

PREPARED BY & RETURN TO:

Trish Lang, an employee of
Integrity Title Services, LLC
757 WEST DUVAL STREET
Lake City, FL 32055
File No. 24-10016TL

Inst: 202412023802 Date: 11/07/2024 Time: 3:04PM
Page 1 of 3 B: 1527 P: 56, James M Swisher Jr, Clerk of Court
Columbia, County, By: AH
Deputy Clerk

Permit No. _____

Tax Folio No. 34-6S-16-04056-123

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 the property, and street address if available)

284 SW THISTLEWOOD LN., Fort White, FL 32038

Lot 23, "THORNWOOD", according to the Map or Plat thereof, recorded in Plat Book 7, Pages 202 through 204, of the Public Records of Columbia County, Florida.
2. General description of improvement: Construction of single family dwelling
3. Owner information:
 - a. Name and address: CRAIG TERRY and LISA TERRY
 - b. Interest in property: Fee Simple
 - c. Name and address of fee simple titleholder (if other than Owner):
4. Contractor:
 - a. Name and address: DWC CONTRACTING LLC
364 SW STERLING TERRACE, HIGH SPRINGS, FL 32643
 - b. Phone number: 352-219-5277
5. Surety:
 - a. Name and address:
 - b. Phone number:
 - c. Amount of bond: \$
6. Lender:
 - a. Name and address: CAPITAL CITY BANK
5200-A WEST NEWBERRY ROAD, GAINESVILLE, FL 32607
 - b. Phone number:
7. Persons 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: N/A
 - b. Phone number: N/A
8. In addition to himself or herself, Owner designates the following person(s) to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes:
 - a. Name and address: CAPITAL CITY BANK
5200-A WEST NEWBERRY ROAD, GAINESVILLE, FL 32607
 - b. Phone number:
9. Expiration date of notice of commencement (the expiration date is 1 year from the date of recording unless a different date is specified): October 29, 2025.

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.

CRAIG TERRY

LISA TERRY

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 29th day of October, 2024, by CRAIG TERRY and LISA TERRY.

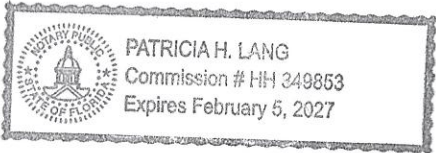
Patricia Lang
Notary Public

Printed Name: PATRICIA LANG

My Commission Expires: 2-5-27

Personally Known ☒ OR Produced Identification ☐

Type of Identification Produced: _____



Verification pursuant to Section 92.525, Florida Statutes.

Under penalties of perjury, I declare that I have read the foregoing and that the facts stated in it are true to the best of my knowledge and belief.

(Signature of Natural Person Signing Above)

Notice is hereby given pursuant to Section 713.135 Florida Statutes that a Notice of Commencement has been filed for recording for the property whose legal description is:

Lot 23, "THORNWOOD", according to the Map or Plat thereof, recorded in Plat Book 7, Pages 202 through 204, of the Public Records of Columbia County, Florida.

INTEGRITY TITLE SERVICES, LLC

By: *Morgan Williams*

Dated this 29th day of October, 2024, by *Morgan Williams*, of Integrity Title Services, LLC, who is personally known to me or who has produced _____ as identification.

Patricia Lang
Notary Public
Printed Name: PATRICIA LANG
My Commission Expires: 2-5-27

