

**STATE OF FLORIDA  
COUNTY OF COLUMBIA**

The foregoing instrument was acknowledged before me this 13th day of June, 2005, by Dale E. Miller and Lana P. Miller, who are personally known to me or whom produced their GA Driver's License / FL Drivers License, respectively as identification.

Debbie G. Moore

Notary Public, State of Florida



**Debbie G. Moore**  
Commission # DD400475  
Expires March 16, 2009  
Bonded Tray Feltz - Insurance, Inc. 800-385-7019

Inst:2005013809 Date:06/13/2005 Time:13:17

Doc Stamp-Deed : 2485.00

DC, P. DeWitt Cason, Columbia County B:1048 P:2120

29760

This instrument prepared by:  
William J. Haley, Esquire  
Brannon, Brown,  
Haley & Bullock, P.A.  
P. O. Box 1029  
Lake City, FL 32056-1029

Inst:2005013809 Date:06/13/2005 Time:13:17

Doc Stamp-Deed : 2485.00

mk DC, P. DeWitt Cason, Columbia County B:1048 P:2119

### WARRANTY DEED

**THIS INDENTURE**, made this 13th day of June, 2005, between **DALE E. MILLER and LANA P. MILLER, husband and wife**, whose mailing address is 117 Rosebank Drive, Shelby, North Carolina 28150, hereinafter referred to as Grantors, and **LOUIS J. BIANCHI and DIANE J. BIANCHI**, whose mailing address is 1865 SW Wings Terrace, Lake City, Florida 32025, hereinafter referred to as Grantees.

**WITNESSETH:** That said Grantors, for and in consideration of the sum of \$10.00 and other good and valuable considerations to said Grantors in hand paid by said Grantees, the receipt and sufficiency of which are hereby acknowledged, have granted, bargained and sold to the said Grantees, and Grantees' successors and assigns forever, the following described land, situate, lying and being in **Columbia County, Florida**, to-wit:

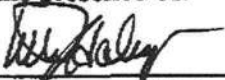
Lot 1 of **COUNTRY LANDINGS**, a subdivision according to the plat thereof recorded in Plat Book 6, page 90, public records of Columbia County, Florida.

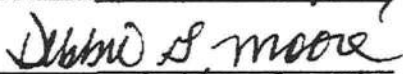
**SUBJECT TO:** Taxes and special assessments for the year 2005 and subsequent years; restrictions, reservations, and easements of record, if any, and zoning and any other governmental restrictions regulating the use of the lands.

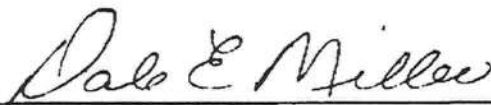
and said Grantors do hereby fully warrant the title to said lands and will defend the same against the lawful claims of all persons whomsoever.

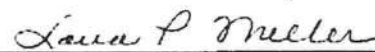
**IN WITNESS WHEREOF**, Grantors have hereunto set their hands and seals the day and year first above written.

Signed, sealed and delivered  
in the presence of:

  
Print Name: William J. Haley

  
Print Name: Debbie G. Moore

  
Dale E. Miller

  
Lana P. Miller

29760

## NOTICE OF COMMENCEMENT

Tax Parcel Identification Number:

07-4S-17-08106-101

Clerk's Office Stamp

Inst. 201112016700 Date 11/1/2011 Time: 10:56 AM

Re DC, P. DeWitt Cason, Columbia County Page 1 of 1 B.1223 P.2727

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 1 COUNTRY LANDS SD ORB 820-229,967-1650
- a) Street (job) Address: 165 SW WINGS TERRACE, LAKE CITY FL 32025
2. General description of improvements: DETACHED GARAGE
3. Owner Information
  - a) Name and address: LOUIS J BIANCHI
  - b) Name and address of fee simple titleholder (if other than owner): 165 SW WINGS TERRACE LAKE CITY FL 32025
  - c) Interest in property: OWNER
4. Contractor Information
  - a) Name and address: EDGLEY CONSTRUCTION CO DIV OF CEE BAS INC.
  - b) Telephone No.: 386-752-0580 Fax No. (Opt.): \_\_\_\_\_
5. Surety Information
  - a) Name and address: N/A
  - b) Amount of Bond: \_\_\_\_\_
  - c) Telephone No.: \_\_\_\_\_ Fax No. (Opt.): \_\_\_\_\_
6. Lender
  - a) Name and address: N/A
  - b) Phone No.: \_\_\_\_\_
7. Identity of person within the State of Florida designated by owner upon whom notices or other documents may be served:
  - a) Name and address: KIMMY EDGLEY 590 SW Arlington Blvd Ste 113 Lake City FL 32025
  - b) Telephone No.: 386-752-0580 Fax No. (Opt.): \_\_\_\_\_
8. In addition to himself, 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 and address: KIMMY Edgley 590 SW Arlington Blvd Ste 113 Lake City FL 32025
  - b) Telephone No.: 386-752-0580 Fax No. (Opt.): \_\_\_\_\_
9. Expiration date of Notice of Commencement (the expiration date is one 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 of Owner or Owner's Authorized Officer/Director/Partner/Manager

Louis J. Bianchi

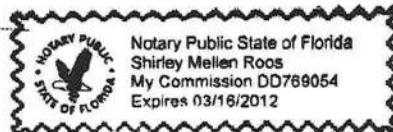
Printed Name

The foregoing instrument was acknowledged before me, a Florida Notary, this 29th day of OCTOBER, 2011, by: Louis J. Bianchi as OWNER (type of authority, e.g. officer, trustee, attorney fact) for SELF (name of party on behalf of whom instrument was executed).

Personally Known ☒ OR Produced Identification \_\_\_\_\_ Type \_\_\_\_\_

Notary Signature

Notary Stamp or Seal



11. Verification pursuant to Section 92.525, Florida Statutes. Under penalties of perjury, I declare that I have read the foregoing and that the facts stated in it are true to the best of my knowledge and belief

Signature of Natural Person Signing (in line #10 above)