

DATE 05/21/2019

Columbia County Building Permit

This Permit Must Be Prominently Posted on Premises During Construction

PERMIT
000038146

APPLICANT	TYLER M. TURNER		PHONE	386.867.3628	
ADDRESS	292	NW COMMONS LP. STE. 115-315	LAKE CITY	FL.	32055
OWNER	PETER & PHYLLIS SZTURMAY		PHONE	386.697.1640	
ADDRESS	224	NW CAROL PL.	LAKE CITY	FL.	32055
CONTRACTOR	TYLER M. TURNER		PHONE	386.86.3628	
LOCATION OF PROPERTY	90-W TO TURNER, 1R TO CAROL, TL AND 11'S 5TH ON L.				
TYPE DEVELOPMENT	ROOF OVERLAY/SID		ESTIMATED COST OF CONSTRUCTION	0.00	
HEATED FLOOR AREA	TOTAL AREA		HEIGHT	STORIES	
FOUNDATION	WALLS		ROOF PITCH	FLOOR	
LAND USE & ZONING			MAX. HEIGHT		
Minimum Set Back Requirements:	STREET-FRONT		REAR	SIDE	
NO. EX.D.U.	1	FLOOD ZONE	DEVELOPMENT PERMIT NO.		
PARCEL ID	28-3S-16-02366-013		SUBDIVISION	AKA PARCEL	
LOT	13	BLOCK	PHASE	UNIT	TOTAL ACRES 0.64
CCC1330410					
Culvert Permit No.	Culvert Waiver	Contractor's License Number		Applicant Owner Contractor	
Driveway Connection	Septic Tank Number	LU & Zoning checked by	Approved for Issuance	New Resident	Time/STEP No.
COMMENTS: NOC ON FILE.					
AFFIDAVIT REC'D.					
Check # or Cash 117					

FOR BUILDING & ZONING DEPARTMENT ONLY

Temporary Power	Foundation	Monolithic	(Footer Slab)
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 (Lintel)	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 \$	0.00	CERTIFICATION FEE \$	0.00	SURCHARGE FEE \$	0.00
MISC. FEES \$	75.00	ZONING CERT. FEE \$		FIRE FEE \$	0.00
PLAN REVIEW FEE \$		DR & FLOOD ZONE FEE \$		CULVERT FEE \$	
INSPECTORS OFFICE	CLERKS OFFICE		TOTAL FEE 75.00		

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**

117

For Office Use Only Application # 1905-75 Date Received 5/21 By [Signature] Permit # 38146

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 _____

Applicant (Who will sign/pickup the permit) Tyler Turner Phone 386-867-3628

Address Tyler Turner 292 NW Commons Lp Ste 115-315 Lake City 32055

Owners Name SZTURMAY PETER & PHYLLIS Phone 386-697-1640

911 Address 224 NW CAROL PL LAKE CITY, FL 32055

Contractors Name Tyler Turner Phone 386-867-3628

Address 292 nw commons loop ste. 115-315, Lake City

Contractors Email tmtroofingllc@gmail.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 28-3S-16-02366-013

Subdivision Name AKA PARCEL Lot 13 Block _____ Unit _____ Phase _____

Driving Directions Take hwy 90, turn right onto Turner Ave, Turn left onto carol Pl, 4th house on left

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

Cost of Construction \$2,740 4001 Commercial OR X Residential

Type of Structure (House; Mobile Home; Garage; Exxon) NO USE

Roof Area (For this Job) SQ FT 1200 Roof Pitch 4 / 12, 5 / 12 Number of Stories 1

Is the existing roof being removed No If NO Explain Metal Roof Over

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

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.

SZTURMAY PETER & PHYLLIS Peter Szturmay ****Property owners must sign here before any permit will be issued.**
Print Owners Name Owners Signature

****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.

[Signature] Contractor's License Number ecc 1320960
Contractor's Signature Columbia County Competency Card Number 1477

Affirmed under penalty of perjury to by the Contractor and subscribed before me this 21st day of MAY 2019.
Personally known ✓ or Produced Identification _____

State of Florida Notary Signature (For the Contractor) SEAL:

Columbia County Property Appraiser

Jeff Hampton

2018 Tax Roll Year

updated: 5/9/2019

Parcel: << 28-3S-16-02366-013 >>

Owner & Property Info

Result: 1 of 1

Owner	SZTURMAY PETER & PHYLLIS 224 NW CAROL PL LAKE CITY, FL 32055		
Site	224 CAROL PL, LAKE CITY		
Description*	COMM 396.18 FT E OF SW COR OF NE1/4 OF SE1/4 WHICH IS E R/W OF MADELIENE ST, RUN N 476.25 FT FOR POB, CONT N 158.75 FT, E 344.50 FT, S 158.75 FT, W 344.50 FT TO POB. (AKA PARCEL #13) ORB 327-144, 391-474 EX THE W 170 FT DESC IN ORB 597-156. DC FOR SAMUEL I ...more>>>		
Area	0.64 AC	S/T/R	28-3S-16
Use Code**	SINGLE FAM (000100)	Tax District	2

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

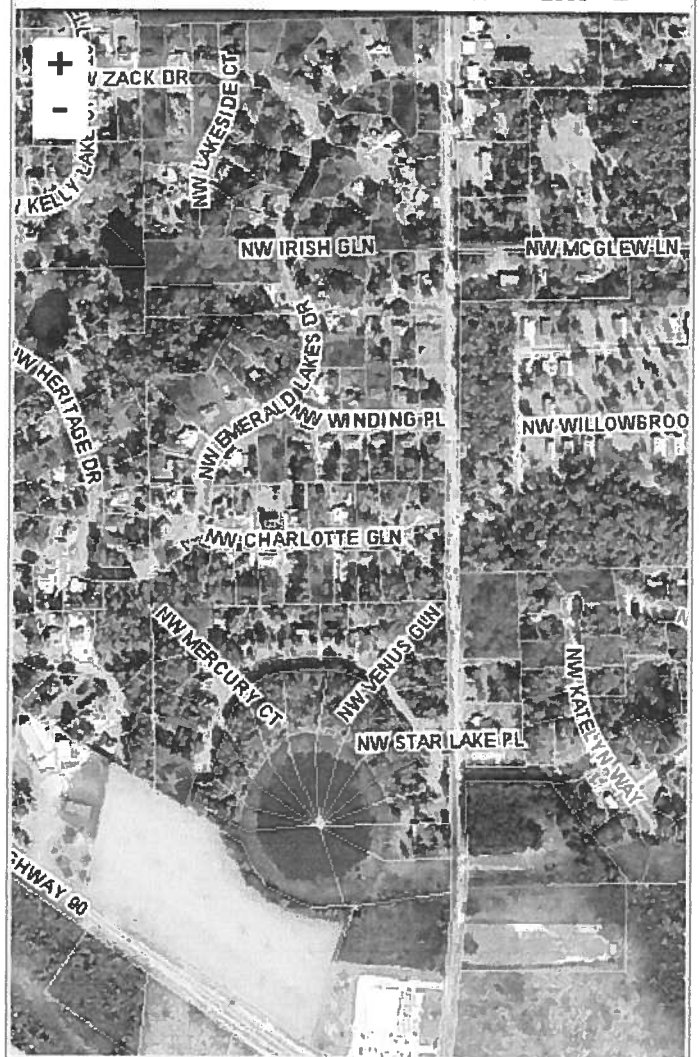
**The Use Code is a FL Dept. of Revenue (DOR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

Property & Assessment Values

2018 Certified Values		2019 Working Values	
Mkt Land (1)	\$11,046	Mkt Land (1)	\$11,046
Ag Land (0)	\$0	Ag Land (0)	\$0
Building (1)	\$12,558	Building (1)	\$12,350
XFOB (1)	\$800	XFOB (1)	\$1,500
Just	\$24,404	Just	\$24,896
Class	\$0	Class	\$0
Appraised	\$24,404	Appraised	\$24,896
SOH Cap [?]	\$6,094	SOH Cap [?]	\$5,672
Assessed	\$18,194	Assessed	\$19,224
Exempt	HX H3 \$18,194	Exempt	HX H3 \$19,224
Total Taxable	county:\$0 city:\$0 other:\$0 school:\$0	Total Taxable	county:\$0 city:\$0 other:\$0 school:\$0

Aerial Viewer Pictometry Google Maps

2019 2016 2013 2010 2007 2005 Sales



Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Quality (Codes)	RCode
7/15/2014	\$9,500	1277/2245	WD	I	U	12
5/28/2014	\$100	1275/1108	CT	I	U	18
3/29/2006	\$55,600	1111/1099	WD	I	Q	
4/28/2004	\$100	1015/1500	WD	I	U	03

Building Characteristics

Bldg Sketch	Bldg Item	Bldg Desc*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	2	SINGLE FAM (000100)	1994	600	1396	\$12,350

*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.

Extra Features & Out Buildings (Codes)

Code	Desc	Year Blt	Value	Units	Dims	Condition (% Good)
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**COLUMBIA COUNTY
BUILDING DEPARTMENT
Roof Inspection Affidavit**

Permit Number: 38146

I Tyler Turner, licensed as a(n) Contractor* /Engineer/Architect,
Print name FS 468 Building Inspector*

License #: CCC1330410 On or about 5/22/19
did personally inspect the (Date & time)

☒ Metal attachment per manufacturer's instructions ☒ Nailing of purlin per metal manufacturer's instructions

☐ Roof deck attachment ☐ Secondary water barrier ☐ Roof to wall connection

work at 284 CAROL PL
(Job Site Address)

Based upon that examination I have determined the installation was done according to the Hurricane Mitigation Retrofit Manual (Based on 553.844 F.S.)

[Signature]
Contractor's Signature

STATE OF FLORIDA
COUNTY OF COLUMBIA

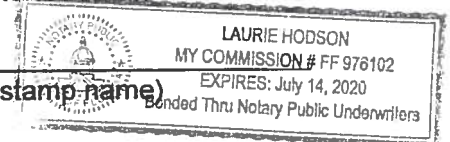
Sworn to and subscribed before me this 21st day of MAY, 2019

By Laurie Hodson, Notary Public, State of Florida

Personally known ☒ or

Produced Identification _____ Type of identification produced. _____

(Print, type or stamp name)



* Include photographs of each plane of the roof with the permit number clearly shown marked on the deck for each inspection. Place a tape measure next to the nailing pattern to show distance between nails.

* Photographs must clearly show all work and have the permit number indicated on the roof.

* Affidavit and Photographs must be provided when final inspection is requested.

* Metal overlay & purlin installations shall have photographs of purlins or underlayment, whichever applies.

Inst: 201912011663 Date: 05/21/2019 Time: 4:15PM

Page 1 of 1 B: 1385 P: 65, P.DeWitt Cason, Clerk of Court Columbia
County, By: BD
Deputy Clerk

Permit No.: _____

Tax Folio No.: _____

NOTICE OF COMMENCEMENT

STATE OF Florida
COUNTY OF Columbia

THE UNDERSIGNED hereby gives notice that improvement 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.

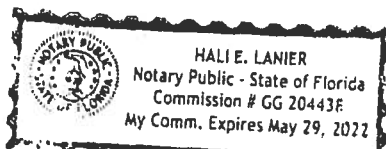
1. Description of property: (legal description of property, and street address if available)
28-3S-16-02366-013 224 NW CAROL PL LAKE CITY, FL 32055
2. General description of improvement:
Metal Roof Over
3. Owner information or Lessee information if the Lessee contracted for the improvement:
 - a. Name and address: SZTURMAY PETER & PHYLLIS 224 NW CAROL PL LAKE CITY, FL 32055
 - b. Interest in property: _____
 - c. Name and address of fee simple titleholder (if different from Owner listed above): _____
4. a. Contractor: (name and address) Tyler Turner TMT Roofing LLC 292 NW Commons Lp Ste 115-315, Lake City, FL 32055
b. Contractor's Phone number: 386-867-3628
5. Surety (if applicable, a copy of the payment bond is attached):
 - a. Name and address: _____
 - b. Phone number: _____
 - c. Amount of bond \$ _____
6. a. Lender: (name and address) _____
b. Lender's Phone number: _____
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. Phone numbers of designated persons: _____
8. a. In addition to himself or herself, Owner designates _____ of _____ to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes:
b. Phone number of person or entity designated by owner: _____
9. 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.

Peter Szturnay 04-12-2019
(Signature of Owner or Lessee, or Owner's Authorized Officer/Director/Partner/Manager)

(Signatory's Title/Office)

The foregoing instrument was acknowledged before me this 12th day of April, 2019 (year) by Peter Szturnay (name of person) as _____ (type of authority, e.g. officer, trustee, attorney in fact) for _____ (name of party on behalf of whom instrument was executed).



Hali E. Lanier
Signature of Notary Public - State of Florida
Print, Type, or Stamp Commissioned Name of Notary Public
Commission Number GG20443E

Personally Known _____ or Produced Identification ✓
Type of Identification Produced Valid FLD