

NOTICE OF COMMENCEMENT

Tax Parcel Identification Number:

13-4S-16-02951-117

Clerk's Office Stamp

Inst: 202512012250 Date: 05/30/2025 Time: 11:25AM
Page 1 of 1 B: 1541 P: 931, James M Swisher Jr, Clerk of Court
Columbia, County, By: VCHW
Deputy Clerk

THE UNDERSIGNED hereby gives notice that improvements will be made to certain real property, and in accordance with Section 713.13 of the Florida Statutes, the following information is provided in this **NOTICE OF COMMENCEMENT**.

1. Description of property (legal description): Lot 17 Amelia Landing Phase 1
a) Street (job) Address: 345 SW Beacon Way, Lake City, FL 32025
2. General description of improvements: Single Family Dwelling
3. Owner Information or Lessee information if the Lessee contracted for the improvements:
a) Name and address: Murvyn Graham, 6698 SW Tustenuggee Ave, Lake City, FL 32024
b) Name and address of fee simple titleholder (if other than owner) _____
c) Interest in property _____
4. Contractor Information
a) Name and address: Bryan Zecher, 2370 SW SR 47, Lake City, FL 32025
b) Telephone No.: 386-752-8653
5. Surety Information (if applicable, a copy of the payment bond is attached): N/A
a) Name and address: _____
b) Amount of Bond: _____
c) Telephone No.: _____
6. Lender N/A
a) Name and address: _____
b) Phone No.: _____
7. Person 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: _____
b) Telephone No.: _____
8. In addition to himself or herself, Owner designates the following person to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes:
a) Name: _____ OF _____
b) Telephone No.: _____
9. Expiration date of Notice of Commencement (the expiration date will be 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 YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

STATE OF FLORIDA
COUNTY OF COLUMBIA

10. Murvyn Graham
Signature of Owner or Lessee, or Owner's or Lessee's Authorized Office/Director/Partner/Manager

Murvyn Graham
Printed Name and Signatory's Title/Office

The foregoing instrument was acknowledged before me, by means of X physical presence or _____ online notarization, a Florida Notary, this 21st day of May, 20 25, by: Suzanne Stewart as notary
(Name of Person) (Type of Authority)
for Murvyn Graham who is personally known X OR produced identification _____
(name of party on behalf of whom instrument was executed)

Type _____

Notary Signature Suzanne Stewart

Notary Stamp or Seal:



SUZANNE STEWART
Commission # HH 463468
Expires November 17, 2027