

Parcel:
14-5S-15-00459-217 (1969)

Owner & Property Info

*REVISION
ON 11/14/17 TO*

Result: 8 of 8

Owner	TRITT CHARLES TRITT KIMBERLY 8855 105TH AVENUE VERO BEACH, FL 32967		
Site	560 SW MARY TER, LAKE CITY		
Description*	COMM SW COR OF NW1/4 OF SW1/4, RUN E 2608.86 FT, NW 1375.71 FT FOR POB, CONT N 326.20 FT, E 1339.66 FT, S ALONG MARY TER 326.25 FT, W 1333.77 FT FOR POB. (AKA LOT 17 TIMBER RIDGE S/D UNREC). 779-671, WD 1420-843, WD 1469-1682,		
Area	10.01 AC	S/T/R	14-5S-15E
Use Code**	MOBILE HOME (0200)	Tax District	3

Prepared by and return to:

Dana E. Hill, Esquire
Hill Law & Title, PLLC
230 Court Street SE
Live Oak, FL 32064
386-362-1900
File Number: 22-338

[Space Above This Line For Recording Data]

Warranty Deed

This Warranty Deed made this 20th day of June, 2022 between James Lamar Howard and Linda Faye Howard, husband and wife, whose post office address is 1824 SE Ringo Place, Crystal River, FL 34429, grantor, and Charles Tritt and Kimberly Tritt, husband and wife and Frances D. Benson, as joint tenants with full rights of survivorship, whose post office address is 8855 105th Avenue, Vero Beach, FL 32967, grantee:

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of One Hundred Seventy-Two Thousand Five Hundred and 00/100 Dollars (\$172,500.00) 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:

A part of Section 14, Township 5 South, Range 15 East, being more particularly described as follows: Commence at the SW corner of NW ¼ of SW ¼ of said Section 14 and run N 89°13'45" E, 2633.86 feet; thence run N 03°48'17" W, 1375.71 feet to the Point of Beginning; thence continue N 03°48'17" W, 326.20 feet; thence run N 86°11'43" E, 1339.66 feet to a point on the West right-of-way line of Mary Road (a 40 foot maintained right-of-way); thence run along said West right-of-way line, S 02°46'15" E, 326.25 feet; thence run S 86°11'43" W, 1333.77 feet to the Point of Beginning. (Lot 17, Timber Ridge, an unrecorded subdivision)

TOGETHER WITH one 1984 JEFR single wide mobile home, Identification Number: 12610444T, located on the above described real property and considered a part thereof.

Parcel Identification Number: R 00459-217

SUBJECT TO any valid and existing oil, gas or mineral right, reservation, royalty transfer or mineral deed conveying or reserving any interest in the oil, gas or minerals underlying said lands, or any portion thereof, heretofore executed and duly recorded in the public records of said county.

FURTHER SUBJECT TO covenants, conditions, restrictions, easements, reservations and limitations of record, road rights of way and utility easements, and rules, regulations and permitting requirements of Suwannee River Water Management District, if any.

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; that the grantor hereby fully 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 taxes accruing subsequent to **December 31, 2021**.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Dana Edmisten Hill
Witness Name: Dana Edmisten Hill

James Lamar Howard
James Lamar Howard

Morgan C. Olson
Witness Name: Morgan C. Olson

Linda Faye Howard
Linda Faye Howard

State of Florida
County of Suwannee

The foregoing instrument was sworn to, subscribed and acknowledged before me by means of physical presence, this _____ day of June, 2022 by James Lamar Howard and Linda Faye Howard, who have produced *K.D.* as identification.

[Notary Seal]

Dana E. Hill
Notary Public

Printed Name: Dana E. Hill

My Commission Expires: March 7, 2026



MOBILE HOME INSTALLATION SUBCONTRACTOR VERIFICATION FORM

APPLICATION NUMBER _____ CONTRACTOR Paula Houston PHONE 906-629-6522

THIS FORM MUST BE SUBMITTED PRIOR TO THE ISSUANCE OF A PERMIT

In Columbia County one permit will cover all trades doing work at the permitted site. It is **REQUIRED** that we have records of the subcontractors who actually did the trade specific work under the permit. Per Florida Statute 440 and Ordinance 89-6, a contractor shall require all subcontractors to provide evidence of workers' compensation or exemption, general liability insurance and a valid Certificate of Competency license in Columbia County.

Any changes, the permitted contractor is responsible for the corrected form being submitted to this office prior to the start of that subcontractor beginning any work. Violations will result in stop work orders and/or fines.

<p>ELECTRICAL</p>	<p>Print Name <u>Whittington Electric</u> License #: <u>EC13002957</u></p>	<p>Signature <u>Blenn Whittington</u> Phone #: <u>386-684-4681</u></p>
<p align="center">Qualifier Form Attached <input type="checkbox"/></p>		
<p>MECHANICAL/ A/C</p>	<p>Print Name <u>Mollman A/c and Heat</u> License #: <u>CAC1819696</u></p>	<p>Signature <u>Stephen Mollman</u> Phone #: <u>352-339-6640</u></p>
<p align="center">Qualifier Form Attached <input type="checkbox"/></p>		

F. S. 440.103 Building permits; identification of minimum premium policy.--Every employer shall, as a condition to applying for and receiving a building permit, show proof and certify to the permit issuer that it has secured compensation for its employees under this chapter as provided in ss. 440.10 and 440.38, and shall be presented each time the employer applies for a building permit.

Mobile Home Permit Worksheet

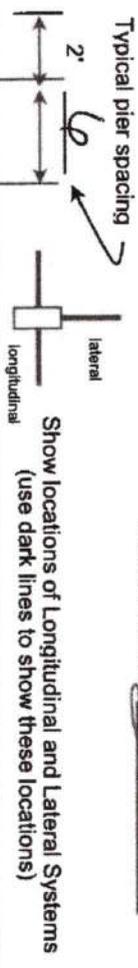
Application Number: _____ Date: _____

Installer: Dale Houston License # (H1133271)

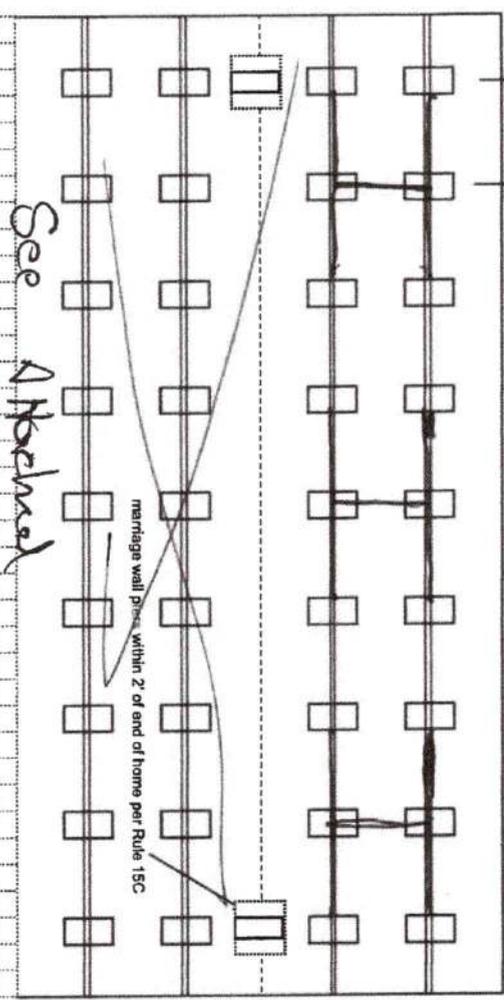
Address of home being installed: 735 SW Mary Trl Lakeland, FL 32024

Manufacturer: Clayton Waco length x width 16 x 56

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



Installer's initials: DH



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 # 95671

Tripler/Quad Serial # WHE02945146A

PIER SPACING TABLE FOR USED HOMES

Load bearing capacity (sq in)	Footer size (sq in)	16" x 16" (256)	18 1/2" x 18 (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: 23 x 31

Perimeter pier pad size: 16 x 16

POPULAR PAD SIZES

Pad Size	Sq In
16 x 16	256
16 x 18	288
18.5 x 18.5	342
16 x 22.5	360
17 x 22	374
13 1/4 x 26 1/4	348
20 x 20	400
17 3/16 x 25 3/16	441
17 1/2 x 25 1/2	446
24 x 24	576
26 x 26	676

Other pier pad sizes (required by the mfg.): _____

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.

ANCHORS

FRAME TIES

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

~~TIEDOWN COMPONENTS~~

OTHER TIES

Longitudinal Stabilizing Device (LSD) _____ Number 54W

Manufacturer _____

Longitudinal Stabilizing Device w/ Lateral Arms _____

Manufacturer _____

Sidewall _____

Longitudinal Marriage wall _____

Shearwall _____

Mobile Home Permit Worksheet

Application Number: _____

Date: _____

POCKET PENETROMETER TEST

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

X _____ X _____ X _____

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 _____ X _____ X _____

TORQUE PROBE TEST

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

Installer's initials

ALL TESTS MUST BE PERFORMED BY A LICENSED INSTALLER

Installer Name Dale Howard
Date Tested 12/19

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. N/A

Plumbing

Connect all sewer drains to an existing sewer tap or septic tank. Pg. Le9

Connect all potable water supply piping to an existing water meter, water tap, or other independent water supply systems. Pg. Le7

Site Preparation

Debris and organic material removed Swale _____ Pad Other _____

Fastening multi wide units

Floor: Type Fastener: _____ Length: _____ Spacing: _____
Walls: Type Fastener: _____ Length: _____ Spacing: _____
Roof: Type Fastener: _____ Length: _____ Spacing: _____
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

Type gasket D/A
Pg. _____

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

Weatherproofing

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

Miscellaneous

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

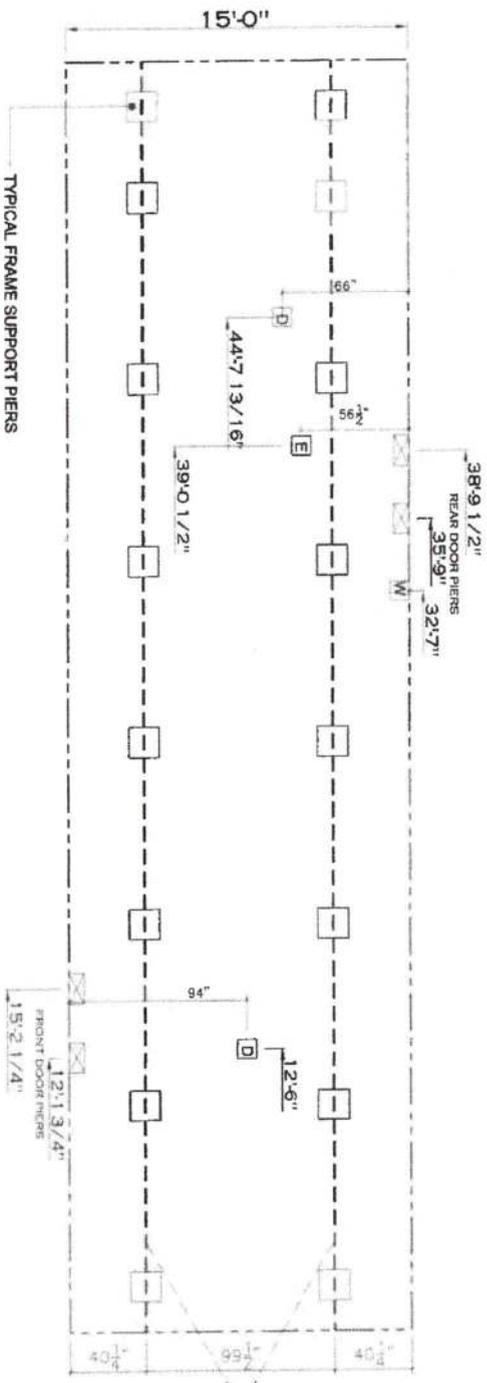
Installer Signature Dale Howard Date 1/3/25

20 lb ROOF LOAD		SIDEWALL OPENING (FT)							
18" BOX WIDTH		REQUIRED PIER LOAD (LB)							
3	4	5	6	8	10				
1244	1413	1581	1750	2098	2425				

*FOR 30 lb & 40 lb ROOF LOAD REFER TO TABLES 7 & 8 IN THE INSTALLATION MANUAL.

PIER LEGEND	
□	= PERIMETER BEAM
▢	= PER PERIMETER
■	= PER PORCH/ACCESSORY ENTRY

SERVICE DROP LEGEND	
E	= ELECTRICAL DROP
W	= WATER INLET
D	= DWV/PLUMBING DROP
G	= GAS INLET



- NOTES:
- REFER TO TABLES 6 AND 8a IN THE INSTALLATION MANUAL FOR LOAD ON FRAME PIER FOOTINGS FOR HOMES THAT DO NOT REQUIRE PERIMETER BLOCKING. REFER TO TABLES 7 AND 7a IN THE INSTALLATION MANUAL FOR LOAD ON FRAME PIER FOOTINGS FOR HOMES THAT REQUIRE PERIMETER BLOCKING. REFER TO TABLES 10 AND 10a TO DETERMINE FOOTING SIZE FOR ALL PIERS.
 - REFER TO TABLE 9 FOR PIER CONFIGURATION AND MAXIMUM ALLOWABLE HEIGHTS. CROSS REFERENCE THE PIER HEIGHT WITH THE MAXIMUM ALLOWABLE FLOOR HEIGHT LISTED IN THE FRAME TIEDOWN CHARTS (TABLE 18, 19, AND 20).
 - THE MAXIMUM SPACING FOR FRAME SUPPORT PIERS FOR 8" I-BEAMS IS 8 FEET, 10" & 12" I-BEAMS IS 10 FEET. APPROXIMATE.
 - FLOOR WIDTH SHOWN IS FOR STANDARD PRODUCT ONLY. CONTACT THE MFG FACILITY FOR SPECIFICATIONS OF OPTIONS ORDERED.

		MODEL NAME Lewis MODEL NO. CEJ16563AH BOX SIZE 16' x 56'	MODEL SQ. FT. 840
DRAWN BY Alex Whalley DATE DRAWN 4/17/2020 DATE PRINTED 8/1/2021	SCALE 3/16"=1'	SHEET NAME 99.5FRAME PIERS	SHEET NO. SU-1.

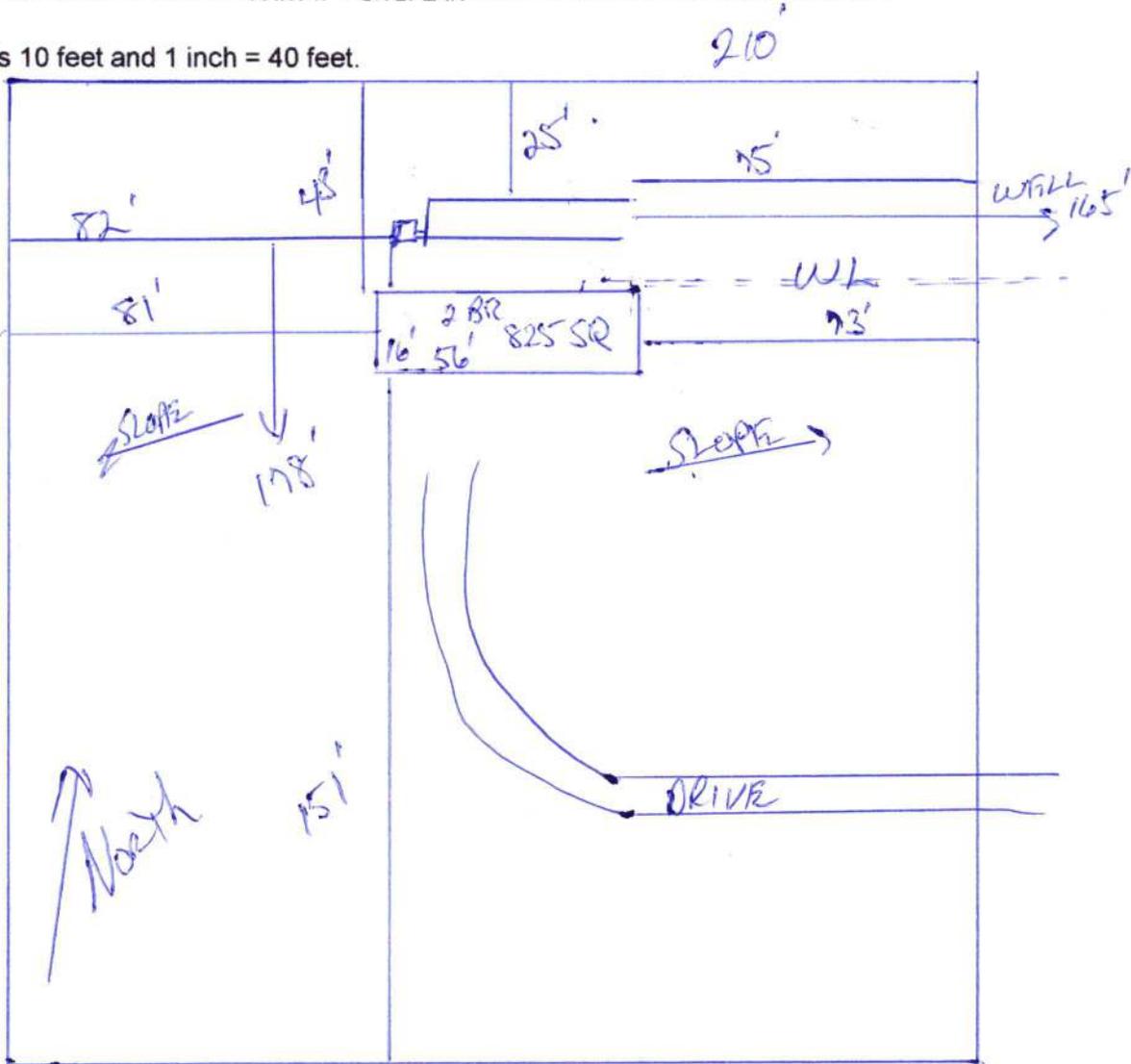
STATE OF FLORIDA
DEPARTMENT OF ENVIRONMENTAL PROTECTION
APPLICATION FOR CONSTRUCTION PERMIT

Permit Application Number _____

Francis D Benton

-----PART II - SITEPLAN-----

Scale: Each block represents 10 feet and 1 inch = 40 feet.



Notes: _____

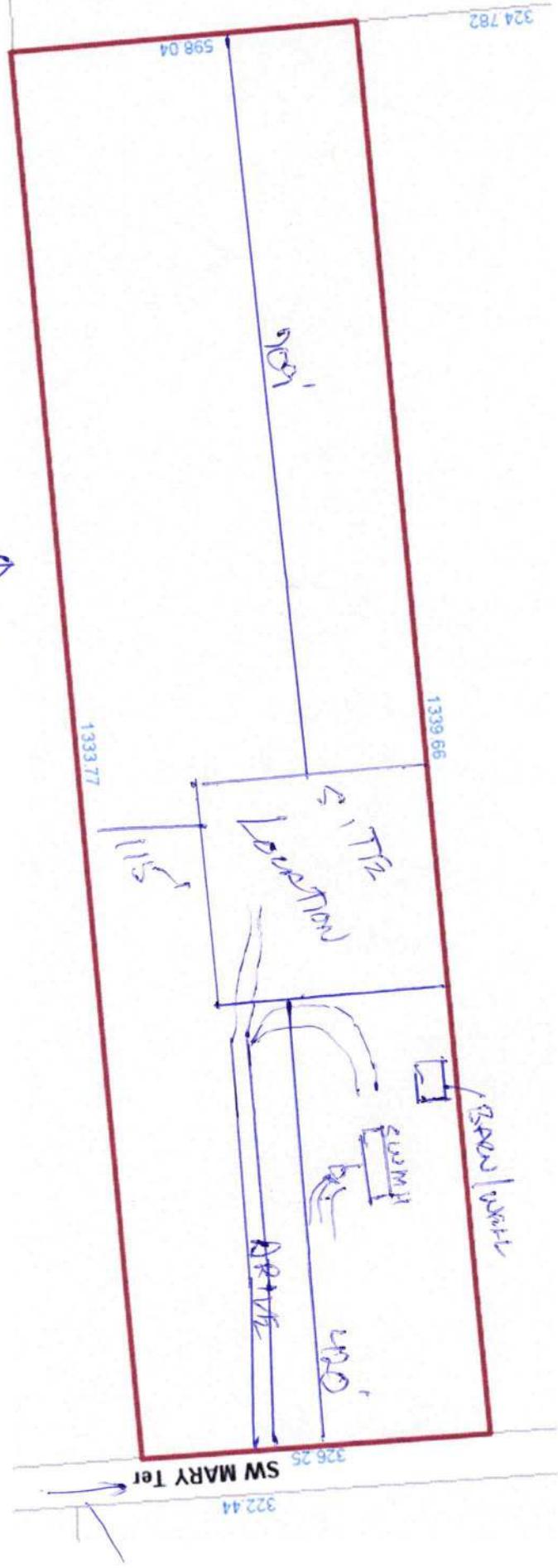
1 of 10.01 Acres Site Attached

Site Plan submitted by: [Signature] Contractor _____

Plan Approved _____ Not Approved _____ Date _____

By _____ County Health Department

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH DEPARTMENT



North ↑

1" = 150'

Benson FRANKS D


 2/10/23

LEWIS 16X56 - 300EJ1656ZAH

Frances Denise Benson

AC



Plan Details

Bedrooms	2
Bathrooms	2
Sq Feet	825
Width	16
Depth	56



The home series and floor plans indicated will vary by retailer and state. Your local Home Center can quote you on specific prices and terms of purchase for specific homes. Clayton Waycross invests in continuous product and process improvement. All home series, floor plans, specifications, dimension, features, materials, availability, and starting prices shown on this website are artist's renderings or estimates, and are subject to change without notice. Dimensions are