

DATE 09/03/2008

Columbia County Building Permit  
This Permit Must Be Prominently Posted on Premises During Construction

PERMIT  
000027309

APPLICANT ALICE PEELER PHONE 386.755.2848  
ADDRESS 9878 S US HWY 441 LAKE CITY FL 32025  
OWNER CEMJAT,LLC. PHONE 386.754.5810  
ADDRESS 193 NW WHITTON COURT LAKE CITY FL 32024  
CONTRACTOR RAYMOND PEELER-PEELER POOLS PHONE 386.755.2848  
LOCATION OF PROPERTY 90-W TO BROWN RD,TR TO HIGH POINT FARMS,TL 2ND. PLACE  
ON R.  
TYPE DEVELOPMENT SWIMMING POOL ESTIMATED COST OF CONSTRUCTION 53000.00  
HEATED FLOOR AREA TOTAL AREA HEIGHT STORIES  
FOUNDATION WALLS ROOF PITCH FLOOR  
LAND USE & ZONING A-3 MAX. HEIGHT  
Minimum Set Back Requirments: STREET-FRONT 30.00 REAR 25.00 SIDE 25.00  
NO. EX.D.U. 1 FLOOD ZONE DEVELOPMENT PERMIT NO.

PARCEL ID 20-3S-16-02202-125 SUBDIVISION HIGH POINT FARMS  
LOT 25 BLOCK PHASE UNIT TOTAL ACRES 2.00

CPC057105  
Culvert Permit No. Culvert Waiver Contractor's License Number Applicant/Owner/Contractor  
EXISTING X-08-284 CFS WR N  
Driveway Connection Septic Tank Number LU & Zoning checked by Approved for Issuance New Resident  
COMMENTS: NOC ON FILE.

Check # or Cash 17259

FOR BUILDING & ZONING DEPARTMENT ONLY

(footer/Slab)

Temporary Power date/app. by Foundation date/app. by Monolithic date/app. by  
Under slab rough-in plumbing date/app. by Slab date/app. by Sheathing/Nailing date/app. by  
Framing date/app. by Rough-in plumbing above slab and below wood floor date/app. by  
Electrical rough-in date/app. by Heat & Air Duct date/app. by Peri. beam (Lintel) date/app. by  
Permanent power date/app. by C.O. Final date/app. by Culvert date/app. by  
M/H tie downs, blocking, electricity and plumbing date/app. by Pool date/app. by  
Reconnection date/app. by Pump pole date/app. by Utility Pole date/app. by  
M/H Pole date/app. by Travel Trailer date/app. by Re-roof date/app. by

BUILDING PERMIT FEE \$ 265.00 CERTIFICATION FEE \$ 0.00 SURCHARGE FEE \$ 0.00  
MISC. FEES \$ 0.00 ZONING CERT. FEE \$ 50.00 FIRE FEE \$ 0.00 WASTE FEE \$  
FLOOD DEVELOPMENT FEE \$ FLOOD ZONE FEE \$ CULVERT FEE \$ TOTAL FEE 315.00  
INSPECTORS OFFICE CLERKS OFFICE

NOTICE: IN ADDITION TO THE REQUIREMENTS OF THIS PERMIT, THERE MAY BE ADDITIONAL RESTRICTIONS APPLICABLE TO THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. AND THERE MAY BE ADDITIONAL PERMITS REQUIRED FROM OTHER GOVERNMENTAL ENTITIES SUCH AS WATER MANAGEMENT DISTRICTS, STATE AGENCIES, OR FEDERAL AGENCIES.

"WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT."

EVERY PERMIT ISSUED SHALL BECOME INVALID UNLESS THE WORK AUTHORIZED BY SUCH PERMIT IS COMMENCED WITHIN 180 DAYS AFTER ITS ISSUANCE, OR IF THE WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED FOR A PERIOD OF 180 DAYS AFTER THE TIME THE WORK IS COMMENCED. A VALID PERMIT RECIEVES AN APPROVED INSPECTION EVERY 180 DAYS. WORK SHALL BE CONSIDERED TO BE IN ACTIVE PROGRESS WHEN THE PERMIT HAS RECIEVED AN APPROVED INSPECTION WITHIN 180 DAYS.

The Issuance of this Permit Does Not Waive Compliance by Permittee with Deed Restrictions.



**Columbia County Building Permit Application**

For Office Use Only    Application # 0808-56    Date Received 8/29    By JW    Permit # 27309  
 Zoning Official afu    Date 9/1/08    Flood Zone N/A    Land Use A-3    Zoning PRRD  
 FEMA Map # \_\_\_\_\_    Elevation \_\_\_\_\_    MFE \_\_\_\_\_    River \_\_\_\_\_    Plans Examiner (ur)    Date 9/2/08  
 Comments \_\_\_\_\_  
☒ NOC    ☐ EH    ☐ Deed or PA    ☐ Site Plan    ☐ State Road Info    ☐ Parent Parcel # \_\_\_\_\_  
☐ Dev Permit # \_\_\_\_\_    ☐ In Floodway    ☐ Letter of Auth. from Contractor    ☐ F W Comp. letter  
 IMPACT FEES:    EMS \_\_\_\_\_    Fire \_\_\_\_\_    Corr \_\_\_\_\_    Road/Code \_\_\_\_\_  
                                  School \_\_\_\_\_    = TOTAL \_\_\_\_\_

Septic Permit No. X-08-284-iv Box    Fax 755-5577  
 Name Authorized Person Signing Permit Raymond or Alice Reelw    Phone 755-2848  
 Address 9878 S. us Hwy 441 Lake City, FL 32025  
 Owners Name Anthony J. Trott, Cemjat LLC    Phone 754 5810  
 911 Address 193 NW Whitton Court Lake City FL 32024  
 Contractors Name Reelw Pools    Phone 755-2848  
 Address 9878 S. us Hwy 441 Lake City FL 32025  
 Fee Simple Owner Name & Address N/A  
 Bonding Co. Name & Address N/A  
 Architect/Engineer Name & Address N/A  
 Mortgage Lenders Name & Address \_\_\_\_\_

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

Property ID Number 20-3516-02202125    Estimated Cost of Construction 53,000  
 Subdivision Name High Pointe Farms    Lot 25 Block \_\_\_\_\_ Unit \_\_\_\_\_ Phase \_\_\_\_\_  
Driving Directions    90 West Right on Brown Rd  
Left in to High Point Farms 2nd Place on Right  
House by Blake Const.    Number of Existing Dwellings on Property 1

Construction of Swimming Pool    Total Acreage 2    Lot Size 2 acres  
 Do you need a - Culvert Permit or Culvert Waiver or Have an Existing Drive    Total Building Height \_\_\_\_\_  
 Actual Distance of Structure from Property Lines - Front 250' Side 75' Side 75' Rear 30'  
 Number of Stories \_\_\_\_\_ Heated Floor Area \_\_\_\_\_ Total Floor Area \_\_\_\_\_ Roof Pitch \_\_\_\_\_

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.



**Columbia County Building Permit Application**

**TIME LIMITATIONS OF APPLICATION :** An application for a permit for any proposed work shall be deemed to have been abandoned 180 days after the date of filing, unless such application has been pursued in good faith or a permit has been issued; except that the building official is authorized to grant one or more extensions of time for additional periods not exceeding 90 days each. The extension shall be requested in writing and justifiable cause demonstrated.

**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.

**NOTICE OF RESPONSIBILITY TO BUILDING PERMITEE:**

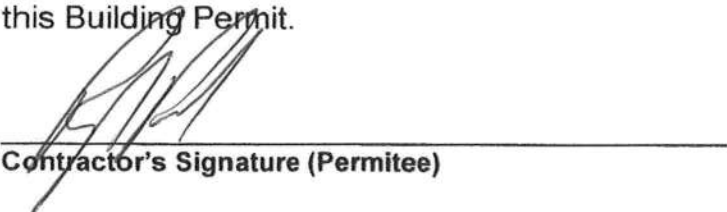
**YOU ARE HEREBY NOTIFIED** as the recipient of a building permit from Columbia County, Florida, you will be held responsible to the County for any damage to sidewalks and/or road curbs and gutters, concrete features and structures, together with damage to drainage facilities, removal of sod, major changes to lot grades that result in ponding of water, or other damage to roadway and other public infrastructure facilities caused by you or your contractor, subcontractors, agents or representatives in the construction and/or improvement of the building and lot for which this permit is issued. No certificate of occupancy will be issued until all corrective work to these public infrastructures and facilities has been corrected.

**WARNING TO OWNER:** YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU 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 ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT.

**OWNERS CERTIFICATION:** I hereby certify that all the foregoing information is accurate and all work will be done in compliance with all applicable laws and regulating construction and zoning. I further understand the above written responsibilities in Columbia County for obtaining this Building Permit.

  
Owners Signature

**CONTRACTORS AFFIDAVIT:** By my signature I understand and agree that I have informed and provided this written statement to the owner of all the above written responsibilities in Columbia County for obtaining this Building Permit.

  
Contractor's Signature (Permitee)

Contractor's License Number CFL 057105

Columbia County

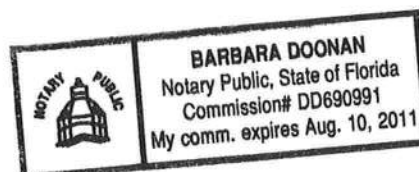
Competency Card Number \_\_\_\_\_

Affirmed under penalty of perjury to by the Contractor and subscribed before me this 21<sup>st</sup> day of JULY 2008.



Personally known \_\_\_\_\_ or Produced Identification \_\_\_\_\_

  
State of Florida Notary Signature (For the Contractor)

SEAL:



FLORIDA DEPARTMENT OF STATE  
DIVISION OF CORPORATIONS



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## Detail by Entity Name

### Florida Limited Liability Company

CEMJAT, LLC

#### Filing Information

Document Number	L05000071721
FEI Number	251924597
Date Filed	07/15/2005
State	FL
Status	ACTIVE

#### Principal Address

480 SW MAIN BLVD.  
LAKE CITY FL 32025

#### Mailing Address

PO BOX 1762  
LAKE CITY FL 32056-1762

#### Registered Agent Name & Address

BRADEN, LISA  
4623 FOREST HILL BLVD., SUITE 111  
WEST PALM BEACH FL 33341-5 US

#### Manager/Member Detail

##### Name & Address

Title MGRM

TROTT, J. ANTHONY  
480 SW MAIN BLVD.  
LAKE CITY FL 32025

#### Annual Reports

Report Year	Filed Date
2007	07/02/2007
2008	04/24/2008

#### Document Images

<a href="#">04/28/2008 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">04/24/2008 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">07/02/2007 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">04/28/2006 -- ANNUAL REPORT</a>	



# Columbia County Property Appraiser

DB Last Updated: 8/5/2008

## 2008 Proposed Values

Tax Record

Property Card

Interactive GIS Map

Print

Parcel: 20-3S-16-02202-125

Search Result: 1 of 2

Next &gt;&gt;

### Owner & Property Info

<b>Owner's Name</b>	CEMJAT LLC		
<b>Site Address</b>			
<b>Mailing Address</b>	P O BOX 2691 LAKE CITY, FL 32056		
<b>Use Desc. (code)</b>	VACANT (000000)		
<b>Neighborhood</b>	20316.00	<b>Tax District</b>	3
<b>UD Codes</b>	MKTA01	<b>Market Area</b>	01
<b>Total Land Area</b>	2.010 ACRES		
<b>Description</b>	LOT 25 HIGH POINTE S/D WD 1128-449, WD 1129-1721. CWD 1142-2747, CWD 1143-437,		

### GIS Aerial



### Property & Assessment Values

<b>Mkt Land Value</b>	cnt: (1)	\$43,918.00
<b>Ag Land Value</b>	cnt: (0)	\$0.00
<b>Building Value</b>	cnt: (0)	\$0.00
<b>XFOB Value</b>	cnt: (0)	\$0.00
<b>Total Appraised Value</b>		\$43,918.00

<b>Just Value</b>	\$43,918.00
<b>Class Value</b>	\$0.00
<b>Assessed Value</b>	\$43,918.00
<b>Exempt Value</b>	\$0.00
<b>Total Taxable Value</b>	\$43,918.00

### Sales History

Sale Date	Book/Page	Inst. Type	Sale VImp	Sale Qual	Sale RCode	Sale Price
8/23/2007	1129/1721	WD	V	U	09	\$79,900.00
8/8/2007	1128/449	WD	V	U	09	\$79,900.00

### Building Characteristics

Bldg Item	Bldg Desc	Year Blt	Ext. Walls	Heated S.F.	Actual S.F.	Bldg Value
NONE						

### Extra Features & Out Buildings

Code	Desc	Year Blt	Value	Units	Dims	Condition (% Good)
NONE						

### Land Breakdown

Lnd Code	Desc	Units	Adjustments	Eff Rate	Lnd Value
000000	VAC RES (MKT)	2.010 AC	1.00/1.00/1.00/1.00	\$21,850.00	\$43,918.00

Columbia County Property Appraiser

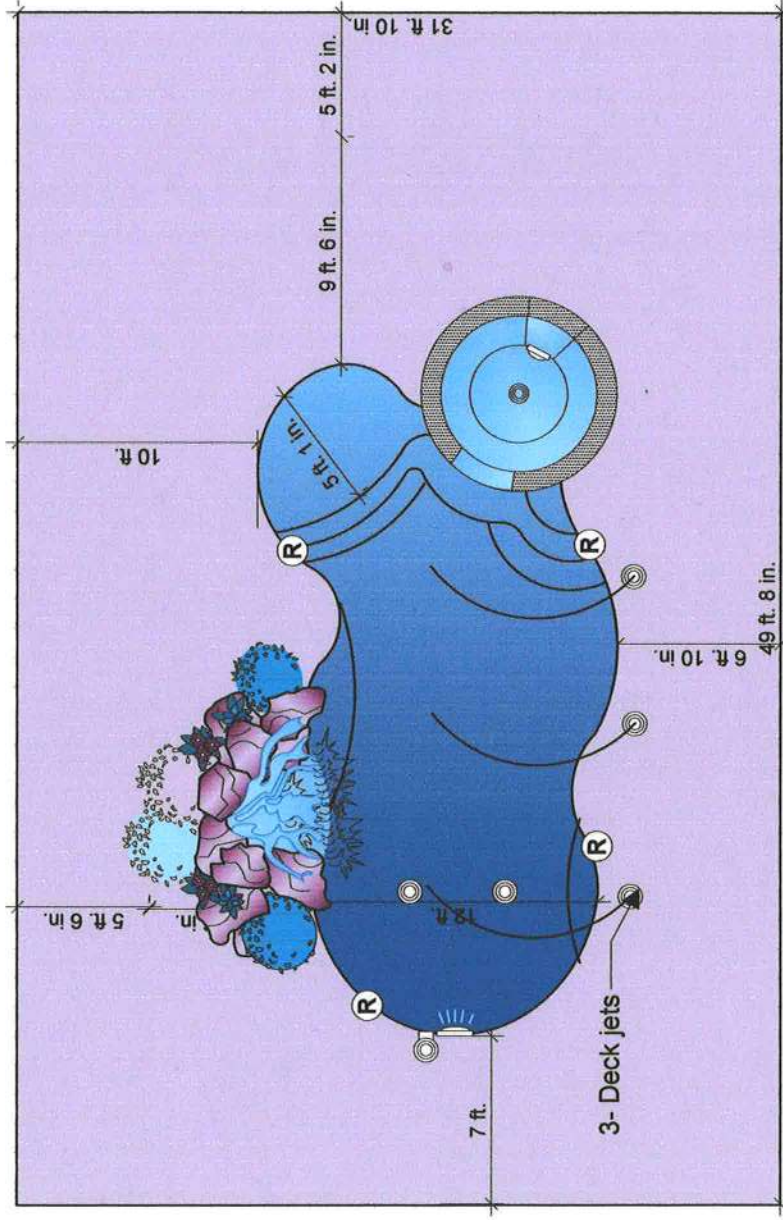
DB Last Updated: 8/5/2008

1 of 2

Next &gt;&gt;



386-755-2848



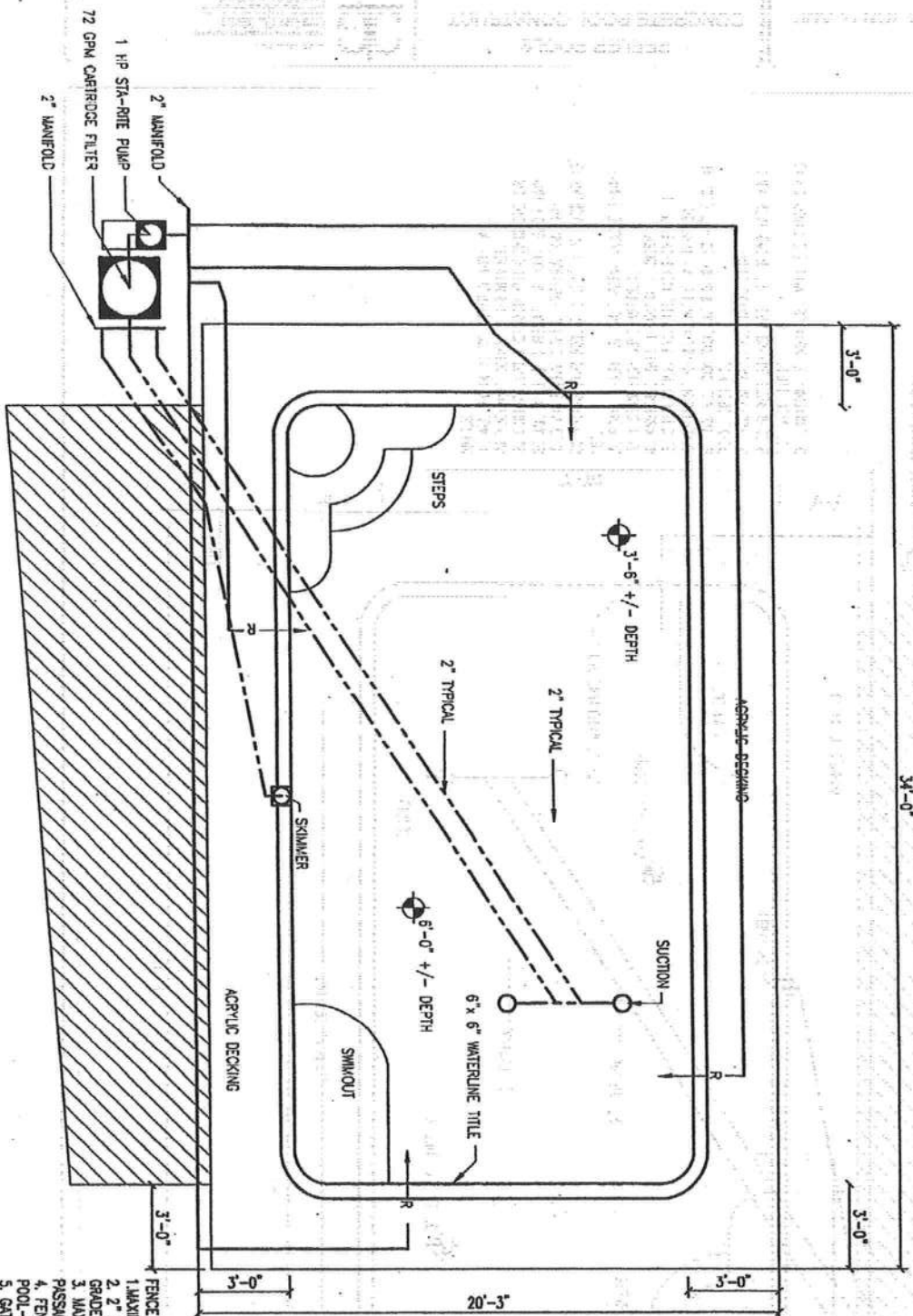
Peeler Pools 9878 S U.S.Hwy 441 Lake City FL 32025	Phone: 386-755-2848 Fax: 386-755-5577	Designed by: Raymond Peeler 12/12/2007	Dr. Trott Designed for: Lake City	FI 32055
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SCALE: 1/8" = 1'

11/2/11







- NOTES:
1. ALL WORK IS TO COMPLY WITH ALL APPLICABLE CODES & ORDINANCES.
  2. CONSTRUCTED OF 2500 PSI CONCRETE OR EQUIVALENT WITH #3 REBAR 12" O.C. EACH WAY, TIED AT EVERY OTHER INTERSECTION. MIN. COVERAGE FOR REBAR IS 2.5" MIN OVERLAP IS 18".
  3. POOL SHAPE IS FREE FORM, ABOVE SHAPE AND DIMENSION ARE APPROX.
  4. ASSUMED SOIL BEARING = 2KSF
  5. CIRCULATION SYSTEMS, COMPONENTS & EQUIPMENT SHALL COMPLY W/ NSF 50
  6. INSTALL CONTROL JOINTS @ 20'-0" O.C. IN POOL DECKING.
  7. FLORIDA BUILDING CODE 2004
  8. CONCRETE STAIRS ARE 12" TREAD WITH AND 10" MAX. HEIGHT
  9. LIGHTING IF INSTALLED WILL BE FIBER OPTIC

- FENCE REQUIREMENTS:
1. MAXIMUM 48" HEIGHT
  2. 2" MAX. VERTICAL CLEARANCE BETWEEN GRADE & BARRIER BOTTOM.
  3. MAXIMUM OPENING SHALL NOT ALLOW PASSAGE OF 4" SPHERE.
  4. FENCE POSTS WILL BE LOCATED ON POOL-SIDE OF FENCE.
  5. GATE WILL BE SELF-LOCKING WITH APPROVED LOCKING DEVICE.



# PEELER POOLS CONCRETE POOL CONSTRUCT



P.O. Box 187  
130 West Howard Street  
Live Oak, FL 32064  
Phone: (386) 362-3678  
Fax: (386) 362-6133  
Gary G. PE  
Auth. # 9461

POOL CONSTRUCTION PLANS

A-1



# Notice of Commencement

State Of Florida

County of Columbia

1. Description of Property Lot 25 Highe Pointe Subdivision

2. Parcel ID# 20 38 16022 00125

3. General Description of Improvement: Swimming Pool

4. Owner Name and Address: Cemjat LLC B.O. Box 2691  
(Anthony J. Trott) Lake City FL 32056

5. Interest in Property: Owner

6. Fee Simple Titleholder( if other than owner): None

7. Contractor Name: Peeler Pools, Inc

Inst: 200812016119 Date: 8/29/2008 Time: 11:06 AM  
19 DC, P. DeWitt Cason, Columbia County Page 1 of 1 B:1157 P:1447

8. Surety: None

9. Lender: \_\_\_\_\_ (If you have a loan and payment(draws) will be made from the lender— the name must be listed.)

10. Person in the State of Florida designated to receive notices or other documents that may be served as provided by Florida Statutes 713.13(1) (a) (7).

NONE

In addition to himself, owner designates : NONE to receive a copy of the Leinor's notice as provided by the Florida Statutes 713.131b

12. Expiration Notice: Notice of Commencement ( expires 1 year from the date of recording)

13. Prepared by: Peeler Pools, Inc.

14. Return to: Peeler Pools, Inc 9878 S. US Hwy 441 Lake City, FL 32025

Owner Name (Print) Anthony Trott

Owner Name Signature [Signature]

Sworn to and subscribed before me this 28 day of August, 2008

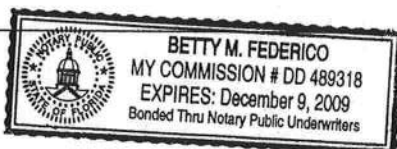
Personally Known ☒

Produced ID \_\_\_\_\_

Did/ Did not take Oath \_\_\_\_\_

Notary's Name Betty M. Federico Notary Public State Of Florida \_\_\_\_\_

Commission Expiry and Number \_\_\_\_\_



**COLUMBIA COUNTY**  
**OFFICE OF THE**  
**CLERK OF THE COUNTY**

# OCCUPANCY

**COLUMBIA COUNTY, FLORIDA**

## Department of Building and Zoning Inspection

*This Certificate of Occupancy is issued to the below named permit holder for the building and premises at the below named location, and certifies that the work has been completed in accordance with the Columbia County Building Code.*

Parcel Number 20-3S-16-02202-125

Building permit No. 000027309

Use Classification SWIMMING POOL

Fire: 0.00

Permit Holder RAYMOND PEELER-PEELER POOLS

Waste: 0.00

Owner of Building CEMJAT,LLC.

Total: 0.00

Location: 193 NW WHITTON COURT

Date: 12/01/2009

Building Inspector

**POST IN A CONSPICUOUS PLACE**  
**(Business Places Only)**



*Harry Hicks*