



QUIT CLAIM DEED

THIS DEED, made the 23<sup>rd</sup> of Aug. 2011 A.D., by and between SHANNON KINNEAR hereinafter called the GRANTOR to CRAIG R. PERRY hereinafter called the GRANTEE, whose Post Office address is 345 SW VELLE CT. LAKE CITY, FL. 32024.

WHEREVER used herein the terms GRANTOR and GRANTEE include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations.

WITNESSETH: THAT the GRANTOR for and in consideration of the sum of \$10.00 AND GIVEN IN LEIU OF FORECLOSURE receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys, confirms and quitclaims unto the GRANTEE all that land situate in COLUMBIA COUNTY, FLORIDA, VIZ:

LOT 7, VELMA PERRY SUBDIVISION, a subdivision according to plat thereof recorded in PLAT BOOK 6, PAGE 175, public records, Columbia County, Florida., Containing 5.01 acres M.O.L.

TOGETHER WITH: A COMMON DRIVEWAY EASEMENT OVER AND ACROSS THE WEST 60.00 FT. OF LOT #5 VELMA PERRY SUBDIVISION.

TOGETHER WITH WELL, SEPTIC AND POWER POLE IN THERE PRESENT "AS IS" CONDITION

TOGETHER WITH MOBILE HOME VIN#FLA14611712A & FLA14611712B

SUBJECT TO: OUTSTANDING MINERAL INTERESTS

SUBJECT TO: UTILITY EASEMENTS

RESTRICTIONS: RECORDED IN OR BOOK 0836 PAGE 1000-1002

TAX I.D. NUMBER 12-4S-15E-00347-207

TO HAVE AND TO HOLD the premises herein granted unto the GRANTEE, their heirs or successors and assigns forever.

IN WITNESS WHEREOF, the said GRANTOR has signed and sealed these presents this 23 day of Aug 2011 A.D.

Lawanda Y. Rente  
WITNESS

[Signature]  
SHANNON KINNEAR

Lawanda Y. Rente  
PRINT WITNESS NAME

Sharon D. Wheeler  
WITNESS

Sharon D. Wheeler  
PRINT WITNESS NAME



**PERMIT APPLICATION / MANUFACTURED HOME INSTALLATION APPLICATION**

<b>For Office Use Only</b> (Revised 1-11)		Zoning Official <u>BLK 29 Nov 2011</u>	Building Official <u>1.C. 10-26-11</u>
AP# <u>1110-26</u>	Date Received <u>10/25/11</u>	By <u>LH</u>	Permit # <u>29787</u>
Flood Zone <u>X</u>	Development Permit <u>N/A</u>	Zoning <u>A-3</u>	Land Use Plan Map Category <u>A-3</u>
Comments _____			
FEMA Map# <u>N/A</u>	Elevation <u>N/A</u>	Finished Floor <u>12' 0" RL</u>	River <u>N/A</u> In Floodway <u>N/A</u>
<input checked="" type="checkbox"/> Site Plan with Setbacks Shown	<input checked="" type="checkbox"/> EH # <u>11-440</u>	<input checked="" type="checkbox"/> EH Release <u>IN RED folder</u>	<input type="checkbox"/> Well letter <input checked="" type="checkbox"/> Existing well
<input checked="" type="checkbox"/> Recorded Deed or Affidavit from land owner	<input checked="" type="checkbox"/> Installer Authorization	<input type="checkbox"/> State Road Access	<input checked="" type="checkbox"/> 911 Sheet
<input type="checkbox"/> Parent Parcel # _____	<input type="checkbox"/> STUP-MH _____	<input type="checkbox"/> F W Comp. letter	<input type="checkbox"/> VF Form
IMPACT FEES: EMS _____ Fire _____ Corr _____		<input type="checkbox"/> Out County <input checked="" type="checkbox"/> In County <u>Done</u>	
Road/Code _____ School _____		= TOTAL Impact Fees Suspended March 2009 _____	

Property ID # 12-45-15-00347-207 Subdivision Velma Perry

- New Mobile Home \_\_\_\_\_ Used Mobile Home ☒ MH Size 24x48 Year 1997
- Applicant William R. Price Phone # (407) 448-0953
- Address 3360 150th Place Lake City FL - 32024
- Name of Property Owner Craig Perry Phone# \_\_\_\_\_
- 911 Address 244 SW CAROLUSO PL. L. C. FL 32024
- Circle the correct power company - FL Power & Light - Clay Electric  
 (Circle One) - Suwannee Valley Electric - Progress Energy
- Name of Owner of Mobile Home William R. Price Phone # 407-448-0953  
 Address \_\_\_\_\_
- Relationship to Property Owner Owner
- Current Number of Dwellings on Property \_\_\_\_\_
- Lot Size Lot 5.010 Total Acreage 5.010
- Do you : Have Existing Drive or Private Drive or need Culvert Permit or Culvert Waiver (Circle one)  
 (Currently using) (Blue Road Sign) (Putting in a Culvert) (Not existing but do not need a Culvert)
- Is this Mobile Home Replacing an Existing Mobile Home \_\_\_\_\_
- Driving Directions to the Property 90 West to Pinemount take Left go about 6 miles to Jafus turn Left go about 3/4 m to Carroso turn Left 1st Lot on Right DWMH Top of A
- Name of Licensed Dealer/Installer Manuel Brannen Phone # 590 3289
- Installers Address 5707 ca 252 Wdborn Flaw 32099
  - License Number 1025396 Installation Decal # 7688

629.87 11-30-11

COLUMBIA COUNTY PERMIT WORKSHEET

page 2 of 2

POCKET PENETROMETER TEST

The pocket penetrometer tests are rounded down to 20 psf or check here to declare 1000 lb. soil without testing.

X X X

POCKET PENETROMETER TESTING METHOD

1. Test the perimeter of the home at 6 locations.
2. Take the reading at the depth of the footer.
3. Using 500 lb. increments, take the lowest reading and round down to that increment.

X X X

TORQUE PROBE TEST

The results of the torque probe test is 285 inch pounds or check here if you are declaring 5' anchors without testing. A test showing 275 inch pounds or less will require 5 foot anchors.

Note: A state approved lateral arm system is being used and 4 ft. anchors are allowed at the sidewall locations. I understand 5 ft anchors are required at all centerline tie points where the torque test reading is 275 or less and where the mobile home manufacturer may requires anchors with 4000 lb holding capacity.

PHB Installer's initials

ALL TESTS MUST BE PERFORMED BY A LICENSED INSTALLER

Installer Name

Date Tested

Electrical

Connect electrical conductors between multi-wide units, but not to the main power source. This includes the bonding wire between multi-wide units. Pg. 15C

Plumbing

Connect all sewer drains to an existing sewer tap or septic tank. Pg. 15C

Connect all potable water supply piping to an existing water meter, water tap, or other independent water supply systems. Pg. 15C

Site Preparation

Debris and organic material removed  
Water drainage: Natural Swale Pad Other

Fastening multi wide units

Floor: Type Fastener: Lags Length: 6" Spacing: 24"  
Walls: Type Fastener: 3/4" x 4" Length: 12" Spacing: 24"  
Roof: Type Fastener: 3/4" x 4" Length: 12" Spacing: 24"  
For used homes a min. 30 gauge, 8" wide, galvanized metal strip will be centered over the peak of the roof and fastened with galv. roofing nails at 2" on center on both sides of the centerline.

Gasket (weatherproofing requirement)

I understand a properly installed gasket is a requirement of all new and used homes and that condensation, mold, mildew and buckled marriage walls are a result of a poorly installed or no gasket being installed. I understand a strip of tape will not serve as a gasket.

Installer's initials

Installed:

Between Floors Yes  
Between Walls Yes  
Bottom of ridgebeam Yes

Type gasket Foam

Weatherproofing

The bottomboard will be repaired and/or taped. Yes  
Siding on units is installed to manufacturer's specifications. Yes  
Fireplace chimney installed so as not to allow intrusion of rain water. Yes

Miscellaneous

Skirting to be installed. Yes No  
Dryer vent installed outside of skirting. Yes N/A  
Range downflow vent installed outside of skirting. Yes  
Drain lines supported at 4 foot intervals. Yes  
Electrical crossovers protected. Yes  
Other: This is an existing home.

Installer verifies all information given with this permit worksheet is accurate and true based on the

Installer Signature

Date

9-3-11



COLUMBIA COUNTY PERMIT WORKSHEET

These worksheets must be completed and signed by the installer.  
Submit the originals with the packet.

Installer Manuel Brannen License # 1025396

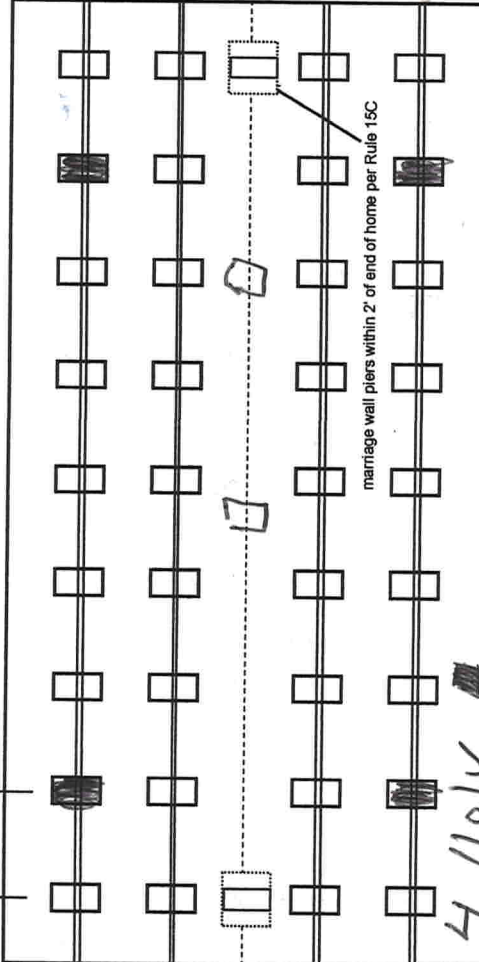
911 Address where home is being installed. \_\_\_\_\_

Manufacturer Redman Length x width 48x24

NOTE: if home is a single wide fill out one half of the blocking plan  
if home is a triple or quad wide sketch in remainder of home

I understand Lateral Arm Systems cannot be used on any home (new or used) where the sidewall ties exceed 5 ft 4 in.

Installer's initials MB



4 1101V  
17x25 I Beam

New Home ☐ Used Home ☒ 1996  
Home installed to the Manufacturer's Installation Manual ☐  
Home is installed in accordance with Rule 15-C ☐  
Single wide ☐ Wind Zone II ☒ Wind Zone III ☐  
Double wide ☒ Installation Decal # 7688  
Triple/Quad ☐ Serial # FLA14611712A48

PIER SPACING TABLE FOR USED HOMES

Load bearing capacity	Footer size (sq in)	16" x 16" (256)	18 1/2" x 18 1/2" (342)	20" x 20" (400)	22" x 22" (484)*	24" x 24" (576)*	26" x 26" (676)
1000 psf	3'	4'	5'	6'	7'	8'	8'
1500 psf	4'	5'	6'	7'	8'	8'	8'
2000 psf	6'	8'	8'	8'	8'	8'	8'
2500 psf	7'	8'	8'	8'	8'	8'	8'
3000 psf	8'	8'	8'	8'	8'	8'	8'
3500 psf	8'	8'	8'	8'	8'	8'	8'

\* interpolated from Rule 15C-1 pier spacing table.

PIER PAD SIZES

I-beam pier pad size 17x25  
Perimeter pier pad size 16x16  
Other pier pad sizes (required by the mfg.) \_\_\_\_\_

Draw the approximate locations of marriage wall openings 4 foot or greater. Use this symbol to show the piers.

List all marriage wall openings greater than 4 foot and their pier pad sizes below.

Opening 15' Pier pad size 17x25

ANCHORS

4 ft 4 5 ft \_\_\_\_\_

FRAME TIES

within 2' of end of home spaced at 5' 4" oc

TIEDOWN COMPONENTS

Longitudinal Stabilizing Device (LSD)  
Manufacturer \_\_\_\_\_  
Longitudinal Stabilizing Device w/ Lateral Arms  
Manufacturer \_\_\_\_\_

OTHER TIES

Sidewall Number 20  
Longitudinal Marriage wall 2  
Shearwall \_\_\_\_\_



COLUMBIA COUNTY BUILDING DEPARTMENT  
135 NE Hernando Ave, Suite B-21, Lake City, FL 32055  
Phone: 386-758-1008 Fax: 386-758-2160

MOBILE HOME INSTALLERS AGENT AUTHORIZATION

I, Marcel Brannan Installers Name, give this authority and I do certify that the below referenced person(s) listed on this form is/are under my direct supervision and control and is/are authorized to purchase permits, call for inspections and sign on my behalf.

Printed Name of Authorized Person	Signature of Authorized Person	Agents Company Name
William Price		MH Owner

I, the license holder, realize that I am responsible for all permits purchased, and all work done under my license and I am fully responsible for compliance with all Florida Statutes, Codes, and Local Ordinances.

I understand that the State Licensing Board has the power and authority to discipline a license holder for violations committed by him/her or by his/her authorized person(s) through this document and that I have full responsibility for compliance granted by issuance of such permits.

Marcel Brannan  
License Holders Signature (Notarized)

1025396  
License Number

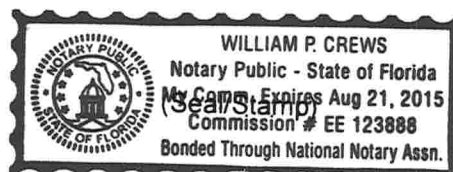
9-3-11  
Date

NOTARY INFORMATION:

STATE OF: Florida COUNTY OF: Columbia

The above license holder, whose name is Marcel Brannan, personally appeared before me and is known by me or has produced identification (type of I.D.) 3rd on this 3rd day of September, 2011.

William P. Crews  
NOTARY'S SIGNATURE





MOBILE HOME INSTALLATION SUBCONTRACTOR VERIFICATION FORM

APPLICATION NUMBER \_\_\_\_\_ CONTRACTOR \_\_\_\_\_ PHONE \_\_\_\_\_

THIS FORM MUST BE SUBMITTED PRIOR TO THE ISSUANCE OF A PERMIT

In Columbia County one permit will cover all trades doing work at the permitted site. It is REQUIRED that we have records of the subcontractors who actually did the trade specific work under the permit. Per Florida Statute 440 and Ordinance 89-6, a contractor shall require all subcontractors to provide evidence of workers' compensation or exemption, general liability insurance and a valid Certificate of Competency license in Columbia County.

*Any changes, the permitted contractor is responsible for the corrected form being submitted to this office prior to the start of that subcontractor beginning any work. Violations will result in stop work orders and/or fines.*

ELECTRICAL	Print Name <u>William Price</u>	Signature <u>[Signature]</u>	Phone #: <u>407 448-0953</u>
MECHANICAL/ A/C _____	Print Name <u>William Price</u>	Signature <u>[Signature]</u>	Phone #: <u>SAME</u>
PLUMBING/ GAS	Print Name <u>Manuel Branan</u>	Signature <u>[Signature]</u>	Phone #: <u>356-590-3289</u>

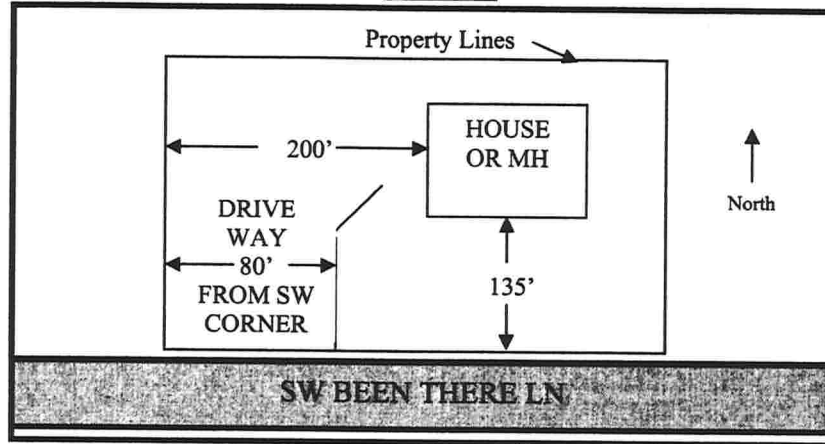
Specialty License	License Number	Sub-Contractors Printed Name	Sub-Contractors Signature
MASON			
CONCRETE FINISHER			

**F. S. 440.103 Building permits; identification of minimum premium policy.**--Every employer shall, as a condition to applying for and receiving a building permit, show proof and certify to the permit issuer that it has secured compensation for its employees under this chapter as provided in ss. 440.10 and 440.38, and shall be presented each time the employer applies for a building permit.

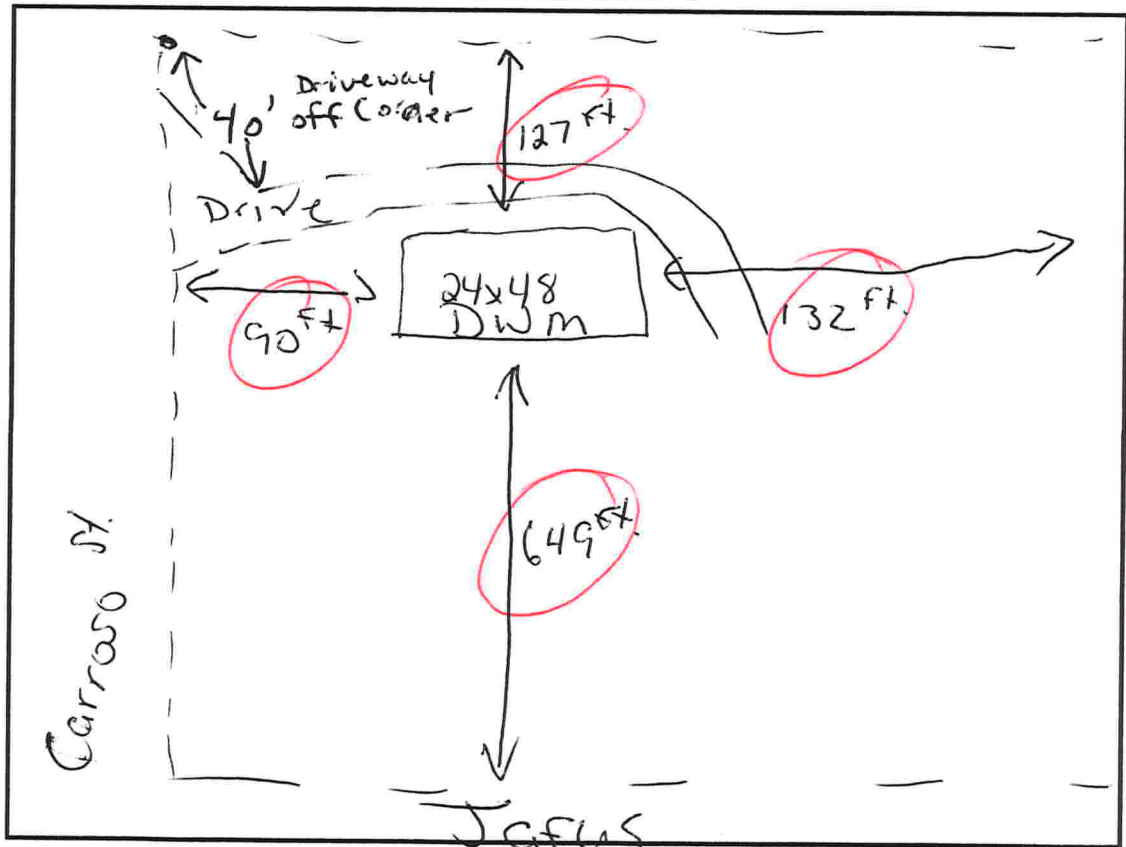
# Site Plan

1. A PLAT, PLAN, OR DRAWING SHOWING THE PROPERTY LINES OF THE PARCEL.
2. LOCATION OF PLANNED RESIDENT OR BUSINESS STRUCTURE ON THE PROPERTY WITH DISTANCES FROM AT LEAST TWO OF THE PROPERTY LINES TO THE STRUCTURE (SEE SAMPLE BELOW).
3. LOCATION OF THE ACCESS POINT (DRIVEWAY, ETC.) ON THE ROADWAY FROM WHICH LOCATION IS TO BE ADDRESSED WITH A DISTANCE FROM A PARALLEL PROPERTY LINE AND OR PROPERTY CORNER (SEE SAMPLE BELOW).
4. TRAVEL OF THE DRIVEWAY FROM THE ACCESS POINT TO THE STRUCTURE (SEE SAMPLE BELOW).

## SAMPLE:



## SITE PLAN BOX:





Monday  
-Do Inspection On

CODE ENFORCEMENT  
PRELIMINARY MOBILE HOME INSPECTION REPORT

DATE RECEIVED 2-2-11 BY CH IS THE MH ON THE PROPERTY WHERE THE PERMIT WILL BE ISSUED? Yes

OWNERS NAME Shannon Kinneer PHONE 1101-10 1110-26 CELL 623-4775

ADDRESS William Price

MOBILE HOME PARK \_\_\_\_\_ SUB VISION \_\_\_\_\_

DRIVING DIRECTIONS TO MOBILE HOME Now to Pine mount, @ Jafus Allen, @  
Carroso then 1st Lot on @

MOBILE HOME INSTALLER Manuel Brannon PHONE 570-3289 CELL \_\_\_\_\_

MOBILE HOME INFORMATION

MAKE Redman YEAR '96 SIZE 7P x 24 COLOR White

SERIAL No. 11712 A-B

WIND ZONE II Must be wind zone II or higher NC WIND ZONE I ALLOWED

INSPECTION STANDARDS

INTERIOR:

(P or F) - P= PASS F= FAILED

\$50.00

☒ SMOKE DETECTOR ( ) OPERATIONAL ( ) MISSING

Date of Payment: 1-31-11

☒ FLOORS ( ) SOLID ( ) WEAK ( ) HOLES DAMAGED LOCATION \_\_\_\_\_

Paid By: Mr. Kinneer

☒ DOORS ( ) OPERABLE ( ) DAMAGED

☒ WALLS ( ) SOLID ( ) STRUCTURALLY UNSOUND

☒ WINDOWS ( ) OPERABLE ( ) INOPERABLE

☒ PLUMBING FIXTURES ( ) OPERABLE ( ) INOPERABLE ( ) MISSING

☒ CEILING ( ) SOLID ( ) HOLES LEAKS APPARENT

☒ ELECTRICAL (FIXTURES/OUTLETS) ( ) OPERABLE ( ) EXPOSED WIRING ( ) OUTLET COVERS MISSING ( ) LIGHT FIXTURES MISSING

EXTERIOR:

☒ WALLS/SIDING ( ) LOOSE SIDING ( ) STRUCTURALLY UNsound ( ) NOT WEATHERTIGHT ( ) NEEDS CLEANING

☒ WINDOWS ( ) CRACKED/BROKEN GLASS ( ) SCREENS MISSING ( ) WEATHERTIGHT

☒ ROOF ( ) APPEARS SOLID ( ) DAMAGED

STATUS

APPROVED ☒ WITH CONDITIONS: Repair Leaks In Ceiling

NOT APPROVED \_\_\_\_\_ NEED RE-INSPECTION FOR FOLLOWING CONDITIONS \_\_\_\_\_

SIGNATURE Att S. Pull ID NUMBER 402 DATE 2-8-11

(Call William @ 407-448-0953)

Please Call when going so he can meet you there to unlock the home.

\* Put on a new Metal Roof

# Columbia County Property Appraiser

DB Last Updated: 10/3/2011

2010 Tax Year

Parcel: 12-4S-15-00347-207

<< Next Lower Parcel    Next Higher Parcel >>

Tax Collector

Tax Estimator

Property Card

Parcel List Generator

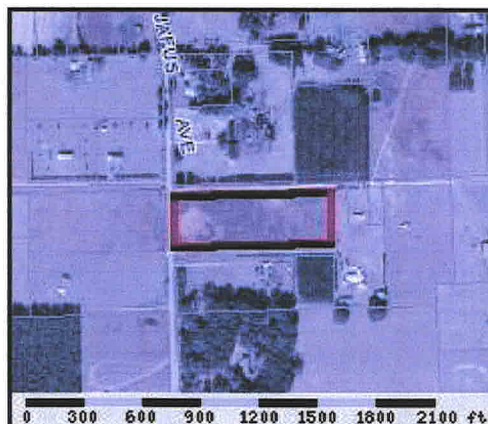
Interactive GIS Map

Print

## Owner & Property Info

Search Result: 1 of 1

Owner's Name	KINNEAR SHANNON		
Mailing Address	113 NW STARLING TERR LAKE CITY, FL 32055		
Site Address	STARLING TERR		
Use Desc. (code)	MISC RES (000700)		
Tax District	3 (County)	Neighborhood	12415
Land Area	5.010 ACRES	Market Area	01
Description	NOTE: This description is not to be used as the Legal Description for this parcel in any legal transaction. LOT 7 VELMA PERRY S/D. QC 1154-2785		



## Property & Assessment Values

2010 Certified Values		
Mkt Land Value	cnt: (0)	\$28,163.00
Ag Land Value	cnt: (2)	\$0.00
Building Value	cnt: (0)	\$0.00
XFOB Value	cnt: (1)	\$300.00
Total Appraised Value		\$28,463.00
Just Value		\$28,463.00
Class Value		\$0.00
Assessed Value		\$28,463.00
Exempt Value		\$0.00
Total Taxable Value	Cnty: \$28,463 Other: \$28,463   Schl: \$28,463	

## 2011 Working Values

**NOTE:**  
2011 Working Values are NOT certified values and therefore are subject to change before being finalized for ad valorem assessment purposes.

Show Working Values

## Sales History

Show Similar Sales within 1/2 mile

Sale Date	OR Book/Page	OR Code	Vacant / Improved	Qualified Sale	Sale RCode	Sale Price
8/23/2011	1220/111	QC	I	U	11	\$49,000.00
10/8/2010	1208/2639	AG	I	U	40	\$45,000.00
7/17/2008	1154/2785	QC	V	U	01	\$100.00

## Building Characteristics

Bldg Item	Bldg Desc	Year Blt	Ext. Walls	Heated S.F.	Actual S.F.	Bldg Value
NONE						

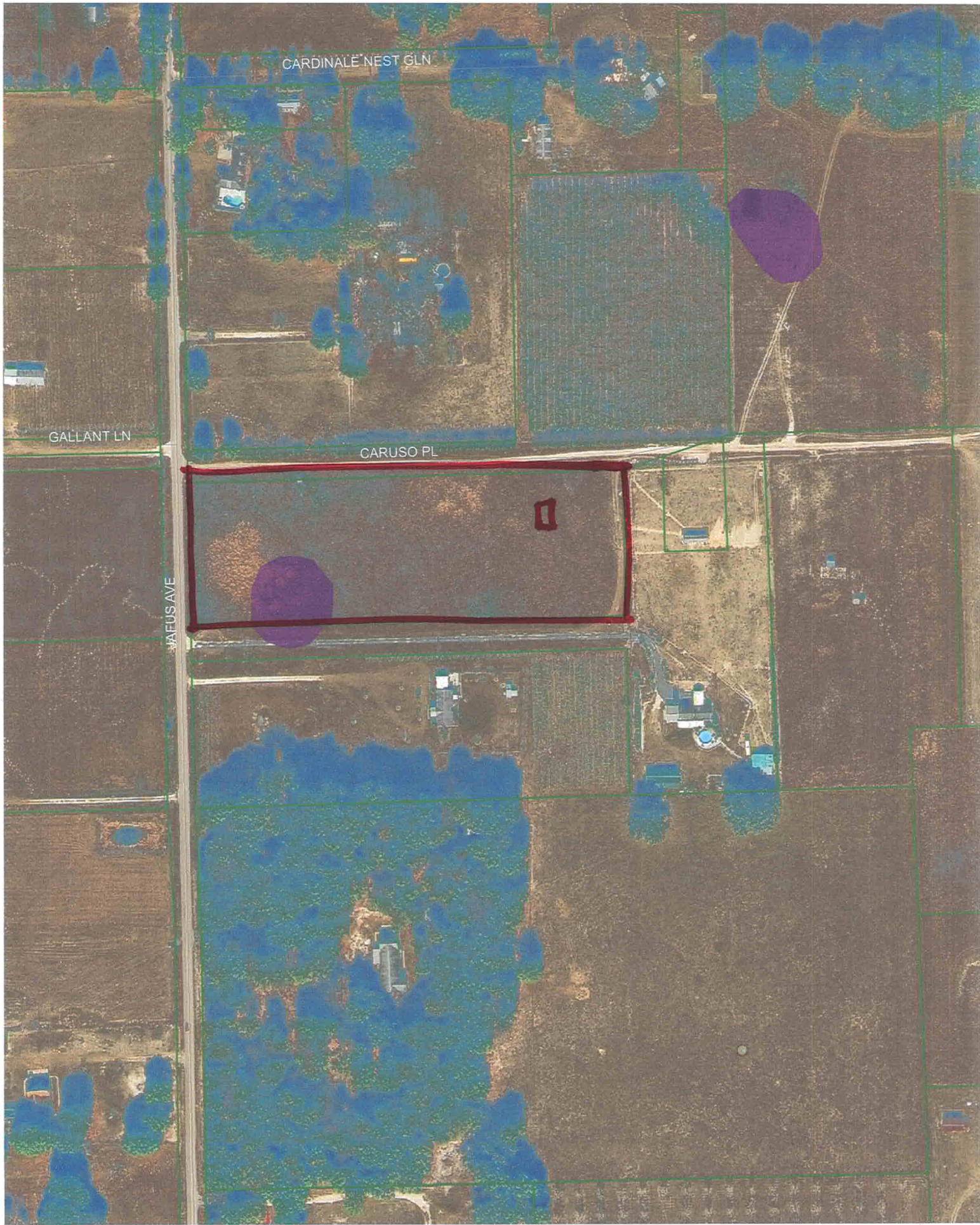
## Extra Features & Out Buildings

Code	Desc	Year Blt	Value	Units	Dims	Condition (% Good)
0296	SHED METAL	2010	\$1,800.00	0000200.000	20 x 10 x 0	(000.00)

## Land Breakdown

Lnd Code	Desc	Units	Adjustments	Eff Rate	Lnd Value
000700	MISC RES (MKT)	1 LT - (0000005.010AC)	1.00/1.00/1.00/1.00	\$26,163.00	\$26,163.00





1110-26



DATE 11/30/2011

Columbia County Building Permit  
This Permit Must Be Prominently Posted on Premises During Construction

PERMIT  
000029787

APPLICANT WILLIAM PRICE PHONE 407-448-0953  
ADDRESS 3360 150TH PLACE LAKE CITY FL 32024  
OWNER CRAIG PERRY/WILLIAM PRICE PHONE 407-448-0953  
ADDRESS 244 SW CARUSO PLACE LAKE CITY FL 32024  
CONTRACTOR MANUEL BRANNON PHONE 590-3289  
LOCATION OF PROPERTY 90 W, L PINEMOUNT, L JAFUS, L CARROGO, 1SY LOT ON  
RIGHT, DW MH ON TOP OF HILL  
TYPE DEVELOPMENT MH, UTILITY ESTIMATED COST OF CONSTRUCTION 0.00  
HEATED FLOOR AREA TOTAL AREA HEIGHT STORIES  
FOUNDATION WALLS ROOF PITCH FLOOR  
LAND USE & ZONING AG-3 MAX. HEIGHT 35  
Minimum Set Back Requirments: STREET-FRONT 30.00 REAR 25.00 SIDE 25.00  
NO. EX.D.U. 0 FLOOD ZONE X DEVELOPMENT PERMIT NO.

PARCEL ID 12-4S-15-00347-207 SUBDIVISION VELMA PERRY  
LOT 7 BLOCK PHASE UNIT TOTAL ACRES 5.01

IH1025396  
Culvert Permit No. Culvert Waiver Contractor's License Number Applicant/Owner/Contractor  
EXISTING 11-440 BK TC N  
Driveway Connection Septic Tank Number LU & Zoning checked by Approved for Issuance New Resident

COMMENTS: FLOOR ONE FOOT ABOVE THE ROAD

Check # or Cash CASH

FOR BUILDING & ZONING DEPARTMENT ONLY

(footer/Slab)

Temporary Power date/app. by Foundation date/app. by Monolithic date/app. by  
Under slab rough-in plumbing date/app. by Slab date/app. by Sheathing/Nailing date/app. by  
Framing date/app. by Insulation date/app. by  
Rough-in plumbing above slab and below wood floor date/app. by Electrical rough-in date/app. by  
Heat & Air Duct date/app. by Peri. beam (Lintel) date/app. by Pool date/app. by  
Permanent power date/app. by C.O. Final date/app. by Culvert date/app. by  
Pump pole date/app. by Utility Pole date/app. by M/H tie downs, blocking, electricity and plumbing date/app. by  
Reconnection date/app. by RV date/app. by Re-roof date/app. by

BUILDING PERMIT FEE \$ 0.00 CERTIFICATION FEE \$ 0.00 SURCHARGE FEE \$ 0.00  
MISC. FEES \$ 300.00 ZONING CERT. FEE \$ 50.00 FIRE FEE \$ 70.62 WASTE FEE \$ 184.25  
FLOOD DEVELOPMENT FEE \$ FLOOD ZONE FEE \$ 25.00 CULVERT FEE \$ TOTAL FEE 629.87  
INSPECTORS OFFICE CLERKS OFFICE

NOTICE: IN ADDITION TO THE REQUIREMENTS OF THIS PERMIT, THERE MAY BE ADDITIONAL RESTRICTIONS APPLICABLE TO THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. AND THERE MAY BE ADDITIONAL PERMITS REQUIRED FROM OTHER GOVERNMENTAL ENTITIES SUCH AS WATER MANAGEMENT DISTRICTS, STATE AGENCIES, OR FEDERAL AGENCIES.

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

EVERY PERMIT ISSUED SHALL BECOME INVALID UNLESS THE WORK AUTHORIZED BY SUCH PERMIT IS COMMENCED WITHIN 180 DAYS AFTER ITS ISSUANCE, OR IF THE WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED FOR A PERIOD OF 180 DAYS AFTER THE TIME THE WORK IS COMMENCED. A VALID PERMIT RECIEVES AN APPROVED INSPECTION EVERY 180 DAYS. WORK SHALL BE CONSIDERED NOT SUSPENDED, ABANDONED OR INVALID WHEN THE PERMIT HAS RECIEVED AN APPROVED INSPECTION WITHIN 180 DAYS OT THE PREVIOUS INSPECTION.

The Issuance of this Permit Does Not Waive Compliance by Permittee with Deed Restrictions.



AGREEMENT FOR DEED

THIS AGREEMENT made and entered into this \_\_\_\_ day of \_\_\_\_\_ A.D. 2011 by and between \_\_\_\_\_ CRAIG R. PERRY, hereinafter referred to as the VENDOR and \_\_\_\_\_ WILLIAM ROY PRICE hereinafter referred to as the PURCHASER, whose Post Office address is 3360 150TH PLACE LAKE CITY, FL. 32024.

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the mutual covenants, promises and agreements herein contained, the parties hereto do hereby agree as follows:

1. That if the PURCHASER shall first make the payments and perform the covenants hereinafter mentioned on the PURCHASER'S part to be made and performed, the said VENDOR hereby covenants and agrees to convey and assure to the said PURCHASER, and the PURCHASER'S heirs, executors, administrators, or assigns, in fee simple, clear of all encumbrances not stated in this AGREEMENT FOR DEED, by a good and sufficient GENERAL WARRANTY DEED, the following described real estate situate in COLUMBIA COUNTY, FLORIDA, to wit:

LOT 7, VELMA PERRY SUBDIVISION, a  
subdivision according to plat thereof recorded in PLAT BOOK 6, PAGE 175,  
public records, Columbia County, Florida., Containing 5.01 acres M.O.L.

TOGETHER WITH: A COMMON DRIVEWAY EASEMENT OVER AND ACROSS THE WEST  
60.00 FT. OF LOT #5 VELMA PERRY SUBDIVISION.

TOGETHER WITH MOBILE HOME VIN#FLA14611712A & FLA14611712B, WELL, SEPTIC  
AND POWER POLE IN THERE PRESENT "AS IS" CONDITION

SUBJECT TO: OUTSTANDING MINERAL INTERESTS  
SUBJECT TO: UTILITY EASEMENTS

RESTRICTIONS: RECORDED IN OR BOOK 0836 PAGE 1000-1002

TAX I.D. NUMBER 12-4S-15E-00347-207

2. That as and for the purchase price of the above described real estate, the PURCHASER does hereby covenant and agree to pay the VENDOR the principal sum of FIFTY THOUSAND TEN DOLLARS (\$50,010.) in the manner following, to-wit: the sum of TEN DOLLARS (\$10.00) has been paid by the PURCHASER to the VENDOR, which is hereby acknowledged by the VENDOR; and the PURCHASER shall pay to the VENDOR the balance of said purchase price, to-wit FIFTY THOUSAND DOLLARS (\$50,000.) together with interest on the unpaid balance thereof at the rate of NINE percentum (09%) per annum shall be paid in the manner following, to-wit: 240 equal, consecutive, and monthly payments of \$450.00 each, each such payments shall be made on the 1ST day of each month, commencing on FEB. 1, 2012 and continuing thereafter until paid in full. All such payments shall be made at 49296 GYDE RD. CANTON, MICHIGAN 48187 or at such address or addresses as the VENDOR shall designate.



3. The PURCHASER shall have the right to prepay all or any portion of the aforesaid purchase price at any time without penalty, provided however, the PURCHASER shall also pay all accrued interest due at the time of such prepayment.

4. In the event that the sums paid upon the execution of this AGREEMENT is paid by check, this AGREEMENT shall not be binding or recorded until such check has been cleared for payment by the PURCHASER'S bank, and if not cleared within ten (10) days from the date thereof, this AGREEMENT shall be void.

5. The PURCHASER acknowledges that the PURCHASER or the PURCHASER'S representative has made a personal inspection of the real estate described hereinabove and is purchasing the property in it's present "as is" condition.

6. The PURCHASER shall pay all costs for the recording, Documentary Stamps, and Intangible Tax on this AGREEMENT FOR DEED. At the time the Special Warranty Deed referred to hereinabove is delivered, the PURCHASER shall pay for the preparation of said Deed and for all Documentary Stamps required to be affixed thereto, together with the recording of said Warranty Deed.

7. If any payment due hereunder continues unpaid for more than fifteen (15) days following the date said payment is due, the PURCHASER shall pay the VENDOR a late charge of Five Percent (5%) of such payment. If any payment is not paid within Thirty (30) days after such payment is due, the balance of Principal shall bear interest at the rate of Eighteen Percent (18%) per annum after said date.

8. Upon compliance by the PURCHASER with all the terms, provisions and conditions hereof, including the payment of all principal and accrued interest, the VENDOR shall deliver to the PURCHASER a good and sufficient General Warranty Deed conveying to the PURCHASER the entire fee simple title to the real estate described hereinabove, free and clear of all liens and encumbrances except as otherwise described herein, and except for such liens and encumbrances as may arise through the action or inaction of the PURCHASER, his successors, heirs, assigns, or persons claiming by, through, under or against the PURCHASER subsequent to the date hereof. The VENDOR warrants that the title to the real estate described hereinabove can be insured by a title insurance company authorized to do business in the State of Florida. At the request and expense of the PURCHASER, the VENDOR agrees to obtain title insurance insuring the title to the real estate, containing only the usual exceptions, and any other exceptions referred to in this AGREEMENT FOR DEED.

9. The PURCHASER shall have the right to immediate possession of the real estate described hereinabove, and the risk of loss by fire or otherwise shall pass to the PURCHASER at the time of the execution of this AGREEMENT FOR DEED.

10. All real estate taxes and assessments levied upon the real estate described hereinabove for the year in which this AGREEMENT is executed shall be prorated and paid by the VENDOR; AND all real estate taxes and assessments levied upon said real estate for subsequent years shall be paid by the PURCHASER. The PURCHASER shall provide the VENDOR a copy of a paid property tax receipt each and every year until the balance of the principle of this AGREEMENT FOR DEED is paid in full. The Purchaser agrees that if at any time while this Agreement for Deed is in effect the Purchaser fails to pay the property taxes levied upon the real estate described hereinabove by the respective due date, the Vendor may pay to the Columbia County Tax Collector the property taxes due and add the dollar amount of the property taxes to the outstanding balance of this Agreement for Deed.

11. The PURCHASER shall not have the right or power to transfer, assign, convey or encumber any benefits, rights, duties, obligations, title or interest created by this instrument without first obtaining written consent of the VENDOR; and the PURCHASER agrees not to place any improvements upon the real estate described hereinabove so as to create any lien thereon in favor of any third party, and in default of this provision, the VENDOR shall have the right to re-enter and take possession and title of said real estate.



12. In the event that the PURCHASER should default in any of the terms, provisions and conditions hereof, and this AGREEMENT is placed in the hands of an Attorney for collection, foreclosure, or other action, the PURCHASER agrees to pay the VENDOR'S a reasonable Attorneys' fees for the use and benefit of the VENDORS Attorneys, and such other reasonable costs as may be incurred thereby, whether suit be brought or not, including all Appellate proceedings.

13. It is the intent of the parties hereto that this AGREEMENT FOR DEED shall be enforceable by and against their respective heirs, personal representatives, successors and assigns in interest. It is further understood that this AGREEMENT FOR DEED constitutes the entire agreement between the parties hereto and no agreement, covenants, or promises not herein contained shall bind the parties hereto, provided however, that this instrument may be modified in writing and executed by the parties hereto with the same formalities as this AGREEMENT FOR DEED, and such modification shall be binding upon the parties and their respective heirs, personal representatives, successors and assigns.

14. The use of the terms "VENDOR" and "PURCHASER" in this AGREEMENT FOR DEED shall apply to and be construed in the singular or plural as the context may require or direct; and such terms shall apply to and be construed to include masculine, feminine, and neuter genders as the context may require or direct.

15. Neither the VENDOR nor the VENDOR'S heirs, personal representatives, successors or assigns shall be bound to improve, maintain, repair or construct any roadway upon the easement described hereinabove; nor shall the VENDOR nor the VENDOR'S heirs, personal representatives, successors or assigns assume or have any liability or responsibility for injury to the PURCHASER or the PURCHASER'S heirs, personal representatives, successors, assigns, invites, guests, and any other person where such injury or damage occurs from, or arises out of, the use or attempted use of the property described hereinabove.

IN WITNESS WHEREOF, the parties have caused the presents to be executed on the day and year first above-written.  
Signed, sealed, and delivered  
in the presence of:

WITNESS

PRINT

WITNESS

PRINT

STATE OF

FLORIDA

COUNTY OF

COLUMBIA

(SEAL)  
WILLIAM ROY PRICE (PURCHASER)

PERSONALLY APPEARED BEFORE the undersigned officer duly authorized to administer oaths and take acknowledgments, WILLIAM ROY PRICE who acknowledged before me the execution of the foregoing instrument for the purposes therein expressed.

IN WITNESS WHEREOF, I HAVE HEREUNTO set my hand and official seal this 28 day of September, A.D. 2011

NOTARY PUBLIC

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PERRY/PRICE AGREEMENT FOR DEED

NOTARY PUBLIC-STATE OF FLORIDA  
Shatonia Williams  
Commission # DD757258  
Expires: FEB. 10, 2012  
BONDED THRU ATLANTIC BONDING CO., INC.

IN WITNESS WHEREOF, the parties have caused the presents to be executed on the day and year first above-written.  
Signed, sealed, and delivered in the presence of:

Robonna M. Duty  
WITNESS

Craig R. Perry (SEAL)  
CRAIG R. PERRY (VENDOR)

PRINT Robonna M. Duty

JSL  
WITNESS

PRINT Jacqueline Shamus

STATE OF MICHIGAN  
COUNTY OF WAYNE

PERSONALLY APPEARED BEFORE the undersigned officer duly authorized to administer oaths and take acknowledgments, CRAIG R. PERRY, who acknowledged before me the execution of the foregoing instrument for the purposes therein expressed.

IN WITNESS WHEREOF, I HAVE HEREUNTO set my hand and official seal this 19<sup>th</sup> day of SEPTEMBER, A.D. 2011

Pamela K. Popejoy  
NOTARY PUBLIC

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PERRY/PRICE AGREEMENT FOR DEED

