

DATE 01/19/2007

Columbia County Building Permit

PERMIT
000025433

This Permit Expires One Year From the Date of Issue

APPLICANT MICHAEL RETHERFORD PHONE 963-1075
ADDRESS 3313 202ND ST WELLBORN FL 32094
OWNER FIVE ASH FOREST PHONE 752-7207
ADDRESS 340 NW TURNBERRY DR LAKE CITY FL 32055
CONTRACTOR MICHAEL RETHERFORD PHONE 963-1075
LOCATION OF PROPERTY 90W, TR ON BROWN RD, TR ON TURNBERRY DR, 5TH HOUSE
ON RIGHT

TYPE DEVELOPMENT GARAGE ESTIMATED COST OF CONSTRUCTION 10000.00
HEATED FLOOR AREA TOTAL AREA HEIGHT STORIES 1
FOUNDATION CONC WALLS FRAMED ROOF PITCH 3/12 FLOOR SLAB
LAND USE & ZONING RSF-2 MAX. HEIGHT
Minimum Set Back Requirments: STREET-FRONT 25.00 REAR 15.00 SIDE 10.00
NO. EX.D.U. FLOOD ZONE X DEVELOPMENT PERMIT NO.

PARCEL ID 27-3S-16-02316-000 SUBDIVISION FIVE ASH FOREST
LOT 31 BLOCK PHASE UNIT TOTAL ACRES

CGC1504128
Culvert Permit No. Culvert Waiver Contractor's License Number Applicant/Owner/Contractor
EXISTING X017-017 BK JH N
Driveway Connection Septic Tank Number LU & Zoning checked by Approved for Issuance New Resident

COMMENTS: ONE FOOT ABOVE THE ROAD, NOC ON FILE
SEC. 2.3.8 EXISTING MH PARK, VARIANCE#254 ALLOWING 10'
BETWEEN MH, ACCESSORY USE Check # or Cash 2489

FOR BUILDING & ZONING DEPARTMENT ONLY

(footer/Slab)

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

BUILDING PERMIT FEE \$ 50.00 CERTIFICATION FEE \$ 0.00 SURCHARGE FEE \$ 0.00
MISC. FEES \$ 0.00 ZONING CERT. FEE \$ 50.00 FIRE FEE \$ 0.00 WASTE FEE \$
FLOOD DEVELOPMENT FEE \$ FLOOD ZONE FEE \$ CULVERT FEE \$ TOTAL FEE 100.00

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."

This Permit Must Be Prominently Posted on Premises During Construction

PLEASE NOTIFY THE COLUMBIA COUNTY BUILDING DEPARTMENT AT LEAST 24 HOURS IN ADVANCE OF EACH INSPECTION, IN ORDER THAT IT MAY BE MADE WITHOUT DELAY OR INCONVIENCE, PHONE 758-1008. THIS PERMIT IS NOT VALID UNLESS THE WORK AUTHORIZED BY IT IS COMMENCED WITHIN 6 MONTHS AFTER ISSUANCE.

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

Prepared by and return to:
GUY W. NORRIS, Attorney at law
NORRIS & JOHNSON, P.A.
253 NW Main Blvd.
Post Office Drawer 2349
Lake City, Florida 32056-2349

From a legal description provided
by Grantors and without a title search

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, Made this 30th day of December, 2005, by MARK S. GOODSON and PATTI H. GOODSON, husband and wife, 337 SW Tompkins Street, Lake City, Florida 32024, hereinafter called the Grantors, to FIVE ASH FOREST, LLC, a Florida limited liability company, 337 SW Tompkins Street, Lake City, Florida 32024, hereinafter called the Grantee,

WITNESSETH:

That the Grantors, for and in consideration of the sum of TEN and No/100 DOLLARS (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, by these presents do grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee, all that certain land situate in Columbia County, Florida, described as follows:

TOWNSHIP 3 SOUTH, RANGE 16 EAST

Section 28: Begin at the SW corner of NW ¼ of SE ¼ of Section 28, Township 3 South, Range 16 East (Also being the NW corner of Magnolia Hills Subdivision as recorded in Plat Book 6, Pages 189 and 190 of the Public Records of Columbia County, Florida); thence run North 00°09'12" West along the East right of way line of Brown Road a distance of 570.29 feet; thence continue along said East right of way line, North 00°30'49" East, a distance of 552.56 feet; thence run North 88°59'03" East, a distance of 700 feet; thence run North 00°30'49" East, a distance of 200 feet to the North line of said NW ¼ of SE ¼; thence run North 88°59'03" East along said North line, a distance of 562.46 feet to the NE corner of said NW ¼ of SE ¼; thence run South 00°27'05" East, a distance of 1337.12 feet to the SE Corner of said NW ¼ of SE ¼; thence run South 89°38'09" West along South line of said NW ¼ of SE ¼ a distance of 1278.04 feet to the Point of Beginning.

Parcel No. 28-3S-16-02376-000

SUBJECT TO: Ad valorem taxes and special assessments for 2005 and subsequent years; restrictions and easements of record; easements shown by a plat of the property; visible easements; and Mortgage in favor of Newton D. Fiveash recorded in O.R. Book 1004, Page 588, public records of Columbia County, Florida, which Mortgage the Grantee herein assumes and agrees to pay.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the Grantors hereby covenant with the Grantee that the Grantors are lawfully

seized of said land in fee simple; that the Grantors have good right and lawful authority to sell and convey said land; that the Grantors hereby warrant the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the Grantors.

IN WITNESS WHEREOF, Grantors have hereunto set Grantors' hands and seals the day and year first above written.

Signed, sealed and delivered
in the presence of:

Sign Cynthia M. Busscher
Print Cynthia M. Busscher

Sign Diane A. Crews
Print DIANE A. CREWS

Mark S. Goodson
MARK S. GOODSON

Signed, sealed and delivered
in the presence of:

Sign Cynthia M. Busscher
Print Cynthia M. Busscher

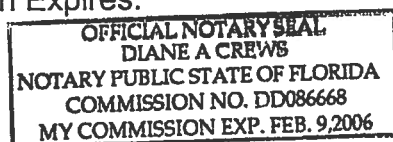
Sign Diane A. Crews
Print DIANE A. CREWS

Patti H. Goodson
PATTI H. GOODSON

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 30th day of December, 2005, by MARK S. GOODSON, who is personally known to me or has produced N/A as identification.

Notary Public:
Sign Diane A. Crews
Print DIANE A. CREWS
State of Florida at Large (Seal)
My Commission Expires:



STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 30th day of December, 2005, by PATTI H. GOODSON, who is personally known to me or has produced N/A as identification.

Notary Public:
Sign Diane A. Crews
Print DIANE A. CREWS
State of Florida at Large (Seal)
My Commission Expires:

