

DATE 05/20/2019

Columbia County Building Permit

This Permit Must Be Prominently Posted on Premises During Construction

PERMIT
000038139

APPLICANT	NICK PRADH	PHONE	904-683-8054
ADDRESS	9210 CYPRESS GREEN DR	JACKSONVILLE	FL 32256
OWNER	FEDERAL NATIONAL MORTGAGE ASSN	PHONE	
ADDRESS	446 SW JAFUS AVE	LAKE CITY	FL 32024
CONTRACTOR	WAYNE MCCOY	PHONE	904-683-8054
LOCATION OF PROPERTY	90 W. L. PINEMOUNT RD. 1. JAFUS AVE. 34 MILES ON RIGHT		
TYPE DEVELOPMENT	RE-ROOF SFD	ESTIMATED COST OF CONSTRUCTION	17420.00
HEATED FLOOR AREA		TOTAL AREA	
FOUNDATION		WALLS	
LAND USE & ZONING		ROOF PITCH	5/12
		FLOOR	
		MAX. HEIGHT	35
Minimum Set Back Requirements:	STREET-FRONT	REAR	SIDE
NO. EX.D.U.	1	FLOOD ZONE	
		DEVELOPMENT PERMIT NO.	
PARCEL ID	12-4S-15-00346-001	SUBDIVISION	
LOT		BLOCK	
		PHASE	
		UNIT	
		TOTAL ACRES	
		CCC1330928	
Culvert Permit No.		Culvert Waiver	
		Contractor's License Number	
		LH	N
Driveway Connection		Septic Tank Number	
		LU & Zoning checked by	
		Approved for Issuance	
		New Resident	
		Time STUP No.	
COMMENTS:	NOC ON FILE		
		Check # or Cash	CASH

FOR BUILDING & ZONING DEPARTMENT ONLY

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		Insulation			
	date/app. by		date/app. by		
Rough-in plumbing above slab and below wood floor				Electrical rough-in	
			date/app. by		date/app. by
Heat & Air Duct		Peri. beam (I intel)		Pool	
	date/app. by		date/app. by		date/app. by
Permanent power		C.O. Final		Culvert	
	date/app. by		date/app. by		date/app. by
Pump pole		Utility Pole		M/H tie downs, blocking, electricity and plumbing	
	date/app. by		date/app. by		date/app. by
Reconnection		RV		Re-roof	
	date/app. by		date/app. by		date/app. by

BUILDING PERMIT FEE \$	90.00	CERTIFICATION FEE \$	0.00	SURCHARGE FEE \$	0.00
MISC. FEES \$	0.00	ZONING CERT. FEE \$		FIRE FEE \$	0.00
				WASTE FEE \$	
PLAN REVIEW FEE \$		DP & FLOOD ZONE FEE \$		CULVERT FEE \$	
				TOTAL FEE	90.00
INSPECTOR'S OFFICE			CLERK'S 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.

NOTICE: ALL OTHER APPLICABLE STATE OR FEDERAL PERMITS SHALL BE OBTAINED BEFORE COMMENCEMENT OF THIS PERMITTED DEVELOPMENT.

"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 RECEIVES AN APPROVED INSPECTION EVERY 180 DAYS. WORK SHALL BE CONSIDERED NOT SUSPENDED, ABANDONED OR INVALID WHEN THE PERMIT HAS RECEIVED AN APPROVED INSPECTION WITHIN 180 DAYS OF THE PREVIOUS INSPECTION

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

**Columbia County Building Permit Application
Re-Roof's, Roof Repairs, Roof Over's**

For Office Use Only Application # 1905-65 Date Received 5-20-19 By UA Permit # 38139

Plans Examiner _____ Date _____ ☒ NOC ☒ Deed or PA ☒ Contractor Letter of Auth. ☐ F W Comp. letter
☒ Product Approval Form ☐ Sub VF Form ☐ Owner POA ☐ Corporation Doc's and/or Letter of Auth.

Comments _____

FAX 904-683-7378

Applicant (Who will sign/pickup the permit) Nick Prada Phone 904-683-8054 x 280

Address 9210 Cypress Green Dr, Jacksonville, FL 32256

Owners Name Federal National Mortgage Assn Phone _____

911 Address 446 JAFUS AVE, LAKE CITY, FL 32024

Contractors Name reConstruction Team Wayne McCoy Phone 904-683-8054 x 280

Address 9210 Cypress Green Dr, Jacksonville, FL 32256

Contractors Email melissak@reconstructionteam.com ***Include to get updates for this job.

Fee Simple Owner Name & Address _____

Bonding Co. Name & Address _____

Architect/Engineer Name & Address _____

Mortgage Lenders Name & Address _____

Property ID Number 124S1500346001

Subdivision Name _____ **Lot** _____ **Block** _____ **Unit** _____ **Phase** _____

Driving Directions Head north on NE Hernando Ave toward NE Justice St; Turn left onto NE Madison St; Turn left onto N Marion Ave;

Turn right onto US-90 W/W Duval St; Turn left onto Co Rd 252B; Turn right onto SW Deputy J Davis Ln; Turn left onto Pinemount Rd;

Turn left onto SW Jafus Ave

Construction of (circle) Re-Roof - Roof repairs - Roof Overlay or Other re-roof

Cost of Construction 17,420.00 _____ **Commercial** OR ☒ **Residential**

Type of Structure (House; Mobile Home; Garage; Exxon) house

Roof Area (For this Job) SQ FT 4199 **Roof Pitch** 5 /12, _____ /12 **Number of Stories** 1

Is the existing roof being removed No If NO Explain _____

Type of New Roofing Product (Metal; Shingles; Asphalt Flat) shingles

Application is hereby made to obtain a permit to do work and installations as indicated. I certify that no work or installation has commenced prior to the issuance of a permit and that all work be performed to meet the standards of all laws regulating construction in this jurisdiction. **CODE: 2014 Florida Building Code.**

Columbia County Building Permit Application

TIME LIMITATIONS OF APPLICATION : An application for a permit for any proposed work shall be deemed to have been abandoned 180 days after the date of filing, unless such application has been pursued in good faith or a permit has been issued; except that the building official is authorized to grant one or more extensions of time for additional periods not exceeding 90 days each. The extension shall be requested in writing and justifiable cause demonstrated.

TIME LIMITATIONS OF PERMITS: 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 work is commenced. A valid permit receives an approved inspection every 180 days. Work shall be considered not suspended, abandoned or invalid when the permit has received an approved inspection within 180 days of the previous approved inspection.

FLORIDA'S CONSTRUCTION LIEN LAW: Protect Yourself and Your Investment: According to Florida Law, those who work on your property or provide materials, and are not paid-in-full, have a right to enforce their claim for payment against your property. This claim is known as a construction lien. If your contractor fails to pay subcontractors or material suppliers or neglects to make other legally required payments, the people who are owed money may look to your property for payment, even if you have paid your contractor in full. This means if a lien is filed against your property, it could be sold against your will to pay for labor, materials or other services which your contractor may have failed to pay.

NOTICE OF RESPONSIBILITY TO CONTRACTOR AND AGENT: YOU ARE HEREBY NOTIFIED as the recipient of a building permit from Columbia County, Florida, you will be held responsible to the County for any damage to sidewalks and/or road curbs and gutters, concrete features and structures, together with damage to drainage facilities, removal of sod, major changes to lot grades that result in ponding of water, or other damage to roadway and other public infrastructure facilities caused by you or your contractor, subcontractors, agents or representatives in the construction and/or improvement of the building and lot for which this permit is issued. No certificate of occupancy will be issued until all corrective work to these public infrastructures and facilities has been corrected.

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU 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 ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT.

OWNERS CERTIFICATION: I CERTIFY THAT ALL THE FOREGOING INFORMATION IS ACCURATE AND THAT ALL WORK WILL BE DONE IN COMPLIANCE WITH ALL APPLICABLE LAWS REGULATING CONSTRUCTION AND ZONING.

NOTICE TO OWNER: There are some properties that may have deed restrictions recorded upon them. These restrictions may limit or prohibit the work applied for in your building permit. You must verify if your property is encumbered by any restrictions or face possible litigation and or fines.

Marti McCoy
Print Owners Name

M. McCoy
Owners Signature

****Property owners must sign here before any permit will be issued.**

****If this is an Owner Builder Permit Application then, ONLY the owner can sign the building permit when it is issued.**

CONTRACTORS AFFIDAVIT: By my signature I understand and agree that I have informed and provided this written statement to the owner of all the above written responsibilities in Columbia County for obtaining this Building Permit including all application and permit time limitations.

M. McCoy
Contractor's Signature

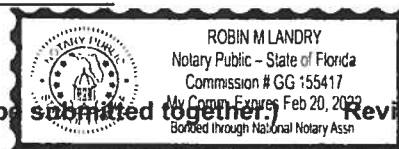
Contractor's License Number CCC1330928
Columbia County
Competency Card Number 135 ✓

Affirmed under penalty of perjury to by the Contractor and subscribed before me this 17 day of May 2019.

Personally known X or Produced Identification _____

Robin M Landry
State of Florida Notary Signature (For the Contractor)

SEAL:





Fannie Mae

May 16, 2019

To: Columbia County Building Department

This letter confirms that the below listed Company is employed as an approved Fannie Mae (Federal National Mortgage Association) vendor and has our approval to sign permits on behalf of Fannie Mae at the below listed property.

Should you have any questions, you can contact us at 972-676-2805 or brad_g_eubanks@fanniemae.com.

Approved Fannie Mae Vendors:

reConstruction Team

Vendor ID: 30498

9210 Cypress Green Dr

Jacksonville, FL 32256

Authorized signors on their behalf:

Wayne McCoy, Owner

Fannie Mae Property Address:

446 SW Jafus Ave

Lake City, FL 32024

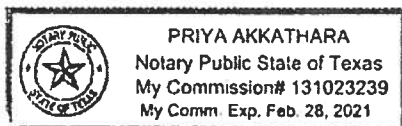
Sincerely,

Shirley Small
Fannie Mae

STATE OF TEXAS
COUNTY OF COLLIN

SUBSCRIBED TO AND SWORN BEFORE ME this Thursday, May 16th, 2019 by Shirley Small, Fannie Mae Asset Manager

Notary Public





Franchise Tax Account Status

As of : 04/22/2019 08:46:55

This Page is Not Sufficient for Filings with the Secretary of State

FEDERAL NATIONAL MORTGAGE CORPORATION

Texas Taxpayer Number 30118366258

Mailing Address 13455 NOEL RD STE 1000 DALLAS, TX 75240-6620

Right to Transact Business in Texas FRANCHISE TAX ENDED

State of Formation TX

Effective SOS Registration Date 01/11/1996

Texas SOS File Number 0138479600

Registered Agent Name STEVEN GRACIN

Registered Office Street Address 13455 NEOL RD. STE. #1000 DALLAS, TX 75240

As required by Florida Statute 553.842 and Florida Administrative Code 9B-72, please provide the information and approval numbers on the building components listed below if they will be utilized on the construction project for which you are applying for a building permit. We recommend you contact your local product supplier should you not know the product approval number for any of the applicable listed products. Statewide approved products are listed online @ www.floridabuilding.org

Category/Subcategory	Manufacturer	Product Description	Approval Number(s)
1. EXTERIOR DOORS			
A. SWINGING			
B. SLIDING			
C. SECTIONAL/ROLL UP			
D. OTHER			
2. WINDOWS			
A. SINGLE/DOUBLE HUNG			
B. HORIZONTAL SLIDER			
C. CASEMENT			
D. FIXED			
E. MULLION			
F. SKYLIGHTS			
G. OTHER			
3. PANEL WALL			
A. SIDING			
B. SOFFITS			
C. STOREFRONTS			
D. GLASS BLOCK			
E. OTHER			
4. ROOFING PRODUCTS			
A. ASPHALT SHINGLES	Tamko	Asphalt Shingle	FL18355.1
B. NON-STRUCTURAL METAL			
C. ROOFING TILES			
D. SINGLE PLY ROOF			
E. OTHER	Midstates	Underlayment	FL17188.1
5. STRUCTURAL COMPONENTS			
A. WOOD CONNECTORS			
B. WOOD ANCHORS			
C. TRUSS PLATES			
D. INSULATION FORMS			
E. LINTELS			
F. OTHERS			
6. NEW EXTERIOR			
ENVELOPE PRODUCTS			

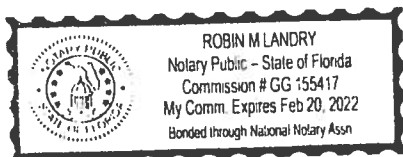
The products listed below did not demonstrate product approval at plan review. I understand that at the time of inspection of these products, the following information must be available to the inspector on the jobsite; 1) copy of the product approval, 2) performance characteristics which the product was tested and certified to comply with, 3) copy of the applicable manufacturers installation requirements.

Further, I understand these products may have to be removed if approval cannot be demonstrated during inspection.

M. M. Coy
Contractor OR Agent Signature

Date

NOTES: _____



Ant. Lawler

Columbia County Property Appraiser

Jeff Hampton

2018 Tax Roll Year

updated: 5/9/2019

Retrieve Tax Record

2018 TRIM (pdf)

Property Card

Parcel List Generator

Show on GIS Map

Print

Parcel: << 12-4S-15-00346-001 >>

Owner & Property Info

Result: 1 of 1

RESUBMIT FORM

Owner	FEDERAL NATIONAL MORTGAGE ASSOCIATION C/O SETERUS INC 14523 SW MILIKAN WAY BEAVERTON, OR 97005		
Site	446 JAFUS AVE, LAKE CITY		
Description*	COMM NE COR OF SE1/4 OF NW1/4 RUN S 388.17 FT FOR POB, CONT S 210 FT, W 630 FT, N 206 FT, E 629.99 FT TO POB. 773-2070, 963-2384, QC 1127- 2240, FJ 1128-545, 1137-2431, WD 1279-832, DC 1319-337, CT 1375-1379		
Area	3 AC	S/T/R	12-4S-15
Use Code**	SINGLE FAM (000100)	Tax District	3

*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.

**The Use Code is a FL Dept. of Revenue (DOR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

Property & Assessment Values

2018 Certified Values		2019 Working Values	
Mkt Land (1)	\$23,795	Mkt Land (1)	\$23,795
Ag Land (0)	\$0	Ag Land (0)	\$0
Building (1)	\$142,729	Building (1)	\$142,777
XFOB (9)	\$24,904	XFOB (9)	\$24,904
Just	\$191,428	Just	\$191,476
Class	\$0	Class	\$0
Appraised	\$191,428	Appraised	\$191,476
SOH Cap [?]	\$0	SOH Cap [?]	\$0
Assessed	\$191,428	Assessed	\$191,476
Exempt	\$0	Exempt	\$0
Total Taxable	county:\$191,428 city:\$191,428 other:\$191,428 school:\$191,428	Total Taxable	county:\$191,476 city:\$191,476 other:\$191,476 school:\$191,476

Aerial Viewer Pictometry Google Maps



Sales History

Show Similar Sales within 1/2 mile

Fill out Sales Questionnaire

Sale Date	Sale Price	Book/Page	Deed	V/I	Quality (Codes)	RCode
12/12/2018	\$0	1375/1379	CT	I	U	18
8/7/2014	\$100	1279/0832	WD	I	U	11
12/7/2007	\$307,500	1137/2431	WD	I	Q	
9/30/2002	\$169,000	963/2384	WD	I	Q	
4/22/1993	\$0	773/2070	WD	V	U	03

Building Characteristics

Bldg Sketch	Bldg Item	Bldg Desc*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	1	SINGLE FAM (000100)	1993	2565	4199	\$142,777

*Bldg Desc determinations are used by the Property Appraisers office solely for the purpose of determining a property's Just Value for ad valorem tax purposes and should not be used for any other purpose.

NOTICE OF COMMENCEMENT

Clerk's Office Stamp

Tax Parcel Identification Number:

12-45-15-00346-001

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
a) Street (job) Address: 446 JAFUS AVE, LAKE CITY, FL 32024
2. General description of improvements: re-roof
3. Owner Information or Lessee information if the Lessee contracted for the improvements:
a) Name and address: FEDERAL NATIONAL MORTGAGE ASSN, 14523 SW MILIKAN WAY BEAVERTON, OR 97005
b) Name and address of fee simple titleholder (if other than owner):
c) Interest in property:
4. Contractor Information
a) Name and address: reConstruction Team, 9210 Cypress Green Dr, Jacksonville, FL 32256
b) Telephone No.: 904-683-8054
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:
b) Phone No.:
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 1, 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
COUNTY OF COLUMBIA

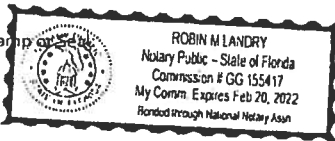
10. M. McCoy
Signature of Owner or Lessee, or Owner's or Lessee's Authorized Office/Director/Partner/Manager
Wayne McCoy
Printed Name and Signatory's Title/Office

The foregoing instrument was acknowledged before me, a Florida Notary, this 14 day of May, 2019, by:
Wayne McCoy as Authorized Agent for Federal National Mortgage Assn
(Name of Person) (Type of Authority) (name of party on behalf of whom instrument was executed)

Personally Known ☒ OR Produced Identification ☐ Type _____

Notary Signature [Signature]

Notary Stamp



A PART OF THE SE 1/4 OF THE NW 1/4 OF SECTION 12, TOWNSHIP 4 SOUTH,
RANGE 15 EAST MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE SE 1/4 OF SAID NW 1/4
AND RUN S 00°54'00" E., ALONG THE EAST LINE THEREOF 388.17 FEET FOR A
POINT OF BEGINNING; THENCE CONTINUE S 00°54'00" E., 210.00 FEET;
THENCE S 89°28'00" W., 630.00 FEET; THENCE N 00°54'00" W., 206.00 FEET;
THENCE N 89°06' 10" E., 629.99 FEET TO THE POINT OF BEGINNING,
COLUMBIA COUNTY, FLORIDA.

SUBJECT TO AN EXISTING ROAD RIGHT-OF-WAY ALONG THE EAST SIDE
THEREOF.

Property Address: 446 SW JAFUS AVE, LAKE CITY, FL 32024