

06/02/2005

Columbia County Building Permit

PERMIT

This Permit Expires One Year From the Date of Issue

000023223

APPLICANT SERGIO RODRIGUEZ PHONE 610 914-6920
ADDRESS 288 SW BATTLE COURT FT. WHITE FL 32038
OWNER SERGIO RODRIGUEZ/MARIA GELLERT PHONE 610 914-6920
ADDRESS 288 SW BATTLE COURT FT. WHITE FL 32038
CONTRACTOR TRACEY TOWNSEND PHONE 352 472-6767
LOCATION OF PROPERTY 47S, TR ON 27, TR ON 138, TR ON FRY, TL ON CUMBERLAND,
TL N BATTLE COURT, 2ND HOE ON LEFT
TYPE DEVELOPMENT MH,UTILITY ESTIMATED COST OF CONSTRUCTION .00
HEATED FLOOR AREA TOTAL AREA HEIGHT .00 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. 0 FLOOD ZONE X DEVELOPMENT PERMIT NO.

PARCEL ID 16-7S-16-04226-177 SUBDIVISION SHILOH RIDGE UNREC
LOT 77 BLOCK PHASE UNIT TOTAL ACRES 10.00

000000672 Y IH0000711
Culvert Permit No. Culvert Waiver Contractor's License Number Applicant/Owner/Contractor
WAIVER 05-0552MD BK HD Y
Driveway Connection Septic Tank Number LU & Zoning checked by Approved for Issuance New Resident

COMMENTS: ONE FOOT ABOVE THE ROAD,

Check # or Cash 1159

FOR BUILDING & ZONING DEPARTMENT ONLY

(footer/Slab)

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

BUILDING PERMIT FEE \$.00 CERTIFICATION FEE \$.00 SURCHARGE FEE \$.00
MISC. FEES \$ 200.00 ZONING CERT. FEE \$ 50.00 FIRE FEE \$ 17.01 WASTE FEE \$ 36.75
FLOOD ZONE DEVELOPMENT FEE \$ CULVERT FEE \$ TOTAL FEE 303.76

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."

This Permit Must Be Prominently Posted on Premises During Construction

PLEASE NOTIFY THE COLUMBIA COUNTY BUILDING DEPARTMENT AT LEAST 24 HOURS IN ADVANCE OF EACH INSPECTION, IN ORDER THAT IT MAY BE MADE WITHOUT DELAY OR INCONVENIENCE, PHONE 758-1008. THIS PERMIT IS NOT VALID UNLESS THE WORK AUTHORIZED BY IT IS COMMENCED WITHIN 6 MONTHS AFTER ISSUANCE.

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

PERMIT APPLICATION / MANUFACTURED HOME INSTALLATION APPLICATION

SPM CK# 52168 - 1091 50. 1092

For Office Use Only

AP# 0505-69 Zoning Official DLK 26.05.05 Building Official ND 5.24.05

Date Received 5/12/05 By GT Permit # 672/ 23223

Flood Zone X Development Permit N/A Zoning A-3 Land Use Plan Map Category A-3

Comments _____

FEMA Map # _____ Elevation _____ Finished Floor _____ River _____ In Floodway _____

☒ Site Plan with Setbacks shown ☒ Environmental Health Signed Site Plan ☐ Env. Health Release

☒ Well letter provided ☒ Existing Well

Revised 9-23-04

- Property ID Section 16, Township 7 South, Range 16 East Must have a copy of the property deed
- New Mobile Home Columbia County, Florida, R04226-177 Used Mobile Home ☒ Year 2002
- Subdivision Information Shiloh Ridge Unacc, Lot 77
- Applicant Sergio Rodriguez + Maria E. Geller Phone # 610 914 6920 ^{cell}
- Address 288 S.W. Battle Court, Lot 77, Ft. White, Florida 32038
- Name of Property Owner Sergio Rodriguez, Maria E. Geller Phone # 610-914 6920
- 911 Address 288 SW Battle Ct. Lot 77, Ft White, Florida
- Circle the correct power company - FL Power & Light - Clay Electric
(Circle One) - Suwannee Valley Electric - Progressive Energy
- Name of Owner of Mobile Home Sergio Rodriguez, Maria E. Geller Phone # 610-914 6920
- Address 288 SW Battle Ct., Lot 77, Ft White Florida
- Relationship to Property Owner Same persons: Sergio Rodriguez, Maria E. Geller
- Current Number of Dwellings on Property - 0 -
- Lot Size 657 By 657 Total Acreage 10 acres
- Do you : Have an Existing Drive or need a Culvert Permit or a Culvert Waiver Permit
- Driving Directions 475, rt 27 toward High Springs, RT on Flashing light
near car Dealer ship on right -> go to RY, make a right, go
can be land, make a left, go straight to Emly Road - Battlecourt,
make a right 2nd Home - site on left
- Is this Mobile Home Replacing an Existing Mobile Home No (owes)
- Name of Licensed Dealer/Installer Tracey A Townsend Phone # 352-472-6767
- Installers Address 9709 SE 70th Ave Trenton Florida 32693
- License Number IH-0000711 Installation Decal # 10078

Page 1 of 2

A blank sheet of graph paper with a grid pattern. The grid consists of small squares formed by horizontal and vertical lines. There are no markings or text on the page.

Triple/Quad	Serial #
<input type="checkbox"/>	GAFL275AR-15710-02

Shearwall

POCKET PENETROMETER TEST

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

X X X

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 X X

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 4 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 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

Date Tested

5-17-05

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. 14

Plumbing

Connect all sewer drains to an existing sewer lap or septic tank. Pg. 11

Connect all potable water supply piping to an existing water meter, water lap, or other independent water supply systems. Pg. 11

Site Preparation

Debris and organic material removed

Water drainage: Natural Swale Pad Other

Fastening multi wide units

Floor: Type Fastener: 3/8" x 1 1/2" Length: 12" Spacing: 12"
Walls: Type Fastener: 3/8" x 1 1/2" Length: 12" Spacing: 12"
Roof: Type Fastener: 3/8" x 1 1/2" Length: 12" Spacing: 12"

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

Type gasket

Pg.

Installed:

Between Floors Yes
Between Walls Yes
Bottom of ridgebeam Yes

Weatherproofing

The bottomboard will be repaired and/or lapped. Yes Pg. 5
Siding on units is installed to manufacturer's specifications. Yes
Fireplace chimney installed so as not to allow intrusion of rain water. Yes 174

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

Date 5-17-05

MOBILE HOME INSTALLERS
****AUTHORIZATION****

To Whom It May Concern:

I, Tracey A. Townsend hereby authorize Sergio Rodriguez / Marie Gellest
to pull permits for 288 SW Battle Ct. Lot 77
71 White, FL 32038


Mobile Home Installer

SA-6000711
State License #

Sworn to (or affirmed) and subscribed before me this 17th day
of May, 2005.
By: Tracey Townsend

Melanie Gainey
Notary



Melanie Gainey
My Commission DD210609
Expires May 08, 2007

☐ Personally Known
☐ Produced Identification
☒ Type of Identification Produced
FLDL# T 525 801 68 673-0

Inst:2004026582 Date:11/29/2004 Time:16:08
Doc Stamp-Deed : 105.00
DC,P.DeWitt Cason,Columbia County B:1031 P:2284

This Instrument Prepared By

Sergio Rodriguez
2906 Merritt H Pkwy
Sinking Springs PA
19608

GENERAL WARRANTY DEED

Individual to Individual

THIS WARRANTY DEED made the 29th day of November, 2004 given by Antonio Rivera and his wife Hilda Rivera, hereinafter referred to as the Grantor, to Sergio Rodriguez and Maria E. Gellert, his wife, hereinafter referred to as the Grantee, whose post office address is 2906 Merritt Parkway, Sinking Springs, PA 19608;

(Wherever used herein the terms "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 corporation)

WITNESSETH that the grantor, for and in consideration of the sum of \$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 Alachua County, Florida, viz: Parcel ID# R04226-137.

See Attached "Exhibit A"

TOGETHER with all 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, 2004.

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:

Rhonda B. Green
Witness Rhonda B. Green

Megan Marable
Witness Megan Marable

Antonio Rivera
Antonio Rivera

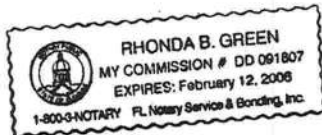
Hilda Rivera
Hilda Rivera

STATE OF FLORIDA
COUNTY OF

The foregoing instrument was acknowledged before me this 29th day of November, 2004 by Antonio Rivera and his wife, Hilda Rivera

, personally known to me or, if not personally known to me, who produced Driver's License No. _____ for identification and who did not take an oath.

(SEAL)



Rhonda B. Green
NOTARY PUBLIC

My Commission Expires:

EXHIBIT "A"

ATS # 1687

The SW ¼ of the NW ¼ of the SE ¼, Section 16, Township 7 South, Range 16 East, Columbia County, Florida. The East 30 feet of said lands being subject to an easement for ingress and egress.

60 Foot Easement For Ingress And Egress

A strip of land 60 feet in width being 30 feet each side of a centerline described as follows: Commence at the Southeast corner of the SW ¼ of the NE ¼, Section 15 Township 7 South, Range 16 East, Columbia County, Florida and run thence S 89°03'48" W, 20.45 feet to the West line of Fry Road and to the Point of Beginning, thence continue S 89°03'48" W, 3952.99 feet to the East line of Section 16, Township 7 South, Range 16 East, thence S 89°06'19" W, 661.99 feet to Reference Point "C", thence continue S 89°06'19" W, 1323.98 feet to Reference Point "D" and to the Point of Termination. Also begin at Reference point "C" and run thence N 00°45'21" W, 701.45 feet to the radius point of a cul-de-sac having a radius of 50 feet and to the Point of Termination. Also begin at Reference Point "C" and run thence S 00°45'01" E, 1323.20 feet, thence S 00°44'52" E, 701.59 feet to the radius of a cul-de-sac having a radius of 50 feet and to the Point of Termination. Also begin at Reference Point "D" and run thence N 00°46'46" W, 701.37 feet to the radius point of a cul-de-sac having a radius of 50 feet and to the Point of Termination. Also begin at Reference Point "D" and run thence S 00°46'12" E, 1323.42 feet, thence S 00°46'00" E, 701.68 feet to the radius point of a cul-de-sac having a 50 foot radius and to the Point of Termination.

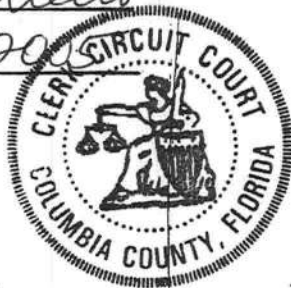
STATE OF FLORIDA, COUNTY OF COLUMBIA
I HEREBY CERTIFY, that the above and foregoing
is a true copy of the original filed in this office.
P. DeWITT CASON, CLERK OF COURTS

By

Deputy Clerk

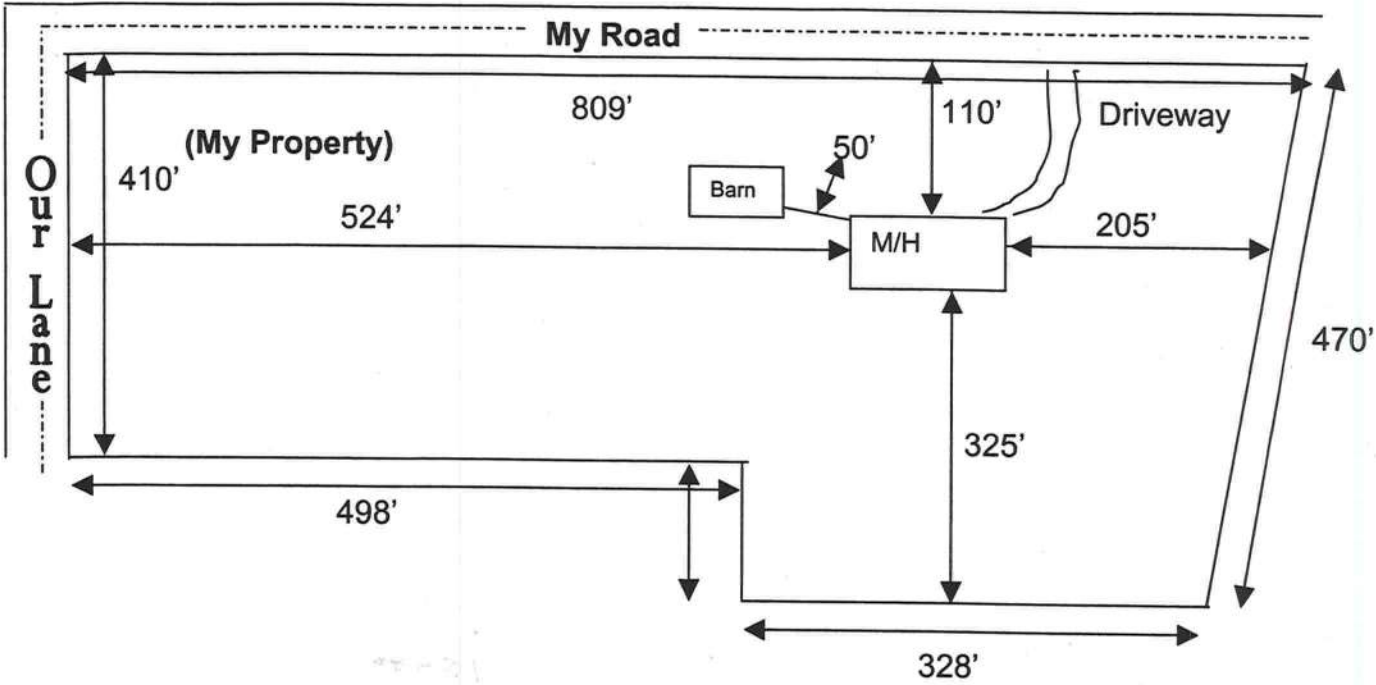
Date

May 17, 2004

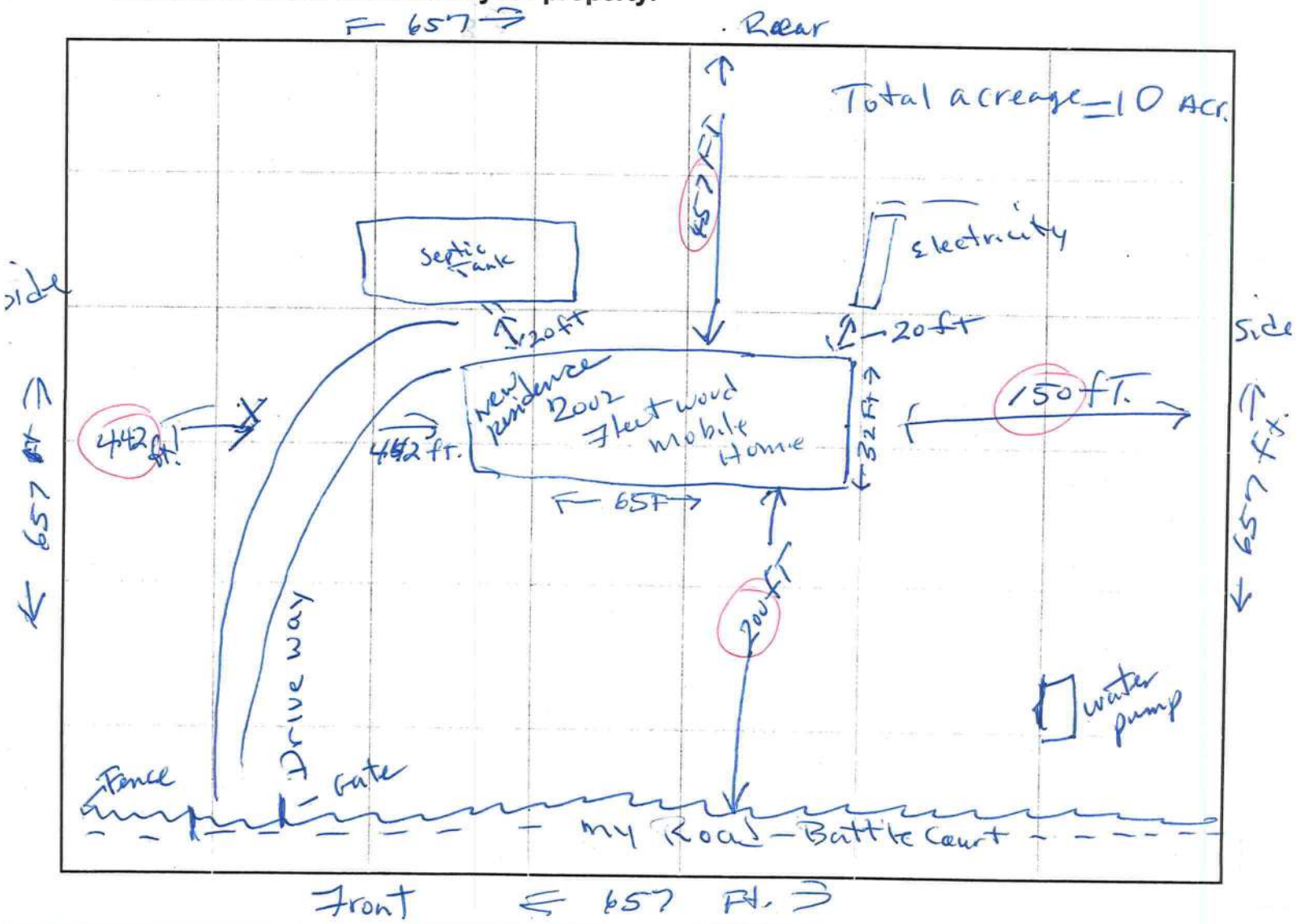


Inst: 2004026582 Date: 11/29/2004 Time: 16:08
Doc Stamp-Deed : 105.00
DC, P. DeWitt Cason, Columbia County B: 1031 P: 2285

SITE PLAN EXAMPLE / WORKSHEET

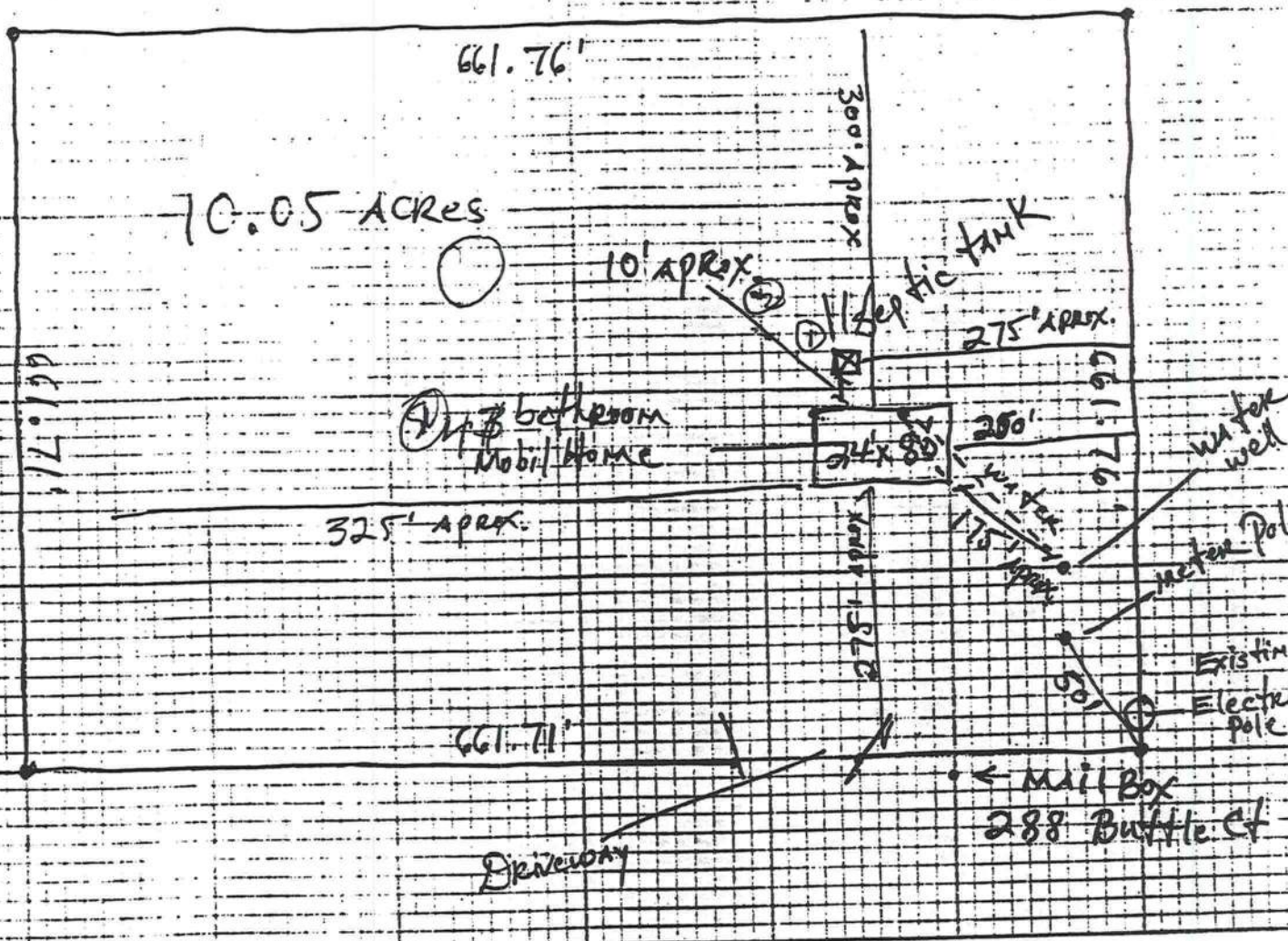


Use this example to draw your own site plan. Show all existing buildings and any other homes on this property and show the distances between them. Also show where the road or roads are around your property.



PART II - SITE PLAN

Scale: Each block represents 5 feet and 1 inch = 50 feet.



Notes:

Site Plan submitted to SRad Signature 5/17/08 Title OWNERS
Plan Approved ✓ Not Approved _____ Date 5-24-05
By M. J. 21 Columbia County Health Department

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH DEPARTMENT

0505-69

8

9

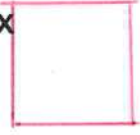
ZONE A



16

17

ZONE X



20

21

DEPARTMENT OF
CODE ENFORCEMENT
COLUMBIA COUNTY, FLORIDA

PRELIMINARY MOBILE HOME INSPECTION REPORT

DATE RECEIVED 5/17/05 BY GF
IS THE M/H ON THE PROPERTY WHERE THE PERMIT WILL BE ISSUED? Yes
OWNERS NAME Sergio Rodriguez PHONE 914-6920-610 CELL
911 ADDRESS 288 SW Battle Court, Ft. White, FL 32038
MOBILE HOME PARK N/A SUBDIVISION N/A
DRIVING DIRECTIONS TO MOBILE HOME 475, TR on 37, TR at Flashing Light (138) TR on Fry, TL Cumberland, TL on Battle Court, 2nd lot on right.
CONTRACTOR Tracy Townsend PHONE 352 422-6767 CELL

MOBILE HOME INFORMATION

MAKE Fleetwood YEAR 2002 SIZE 32 X 65
COLOR Beige SERIAL No. GAF 275 AR 73710-CD
WIND ZONE II SMOKE DETECTOR Yes

INTERIOR:
FLOORS

DOORS

WALLS

CABINETS

ELECTRICAL (FIXTURES/OUTLETS)

EXTERIOR:
WALLS / SIDING

WINDOWS

DOORS

STATUS:
APPROVED WITH CONDITIONS:

NOT APPROVED NEED REINSPECTION

INSPECTOR SIGNATURE Dmy A NUMBER 306

**Columbia County Building Department
Culvert Waiver**

Wesley
**Culvert Waiver No.
000000672**

DATE: 06/02/2005

BUILDING PERMIT NO. 23223

APPLICANT SERGIO RODRIGUEZ

PHONE 610 914-6920

ADDRESS 288 SW BATTLE COURT

FT. WHITE

FL 32038

OWNER SERGIO RODRIGUEZ/MARIE GELLERT

PHONE 610 914-6920

ADDRESS 288 SW BATTLE COURT

FT. WHITE

FL 32038

CONTRACTOR TRACEY TOWNSEND

PHONE 352 472-6767

LOCATION OF PROPERTY 47S, TR ON 27, TR ON 138, TR ON FRY, TL ON CUMBERLAND, TL ON
BATTLE COURT, 2ND LOT ON LEFT

SUBDIVISION/LOT/BLOCK/PHASE/UNIT SHILOH RIDGE UNREC

77

PARCEL ID # 16-7S-16-04226-177

I HEREBY CERTIFY THAT I UNDERSTAND AND WILL FULLY COMPLY WITH THE DECISION OF THE COLUMBIA COUNTY PUBLIC WORKS DEPARTMENT IN CONNECTION WITH THE HEREIN PROPOSED APPLICATION.

SIGNATURE: *[Signature]*

A SEPARATE CHECK IS REQUIRED

MAKE CHECKS PAYABLE TO BCC

Amount Paid 50.00

PUBLIC WORKS DEPARTMENT USE ONLY

I HEREBY CERTIFY THAT I HAVE EXAMINED THIS APPLICATION AND DETERMINED THAT THE CULVERT WAIVER IS:

APPROVED

NOT APPROVED - NEEDS A CULVERT PERMIT

COMMENTS: PRIVATE ROAD WAY

SIGNED: *[Signature]*

DATE: 6/9/05

ANY QUESTIONS PLEASE CONTACT THE PUBLIC WORKS DEPARTMENT AT 386-752-5955.

COLUMBIA COUNTY

JUN 07 2005

PUBLIC WORKS DEPT.

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



Parcel: << 16-7S-16-04226-177 (22304) >>

Owner & Property Info

Owner	RODRIGUEZ SERGIO GELLERT MARIA E RODRIGUEZ 288 SW BATTLE CT FORT WHITE, FL 32038		
Site	288 SW BATTLE CT, FORT WHITE 490 SW BATTLE CT		
Description*	THE SW1/4 OF NW1/4 OF SE1/4 AKA LOT 77 SHILOH RIDGE UNREC ALSO NW1/4 OF SW1/4 OF SE1/4 AKA LOT 76 SHILOH RIDGE UNREC ALSO SW1/4 OF SW1/4 OF SE1/4 AKA LOT 75 SHILOH RIDGE UNREC. ORB 860-818, 912-1254, 954-90, WD 1031-2284, 860-829, CT 1200-29, WD 1223-479, ...more>>>		
Area	30 AC	S/T/R	16-7S-16
Use Code**	MOBILE HOME (0200)	Tax District	3

*The Description above is not to be used as the Legal Description for this parcel in any legal transaction.
**The Use Code is a FL Dept. of Revenue (DOR) code and is not maintained by the Property Appraiser's office. Please contact your city or county Planning & Zoning office for specific zoning information.

Property & Assessment Values

2022 Certified Values		2023 Working Values	
Mkt Land	\$120,000	Mkt Land	\$120,000
Ag Land	\$0	Ag Land	\$0
Building	\$77,838	Building	\$101,583
XFOB	\$8,500	XFOB	\$16,000
Just	\$206,338	Just	\$237,583
Class	\$0	Class	\$0
Appraised	\$206,338	Appraised	\$237,583
SOH Cap [?]	\$33,735	SOH Cap [?]	\$59,597
Assessed	\$172,925	Assessed	\$181,765
Exempt	HX HB \$50,000	Exempt	HX HB \$50,000
Total Taxable	county:\$122,603 city:\$0 other:\$0 school:\$147,925	Total Taxable	county:\$127,986 city:\$0 other:\$0 school:\$156,765

Sales History

Sale Date	Sale Price	Book/Page	Deed	V/I	Qualification (Codes)	RCode
11/29/2004	\$15,000	1031/2284	WD	V	U	08
5/15/2002	\$28,000	0954/0090	WD	V	Q	
9/26/2000	\$23,500	0912/1254	WD	V	U	01
6/1/1998	\$24,000	0860/0818	WD	V	Q	

Building Characteristics

Bldg Sketch	Description*	Year Blt	Base SF	Actual SF	Bldg Value
Sketch	MANUF 1 (0201)	2002	2106	2106	\$101,583

*Bldg Desc determinations are used by the Property Appraisers office solely for the purpose of determining a property's Just Value for ad valorem tax purposes and should not be used for any other purpose.

Extra Features & Out Buildings (Codes)

Code	Desc	Year Blt	Value	Units	Dims
0296	SHED METAL	2015	\$2,000.00	1.00	0 x 0
9945	Well/Sept		\$7,000.00	1.00	0 x 0
9945	Well/Sept		\$7,000.00	1.00	0 x 0

Land Breakdown

Code	Desc	Units	Adjustments	Eff Rate	Land Value
0200	MBL HM (MKT)	10.000 AC	1.0000/1.0000 1.0000/ /	\$4,000 /AC	\$40,000
9900	AC NON-AG (MKT)	20.000 AC	1.0000/1.0000 1.0000/ /	\$4,000 /AC	\$80,000

Aerial Viewer Pictometry Google Maps

2023 2022 2019 2016 2013 Sales



EH-
Septic on
77, none
noted for lot
76-

No address - utility pole in
2012 - Checking to see
if septic - send to EH for
Septic & issue as reconnection.