

NOTICE OF COMMENCEMENT

Tax Parcel Identification Number:

28-3S-16-02368-029 (8905)

Clerk's Office Stamp


Inst: 202512006494 Date: 03/26/2025 Time: 3:10PM
Page 1 of 1 B: 1536 P: 1222, James M Swisher Jr, Clerk of Court
Columbia, County, By: VC Deputy Clerk

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):
a) Street (job) Address: 334 New Madellone Ter
2. General description of improvements: Install a metal storage building
3. Owner Information or Lessee information if the Lessee contracted for the improvements:
a) Name and address: Antony Garola Jr. 334 New Madellone Ter Lake City
b) Name and address of fee simple titleholder (if other than owner)
c) Interest in property
4. Contractor Information
a) Name and address: John C Bagbey 1844 Carroll Drive St. Cloud, Florida 34771 CGC1521351
b) Telephone No.: 407-748-5454
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: John C Bagbey 1844 Carroll Drive St. Cloud, Florida 34771 CGC1521351
b) Telephone No.: 407-748-5454
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: John C Bagbey OF JJ & D General Contractors, Inc. CGC1521351
b) Telephone No.: 407-748-5454
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. 
Signature of Owner or Lessee or Owner's or Lessee's Authorized Office/Director/Partner/Manager

John C Bagbey / President

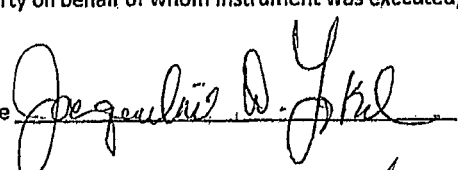
CGC1521351

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 28 day of January, 2025, by: John C Bagbey as President
(Name of Person) (Type of Authority)

for Antony Garola Jr who is personally known ☒ OR produced identification ☐
(name of party on behalf of whom instrument was executed)

Notary Signature  (Notary Stamp or Seal)

Type ID HH 510219



JACQUELINE D. YOKEL
Commission # HH 510219
Expires April 20, 2028

A# 69037

BEING 1155 FT N OF SW COR OF NE1/4 OF SE1/4 N 188.55 FT TO N LINE OF NE1/4 OF SE1/4 E 334.50 FT, S 188.00 FT, N 55.62 FT TO POB, AKA PLOT 29, 417-7, 776-691, 865-2055, WD 1297-2370, WD 1485-2517.