

DATE 04/25/2007

# Columbia County Building Permit

This Permit Expires One Year From the Date of Issue

PERMIT

000025746

APPLICANT ROCKY FORD PHONE 497-2311  
ADDRESS PO BOX 39 FORT WHITE FL 32038  
OWNER ERIC COCHRAN PHONE 497-2311  
ADDRESS 8303 SW 42ND AVE GAINESVILLE FL 32608  
CONTRACTOR OWNER BUILDER PHONE \_\_\_\_\_  
LOCATION OF PROPERTY 47 S, R 27, L RIVERSIDE DR, AT THE 90 DEGREE TURN GO  
STRAIGHT THAT IS THE DRIVEWAY  
TYPE DEVELOPMENT RV, UTILITY ESTIMATED COST OF CONSTRUCTION 0.00  
HEATED FLOOR AREA \_\_\_\_\_ TOTAL AREA \_\_\_\_\_ HEIGHT \_\_\_\_\_ STORIES \_\_\_\_\_  
FOUNDATION \_\_\_\_\_ WALLS \_\_\_\_\_ ROOF PITCH \_\_\_\_\_ FLOOR \_\_\_\_\_  
LAND USE & ZONING AG-3 MAX. HEIGHT 35  
Minimum Set Back Requirments: STREET-FRONT 30.00 REAR 25.00 SIDE 25.00  
NO. EX.D.U. 0 FLOOD ZONE NA DEVELOPMENT PERMIT NO. \_\_\_\_\_

PARCEL ID 27-6S-15-00642-004 SUBDIVISION THREE RIVERS ESTAES  
LOT 6 BLOCK \_\_\_\_\_ PHASE \_\_\_\_\_ UNIT 3 TOTAL ACRES 3.00

Rocky D Ford  
Culvert Permit No. \_\_\_\_\_ Culvert Waiver \_\_\_\_\_ Contractor's License Number \_\_\_\_\_ Applicant/Owner/Contractor \_\_\_\_\_  
07-392E LH LH N  
Driveway Connection \_\_\_\_\_ Septic Tank Number \_\_\_\_\_ LU & Zoning checked by \_\_\_\_\_ Approved for Issuance \_\_\_\_\_ New Resident \_\_\_\_\_  
COMMENTS: 6 MONTH RV PERMIT ONLY

Check # or Cash 1291

## 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 \$ 0.00 ZONING CERT. FEE \$ 50.00 FIRE FEE \$ 0.00 WASTE FEE \$ \_\_\_\_\_  
FLOOD DEVELOPMENT FEE \$ \_\_\_\_\_ FLOOD ZONE FEE \$ \_\_\_\_\_ CULVERT FEE \$ \_\_\_\_\_ TOTAL FEE 50.00  
INSPECTORS OFFICE L. H. CLERKS OFFICE CH

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 INCONVINCE, 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 & RETURN TO:

Name: Chris Travis, an employee of  
TITLE OFFICES, LLC  
Address: 1089 SW MAIN BLVD.  
LAKE CITY, FLORIDA 32025  
File No. 06Y-11014CT

Parcel No.: 00642-004

Inst: 2006029450 Date: 12/14/2006 Time: 15:39  
Doc Stamp-Deed : 1295.00  
DC, P. Dewitt Cason, Columbia County B: 1104 P: 2600

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This **WARRANTY DEED**, made the 8th day of **December, 2006**, by

**PAUL E. HEINMULLER, JR.** and **ELENA Y. HEINMULLER**, HIS WIFE, hereinafter called the Grantors, to

**ERIC T. COCHRAN** and **DENISE R. COCHRAN**, HIS WIFE, whose post office address is

**8303 SW 42<sup>ND</sup> AVE GAINESVILLE, FL 32608**, hereinafter called the Grantees:

WITNESSETH: That the Grantors, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, do hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantees all that certain land situate in County of Columbia, State of Florida, viz:

**Lots 4, 5 and 6, THREE RIVERS ESTATES, Unit 7, according to the map or plat thereof as recorded in Plat Book 4, Page 28, of the Public Records of Columbia County, Florida.**

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

THE ABOVE-DESCRIBED PROPERTY IS NOT THE CONSTITUTIONAL HOMESTEAD OF THE GRANTORS, NOR IS IT CONTIGUOUS TO SUCH.

SUBJECT TO TAXES FOR THE YEAR 2006 AND SUBSEQUENT YEARS, RESTRICTIONS, RESERVATIONS, COVENANTS AND EASEMENTS OF RECORD, IF ANY.

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

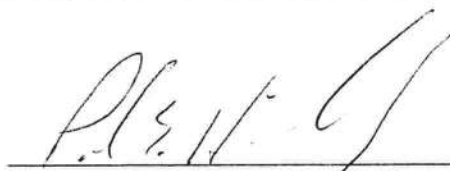
And the Grantors hereby covenant with the Grantees that the Grantors are lawfully seized of said land in fee simple, that the Grantors have good right and lawful authority to sell and convey said land and that the Grantors hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever. Grantors further warrant that said land is free of all encumbrances, except as noted herein and except taxes accruing subsequent to December 31, 2005.


IN WITNESS WHEREOF, the said Grantors have signed and sealed these presents, the day and year first above written.

Signed, sealed and delivered in the presence of:

  
Witness Signature **Sybil C. Travis**  
Printed Name: \_\_\_\_\_

  
Witness Signature **Regina Simpkins**  
Printed Name: \_\_\_\_\_

  
Name: **PAUL E. HEINMULLER, JR.**  
Address: **1382 SW RIVERSIDE AVE.,  
FORT WHITE, FL. 32038**

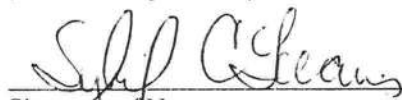
  
Name: **ELENA Y. HEINMULLER**  
Address: **1382 SW RIVERSIDE AVE.,  
FORT WHITE, FL. 32038**

STATE OF FLORIDA  
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 8th day of December, 2006, by **PAUL E. HEINMULLER, JR.** and **ELENA Y. HEINMULLER**, who are personally known to me or who have produced FDC as identification.



**SYBIL C. TRAVIS**  
MY COMMISSION # DD 483031  
EXPIRES: October 18, 2009  
Bonded Thru Budget Notary Services

  
Signature of Notary  
Printed Name: \_\_\_\_\_  
My commission expires: \_\_\_\_\_

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FOUNDATION \_\_\_\_\_ WALLS \_\_\_\_\_ ROOF PITCH \_\_\_\_\_ FLOOR \_\_\_\_\_

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Electrical rough-in \_\_\_\_\_ Heat & Air Duct \_\_\_\_\_ Peri. beam (Lintel) \_\_\_\_\_  
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Permanent power \_\_\_\_\_ C.O. Final \_\_\_\_\_ Culvert \_\_\_\_\_  
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M/H tie downs, blocking, electricity and plumbing \_\_\_\_\_ Pool \_\_\_\_\_  
date/app. by \_\_\_\_\_ date/app. by \_\_\_\_\_

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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

COLUMBIA COUNTY, FLORIDA  
LAND DEVELOPMENT REGULATION ADMINISTRATOR  
SPECIAL PERMIT FOR TEMPORARY USE  
APPLICATION

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Permit No. 6704-03 / 25746 Date 4-24-07  
Fee 200.00 Receipt No. 3656

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Certain uses are of short duration and do not create excessive incompatibility during the course of the use. Therefore, the Land Development Regulation Administrator is authorized to issue temporary use permits for the following activities, after a showing that any nuisance or hazardous feature involved is suitably separated from adjacent uses; excessive vehicular traffic will not be generated on minor residential streets; and a vehicular parking problem will not be created:

1. In any zoning district: special events operated by non-profit, eleemosynary organizations.
2. In any zoning district: Christmas tree sales lots operated by non-profit, eleemosynary organizations.
3. In any zoning district: other uses which are similar to (1) and (2) above and which are of a temporary nature where the period of use will not extend beyond thirty (30) days.
4. In any zoning district: mobile homes or travel trailers used for temporary purposes by any agency of municipal, County, State, or Federal government; provided such uses shall not be or include a residential use.
5. In any zoning district: mobile homes or travel trailers used as a residence, temporary office, security shelter, or shelter for materials of goods incident to construction on or development of the premises upon which the mobile home or travel trailer is located. Such use shall be strictly limited to the time construction or development is actively underway. In no event shall the use continue more than twelve (12) months without the approval of the Board of County Commissioners and the Board of County Commissioners shall give such approval only upon finding that actual construction is continuing.
6. In agricultural, commercial, and industrial districts: temporary religious or revival activities in tents.

7. In agricultural districts: In addition to the principal residential dwelling, one (1) additional mobile homes may be used as an accessory residence, provided that such mobile homes are occupied by persons related by the grandparent, parent, step-parent, adopted parent, sibling, child, stepchild, adopted child or grandchild of the family occupying the principal residential use. Such mobile homes are exempt from lot area requirements, and shall not be located within required yard areas. Such mobile homes shall not be located within twenty (20) feet of any building. A temporary use permit for such mobile homes may be granted for a time period up to one (1) year. When the temporary use permit expires, the applicant may invoke the provisions of Section 14.9, entitled Special Family Lot Permits.
8. In shopping centers within Commercial Intensive districts only: mobile recycling collection units. These units shall operate only between the hours of 7:30 a.m. and 8:30 p.m. and shall be subject to the review of the Land Development Regulation Administrator. Application for permits shall include written confirmation of the permission of the shopping center owner and a site plan which includes distances from buildings, roads, and property lines. No permit shall be valid for more than thirty (30) days within a twelve (12) month period, and the mobile unit must not remain on site more than seven (7) consecutive days. Once the unit is moved off-site, it must be off-site for six (6) consecutive days.
9. In any zoning district: A temporary business, as defined within these Land Development Regulations. At least sixty (60) days prior to the commencement date of the temporary permit, the applicant shall submit an application to the County, which shall include the following information.
  - a. the name and permanent address or headquarters of the person applying for the permit;
  - b. if the applicant is not an individual, the names and addresses of the business;
  - c. the names and addresses of the person or persons which will be in direct charge of conducting the temporary business;
  - d. the dates and time within which the temporary business will be operated;
  - e. the legal description and street address where the temporary business will be located;
  - f. the name of the owner or owners of the property upon which the temporary business will be located;
  - g. a written agreement containing the permission from the owner of the property for its use for a temporary business must be attached to and made a part of the application for the permit;

- h. a site plan showing display areas, plans for access and egress of vehicular traffic, any moveable interim structures, tents, sign and banner location and legal description of the property must accompany the application for the temporary use permit; and
- i. a public liability insurance policy, written by a company authorized to do business in the State of Florida, insuring the applicant for the temporary permit against any and all claims and demands made by persons for injuries or damages received by reason of or arising out of operating the temporary business. The insurance policy shall provide for coverage of not less than one million dollars (\$1,000,000.00) for damages incurred or claims by more than one person for bodily injury and not less than two million dollars (\$2,000,000.00) for damages incurred or claims by more than one person for bodily injury and fifty thousand dollars (\$50,000.00) for damages to property for one person and one hundred thousand dollars (\$100,000.00) for damages to property claimed by more than one person. The original or duplicate of such policy, fully executed by the insurer, shall be attached to the application for the temporary permit, together with adequate evidence that the premiums have been paid.

The sales permitted for a temporary business, as defined with these land development regulations, including, but not limited to, promotional sales such as characterized by the so-called "sidewalk "sale", "vehicle sale", or "tent sale", shall not exceed three (3) consecutive calendar days.

There must be located upon the site upon which the temporary business shall be conducted public toilet facilities which comply with the State of Florida code, potable drinking water for the public, approved containers for disposing of waste and garbage and adequate light to illuminate the site at night time to avoid theft and vandalism.

If the application is for the sale of automobiles or vehicles, the applicant shall provide with the application a copy of a valid Florida Department of Motor Vehicle Dealers license and Department of Motor Vehicle permit to conduct an "offsite" sale. If any new vehicles are to be displayed on the site, a copy of the factory authorization to do so will be required to be filed with the application.

No activities, such as rides, entertainment, food, or beverage services shall be permitted on the site in conjunction with the operation of the temporary business.

Not more than one (1) sign shall be located within or upon the property for which the temporary permits is issued, and shall not exceed sixteen (16) square feet in surface area. No additional signs, flags, banners, balloons or other forms of visual advertising shall be permitted. The official name of the applicant and its permanent location and street address, together with its

permanent telephone number, must be posted on the site of the property for which the temporary permit is issued and shall be clearly visible to the public.

Any applicant granted a temporary permit under these provisions shall also comply with and abide by all other applicable federal, State of Florida, and County laws, rules and regulations.

Only one (1) tent, not to exceed three hundred fifty (350) square feet in size shall be permitted to be placed on the site of the temporary business and such tent, if any, shall be properly and adequately anchored and secured to the ground or to the floor of the tent.

No person or entity shall be issued more than one (1) temporary permit during each calendar year.

The temporary permit requested by an applicant shall be issued or denied within sixty (60) days following the date of the application therefor is filed with the Land Development Regulation Administrator.

10. In agriculture and environmentally sensitive area districts: a single recreational vehicle as described on permit for living, sleeping, or housekeeping purposes for one-hundred eighty (180) consecutive days from date that permit is issued, subject to the following conditions:

*on Deed...  
That is their  
Residence.*

- a. Demonstrate a permanent residence in another location.
- b. Meet setback requirements.
- c. Shall be hooked up to or have access to appropriate electrical service, potable well and sanitary sewer facilities (bathroom and septic tank) that have been installed pursuant to permits issued by the Health Department and County Building and Zoning Department, where required.
- d. Upon expiration of the permit the recreational vehicle shall not remain on property parked or stored and shall be removed from the property for 180 consecutive days.
- e. Temporary RV permits are renewable only after one (1) year from issuance date of any prior temporary permit.

Temporary RV permits existing at the effective date of this amendment may be renewed for one (1) additional temporary permit in compliance with these land development regulations, as amended. Recreational vehicles as permitted in this section are not to include RV parks.

Appropriate conditions and safeguards may include, but are not limited to, reasonable time limits within which the action for which temporary use permit is requested shall be begun or completed, or both. Violation of such conditions and safeguards, when made a part of the terms under which the special permit is granted, shall be deemed a violation of these land development regulations and punishable as provided in Article 15 of these land development regulations.

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1. Name of Title Holder(s) Eric Cochran

Address 8303 SW 42nd Ave City Gainesville FL Zip Code 32608

Phone (386) 497-2311

**NOTE:** If the title holder(s) of the subject property are appointing an agent to represent them, a letter from the title holder(s) addressed to the Land Development Regulation Administrator **MUST** be attached to this application at the time of submittal stating such appointment.

Title Holder(s) Representative Agent(s) Rocky Ford, Dale Burd or Kelly Bishop

Address PO Box 39 City Ft. White Zip Code 32038

Phone (386) 497-2311

2. Size of Property 3 acres - 3 lots 4, 5, & 6

3. Tax Parcel ID# 00-00-00-00642-004

4. Present Land Use Classification Ag #10

5. Present Zoning District Ag-3

6. Proposed Temporary Use of Property RV

(Include the paragraph number the use applies under listed on Page 1 and 2)

7. Proposed Duration of Temporary Use 6 month RV

8. Attach Copy of Deed of Property.

I (we) hereby certify that all of the above statements and the statements contained in any papers or plans submitted herewith are true and correct to the best of my (our) knowledge and belief.

Kelly Bishop  
Applicants Name (Print or Type)

Kelly Bishop  
Applicant Signature

4-24-07  
Date

Approved ✓ CH

**OFFICIAL USE**

Denied \_\_\_\_\_

Reason for Denial \_\_\_\_\_

Conditions (if any) \_\_\_\_\_



STATE OF FLORIDA  
DEPARTMENT OF HEALTH

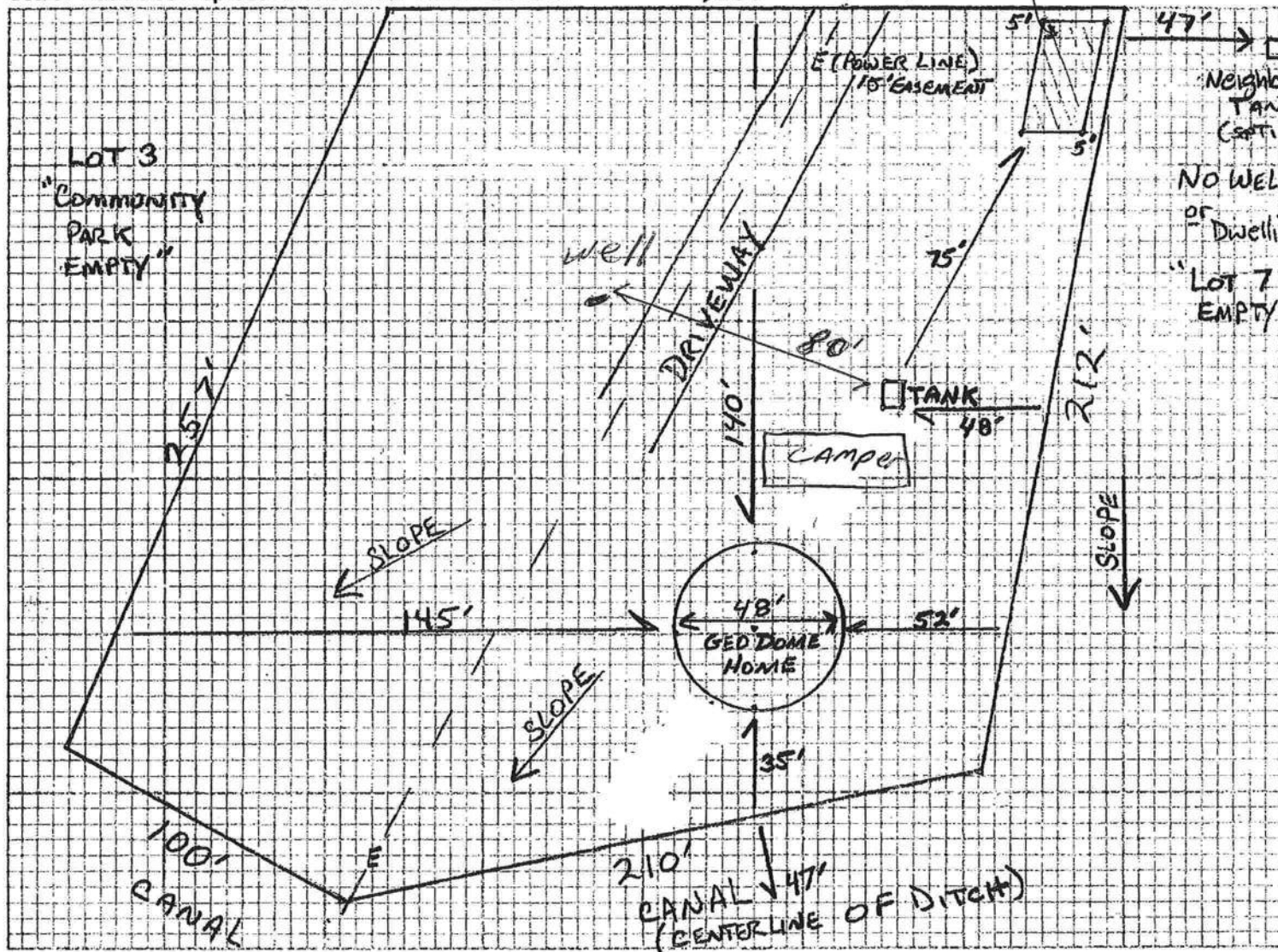
APPLICATION FOR ONSITE SEWAGE DISPOSAL SYSTEM CONSTRUCTION PERMIT

Permit Application Number                     

PART II - SITE PLAN

SW RIVERSIDE AVE @ ALASKA PARKWAY  
231

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



Notes: SEE ATTACHED SURVEY ELEV. OF 12/13/02. LOTS 4, 5, 6;  
UNIT 7, THREE RIVERS ESTATES, COLUMBIA, CO., FLORIDA.

DISTANCE FM: WELL TO SEPTIC TANK IS 120' / WELL TO DRAIN FLD IS 200'

Site Plan submitted by: X Paul E. Hill Signature

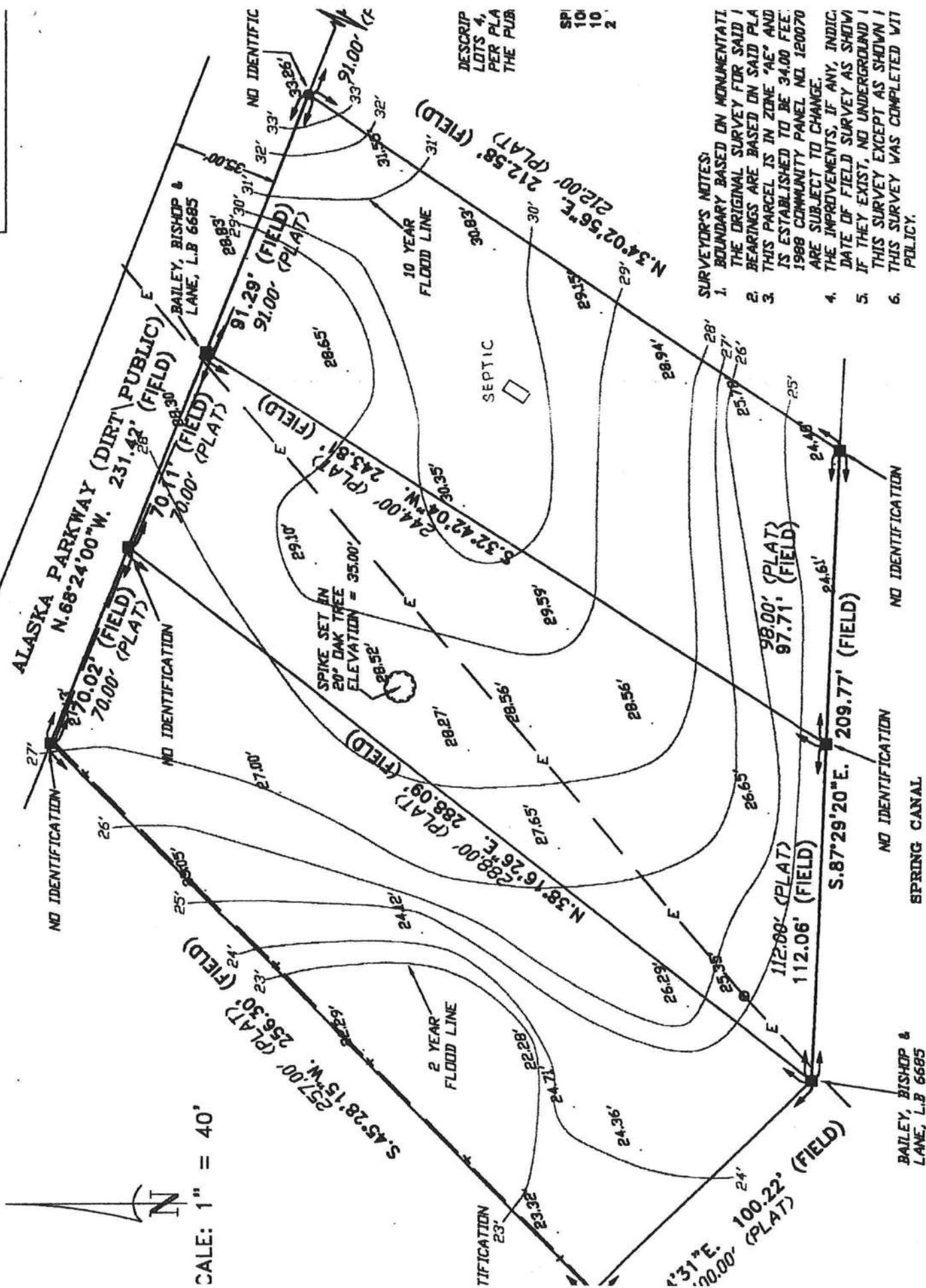
OWNER Title

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

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

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH DEPARTMENT

BOUNDARY SURVEY  
RANGE 15 EAST;



## SURVEYOR'S NOTES:

1. BOUNDARY BASED ON MONUMENTATION. THE ORIGINAL SURVEY FOR SAID 1 BEARINGS ARE BASED ON SAID PLAT.
2. THIS PARCEL IS IN ZONE "AE" AND IS ESTABLISHED TO BE 34.00 FEET.
3. 1988 COMMUNITY PANEL NO. 120070 ARE SUBJECT TO CHANGE.
4. THE IMPROVEMENTS, IF ANY, INDICATED DATE OF FIELD SURVEY AS SHOWN.
5. IF THEY EXIST, NO UNDERGROUND UTILITIES.
6. THIS SURVEY EXCEPT AS SHOWN IN THIS SURVEY WAS COMPLETED WITH POLICY.

REVISED DRAWING ON 12/27/02.

Columbia County Building Department:

April 24, 2007

To whom it may concern:

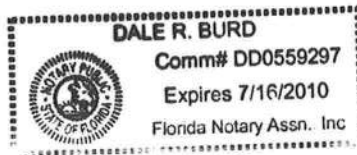
I Eric T. Cochran do hereby authorize Dale Burd, Rocky Ford or Kelly Ford of A & B Construction to be my representative in the application process for acquiring a RV / Camper permit for me. Parcel ID # 00-00-00-00642-004

Eric Cochran  
Signed

4.23.07  
Date

[Signature]  
Notary

4/23/07  
Date



# ***THREE RIVERS ESTATES / CANAL FRONT***

**READY TO BUILD 1.6 ACRE PARCEL  
WITH DIRECT ICHETUCKNEE RIVER ACCESS**



**OFFERED AT \$219,000**

## **FEATURES:**

➤ **SECLUDED RESIDENTIAL**



- **SEPTIC & POWER IN PLACE**
- **12 HOMEOWNER'S PARKS**
- **PARK LIKE SETTING**
- **ABUNDANT WILDLIFE**
- **20 MIN LAKE CITY**
- **35 MIN GAINESVILLE**

ADDITIONAL INFO: (386) 497-3065 / [land4s@hotmail.com](mailto:land4s@hotmail.com) BY OWNER

**PLEASE NOTE: POWER LINE MAY BE BURIED BY CLAY ELECTRIC IF DESIRED**