

Notice of Commencement
State of Florida | County of Columbia

After recording, return to: JANNEY ROOFING
1211 SR 436 SUITE 227 CASSELBERRY, FL 32707

Permit No: _____

Tax Folio No: 16-45-16-03026-117

The undersigned hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement.

1. Description of the Property: (legal description of the property and street address if available)

Legal Description LOT 17 Kimberly Oaks S/D WD 1043-1047, WD 1078-166, WD 1116-252,
WD 1321-1356
121 Southwest Kimberly Lane Lake City, FL 32024

2. General Description of Improvement RE-ROOF

3. Owner's Information or Lessee Information if the lessee contracted for the improvement:

Name Michalona Scippio
Address 121 Southwest Kimberly Lane Lake City, FL 32024
Interest in Property OWNER
Name & Address of fee simple titleholder (if different than owner): _____

4. Contractor Information

Name JANNEY ROOFING LLC Phone Number 321-385-7663
Address 1211 SR 436 SUITE 227 CASSELBERRY, FL 32707

5. Surety (if applicable, a copy of the payment bond must be attached):

Name N/A Phone Number _____
Address _____ Amount of Bond \$ _____

6. Name and address of any person making a loan for the construction of the improvements: N/A

7. Persons within the State of Florida designated by Owner upon whom notices, or other documents may be served as provided by Section 713.13(1)(a)7., Florida Statutes:

Name N/A Phone Number _____
Address _____

8. In addition to himself or herself, Owner designates N/A Of _____ to receive a copy of the following Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes. Phone Number _____

9. Expiration date of notice of commencement (the expiration date will be 1 year from the date of recording) unless a different date is specified: April 11, 2025

WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I, SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

State of Florida
County of Columbia

Michalona Scippio Michalona
Signature of Owner or Lessee, or Owner's or Lessee's Authorized Officer/Director/Partner/Manager Scippio

Owner
Signatory's Title/Office

The foregoing instrument was acknowledged before me by means of X physical presence or _____ online notarization, this 27 day of September, 2024, by Michalona Scippio who is personally known or produced OL as type of identification.



Signature of Notary Public - State of Florida (print, type or stamp commissioned name of Notary Public)