>Just Value</b>          | \$41,103.00               |
| <b>Class Value</b>         | \$0.00                    |
| <b>Assessed Value</b>      | \$24,334.00               |
| <b>Exempt Value</b>        | (code: HX WX) \$24,334.00 |
| <b>Total Taxable Value</b> | \$0.00                    |

### Sales History

| Sale Date | Book/Page | Inst. Type | Sale Vlmp | Sale Qual | Sale RCode | Sale Price |
|-----------|-----------|------------|-----------|-----------|------------|------------|
| NONE      |           |            |           |           |            |            |

### Building Characteristics

| Bldg Item   | Bldg Desc           | Year Blt | Ext. Walls   | Heated S.F. | Actual S.F. | Bldg Value  |
|---|---------------------|----------|--------------|-------------|-------------|-------------|
| 1   | SINGLE FAM (000100) | 1915     | Minimum (01) | 1008        | 1272        | \$18,303.00 |
| <b>Note:</b> All S.F. calculations are based on exterior building dimensions. |                     |          |              |             |             |             |

### Extra Features & Out Buildings

| Code | Desc       | Year Blt | Value    | Units | Dims       | Condition (% Good) |
|------|------------|----------|----------|-------|------------|--------------------|
| 0296 | SHED METAL | 0        | \$250.00 | 1.000 | 8 x 10 x 0 | (.00)              |
| 0296 | SHED METAL | 2005     | \$100.00 | 1.000 | 0 x 0 x 0  | (.00)              |
| 0294 | SHED WOOD/ | 2005     | \$250.00 | 1.000 | 0 x 0 x 0  | (.00)              |
| 0294 | SHED WOOD/ | 2005     | \$200.00 | 1.000 | 0 x 0 x 0  | (.00)              |

### Land Breakdown

| Lnd Code | Desc | Units | Adjustments | Eff Rate | Lnd Value |
|----------|------|-------|-------------|----------|-----------|
|----------|------|-------|-------------|----------|-----------|



③

Parent Prcl  
08326-000

When recorded, mail to:

Name: William H. Thomas

Address: 650 S.E. Pounds Hammock Rd.

City/State/Zip Code: Lake City, FL 32625

1 Ac split - proposed  
# 08326-001

Inst 200812010639 Date 6/4/2008 Time 11:12 AM  
Doc Stamp Used 0 / 0  
P. DeWitt Case: Columbia County Page 1 of 2 R 1151 P 1945

Space above this line for Recorder's use

## QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

That I(we), William H. Thomas and Paul Thomas,  
the undersigned, for the consideration of Ten Dollars (\$10.00), and other valuable considerations, do  
hereby release, remise, and forever quitclaim unto Mary Ann Selgas

all right, title and interest in that certain Property situated in Columbia County,  
State of Florida, and described as follows:

COMMENCE at the Southwest corner of the Southwest 1/4 of the Northeast 1/4 of Section 12, Township 4 South, Range 17 East, Columbia County, Florida and run North along the West line of said Southwest 1/4 of the Northeast 1/4 of Section 12 a distance of 165.84 feet to the POINT OF BEGINNING; thence continue North along said West line of the Southwest 1/4 of the Northeast 1/4 of Section 12 a distance of 415.06 feet to a point on the Westerly maintained Right-of-Way line of Pounds Hammock Road; thence Southeasterly along said Westerly maintained Right-of-Way line of Pounds Hammock Road a distance of 384 feet, more or less; thence South 66°01'35" West a distance of 226.77 feet to the POINT OF BEGINNING. Containing 1.00 acres, more or less.

IN WITNESS WHEREOF, I(we) have hereunto set my(our) hand(s) and seal this 3RD day of  
JUNE, 2008.

William H. Thomas

Printed Name of Releasor

PAUL THOMAS

Printed Name of Releasor

William H. Thomas

Signature of Releasor

Paul Thomas

Signature of Releasor

Nelson Stone

Printed Name of Witness (If required by State Laws)

Nelson Stone

Signature of Witness (If required by State Laws)

2

When recorded, mail to:

Name: William H. Thomas

Address: 650 SW Pounds

Hammocks Road

City/State/Zip Code: Lake City, FL 32025

Inst: 200812010638 Date: 6/4/2008 Time: 11:12 AM

Doc Stamp-Deed: 0.70

DC, P. DeWitt Cason, Columbia County Page 1 of 2 B: 1151 P: 1943

Space above this line for Recorder's use

## QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

That I(we), William H. Thomas and Mary Ann Selgas,  
the undersigned, for the consideration of Ten Dollars (\$10.00), and other valuable considerations, do  
hereby release, remise, and forever quitclaim unto William H. Thomas  
and Paul Thomas, joint tenants with rights of survivorship.,  
all right, title and interest in that certain Property situated in Columbia County,  
State of Florida, and described as follows:

Begin at the Southwest corner of the SW 1/4 of NE 1/4 of Section 12,  
Township 4 South, Range 17 East and run North along the West line of  
said SW 1/4 of NE 1/4, 563 feet to the center of a graded road, thence  
southerly along the center of said graded road, 740 feet, more or less,  
to the south line of said SW 1/4 of NE 1/4; thence West 442.2 feet  
to the point of beginning. Being that part of said SW 1/4 of NE 1/4  
lying Southwest of said graded road and containing 3 acres, more or less.

IN WITNESS WHEREOF, I(we) have hereunto set my(our) hand(s) and seal this 3rd day of  
JUNE, 2008.

WILLIAM H. THOMAS

Printed Name of Releasor

MARY ANN SELGAS

Printed Name of Releasor

William H. Thomas

Signature of Releasor

Mary Ann Selgas

Signature of Releasor

Nelson Stone

Printed Name of Witness (if required by State Laws)

Nelson Stone

Signature of Witness (if required by State Laws)



(1)

(3 acres)

When recorded, mail to:

Name: Mary A. SelgasAddress: 3510 NW 21st DrGainesville FLCity/State/Zip Code: 32605

0808-19

Attn: Connie

Inst: 200812008022 Date: 5/30/2008 Time: 9:53 AM  
Doc Stamp: 0.70

P.C.R. DeWitt Casan, Columbia County Page 1 of 2 B:1149 P:2544

Space above title line for Recorder's use

**QUITCLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS:

That I(we), R.D. Thomas and Gertrude B. Thomas,  
 the undersigned, for the consideration of Ten Dollars (\$10.00), and other valuable considerations, do  
 hereby release, remise, and forever quitclaim unto William H. Thomas and  
Mary Ann Selgas  
 all right, title and interest in that certain Property situated in Columbia County,  
 State of Florida, and described as follows:

Begin at the Southwest corner of the SW 1/4 of NE 1/4 of Section 12,  
 Township 4 South Range 17 East and run North along the West line of  
 said SW 1/4 of NE 1/4, 563 feet to the center of a graded road, thence  
 southerly along the center of said graded road, 740 feet, more or less,  
 to the south line of said SW 1/4 of NE 1/4; thence West 442.2 feet  
 to the point of beginning. Being that part of said SW 1/4 of NE 1/4  
 lying Southwest of said graded road and containing 3 acres, more or less.

IN WITNESS WHEREOF, I(we) have hereunto set my(our) hand(s) and seal this 7th day of  
May, 2008.

Gertrude Brannen Thomas

Printed Name of Releasee

Gertrude Brannen Thomas

Signature of Releasee

Printed Name of Releasee

Signature of Releasee

Linda Sue Ramirez

Printed Name of Witness (if required by State Law)

Linda Sue Ramirez

Signature of Witness (if required by State Law)

AFFIDAVIT OF SUBDIVIDED REAL PROPERTY  
FOR USE OF IMMEDIATE FAMILY MEMBERS  
FOR PRIMARY RESIDENCE

STATE OF FLORIDA  
COUNTY OF COLUMBIA

BEFORE ME the undersigned Notary Public personally appeared.

William H Thomas + Paul Thomas, the Owner of the parent tract which has been subdivided for immediate family primary residence use, hereinafter the Owner, and Mary Ann Selgas, the family member of the Owner, who is the owner of the family parcel which is intended for immediate family primary residence use, hereafter the Family Member, and is related to the Owner as Sister, and both individuals being first duly sworn according to law, depose and say:

1. Both the Owner and the Family Member have personal knowledge of all matters set forth in this Affidavit.
2. The Owner holds fee simple title to certain real property situated in Columbia County, and more particularly described by reference to the Columbia county Property Appraiser Tax Parcel No. 12-45-17-08326-000.
3. The Owner has divided his parent parcel for use of immediate family members for their primary residence and the parcel divided and the remaining parent parcel are at least ½ acre in size. Immediate family is defined as grandparent, parent, step-parent, adopted parent, sibling, child, step-child, adopted child or grandchild.
4. The Family Member is a member of the Owner's immediate family, as set forth above, and holds fee simple title to certain real property divided from the Owner's parcel situated in Columbia County and more particularly described by reference to the Columbia County Property Appraiser Tax Parcel No. 12-45-17-08326-001.
5. No person or entity other than the Owner and Family Member claims or is presently entitled to the right of possession or is in possession of the property, and there are no tenancies, leases or other occupancies that affect the Property.
6. This Affidavit is made for the specific purpose of inducing Columbia County to recognize a family division for a family member on the parcel divided in accordance with Section 14.9 of the Columbia County Land Development Regulations.



7. This Affidavit is made and given by Affiants with full knowledge that the facts contained herein are accurate and complete, and with full knowledge that the penalties under Florida law for perjury include conviction of a felony of the third degree.

We Hereby Certify that the information contained in this Affidavit are true and correct.

x William Thomas  
Owner

x Mary A. Selgas  
Family Member

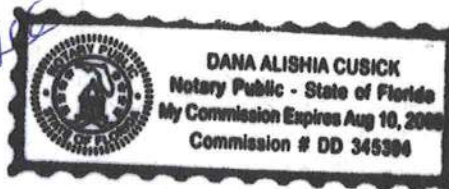
William Thomas  
Typed or Printed Name

Mary A Selgas  
Typed or Printed Name

Paul Thomas

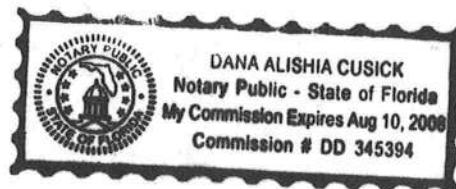
Subscribed and sworn to (or affirmed) before me this 12 day of June, 2008, by William + Paul Thomas (Owner) who is personally known to me or has produced DL as identification.

Dana Alshia Cusick  
Notary Public



Subscribed and sworn to (or affirmed) before me this 12 day of June, 2008, by MARY A Selgas (Family Member) who is personally known to me or has produced DL as identification.

Dana Alshia Cusick  
Notary Public



6  
0808-19

For Mary Selgas

**COLUMBIA COUNTY 9-1-1 ADDRESSING**

P. O. Box 1787, Lake City, FL 32056-1787

PHONE: (386) 758-1125 • FAX: (386) 758-1365 • Email: ron\_croft@columbiacountyfla.com

**Addressing Maintenance**

To maintain the Countywide Addressing Policy you must make application for a 9-1-1 Address at the time you apply for a building permit. The established standards for assigning and posting numbers to all principal buildings, dwellings, businesses and industries are contained in Columbia County Ordinance 2001-9. The addressing system is to enable Emergency Service Agencies to locate you in an emergency, and to assist the United States Postal Service and the public in the timely and efficient provision of services to residents and businesses of Columbia County.

**DATE REQUESTED:** 6/10/2008 **DATE ISSUED:** 6/16/2008**ENHANCED 9-1-1 ADDRESS:**

612 SE POUNDS HAMMOCK RD  
LAKE CITY FL 32025  
**PROPERTY APPRAISER PARCEL NUMBER:**  
12-4S-17-08326-001

**Remarks:**

PARENT PARCEL # 12-4S-17-08326-000

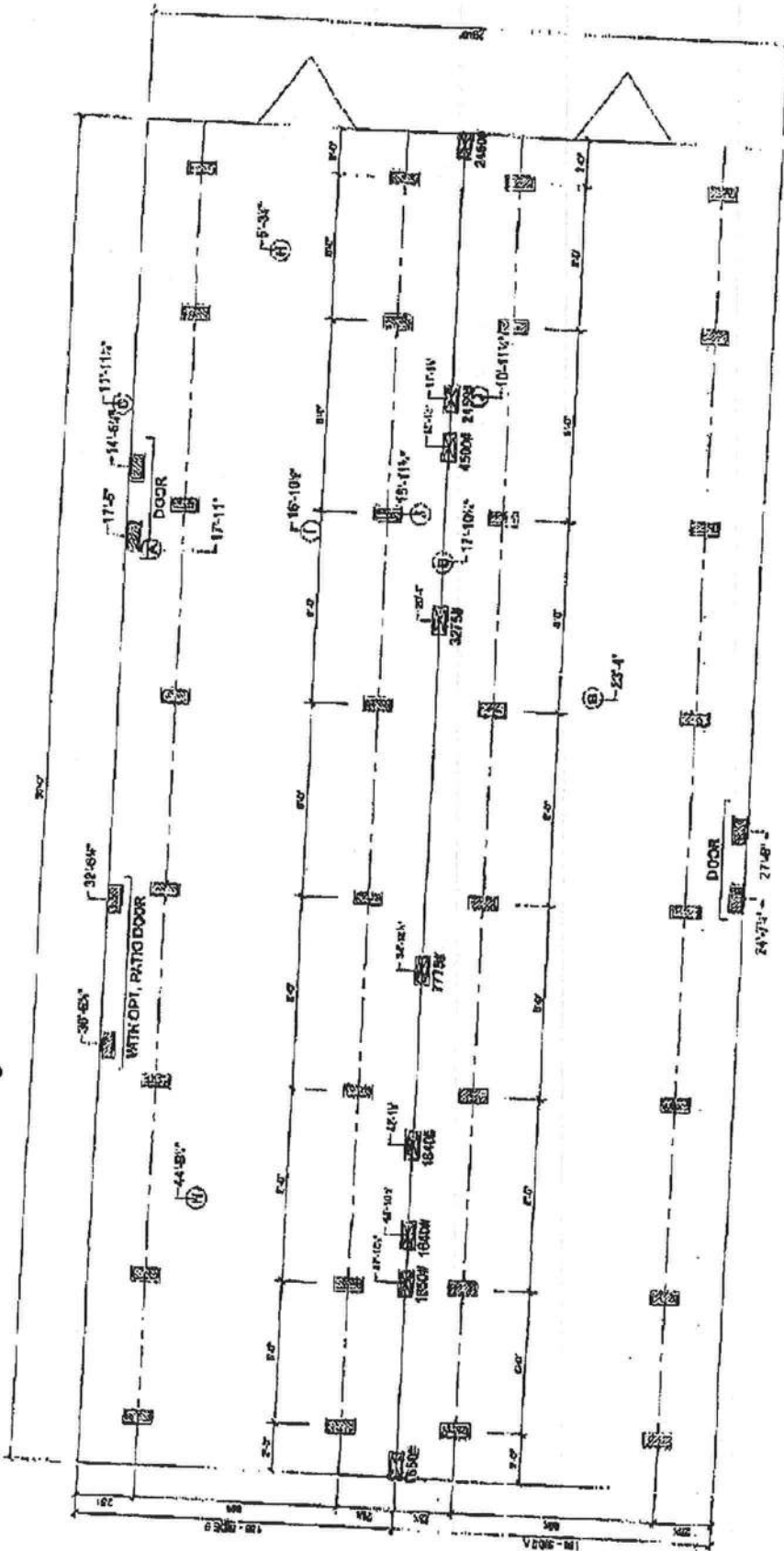
**Address Issued By:**  
Columbia County 9-1-1 Addressing / GIS Department

**NOTICE: THIS ADDRESS WAS ISSUED BASED ON LOCATION INFORMATION RECEIVED FROM THE REQUESTER. SHOULD, AT A LATER DATE, THE LOCATION INFORMATION BE FOUND TO BE IN ERROR, THIS ADDRESS IS SUBJECT TO CHANGE.**

1220



Selgao 0808-19  
Allen Harry



MARRIAGE LINE OPENING SUPPORT PIERTYP.  
SUPPORT PIERTYP

FOUNDATION NOTES

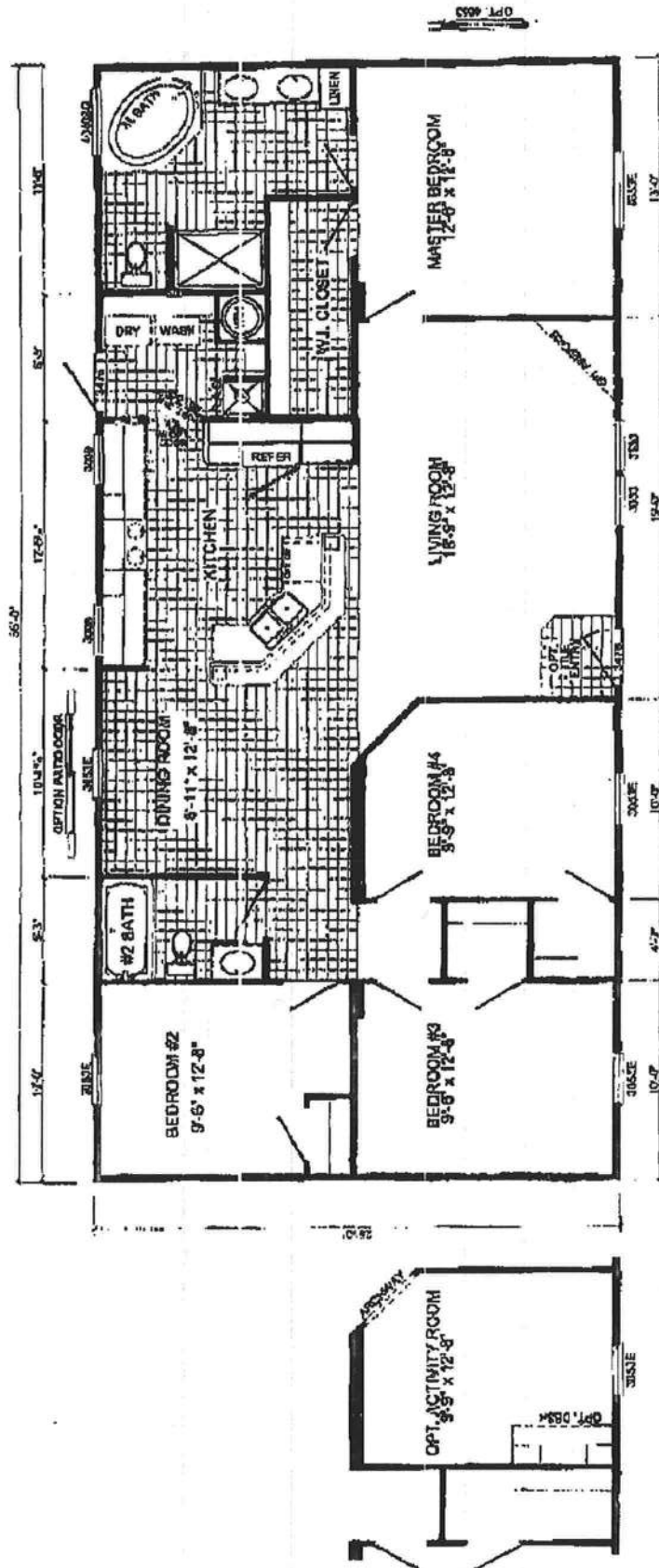
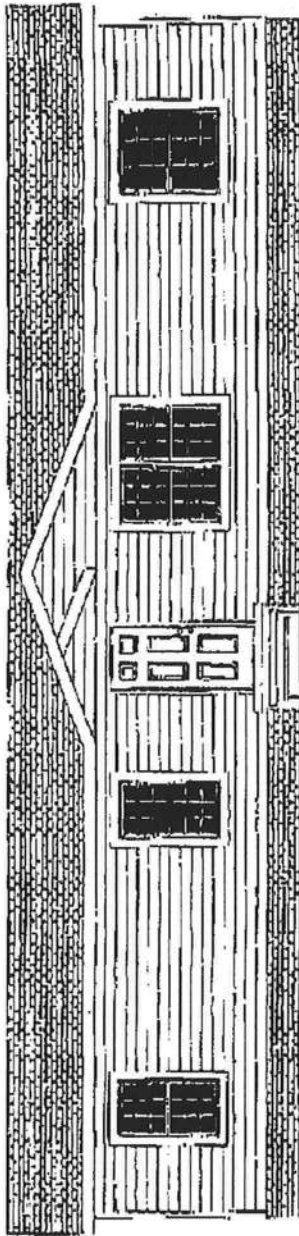
- THIS DRAWING IS DESIGNED FOR THE STANDARD WIND ZONE AND IS TO BE USED IN CONJUNCTION WITH THE INSTALLATION MANUAL AND ITS SUPPLEMENTS.
- FOOTINGS ARE SHOWN FOR EXAMPLE ONLY. QUANTITY AND SPACING MAY VARY BASED ON PAD TYPE, SOIL CONDITION, ETC.
- FOOTINGS ARE REQUIRED AT SUPPORT POSTS. SEE INSTALLATION MANUAL FOR REQUIREMENTS.

Live Oak Homes  
MODEL: L-2564A - 28 X 56  
4-BEDROOM / 2-BATH

- (A) MAIN ELECTRICAL
- (B) ELECTRICAL CROSSOVER
- (C) WATER INLET
- (D) WATER CROSSOVER (IF ANY)
- (E) GAS INLET (IF ANY)
- (F) GAS CROSSOVER (IF ANY)
- (G) DUCT CROSSOVER
- (H) SEWER DROPS
- (I) RETURN AIR (W/OPT. HEAT PUMP ON DUCT)
- (J) SUPPLY AIR (W/OPT. HEAT PUMP ON DUCT)

L-2564A

Selgas  
 0808-19  
 Atten: Harry



**L-2564A**  
**4-BEDROOM / 2-BATH**  
**28 x 60 - Approx. 1456 Sq. Ft.**

04/15/08/07  
 \*All room dimensions include closets and square footage figures are approximate.





REORDER FROM APEX COLOR



STATE OF FLORIDA  
DEPARTMENT OF HEALTH

APPLICATION FOR ONSITE SEWAGE DISPOSAL SYSTEM CONSTRUCTION PERMIT

Permit Application Number 08-0425

Mary Selgas

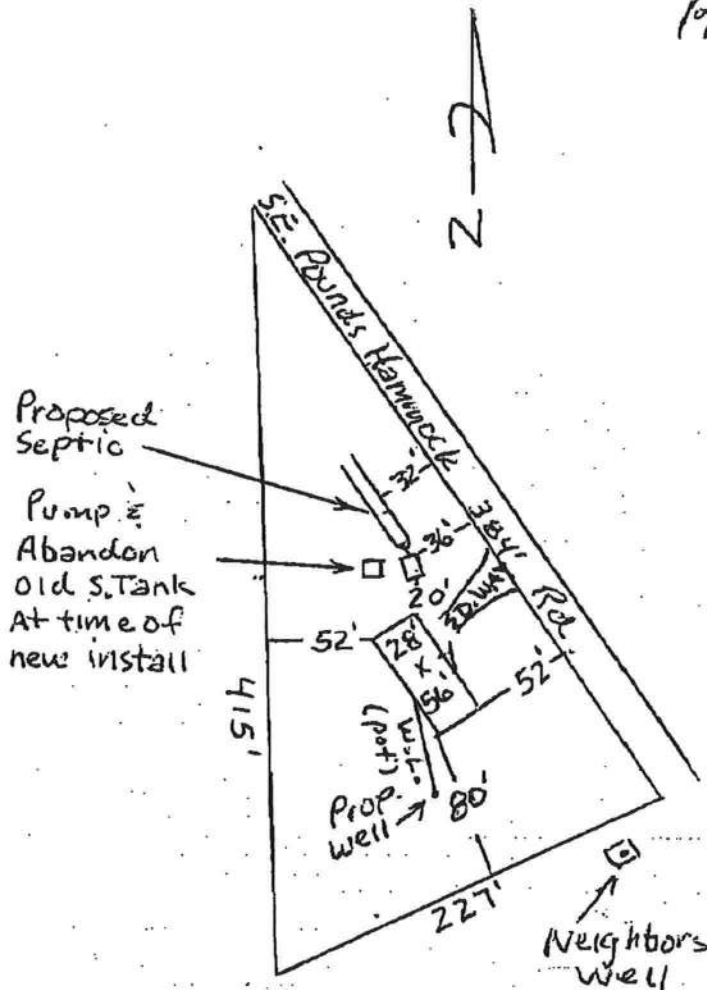
PART II - SITE PLAN

Scale: Each block represents 5 feet and 1 inch = 50 feet.

Revised Site Plan

6-12-08

Robert Munnell



Notes:

Site Plan submitted by: Robert Munnell 06-11-08

Plan Approved

[Signature]

APPROVED

Not Approved

Columbia CHD

Agent

Title 6/18/08

## HUGHES WELL DRILLING & PUMP SERVICE, LLC

12367 N US HWY 441

LAKE CITY, FLORIDA 32055

OFFICE: (386)-752-1840

FAX: (386)-755-2934

*hugwell1840@aol.com*

---

Columbia County Building and Zoning  
PO Box 1529  
Lake City, FL. 32056-1529

Attn: Gale Tedder / Janis

Re: Mary Selgas 12-4s-17-08326-001

- 1). 4" Deep well
- 2). 1-hp pump-20gpm
- 3). 81 Gallon Bladder tank eqv. To a 220 gallon galvanized tank
- 4). 1 1/4" pvc drop pipe

If you have any further questions, please feel free to phone me at the above number.

Sincerely,

Ronnie Hughes

**COLUMBIA COUNTY**  
**FLORIDA**

**M/H OCCUPANCY**

**COLUMBIA COUNTY, FLORIDA**

## Department of Building and Zoning Inspection

*This Certificate of Occupancy is issued to the below named permit holder for the building and premises at the below named location, and certifies that the work has been completed in accordance with the Columbia County Building Code.*

Parcel Number 12-4S-17-08326-001

Building permit No. 000027107

Permit Holder ERNEST JOHNSON

Owner of Building MARY SELGAS

Location: 612 SE POUNDS HAMMOCK RD, LAKE CITY, FL

Date: 07/15/2008



Building Inspector

**POST IN A CONSPICUOUS PLACE**  
*(Business Places Only)*



**ACKNOWLEDGMENT**  
(States Other Than California)

State of FLORIDA )  
County of COLUMBIA ) ss.

On this 3RD day of June, 2008, before me, the undersigned  
Notary Public, personally appeared WILLIAM H. THOMAS  
AND PAUL THOMAS

known to me to be the individual(s) who executed the foregoing instrument and acknowledged the same  
to be his(her)(their) free act and deed.

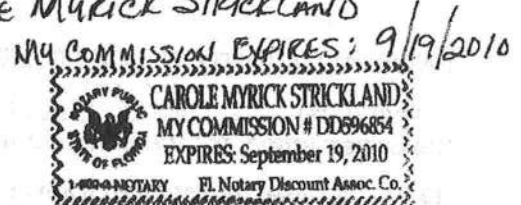
My Commission Expires: 9/19/2010

Carol Myrick Strickland  
Notary Public  
CAROLE MYRICK STRICKLAND

If acknowledged in the State of Florida, complete section(s) below:

(Releasor) ☒ Personally Known (or) ☐ Produced Identification

If applicable, Type of Identification Produced: \_\_\_\_\_



(Co-Releasor) ☒ Personally Known (or) ☐ Produced Identification

If applicable, Type of Identification Produced: \_\_\_\_\_

**ACKNOWLEDGMENT**  
(State Of California)

State of California )  
County of \_\_\_\_\_ ) ss.

On this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, before me, \_\_\_\_\_  
\_\_\_\_\_, the undersigned Notary Public, personally appeared,

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose  
name(s) is(are) subscribed to the attached instrument and acknowledged to me that he(she)(they)  
executed the same in his(her)(their) authorized capacity(ies), and that by his(her)(their) signature(s) on  
the instrument, the person(s) or the entity upon behalf of which the person(s) acted, executed the  
instrument.

WITNESS my hand and official seal.

\_\_\_\_\_  
Notary Public