

NOTICE OF COMMENCEMENT

Clerk's Office Stamp

Tax Parcel Identification Number:

30-5S-18-10609-001

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 attached 30-5S-18-10609-001
a) Street (job) Address: 11829 SE CR 245, Lulu FL 32061
2. General description of improvements: Pool Screen Enclosure
3. Owner Information or Lessee information if the Lessee contracted for the improvements:
a) Name and address: Mona L Maloy & Jeffrey W Maloy (11829 SE CR 245, Lulu FL 32061)
b) Name and address of fee simple titleholder (if other than owner) _____
c) Interest in property Owners
4. Contractor Information
a) Name and address: Jaime Brito 517 Vintage Way, Brandon, FL 33511
b) Telephone No.: 305-525-5796
5. Surety Information (if applicable, a copy of the payment bond is attached):
a) Name and address: n/a
b) Amount of Bond: _____
c) Telephone No.: _____
6. Lender
a) Name and address: n/a
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: n/a
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: n/a 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. Mona L Maloy Jeffrey W. Maloy
Signature of Owner or Lessee, or Owner's or Lessee's Authorized Office/Director/Partner/Manager

Mona L Maloy & Jeffrey W Maloy (owners)

Printed Name and Signatory's Title/Office

The foregoing instrument was acknowledged before me, by means of ☒ physical presence or ☐ online notarization, a Florida Notary,

this 29th day of December, 2024, by: Carlos Torres as Contractor's Agent
(Name of Person) (Type of Authority)

for Mona L Maloy & Jeffrey W Maloy (owners) who is personally known ☐ OR produced identification ☒
(name of party on behalf of whom instrument was executed)

Type ID FL Dr. Lic.

Notary Signature

Yadami Mendoza

(Notary Stamp or Seal)



YADAMI MENDOZA
Commission #HH 526834
Expires September 11, 2028

Updated 12/2023

Description of Property

Jeffrey Waylon Maloy & Mona Lisa Maloy
11829 SE County Road 245
Lulu, Florida 32061

Parcel ID# 30-5S-18-10609-001

A parcel of land lying in Section 25, Township 5 South, Range 17 East, Columbia County, Florida, and Section 30, Township 5 South, Range 18 East, Columbia County, Florida, being more particularly described as follows: COMMENCE at the Northwest corner Section 30, Township 5 South, Range 18 East, Columbia County, Florida and run thence South 01° 40'22" East, along the West line of said Section 30, a distance of 625.51 feet to the POINT OF BEGINNING; thence North 89°58'11" East, a distance of 1291.51 feet to the East line of the Northwest ¼ of the Northwest ¼ of Section 30; thence South 01°13'59" East, along said East line of said Northwest ¼ of the Northwest ¼ of Section 30, a distance of 703.71 feet to the Southeast corner of the Northwest ¼ of the Northwest ¼ of Section 30; thence North 89°44'20" West, along the South line of the Northwest ¼ of the Northwest ¼ of Section 30, a distance of 1286.31 feet to the Southwest corner of the Northwest ¼ of the Northwest ¼ of Section 30, being also the Southwest corner of the Northeast ¼ of the Northeast ¼ of Section 25; thence South 87°13'50" West, along the South line of said Northeast ¼ of the Northeast ¼ of Section 25, a distance of 300.17 feet to a point on the East right-of-way line of Price Creek Road (County Road 245); thence North 03°51'17" East, along said East right-of-way line of Price Creek Road (County Road 245) a distance of 615.87 feet to a point on a curve concave to the West having a radius of 2914.93 feet, a central angle of 01°54'27", a chord bearing of North 02°55'05" East, and a chord distance of 97.04; thence Northerly along the arc of said curve, being said East right-of-way line of Price Creek Road (County Road 245) a distance of 97.04 feet; thence North 89°58'11" East, a distance of 233.12 feet to the POINT OF BEGINNING.