

Parcel:
11-6S-16-03816-111 (19567)

Owner & Property Info

Result: 1 of 1

Deed Attached

Owner **FLORIDA HOLDINGS TRUST**
P O BOX 88
LAKE CITY, FL 32056

Site 6249 SW OLD WIRE Rd, FORT WHITE
AKA LOT 11 CROSS ROADS UNREC: COMM SW COR OF SE1/4 OF NE1/4, RUN E ALONG S
LINE 818.77 FT, N 484.61 FT TO NE COR OF PRCL 12 FOR POB, RUN W PARALLEL TO N LINE

Description* 733.5 FT TO E'LY R/W OLD WIRE RD, NE'LY ALONG R/W 931 FT TO N LINE OF SE1/4 OF OF
NE1/4, E ALONG SAID N LINE 398.27 FT, S 847.62 FT TO POB. EX CO RD R/W TAKEN PRCL #96
AS DESC ORB 1289-2752. 839-2291, 967-338, WD 1361-1784, CT 1465-419, [<<<less](#)

Area 9.57 AC S/T/R 11-6S-16E

Use Code** MODULAR HOME (0201) Tax District 3

Prepared by:

Heritage Title Services of North Florida, Inc.
201 Parsley Street S.W.
Live Oak, Florida 32064

File Number: 22-0307

General Warranty Deed

Made this September 26, 2022 A.D. By Robert B. Ellis, Trustee of the Florida Holdings Trust dated September 26th, 2007, P.O. Box 88, Lake City, Florida 32056, hereinafter called the grantor, to Timothy J Doty and Kathleen M Doty, husband and wife, whose post office address is: 3156 Ivy Drive, Loveland, Colorado 80537, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Columbia County, Florida, viz:

PARCEL #11-South

Section 11: Parcel No. 11 South of a Survey by Donald F. Lee and Associates, Inc. dated April 3, 1997, lying in the Southeast 1/4 of the Northeast 1/4 of Section 11, Township 6 South, Range 16 East, and more particularly described as follows:

Commence at the Southwest corner of the Southeast 1/4 of Northeast 1/4 and run thence North 88 degrees 56 minutes 06 seconds East along the South line of Southeast 1/4 of Northeast 1/4 of said Section 11 a distance of 818.77 feet; thence North 0 degrees 42 minutes 23 seconds West 484.61 feet to the Northeast corner of Parcel 12 of the aforesaid survey by Donald F. Lee and Associates, and the Point of Beginning; thence run South 88 degrees 46 minutes 13 seconds West, and parallel to the North line of said Southeast 1/4 of Northeast 1/4, a distance of 733.50 feet, along the North line of the aforesaid Parcel 12, to the Easterly maintained right of way line of Old Wire Road; thence Northeasterly along said right of way line a distance of 428 feet, more or less, thence North 88 degrees 46 minutes 13 seconds East 505.25 feet; thence South 00 degrees 42 minutes 23 seconds East, and parallel to the East line of said Southeast 1/4 of Northeast 1/4, a distance of 358.42 feet to the Point of Beginning. Subject to power line easement and subject to restrictions recorded in Official Records Book 837, Pages 1033 through 1035, inclusive, of the Public Records of Columbia County, Florida.

PARCEL #11-North

Section 11: Parcel No. 11 North of a Survey by Donald F. Lee and Associates, Inc. dated April 3, 1997, lying in the Southeast 1/4 of the Northeast 1/4 of Section 11, Township 6 South, Range 16 East, and more particularly described as follows:

Commence at the Southwest corner of the Southeast 1/4 of Northeast 1/4 and run thence North 88 degrees 56 minutes 06 seconds East along the South line of Southeast 1/4 of Northeast 1/4 of said Section 11 a distance of 818.77 feet; thence North 0 degrees 42 minutes 23 seconds West 843.03 feet and the Point of Beginning; thence run South 88 degrees 46 minutes 13 seconds West, and parallel to the North line of said Southeast 1/4 of Northeast 1/4, a distance of 505.25 feet, to the Easterly maintained right of way line of Old Wire Road; thence Northeasterly along said right of way line a distance of 502 feet, more or less, to the North line of said Southeast 1/4 of Northeast 1/4 also being a point on the center line of a 60 foot wide ingress-egress easement; thence North 88 degrees 46 minutes 13 seconds East along the North line of said Southeast 1/4 of Northeast 1/4 and along the center line of said ingress-egress easement a distance of 398.27 feet; thence South 0 degrees 42 minutes 23 seconds East, and parallel to the East line of said Southeast 1/4 of Northeast 1/4, a distance of 489.19 feet of the Point of Beginning. Subject to a perpetual ingress-egress easement over and across the North 30 feet of the foregoing described lands. Subject to power line easement and subject to restrictions recorded in Official Records Book 837, Page 1033 through 1035, inclusive of the Official Records of Columbia County, Florida.

LESS AND EXCEPT Parcel 96 Old Wire Road conveyed to Columbia County, Florida as described in Warranty Deed recorded 02/26/2015 in Official Records Book 1289, Page 2752 for road right of way easement.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

Parcel ID Number: 11-6S-16-03816-111

Subject to any valid and existing oil, gas or mineral right, reservation, royalty transfer or mineral deed conveying or reserving

DEED Individual Warranty Deed With Non-Homestead-Legal on Face

Prepared by:

Heritage Title Services of North Florida, Inc.
201 Parshley Street S.W.
Live Oak, Florida 32064

File Number: 22-0307

any interest in the oil, gas or minerals underlying said lands, or any portion thereof, heretofore executed and duly recorded in the public records of said county.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2022.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

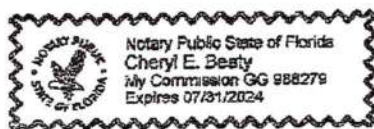
Cheryl E. Besty
Witness Printed Name Cheryl E. Besty

Robert B. Ellis (Seal)
Robert B. Ellis, Trustee of the Florida Holdings Trust dated
September 26th, 2007
Address: P.O. Box 88, Lake City, Florida 32056

Bethany L. Hankins
Witness Printed Name Bethany L. Hankins

State of Florida
County of Columbia

The foregoing instrument was acknowledged before me by means of ☒ physical presence of ☐ online notarization, this 26th day of September, 2022, by Robert B. Ellis, Trustee of the Florida Holdings Trust dated September 26th, 2007, who is/are personally known to me or who has produced _____ as identification.



Cheryl E. Besty
Notary Public
Print Name: Cheryl E. Besty
My Commission Expires: 7/31/2024

MOBILE HOME INSTALLATION SUBCONTRACTOR VERIFICATION FORM

APPLICATION NUMBER _____ CONTRACTOR Ernest Scott Johnson PHONE 352-494-8099

THIS FORM MUST BE SUBMITTED PRIOR TO THE ISSUANCE OF A PERMIT

T Kyle Doty

In Columbia County one permit will cover all trades doing work at the permitted site. It is REQUIRED that we have records of the subcontractors who actually did the trade specific work under the permit. Per Florida Statute 440 and Ordinance 89-6, a contractor shall require all subcontractors to provide evidence of workers' compensation or exemption, general liability insurance and a valid Certificate of Competency license in Columbia County.

Any changes, the permitted contractor is responsible for the corrected form being submitted to this office prior to the start of that subcontractor beginning any work. Violations will result in stop work orders and/or fines.

ELECTRICAL	Print Name <u>Glenn Whittington</u>	Signature 
	License #: <u>EC 13002957</u>	Phone #: <u>386-972-1700</u>
	Qualifier Form Attached <input checked="" type="checkbox"/>	
MECHANICAL/ A/C _____	Print Name <u>Timothy Shatto</u>	Signature 
	License #: <u>CAC 057875</u>	Phone #: <u>386-496-8224</u>
	Qualifier Form Attached <input checked="" type="checkbox"/>	

Qualifier Forms cannot be submitted for any Specialty License.

Specialty License	License Number	Sub-Contractors Printed Name	Sub-Contractors Signature
MASON			
CONCRETE FINISHER			

F. S. 440.103 Building permits; identification of minimum premium policy.--Every employer shall, as a condition to applying for and receiving a building permit, show proof and certify to the permit issuer that it has secured compensation for its employees under this chapter as provided in ss. 440.10 and 440.38, and shall be presented each time the employer applies for a building permit.

Revised 10/30/2015



COLUMBIA COUNTY BUILDING DEPARTMENT
135 NE Hernando Ave, Suite B-21, Lake City, FL 32055
Phone: 386-758-1008 Fax: 386-758-2160

LICENSED QUALIFIER AUTHORIZATION

I, Glenn Whittington (license holder name), licensed qualifier
for Whittington Electric Inc (company name), do certify that
the below referenced person(s) listed on this form is/are contracted/hired by me, the license
holder, or is/are employed by me directly or through an employee leasing arrangement; or, is an
officer of the corporation; or, partner as defined in Florida Statutes Chapter 468, and the said
person(s) is/are under my direct supervision and control and is/are authorized to purchase and
sign permits; call for inspections and sign subcontractor verification forms on my behalf.

Printed Name of Person Authorized	Signature of Authorized Person
1. <u>Dale Ford</u>	1. <u>[Signature]</u>
2. <u>Rocky Ford</u>	2. <u>[Signature]</u>
3.	3.
4.	4.
5.	5.

I, the license holder, realize that I am responsible for all permits purchased, and all work done
under my license and fully responsible for compliance with all Florida Statutes, Codes, and
Local Ordinances. I understand that the State and County Licensing Boards have the power and
authority to discipline a license holder for violations committed by him/her, his/her agents,
officers, or employees and that I have full responsibility for compliance with all statutes, codes
and ordinances inherent in the privilege granted by issuance of such permits.

If at any time the person(s) you have authorized is/are no longer agents, employee(s), or
officer(s), you must notify this department in writing of the changes and submit a new letter of
authorization form, which will supersede all previous lists. Failure to do so may allow
unauthorized persons to use your name and/or license number to obtain permits.

[Signature] License Qualifiers Signature (Notarized) EC13002957 License Number 3/7/16 Date

NOTARY INFORMATION:

STATE OF: FL COUNTY OF: Columbia

The above license holder, whose name is Glenn Whittington,
personally appeared before me and is known by me or has produced identification
(type of I.D.) FL DL on this 7 day of MARCH, 20 16.

[Signature]
NOTARY'S SIGNATURE





COLUMBIA COUNTY BUILDING DEPARTMENT
135 NE Hernando Ave, Suite B-21, Lake City, FL 32055
Phone: 386-758-1008 Fax: 386-758-2160

LICENSED QUALIFIER AUTHORIZATION

I, Timothy Shatto (license holder name), licensed qualifier
for Shatto Heat & Air (company name), do certify that

the below referenced person(s) listed on this form is/are contracted/hired by me, the license holder, or is/are employed by me directly or through an employee leasing arrangement; or, is an officer of the corporation; or, partner as defined in Florida Statutes Chapter 468, and the said person(s) is/are under my direct supervision and control and is/are authorized to purchase and sign permits; call for inspections and sign subcontractor verification forms on my behalf.

Printed Name of Person Authorized	Signature of Authorized Person
1. Bo Royals	1.
2. Dale Burd	2.
3.	3.
4.	4.
5.	5.

I, the license holder, realize that I am responsible for all permits purchased, and all work done under my license and fully responsible for compliance with all Florida Statutes, Codes, and Local Ordinances. I understand that the State and County Licensing Boards have the power and authority to discipline a license holder for violations committed by him/her, his/her agents, officers, or employees and that I have full responsibility for compliance with all statutes, codes and ordinances inherent in the privilege granted by issuance of such permits.

If at any time the person(s) you have authorized is/are no longer agents, employee(s), or officer(s), you must notify this department in writing of the changes and submit a new letter of authorization form, which will supersede all previous lists. Failure to do so may allow unauthorized persons to use your name and/or license number to obtain permits.

Timothy D. Shatto
Licensed Qualifiers Signature (Notarized)

CAC 057875
License Number

2/22/18
Date

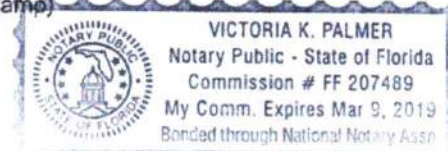
NOTARY INFORMATION:

STATE OF: Florida COUNTY OF: Union

The above license holder, whose name is Timothy D. Shatto,
personally appeared before me and is known by me or has produced identification
(type of I.D.) _____ on this 22 day of February, 20 18.

Victoria K. Palmer
NOTARY'S SIGNATURE

(Seal/Stamp)



PERMIT WORKSHEET

page 1 of 2

PERMIT NUMBER

Installer Ernest Scott Johnson License # IH-1025249

Installer Mobile Phone # 352-494-8099

Address of home being installed 78D SW OLD WILKIN Road

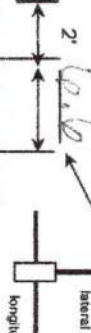
Manufacturer Townhome Length x width 58x32

NOTE: if home is a single wide fill out one half of the blocking plan
if home is a triple or quad wide sketch in remainder of home

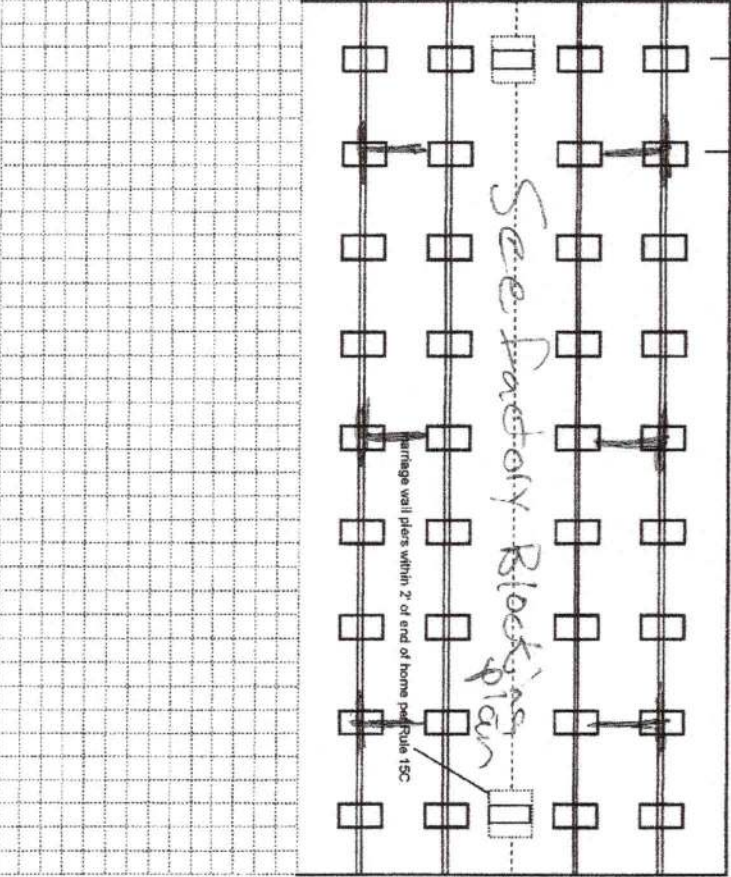
I understand Lateral Arm Systems cannot be used on any home (new or used) where the sidewall ties exceed 5 ft 4 in.

Installer's initials

Typical pier spacing



Show locations of Longitudinal and Lateral Systems (use dark lines to show these locations)



New Home ☒ Used Home ☐

Home installed to the Manufacturer's Installation Manual ☒

Home is installed in accordance with Rule 15-C ☐

Single wide ☐ Wind Zone II ☒ Wind Zone III ☐

Double wide ☒ Installation Decal # 94286

Triple/Quad ☐ Serial # FLTHLET322426-1A8

Roof System: ☒ Typical ☐ Hinged

PIER SPACING TABLE FOR USED HOMES

Load bearing capacity (sq in)	16' x 16' (256)	18 1/2" x 18 1/2" (342)	20" x 20" (400)	22" x 22" (484)*	24" x 24" (576)*	26" x 26" (676)
1000 psf	3'	4'	5'	6'	7'	8'
1500 psf	4'	6'	7'	8'	9'	10'
2000 psf	6'	8'	9'	10'	11'	12'
2500 psf	7'	9'	10'	11'	12'	13'
3000 psf	8'	10'	11'	12'	13'	14'
3500 psf	8'	10'	11'	12'	13'	14'

* Interpolated from Rule 15C-1 pier spacing table.

PIER PAD SIZES

I-beam pier pad size 28x31
Perimeter pier pad size Oliver 1055-11 or 17-5x26.5
Other pier pad sizes (required by the mfg.) _____

Draw the approximate locations of marriage wall openings 4 foot or greater. Use this symbol to show the piers.

List all marriage wall openings greater than 4 foot and their pier pad sizes below.

Opening Pier pad size

See Factory Blocking Plan

TIEDOWN COMPONENTS

Longitudinal Stabilizing Device (LSD) _____
Longitudinal Stabilizing Device w/ Lateral Arms _____
Manufacturer Oliver 1106 V

POPULAR PAD SIZES

Pad Size	Sq In
16 x 16	256
16 x 18	288
18.5 x 18.5	342
16 x 22.5	360
17 x 22	374
13 1/4 x 26 1/4	348
20 x 20	400
17 3/16 x 25 3/16	441
17 1/2 x 25 1/2	446
24 x 24	576
26 x 26	676

ANCHORS

4 ft ☒ 5 ft ☒

FRAME TIES

within 2' of end of home spaced at 5' 4" oc

OTHER TIES

Number _____
Sidewall _____
Longitudinal _____
Marriage wall _____
Shearwall _____

PERMIT NUMBER

PERMIT WORKSHEET

page 2 of 2

POCKET PENETROMETER TEST

The pocket penetrometer tests are rounded down to _____ psf or check here to declare 1000 lb. soil _____ without testing.

X 1000 X 1000 X 1000

POCKET PENETROMETER TESTING METHOD

1. Test the perimeter of the home at 6 locations.
2. Take the reading at the depth of the footer.
3. Using 500 lb. increments, take the lowest reading and round down to that increment.

X 1000 X 1000 X 1000

TORQUE PROBE TEST

The results of the torque probe test is _____ inch pounds or check here if you are declaring 5' anchors without testing _____ A test showing 275 inch pounds or less will require 5 foot anchors.

Note: A state approved lateral arm system is being used and 4 ft. anchors are allowed at the sidewall locations. I understand 5 ft anchors are required at all centerline tie points where the torque test reading is 275 or less and where the mobile home manufacturer may require anchors with 4000 lb holding capacity.

Installer's initials

ALL TESTS MUST BE PERFORMED BY A LICENSED INSTALLER

Installer Name

Ernest S. Johnson

Date Tested

Assumed Oliver Uses 4x5' Anchors

Electrical

Connect electrical conductors between multi-wide units, but not to the main power source. This includes the bonding wire between multi-wide units. Pg. _____

Plumbing

Connect all sewer drains to an existing sewer tap or septic tank. Pg. _____

Connect all potable water supply piping to an existing water meter, water tap, or other independent water supply systems. Pg. _____

Site Preparation

Debris and organic material removed _____
Water drainage: Natural _____ Swale _____ Pad _____ Other _____

Fastening multi wide units

Floor: _____ Type Fastener: 1x4s Length: 7" Spacing: 20"
Walls: _____ Type Fastener: 1x4s Length: 4" Spacing: 20"
Roof: _____ Type Fastener: 1x4s Length: 7" Spacing: 20"
For used homes a min. 30 gauge, 8" wide, galvanized metal strip will be centered over the peak of the roof and fastened with galv. roofing nails at 2" on center on both sides of the centerline.

Gasket (weatherproofing requirement)

I understand a properly installed gasket is a requirement of all new and used homes and that condensation, mold, mildew and buckled marriage walls are a result of a poorly installed or no gasket being installed. I understand a strip of tape will not serve as a gasket.

Installer's Initials

ES

Type gasket

Pg. factory or

R11

Installed:

Between Floors Yes _____
Between Walls Yes _____
Bottom of ridgebeam Yes _____

Weatherproofing

The bottomboard will be repaired and/or taped. Yes _____ Pg. _____
Siding on units is installed to manufacturer's specifications. Yes _____
Fireplace chimney installed so as not to allow intrusion of rain water. Yes _____

Miscellaneous

Skirting to be installed. Yes _____ No _____
Dryer vent installed outside of skirting. Yes _____ N/A _____
Range downflow vent installed outside of skirting. Yes _____ N/A _____
Drain lines supported at 4 foot intervals. Yes _____
Electrical crossovers protected. Yes _____
Other: _____

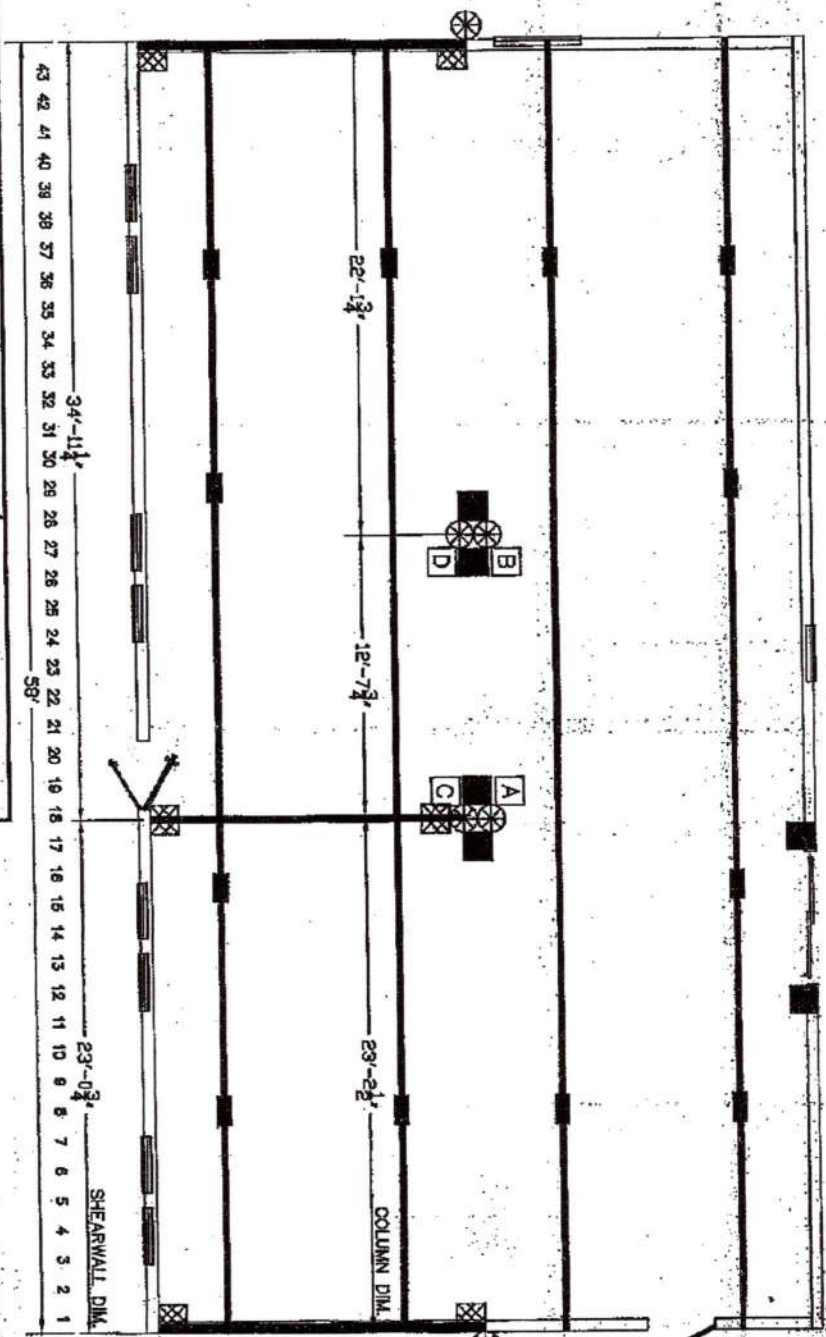
Installer verifies all information given with this permit worksheet is accurate and true based on the manufacturer's installation instructions and or Rule 15C-1 & 2

Installer Signature

Ernest S. Johnson Date 10/26/12

Daphne

28 28 27 26 25 24 23 22 21 20 19 18 17 16 15 14 13 12 11 10 9 8 7 6 5 4 3 2 1 24' O.C.



- I-BEAM BLOCKING CAPACITY CHARTS FOR SPACING. SEE SOIL BEARING CAPACITY CHARTS FOR PAD SIZE
- COLUMN BLOCKING CAPACITY CHARTS FOR PAD SIZE
- SHEARWALL BLOCKING
- SHEARWALL FRAME TIE
- CENTER LINE TIES
- VERTICAL TIE MAX. SPACING 5'-4" CENTER TO CENTER
- LONGITUDINAL TIES

SHEARWALL TIE

BLOCKING LEGEND:
FLORIDA

- 1) ALL EXTERIOR DOORS, BAY WINDOWS, RECESSED SIDEWALLS AND EXTERIOR WALL OPENINGS 48" OR GREATER, WILL REQUIRE BLOCKING ON EACH SIDE.
- 2) 32" WIDE HOMES REQUIRED TO BE BLOCKED. MIN 8'-0" ON CENTER BETWEEN COLUMNS.

TownHomes
P.O. BOX 1089
LAKE CITY, FLORIDA
32066

DATE: 4-12-22		Revisions	Code: 32242A
DYN: BC			
Parent: NEW			
Code: T (22)			
Model: DAPHNE	32242-629	Private FLORIDA BLOCKING PLAN	

STATE OF FLORIDA
DEPARTMENT OF ENVIRONMENTAL PROTECTION
APPLICATION FOR CONSTRUCTION PERMIT

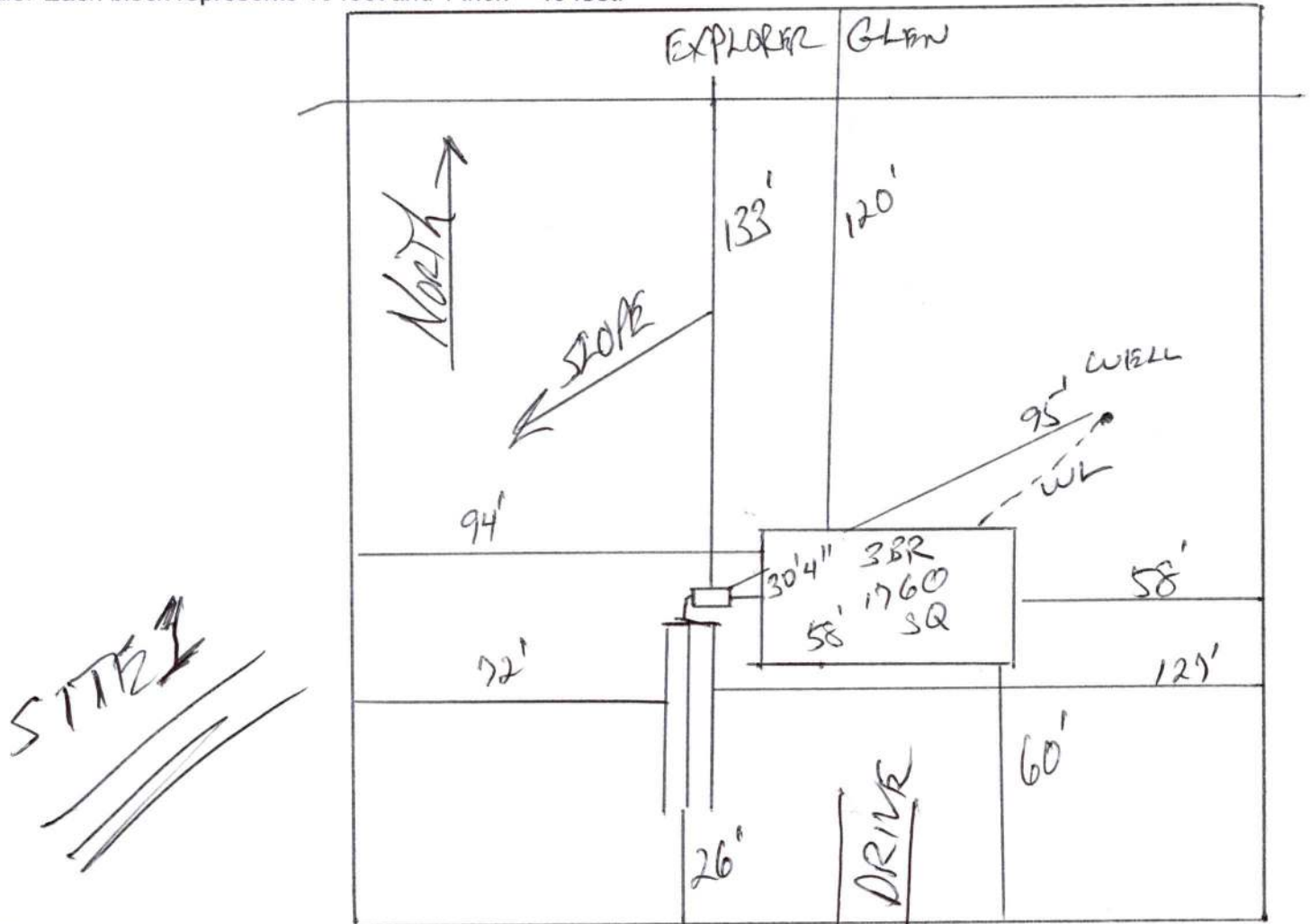
Timothy Doty

Permit Application Number _____

T. Kyle Doty

PART II - SITEPLAN

Scale: Each block represents 10 feet and 1 inch = 40 feet.



Notes: _____

1 of 9.57 Acres
Site Attached


Site Plan submitted by: _____ Contractor _____

Plan Approved _____ Not Approved _____ Date _____

By _____ County Health Department

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH DEPARTMENT



Columbia County Property Appraiser Jeff Hampton Lake City, Florida 386-758-1083				
PARCEL: 11-6S-16-03816-111 (19567) MODULAR HOME (0201) 9.57 AC				
AKA LOT 11 CROSS ROADS UNREC: COMM SW COR OF SE 1/4 OF NE 1/4, RUN E ALONG S LINE 818.77 FT, N 484.61 FT TO NE COR OF PRCL 12 FOR POB, RUN W PARALLEL TO				
FLORIDA HOLDINGS TRUST		2023 Working Values		
Owner: P O BOX 88	Mkt Lnd \$57,420	Appraised \$158,867	NOTES:	
LAKE CITY, FL 32056	Ag Lnd \$0	Assessed \$142,497		
Site: 6249 SW OLD WIRE Rd, FORT WHITE	Bldg \$84,906	Exempt \$50,000		
	XFOB \$16,541	county:\$92,497		
	Just \$158,867	Total city:\$0		
Sales Info	4/26/2022 \$0 I (U)	10/15/2002 \$28,000 V (U)	Taxable other:\$0	 Columbia County, FL
			school:\$117,497	
This information,, was derived from data which was compiled by the Columbia County Property Appraiser Office solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. No warranties, expressed or implied, are provided for the accuracy of the data herein, it's use, or it's interpretation. Although it is periodically updated, this information may not reflect the data currently on file in the Property Appraiser's office. GrizzlyLogic.com				

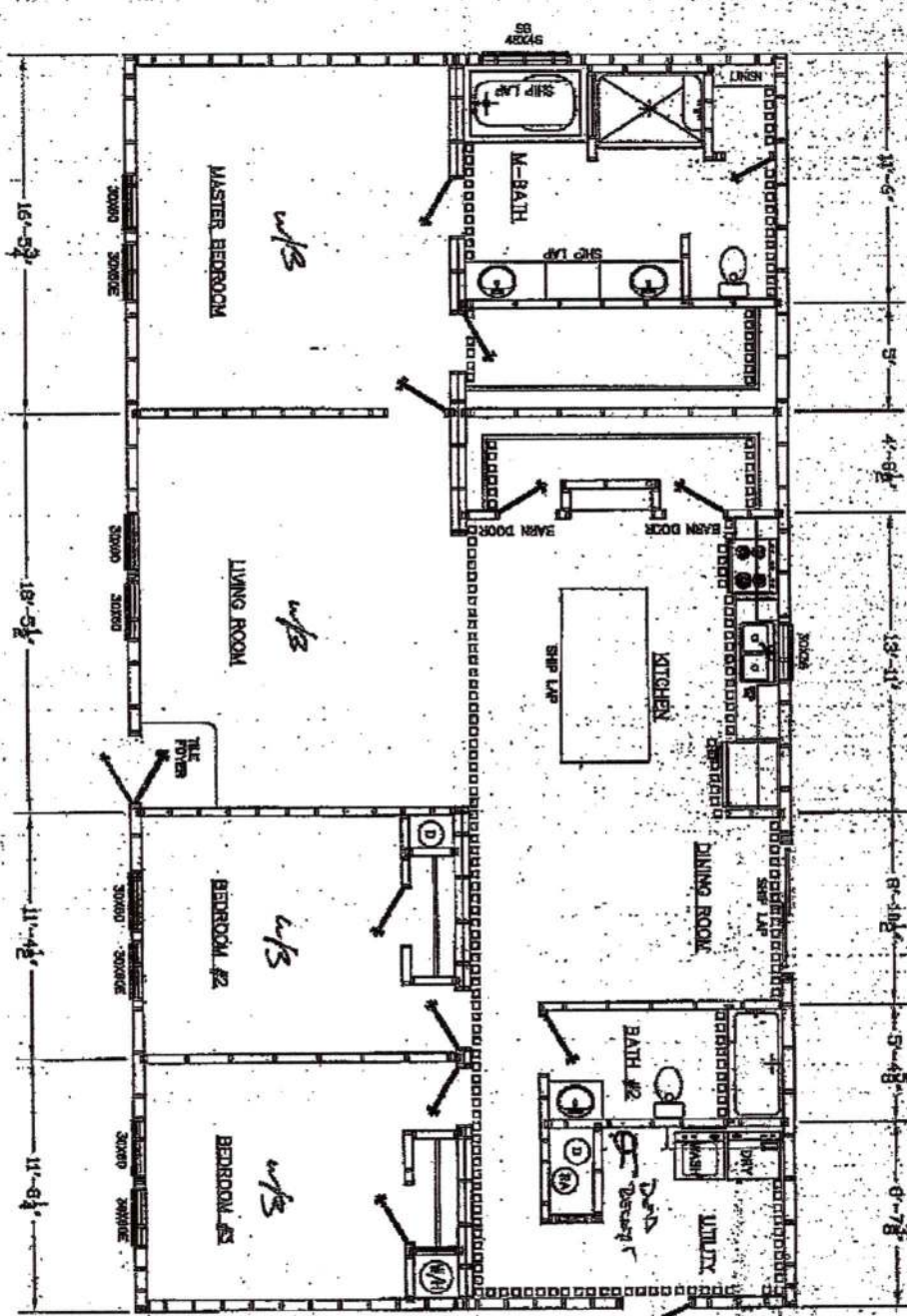
Don't mess it

58'

406300

DAPHNE

30 1/2"



1,760 SQFT

16/28/22