


PREPARED BY & RETURN TO:

Michael H. Harrell
Abstract and Title Services, Inc.
283 Northwest Cole Terrace
Suite B
Lake City, FL 32055
File No. 7-20335
Permit Number: _____

Inst: 202412019599 Date: 09/10/2024 Time: 4:09PM
Page 1 of 3 B: 1523 P: 631, James M Swisher Jr, Clerk of Court
Columbia, County, By: VC 
Deputy Clerk

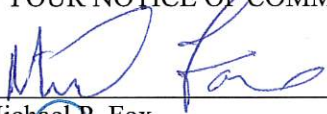
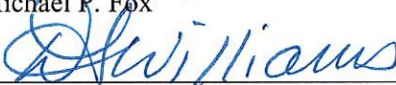
NOTICE OF COMMENCEMENT

State of Florida
County of Columbia

The undersigned hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement:


1. **DESCRIPTION OF PROPERTY:** 175 Southeast Stardust Place, Lake City, FL 32024
Tax Folio No.: R09784-146
For Legal Description, see Exhibit "A" attached hereto and made a part hereof.
2. **GENERAL DESCRIPTION OF IMPROVEMENT:** Construction of single family dwelling
3. **OWNER INFORMATION OR LESSEE INFORMATION (IF THE LESSEE CONTRACTED FOR THE IMPROVEMENT):**
 - (a) Name and address: Michael P. Fox and Denise Sneed Williams
175 Southeast Stardust Place, Lake City, FL 32024
 - (b) Interest in property: Fee Simple
 - (c) Name and address of fee simple titleholder (if different from Owner listed above): n/a
4.
 - (a) **CONTRACTOR'S NAME:** K & H Construction/Roofing LLC, Roger Whiddon
Contractor's address: 167 Southeast Comet Court, Lake City, FL 32024
 - (b) Phone number:
5. **SURETY** (if applicable, a copy of the payment bond is attached): n/a
6.
 - (a) **LENDER'S NAME:** Lafayette State Bank
Lender's address: 340 West Main Street, Mayo, FL 32066
 - (b) Lender's phone number: 386-867-0812
7. Persons 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) Phone numbers of designated persons: n/a
8.
 - (a) In addition to himself or herself, Owner designates Michael Harrell of Abstract and Title Services, Inc to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes.
 - (b) Phone number of person or entity designated by owner: 386-752-0946
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 WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.


Michael P. Fox

Denise Sneed Williams

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of (☒) physical presence or () online notarization this 16 day of September, 2024, by Michael P Fox and Denise Sneed Williams.


Signature of Notary Public
Print, Type/Stamp Name of Notary



MADDY M. VAN HOFWEGEN
Notary Public
State of Florida
Comm# HH520394
Expires 1/5/2026

Personally Known: _____ OR Produced Identification: ☒
Type of Identification
Produced: DL

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.

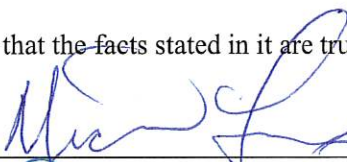


Michael P. Fox

Denise Sneed Williams

EXHIBIT "A"

Notice is hereby given pursuant to Section 713.135 Florida Statutes that a Notice of Commencement has been filed for recording for the property whose legal description is:

Lot 46, Shadow Wood Unit II, according to the map or plat thereof, as recorded in Plat Book 6, Page(s) 24, of the Public Records of Columbia County, Florida.