

For Office Use Only Application # 0601-46 Date Received 1/18 By JW Permit # 24055  
 Application Approved by - Zoning Official BLK Date 1-19-06 Plans Examiner OK JTH Date 1-19-06  
 Flood Zone N/A Development Permit N/A Zoning RSF-2 Land Use Plan Map Category RES. Low Den.  
 Comments \_\_\_\_\_

Applicants Name Miranda M. Koon Phone 386.752.1014  
 Address 1900 NW Amenity CT, Lake City, FL 32055  
 Owners Name Bernice Brown Phone 386.755.2906  
 911 Address 1603 SW Groveland CT, Lake City, FL 32024  
 Contractors Name Unique Pools & Spas - Wallace Lowry Phone 386.752.1014  
 Address 1900 Amenity, CT, Lake City, FL 32055  
 Fee Simple Owner Name & Address N/A  
 Bonding Co. Name & Address N/A  
 Architect/Engineer Name & Address Unique Pools & Spas  
 Mortgage Lenders Name & Address N/A  
 Circle the correct power company - FL Power & Light - ~~Clay Elec.~~ - ~~Suwannee Valley Elec.~~ - ~~Progressive Energy~~  
 Property ID Number 15-45-14-03023-239 Estimated Cost of Construction \$18,000.00  
 Subdivision Name Callaway Subdivision Lot 39 Block \_\_\_\_\_ Unit \_\_\_\_\_ Phase \_\_\_\_\_  
 Driving Directions From Hwy 90 W. take the Branford Hwy (247); go thru the first red light, over the I 75 overpass to the first caution light. Take a left at the caution light onto Callanan Road to Callaway St on the left.  
 Type of Construction Swimming Pool Number of Existing Dwellings on Property 1  
 Total Acreage .5 Lot Size \_\_\_\_\_ Do you need a - Culvert Permit or Culvert Walver or Have an Existing Drive  
 Actual Distance of Structure from Property Lines - Front 31ft Side 75.14ft Side 29.9ft Rear 21.3ft  
 Total Building Height \_\_\_\_\_ Number of Stories 1 Heated Floor Area \_\_\_\_\_ Roof Pitch \_\_\_\_\_

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.

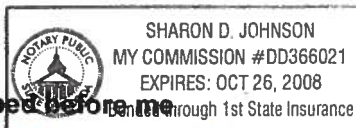
**WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT.**

Miranda M. Koon  
 Owner Builder or Agent (Including Contractor)

STATE OF FLORIDA  
 COUNTY OF COLUMBIA

Sworn to (or affirmed) and subscribed before me  
 this 18 day of January 2006

Personally known ✓ or Produced Identification \_\_\_\_\_



Wallace Lowry  
 Contractor Signature  
 Contractors License Number CPC 1456899  
 Competency Card Number \_\_\_\_\_  
 NOTARY STAMP/SEAL

Sharon D. Johnson  
 Notary Signature

JW Advise Miranda on 1-26-06

Prepared By/Return To:

Unique Pools & Spas

PO Box 1867

Lake City, FL 32056

Permit No. \_\_\_\_\_

## NOTICE OF COMMENCEMENT

**FS 713.13**

**State of Florida**

**County of Columbia**

**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. Legal description of property and street address if available: LOT 39 Callaway S/D phase 2.  
ORB 976-1727, WD 991-1940, 163 SW Groveland CT., Lake City, FL 32024

General description of improvement: Installing in-ground, concrete swimming pool and screen enclosure

2. Owner Information: Name and address:

Bernice Brown, 163 SW Groveland CT., Lake City, FL 32024

b. Interest in property: 100%

c. Name and address of fee simple titleholder (if other than Owner) \_\_\_\_\_

3. Contractor: Name and address: Unique Pools & Spas - PO Box 1867

Lake City, FL 32056

Phone number (386) 752-1014 Fax number (optional, if service by fax is acceptable) (386) 752-5613

4. Surety: Name and address N/A

Phone number N/A Fax number (optional, if service by fax is acceptable) \_\_\_\_\_

Amount of Bond \$ N/A

Lender: Name and address N/A

Phone number N/A Fax number (optional, if service by fax is acceptable) N/A

5. Persons within the State of Florida designated by Owner upon whom notices or other

Inst: 2006001161 Date: 01/18/2006 Time: 10  
DC, P. Dewitt Cason, Columbia

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

Rec. 10.50  
Doc. \_\_\_\_\_

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

Inst:2003017338 Date:08/15/2003 Time:11:43

Doc Stamp-Deed : 1050.00

TRK DC, P. DeWitt Cason, Columbia County B:991 P:1940

Property Appraiser's  
Parcel Identification No.:

### WARRANTY DEED

THIS INDENTURE, made this 11th day of August, 2003, between AARON SIMQUE HOMES, INC., a corporation existing under the laws of the State of Florida, whose post office address is Route 9, Box 785-33, Lake City, FL 32024 and having its principal place of business in the County of Columbia, State of Florida, party of the first part, and BERNICE BROWN, whose post office address is Route 22, Box 2750, Lake City, FL 32024, of the County of Columbia, State of Florida, parties of the second part,

WITNESSETH: that the said party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00), to it in hand paid, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, remised, released, conveyed and confirmed, and by these presents doth grant, bargain, sell, alien, remise, release, convey and confirm unto the said party of the

TOGETHER with all the tenements, hereditaments and appurtenances, with every privilege, right, title, interest and estate, reversion, remainder and easement thereto belong or in anywise appertaining:

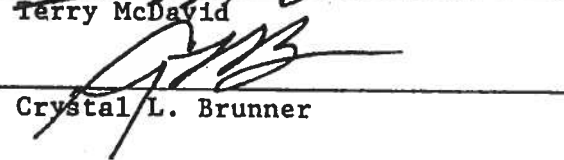
TO HAVE AND TO HOLD the same in fee simple forever.

And the said party of the first part doth covenant with said party of the second part that it is lawfully seized of said premises; that they are free of all encumbrances, and that it has good right and lawful authority to sell the same; and the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the party of the first part has caused these presents to be signed in its name by its President, the day and year above written.

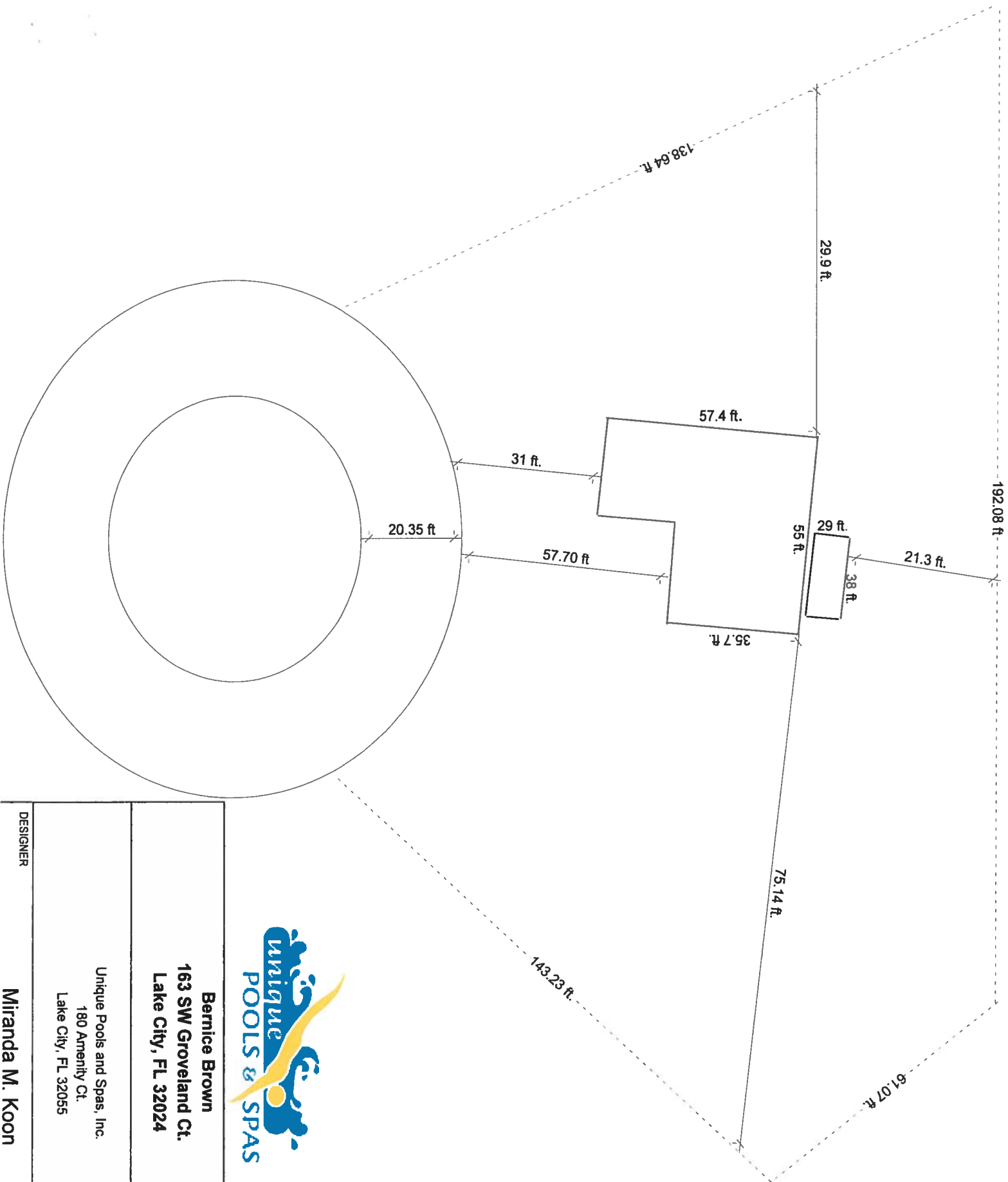
Signed, sealed and delivered  
in our presence:

  
Terry McDavid

  
Crystal L. Brunner

  
AARON SIMQUE HOMES, INC.

By:   
AARON SIMQUE, President



**Bernice Brown**  
**163 SW Groveland Ct.**  
**Lake City, FL 32024**

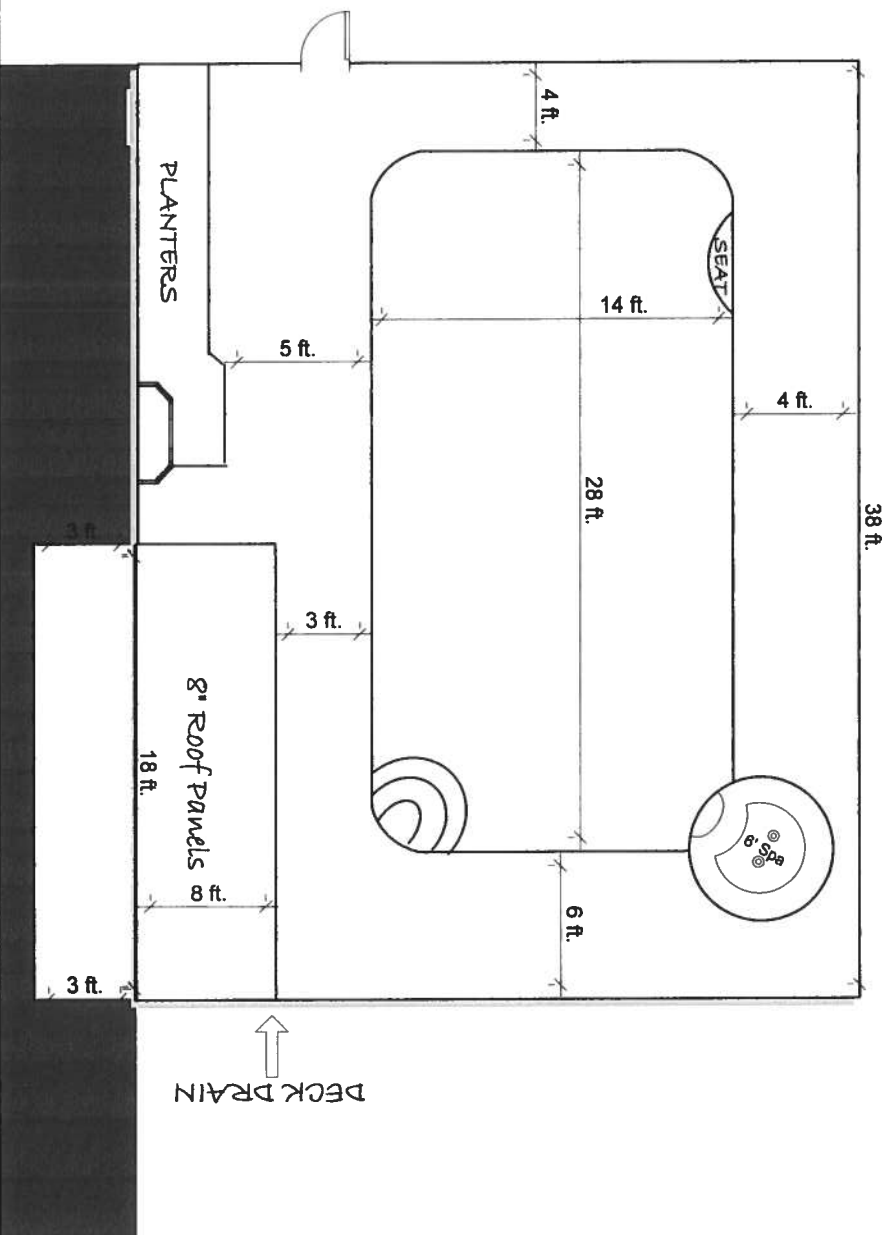
Unique Pools and Spas, Inc.  
180 Amenty Ct.  
Lake City, FL 32055

DESIGNER

**Miranda M. Koon**

Final Design - Homeowner Approval:

X Date: \_\_\_\_\_



Do not duplicate - This drawing is the property of Unique Pools and Spas and may be purchased separately for \$250. No duplication allowed. Violators may be prosecuted.

<p><b>Bernice Brown</b>  <b>163 SW Groveland Ct.</b>  <b>Lake City, FL 32024</b></p>			
<p>Unique Pools and Spas  180 Amenty Ct., Lake City, FL 32055  386.752.1014 FAX 386.752.5613</p>			
PAGE	DEPT.	DESIGNER	REV
SCALE	1/8" = 1'	Muranda M. Koon	
		SHEET	1 OF 1

# COLUMBIA COUNTY FLORIDA DEPARTMENT OF BUILDING AND ZONING INSPECTION

## 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-16-03023-239

Building permit No. 000024055

Use Classification SWIMMING POOL

Fire: 0.00

Permit Holder UNIQUE POOLS & SPA

Waste:           

Owner of Building BERNICE BROWN

Total: 0.00

Location: 163 SW GROVELAND CT(CALLAWAY, LOT 39)



Date: 05/12/2006

*Tony Dick*

Building Inspector

POST IN A CONSPICUOUS PLACE  
(Business Places Only)