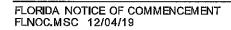
	Loan Number: 2020056788						
This Instrument Prepared By: Angle Osborne First Federal Bank 9700 Touchton Rd Jacksonville, FL 32246							
After Recording Return To: FIRST FEDERAL BANK, ATTN: POST CLOSING 3010 ROYAL BLVD SOUTH STE 230 ALPHARETTA, GEORGIA 30022	First: 20241200 cm						
	Inst: 202412004774 Date: 03/06/2024 Time: 2:29PM Page 1 of 5 B: 1509 P: 2347, James M Swisher Jr, Clerk of Court Columbia, County, By: KH Deputy Clerk						
	[Space Above This Line For Recording Data]						
Permit No.:	Tax Folio No.: 22-3S-16-02267-111						
NOTICE OF CO The undersigned hereby gives notice that improvement wi Chapter 713, Florida Statutes, the following information is							
1. Description of Property: 772 NW Country Lake	e Dr, Lake City, Florida 32055						
"A". A.P.N.: 22-3S-16-02267-111	SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A".						
2. General description of improvement; Construction	n of Residential Single Family Home						
3. Owner information or Lessee information if the Les	see contracted for the improvement:						
a. Name and address: Eric L Nelson 18302 Co Rd 1471 Hampton, Florida 32044							



☆DocMagic

	b.	Interest in property: FeeSimple
	c.	Name and address of fee simple title holder (if other than Owner):
4.	a.	Contractor (name and address): John F Crawford Homes, LLC 14368 NW 161st Avenue Alachua, FL 32615
	b.	Contractor's phone number: 904-338-5683
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: <u>(877)</u> 499-0572
		s within the State of Florida designated by Owner upon whom notices or other document may be served rided by Section <u>713.13</u> (1) (a) 7, Florida Statutes:
	a,	Name and address:
	b.	Phone numbers of designated persons:
	υ,	
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.

Borrower Eric L Nelson

Date

Borrower Khristien Nelson

Date

State of	FLORIDA)			
County of	Columbia)			
Sworn to (o	or affirmed) and subscribed	l before me by means	of:		
Physica	al Presence,				
- 0	OR -				
Online	Notarization,				
this	day of	March Month	,	2024 Year	, by
Eric L Nel	son AND Khristien Ne	son			
		Name of Person Mo	uking Statement		
	Jordan A. Hallock Notary Public State of Florida Comm# HH123233 Expires 4/27/2025		Signature of Notar	YPublic - State of Florida	a
			Name of Notary Ty	ped, Printed or Stamped	
(P	Place Notary Seal Stamp Al	hove)			
	ally Known ed Identification				
Type of Idei	ntification Produced:	DL			

EXHIBIT "A"

Lot 11, Country Lake in Woodborough Phase 1, according to the map or plat thereof, as recorded in Plat Book 8, Page(s) 97 through 99, of the Public Records of Columbia County, Florida.