

NOTICE OF COMMENCEMENT

Tax Parcel Identification Number:

28-4S-17-08825-011

Clerk's Office Stamp

Inst: 202312019170 Date: 10/12/2023 Time: 1:00PM
Page 1 of 2 B: 1500 P: 1776, James M Swisher Jr, Clerk of Court
Columbia, County, By: VC 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): See Exhibit "A" attached
a) Street (job) Address: 152 SE Schneiders Gln, Lake City, FL 32025
2. General description of improvements: Carport addition
3. Owner Information or Lessee information if the Lessee contracted for the improvements:
a) Name and address: Mark and Kim Schneiders, 152 SE Schneiders Gln, Lake City, FL 32025
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):
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. [Signature]
Signature of Owner or Lessee, or Owner's or Lessee's Authorized Office/Director/Partner/Manager

Mark Schneiders
Printed Name and Signatory's Title/Office

The foregoing instrument was acknowledged before me, a Florida Notary, this 11th day of October, 20 23, by:

Suzanne Stewart as notary for Mark Schneiders
(Name of Person) (Type of Authority) (name of party on behalf of whom instrument was executed)

Personally Known X OR Produced Identification _____ Type _____

Notary Signature Suzanne Stewart Notary Stamp or Seal:



SUZANNE STEWART
Commission # GG 932386
Expires November 17, 2023
Bonded Thru Budget Notary Services

Exhibit "A"
Property Description

COMMENCE AT THE INTERSECTION OF THE SOUTH LINE OF THE NORTH 1/2 OF THE NE 1/4 OF THE SE 1/4 OF SECTION 28, TOWNSHIP 4 SOUTH, RANGE 17 EAST, COLUMBIA COUNTY, FLORIDA AND THE EASTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 41 AND THENCE RUN N.29°57'05"W., ALONG SAID RIGHT-OF-WAY LINE, 608.76 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N.29°57'05"W., 333.64 FEET; THENCE N.65°39'43"E., 170.72 FEET; THENCE S.23°21'54"E., 160.04 FEET; THENCE N.65°39'21"E., 275.03 FEET; THENCE N.23°39'17"W., 24.86 FEET; THENCE N.66°52'50"E., 147.58 FEET; THENCE N.23°12'48"W., 147.58 FEET; THENCE S.66°52'50"W., 147.58 FEET; THENCE S.23°12'48"E., 12.35 FEET; THENCE S.65°39'43"W., 81.68 FEET; THENCE N.25°15'26"W., 116.48 FEET; THENCE S.66.40'32"W., 374.14 FEET; THENCE N.29°57'08"W., 332.72 FEET; THENCE N.87°37'06"E., 1011.50 FEET; THENCE S.09°52'33"E., 400.00 FEET; THENCE S.64°06'12"W., 761.68 FEET TO THE POINT OF BEGINNING.