



Columbia County Gateway to Florida

FOR PLANNING USE ONLY

Application # STUP 2306-35

Application Fee 450.00

Receipt No. 764089

Filing Date 6-12-23

Completeness Date 6-15-23

Special Temporary Use Permit Application

A. PROJECT INFORMATION

1. Project Name: Mobile Home Installment
2. Address of Subject Property: 7181 S US Hwy 441 Lake City, FL 32025
3. Parcel ID Number(s): 34-45-17-09003-001
4. Future Land Use Map Designation: A9
5. Zoning Designation: A-3
6. Acreage: 1 acre
7. Existing Use of Property: 10 acres
8. Proposed Use of Property: 1 acre
9. Proposed Temporary Use Requested: 1 acre

B. APPLICANT INFORMATION

1. Applicant Status ☒ Owner (title holder) ☐ Agent
2. Name of Applicant(s): Nancy Tatum Title: _____
Company name (if applicable): _____
Mailing Address: 7181 S US Hwy 441
City: Lake City State: FL Zip: 32025
Telephone: (386) 365-7297 Fax: () Email: _____

PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from government officials regarding government business is subject to public records requests. Your e-mail address and communications may be subject to public disclosure.

3. If the applicant is agent for the property owner*.
Property Owner Name (title holder): Nancy Tatum Marcham
Mailing Address: 7181 S US Hwy 441
City: Lake City State: FL Zip: 32025
Telephone: (386) 365-7297 Fax: () Email: _____

PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from government officials regarding government business is subject to public records requests. Your e-mail address and communications may be subject to public disclosure.

*Must provide an executed Property Owner Affidavit Form authorizing the agent to act on behalf of the property owner.

C. ADDITIONAL INFORMATION

1. Is there any additional contract for the sale of, or options to purchase, the subject property?
If yes, list the names of all parties involved: none
If yes, is the contract/option contingent or absolute: ☐ Contingent ☐ Absolute
2. Has a previous application been made on all or part of the subject property:
Future Land Use Map Amendment: ☐ Yes ☒ No
Future Land Use Map Amendment Application No. CPA _____
Site Specific Amendment to the Official Zoning Atlas (Rezoning): ☐ Yes ☐ No
Site Specific Amendment to the Official Zoning Atlas (Rezoning) Application No. Z _____
Variance: ☐ Yes ☐ No
Variance Application No. V _____
Special Exception: ☐ Yes ☐ No
Special Exception Application No. SE _____

D. ATTACHMENT/SUBMITTAL REQUIREMENTS

Certain uses are of short duration and do not create excessive incompatibility during the course of the use. Therefore, the Land Development Regulation Administrator is authorized to issue temporary use permits for the following activities, after a showing that any nuisance or hazardous feature involved is suitably separated from adjacent uses; excessive vehicular traffic will not be generated on minor residential streets; and a vehicular parking problem will not be created:

1. In any zoning district: special events operated by non-profit, eleemosynary organizations.
2. In any zoning district: Christmas tree sales lots operated by non-profit, eleemosynary organizations.
3. In any zoning district: other uses which are similar to (1) and (2) above and which are of a temporary nature where the period of use will not extend beyond thirty (30) days.
4. In any zoning district: mobile homes or travel trailers used for temporary purposes by any agency of municipal, County, State, or Federal government; provided such uses shall not be or include a residential use.
5. In any zoning district: mobile homes or travel trailers used as a residence, temporary office, security shelter, or shelter for materials of goods incident to construction on or development of the premises upon which the mobile home or travel trailer is located. Such use shall be strictly limited to the time construction or development is actively underway. In no event shall the use continue more than twelve (12) months without the approval of the Board of County Commissioners and the Board of County Commissioners shall give such approval only upon finding that actual construction is continuing.

6. In agricultural, commercial, and industrial districts: temporary religious or revival activities in tents.
7. In agricultural districts: In addition to the principal residential dwelling, two (2) additional mobile homes may be used as an accessory residence, provided that such mobile homes are occupied by persons related by the grandparent, parent, step-parent, adopted parent, sibling, child, stepchild, adopted child or grandchild of the family occupying the principal residential use. Such mobile homes are exempt from lot area requirements. A temporary use permit for such mobile homes may be granted for a time period up to five (5) years. The permit is valid for occupancy of the specified family member as indicated on Family Relationship Affidavit and Agreement which shall be recorded in the Clerk of the Courts by the applicant.

The Family Relationship Affidavit and Agreement shall include but not be limited to:

- a. Specify the family member to reside in the additional mobile home;
- b. Length of time permit is valid;
- c. Site location of mobile home on property and compliance with all other conditions not conflicting with this section for permitting as set forth in these land development regulations. Mobile homes shall not be located within required yard setback areas and shall not be located within twenty (20) feet of any other building;
- d. Responsibility for non ad-valorem assessments;
- e. Inspection with right of entry onto the property by the County to verify compliance with this section. The Land Development Regulation Administrator, and other authorized representatives are hereby authorized to make such inspections and take such actions as may be required to enforce the provisions of this Section and;
- f. Shall be hooked up to appropriate electrical service, potable well and sanitary sewer facilities (bathroom and septic tank) that have been installed pursuant to permits issued by the Health Department and County Building and Zoning Department, where required.
- g. Recreational vehicles (RV's) as defined by these land development regulations are not allowed under this provision (see Section 14.10.2#10).
- h. Requirements upon expiration of permit. Unless extended as herein provided, once a permit expires the mobile home shall be removed from the property within six (6) months of the date of expiration.

The property owner may apply for one or more extensions for up to two (2) years by submitting a new application, appropriate fees and family relationship residence affidavit agreement to be approved by the Land Development Regulations administrator.

Previously approved temporary use permits would be eligible for extensions as amended in this section.

8. In shopping centers within Commercial Intensive districts only: mobile recycling collection units. These units shall operate only between the hours of 7:30 a.m. and 8:30 p.m. and shall be subject to the review of the Land Development Regulation Administrator. Application for permits shall include written confirmation of the permission of the shopping center owner and a site plan which includes distances from buildings, roads, and property lines. No permit shall be valid for more than thirty (30) days within a twelve (12) month period, and the mobile unit must not remain on site more than seven (7) consecutive days. Once the unit is moved off-site, it must be off-site for six (6) consecutive days.
9. In any zoning district: A temporary business, as defined within these Land Development Regulations. At least sixty (60) days prior to the commencement date of the temporary permit, the applicant shall submit an application to the County, which shall include the following information.
 - a. The name and permanent address or headquarters of the person applying for the permit;
 - b. If the applicant is not an individual, the names and addresses of the business;
 - c. The names and addresses of the person or persons which will be in direct charge of conducting the temporary business;
 - d. The dates and time within which the temporary business will be operated;
 - e. The legal description and street address where the temporary business will be located;
 - f. The name of the owner or owners of the property upon which the temporary business will be located;
 - g. A written agreement containing the permission from the owner of the property for its use for a temporary business must be attached to and made a part of the application for the permit;

- h. A site plan showing display areas, plans for access and egress of vehicular traffic, any moveable interim structures, tents, sign and banner location and legal description of the property must accompany the application for the temporary use permit; and
- i. A public liability insurance policy, written by a company authorized to do business in the State of Florida, insuring the applicant for the temporary permit against any and all claims and demands made by persons for injuries or damages received by reason of or arising out of operating the temporary business. The insurance policy shall provide for coverage of not less than one million dollars (\$1,000,000.00) for damages incurred or claims by more than one person for bodily injury and not less than two million dollars (\$2,000,000.00) for damages incurred or claims by more than one person for bodily injury and fifty thousand dollars (\$50,000.00) for damages to property for one person and one hundred thousand dollars (\$100,000.00) for damages to property claimed by more than one person. The original or duplicate of such policy, fully executed by the insurer, shall be attached to the application for the temporary permit, together with adequate evidence that the premiums have been paid.

The sales permitted for a temporary business, as defined with these land development regulations, including, but not limited to, promotional sales such as characterized by the so-called "sidewalk "sale", "vehicle sale", or "tent sale", shall not exceed three (3) consecutive calendar days.

There must be located upon the site upon which the temporary business shall be conducted public toilet facilities which comply with the State of Florida code, potable drinking water for the public, approved containers for disposing of waste and garbage and adequate light to illuminate the site at night time to avoid theft and vandalism.

If the application is for the sale of automobiles or vehicles, the applicant shall provide with the application a copy of a valid Florida Department of Motor Vehicle Dealers license and Department of Motor Vehicle permit to conduct an "offsite" sale. If any new vehicles are to be displayed on the site, a copy of the factory authorization to do so will be required to be filed with the application.

No activities, such as rides, entertainment, food, or beverage services shall be permitted on the site in conjunction with the operation of the temporary business.

Not more than one (1) sign shall be located within or upon the property for which the temporary permits is issued, and shall not exceed sixteen (16) square feet in surface area. No additional signs, flags, banners, balloons or other forms of visual advertising shall be permitted. The official name of the applicant and its permanent location and street address, together with its permanent telephone number, must be

posted on the site of the property for which the temporary permit is issued and shall be clearly visible to the public.

Any applicant granted a temporary permit under these provisions shall also comply with and abide by all other applicable federal, State of Florida, and County laws, rules and regulations.

Only one (1) tent, not to exceed three hundred fifty (350) square feet in size shall be permitted to be placed on the site of the temporary business and such tent, if any, shall be properly and adequately anchored and secured to the ground or to the floor of the tent.

No person or entity shall be issued more than one (1) temporary permit during each calendar year.

The temporary permit requested by an applicant shall be issued or denied within sixty (60) days following the date of the application therefore is filed with the Land Development Regulation Administrator.

10. In agriculture and environmentally sensitive area districts: a single recreational vehicle as described on permit for living, sleeping, or housekeeping purposes for one-hundred eighty (180) consecutive days from date that permit is issued, subject to the following conditions:
 - a. Demonstrate a permanent residence in another location.
 - b. Meet setback requirements.
 - c. Shall be hooked up to or have access to appropriate electrical service, potable well and sanitary sewer facilities (bathroom and septic tank) that have been installed pursuant to permits issued by the Health Department and County Building and Zoning Department, where required.
 - d. Upon expiration of the permit the recreational vehicle shall not remain on property parked or stored and shall be removed from the property for 180 consecutive days.
 - e. Temporary RV permits are renewable only after one (1) year from issuance date of any prior temporary permit.

Temporary RV permits existing at the effective date of this amendment may be renewed for one (1) additional temporary permit in compliance with the land development regulations, as amended. Recreational vehicles as permitted in this section are not to include RV parks.

Appropriate conditions and safeguards may include, but are not limited to, reasonable time limits within which the action for which temporary use permit is requested shall be begun or completed, or both. Violation of such conditions and safeguards, when made a part of the terms under which the special permit is granted, shall be deemed a violation of these land development regulations and punishable as provided in Article 15 of these land development regulations.

Additional Requirements for a complete application:

1. Legal Description with Tax Parcel Number.
2. Proof of Ownership (i.e. deed).
3. Agent Authorization Form (signed and notarized).
4. Proof of Payment of Taxes (can be obtained online via the Columbia County Tax Collector's Office).
5. Fee. The application fee for a Special Temporary Use Permit Application is based upon the Temporary Use requested. No application shall be accepted or processed until the required application fee has been paid.
 - a. For Items (1) through (6) above, the application fee is \$100.00
 - b. For Item (7) above, the application fee is \$450.00 or \$200.00 for a two year renewal
 - c. For Item (8) above, the application fee is \$250.00
 - d. For Item (9) above, the application fee is \$500.00 for temporary sales of motor vehicles or \$250.00 for non-seasonal good or general merchandise
 - e. For Item(10) above, the application fee is \$200

For submittal requirements, please see the Columbia County Building and Zoning Development Application Submittal Guidelines.

I hereby certify that all of the above statements and statements contained in any documents or plans submitted herewith are true and accurate to the best of my knowledge and belief.

X Nancy Tatum
Applicant/Agent Name (Type or Print)

X Nancy Tatum
Applicant/Agent Signature

X 6-12-23
Date

Columbia County Tax Collector

generated on 6/12/2023 2:38:46 PM EDT

Tax Record

Last Update: 6/12/2023 2:36:26 PM EDT

[Register for eBill](#)

Ad Valorem Taxes and Non-Ad Valorem Assessments

The information contained herein does not constitute a title search and should not be relied on as such.

Account Number	Tax Type	Tax Year			
R09003-001	REAL ESTATE	2022			
Mailing Address	Property Address				
TATUM NANCY MARKHAM OTTINGER JEFFERY ALAN 7181 S US HIGHWAY 441 LAKE CITY FL 32025	7181 US HIGHWAY 441 LAKE CITY GEO Number 344S17-09003-001				
Exempt Amount	Taxable Value				
See Below	See Below				
Exemption Detail	Millage Code	Escrow Code			
HX 25000	003				
WX 500					
Legal Description (click for full description)					
34-4S-17 5000/500010.16 Acres COMM AT PT WHERE E LINE OF US 441 CROSSES S LINE OF SE1/4, OF NW1/4 OF SEC, E 644.28 FT FOR POB, N 509.50 FT TO NW COR OF SAID LAND, E 688.24 FT, S 509.50 FT, S 7.59 FT TO CENTER LINE OF CLOSED PUBLIC RD, ALONG CENTER LINE W 165.14 FT, S 7.95 See Tax Roll For Extra Legal					
Ad Valorem Taxes					
Taxing Authority	Rate	Assessed Value	Exemption Amount	Taxable Value	Taxes Levied
BOARD OF COUNTY COMMISSIONERS	7.8150	40,610	25,500	\$15,110	\$118.08
COLUMBIA COUNTY SCHOOL BOARD					
DISCRETIONARY	0.7480	40,610	25,500	\$15,110	\$11.30
LOCAL	3.2990	40,610	25,500	\$15,110	\$49.85
CAPITAL OUTLAY	1.5000	40,610	25,500	\$15,110	\$22.67
SUWANNEE RIVER WATER MGT DIST	0.3368	40,610	25,500	\$15,110	\$5.09
LAKE SHORE HOSPITAL AUTHORITY	0.0001	40,610	25,500	\$15,110	\$0.00
Total Millage		13.6989	Total Taxes		\$206.99
Non-Ad Valorem Assessments					
Code	Levying Authority	Amount			
FFIR	FIRE ASSESSMENTS	\$269.98			
GGAR	SOLID WASTE - ANNUAL	\$198.06			
Total Assessments					\$468.04
Taxes & Assessments					\$675.03
If Paid By					Amount Due
					\$0.00

Date Paid	Transaction	Receipt	Item	Amount Paid
3/31/2023	PAYMENT	1402272.0005	2022	\$675.03

Prior Years Payment History

Prior Year Taxes Due

NO DELINQUENT TAXES

When recorded, mail to:

Name: Nancy M. Tatum

Address: 7181 S. US Hwy 441

City/State/Zip Code: Lake City, FL
32025

Inst. 201512009709 Date: 6/2/2015 Time: 11:11 AM

Doc Stamp-Deed: 0.70

DC, P. DeWitt Cason, Columbia County Page 1 of 4 B: 1295 P: 1586

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

That I(we), Nancy Ottinger - N/K/A Nancy Markham Tatum

the undersigned releasor(s), for the consideration of Ten Dollars (\$10.00), and other valuable considerations, by these presents, do hereby release, remise and forever quitclaim unto Nancy Markham Tatum, Jeffery Alan Ottinger and Edward Mitchel Ottinger, (STWROS) all rights, title and interest in that certain real property situated in the County of Columbia, State of Florida, and legally described as follows:

See Attachment "A"

IN WITNESS WHEREOF, I(we) have hereunto set my(our) hand(s) and seal(s) this 2nd day of June, 2015.

Nancy D. Hinger-W/A Nancy Markham Tatum
Printed Name of Releasor

Nancy Markham Tatum
Signature of Releasor

Printed Name of Co-Releasor

Kathleen M. Fair
Signature of Witness No. 1

Kathleen M. Fair
Printed Name of Witness No. 1

274 S.W. Vernon Way
Address

Lake City FL 32024
City/State/Zip Code

Signature of Co-Releasor

Angela Cox
Signature of Witness No. 2

Angela Cox
Printed Name of Witness No. 2

1468 SW Main Blvd Sk 105
Address

Lake City FL 32025
City/State/Zip Code

Acknowledgment

State of Florida)
County of Columbia) ss.

The foregoing instrument was acknowledged before me, the undersigned Notary Public, this 2nd day
of June, 2015, by Nancy Markham Tatum, known to me to be the indi-
vidual(s) who executed the foregoing instrument and acknowledged the same to be his(~~her~~) (their) free act and deed.

My Commission Expires: 08-03-2017

Angela Cox
Notary Public Angela Cox

If acknowledged in the State of Florida, complete the section
below:

(check one) [] Personally Known. ☒ Produced Identification.

Type of Identification produced:

FL Driver License



TOWNSHIP 4 SOUTH, RANGE 17 EAST

Attachment A Pg 1

SECTION 34 : COMMENCE AT A POINT WHERE THE EAST BOUNDARY LINE OF STATE HIGHWAY NO. 2 (U.S. HIGHWAY NO. 41/ 441) CROSSES THE SOUTH BOUNDARY LINE OF SOUTHEAST QUARTER OF NORTHEAST QUARTER OF SAID SECTION 34, AS MARKED BY A 4"X4" CONCRETE MONUMENT WITH DISK STAMPED LS 1594, RUN THENCE NORTH $88^{\circ} 33' 42''$ EAST, A DISTANCE OF 644.28 FEET, TO THE POINT OF BEGINNING, SAID POINT BEING THE SOUTHWEST CORNER OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 810, PAGE 1 ; THENCE RUN NORTH $06^{\circ} 45' 59''$ EAST, A DISTANCE OF 509.50 FEET, TO THE NORTH WEST CORNER OF SAID LANDS, THENCE NORTH $88^{\circ} 33' 42''$ EAST, A DISTANCE OF 688.24 FEET; THENCE SOUTH $06^{\circ} 45' 59''$ WEST, A DISTANCE OF 509.50 FEET; THENCE SOUTH $06^{\circ} 45' 59''$ WEST, A DISTANCE OF 7.49 FEET, TO THE CENTERLINE OF FORMER LANE / PUBLIC ROAD (NOW CLOSED); THENCE ALONG SAID CENTERLINE SOUTH $88^{\circ} 23' 28''$ WEST, A DISTANCE OF 165.14 FEET; THENCE SOUTH $04^{\circ} 54' 36''$ WEST, A DISTANCE OF 7.95 FEET; THENCE SOUTH $04^{\circ} 54' 36''$ WEST, A DISTANCE OF 278.92 FEET, TO THE SOUTH LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 290, PAGE 357-358; THENCE SOUTH $88^{\circ} 13' 12''$ WEST, A DISTANCE OF 314.49 FEET; THENCE NORTH $04^{\circ} 54' 36''$ EAST, A DISTANCE OF 278.92 FEET; THENCE NORTH $04^{\circ} 54' 36''$ EAST, A DISTANCE OF 8.89 FEET, TO CENTERLINE OF SAID LANE; THENCE SOUTH $88^{\circ} 23' 26''$ WEST, A DISTANCE OF 209.02 FEET; THENCE NORTH $06^{\circ} 45' 59''$ EAST, A DISTANCE OF 9.56 FEET, TO THE POINT OF BEGINNING. SAID LANDS BEING AND LYING IN COLUMBIA COUNTY, FLORIDA. CONTAINING 10.16 ACRES MORE OR LESS.

Attachment A Pg 2

*ALONG WITH AND PERPETUAL NON- EXCLUSIVE
EASEMENT FOR INGRESS AND EGRESS, OVER AND ACROSS
THE FOLLOWING:*

*COMMENCE AT A POINT WHERE THE EAST BOUNDARY
LINE OF STATE HIGHWAY NO. 2 (U.S. HIGHWAY NO. 41/441)
CROSSES THE SOUTH BOUNDARY LINE OF SOUTHEAST
QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION
34, MARKED BY A 4"X4" CONCRETE MONUMENT (LS 1594) ;
RUN THENCE SOUTH 30° 48' 27" EAST, ALONG THE EAST
BOUNDARY OF SAID HIGHWAY, A DISTANCE OF 342.68
FEET, TO*

*THE POINT OF BEGINNING, SAID POINT MARKED BY A
4"X4" CONCRETE MONUMENT AND DISK STAMPED LS
4708, THENCE NORTH 88° 13' 12" EAST, A DISTANCE OF
682.00 FEET; THENCE SOUTH 04° 54' 36" WEST, A
DISTANCE 30.21 FEET; THENCE SOUTH 88° 13' 12" WEST, A
DISTANCE 662.03 FEET, TO THE EAST BOUNDARY LINE OF
SAID HIGHWAY. THENCE NORTH 30° 48' 27" WEST, A
DISTANCE OF 34.51 FEET, TO THE POINT OF BEGINNING.*

Kyle Keen, Tax Collector
Proudly Serving The People Of Columbia County
135 NE Hernando Ave, Suite 125
Lake City, Florida 32055-4006
www.columbiataxcollector.com

NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS
2022 REAL ESTATE

Skip The Trip! www.columbiataxcollector.com
eCheck (Electronic payment from your checking account) and Credit/Debit Card
Fee for eCheck and Credit/Debit transactions added by payment processor - see website for fees
Print Your Receipt Instantly Online

Account #: R09003-001

003

R



36
8 - 11763

TATUM NANCY MARKHAM
OTTINGER JEFFERY ALAN
7181 S US HIGHWAY 441
LAKE CITY FL 32025-2423



34-4S-17 5000/5000 10.16 acres
COMM AT PT WHERE E LINE OF US
441 CROSSES S LINE OF SE1/4, OF
NW1/4 OF SEC, E 644.28 FT FOR
POB, N 509.50 FT TO NW COR OF
See Tax Roll for extra legal.

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION	TAXABLE VALUE	TAXES LEVIED
BOARD OF COUNTY COMMISSIONERS	7.8150	40,610	25,500	15,110	118.08
COLUMBIA COUNTY SCHOOL BOARD DISCRETIONARY	0.7480	40,610	25,500	15,110	11.30
LOCAL	3.2990	40,610	25,500	15,110	49.85
CAPITAL OUTLAY	1.5000	40,610	25,500	15,110	22.67
SUWANNEE RIVER WATER MGT DIST	0.3368	40,610	25,500	15,110	5.09
LAKE SHORE HOSPITAL AUTHORITY	0.0001	40,610	25,500	15,110	
EXEMPTIONS APPLIED: HX HB WX					
TOTAL MILLAGE		13.6989	TOTAL TAXES		\$206.99

pd 3-31-2023
ck #1050

eBill



Scan to view your bill or sign up to receive future bills by email.



columbiataxcollector.com
Click "Register for eBilling"

NON-AD VALOREM ASSESSMENTS

LEVYING AUTHORITY	RATE	AMOUNT
FFIR FIRE ASSESSMENTS	Per Parcel	269.98
GGAR SOLID WASTE - ANNUAL	Per Parcel	198.06
TOTAL ASSESSMENTS		\$468.04

COMBINED TAXES AND ASSESSMENTS

\$675.03

IF POSTMARKED BY:
PLEASE PAY ONLY
ONE AMOUNT

Nov 30 2022
\$648.03

Dec 31 2022
\$654.78

Jan 31 2023
\$661.53

Feb 28 2023
\$668.28

Mar 31 2023
\$675.03

Kyle Keen, Tax Collector
Proudly Serving The People Of Columbia County
135 NE Hernando Ave, Suite 125
Lake City, Florida 32055-4006

NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS
2022 REAL ESTATE

Pay online at www.columbiataxcollector.com

AMOUNT DUE

I am paying the following amount (check only one box) based on the date paid online, in the office or postmarked:

- | | |
|---|----------|
| <input type="checkbox"/> Nov 30, 2022 (4% discount) | \$648.03 |
| <input type="checkbox"/> Dec 31, 2022 (3% discount) | \$654.78 |
| <input type="checkbox"/> Jan 31, 2023 (2% discount) | \$661.53 |
| <input type="checkbox"/> Feb 28, 2023 (1% discount) | \$668.28 |
| <input type="checkbox"/> Mar 31, 2023 (no discount) | \$675.03 |

Please Pay in U.S. Funds to Kyle Keen, Tax Collector
135 NE Hernando Ave., Suite 125, Lake City, FL 32055

26974.0000

R

34-4S-17 5000/5000 10.16 acres
COMM AT PT WHERE E LINE OF US
441 CROSSES S LINE OF SE1/4, OF
NW1/4 OF SEC, E 644.28 FT FOR
POB, N 509.50 FT TO NW COR OF
See Tax Roll for extra legal.

TATUM NANCY MARKHAM
OTTINGER JEFFERY ALAN
7181 S US HIGHWAY 441
LAKE CITY FL 32025

RETURN WITH PAYMENT

0000000000 0000067503 0000000269740000 0001 3

AFFIDAVIT AND AGREEMENT OF SPECIAL
TEMPORARY USE FOR IMMEDIATE
FAMILY MEMBERS FOR
PRIMARY RESIDENCE^F

STATE OF FLORIDA
COUNTY OF COLUMBIA

Inst: 202312011263 Date: 06/15/2023 Time: 11:58AM
Page 1 of 2 B: 1492 P: 2472, James M Swisher Jr, Clerk of Court
Columbia, County, By: VC Deputy Clerk

BEFORE ME the undersigned Notary Public personally appeared, Nancy Tatum, the Owner of the parcel which is being used to place an additional dwelling (mobile home) as a primary residence for a family member of the Owner, Brandi Fay Faris, the Family Member of the Owner, and who intends to place a mobile home as the family member's primary residence as a temporarily use. The Family Member is related to the Owner as grand daughter and both individuals being first duly sworn according to law, depose and say: 0

1. Family member is defined as parent, grandparent, step-parent, adopted parent, sibling, child, step-child, adopted child or grandchild.
2. Both the Owner and the Family Member have personal knowledge of all matters set forth in this Affidavit and Agreement.
3. The Owner holds fee simple title to certain real property situated in Columbia County, and more particularly described by reference with the Columbia County Property Appraiser Tax Parcel No. 09003-001.
4. No person or entity other than the Owner claims or is presently entitled to the right of possession or is in possession of the property, and there are no tenancies, leases or other occupancies that affect the Property.
5. This Affidavit and Agreement is made for the specific purpose of inducing Columbia County to issue a Special Temporary Use Permit for a Family Member on the parcel per the Columbia County Land Development Regulations. This Special Temporary Use Permit is valid for 5 year(s) as of date of issuance of the mobile home move-on permit, then the Family Member shall comply with the Columbia County Land Development Regulations as amended.
6. This Special Temporary Use Permit on Parcel No. 09003-001 is a "one time only" provision and becomes null and void if used by any other family member or person other than the named Family Member listed above. The Special Temporary Use Permit is to allow the named Family Member above to place a mobile home on the property for his primary residence only. In addition, if the Family Member listed above moves away, the mobile home shall be removed from the property within 60 days of the Family Member departure or the mobile home is found to be in violation of the Columbia County Land Development Regulations.
7. The site location of mobile home on property and compliance with all other conditions not conflicting with this section for permitting as set forth in these land development regulations. Mobile homes shall not be located within required yard setback areas and shall not be located within twenty (20) feet of any other building.
8. The parent parcel owner shall be responsible for non ad-valorem assessments.

9. Inspection with right of entry onto the property, but not into the mobile home by the County to verify compliance with this section shall be permitted by owner and family member. The Land Development Regulation Administrator, and other authorized representatives are hereby authorized to make such inspections and take such actions as may be required to enforce the provisions of this Section.
10. The mobile home shall be hooked up to appropriate electrical service, potable well and sanitary sewer facilities (bathroom and septic tank) that have been installed pursuant to permits issued by the Health Department and County Building and Zoning Department, where required.
11. Recreational vehicles (RV's) as defined by these land development regulations are not allowed under this provision (see Section 14.10.2#10).
12. Upon expiration of permit, the mobile home shall be removed from the property within six (6) months of the date of expiration, unless extended as herein provided by Section 14.10.2 (#7).
13. This Affidavit and Agreement is made and given by Affiants with full knowledge that the facts contained herein are accurate and complete, and with full knowledge that the penalties under Florida law for perjury include conviction of a felony of the third degree.

We Hereby Certify that the facts represented by us in this Affidavit are true and correct and we accept the terms of the Agreement and agree to comply with it.

Nancy Tatum
Owner

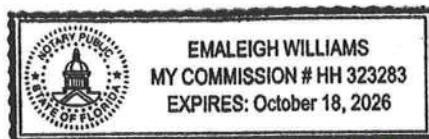
Brandi Fay Faris
Family Member

Nancy Tatum
Typed or Printed Name

Brandi Fay Faris
Typed or Printed Name

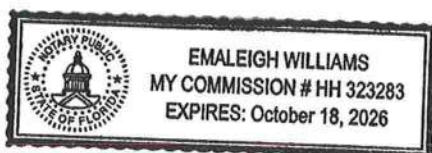
Subscribed and sworn to (or affirmed) before me this 15 day of June, 2023, by Nancy Tatum (Owner) who is personally known to me or has produced FL DL as identification.

Emaleigh Williams
Notary Public



Subscribed and sworn to (or affirmed) before me this 15 day of June, 2023, by Brandi Faris (Family Member) who is personally known to me or has produced FL DL as identification.

Emaleigh Williams
Notary Public



COLUMBIA COUNTY, FLORIDA

By: Liza Williams
Name: Liza Williams
Title: Code Compliance Officer

