

Loan Number: 2020049079

This Instrument Prepared By:
Jocelyn Hill
First Federal Bank
9700 Touchton Rd
Jacksonville, FL 32246

After Recording Return To:
FIRST FEDERAL BANK, ATTN: POST CLOSING
3010 ROYAL BLVD SOUTH STE 230
ALPHARETTA, GEORGIA 30022

[Space Above This Line For Recording Data]

Permit No.:

Tax Folio No.: 24-5S-15-00469-105

NOTICE OF COMMENCEMENT

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: TBD SW Joe Markham Dr, Lake City, Florida 32024
SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT
"A".
A.P.N.: 24-5S-15-00469-105
2. General description of improvement: Construction of Residential Single Family Home
3. Owner information or Lessee information if the Lessee contracted for the improvement:
 - a. Name and address: Argel Alejandro Mancilla Tovar
3040 SW Windsong Cir, 101
Lake City, Florida 32025

- b. Interest in property: FeeSimple
- c. Name and address of fee simple title holder (if other than Owner): _____

4. a. Contractor (name and address): RJH Drywall Corp, DBA RJH Construction
6509 264th Treet
Branford, FL 32008
- b. Contractor's phone number: (386) 935-6812
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: FIRST FEDERAL BANK
9700 TOUCHTON ROAD STE 101
JACKSONVILLE FLORIDA 32246
- b. Lenders phone number: (877) 499-0572
7. Persons within the State of Florida designated by Owner upon whom notices or other document 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, Owner designates FIRST FEDERAL BANK
of _____
to receive a copy of the Lienor's Notice as provided in Section 713.13 (1) (b), Florida Statues.

- 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.

 07/12/23
Borrower Argel Alejandro Mancilla Tovar Date

 07/12/23
Borrower Mercedes Del Carmen Mancilla Tovar Date

State of FLORIDA)
County of Columbia)

Sworn to (or affirmed) and subscribed before me by means of:

☒ Physical Presence,

- OR -

☐ Online Notarization,

this 12 day of July, 2023, by
Date Month Year

Argel Alejandro Mancilla Tovar AND Mercedes Del Carmen Mancilla Tovar

Name of Person Making Statement



Melissa Stokes
Signature of Notary Public - State of Florida

Name of Notary Typed, Printed or Stamped

(Place Notary Seal Stamp Above)

☐ Personally Known
☒ Produced Identification

Type of Identification Produced: DL

Exhibit "A"
Property Description

Description Parcel E:

A part of Section 24, Township 5 South, Range 15 East, Columbia County, Florida described as follows: Commence at the Northeast corner of said Section 24, Township 5 South, Range 15 East, Columbia County, Florida and run thence South 01 degrees 25 minutes 36 seconds East, along the East line of said Section 24 a distance of 1605.53 feet; thence South 88 degrees 01 minutes 22 seconds West, 40.20 feet to the West right of way line of SW Itchetucknee Avenue; thence continue South 88 degrees 01 minutes 22 seconds West, 623.01 feet to the Point of Beginning; thence continue South 88 degrees 01 minutes 22 seconds West, 623.03 feet to the East right of way line of SW Joe Markham Drive; thence South 01 degrees 21 minutes 15 seconds East, along said East right of way line of Joe Markham Drive 699.21 feet; thence North 88 degrees 01 minutes 22 seconds East, 623.03 feet; thence North 01 degrees 21 minutes 15 seconds West, 699.21 feet to the Point of Beginning.