

DATE 12/16/2004

Columbia County Building Permit

PERMIT

This Permit Expires One Year From the Date of Issue

000022611

APPLICANT LINDA RODER

PHONE 752-2281

ADDRESS 387 SW KEMP CT

LAKE CITY

FL 32024

OWNER AARON SIMQUE

PHONE 755-7787

ADDRESS 387 SW PHEASANT WAY

LAKE CITY

FL 32034

CONTRACTOR AARON SIMQUE

PHONE 755-7787

LOCATION OF PROPERTY

247 S, L CALLAHAN, R PHEASANT, GO TO END OF BLOCK, HOUSE IS
ON CORNER OF PHEASANT AND BRIGHTON

TYPE DEVELOPMENT SFD, UTILITY

ESTIMATED COST OF CONSTRUCTION 94650.00

HEATED FLOOR AREA 1893.00

TOTAL AREA 2864.00

HEIGHT 22.40 STORIES 1

FOUNDATION CONCRETE

WALLS FRAMED

ROOF PITCH 8/12

FLOOR SLAB

LAND USE & ZONING RSF-2

MAX. HEIGHT 35

Minimum Set Back Requirments: STREET-FRONT 25.00

REAR 15.00 SIDE 10.00

NO. EX.D.U. 0

FLOOD ZONE

XPP

DEVELOPMENT PERMIT NO.

PARCEL ID 15-4S-16-03023-398

SUBDIVISION CALLAWAY

LOT 98

BLOCK

PHASE 3

UNIT

TOTAL ACRES .51

000000481

N

RB29003130

Culvert Permit No.

Culvert Waiver

Contractor's License Number

Applicant/Owner/Contractor

PERMIT

04-1041-N

BK

JK

N

Driveway Connection

Septic Tank Number

LU & Zoning checked by

Approved for Issuance

New Resident

COMMENTS: FLOOR 1 FOOT ABOVE THE ROAD

NOC ON FILE

LETTER OF AUTHORIZATION GIVEN

Check # or Cash 1935

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 \$ 475.00

CERTIFICATION FEE \$ 14.32

SURCHARGE FEE \$ 14.32

MISC. FEES \$.00

ZONING CERT. FEE \$ 50.00

FIRE FEE \$

WASTE FEE \$

FLOOD ZONE DEVELOPMENT FEE \$

CULVERT FEE \$ 25.00

TOTAL FEE 578.64

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.

22611

Inst:2004026166 Date:11/22/2004 Time:15:58

YMK

DC,P.Dewitt Cason,Columbia County B:1031 P:1003

THIS INSTRUMENT WAS PREPARED BY:
TERRY McDAVID 02-52
POST OFFICE BOX 1328
LAKE CITY, FL 32056-1328


NOTICE OF TERMINATION OF NOTICE OF COMMENCEMENT

STATE OF FLORIDA
COUNTY OF COLUMBIA

The undersigned hereby gives notice that the Notice of Commencement executed by AARON SIMQUE, and recorded in Official Records Book 1029, Page 18 of the public records of Columbia County, Florida, is terminated effective NOVEMBER 22, 2004, and in accordance with Chapter 713.132, Florida Statutes, the following information is provided in this Notice of Termination:

1. Description of property:
Callaway Lot 98
2. General description of improvement: Construction of dwelling.
3. Owner information:
 - a. Name and address: AARON SIMQUE
Route 9 Box 785-33, Lake City, Florida 32024
 - b. Interest in property: Fee Simple
 - c. Name and address of fee simple title holder (if other than Owner):
4. Contractor: AARON SIMQUE HOMES, INC.
Route 9 Box 785-33, Lake City, Florida 32024
5. Surety:
 - a. Name and address: None
6. Lender: COLUMBIA COUNTY BANK
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: NONE
8. In addition to himself, Owner designates N/A to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes.

This Notice applies to all of the real property subject to the Notice of Commencement. All lienors have been paid in full. The owner has, before recording this Notice of Termination, served a copy of the Notice of Termination on the contractor and on each lienor who has given notice. All construction contemplated under said Notice of Commencement has been completed.


AARON SIMQUE

The foregoing instrument was acknowledged before me this 22nd day of November, 2004, by AARON SIMQUE, who is personally known to me and did not take an oath.


Notary Public

My commission expires: _____



Columbia County Building Permit Application

Revised 9-23-04

481/
For Office Use Only Application # 1410-80 Date Received 10/28/04 By G Permit # 22611
Application Approved by - Zoning Official BK Date 12.11.04 Plans Examiner _____ Date _____
Flood Zone Xperplot Development Permit N/A Zoning RSF-2 Land Use Plan Map Category RES. Low Dens.
Comments _____

Applicants Name Linda Roder Phone 386-752-2281
Address 387 S.W. Kemp Ct. Lake City FL 32024
Owners Name Aaron Simgue Homes Phone 755-7787
911 Address 322 S.W. Pheasant Way Lake City FL 32024
Contractors Name Aaron Simgue Homes Phone 755-7787
Address RT9 Box 785-33 Lake City FL 32024
Fee Simple Owner Name & Address NA
Bonding Co. Name & Address NA
Architect/Engineer Name & Address Will Myers / Mark Disosway
Mortgage Lenders Name & Address Columbia County Bank

Circle the correct power company FL Power & Light Clay Elec. Suwannee Valley Elec. Progressive Energy

Property ID Number 03023-398 Estimated Cost of Construction 100,000

Subdivision Name Callaway Lot 98 Block _____ Unit _____ Phase 3

Driving Directions Hwy 247, Left on Callahan, Right on Pheasant, go to end of block, house on corner of Pheasant and Brighton

Type of Construction SFD Number of Existing Dwellings on Property 0

Total Acreage .510 Lot Size _____ Do you need a Culvert Permit or Culvert Waiver or Have an Existing Drive

Actual Distance of Structure from Property Lines - Front 25' Side 62'-1" Side 50'-45" Rear 44'-4" 34'

Total Building Height 22'-4" Number of Stories 1 Heated Floor Area 1893 Roof Pitch 8-12

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.

OWNERS AFFIDAVIT: I hereby certify that all the foregoing information is accurate and all work will be done in compliance with all applicable laws and regulating construction and zoning.

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT.

Owner Builder or Agent (Including Contractor) Linda R. Roder Commission #DD303275

STATE OF FLORIDA
COUNTY OF COLUMBIA

Expires: Mar 24, 2008
Bonded Thru
Atlantic Bonding Co., Inc.

Contractor Signature
Contractors License Number RB 29003130

Competency Card Number _____

NOTARY STAMP/SEAL

Sworn to (or affirmed) and subscribed before me

this 21 day of October 20 04.

Personally known X or Produced Identification _____

Linda R. Roder
Notary Signature

THIS INSTRUMENT WAS PREPARED BY:

TERRY McDAVID 04-782
POST OFFICE BOX 1328
LAKE CITY, FL 32056-1328

RETURN TO:

TERRY McDAVID
POST OFFICE BOX 1328
LAKE CITY, FL 32056-1328

Property Appraiser's
Identification Number: Part of R03023-099

WARRANTY DEED

THIS INDENTURE, made this 7th day of December, 2004, BETWEEN DANIEL CRAPPS, as Trustee under Trust Agreement dated January 14, 1996, known as CALLAWAY LAND TRUST, whose post office address is 2806 W. US Highway 90, Suite 101, Lake City, FL 32055, of the County of Columbia, State of Florida, grantor*, and AARON SIMQUE HOMES, INC., A Florida Corporation, whose post office address Post Office Box 2183, Lake City, FL 32056, of the State of Florida, grantee*.

WITNESSETH: that said grantor, for and in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Columbia County, Florida, to-wit:

Lot 98, CALLAWAY PHASE III, a subdivision according to the plat thereof as recorded in Plat Book 7, Pages 145-146 of the public records of Columbia County, Florida.

SUBJECT TO: Restrictions, easements and outstanding mineral rights of record, if any, and taxes for the current year.

and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

*"Grantor" and "grantee" are used for singular or plural, as context requires.

Callaway Lot 98

Letter of authorization

Notice of Authorization

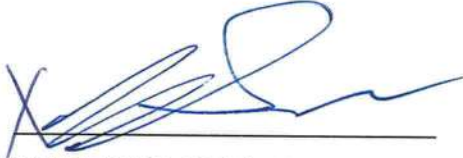
I Arnon Simque, do hereby authorize Linda Roder

to be my representative and act on my behalf in all aspects of applying for a

building permit to be located in Columbia county.

The name of the home owner is Arnon Simque.

Legal description 15-45-16 03023-398


Contractor's signature

10-25-04

Date

Sworn and subscribed before me this 25 day of October, 2004.


Notary Public



Linda R. Roder
Commission #DD303275
Expires: Mar 24, 2008
Bonded Thru
Atlantic Bonding Co., Inc.

My commission expires: 3-24-08
Commission No. DD303275
Personally Known ✓
Produced ID (Type): _____

Contract For Sale And Purchase

FLORIDA ASSOCIATION OF REALTORS® AND THE FLORIDA BAR

1. PARTIES: Callaway Land Trust ("Seller")
 and Aaron Simque Homes, Inc ("Buyer")
 hereby agree that Seller shall sell and Buyer shall buy the following described Real Property and Personal Property (collectively "Property")
 pursuant to the terms and conditions of this Contract for Sale and Purchase and any riders and addenda ("Contract"):

1. DESCRIPTION:

(a) Legal description of the Real Property located in Columbia County, Florida: Lot 98 Phase 3 Callaway

(b) Street address, city, zip, of the Property: 322 SW Pheasant Way 32024

(c) Personal Property includes existing range(s), refrigerator(s), dishwasher(s), ceiling fan(s), light fixture(s), and window treatment(s) unless specifically excluded below.

Other items included are: _____

Items of Personal Property (and leased items, if any) excluded are: _____

II. PURCHASE PRICE (U.S. currency): \$ 27,900.00

PAYMENT:

(a) Deposit held in escrow by _____ (Escrow Agent) in the amount of (checks subject to clearance) \$ _____

(b) Additional escrow deposit to be made to Escrow Agent within _____ days after Effective Date \$ _____

(see Paragraph III) in the amount of \$ _____

(c) Financing (see Paragraph IV) in the amount of \$ 27,900.00

(d) Other \$ _____

(e) Balance to close by cash, wire transfer or LOCALLY DRAWN cashier's or official bank check(s), subject to adjustments or prorations \$ 0.00

III. TIME FOR ACCEPTANCE OF OFFER AND COUNTEROFFERS; EFFECTIVE DATE:

(a) If this offer is not executed by and delivered to all parties OR FACT OF EXECUTION communicated in writing between the parties on or before _____, the deposit(s) will, at Buyer's option, be returned and this offer withdrawn. UNLESS OTHERWISE STATED, THE TIME FOR ACCEPTANCE OF ANY COUNTEROFFERS SHALL BE 2 DAYS FROM THE DATE THE COUNTEROFFER IS DELIVERED.

(b) The date of Contract ("Effective Date") will be the date when the last one of the Buyer and Seller has signed or initialed this offer or the final counteroffer. If such date is not otherwise set forth in this Contract, then the "Effective Date" shall be the date determined above for acceptance of this offer or, if applicable, the final counteroffer.

IV. FINANCING:

☐ (a) This is a cash transaction with no contingencies for financing;

☐ (b) This Contract is contingent on Buyer obtaining approval of a loan ("Loan Approval") within _____ days (if blank, then 30 days) after Effective Date ("Loan Approval Date") for (CHECK ONLY ONE): ☐ a fixed; ☐ an adjustable; or ☐ a fixed or adjustable rate loan, in the principal amount of \$ _____, at an initial interest rate not to exceed _____ %, discount and origination fees not to exceed _____ % of principal amount, and for a term of _____ years. Buyer will make application within _____ days (if blank, then 5 days) after Effective Date. Buyer shall use reasonable diligence to: obtain Loan Approval and notify Seller in writing of Loan Approval by Loan Approval Date; satisfy terms and conditions of the Loan Approval; and close the loan. Loan Approval which requires a condition related to the sale of other property shall not be deemed Loan Approval for purposes of this subparagraph. Buyer shall pay all loan expenses. If Buyer does not deliver written notice to Seller by Loan Approval Date stating Buyer has either obtained Loan Approval or waived this financing contingency, then either party may cancel this Contract by delivering written notice ("Cancellation Notice") to the other, not later than seven (7) days prior to Closing. Seller's Cancellation Notice must state that Buyer has three (3) days to deliver to Seller written notice waiving this financing contingency. If Buyer has used due diligence and has not obtained Loan Approval before cancellation as provided above, Buyer shall be refunded the deposit(s). Unless this financing contingency has been waived, this Contract shall remain subject to the satisfaction, by Closing, of those conditions of Loan Approval related to the Property;

☐ (c) Assumption of existing mortgage (see rider for terms); or

☒ (d) Purchase money note and mortgage to Seller (see Standards B and K and riders; addenda; or special clauses for terms).

V. TITLE EVIDENCE: At least _____ days (if blank, then 5 days) before Closing a title insurance commitment with legible copies of instruments listed as exceptions attached thereto ("Title Commitment") and, after Closing, an owner's policy of title insurance (see Standard A for terms) shall be obtained by:

(CHECK ONLY ONE): ☒ (1) Seller, at Seller's expense and delivered to Buyer or Buyer's attorney; or

☐ (2) Buyer at Buyer's expense.

(CHECK HERE): ☐ If an abstract of title is to be furnished instead of title insurance, and attach rider for terms.

VI. CLOSING DATE: This transaction shall be closed and the closing documents delivered on or before 11/1/04 ("Closing"), unless modified by other provisions of this Contract. If Buyer is unable to obtain Hazard, Wind, Flood, or Homeowners' insurance at a reasonable rate due to extreme weather conditions, Buyer may delay Closing for up to 5 days after such coverage becomes available.

VII. RESTRICTIONS; EASEMENTS; LIMITATIONS: Seller shall convey marketable title subject to: comprehensive land use plans, zoning, restrictions, prohibitions and other requirements imposed by governmental authority; restrictions and matters appearing on the plat or otherwise

common to the subdivision; outstanding oil, gas and mineral rights of record without right of entry; unplatted public utility easements of record (located contiguous to real property lines and not more than 10 feet in width as to the rear or front lines and 7 1/2 feet in width as to the side lines); taxes for year of Closing and subsequent years; and assumed mortgages and purchase money mortgages, if any (if additional items, see addendum); provided, that there exists at Closing no violation of the foregoing and none prevent use of the Property for residential purpose(s).

VIII. OCCUPANCY: Seller shall deliver occupancy of Property to Buyer at time of Closing unless otherwise stated herein. If Property is intended to be rented or occupied beyond Closing, the fact and terms thereof and the tenant(s) or occupants shall be disclosed pursuant to Standard F. If occupancy is to be delivered before Closing, Buyer assumes all risks of loss to Property from date of occupancy, shall be responsible and liable for maintenance from that date, and shall be deemed to have accepted Property in its existing condition as of time of taking occupancy.

IX. TYPEWRITTEN OR HANDWRITTEN PROVISIONS: Typewritten or handwritten provisions, riders and addenda shall control all printed provisions of this Contract in conflict with them.

X. ASSIGNABILITY: (CHECK ONLY ONE): Buyer ☐ may assign and thereby be released from any further liability under this Contract; ☐ may assign but not be released from liability under this Contract; or ☒ may not assign this Contract.

XI. DISCLOSURES:
(a) ☐ CHECK HERE if the Property is subject to a special assessment lien imposed by a public body payable in installments which continue beyond Closing and, if so, specify who shall pay amounts due after Closing: ☐ Seller ☐ Buyer ☐ Other (see addendum).
(b) Radon is a naturally occurring radioactive gas that when accumulated in a building in sufficient quantities may present health risks to persons who are exposed to it over time. Levels of radon that exceed federal and state guidelines have been found in buildings in Florida. Additional information regarding radon or radon testing may be obtained from your County Public Health unit.
(c) Mold is naturally occurring and may cause health risks or damage to property. If Buyer is concerned or desires additional information regarding mold, Buyer should contact an appropriate professional.
(d) Buyer acknowledges receipt of the Florida Energy-Efficiency Rating Information Brochure required by Section 553.996, F.S.
(e) If the real property includes pre-1978 residential housing then a lead-based paint rider is mandatory.
(f) If Seller is a "foreign person" as defined by the Foreign Investment in Real Property Tax Act, the parties shall comply with that Act.
(g) **BUYER SHOULD NOT EXECUTE THIS CONTRACT UNTIL BUYER HAS RECEIVED AND READ THE HOMEOWNERS' ASSOCIATION/COMMUNITY DISCLOSURE.**

(h) PROPERTY TAX DISCLOSURE SUMMARY: BUYER SHOULD NOT RELY ON THE SELLER'S CURRENT PROPERTY TAXES AS THE AMOUNT OF PROPERTY TAXES THAT THE BUYER MAY BE OBLIGATED TO PAY IN THE YEAR SUBSEQUENT TO PURCHASE. A CHANGE OF OWNERSHIP OR PROPERTY IMPROVEMENTS TRIGGERS REASSESSMENTS OF THE PROPERTY THAT COULD RESULT IN HIGHER PROPERTY TAXES. IF YOU HAVE ANY QUESTIONS CONCERNING VALUATION, CONTACT THE COUNTY PROPERTY APPRAISER'S OFFICE FOR INFORMATION.

XII. MAXIMUM REPAIR COSTS: Seller shall not be responsible for payments in excess of:
(a) \$ _____ for treatment and repair under Standard D (if blank, then 1.5% of the Purchase Price).
(b) \$ _____ for repair and replacement under Standard N not caused by Wood Destroying Organisms (if blank, then 1.5% of the Purchase Price).

XIII. HOME WARRANTY: ☐ Seller ☐ Buyer ☐ N/A will pay for a home warranty plan issued by _____ at a cost not to exceed \$ _____.

XIV. RIDERS; ADDENDA; SPECIAL CLAUSES: CHECK those riders which are applicable AND are attached to and made part of this Contract:
☐ CONDOMINIUM ☐ VAFHA ☒ HOMEOWNERS' ASSN. ☐ LEAD-BASED PAINT ☐ COASTAL CONSTRUCTION CONTROL LINE
☐ INSULATION ☐ "AS-IS" ☐ Other Comprehensive Rider Provisions ☐ Addenda
Special Clause(s): _____

~~Seller will finance the purchase price at 8% for up to one year or until the builder spec home sells, and will subordinate to a construction lender~~

XV. STANDARDS FOR REAL ESTATE TRANSACTIONS ("Standards"): Buyer and Seller acknowledge receipt of a copy of Standards A through Y on the reverse side or attached, which are incorporated as part of this Contract.

THIS IS INTENDED TO BE A LEGALLY BINDING CONTRACT. IF NOT FULLY UNDERSTOOD, SEEK THE ADVICE OF AN ATTORNEY PRIOR TO SIGNING.

THIS FORM HAS BEEN APPROVED BY THE FLORIDA ASSOCIATION OF REALTORS® AND THE FLORIDA BAR. Approval does not constitute an opinion that any of the terms and conditions in this Contract should be accepted by the parties in a particular transaction. Terms and conditions should be negotiated based upon the respective interests, objectives and bargaining positions of all interested persons.

AN ASTERISK (*) FOLLOWING A LINE NUMBER IN THE MARGIN INDICATES THE LINE CONTAINS A BLANK TO BE COMPLETED.

(DATE) (SELLER) (DATE)

(DATE) (SELLER) (DATE)

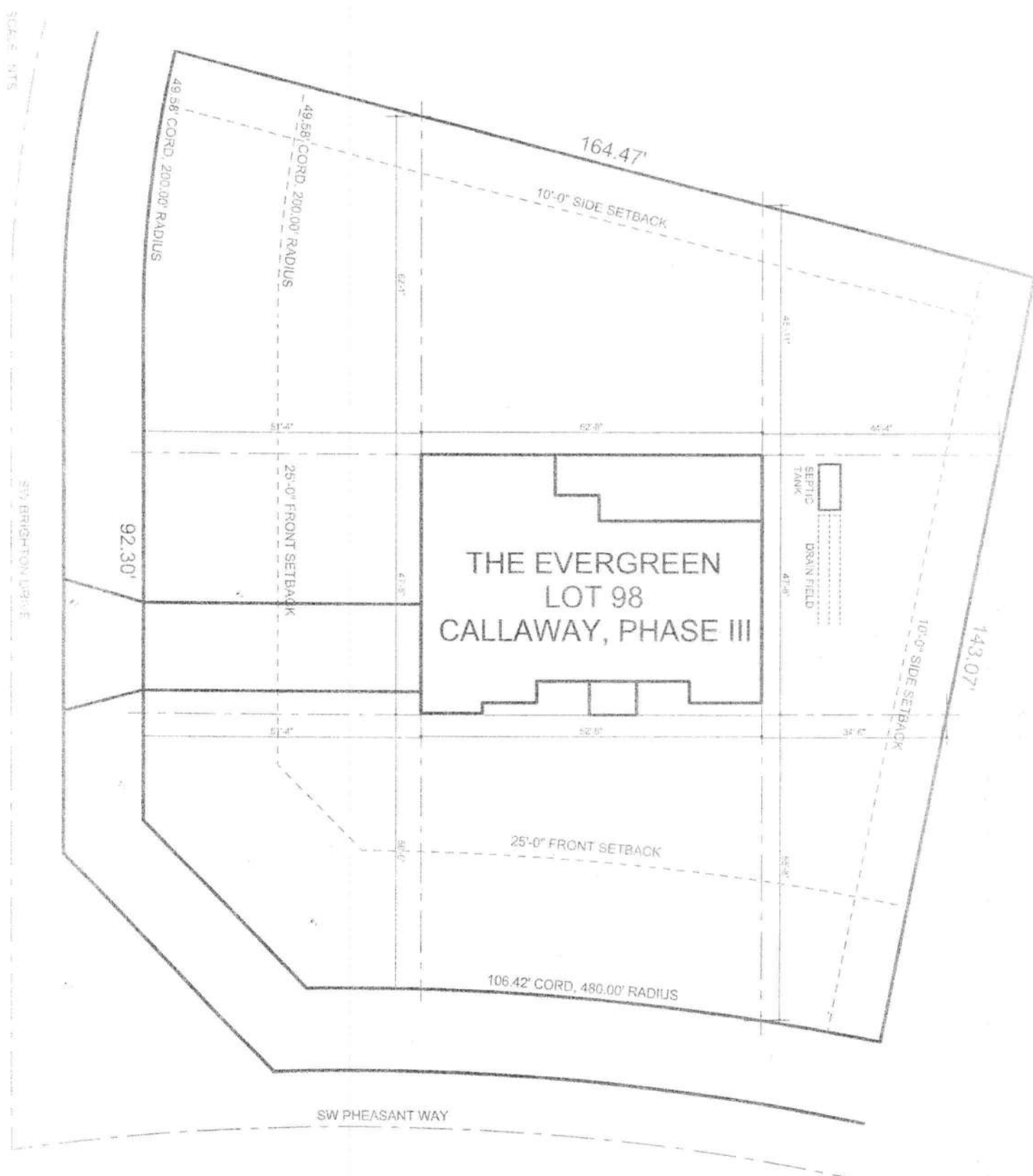
Buyers' address for purposes of notice _____ Sellers' address for purposes of notice _____

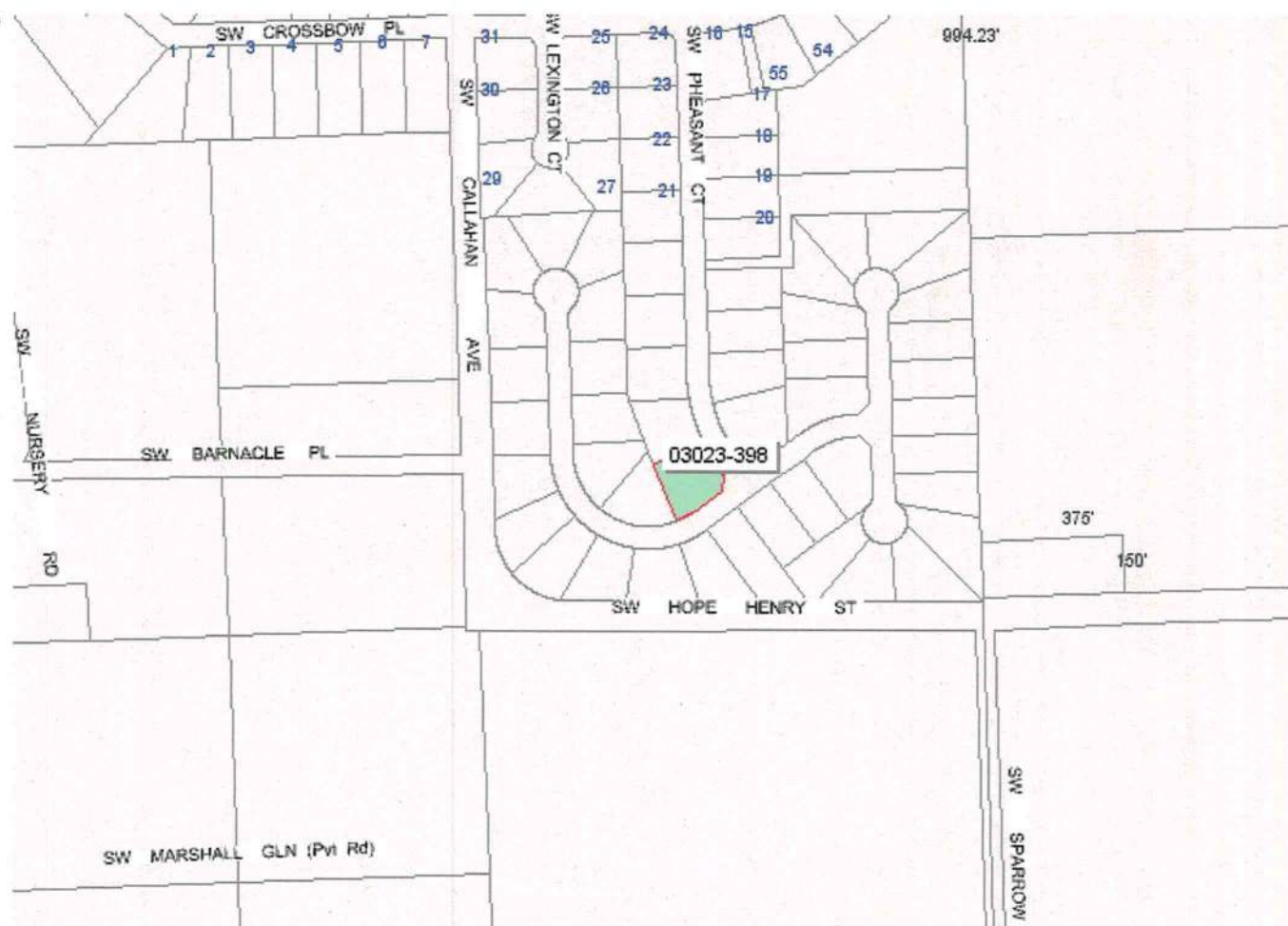
Phone _____ Phone _____

BROKERS: The brokers (including cooperating brokers, if any) named below are the only brokers entitled to compensation in connection with this Contract:

Name: _____

Cooperating Brokers, if any _____ Listing Broker _____





Application for Onsite Sewage Disposal System
Construction Permit. Part II Site Plan
Permit Application Number: 04-1041N

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH UNIT

SIMQUE/CR 04-2368

Occupied
No well

North

Callaway Phase 3
Lot 98

Vacant

143'

30' Slope

5' →

Site 1

35'

Vacant

Site 2

106'

164'

Waterline

Paved
drive

49'

92'

Swale

TBM in tack in road

Vacant

Waterline =
60' from
OSTOS

1 inch = 40 feet

Site Plan Submitted By
Plan Approved

Not Approved

Date

10/14/04

Date

10/14/04

By

Paul Lloyd

S. Graddy

CPHU

Notes:

ESI- COLUMBIA

File name:

EVERGR~2.RSR

Job #:

040910

For:

Evergreen Model

Lot 98, Callaway Phase III

Lake City

FL 32055

By:

Aaron Simque Homes, Inc.

Rt. 9 Box 785-33

Lake City

(386) 397-3785

FL 32024

Outside db

31

Inside db

70

Design TD

39

Daily Range

-

Inside Humid.

-

Grains Water

-

Method

Simplified

Const. qlty

Average

Fireplaces

0

HEATING EQUIPMENT			COOLING EQUIPMENT		
Make			Make		
Trade			Trade		
Efficiency	7.4	HSPF	Efficiency	10.0	EER
Heating Input	0	Btuh	Sensible Cooling	0	Btuh
Heating Output	0	Btuh	Latent Cooling	0	Btuh
Heating Temp Rise	0	Deg F	Total Cooling	0	Btuh
Actual Heating Fan	1346	CFM	Actual Cooling Fan	1346	CFM
Htg Air Flow Factor	0.038	CFM/Btuh	Clg Air Flow Factor	0.048	CFM/Btuh
Space Thermostat			Load Sensible Heat Ratio	84	

ROOM	NAME	AREA SQ.FT.	HTG BTUH	CLG BTUH	HTG CFM	CLG CFM
Master W.I.C.		79	1189	402	45	19
Master Bedroom		237	5711	4810	216	230
Master Bath		157	2606	1083	98	52
Utility		65	1483	1223	56	59
Breakfast		117	2829	1368	107	65
Kitchen		107	377	1602	14	77
Dining Room		147	4075	3803	154	182
Foyer		80	3248	3234	123	155
Family Room		309	4074	2087	154	100
Living Room		147	3379	3654	128	175
Bedroom #2		186	2866	1892	108	91
Hall Bath		72	685	327	26	16
Bedroom #3		179	3073	2621	116	125
Core		13	18	21	1	1
Entire House	d	1893	35614	28127	1346	1346
Ventilation Air			0	0		
Equip. @ 0.98 RSM				27564		
Latent Cooling				5294		
TOTALS		1893	35614	32858	1346	1346

NOTICE OF COMMENCEMENT FORM
COLUMBIA COUNTY, FLORIDA

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.

Tax Parcel ID Number 15-45-16 03023-398

1. Description of property: (legal description of the property and street address or 911 address)

Callaway Lot 98

322 SW Pheasant Way Lake City, FL 32024

Inst: 2004023977 Date: 10/25/2004 Time: 16:51

MK DC, P. DeWitt Cason, Columbia County B: 1029 P: 18

2. General description of improvement: SFD

3. Owner Name & Address Aaron Simgue Rt 9 box 785-33

Lake City, FL 32024

Interest in Property homestead

4. Name & Address of Fee Simple Owner (if other than owner): na

5. Contractor Name Aaron Simgue homes, inc.

Phone Number 755-0841

Address Rt 9 Box 785-33 Lake City, FL 32024

6. Surety Holders Name na

Phone Number _____

Address _____

Amount of Bond _____

7. Lender Name Columbia County Bank

Phone Number 752-5646

Address 502 N. Marion St Lake City, FL 32055

8. Persons within the State of Florida designated by the Owner upon whom notices or other documents may be served as provided by section 718.13 (1)(a) 7; Florida Statutes:

Name _____

Phone Number _____

Address _____

9. In addition to himself/herself the owner designates _____ of

_____ to receive a copy of the Lienor's Notice as provided in Section 713.13 (1) -

(a) 7. Phone Number of the designee _____

10. Expiration date of the Notice of Commencement (the expiration date is 1 (one) year from the date of recording, (Unless a different date is specified) _____

NOTICE AS PER CHAPTER 713, Florida Statutes:

The owner must sign the notice of commencement and no one else may be permitted to sign in his/her stead.

Signature of Owner

prepared by and return to:

Linda Roder
387 SW Kemp Ct

Lake City, FL 32024



Linda R. Roder
Commission #DD303275
Expires: Mar 24, 2008
Bonded Thru
Atlantic Bonding Co., Inc.

Sworn to (or affirmed) and subscribed before
day of October 25, 20 04

NOTARY STAMP/SEAL

Linda R. Roder
Signature of Notary

FLORIDA ENERGY EFFICIENCY CODE
FOR BUILDING CONSTRUCTION

Florida Department of Community Affairs
Residential Whole Building Performance Method A

Project Name:	Evergreen Lot 98, Callaway Phase III	Builder:	Aaron Simque Homes, Inc.
Address:	Lot: 98, Sub: Callaway III, Plat:	Permitting Office:	Columbia County
City, State:	Lake City, FL 32025-	Permit Number:	22611
Owner:	Aaron Simque Homes, Inc.	Jurisdiction Number:	221060
Climate Zone:	North		

1. New construction or existing	New	12. Cooling systems	
2. Single family or multi-family	Single family	a. Central Unit	Cap: 45.4 kBtu/hr
3. Number of units, if multi-family	1		SEER: 10.00
4. Number of Bedrooms	3	b. N/A	
5. Is this a worst case?	No	c. N/A	
6. Conditioned floor area (ft²)	1893 ft²		
7. Glass area & type		13. Heating systems	
a. Clear - single pane	0.0 ft²	a. Electric Heat Pump	Cap: 45.4 kBtu/hr
b. Clear - double pane	307.7 ft²		HSPF: 7.40
c. Tint/other SHGC - single pane	0.0 ft²	b. N/A	
d. Tint/other SHGC - double pane	0.0 ft²	c. N/A	
8. Floor types		14. Hot water systems	
a. Slab-On-Grade Edge Insulation	R=0.0, 215.0(p) ft	a. Electric Resistance	Cap: 50.0 gallons
b. N/A			EF: 0.90
c. N/A		b. N/A	
9. Wall types		c. Conservation credits	
a. Frame, Wood, Exterior	R=13.0, 1220.8 ft²	(HR-Heat recovery, Solar	
b. Frame, Wood, Adjacent	R=13.0, 317.2 ft²	DHP-Dedicated heat pump)	
c. N/A		15. HVAC credits	
d. N/A		(CF-Ceiling fan, CV-Cross ventilation,	
e. N/A		HF-Whole house fan,	
10. Ceiling types		PT-Programmable Thermostat,	
a. Under Attic	R=30.0, 1892.8 ft²	MZ-C-Multizone cooling,	
b. N/A		MZ-H-Multizone heating)	
c. N/A			
11. Ducts			
a. Sup: Unc. Ret: Unc. AH: Garage	Sup. R=6.0, 50.0 ft		
b. N/A			

Glass/Floor Area: 0.16

Total as-built points: 27277
Total base points: 27743

PASS

I hereby certify that the plans and specifications covered by this calculation are in compliance with the Florida Energy Code.

PREPARED BY: Will Myer
DATE: 10.18.04

I hereby certify that this building, as designed, is in compliance with the Florida Energy Code.

OWNER/AGENT: _____
DATE: _____

Review of the plans and specifications covered by this calculation indicates compliance with the Florida Energy Code. Before construction is completed this building will be inspected for compliance with Section 553.908 Florida Statutes.



BUILDING OFFICIAL: _____
DATE: _____

SUMMER CALCULATIONS

Residential Whole Building Performance Method A - Details

ADDRESS: Lot: 98, Sub: Callaway III, Plat: , Lake City, FL, 32025-

PERMIT #:

BASE				AS-BUILT							
GLASS TYPES .18 X Conditioned X BSPM = Points Floor Area											
				Type/SC	Overhang Ornt Len Hgt			Area X SPM X SOF = Points			
.18	1893.0	20.04	6828.4	Double, Clear	W	1.5	5.3	30.0	36.99	0.89	988.9
				Double, Clear	N	3.0	8.2	33.0	19.22	0.88	560.3
				Double, Clear	S	1.5	4.3	16.0	34.50	0.76	419.8
				Double, Clear	W	8.8	5.3	30.0	36.99	0.43	475.9
				Double, Clear	E	1.5	7.0	40.0	40.22	0.93	1503.1
				Double, Clear	E	4.0	9.0	13.0	40.22	0.77	401.1
				Double, Clear	E	4.0	9.0	20.0	40.22	0.77	617.0
				Double, Clear	E	4.0	2.8	11.7	40.22	0.44	208.9
				Double, Clear	W	13.5	9.0	40.0	36.99	0.45	663.9
				Double, Clear	E	1.5	7.0	40.0	40.22	0.94	1514.7
				Double, Clear	N	1.5	5.3	15.0	19.22	0.92	266.6
				Double, Clear	N	1.5	1.3	4.0	19.22	0.69	52.8
				Double, Clear	E	1.5	5.3	15.0	40.22	0.89	537.2
				As-Built Total:							307.7
WALL TYPES Area X BSPM = Points				Type R-Value Area X SPM = Points							
Adjacent	317.2	0.70	222.0	Frame, Wood, Exterior		13.0	1220.8	1.50	1831.2		
Exterior	1220.8	1.70	2075.4	Frame, Wood, Adjacent		13.0	317.2	0.60	190.3		
Base Total: 1538.0 2297.4				As-Built Total: 1538.0 2021.5							
DOOR TYPES Area X BSPM = Points				Type Area X SPM = Points							
Adjacent	18.8	2.40	45.1	Adjacent Insulated			18.8	1.60	30.1		
Exterior	0.0	0.00	0.0								
Base Total: 18.8 45.1				As-Built Total: 18.8 30.1							
CEILING TYPES Area X BSPM = Points				Type R-Value Area X SPM X SCM = Points							
Under Attic	1892.8	1.73	3274.5	Under Attic		30.0	1892.8	1.73 X 1.00	3274.5		
Base Total: 1892.8 3274.5				As-Built Total: 1892.8 3274.5							
FLOOR TYPES Area X BSPM = Points				Type R-Value Area X SPM = Points							
Slab	215.0(p)	-37.0	-7955.0	Slab-On-Grade Edge Insulation		0.0	215.0(p)	-41.20	-8858.0		
Raised	0.0	0.00	0.0								
Base Total: -7955.0				As-Built Total: 215.0 -8858.0							

WINTER CALCULATIONS

Residential Whole Building Performance Method A - Details

ADDRESS: Lot: 98, Sub: Callaway III, Plat: , Lake City, FL, 32025-

PERMIT #:

BASE				AS-BUILT							
GLASS TYPES .18 X Conditioned X BWPM = Points Floor Area				Type/SC	Overhang Ornt Len Hgt			Area X WPM X WOF = Points			
.18	1893.0	12.74	4341.0	Double, Clear	W	1.5	5.3	30.0	10.77	1.03	332.6
				Double, Clear	N	3.0	8.2	33.0	14.30	1.01	474.7
				Double, Clear	S	1.5	4.3	16.0	4.03	1.29	83.1
				Double, Clear	W	8.8	5.3	30.0	10.77	1.21	391.9
				Double, Clear	E	1.5	7.0	40.0	9.09	1.03	373.8
				Double, Clear	E	4.0	9.0	13.0	9.09	1.10	129.7
				Double, Clear	E	4.0	9.0	20.0	9.09	1.10	199.6
				Double, Clear	E	4.0	2.8	11.7	9.09	1.37	146.2
				Double, Clear	W	13.5	9.0	40.0	10.77	1.20	518.6
				Double, Clear	E	1.5	7.0	40.0	9.09	1.03	372.9
				Double, Clear	N	1.5	5.3	15.0	14.30	1.00	215.2
				Double, Clear	N	1.5	1.3	4.0	14.30	1.02	58.4
				Double, Clear	E	1.5	5.3	15.0	9.09	1.04	142.3
				As-Built Total:							307.7
WALL TYPES Area X BWPM = Points				Type	R-Value		Area X WPM = Points				
Adjacent	317.2	3.60	1141.9	Frame, Wood, Exterior	13.0		1220.8	3.40	4150.7		
Exterior	1220.8	3.70	4517.0	Frame, Wood, Adjacent	13.0		317.2	3.30	1046.8		
Base Total: 1538.0 5658.9				As-Built Total:		1538.0		5197.5			
DOOR TYPES Area X BWPM = Points				Type	Area X WPM = Points						
Adjacent	18.8	11.50	216.2	Adjacent Insulated			18.8	8.00	150.4		
Exterior	0.0	0.00	0.0								
Base Total: 18.8 216.2				As-Built Total:		18.8		150.4			
CEILING TYPES Area X BWPM = Points				Type	R-Value		Area X WPM X WCM = Points				
Under Attic	1892.8	2.05	3880.2	Under Attic	30.0		1892.8	2.05 X 1.00		3880.2	
Base Total: 1892.8 3880.2				As-Built Total:		1892.8		3880.2			
FLOOR TYPES Area X BWPM = Points				Type	R-Value		Area X WPM = Points				
Slab	215.0(p)	8.9	1913.5	Slab-On-Grade Edge Insulation	0.0		215.0(p)	18.80	4042.0		
Raised	0.0	0.00	0.0								
Base Total: 1913.5				As-Built Total:		215.0		4042.0			

WATER HEATING & CODE COMPLIANCE STATUS
Residential Whole Building Performance Method A - Details

ADDRESS: Lot: 98, Sub: Callaway III, Plat: , Lake City, FL, 32025-

PERMIT #:

BASE				AS-BUILT					
WATER HEATING				Tank	EF	Number of	X	Tank	X
Number of	X	Multiplier	=	Total	Volume	Bedrooms		Ratio	Multiplier
Bedrooms									
3		2746.00		8238.0	50.0	0.90	3	1.00	2684.98
					As-Built Total:				8054.9

CODE COMPLIANCE STATUS							
BASE				AS-BUILT			
Cooling	+	Heating	+	Hot Water	=	Total	
Points		Points		Points		Points	
10161		9344		8238		27743	

Cooling	+	Heating	+	Hot Water	=	Total	
Points		Points		Points		Points	
10243		8979		8055		27277	

PASS



Code Compliance Checklist
Residential Whole Building Performance Method A - Details

ADDRESS: Lot: 98, Sub: Callaway III, Plat: , Lake City, FL, 32025-

PERMIT #:

6A-21 INFILTRATION REDUCTION COMPLIANCE CHECKLIST

COMPONENTS	SECTION	REQUIREMENTS FOR EACH PRACTICE	CHECK
Exterior Windows & Doors	606.1.ABC.1.1	Maximum:.3 cfm/sq.ft. window area; .5 cfm/sq.ft. door area.	
Exterior & Adjacent Walls	606.1.ABC.1.2.1	Caulk, gasket, weatherstrip or seal between: windows/doors & frames, surrounding wall; foundation & wall sole or sill plate; joints between exterior wall panels at corners; utility penetrations; between wall panels & top/bottom plates; between walls and floor. EXCEPTION: Frame walls where a continuous infiltration barrier is installed that extends from, and is sealed to, the foundation to the top plate.	
Floors	606.1.ABC.1.2.2	Penetrations/openings >1/8" sealed unless backed by truss or joint members. EXCEPTION: Frame floors where a continuous infiltration barrier is installed that is sealed to the perimeter, penetrations and seams.	
Ceilings	606.1.ABC.1.2.3	Between walls & ceilings; penetrations of ceiling plane of top floor; around shafts, chases, soffits, chimneys, cabinets sealed to continuous air barrier; gaps in gyp board & top plate; attic access. EXCEPTION: Frame ceilings where a continuous infiltration barrier is installed that is sealed at the perimeter, at penetrations and seams.	
Recessed Lighting Fixtures	606.1.ABC.1.2.4	Type IC rated with no penetrations, sealed; or Type IC or non-IC rated, installed inside a sealed box with 1/2" clearance & 3" from insulation; or Type IC rated with < 2.0 cfm from conditioned space, tested.	
Multi-story Houses	606.1.ABC.1.2.5	Air barrier on perimeter of floor cavity between floors.	
Additional Infiltration reqts	606.1.ABC.1.3	Exhaust fans vented to outdoors, dampers; combustion space heaters comply with NFPA, have combustion air.	

6A-22 OTHER PRESCRIPTIVE MEASURES (must be met or exceeded by all residences.)

COMPONENTS	SECTION	REQUIREMENTS	CHECK
Water Heaters	612.1	Comply with efficiency requirements in Table 6-12. Switch or clearly marked circuit breaker (electric) or cutoff (gas) must be provided. External or built-in heat trap required.	
Swimming Pools & Spas	612.1	Spas & heated pools must have covers (except solar heated). Non-commercial pools must have a pump timer. Gas spa & pool heaters must have a minimum thermal efficiency of 78%.	
Shower heads	612.1	Water flow must be restricted to no more than 2.5 gallons per minute at 80 PSIG.	
Air Distribution Systems	610.1	All ducts, fittings, mechanical equipment and plenum chambers shall be mechanically attached, sealed, insulated, and installed in accordance with the criteria of Section 610. Ducts in unconditioned attics: R-6 min. insulation.	
HVAC Controls	607.1	Separate readily accessible manual or automatic thermostat for each system.	
Insulation	604.1, 602.1	Ceilings-Min. R-19. Common walls-Frame R-11 or CBS R-3 both sides. Common ceiling & floors R-11.	

ENERGY PERFORMANCE LEVEL (EPL) DISPLAY CARD

ESTIMATED ENERGY PERFORMANCE SCORE* = 82.9

The higher the score, the more efficient the home.

Aaron Simque Homes, Inc., Lot: 98, Sub: Callaway III, Plat: , Lake City, FL, 32025-

1. New construction or existing	New	12. Cooling systems	
2. Single family or multi-family	Single family	a. Central Unit	Cap: 45.4 kBtu/hr
3. Number of units, if multi-family	1		SEER: 10.00
4. Number of Bedrooms	3	b. N/A	
5. Is this a worst case?	No	c. N/A	
6. Conditioned floor area (ft ²)	1893 ft ²		
7. Glass area & type		13. Heating systems	
a. Clear - single pane	0.0 ft ²	a. Electric Heat Pump	Cap: 45.4 kBtu/hr
b. Clear - double pane	307.7 ft ²		HSPF: 7.40
c. Tint/other SHGC - single pane	0.0 ft ²	b. N/A	
d. Tint/other SHGC - double pane	0.0 ft ²	c. N/A	
8. Floor types		14. Hot water systems	
a. Slab-On-Grade Edge Insulation	R=0.0, 215.0(p) ft	a. Electric Resistance	Cap: 50.0 gallons
b. N/A			EF: 0.90
c. N/A		b. N/A	
9. Wall types		c. Conservation credits	
a. Frame, Wood, Exterior	R=13.0, 1220.8 ft ²	(HR-Heat recovery, Solar	
b. Frame, Wood, Adjacent	R=13.0, 317.2 ft ²	DHP-Dedicated heat pump)	
c. N/A		15. HVAC credits	
d. N/A		(CF-Ceiling fan, CV-Cross ventilation,	
e. N/A		HF-Whole house fan,	
10. Ceiling types		PT-Programmable Thermostat,	
a. Under Attic	R=30.0, 1892.8 ft ²	RB-Attic radiant barrier,	
b. N/A		MZ-C-Multizone cooling,	
c. N/A		MZ-H-Multizone heating)	
11. Ducts			
a. Sup: Unc. Ret: Unc. AH: Garage	Sup. R=6.0, 50.0 ft		
b. N/A			

I certify that this home has complied with the Florida Energy Efficiency Code For Building Construction through the above energy saving features which will be installed (or exceeded) in this home before final inspection. Otherwise, a new EPL Display Card will be completed based on installed Code compliant features.

Builder Signature: _____ Date: _____

Address of New Home: _____ City/FL Zip: _____



**NOTE: The home's estimated energy performance score is only available through the FLA/RES computer program. This is not a Building Energy Rating. If your score is 80 or greater (or 86 for a US EPA/DOE EnergyStar™ designation), your home may qualify for energy efficiency mortgage (EEM) incentives if you obtain a Florida Energy Gauge Rating. Contact the Energy Gauge Hotline at 321/638-1492 or see the Energy Gauge web site at www.fsec.ucf.edu for information and a list of certified Raters. For information about Florida's Energy Efficiency Code For Building Construction, contact the Department of Community Affairs Energy Gauge Program.*


Version: FLRCSB v3.21)

**Columbia County Building Department
Culvert Permit**

**Culvert Permit No.
000000481**

DATE 12/16/2004 PARCEL ID # 15-4S-16-03023-398
APPLICANT LINDA RODER PHONE 752-2281
ADDRESS 387 SW KEMP CT LAKE CITY FL 32024
OWNER AARON SIMQUE PHONE 755-7787
ADDRESS 322 SW PHEASANT WAY LAKE CITY FL 32024
CONTRACTOR AARON SIMQUE PHONE 755-7787
LOCATION OF PROPERTY 247 S, L CALLAHAN, R PHEASANT, GO TO END OF BLOCK
HOUSE IS ON THE CORNER OF PHEASANT AND BRIGHTON

SUBDIVISION/LOT/BLOCK/PHASE/UNIT CALLAWAY 98 3

SIGNATURE 

INSTALLATION REQUIREMENTS

☒

Culvert size will be 18 inches in diameter with a total length of 32 feet, leaving 24 feet of driving surface. Both ends will be mitered 4 foot with a 4 : 1 slope and poured with a 4 inch thick reinforced concrete slab.

INSTALLATION NOTE: Turnouts will be required as follows:

- a) a majority of the current and existing driveway turnouts are paved, or;
 - b) the driveway to be served will be paved or formed with concrete.
- Turnouts shall be concrete or paved a minimum of 12 feet wide or the width of the concrete or paved driveway, whichever is greater. The width shall conform to the current and existing paved or concreted turnouts.

☐

Culvert installation shall conform to the approved site plan standards.

☐

Department of Transportation Permit installation approved standards.

☐

Other _____

ALL PROPER SAFETY REQUIREMENTS SHOULD BE FOLLOWED
DURING THE INSTALATION OF THE CULVERT.

135 NE Hernando Ave., Suite B-21
Lake City, FL 32055
Phone: 386-758-1008 Fax: 386-758-2160

Amount Paid 25.00



COLUMBIA COUNTY OF FLORIDA CALLAWAY

OCCUPANCY

COLUMBIA COUNTY, FLORIDA

Department of Building and Zoning Inspection

This Certificate of Occupancy is issued to the below named permit holder for the building and premises at the below named location, and certifies that the work has been completed in accordance with the Columbia County Building Code.

Parcel Number 15-4S-16-03023-398

Building permit No. 000022611

Use Classification SFD, UTILITY

Fire: 11.34

Permit Holder AARON SIMQUE

Waste: 24.50

Owner of Building AARON SIMQUE

Total: 35.84

Location: 387 SW PHEASANT WAY, CALLAWAY LOT 98, PHASE 3

Date: 06/28/2005



Harry Dicks

Building Inspector

POST IN A CONSPICUOUS PLACE
(Business Places Only)

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. This information is mandatory and is required to obtain benefits. HUD may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number.

Section 24 CFR 200.926d(b)(3) requires that the sites for HUD insured structures must be free of termite hazards. This information collection requires the builder to certify that an authorized Pest Control company performed all required treatment for termites, and that the builder guarantees the treated area against infestation for one year. Builders, pest control companies, mortgage lenders, homebuyers, and HUD as a record of treatment for specific homes will use the information collected. The information is not considered confidential.

This report is submitted for informational purposes to the builder on proposed (new) construction cases when soil treatment for prevention of subterranean termite infestation is specified by the builder, architect, or required by the lender, architect, FHA, or VA.

All contracts for services are between the Pest Control Operator and builder, unless stated otherwise.

22611

Section 1: General Information (Treating Company Information)

Company Name: Aspen Pest Control, Inc.
Company Address: 301 NW Cole Terrace City Lake City State FL Zip 32055
Company Business License No. JB109476 Company Phone No. 396-755-3611
FHA/VA Case No. (if any) _____

Section 2: Builder Information

Location of Structure(s) Treated (Street Address or Legal Description, City, State and Zip) 322 S.W. Pheasant Way Lake City FL 32055
Type of Construction (More than one box may be checked) ☒ Slab ☐ Basement ☐ Crawl ☐ Other _____
Approximate Depth of Footing: Outside 12 Inside 24 Type of Fill Gravel

Section 4: Treatment Information

Date(s) of Treatment(s) 1-5-04
Brand Name of Product(s) Used Surround
EPA Registration No. 70907-7-53843
Approximate Final Mix Solution % 0.5%
Approximate Size of Treatment Area: Sq. ft. 2736 Linear ft. 250 Linear ft. of Masonry Voids 250
Approximate Total Gallons of Solution Applied 625
Was treatment completed on exterior? ☐ Yes ☒ No
Service Agreement Available? ☒ Yes ☐ No

Note: Some state laws require service agreements to be issued. This form does not preempt state law.

Attachments (List) _____
Comments _____

Name of Applicator(s) Steve Brannon Certification No. (if required by State law) JB104376

The applicator has used a product in accordance with the product label and state requirements. All treatment materials and methods used comply with state and federal regulations.

Authorized Signature [Signature] Date 1-5-05

Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)
Form NPCA-99-B may still be used

Order Product #2581 • From Crown Graphics, Inc. • 1-800-252-4011

Form HUD-NPCA-99-B (04/2003)