


DATE 07/21/2004

Columbia County Building Permit**PERMIT**

This Permit Expires One Year From the Date of Issue

000022115

APPLICANT	FERRELL DAWN COURSON	PHONE	386.758.6820		
ADDRESS	3082 SE COUNTRY CLUB ROAD	LAKE CITY	FL	3205	
OWNER	FERRELL D. COURSON & AARON BOX	PHONE	386.758.6820		
ADDRESS			FL		
CONTRACTOR	DAN LEMIEUX	PHONE	850.251.0316		
LOCATION OF PROPERTY	90-W TO C-252 TO S&S STORE ON R, GO TO MAGICAL RD., R ROAD MAKES 90 DEGREE LEFT TURN, PROPERTY ON R @ CURVE				
TYPE DEVELOPMENT	M/H& UTILITY	ESTIMATED COST OF CONSTRUCTION	.00		
HEATED FLOOR AREA		TOTAL AREA	HEIGHT	.00	STORIES
FOUNDATION	WALLS	ROOF PITCH	FLOOR		
LAND USE & ZONING	RR	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	04-4S-16-02772-035	SUBDIVISION			
LOT	BLOCK	PHASE	UNIT	TOTAL ACRES	.50

		IH0000390			
Culvert Permit No.	Culvert Waiver	Contractor's License Number	Applicant/Owner/Contractor		
EXISTING	04-0712-E	BLK	RK	Y	
Driveway Connection	Septic Tank Number	LU & Zoning checked by	Approved for Issuance	New Resident	

COMMENTS: 1 FOOT ABOVE ROAD


911 ADDRESS IS FORTH-COMING PER RON CROFT. VIA PHONE CALL 06/26/2004

Check # or Cash 1731

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 \$.00	CERTIFICATION FEE \$.00	SURCHARGE FEE \$.00
MISC. FEES \$	200.00	ZONING CERT. FEE \$	50.00	FIRE FEE \$	17.01
				WASTE FEE \$	36.75
FLOOD ZONE DEVELOPMENT FEE \$		CULVERT FEE \$		TOTAL FEE	303.76
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 INCONVENIENCE, 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.

Recording Fees: \$ _____
Documentary Stamps: + _____
Total: \$ _____

Prepared By And Return To:

TITLE OFFICES, LLC ✓

1089 SW MAIN BLVD.,
LAKE CITY, FL. 32025

Inst:2004000895 Date:01/15/2004 Time:16:01

Doc Stamp-Deed : 119.00

mk DC, P. DeWitt Cason, Columbia County B:1004 P:1748

File #04Y-01006KW/KIM WATSON

Property Appraisers Parcel I.D. Number(s):
02772-035

WARRANTY DEED

THIS WARRANTY DEED made and executed the 12th day of January, 2004 by JILLIAN BOURQUIN, -
Married and KENT L. RAABE, Single and RANDY B. RAABE, married
EACH AN UNDIVIDED 1/3 INTEREST, hereinafter called the Grantor, to FERRELL DAWN
COURSON, Single and AARON C. BOX, Single, AS JOINT TENANTS
WITH RIGHTS OF SURVIVORSHIP, whose post office address is: Rt 12, Box 399
Lake City, Fl. 32025
hereinafter called the Grantee:

(Wherever used herein the terms "Grantor" and "Grantee" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

WITNESSETH: That the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee all that certain land situate, lying and being in Columbia County, State of Florida, viz:

SEE EXHIBIT "A" ATTACHED
AND MADE A PART HEREOF

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 Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except easements, restrictions and reservations of record, if any, and taxes accruing subsequent to December 31, 2003.

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

Signed, sealed and delivered
in the presence of:

[Signature]
Witness: S. Senaman

[Signature]
Witness: Nonie Nelson

Witness: _____

Witness: _____

[Signature]
JILLIAN BOURQUIN

Address: 3716 16TH Street
Blue Grass, IA 52726

[Signature]
RANDY B. RAABE

Address: 1109 E. Rasholme
Davenport, IA 52803

STATE OF IOWA
COUNTY OF SCOTT

I hereby certify that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared JILLIAN BOURQUIN and RANDY B. RAABE, who produced the identification described below, and who acknowledged before me that they executed the foregoing instrument.

Witness my hand and official seal in the county and state aforesaid this 8 day of January, 2004.



Notary Public: Nonie Nelson
Identification Examined: _____

Commission Expires: 10-9-06

Inst:2004000895 Date:01/15/2004 Time:16:01
Doc Stamp-Deed : 119.00
DC,P.DeWitt Cason,Columbia County B:1004 P:1749

Bonita Hadwin

Witness:

P. Richard Layton

Witness:

Kent L. Raabe

KENT L. RAABE

Address: 1181 Anclote Rd. #36
Tarpon Springs, FL 34689

STATE OF Florida
COUNTY OF Columbia

I hereby certify that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared KENT L. RAABE, who produced the identification described below, and who acknowledged before me that they executed the foregoing instrument.

Witness my hand and official seal in the county and state aforesaid this 12 day of January, 2004.

Bonita Hadwin

Notary Public:

Identification Examined: _____

Commission Expires: _____



Bonita Hadwin
MY COMMISSION # DD230004 EXPIRES
August 10, 2007
BONDED THRU TROY FAIR INSURANCE, INC.

04Y-01006KW

Exhibit A

The North 142.00 feet of the South 799.33 feet of the West 153.50 feet of the W $\frac{1}{2}$ of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 4, Township 4 South, Range 16 East, Columbia County, Florida

Together with an easement for ingress and egress over and across the North 25 feet of the South 657.33 feet of the West 460.50 feet of the W $\frac{1}{2}$ of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 4, Township 4 South, Range 16 East, Columbia County, Florida.

Inst:2004000895 Date:01/15/2004 Time:16:01

Doc Stamp-Deed : 119.00

DC, P. DeWitt Cason, Columbia County B:1004 P:1750

For Office Use Only

BLK 08.07.04

PK 7-8-04

AP# 0406-80

Date Received 6-25-04

By L.H.Permit # 22115

Flood Zone X

Development Permit N/A

Zoning RR

Land Use Plan Map Category

Comments

Legal Let thru Family testate succession

PER RON CROFT: GLITCH ON ADDRESS: I HAVE CURRENTLY BEEN ADDRESS
she's basically gonna have fill out new paperwork. New name never L. 6.29.04

☒ **Site Plan with Setbacks shown**

☒ Environmental Health Signed Site Plan

Env. Health Release

Need a Culvert Permit

Need a Waiver Permit

☒ Well letter provided

☒ Existing Well

- Property ID 04-45-16-02772- Must have a copy of the property deed
- New Mobile Home _____ Used Mobile Home yes-Fleetwood Year 2001
- Subdivision Information

▪ Applicant Ferrell Dawson Courson & Aaron Phone # 386-758-6820

▪ Address 3082 SE Country Club LAKE CITY FL 32025

▪ Name of Property Owner Ferrell Dawn Courson & Aaron C Box Phone# 386-758-6820

▪ 911 Address 30825 E Raintree Club LAKE CITY FL 32025

▪ Name of Owner of Mobile Home Randy Box - Aaron Box Phone # 850-528-6996

▪ Address 709 Railroad Ave Live Oak, FL 32060

- Relationship to Property Owner Son - Stepmother & fiancé

▪ **Current Number of Dwellings on Property** 0

Lot Size 142 X 153 Total Acreage 1/2 Acre

- Explain the current driveway - existing

- Driving Directions out 252 to S&S Food Store on

Magical Right-Turn Down Beside S+5
Road makes 90° Left turn - Property on Right at Cui

Is this Mobile Home Replacing an Existing Mobile Home yes Yes (need to pay assessment)

▪ Name of Licensed Dealer/Installer DAN LEMIEUX Phone # 950-257-0316

■ **Installers Address** 203 Starwood LN Chgo IL 60634

▪ License Number IH-0000390 Installation Decal # 220691

PERMIT NUMBER

PERMIT WORKSHEET

Installer DAL LEMIEUX License # TH 0000390

Address of home being installed 203 Starwood Ln
Cartt Pl 32324

Manufacturer _____ Length x width _____

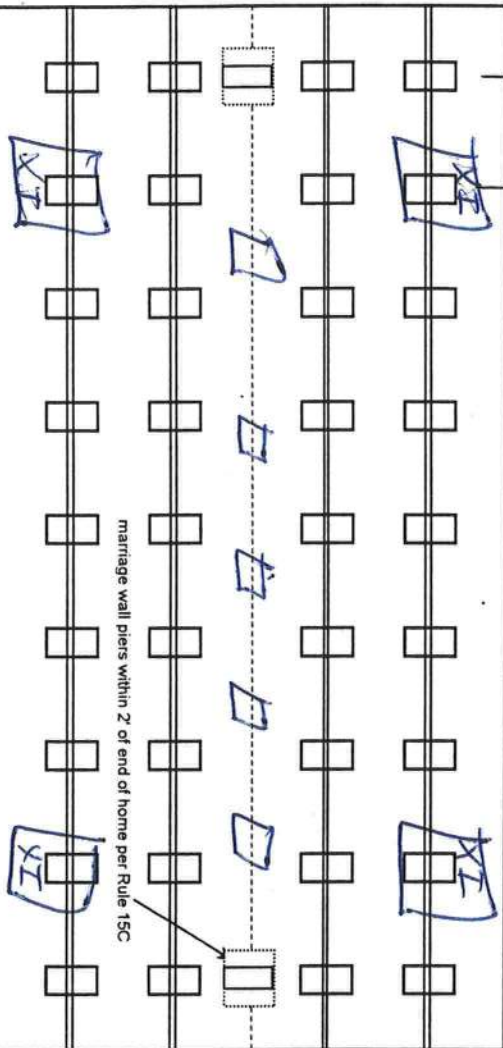
NOTE: if home is a single wide fill out one half of the blocking plan
if home is a triple or quad wide sketch in remainder of home

I understand Lateral Arm Systems cannot be used on any home (new or used)
where the sidewall ties exceed 5 ft 4 in.

Installer's initials DL



marriage wall piers within 2' of end of home per Rule 15C



New Home ☐ Used Home ☒

Home installed to the Manufacturer's Installation Manual ☐

Home is installed in accordance with Rule 15-C ☒

Single wide ☐ Wind Zone II ☒ Wind Zone III ☐

Double wide ☒ Installation Decal # 220691

Triple/Quad ☐ Serial # _____

PIER SPACING TABLE FOR USED HOMES

Load bearing capacity	Footer size (sq in)	16" x 16" (256)	18 1/2" x 18 1/2" (342)	20" x 20" (400)	22" x 22" (484)*	24" x 24" (576)*	26" x 26" (676)
1000 psf	3'	4'	4'	5'	6'	7'	8'
1500 psf	4'6"	6'	6'	7'	8'	8'	8'
2000 psf	6'	8'	8'	8'	8'	8'	8'
2500 psf	7'6"	8'	8'	8'	8'	8'	8'
3000 psf	8'	8'	8'	8'	8'	8'	8'
3500 psf	8'	8'	8'	8'	8'	8'	8'

* interpolated from Rule 15C-1 pier spacing table.

PIER PAD SIZES

I-beam pier pad size 16x22
Perimeter pier pad size 16x18

Other pier pad sizes Center 17x25
(required by the mfg.) line

Draw the approximate locations of marriage wall openings 4 foot or greater. Use this symbol to show the piers.

List all marriage wall openings greater than 4 foot and their pier pad sizes below.

Opening _____ Pier pad size 17x25

ANCHORS

4 ft ☒ 5 ft _____

FRAME TIES

within 2' of end of home spaced at 5' 4" oc 17x25

TIEDOWN COMPONENTS

OTHER TIES

Longitudinal Stabilizing Device (LSD)
Manufacturer 4
Longitudinal Stabilizing Device w/ Lateral Arms
Manufacturer _____

Sidewall _____
Longitudinal _____
Marriage wall _____
Shearwall _____
Number 30
4x5
8
2

POCKET PENETROMETER TEST

The pocket penetrometer tests are rounded down to _____ psf or check here to declare 1000 lb. soil _____ without testing.

X 1500 X 1500 X 1500

POCKET PENETROMETER TESTING METHOD

1. Test the perimeter of the home at 6 locations.
2. Take the reading at the depth of the footer.
3. Using 500 lb. increments, take the lowest reading and round down to that increment.

X 1500 X 1500 X 1500

TORQUE PROBE TEST

The results of the torque probe test is 495 inch pounds or check here if you are declaring 5' anchors without testing. A test showing 275 inch pounds or less will require 4 foot anchors.

Note: A state approved lateral arm system is being used and 4 ft. anchors are allowed at the sidewall locations. I understand 5 ft anchors are required at all centerline tie points where the torque test reading is 275 or less and where the mobile home manufacturer may requires anchors with 4000 lb holding capacity.

DL Installer's initials

ALL TESTS MUST BE PERFORMED BY A LICENSED INSTALLER

Installer Name

PAN LEMIEUX

Date Tested

6-8-04

Electrical

Connect electrical conductors between multi-wide units, but not to the main power source. This includes the bonding wire between multi-wide units. Pg. _____

Plumbing

Connect all sewer drains to an existing sewer tap or septic tank. Pg. _____

Connect all potable water supply piping to an existing water meter, water tap, or other independent water supply systems. Pg. _____

Site Preparation

Debris and organic material removed ☒ Swale ☐ Pad ☐ Other ☐

Fastening multi wide units

Floor: Type Fastener: 195 Length: 7 Spacing: 18 in
Walls: Type Fastener: 195 Length: 7 Spacing: 24 in
Roof: Type Fastener: 195 Length: 7 Spacing: 24 in
For used homes a min. 30 gauge, 8" wide, galvanized metal strip will be centered over the peak of the roof and fastened with galv. roofing nails at 2" on center on both sides of the centerline.

Gasket (weatherproofing requirement)

I understand a properly installed gasket is a requirement of all new and used homes and that condensation, mold, mildew and buckled marriage walls are a result of a poorly installed or no gasket being installed. I understand a strip of tape will not serve as a gasket.

Installer's initials DL

Type gasket Feen

Installed: Between Floors Yes ✓
Between Walls Yes ✓
Bottom of ridgebeam Yes ✓

Weatherproofing

The bottomboard will be repaired and/or taped. Yes ✓ Pg. _____
Siding on units is installed to manufacturer's specifications. Yes ✓
Fireplace chimney installed so as not to allow intrusion of rain water. Yes ✓

Miscellaneous

Skirting to be installed. Yes ✓ No ✓
Dryer vent installed outside of skirting. Yes ✓ N/A ✓
Range downflow vent installed outside of skirting. Yes ✓ N/A ✓
Drain lines supported at 4 foot intervals. Yes ✓
Electrical crossovers protected. Yes ✓
Other: _____

Installer verifies all information given with this permit worksheet is accurate and true based on the

manufacturer's installation instructions and or Rule 15C-1 & 2

Installer Signature Pan Lemieux Date _____



STATE OF FLORIDA
DEPARTMENT OF HEALTH

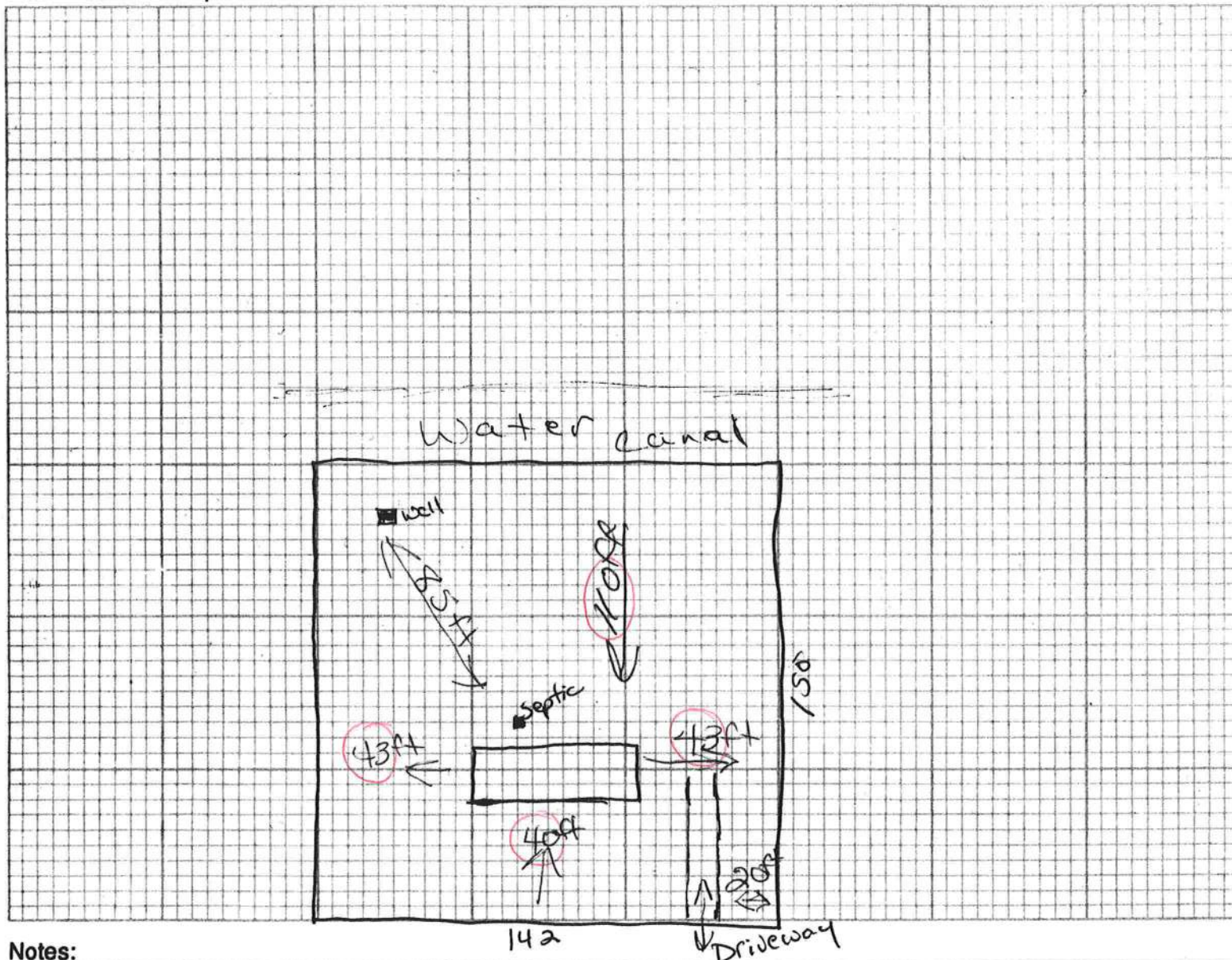
Site Plan

APPLICATION FOR ONSITE SEWAGE DISPOSAL SYSTEM CONSTRUCTION PERMIT

Permit Application Number _____

----- PART II - SITE PLAN -----

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



Notes: _____

Site Plan submitted by: _____

Signature

Title

Plan Approved _____

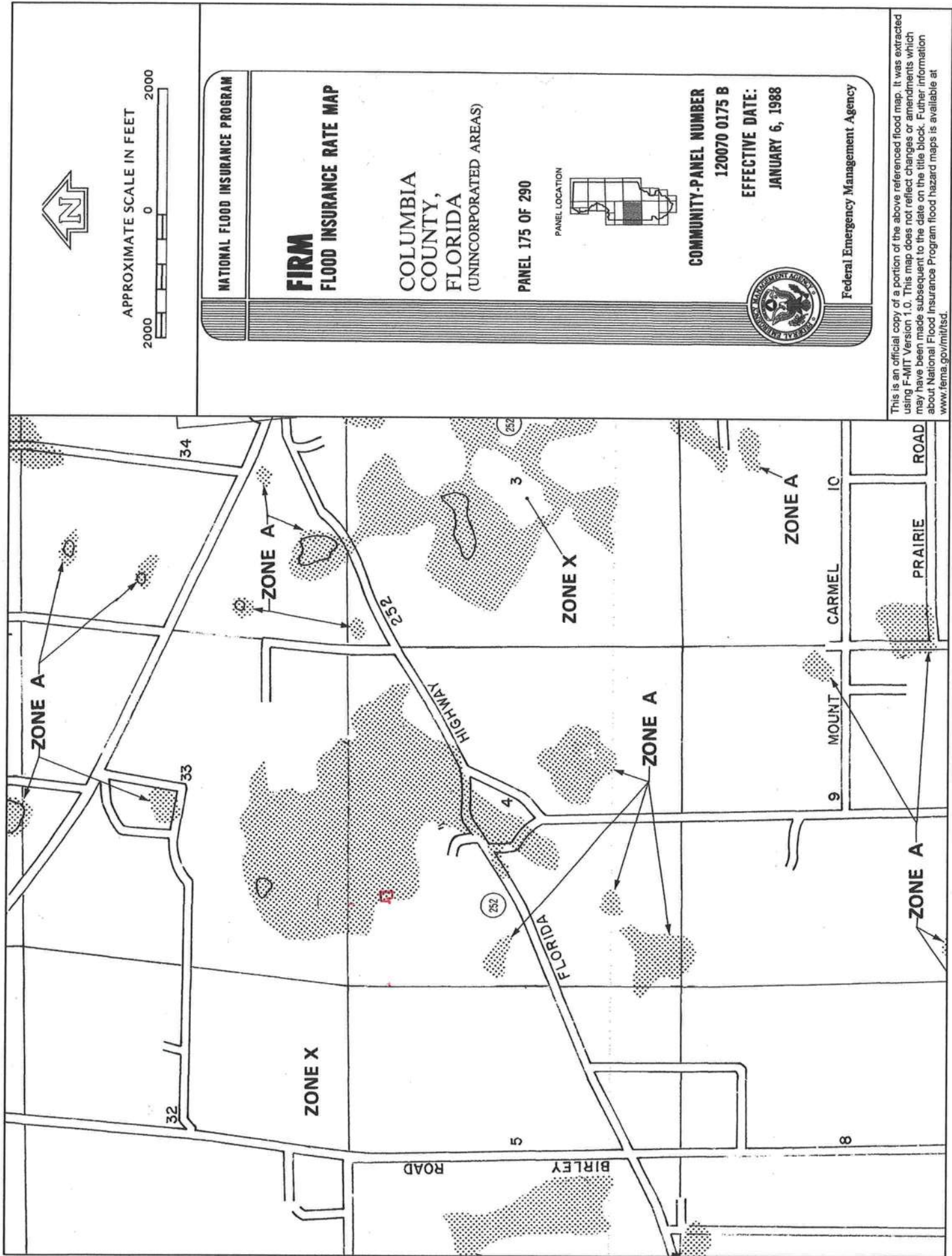
Not Approved _____

Date _____

By _____ County Health Department

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH DEPARTMENT

0406-80



This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT Version 1.0. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. Further information about National Flood Insurance Program flood hazard maps is available at www.fema.gov/mit/fscd.

CAM112M01

Columbia Appraisal System

Columbia County

6/30/2004 9:10 Legal Description Maintenance

8750 Land 002 *

Year T Property Sel

AG 000

2004 R 04-4S-16-02772-035

Bldg 000 *

RT 24 BX 149

Xfea 000

COURSON FERRELL DAWN &

8750 TOTAL B

1	THE N 142 FT OF S 799.33 FT OF W 153.50 FT OF W1/2 OF NE1/4	2
3	OF NW1/4. ORB 800-2246, 866-1489, 882-897, 985-1601,	4
5	986-531, WD 1004-1748.	6
7		8
9		10
11		12
13		14
15		16
17		18
19		20
21		22
23		24
25		26
27		28

Mnt 1/27/2004 KYLIE

F1=Task F3=Exit F4=Prompt F10=GoTo PGUP/PGDN F24=MoreKeys

BK-749
 ORDERED
 - New Tax Rates -
 JW

Recording Fees: \$
 Documentary Stamp: \$
 Total: \$

FILED AND RECORDED IN PUBLIC
 RECORDS OF COLUMBIA COUNTY FL

Prepared By: Add Form To:
 35-35-17-07267-000
 Grantor(s) S.S.N(s):
 265872511

98-15612

1998 SEP 20 PM 11:23

WARRANTY DEED

THIS WARRANTY DEED made and executed the ____ day of, by BUDETTE RAABE
AND HELEN I. RAABE, HIS WIFE, hereinafter called the Grantor,
 to HELEN I. RAABE, A MARRIED WOMAN whose post office address is: RT 11 BOX 149 LAKE
 CITY, FL 32024,
 hereinafter called the Grantee:

(Wherever used herein the terms "Grantor" and "Grantee" shall include singular and plural, heirs, legal
 representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context
 so admits or requires.)

WITNESSETH: That the Grantor, for and in consideration of the sum of TEN DOLLARS
 (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, by these presents
 does grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee all that certain land
 situate, lying and being in COLUMBIA County, State of Florida, viz:

THE NORTH 1/42 FEET OF THE SOUTH 799.33 FEET OF THE WEST 153.50 FEET OF
 THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF SECTION 4, TOWNSHIP 4 SOUTH,
 RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA.

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 Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said
 land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land, and
 hereby warrants the title to said land and will defend the same against the lawful claims of all persons
 whomsoever; and that said land is free of all encumbrances, except easements, restrictions and
 reservations of record, if any, and taxes accruing subsequent to December 31, 19__.

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

Signed, sealed and delivered
 in the presence of:

Witness:

Witness:

Witness:

Witness:

STATE OF FLORIDA
 COUNTY OF

I hereby certify that on this day, before me, an officer duly authorized in the State and County aforesaid
 to take acknowledgements, personally appeared HELEN I. RAABE, A MARRIED WOMAN, who
 produced the identification described below, and who acknowledged before me that they executed the
 foregoing instrument.

Witness my hand and official seal in the county and state aforesaid this ____ day of, .



DRAN HACKETT
 My Comm. Exp. 4/09/06
 Bonded By Service Inc.
 No. CC531780
 Notary Public

Notary Public:

Identification Examined: Kenneth H. Mc

Documentary Stamp: 70
 Intangible Tax: 2
 P. DeWitt Carson
 Clerk of Court
 by Mc

DX 0866 PG1489

OFFICIAL RECORDS

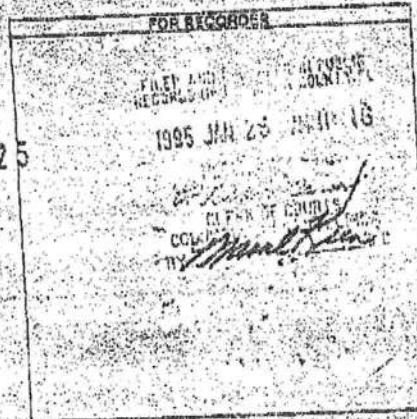
0800 102248

THIS INSTRUMENT PREPARED BY: RECORD

Karen Brown
Tri-County Title Services of Lake City, Inc.
229 North Hernando Street
Lake City, Florida 32055

RECORD AND RETURN TO:
Tri-County Title Services of Lake City, Inc.
229 North Hernando Street
Lake City, Florida 32055

95-01025



AGREEMENT FOR DEED

Made this 24th day of June, 1995, between Gillian Iris Francis and Sylvia Lorraine Francis, each as to 1/2 Interest of the County of COLUMBIA, State of FLORIDA, hereinafter referred to as sellers, and RUD RAABE and wife, HELEN RAABE of the County of COLUMBIA, State of FLORIDA, hereinafter referred to as purchasers.

WITNESSETH, That provided the said purchasers shall first make the payments and perform the covenants hereinafter set forth on their part to be made and performed the said sellers covenant and agree to and will by good and sufficient warranty deed convey and assure to the said purchasers, their heirs and assigns forever in fee simple, free and clear of all encumbrances, the following described land situate in Columbia County, Florida, to wit:

The North 142.00 feet of the South 799.33 feet of the West 153.50 feet of the West 1/2 of the NE 1/4 of the NW 1/4 of Section 4, Township 4 South, Range 16 East, Columbia County, Florida.

Together with an easement for ingress and egress over and across the North 25 feet of the South 657.33 feet of the West 460.50 feet of the West 1/2 of the NE 1/4 of the NW 1/4 of Section 4, Township 4 South, Range 16 East, Columbia County, Florida.

DOCUMENTARY STAMP \$3500
INTANGIBLE TAX 20.00
A. DEWITT CARRON, CLERK OF
COURTS, COLUMBIA COUNTY
[Signature]

MANUEL RAABE
INTANGIBLE TAX \$70.00
A. DEWITT CARRON, CLERK OF
COURTS, COLUMBIA COUNTY
[Signature]

The purchase price of said land is \$10,000.00, of which the purchasers have herewith paid to the sellers the sum of \$1,000.00 and the purchasers agree to pay to the sellers the balance to wit: the principal sum of Ten Thousand & NO/100 Dollars (\$10,000.00), together with interest on so much of said principal sum as remains from time to time outstanding and unpaid at the rate of 0.000 per centum per annum from December 1, 1994 until paid; said principal and interest to be payable in consecutive monthly installments, each in the sum of \$83.33 and payable in consequence on the 1st day of each and every month hereafter beginning with the 1st day of December, 2004; said installments to be applied first to interest and balance to principal. The purchasers may prepay any part of the principal sum hereof in multiples of \$100.00 or any installment payment date, but any such prepayment shall not relieve the purchasers from making the payment of the installment then due and subsequent installment provided hereby, unless at the time of such prepayment the purchasers pay all sums unpaid hereon.

The purchasers covenant and agree as follows: (a) to pay all taxes, fines, and assessments levied or assessed on said land subsequent to December 31, 1993, as and when the same respectively become due and shall exhibit to the sellers immediately after such payment the official receipts therefor; (b) to place and continuously keep on the buildings now or hereafter situate on said land fire and extended coverage insurance in the usual standard policy form in a sum not less than the FULL INSURABLE VALUE in such company or companies as may be approved by the sellers and said policies shall be delivered up and held by the sellers and contain the usual clauses making said policies payable to the sellers as their interest may appear; and in the event any sum of money becomes payable under such policies the sellers shall have the right to receive and apply the same on account of the indebtedness secured hereby; (c) to permit, commit or suffer no waste, impairment or deterioration of said property or any part thereof; (d) to at all times keep and maintain the buildings and improvements on said land in a good and tenurable state of repair and condition.

K 0800-PO2247

OFFICIAL RECORDS

Time is of the essence of this agreement and in the event of any breach of this agreement or default on the part of the purchasers of any kind whatsoever the sellers may without notice to the purchasers exercise the following options: (a) to terminate this agreement and retain all sums of money theretofore paid by the purchasers as liquidated damages and/or the reasonable rental value of said land, and to reenter said premises and take possession thereof as fully and to all intents and purposes as if the purchasers had no interest in said property whatsoever, or (b) to accelerate all sums of money secured by this agreement, whether due by the literal terms hereof or not, and to foreclose this agreement in accordance with the rules of practice applicable to vendor's liens, in which event the purchasers agree to pay all costs of collection and foreclosure, including a reasonable attorney's fee.

The words seller, sellers, purchaser, purchasers, whether in the singular or plural as the case may be wherever herein used shall be taken to mean and include the singular, if only one, and plural, jointly and severally, if more than one, and their respective heirs, assigns and legal representatives, and, that the word their taken to mean his, her or its wherever the context hereof so implies or admits.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands and seals the day and year first above written.

Signed and Sealed in Our Presence.

K. Francis
Witness Signature

K. Francis
Witness Printed Signature

K. Francis
Witness Signature

K. Francis
Witness Printed Signature

Gillian Iris Francis
Gillian Iris Francis

Sylvia Lorraine Francis
Sylvia Lorraine Francis

Bud Raabe
Bud Raabe

Helen Raabe
Helen Raabe

STATE OF FLORIDA

COUNTY OF COLUMBIA

Before me personally appeared Gillian Iris Francis and Sylvia Lorraine Francis, each as to 1/2 interest, and BUD RAABE and wife, HELEN RAABE, to me well known and known to me to be the individuals described in and who executed the foregoing instrument, and acknowledged to and before me that they executed the same for the purposes therein expressed.

WITNESS my hand and official seal this 24 day of May, 1995, at Columbia County and State aforesaid.

Denise L. Young
Notary Public in and for the County and State aforesaid.
My commission expires:

1996 (1)
No. CC79161
Expiring 5/26/98
DENISE YOUNG

NOV-19-2003(WED) 10:12 FAMILY HOME CENTER

(FAX)18505750058

P. 204/020

388-758-2160

LETTER OF AUTHORIZATION

This letter serves as notice that on this date, I,

DAN Lemieux

hereby give authorization to

Box Courson Properties

to place a mobile home on my property located at:

Magical Rd
Columbia Co.

Property Owner Aron Box

Date: 6-28-04

Property Owner Dawn Courson

Date: 6-28-04

Attn: Laurie

**DAN'S MOBILE HOME
SERVICE**

7579 W TENNESSEE STREET
TALLAHASSEE FLORIDA 32304
850-575-2736 * 850-575-4240
850-575-0058FAX

Date: 7-19-04

To: COLUMBIA County

J. Dawn Counson

I, DAN LEMIEUX HEREBY GIVE AUTHORITY TO AARON C. BOX TO
PULL PERMITS FOR MOBILE HOME TO BE LOCATED IN COLUMBIA COUNTY.

THANK YOU,

Dan Lemieux
DAN LEMIEUX

SWORN TO AND SUBSCRIBED BEFORE ME THIS 19th DAY OF July,
2004

Cassandra Diane Nichols
NOTARY PUBLIC

CASSANDRA DIANE NICHOLS
Notary Public, State of Florida
My comm. exp. Oct. 3, 2006
Comm. No. DD 155273

22115



Engineers • Planners

161 N.W. Madison St., Suite 102
Lake City, Florida 32055
Tel: 386-758-4209
Fax: 386-758-4290

November 22, 2004

Columbia County Building and Zoning

RE: Dawn & Ferrell Courson, SW Magical Terrace

To whom it may concern:

I have reviewed the Flood Insurance Rate Map and have determined the property is not located in a flood zone. I have performed a site evaluation of the existing area. I certify that placing the finished floor elevation at least 12" above finished grade is adequate to prevent flood and water damage. Grade the perimeter so that all runoff drains away from the building.

Sincerely,

A handwritten signature in cursive script that reads 'William H. Freeman'.

William H. Freeman, P.E.
President
Cert. Of Authorization 00008701