

PREPARED BY & RETURN TO:

Michael H. Harrell
Abstract Trust Title, LLC.
283 Northwest Cole Terrace
Lake City, FL 32055

File No. 4-12461

Permit Number: _____

Inst: 202312017415 Date: 09/15/2023 Time: 4:19PM

Page 1 of 3 B: 1498 P: 2623, James M Swisher Jr, Clerk of Court
Columbia, County, By: VC *W*
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:** TBD SW State Road 47, Fort White, FL 32038
Tax Folio No.: 09-6S-16-03802-010
For Legal Description, see Exhibit "A" attached hereto and made a part hereof.
2. **GENERAL DESCRIPTION OF IMPROVEMENT:** Construction of a Single Family Home
3. **OWNER INFORMATION OR LESSEE INFORMATION (IF THE LESSEE CONTRACTED FOR THE IMPROVEMENT):**
 - (a) Name and address: William Blair Chapman
170 Southeast Emma Place, Lake City, FL 32025
 - (b) Interest in property: Fee Simple
 - (c) Name and address of fee simple titleholder (if different from Owner listed above):
4. (a) **CONTRACTOR'S NAME:** G Buzbee Inc, Garrett Buzbee
Contractor's address: P.O Box 574, High Springs, FL
(b) Phone number: 386-454-2555
5. **SURETY** (if applicable, a copy of the payment bond is attached): n/a
6. (a) **LENDER'S NAME:** First Federal Bank
Lender's address: 4705 West US Highway 90, Lake City, FL 32055
(b) Lender's phone number: (386) 755-0600
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:
 - (b) Phone numbers of designated persons:
8. (a) In addition to himself or herself, Owner designates Michael Harrell of Abstract Trust Title, LLC 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): September 15, 2024

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.

William Blair Chapman
William Blair Chapman

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or () online notarization this 14th day of September, 2023, by William Blair Chapman.

[Signature]

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



MADISON M. WILLIAMS
Notary Public
State of Florida
Comm# HH213818
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.

William Blair Chapman
William Blair Chapman

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:

PARCEL D:

COMMENCE AT THE NE CORNER OF SECTION 9, TOWNSHIP 6 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA AND RUN SOUTH 00°00'16" EAST ALONG THE EAST LINE OF SAID SECTION 9, A DISTANCE OF 1004.25 FEET; THENCE SOUTH 88°57'50" WEST, 50.00 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SW STATE ROAD 47; THENCE SOUTH 00°00'16" EAST ALONG SAID WEST RIGHT-OF-WAY LINE, 676.24 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 00°00'16" EAST, STILL ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 300 FEET; THENCE SOUTH 88°58'28" WEST, 920.47 FEET; THENCE NORTH 00°01'59" WEST, 300.00 FEET; THENCE NORTH 88°58'28" EAST, 920.62 FEET TO THE POINT OF BEGINNING.