

NOTICE OF COMMENCEMENT FORM
COLUMBIA COUNTY, FLORIDA

THIS DOCUMENT MUST BE RECORDED AT THE COUNTY
CLERKS OFFICE BEFORE YOUR FIRST INSPECTION

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.

IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE
RECORDING YOUR NOTICE OF COMMENCEMENT.

Tax Parcel ID Number 01-55-16-03405-102 Permit Number _____

1. Description of property: (legal description of the property and street address or 911 address)

233 SW meadow Terrace
Lot 2 Southwood meadows S/D
OPB 757-424, 838-2560, 943-1888

2. General description of improvement: Single Family Dwelling

3. Owner Name & Address Isaac Holdings, Inc. 2109 W US Hwy 90
Suite 170, PMB #338 CC FC 32055 Interest in Property Residential Home

4. Name & Address of Fee Simple Owner (if other than owner): _____

5. Contractor Name Isaac Construction Phone Number 719-7143
Address 2109 W. US Hwy 90, Suite 170, PMB #338 CC FC 32055

6. Surety Holders Name _____ Phone Number _____
Address _____

Amount of Bond _____

7. Lender Name mercantile Phone Number _____
Address _____

8. Persons within the State of Florida designated by the Owner upon whom notices or other documents may be
served as provided by section 718.13 (1)(a) 7; Florida Statutes:

Name _____

Address _____

Inst:200712027818 Date:12/18/2007 Time:10:59 AM
TV DC,P.DeWitt Cason,Columbia County Page 1 of 1

9. In addition to himself/herself the owner designates _____ of
_____ to receive a copy of the Lien Notice as provided in Section 713.13 (1) -

(a) 7. Phone Number of the designee _____

10. Expiration date of the Notice of Commencement (the expiration date is 1 (one) year from the date of
recording, (Unless a different date is specified) _____

THE OWNER MUST SIGN THE NOTICE OF COMMENCEMENT AND NO ONE ELSE MAY BE PERMITTED TO SIGN
IN HIS/HER STEAD.

Isaac Brathorn
Signature of Owner

Sworn to (or affirmed) and subscribed before day of 10th Dec., 2007.

Barbara C. Webster NOTARY STAMP/SEAL
Signature of Notary

Barbara C. Webster
Commission # DD329279
Expires July 2, 2008
Bonded Troy Pain Insurance, Inc. 889-200-7919



CBC059323

2109 W. US HWY 90 | Suite #170 PMB33
Lakeland, FL 3205

LIMITED POWER OF ATTORNEY

I, Isaac Bratkovich, license number CBC059323, do by authorize Samantha Harrington
to be my representative and act on my behalf in all aspects of applying for any permitting to
be placed on property in Columbia County.

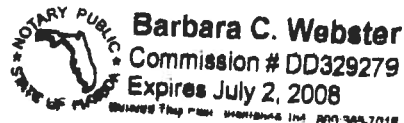
Isaac Bratkovich
(Contractor's Signature)

1/9/08
(Date)

Sworn to and subscribed before me this 9th day of Jan, 2007

Barbara C. Webster
Notary Public

My Commission expires: 7-2-08
Commission No: DD 329279
Personally Known: X
Produced ID (Type): _____





From: The Columbia County Building & Zoning Department
Plan Review
135 NE Hernando Av.
P.O. Box 1529
Lake City Florida 32056-1529

Reference to a building permit application Number: **0712-71**

Applicant: Kurt Magstadt
Owner: Isaac Holding Inc.
Contractor: Isaac Construction
Property Identification # 01-5s-16-03406-102

On the date of December 27, 2007 building permit application number 0712-71 and the submitted plans for construction of a single family dwelling were reviewed. The following information or alteration to the plans will be required to continue processing this application. If you should have any question please contact the above address, or contact phone number (386) 758-1163 or fax any information to (386) 754-7088.

Please include application number 0712-71 and when making reference to this application.

This is a plan review for compliance with the Florida Residential Codes 2004 only and doesn't make any consideration toward the land use and zoning requirement

1. The floor plan as drawn shows three bathrooms, none which provide full accessibility as required in section R322.1 of the Florida Residential Building Code.

R322.1.1: All new single-family houses, duplexes, triplexes, condominiums and townhouses shall provide at least one bathroom, located with maximum possible privacy, where bathrooms are provided on habitable grade levels, with a door that has a 29-inch (737 mm) clear opening. However, if only a toilet room is provided at grade level, such toilet rooms shall have a clear opening of not less than 29 inches (737 mm). **Please provide one bathroom which will provide compliance with the building code.**

2. **Provide a detail of the stairs to the second story bonus room which will verify compliance with section R311.5 of the Florida Residential Building Code.**

R311.5 Stairways:

R311.5.1 Width:

Stairways shall not be less than 36 inches in clear width at all points above the permitted handrail height and below the required headroom height. Handrails shall not project more than 4.5 inches on either side of the stairway and the minimum clear width of the stairway at and below the handrail height, including treads and landings, shall not be less than 31.5 inches where a handrail is installed on one side and 27 inches where handrails are provided on both sides.

R311.5.2 Headroom:

The minimum headroom in all parts of the stairway shall not be less than 6 feet 8 inches measured vertically from the sloped plane adjoining the tread nosing or from the floor surface of the landing or platform.

R311.5.3 Stair treads and risers:

R311.5.3.1 Riser height:

The maximum riser height shall be $7\frac{3}{4}$ inches. The riser shall be measured vertically between leading edges of the adjacent treads. The greatest riser height within any flight of stairs shall not exceed the smallest by more than $\frac{3}{8}$ inch.

R311.5.3.2 Tread depth:

The minimum tread depth shall be 10 inches. The tread depth shall be measured horizontally between the vertical planes of the foremost projection of adjacent treads and at a right angle to the tread's leading edge. The greatest tread depth within any flight of stairs shall not exceed the smallest by more than $\frac{3}{8}$ inch. Winder treads shall have a minimum tread depth of 10 inches measured as above at a point 12 inches from the side where the treads are narrower. Winder treads shall have a minimum tread depth of 6 inches at any point. Within any flight of stairs, the greatest winder tread depth at the 12 inch walk line shall not exceed the smallest by more than $\frac{3}{8}$ inch.

R311.5.4 Landings for stairways:

There shall be a floor or landing at the top and bottom of each stairway.

Exception: A floor or landing is not required at the top of an interior flight of stairs, provided a door does not swing over the stairs.

A flight of stairs shall not have a vertical rise greater than 12 feet between floor levels or landings.

The width of each landing shall not be less than the stairway served. Every landing shall have a minimum dimension of 36 inches measured in the direction of travel.

R311.5.5 Stairway walking surface:

The walking surface of treads and landings of stairways shall be sloped no steeper than one unit vertical in 48 inches horizontal (2-percent slope).

R311.5.6 Handrails:

Handrails shall be provided on at least one side of each continuous run of treads or flight with four or more risers.

R311.5.6.1 Height:

Handrail height, measured vertically from the sloped plane adjoining the tread nosing, or finish surface of ramp slope, shall be not less than 34 inches and not more than 38 inches.

R311.5.6.2 Continuity:

Handrails for stairways shall be continuous for the full length of the flight, from a point directly above the top riser of the flight to a point directly above lowest riser of the flight. Handrail ends shall be returned or shall terminate in newel posts or safety terminals. Handrails adjacent to a wall shall have a space of not less than $1\frac{1}{2}$ inch between the wall and the handrails.

3. Provide a drawing which will show the attachment detail, type and thickness of the material which will be used as subflooring material in the bonus room area.

Thank You:

Joe Haltiwanger
Plan Examiner
Columbia County Building Department



Columbia County, Florida Planning & Zoning Department

Review of Building Permit for compliance with
County's Comprehensive Plan and
Land Development Regulations

To: Isaac Bratkovich/Kurt Magstadt, agent

Fax: 386.719.4757

From : Brian L. Kepner, County Planner

Fax: 386.758.2160

Number of pages : 1

Date : 2 January 2008

RE: Building Permit Application 0712-71, Isaac Holdings, Inc.

Dear Kurt:

The following item needs to be submitted for further review of the above referenced building permit application;

1. A copy of the recorded deed showing ownership.

If you have any questions concerning this matter, please do not hesitate to contact me at 386.758.1007.

Sincerely,

A handwritten signature in black ink, appearing to read "Brian L. Kepner", written over a large, faint pink circular stamp.

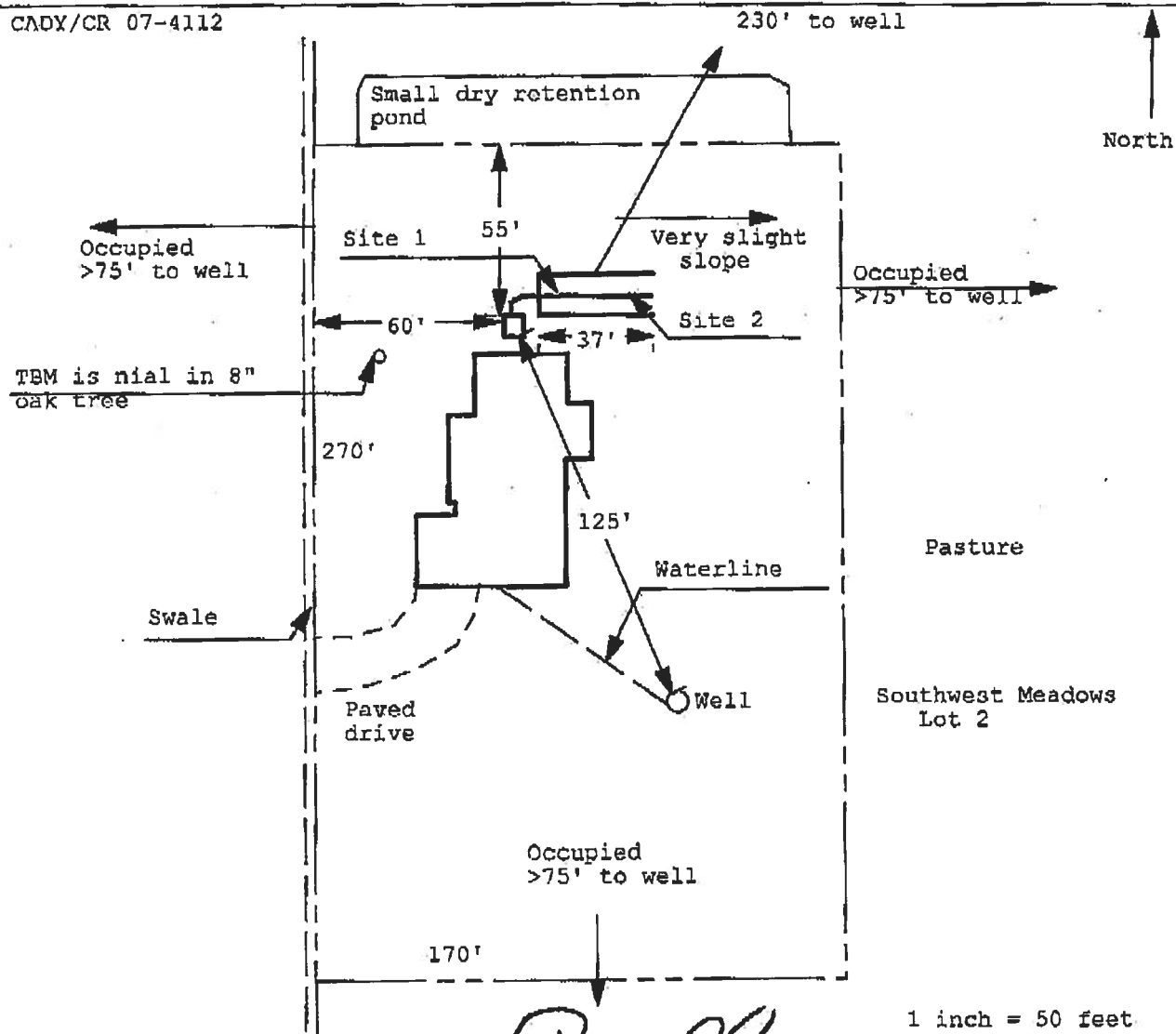
Brian L. Kepner
Land Development Regulation Administrator,
County Planner

Confidentiality Notice: This facsimile transmission is confidential and is intended only for the review of the party to whom it is addressed. It may contain proprietary and/or privileged information protected by law. If you are not the intended recipient, you may not use, copy or distribute this facsimile message or its attachments. If you have received this transmission in error, please immediately telephone the sender above to arrange for its return.

**Application for Onsite Sewage Disposal System
Construction Permit. Part II Site Plan**
Permit Application Number: 07-01002

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH UNIT

CADDY/CR 07-4112



Site Plan Submitted By Paul D. [Signature] Date 9/14/07
 Plan Approved ☒ Not Approved ☐ Date 12-24-07

By Mr. [Signature] Columbia CPBU

Notes: _____

RYAN Caddy
S.W. Meadow Terrace.

PRODUCT APPROVAL SPECIFICATION SHEET

As required by Florida Statute 553.842 and Florida Administrative Code 9B-72, please provide the information and approval numbers on the building components listed below if they will be utilized on the construction project for which you are applying for a building permit. We recommend you contact your local product supplier should you not know the product approval number for any of the applicable listed products.

Category/Subcategory	Manufacturer	Product Description	Approval Number
1. EXTERIOR DOORS			
A. SWINGING	PlastPRO INC	3068 x 6068 Fiberglass	4760.1 & 2
B. SLIDING	CAPITAL	806S	7055.1
C. SECTIONAL	Raynor	Classic Sectional Garage Door	FL-3070
D. ROLL UP	Janus	Model 3100 - Rolling Sheet Door	FL-2274
E. AUTOMATIC			
F. OTHER			
2. WINDOWS			
A. SINGLE HUNG	CAPITAL	48x84	6029.7
B. HORIZONTAL SLIDER	CAPITAL	126x59	6024.4
C. CASEMENT			
D. DOUBLE HUNG	Danrio	Single Hung windows	FL1369
E. FIXED	CAPITAL	96x72	6028.20
F. AWNING			
G. PASS THROUGH			
H. PROJECTED			
I. MULLION			
J. WIND BREAKER			
K. DUAL ACTION			
L. OTHER			
3. PANEL WALL			
A. SIDING	Alcoa	vinyl siding	FL1621
B. SOFFITS	ASI Building Pro.	Aluminum & vinyl soffit	FL5546 1 & 2
C. EIFS			
D. STOREFRONTS			
E. CURTAIN WALLS			
F. WALL LOUVER			
G. GLASS BLOCK			
H. MEMBRANE			
I. GREENHOUSE			
J. OTHER			
4. ROOFING PRODUCTS			
A. ASPHALT SHINGLES	Tamko	30-YEAR Shingles asphalt	FL673
B. UNDERLAYMENTS			
C. ROOFING FASTENERS			
D. NON-STRUCTURAL METAL ROOFING			
E. WOOD SHINGLES AND SHAKES			
F. ROOFING TILES			
G. ROOFING INSULATION			
H. WATERPROOFING			

I. BUILT UP ROOFING ROOF SYSTEMS			
J. MODIFIED BITUMEN			
K. SINGLE PLY ROOF SYSTEMS			
L. ROOFING SLATE			
M. CEMENTS-ADHESIVES COATINGS			

Category/Subcategory	Manufacturer	Product Description	Approval Number
N. LIQUID APPLIED ROOF SYSTEMS			
O. ROOF TILE ADHESIVE			
P. SPRAY APPLIED POLYURETHANE ROOF			
Q. OTHER			
5. SHUTTERS			
A. ACCORDION			
B. BAHAMA			
C. STORM PANELS			
D. COLONIAL			
E. ROLL-UP			
F. EQUIPMENT			
G. OTHERS			
6. SKYLIGHTS			
A. SKYLIGHT			
B. OTHER			
7. STRUCTURAL COMPONENTS			
A. WOOD CONNECTORS/ ANCHORS	<i>Simpson Strong</i>	<i>Wood connectors/anchors</i>	<i>FL1474</i>
B. TRUSS PLATES	<i>Alpine Engineered</i>	<i>Product - Alpine Truss Plates</i>	<i>FL1999</i>
C. ENGINEERED LUMBER	<i>LPEWP</i>	<i>Laminated beams, I Joist</i>	<i>FL1511</i>
D. RAILING			
E. COOLERS-FREEZERS			
F. CONCRETE ADMIXTURES			
G. MATERIAL			
H. INSULATION FORMS			
I. PLASTICS			
J. DECK-ROOF			
K. WALL			
L. SHEDS			
M. OTHER			
8. NEW EXTERIOR ENVELOPE PRODUCTS			
A.			
B.			

The products listed below did not demonstrate product approval at plan review. I understand that at the time of inspection of the products, the following information must be available to the inspector on the jobsite; 1) copy of the product approval, 2) the per characteristics which the product was tested and certified to comply with, 3) copy of the applicable manufacturers installation requirements. Further, I understand these products may have to be removed if approval cannot be demonstrated during inspection.

Rafaela Napier
APPLICANT SIGNATURE

6-1-07
DATE

L:/GENERAL/STATEPROD.XLS

Columbia County Building Permit Application

For Office Use Only Application # 0712-71 Date Received 1/21 By JW Permit # 26590
 Zoning Official BLK Date 02.01.08 Flood Zone Appld FEMA Map # N/A Zoning A-3
 Land Use A-3 Elevation N/A MFE 1st above River N/A Plans Examiner DKJTH Date 1-2-07
 Comments _____

☒ NOC ☒ EH ☒ Deed or PA ☒ Site Plan ☐ State Road Info ☐ Parent Parcel # _____
☐ Dev Permit # _____ ☐ In Floodway ☐ Letter of Authorization from Contractor
☐ Unincorporated area ☐ Incorporated area ☐ Town of Fort White ☐ Town of Fort White Compliance letter

Septic Permit No. _____ Kurt Magstadt - AGENT Fax 719-4757
 Name Authorized Person Signing Permit ISAAC BEATKOVICH SEALING NO JANUARY Phone 719-7143
 Address 2109 W US Hwy 90, Suite 170, PMB #338, LC FL 32055
 Owners Name Isaac Holdings, Inc. Phone 719-7143
 911 Address 233 SW meadow Terrace LC FL 32024
 Contractors Name Isaac Construction Phone 719-7143
 Address 2109 W US Hwy 90, Suite 170, PMB #338 LC FL 32055

Fee Simple Owner Name & Address _____

Bonding Co. Name & Address _____

Architect/Engineer Name & Address Will Myers/mark Disosway
 Mortgage Lenders Name & Address mercantile

Circle the correct power company - FL Power & Light - Clay Elec. - Suwannee Valley Elec. - Progress Energy

Property ID Number 01-55-16-0340⁵-102 Estimated Cost of Construction \$184,000

Subdivision Name Southwood meadows Lot 2 Block _____ Unit _____ Phase _____

Driving Directions State Rd 47 S, TL on Walters Ave., TL
on Little Rd., TL on meadows Dr. Third lot on left

Number of Existing Dwellings on Property 0

Construction of Family Home Single Family Dwelling Total Acreage 1 Lot Size 1

Do you need a - Culvert Permit or Culvert Waiver or Have an Existing Drive Total Building Height 23'

Actual Distance of Structure from Property Lines - Front 50' Side 50.01' Side 57.25' Rear 58.10'

Number of Stories 2 Heated Floor Area 2685 Total Floor Area 3659.0 Roof Pitch 10-12

Application is hereby made to obtain a permit to do work and installations as indicated. I certify that no work or installation has commenced prior to the issuance of a permit and that all work be performed to meet the standards of all laws regulating construction in this jurisdiction.

CK# 9705

JW left message for Barbara 1.2.08

Columbia County Building Department

NOTICE TO PERMITEE: (Pursuant to SS 713.135)

AS A CONDITION OF THE ISSUANCE OF A PERMIT, YOU **MUST** PROVIDE A COPY OF THIS NOTICE TO THE PROPERTY OWNER.

ISAC BROTONICH

Permitee, Printed Name

Isaac Brotonich 12/10/07

Permitee Signature

Date

STATE OF FLORIDA

DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

FLORIDA'S CONSTRUCTION LIEN LAW

PROTECT YOURSELF AND YOUR INVESTMENT

According to Florida Law, those who work on your property or provide materials, and are not paid-in-full, have a right to enforce their claim for payment against your property. This claim is known as a construction lien. If your contractor fails to pay subcontractors or material suppliers or neglects to make other legally required payments, the people who are owed money may look to your property for payment, **even if you have paid your contractor in full.**

This means if a lien is filed against your property, it could be sold against your will to pay for labor, materials or other services which your contractor may have failed to pay.

This document explains Florida Statute 713, Part 1, as it pertains to home construction and remodeling, and provides tips on how you can avoid construction liens on your property.

Protecting Yourself

If you hire a contractor and the improvements cost more than \$2,500, you should know the following:

- You may be liable if you pay your contractor and he then fails to pay his suppliers or contractors. There is a way to protect yourself: a Release of lien. Before you make any payment, be sure you receive this waiver from suppliers and subcontractors covering the materials used and work performed.
- Request from the contractor, via certified or registered mail, a list of all subcontractors and suppliers who have a contract with the contractor to provide services or materials to your property.
- If your contract calls for partial payments before the work is completed, gets a Partial Release of Lien covering all workers and materials used to that point.
- Before you make the last payment to your contractor, obtain an affidavit that specifies all unpaid parties who performed labor, services or provided materials to your property. Make sure that your contractor obtains releases from these parties before you make the final payment.
- Always file a Notice of Commencement before beginning a home construction or remodeling project. The local authority that issues building permits is required to provide this form. You must record the form with the Clerk of the Circuit Court in the county where the property being improved is located. Also post a certified copy at the job site. (In lieu of a certified copy, you may post an affidavit stating that a Notice of commencement has been recorded. Attach a copy of the Notice of commencement to the affidavit.)

FLORIDA'S CONSTRUCTION LIEN LAW

- In addition, the building department is prohibited from performing the first inspection if the Notice of Commencement is not also filed with the building department. You can also supply a notarized statement that the Notice has been filed, with a copy attached.

DBPR Customer Contact Center

1940 North Monroe Street

Tallahassee, Florida

32399-1027

Website: <http://www.myflorida.com/dbpr/>

Phone

850 487-1395

Fax: 850 488-1830

Email

CallCenter@dbpr.state.fl.us

INTERNET

www.MyFlorida.com

The Notice of Commencement notes the intent to begin improvements, the location of the property, description of the work and the amount of bond (if any). It also identifies the property owner, contractor, surety, lender and other pertinent information. Failure to record a Notice of Commencement or incorrect information of the Notice could contribute to your having to pay twice for the same work or materials.

Whose Responsibility Is It To Get These Releases?

You can stipulate in the agreement with your contractor that he must provide all releases of lien. If it is not a part of the contract, however, or you act as your own contractor, YOU must get the releases. If you borrow money to pay for the improvements and the lender pays the contractor(s) directly, instruct the lender to get releases before making any payments. If your lender then fails to follow the legal requirements, the lending institution may be responsible to you for any loss.

What Can Happen If I Don't Get Releases of Lien?

You will not be able to sell your property unless all outstanding liens are paid. Sometimes a landowner can even be forced to sell his property to satisfy a lien.

Who Can Claim a Lien on My property?

Contractors, laborers, material suppliers, subcontractors and professionals such as architects, landscape architects, interior designers, engineers or land surveyors all have the right to file a claim of lien for work or materials. Always get a release of lien from anyone who does work on your home.

Additional Tips on Home Construction

- Verify that your contractor is properly licensed. Information regarding licensing can be found below.
- If you intend to get financing, consult with your lender or an attorney before recording your Notice of Commencement.
- Insist that the contractor/remodeler secures a building permit and adheres to all building codes and ordinances.

Information All Construction Contracts Should Contain

- The contractor's name, address, telephone number and contractor's license number.
- A precise description of work and materials to be supplied. The contract should specify the grade of construction, flooring and trim materials to be used. Don't accept the phrase "or equivalent", the contract should specify appliance models and alternates for models not available.
- A beginning date.
- A completion date.
- A complete list of companies or individuals supplying the contractor with labor or materials. Be sure they are insured so you are protected against theft or damage to their supplies or work.
- Financing information and the payment schedule.
- All necessary building permits or licenses.
- Agreement regarding site clean-up and debris disposal.
- All warranty agreements.

Ask for explanations and clarifications of legal terms or confusing language. Be sure you understand completely what you are signing: **Remember**, promises are difficult to enforce unless they are in writing. Even for small jobs, have a written contract spelling out the details. Be wary of anyone who says, "We don't need to bother putting it in writing." Some contractors require a down payment of 10-30 percent of the total and an additional payment at the halfway point. Pay only when the work is done to your satisfaction and you have releases of lien as described above. If the completion date is critical, like a swimming pool planned for summertime use, link payment to on-time performance. Changes to a contract after construction has begun can cost you.

Specify in the contract how changes are to be handled and insist that all change orders be in writing and signed by both you and the contractor.

Cancellation of Contracts

Some home repair/improvement contracts can be canceled in writing (preferably by certified mail) Without penalty or obligation by midnight of the third business day after signing. They include:

- Those signed anywhere other than the seller's normal place of business.
- Those signed as a result of door-to-door solicitation, except emergency home repairs.
- Those paid on an installment basis. Other contracts are binding as soon as they are signed, so be sure before you sign.

FLORIDA'S CONSTRUCTION LIEN LAW

Things You Should Know Before Starting

The most frequently cited complaints concerning home remodeling; home improvements and home repair are cost overruns, missed deadlines and inferior workmanship. Another persistent problem is "fly-by-night" contractors who take deposits or payments before finishing or starting work. When you need something done to your home, choose a contractor carefully. Be wary of door-to-door salespeople and telephone solicitors promising "this-month-only" bargains. Make sure your contractor is properly licensed and insured. The Construction Lien Law is complex and cannot be covered completely in this document. We recommend that whenever a specific problem arises, you consult an attorney.

To register a complaint (or to learn if Complaints have been filed against a prospective contractor)

Call:

Florida Department of Business and Professional Regulation, Customer Contact Center 850 487-1395

Email:

CallCenter@dbpr.state.fl.us

Write:

Florida Department of Business and Professional Regulation
1940 North Monroe Street
Tallahassee, Florida 32399-1027

Or go online to:

www.MyFlorida.com

Click on Business and Professional Licenses

To check al license on the Internet 24 hours a day, please visit www.MyFlorida.com and click on Business and Professional Licenses, then Search for a Licensee.

License verification is available 24/7 by calling our Customer Contract Center at 850 487-1395

You may also contact your local building department or the Better Business Bureau.

Dec. 18.50
Dec. 314.30

THIS INSTRUMENT WAS PREPARED BY:

TERRY McDAVID
POST OFFICE BOX 1328
LAKE CITY, FL 32056-1328

RETURN TO:

TERRY McDAVID
POST OFFICE BOX 1328
LAKE CITY, FL 32056-1328

File No. 07-417

Property Appraiser's
Parcel Identification No.
01-58-16-03405-102

Inst:200712027049 Date:12/10/2007 Time:9:17 AM
Doc Stamp-Deed:314.30
07 DC, P DeWitt Cason, Columbia County Page 1 of 2

WARRANTY DEED

THIS INDENTURE, made this 6th day of December 2007, BETWEEN RICHARD M. JOHNSON and his wife, KANDIS L. JOHNSON, whose post office address is 232 SW Bradshaw Glen, Lake City, Florida 32024, of the County of Columbia, State of Florida, grantor*, and ISAAC HOLDINGS, INC., a Florida corporation, whose post office address is 125 SW Midtown Place, Suite 101, Lake City, Florida 32025, of the County of Columbia, State of Florida, grantee*.

WITNESSETH: that said grantor, for and in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Columbia County, Florida, to-wit:

Lot 2, SOUTHWOOD MEADOWS, as per plat thereof recorded in Plat Book 6, Page 49, public records of Columbia County, Florida.

SUBJECT TO: Restrictions, easements and outstanding mineral rights of record, if any, and taxes for the current year.

and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

**Grantor and "grantee" are used for singular or plural, as context requires.

IN WITNESS WHEREOF, grantor has hereunto set grantor's hand
and seal the day and year first above written.

Signed, sealed and delivered
in our presence:



(First Witness)

Terry McDavid

Printed Name



(Second Witness)

Myrtle Ann McElroy

Printed Name

 (SEAL)
Richard M. Johnson

 (SEAL)
Kandis L. Johnson

STATE OF FLORIDA
COUNTY OF COLUMBIA

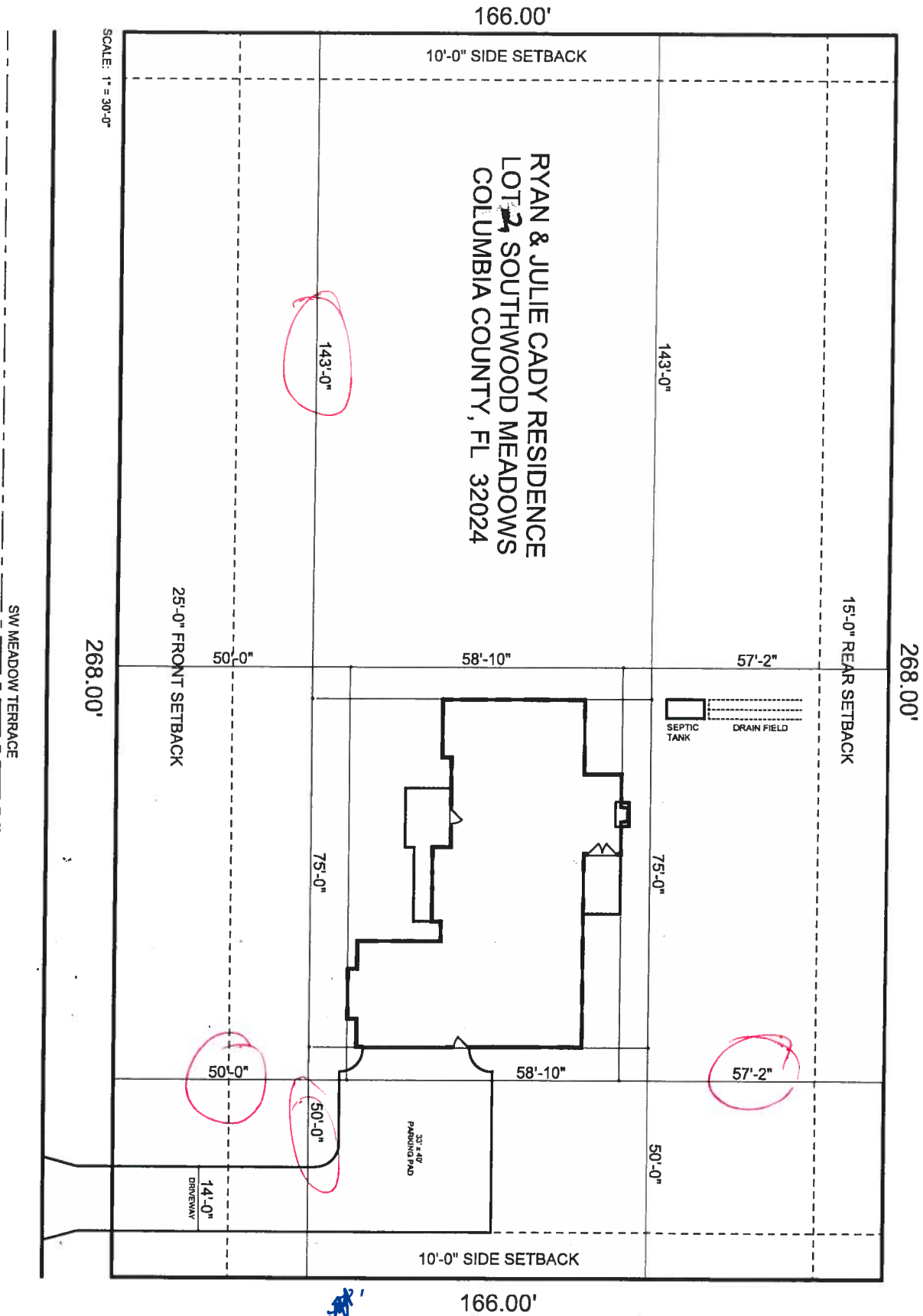
The foregoing instrument was acknowledged before me this 6th
day of December 2007, by RICHARD M. JOHNSON and his wife, KANDIS L.
JOHNSON. They are personally known to me and did not take an oath.



Notary Public

My Commission Expires: _____





Handwritten blue notes and signatures at the bottom of the page.

COLUMBIA COUNTY 9-1-1 ADDRESSING

P. O. Box 1787, Lake City, FL 32056-1787

PHONE: (386) 758-1125 * FAX: (386) 758-1365 * Email: ron_croft@columbiacountyfla.com

Addressing Maintenance

To maintain the Countywide Addressing Policy you must make application for a 9-1-1 Address at the time you apply for a building permit. The established standards for assigning and posting numbers to all principal buildings, dwellings, businesses and industries are contained in Columbia County Ordinance 2001-9. The addressing system is to enable Emergency Service Agencies to locate you in an emergency, and to assist the United States Postal Service and the public in the timely and efficient provision of services to residents and businesses of Columbia County.

DATE REQUESTED: 11/1/2007 DATE ISSUED: 11/5/2007

ENHANCED 9-1-1 ADDRESS:

233 SW MEADOW TER
LAKE CITY FL 32024

PROPERTY APPRAISER PARCEL NUMBER:

01-5S-16-03405-102

Remarks:

LOT 2 SOUTHWOOD MEADOWS S/D

Address Issued By:



Columbia County 9-1-1 Addressing / GIS Department

NOTICE: THIS ADDRESS WAS ISSUED BASED ON LOCATION INFORMATION RECEIVED FROM THE REQUESTER. SHOULD, AT A LATER DATE, THE LOCATION INFORMATION BE FOUND TO BE IN ERROR, THIS ADDRESS IS SUBJECT TO CHANGE.

Approved Address

1012

NOV 05 2007

911Addressing/GIS Dept

FLORIDA ENERGY EFFICIENCY CODE FOR BUILDING CONSTRUCTION

Florida Department of Community Affairs Residential Whole Building Performance Method A

Project Name:	Ryan & Julie Cady	Builder:	Isaac Construction
Address:	Lot: , Sub: Southwood Mdws., Plat:	Permitting Office:	Columbia
City, State:	Lake City, FL 32024-	Permit Number:	26596
Owner:	Cady Residence	Jurisdiction Number:	221000
Climate Zone:	North		

1. New construction or existing	New	12. Cooling systems	
2. Single family or multi-family	Single family	a. Central Unit	Cap: 49.0 kBtu/hr
3. Number of units, if multi-family	1		SEER: 13.00
4. Number of Bedrooms	3	b. N/A	
5. Is this a worst case?	No	c. N/A	
6. Conditioned floor area (ft²)	2206 ft²	13. Heating systems	
7. Glass type ¹ and area: (Label reqd. by 13-104.4.5 if not default)		a. Electric Heat Pump	Cap: 49.0 kBtu/hr
a. U-factor:	Description Area		HSPF: 7.70
(or Single or Double DEFAULT)	7a. (Dble Default) 321.7 ft²	b. N/A	
b. SHGC:		c. N/A	
(or Clear or Tint DEFAULT)	7b. (Clear) 321.7 ft²	14. Hot water systems	
8. Floor types		a. Electric Resistance	Cap: 80.0 gallons
a. Slab-On-Grade Edge Insulation	R=5.0, 256.0(p) ft		EF: 0.90
b. N/A		b. N/A	
c. N/A		c. Conservation credits	
9. Wall types		(HR-Heat recovery, Solar	
a. Frame, Wood, Exterior	R=13.0, 1769.3 ft²	DHP-Dedicated heat pump)	
b. Frame, Wood, Adjacent	R=13.0, 252.0 ft²	15. HVAC credits	PT,
c. N/A		(CF-Ceiling fan, CV-Cross ventilation,	
d. N/A		HF-Whole house fan,	
e. N/A		PT-Programmable Thermostat,	
10. Ceiling types		MZ-C-Multizone cooling,	
a. Under Attic	R=30.0, 2350.0 ft²	MZ-H-Multizone heating)	
b. N/A			
c. N/A			
11. Ducts			
a. Sup: Unc. Ret: Unc. AH: Garage	Sup. R=6.0, 55.0 ft		
b. N/A			

Glass/Floor Area: 0.15

Total as-built points: 27756

Total base points: 28738

PASS

I hereby certify that the plans and specifications covered by this calculation are in compliance with the Florida Energy Code.

PREPARED BY: [Signature]DATE: 10.9.07

I hereby certify that this building, as designed, is in compliance with the Florida Energy Code.

OWNER/AGENT: _____

DATE: _____

Review of the plans and specifications covered by this calculation indicates compliance with the Florida Energy Code. Before construction is completed this building will be inspected for compliance with Section 553.908 Florida Statutes.



BUILDING OFFICIAL: _____

DATE: _____

¹ Predominant glass type. For actual glass type and areas, see Summer & Winter Glass output on pages 2&4.

SUMMER CALCULATIONS

Residential Whole Building Performance Method A - Details

ADDRESS: Lot: , Sub: Southwood Mdws., Plat: , Lake City, FL, 32024-

PERMIT #:

BASE				AS-BUILT							
GLASS TYPES											
.18 X Conditioned X BSPM = Points Floor Area				Type/SC	Overhang Ornt Len Hgt		Area X SPM X SOF = Points				
.18	2206.0	18.59	7382.0	1.Double, Clear	W	1.5	9.0	90.0	38.52	0.97	3364.0
				2.Double, Clear	W	1.5	10.0	53.3	38.52	0.98	2011.0
				3.Double, Clear	N	1.5	10.0	40.0	19.20	0.98	754.0
				4.Double, Clear	W	1.5	9.0	10.0	38.52	0.97	373.0
				5.Double, Clear	N	1.5	9.0	16.0	19.20	0.98	299.0
				6.Double, Clear	E	1.5	9.0	8.0	42.06	0.97	326.0
				7.Double, Clear	E	5.5	10.0	36.0	42.06	0.69	1050.0
				8.Double, Clear	E	11.5	10.0	13.3	42.06	0.48	269.0
				9.Double, Clear	E	1.5	9.0	30.0	42.06	0.97	1223.0
				10.Double, Clear	S	1.5	9.0	16.0	35.87	0.94	541.0
				11.Double, Clear	S	1.5	9.0	9.0	35.87	0.94	304.0
				As-Built Total:		321.7			10514.0		
WALL TYPES				Area X BSPM = Points		Type		R-Value		Area X SPM = Points	
Adjacent		252.0	0.70	176.4	1. Frame, Wood, Exterior		13.0	1769.3	1.50	2654.0	
Exterior		1769.3	1.70	3007.8	2. Frame, Wood, Adjacent		13.0	252.0	0.60	151.2	
Base Total:		2021.3	3184.2		As-Built Total:		2021.3		2805.2		
DOOR TYPES				Area X BSPM = Points		Type		Area X SPM = Points			
Adjacent		18.0	2.40	43.2	1.Exterior Insulated		20.0		4.10	82.0	
Exterior		20.0	6.10	122.0	2.Adjacent Insulated		18.0		1.60	28.8	
Base Total:		38.0	165.2		As-Built Total:		38.0		110.8		
CEILING TYPES				Area X BSPM = Points		Type		R-Value		Area X SPM X SCM = Points	
Under Attic		2206.0	1.73	3816.4	1. Under Attic		30.0	2350.0	1.73 X 1.00 4065.5		
Base Total:		2206.0	3816.4		As-Built Total:		2350.0		4065.5		
FLOOR TYPES				Area X BSPM = Points		Type		R-Value		Area X SPM = Points	
Slab		256.0(p)	-37.0	-9472.0	1. Slab-On-Grade Edge Insulation		5.0	256.0(p)	-36.20	-9267.2	
Raised		0.0	0.00	0.0							
Base Total:		-9472.0		As-Built Total:		256.0		-9267.2			
INFILTRATION				Area X BSPM = Points				Area X SPM = Points			
2206.0		10.21	22523.3				2206.0		10.21	22523.3	

SUMMER CALCULATIONS

Residential Whole Building Performance Method A - Details

ADDRESS: Lot: , Sub: Southwood Mdws., Plat: , Lake City, FL, 32024-

PERMIT #:

BASE				AS-BUILT							
Summer Base Points: 27599.0				Summer As-Built Points: 30751.5							
Total Summer Points	X System Multiplier	=	Cooling Points	Total Component (System - Points)	X Cap Ratio	X Duct Multiplier (DM x DSM x AHU)	X System Multiplier	X Credit Multiplier	=	Cooling Points	
				(sys 1: Central Unit 49000btuh, SEER/EFF(13.0) Ducts:Unc(S),Unc(R),Gar(AH),R6.0(INS)							
				30752	1.00	(1.09 x 1.147 x 1.00)	0.260	0.950		9496.3	
27599.0	0.3250		8969.7	30751.5	1.00	1.250	0.260	0.950		9496.3	

WINTER CALCULATIONS

Residential Whole Building Performance Method A - Details

ADDRESS: Lot: , Sub: Southwood Mdws., Plat: , Lake City, FL, 32024-

PERMIT #:

BASE				AS-BUILT							
GLASS TYPES .18 X Conditioned X BWPM = Points Floor Area				Type/SC Overhang Ornt Len Hgt Area X WPM X WOF = Points							
.18	2206.0	20.17	8009.0	1.Double, Clear	W	1.5	9.0	90.0	20.73	1.01	1880.0
				2.Double, Clear	W	1.5	10.0	53.3	20.73	1.01	1111.0
				3.Double, Clear	N	1.5	10.0	40.0	24.58	1.00	983.0
				4.Double, Clear	W	1.5	9.0	10.0	20.73	1.01	208.0
				5.Double, Clear	N	1.5	9.0	16.0	24.58	1.00	393.0
				6.Double, Clear	E	1.5	9.0	8.0	18.79	1.02	152.0
				7.Double, Clear	E	5.5	10.0	36.0	18.79	1.14	770.0
				8.Double, Clear	E	11.5	10.0	13.3	18.79	1.33	332.0
				9.Double, Clear	E	1.5	9.0	30.0	18.79	1.02	572.0
				10.Double, Clear	S	1.5	9.0	16.0	13.30	1.02	217.0
				11.Double, Clear	S	1.5	9.0	9.0	13.30	1.02	122.0
				As-Built Total: 321.7 6740.0							
WALL TYPES Area X BWPM = Points				Type R-Value Area X WPM = Points							
Adjacent	252.0	3.60	907.2	1. Frame, Wood, Exterior		13.0	1769.3	3.40	6015.6		
Exterior	1769.3	3.70	6546.4	2. Frame, Wood, Adjacent		13.0	252.0	3.30	831.6		
Base Total: 2021.3 7453.6				As-Built Total: 2021.3 6847.2							
DOOR TYPES Area X BWPM = Points				Type Area X WPM = Points							
Adjacent	18.0	11.50	207.0	1.Exterior Insulated			20.0	8.40	168.0		
Exterior	20.0	12.30	246.0	2.Adjacent Insulated			18.0	8.00	144.0		
Base Total: 38.0 453.0				As-Built Total: 38.0 312.0							
CEILING TYPES Area X BWPM = Points				Type R-Value Area X WPM X WCM = Points							
Under Attic	2206.0	2.05	4522.3	1. Under Attic		30.0	2350.0	2.05 X 1.00	4817.5		
Base Total: 2206.0 4522.3				As-Built Total: 2350.0 4817.5							
FLOOR TYPES Area X BWPM = Points				Type R-Value Area X WPM = Points							
Slab	256.0(p)	8.9	2278.4	1. Slab-On-Grade Edge Insulation		5.0	256.0(p)	7.60	1945.6		
Raised	0.0	0.00	0.0								
Base Total: 2278.4				As-Built Total: 256.0 1945.6							
INFILTRATION Area X BWPM = Points				Area X WPM = Points							
	2206.0	-0.59	-1301.5					2206.0	-0.59	-1301.5	

WINTER CALCULATIONS

Residential Whole Building Performance Method A - Details

ADDRESS: Lot: , Sub: Southwood Mdws., Plat: , Lake City, FL, 32024-

PERMIT #:

BASE			AS-BUILT					
Winter Base Points: 21414.8			Winter As-Built Points: 19360.8					
Total Winter Points	X System Multiplier	= Heating Points	Total Component (System - Points)	X Cap Ratio	X Duct Multiplier (DM x DSM x AHU)	X System Multiplier	X Credit Multiplier	= Heating Points
21414.8	0.5540	11863.8	(sys 1: Electric Heat Pump 49000 btuh ,EFF(7.7) Ducts:Unc(S),Unc(R),Gar(AH),R6.0 19360.8 1.000 (1.069 x 1.169 x 1.00) 0.443 0.950 10178.9 19360.8 1.00 1.250 0.443 0.950 10178.9					

WATER HEATING & CODE COMPLIANCE STATUS

Residential Whole Building Performance Method A - Details

ADDRESS: Lot: , Sub: Southwood Mdws., Plat: , Lake City, FL, 32024-

PERMIT #:

BASE				AS-BUILT					
WATER HEATING				Tank	EF	Number of	X	Tank X	Multiplier X Credit = Total
Number of	X	Multiplier	= Total	Volume		Bedrooms		Ratio	Multiplier
Bedrooms									
3		2635.00	7905.0	80.0	0.90	3		1.00	2693.56 1.00 8080.7
				As-Built Total:					8080.7

CODE COMPLIANCE STATUS

BASE					AS-BUILT				
Cooling	+	Heating	+	Hot Water	=	Total			
Points		Points		Points		Points			
8970		11864		7905		28738		9496	10179 8081 27756

PASS

Code Compliance Checklist

Residential Whole Building Performance Method A - Details

ADDRESS: Lot: , Sub: Southwood Mdws., Plat: , Lake City, FL, 32024-

PERMIT #:

6A-21 INFILTRATION REDUCTION COMPLIANCE CHECKLIST

COMPONENTS	SECTION	REQUIREMENTS FOR EACH PRACTICE	CHECK
Exterior Windows & Doors	606.1.ABC.1.1	Maximum: .3 cfm/sq.ft. window area; .5 cfm/sq.ft. door area.	
Exterior & Adjacent Walls	606.1.ABC.1.2.1	Caulk, gasket, weatherstrip or seal between: windows/doors & frames, surrounding wall; foundation & wall sole or sill plate; joints between exterior wall panels at corners; utility penetrations; between wall panels & top/bottom plates; between walls and floor. EXCEPTION: Frame walls where a continuous infiltration barrier is installed that extends from, and is sealed to, the foundation to the top plate.	
Floors	606.1.ABC.1.2.2	Penetrations/openings > 1/8" sealed unless backed by truss or joint members. EXCEPTION: Frame floors where a continuous infiltration barrier is installed that is sealed to the perimeter, penetrations and seams.	
Ceilings	606.1.ABC.1.2.3	Between walls & ceilings; penetrations of ceiling plane of top floor; around shafts, chases, soffits, chimneys, cabinets sealed to continuous air barrier; gaps in gyp board & top plate; attic access. EXCEPTION: Frame ceilings where a continuous infiltration barrier is installed that is sealed at the perimeter, at penetrations and seams.	
Recessed Lighting Fixtures	606.1.ABC.1.2.4	Type IC rated with no penetrations, sealed; or Type IC or non-IC rated, installed inside a sealed box with 1/2" clearance & 3" from insulation; or Type IC rated with < 2.0 cfm from conditioned space, tested.	
Multi-story Houses	606.1.ABC.1.2.5	Air barrier on perimeter of floor cavity between floors.	
Additional Infiltration reqts	606.1.ABC.1.3	Exhaust fans vented to outdoors, dampers; combustion space heaters comply with NFPA, have combustion air.	

6A-22 OTHER PRESCRIPTIVE MEASURES (must be met or exceeded by all residences.)

COMPONENTS	SECTION	REQUIREMENTS	CHECK
Water Heaters	612.1	Comply with efficiency requirements in Table 612.1.ABC.3.2. Switch or clearly marked circuit breaker (electric) or cutoff (gas) must be provided. External or built-in heat trap required.	
Swimming Pools & Spas	612.1	Spas & heated pools must have covers (except solar heated). Non-commercial pools must have a pump timer. Gas spa & pool heaters must have a minimum thermal efficiency of 78%.	
Shower heads	612.1	Water flow must be restricted to no more than 2.5 gallons per minute at 80 PSIG.	
Air Distribution Systems	610.1	All ducts, fittings, mechanical equipment and plenum chambers shall be mechanically attached, sealed, insulated, and installed in accordance with the criteria of Section 610. Ducts in unconditioned attics: R-6 min. insulation.	
HVAC Controls	607.1	Separate readily accessible manual or automatic thermostat for each system.	
Insulation	604.1, 602.1	Ceilings-Min. R-19. Common walls-Frame R-11 or CBS R-3 both sides. Common ceiling & floors R-11.	

ENERGY PERFORMANCE LEVEL (EPL) DISPLAY CARD

ESTIMATED ENERGY PERFORMANCE SCORE* = 85.1

The higher the score, the more efficient the home.

Cady Residence, Lot: , Sub: Southwood Mdws., Plat: , Lake City, FL, 32024-

1. New construction or existing	New	___	12. Cooling systems	
2. Single family or multi-family	Single family	___	a. Central Unit	Cap: 49.0 kBtu/hr
3. Number of units, if multi-family	1	___		SEER: 13.00
4. Number of Bedrooms	3	___	b. N/A	___
5. Is this a worst case?	No	___	c. N/A	___
6. Conditioned floor area (ft ²)	2206 ft ²	___		___
7. Glass type ¹ and area: (Label reqd. by 13-104.4.5 if not default)		___	13. Heating systems	
a. U-factor:	Description Area	___	a. Electric Heat Pump	Cap: 49.0 kBtu/hr
(or Single or Double DEFAULT)	7a. (Dble Default) 321.7 ft ²	___		HSPF: 7.70
b. SHGC:		___	b. N/A	___
(or Clear or Tint DEFAULT)	7b. (Clear) 321.7 ft ²	___	c. N/A	___
8. Floor types		___		___
a. Slab-On-Grade Edge Insulation	R=5.0, 256.0(p) ft	___	14. Hot water systems	
b. N/A	___	___	a. Electric Resistance	Cap: 80.0 gallons
c. N/A	___	___		EF: 0.90
9. Wall types		___	b. N/A	___
a. Frame, Wood, Exterior	R=13.0, 1769.3 ft ²	___	c. Conservation credits	___
b. Frame, Wood, Adjacent	R=13.0, 252.0 ft ²	___	(HR-Heat recovery, Solar	___
c. N/A	___	___	DHP-Dedicated heat pump)	___
d. N/A	___	___		___
e. N/A	___	___	15. HVAC credits	PT, ___
10. Ceiling types		___	(CF-Ceiling fan, CV-Cross ventilation,	___
a. Under Attic	R=30.0, 2350.0 ft ²	___	HF-Whole house fan,	___
b. N/A	___	___	PT-Programmable Thermostat,	___
c. N/A	___	___	MZ-C-Multizone cooling,	___
11. Ducts		___	MZ-H-Multizone heating)	___
a. Sup: Unc. Ret: Unc. AH: Garage	Sup. R=6.0, 55.0 ft	___		___
b. N/A	___	___		___

I certify that this home has complied with the Florida Energy Efficiency Code For Building Construction through the above energy saving features which will be installed (or exceeded) in this home before final inspection. Otherwise, a new EPL Display Card will be completed based on installed Code compliant features.

Builder Signature: _____

Date: _____

Address of New Home: _____

City/FL Zip: _____



**NOTE: The home's estimated energy performance score is only available through the FLA/RES computer program. This is not a Building Energy Rating. If your score is 80 or greater (or 86 for a US EPA/DOE EnergyStarTM designation), your home may qualify for energy efficiency mortgage (EEM) incentives if you obtain a Florida Energy Gauge Rating. Contact the Energy Gauge Hotline at 321/638-1492 or see the Energy Gauge web site at www.fsec.ucf.edu for information and a list of certified Raters. For information about Florida's Energy Efficiency Code For Building Construction, contact the Department of Community Affairs at 850/487-1824.*

¹ Predominant glass type. For actual glass type and areas, see Summer & Winter Glass output on pages 2&4.
EnergyGauge® (Version: FLRCPB v4.5.2)

Residential System Sizing Calculation

Summary

Cady Residence

Project Title:
Ryan & Julie Cady

Code Only
Professional Version
Climate: North

Lake City, FL 32024-

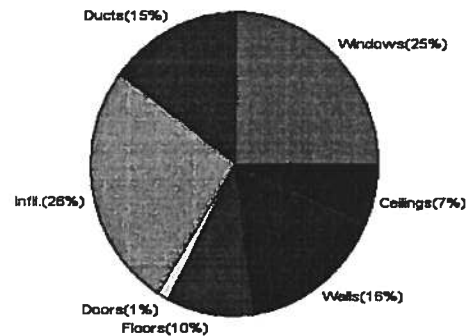
10/9/2007

Location for weather data: Gainesville - Defaults: Latitude(29) Altitude(152 ft.) Temp Range(M)			
Humidity data: Interior RH (50%) Outdoor wet bulb (77F) Humidity difference(54gr.)			
Winter design temperature	33 F	Summer design temperature	92 F
Winter setpoint	70 F	Summer setpoint	75 F
Winter temperature difference	37 F	Summer temperature difference	17 F
Total heating load calculation	41304 Btuh	Total cooling load calculation	57861 Btuh
Submitted heating capacity	% of calc Btuh	Submitted cooling capacity	% of calc Btuh
Total (Electric Heat Pump)	118.6 49000	Sensible (SHR = 0.75)	78.8 36750
Heat Pump + Auxiliary(0.0kW)	118.6 49000	Latent	109.3 12250
		Total (Electric Heat Pump)	84.7 49000

WINTER CALCULATIONS

Winter Heating Load (for 2206 sqft)

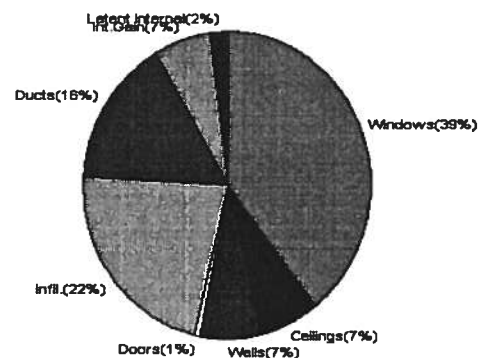
Load component	Load
Window total 322 sqft	10354 Btuh
Wall total 2021 sqft	6638 Btuh
Door total 38 sqft	492 Btuh
Ceiling total 2350 sqft	2769 Btuh
Floor total 256 sqft	4187 Btuh
Infiltration 265 cfm	10723 Btuh
Duct loss	6141 Btuh
Subtotal	41304 Btuh
Ventilation 0 cfm	0 Btuh
TOTAL HEAT LOSS	41304 Btuh



SUMMER CALCULATIONS

Summer Cooling Load (for 2206 sqft)

Load component	Load
Window total 322 sqft	22770 Btuh
Wall total 2021 sqft	4071 Btuh
Door total 38 sqft	372 Btuh
Ceiling total 2350 sqft	3892 Btuh
Floor total	0 Btuh
Infiltration 232 cfm	4311 Btuh
Internal gain	3780 Btuh
Duct gain	7455 Btuh
Sens. Ventilation 0 cfm	0 Btuh
Total sensible gain	46650 Btuh
Latent gain(ducts)	1545 Btuh
Latent gain(infiltration)	8465 Btuh
Latent gain(ventilation)	0 Btuh
Latent gain(internal/occupants/other)	1200 Btuh
Total latent gain	11210 Btuh
TOTAL HEAT GAIN	57861 Btuh



Version 8
For Florida residences only

EnergyGauge® System Sizing

PREPARED BY: *[Signature]*

DATE: 10.9.07

System Sizing Calculations - Winter

Residential Load - Whole House Component Details

Cady Residence

Project Title:
Ryan & Julie Cady

Code Only
Professional Version
Climate: North

Lake City, FL 32024-

Reference City: Gainesville (Defaults) Winter Temperature Difference: 37.0 F

10/9/2007

Component Loads for Whole House

Window	Panes/SHGC/Frame/U	Orientation	Area(sqft)	X	HTM=	Load
1	2, Clear, Metal, 0.87	W	90.0		32.2	2897 Btuh
2	2, Clear, Metal, 0.87	W	53.3		32.2	1717 Btuh
3	2, Clear, Metal, 0.87	N	40.0		32.2	1288 Btuh
4	2, Clear, Metal, 0.87	W	10.0		32.2	322 Btuh
5	2, Clear, Metal, 0.87	N	16.0		32.2	515 Btuh
6	2, Clear, Metal, 0.87	E	8.0		32.2	258 Btuh
7	2, Clear, Metal, 0.87	E	36.0		32.2	1159 Btuh
8	2, Clear, Metal, 0.87	E	13.3		32.2	429 Btuh
9	2, Clear, Metal, 0.87	E	30.0		32.2	966 Btuh
10	2, Clear, Metal, 0.87	S	16.0		32.2	515 Btuh
11	2, Clear, Metal, 0.87	S	9.0		32.2	290 Btuh
Window Total			322(sqft)			10354 Btuh
Walls	Type	R-Value	Area	X	HTM=	Load
1	Frame - Wood - Ext(0.09)	13.0	1769		3.3	5810 Btuh
2	Frame - Wood - Adj(0.09)	13.0	252		3.3	828 Btuh
Wall Total			2021			6638 Btuh
Doors	Type		Area	X	HTM=	Load
1	Insulated - Exterior		20		12.9	259 Btuh
2	Insulated - Adjacent		18		12.9	233 Btuh
Door Total			38			492Btuh
Ceilings	Type/Color/Surface	R-Value	Area	X	HTM=	Load
1	Vented Attic/D/Shin	30.0	2350		1.2	2769 Btuh
Ceiling Total			2350			2769Btuh
Floors	Type	R-Value	Size	X	HTM=	Load
1	Slab On Grade	5	256.0 ft(p)		16.4	4187 Btuh
Floor Total			256			4187 Btuh
Envelope Subtotal:						24440 Btuh
Infiltration	Type	ACH X Volume(cuft)	walls(sqft)	CFM=		Load
	Natural	0.80	19854	2021	264.7	10723 Btuh
Ductload	(DLM of 0.175)					6141 Btuh
All Zones	Sensible Subtotal All Zones					41304 Btuh

Manual J Winter Calculations

Residential Load - Component Details (continued)

Cady Residence

Project Title:
Ryan & Julie Cady

Code Only
Professional Version
Climate: North

Lake City, FL 32024-

10/9/2007

WHOLE HOUSE TOTALS

	Subtotal Sensible	41304 Btuh
	Ventilation Sensible	0 Btuh
	Total Btuh Loss	41304 Btuh

EQUIPMENT

1. Electric Heat Pump	#	49000 Btuh
-----------------------	---	------------

Key: Window types (SHGC - Shading coefficient of glass as SHGC numerical value or as clear or tint)
(Frame types - metal, wood or insulated metal)
(U - Window U-Factor or 'DEF' for default)
(HTM - ManualJ Heat Transfer Multiplier)

Key: Floor size (perimeter(p) for slab-on-grade or area for all other floor types)



Version 8
For Florida residences only

System Sizing Calculations - Winter

Residential Load - Room by Room Component Details

Cady Residence

Project Title:
Ryan & Julie Cady

Code Only
Professional Version
Climate: North

Lake City, FL 32024-

Reference City: Gainesville (Defaults) Winter Temperature Difference: 37.0 F

10/9/2007

Component Loads for Zone #1: Main

Window	Panes/SHGC/Frame/U	Orientation	Area(sqft)	X	HTM=	Load
1	2, Clear, Metal, 0.87	W	90.0		32.2	2897 Btuh
2	2, Clear, Metal, 0.87	W	53.3		32.2	1717 Btuh
3	2, Clear, Metal, 0.87	N	40.0		32.2	1288 Btuh
4	2, Clear, Metal, 0.87	W	10.0		32.2	322 Btuh
5	2, Clear, Metal, 0.87	N	16.0		32.2	515 Btuh
6	2, Clear, Metal, 0.87	E	8.0		32.2	258 Btuh
7	2, Clear, Metal, 0.87	E	36.0		32.2	1159 Btuh
8	2, Clear, Metal, 0.87	E	13.3		32.2	429 Btuh
9	2, Clear, Metal, 0.87	E	30.0		32.2	966 Btuh
10	2, Clear, Metal, 0.87	S	16.0		32.2	515 Btuh
11	2, Clear, Metal, 0.87	S	9.0		32.2	290 Btuh
Window Total			322(sqft)			10354 Btuh
Walls	Type	R-Value	Area	X	HTM=	Load
1	Frame - Wood - Ext(0.09)	13.0	1769		3.3	5810 Btuh
2	Frame - Wood - Adj(0.09)	13.0	252		3.3	828 Btuh
Wall Total			2021			6638 Btuh
Doors	Type		Area	X	HTM=	Load
1	Insulated - Exterior		20		12.9	259 Btuh
2	Insulated - Adjacent		18		12.9	233 Btuh
Door Total			38			492Btuh
Ceilings	Type/Color/Surface	R-Value	Area	X	HTM=	Load
1	Vented Attic/D/Shin	30.0	2350		1.2	2769 Btuh
Ceiling Total			2350			2769Btuh
Floors	Type	R-Value	Size	X	HTM=	Load
1	Slab On Grade	5	256.0 ft(p)		16.4	4187 Btuh
Floor Total			256			4187 Btuh
Zone Envelope Subtotal:						24440 Btuh
Infiltration	Type	ACH X	Volume(cuft)	walls(sqft)	CFM=	Load
	Natural	0.80	19854	2021	264.7	10723 Btuh
Ductload	Average sealed, Supply(R6.0-Attic), Return(R6.0-Attic) (DLM of 0.175)					6141 Btuh
Zone #1	Sensible Zone Subtotal					41304 Btuh

Manual J Winter Calculations

Residential Load - Component Details (continued)

Cady Residence
Lake City, FL 32024-

Project Title:
Ryan & Julie Cady

Code Only
Professional Version
Climate: North

10/9/2007

WHOLE HOUSE TOTALS

	Subtotal Sensible	41304 Btuh
	Ventilation Sensible	0 Btuh
	Total Btuh Loss	41304 Btuh

EQUIPMENT

1. Electric Heat Pump	#	49000 Btuh
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Key: Window types (SHGC - Shading coefficient of glass as SHGC numerical value or as clear or tint)
(Frame types - metal, wood or insulated metal)
(U - Window U-Factor or 'DEF' for default)
(HTM - ManualJ Heat Transfer Multiplier)

Key: Floor size (perimeter(p) for slab-on-grade or area for all other floor types)



Version 8
For Florida residences only

System Sizing Calculations - Summer

Residential Load - Whole House Component Details

Cady Residence

Project Title:
Ryan & Julie Cady

Code Only
Professional Version
Climate: North

Lake City, FL 32024-

Reference City: Gainesville (Defaults) Summer Temperature Difference: 17.0 F

10/9/2007

Component Loads for Whole House

Window	Type*	Ornt	Overhang		Window Area(sqft)			HTM		Load	
	Pn/SHGC/U/InSh/ExSh/IS		Len	Hgt	Gross	Shaded	Unshaded	Shaded	Unshaded		
1	2, Clear, 0.87, None,N,N	W	1.5ft	9ft.	90.0	0.0	90.0	29	80	7156	Btuh
2	2, Clear, 0.87, None,N,N	W	1.5ft	10ft.	53.3	0.0	53.3	29	80	4241	Btuh
3	2, Clear, 0.87, None,N,N	N	1.5ft	10ft.	40.0	0.0	40.0	29	29	1158	Btuh
4	2, Clear, 0.87, None,N,N	W	1.5ft	9ft.	10.0	0.0	10.0	29	80	795	Btuh
5	2, Clear, 0.87, None,N,N	N	1.5ft	9ft.	16.0	0.0	16.0	29	29	463	Btuh
6	2, Clear, 0.87, None,N,N	E	1.5ft	9ft.	8.0	0.0	8.0	29	80	636	Btuh
7	2, Clear, 0.87, None,N,N	E	5.5ft	10ft.	36.0	0.0	36.0	29	80	2863	Btuh
8	2, Clear, 0.87, None,N,N	E	11.5f	10ft.	13.3	12.4	0.9	29	80	432	Btuh
9	2, Clear, 0.87, None,N,N	E	1.5ft	9ft.	30.0	0.0	30.0	29	80	2385	Btuh
10	2, Clear, 0.87, None,N,N	S	1.5ft	9ft.	16.0	16.0	0.0	29	34	463	Btuh
11	2, Clear, 0.87, None,N,N	S	1.5ft	9ft.	9.0	9.0	0.0	29	34	261	Btuh
	Excursion									1916	Btuh
	Window Total				322 (sqft)					22770 Btuh	
Walls	Type		R-Value/U-Value		Area(sqft)			HTM		Load	
1	Frame - Wood - Ext		13.0/0.09		1769.3			2.1		3690 Btuh	
2	Frame - Wood - Adj		13.0/0.09		252.0			1.5		380 Btuh	
	Wall Total				2021 (sqft)					4071 Btuh	
Doors	Type				Area (sqft)			HTM		Load	
1	Insulated - Exterior				20.0			9.8		196 Btuh	
2	Insulated - Adjacent				18.0			9.8		176 Btuh	
	Door Total				38 (sqft)					372 Btuh	
Ceilings	Type/Color/Surface		R-Value		Area(sqft)			HTM		Load	
1	Vented Attic/DarkShingle		30.0		2350.0			1.7		3892 Btuh	
	Ceiling Total				2350 (sqft)					3892 Btuh	
Floors	Type		R-Value		Size			HTM		Load	
1	Slab On Grade		5.0		256 (ft(p))			0.0		0 Btuh	
	Floor Total				256.0 (sqft)					0 Btuh	
	Envelope Subtotal:										31105 Btuh
Infiltration	Type		ACH		Volume(cuft)		wall area(sqft)		CFM=		Load
	SensibleNatural		0.70		19854		2021		264.7		4311 Btuh
Internal gain			Occupants		Btuh/occupant		Appliance				Load
			6		X 230		+		2400		3780 Btuh
	Sensible Envelope Load:										39196 Btuh
Duct load	(DGM of 0.190)										7455 Btuh
	Sensible Load All Zones										46650 Btuh

Manual J Summer Calculations

Residential Load - Component Details (continued)

Cady Residence
Lake City, FL 32024-

Project Title:
Ryan & Julie Cady

Code Only
Professional Version
Climate: North

10/9/2007

WHOLE HOUSE TOTALS

Whole House Totals for Cooling	Sensible Envelope Load All Zones	39196 Btuh
	Sensible Duct Load	7455 Btuh
	Total Sensible Zone Loads	46650 Btuh
	Sensible ventilation	0 Btuh
	Blower	0 Btuh
	Total sensible gain	46650 Btuh
	Latent infiltration gain (for 54 gr. humidity difference)	8465 Btuh
	Latent ventilation gain	0 Btuh
	Latent duct gain	1545 Btuh
	Latent occupant gain (6 people @ 200 Btuh per person)	1200 Btuh
	Latent other gain	0 Btuh
	Latent total gain	11210 Btuh
	TOTAL GAIN	57861 Btuh

EQUIPMENT

1. Central Unit	#	49000 Btuh
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*Key: Window types (Pn - Number of panes of glass)

(SHGC - Shading coefficient of glass as SHGC numerical value or as clear or tint)

(U - Window U-Factor or 'DEF' for default)

(InSh - Interior shading device: none(N), Blinds(B), Draperies(D) or Roller Shades(R))

(ExSh - Exterior shading device: none(N) or numerical value)

(BS - Insect screen: none(N), Full(F) or Half(H))

(Omt - compass orientation)



Version 8
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System Sizing Calculations - Summer

Residential Load - Room by Room Component Details

Cady Residence

Project Title:
Ryan & Julie Cady

Code Only
Professional Version
Climate: North

Lake City, FL 32024-

Reference City: Gainesville (Defaults) Summer Temperature Difference: 17.0 F

10/9/2007

Component Loads for Zone #1: Main

Window	Type*	Ornt	Overhang		Window Area(sqft)			HTM		Load	
	Pn/SHGC/U/InSh/ExSh/IS		Len	Hgt	Gross	Shaded	Unshaded	Shaded	Unshaded		
1	2, Clear, 0.87, None,N,N	W	1.5ft	9ft.	90.0	0.0	90.0	29	80	7156	Btuh
2	2, Clear, 0.87, None,N,N	W	1.5ft	10ft.	53.3	0.0	53.3	29	80	4241	Btuh
3	2, Clear, 0.87, None,N,N	N	1.5ft	10ft.	40.0	0.0	40.0	29	29	1158	Btuh
4	2, Clear, 0.87, None,N,N	W	1.5ft	9ft.	10.0	0.0	10.0	29	80	795	Btuh
5	2, Clear, 0.87, None,N,N	N	1.5ft	9ft.	16.0	0.0	16.0	29	29	463	Btuh
6	2, Clear, 0.87, None,N,N	E	1.5ft	9ft.	8.0	0.0	8.0	29	80	636	Btuh
7	2, Clear, 0.87, None,N,N	E	5.5ft	10ft.	36.0	0.0	36.0	29	80	2863	Btuh
8	2, Clear, 0.87, None,N,N	E	11.5f	10ft.	13.3	12.4	0.9	29	80	432	Btuh
9	2, Clear, 0.87, None,N,N	E	1.5ft	9ft.	30.0	0.0	30.0	29	80	2385	Btuh
10	2, Clear, 0.87, None,N,N	S	1.5ft	9ft.	16.0	16.0	0.0	29	34	463	Btuh
11	2, Clear, 0.87, None,N,N	S	1.5ft	9ft.	9.0	9.0	0.0	29	34	261	Btuh
Window Total					322 (sqft)					20854 Btuh	
Walls	Type	R-Value/U-Value			Area(sqft)			HTM		Load	
1	Frame - Wood - Ext	13.0/0.09			1769.3			2.1		3690 Btuh	
2	Frame - Wood - Adj	13.0/0.09			252.0			1.5		380 Btuh	
Wall Total					2021 (sqft)					4071 Btuh	
Doors	Type				Area (sqft)			HTM		Load	
1	Insulated - Exterior				20.0			9.8		196 Btuh	
2	Insulated - Adjacent				18.0			9.8		176 Btuh	
Door Total					38 (sqft)					372 Btuh	
Ceilings	Type/Color/Surface	R-Value			Area(sqft)			HTM		Load	
1	Vented Attic/DarkShingle	30.0			2350.0			1.7		3892 Btuh	
Ceiling Total					2350 (sqft)					3892 Btuh	
Floors	Type	R-Value			Size			HTM		Load	
1	Slab On Grade	5.0			256 (ft(p))			0.0		0 Btuh	
Floor Total					256.0 (sqft)					0 Btuh	
Zone Envelope Subtotal:										29189 Btuh	
Infiltration	Type	ACH			Volume(cuft) wall area(sqft)			CFM=		Load	
	SensibleNatural	0.70			19854 2021			231.6		4311 Btuh	
Internal gain		Occupants			Btuh/occupant			Appliance		Load	
		6			X 230 +			2400		3780 Btuh	
Sensible Envelope Load:										37280 Btuh	
Duct load	Average sealed, Supply(R6.0-Attic), Return(R6.0-Attic)							(DGM of 0.190)		7090 Btuh	
Sensible Zone Load										44370 Btuh	

The following window Excursion will be assigned to the system loads.

Windows	July excursion for System 1	Excursion Subtotal:	1916 Btuh
			1916 Btuh

Manual J Summer Calculations

Residential Load - Component Details (continued)

Cady Residence

Project Title:
Ryan & Julie Cady

Code Only
Professional Version
Climate: North

Lake City, FL 32024-

10/9/2007

Duct load		364 Btuh
	Sensible Excursion Load	2280 Btuh

Manual J Summer Calculations

Residential Load - Component Details (continued)

Cady Residence

Project Title:
Ryan & Julie Cady

Code Only
Professional Version
Climate: North

Lake City, FL 32024-

10/9/2007

WHOLE HOUSE TOTALS

Whole House Totals for Cooling	Sensible Envelope Load All Zones	39196 Btuh
	Sensible Duct Load	7455 Btuh
	Total Sensible Zone Loads	46650 Btuh
	Sensible ventilation	0 Btuh
	Blower	0 Btuh
	Total sensible gain	46650 Btuh
	Latent infiltration gain (for 54 gr. humidity difference)	8465 Btuh
	Latent ventilation gain	0 Btuh
	Latent duct gain	1545 Btuh
	Latent occupant gain (6 people @ 200 Btuh per person)	1200 Btuh
	Latent other gain	0 Btuh
	Latent total gain	11210 Btuh
	TOTAL GAIN	57861 Btuh

EQUIPMENT

1. Central Unit	#	49000 Btuh
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*Key: Window types (Pn - Number of panes of glass)

(SHGC - Shading coefficient of glass as SHGC numerical value or as clear or tint)

(U - Window U-Factor or 'DEF' for default)

(InSh - Interior shading device: none(N), Blinds(B), Draperies(D) or Roller Shades(R))

(ExSh - Exterior shading device: none(N) or numerical value)

(BS - Insect screen: none(N), Full(F) or Half(H))

(Ornt - compass orientation)



Version 8
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Residential Window Diversity

MidSummer

Cady Residence

Lake City, FL 32024-

Project Title:
Ryan & Julie Cady

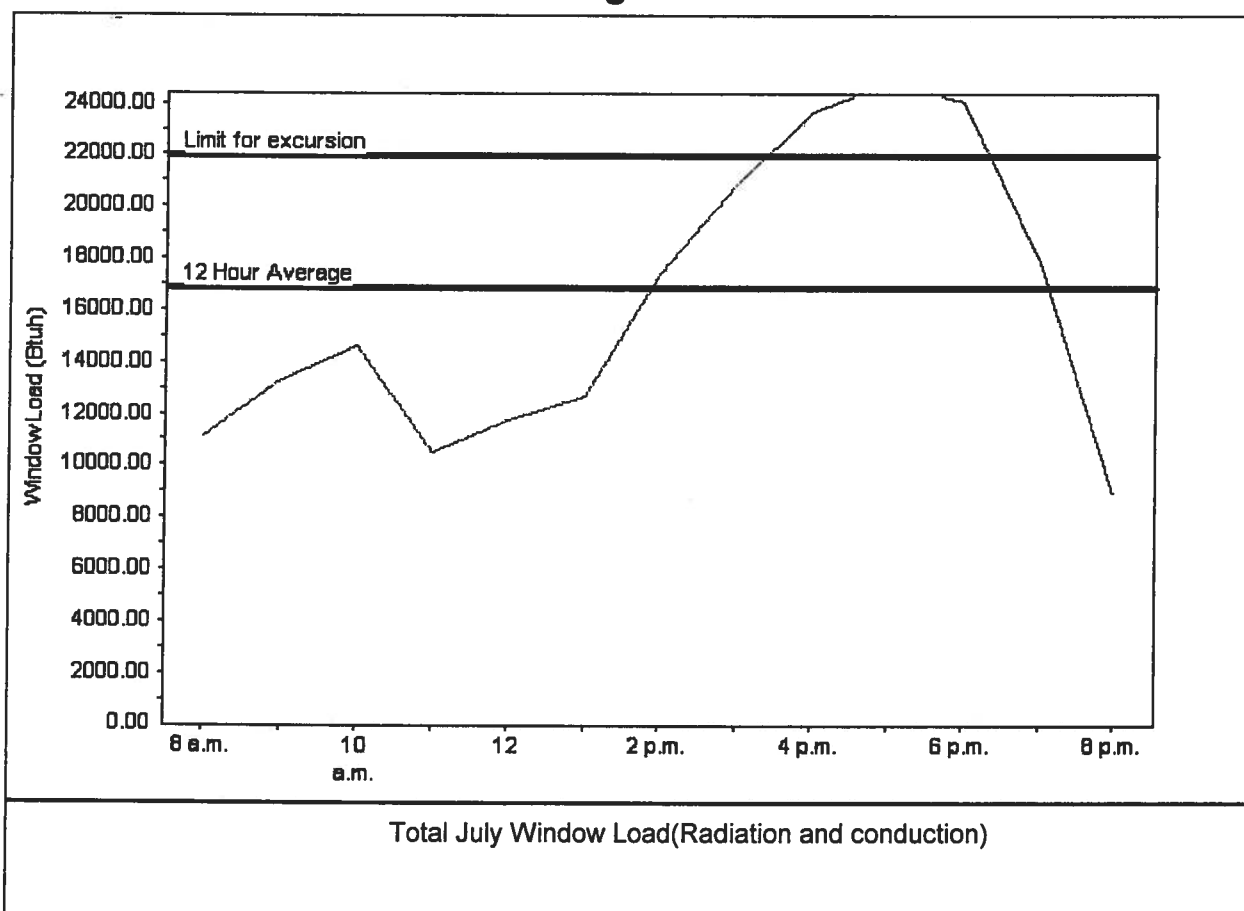
Code Only
Professional Version
Climate: North

10/9/2007

Weather data for: Gainesville - Defaults

Summer design temperature	92 F	Average window load for July	16869 Btu
Summer setpoint	75 F	Peak window load for July	24808 Btu
Summer temperature difference	17 F	Excursion limit(130% of Ave.)	21930 Btu
Latitude	29 North	Window excursion (July)	2878 Btuh

WINDOW Average and Peak Loads



Warning: This application has glass areas that produce relatively large heat gains for part of the day. Variable air volume devices may be required to overcome spikes in solar gain for one or more rooms. A zoned system may be required or some rooms may require zone control.

EnergyGauge® System Sizing for Florida residences only

PREPARED BY: _____

DATE: _____

