

DATE, 04/20/2005

Columbia County Building Permit

PERMIT

This Permit Expires One Year From the Date of Issue

000023052

APPLICANT MIKE TODD PHONE 755-4387
ADDRESS 129 NE COLBURN AVE LAKE CITY FL 32055
OWNER JAMES KEY PHONE
ADDRESS 262 SW WINTHROP PLACE FORT WHITE FL 32038
CONTRACTOR MIKE TODD PHONE 755-4387
LOCATION OF PROPERTY 47 S, R ELIM CHURCH RD, R INTO SPRING RUN ESTATES, R ON WINTHROP, APPROX. 2 MILES DOWN ON THE RIGHT

TYPE DEVELOPMENT SFD,UTILITY ESTIMATED COST OF CONSTRUCTION 65000.00
HEATED FLOOR AREA 1300.00 TOTAL AREA 3009.00 HEIGHT 27.00 STORIES 2
FOUNDATION CONCRETE WALLS FRAMMED ROOF PITCH 12/12 FLOOR SLAB
LAND USE & ZONING A-3 MAX. HEIGHT 35
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 16-6S-16-03832-235 SUBDIVISION SPRING RUN ESTATES URECORDED
LOT 35 BLOCK PHASE UNIT TOTAL ACRES 5.00

CGC006209
Culvert Permit No. Culvert Waiver Contractor's License Number Applicant/Owner/Contractor
EXISTING 05-0384-N BK Y
Driveway Connection Septic Tank Number LU & Zoning checked by Approved for Issuance New Resident

COMMENTS: FLOOR 1 FOOT ABOVE THE ROAD
NOC ON FILE

Check # or Cash 10358

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 \$ 325.00 CERTIFICATION FEE \$ 15.05 SURCHARGE FEE \$ 15.05
MISC. FEES \$.00 ZONING CERT. FEE \$ 50.00 FIRE FEE \$ WASTE FEE \$
FLOOD ZONE DEVELOPMENT FEE \$ CULVERT FEE \$ TOTAL FEE 405.10
INSPECTORS OFFICE L. Hahn CLERKS OFFICE CH

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 INCONVIENCE, 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.

\$ 408.10

Columbia County Building Permit Application

C/C# 10358

For Office Use Only Application # 0504-19 Date Received 4-7-05 By LH Permit # 23052
 Application Approved by - Zoning Official BLK Date 20.04.05 Plans Examiner OK JTH Date 4-14-05
 Flood Zone X Development Permit N/A Zoning A-3 Land Use Plan Map Category A-3
 Comments used: EH & ~~spc~~ - No Truss Package Needed Per JTH

Applicants Name Mike Todd Construction, Inc Phone 386-755-4387
 Address 129 NE Colburn Avenue, Lake City, FL 32055
 Owners Name James Key Phone _____
 911 Address 262 SW Winthrop Place, Ft. White, FL 32038
 Contractors Name Mike Todd Construction, Inc. Phone 386-755-4387
 Address 129 NE Colburn Avenue, Lake City, FL 32055
 Fee Simple Owner Name & Address N/A
 Bonding Co. Name & Address N/A
 Architect/Engineer Name & Address N/A
 Mortgage Lenders Name & Address 1st Federal, Lake City, FL

Property ID Number 16-65-16-03832-235 Estimated Cost of Construction \$181,000
 Subdivision Name Spring Run Estates Unrecorded Lot 35 Block _____ Unit _____ Phase _____
 Driving Directions Take 47 South to Elm Church Rd - Go approx .7 miles to Spring Run Estates and turn right - Go approx .8 miles and turn @ onto Winthrop - Lot is approx 2 miles down on @
 Type of Construction New Single Family residence Number of Existing Dwellings on Property 0
 Total Acreage 5 Lot Size _____ Do you need a - Culvert Permit or Culvert Waiver or Have an Existing Drive
 Actual Distance of Structure from Property Lines - Front 93'75" Side 92'391" Side 78'391" Rear 76'449"
 Total Building Height 26'8" Number of Stories 2 Heated Floor Area 2024 Roof Pitch 12/12

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.

OWNERS AFFIDAVIT: 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.

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

Owner Builder or Agent (Including Contractor)

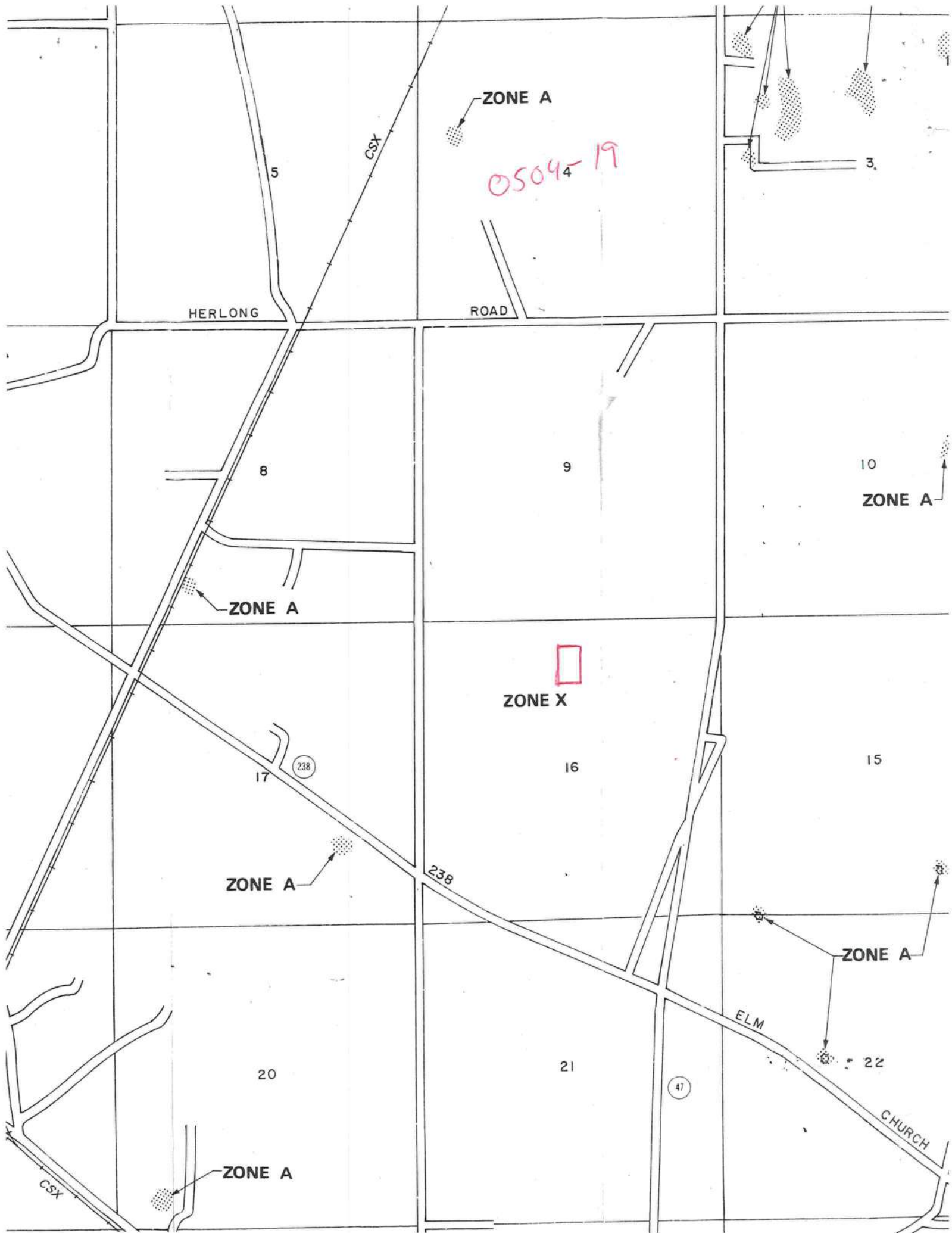
STATE OF FLORIDA
 COUNTY OF COLUMBIA

Sworn to (or affirmed) and subscribed before me
 this _____ day of _____ 20____.
 Personally known _____ or Produced Identification _____

Contractor Signature
 Contractors License Number CQC006209
 Competency Card Number _____

NOTARY STAMP/SEAL

Notary Signature

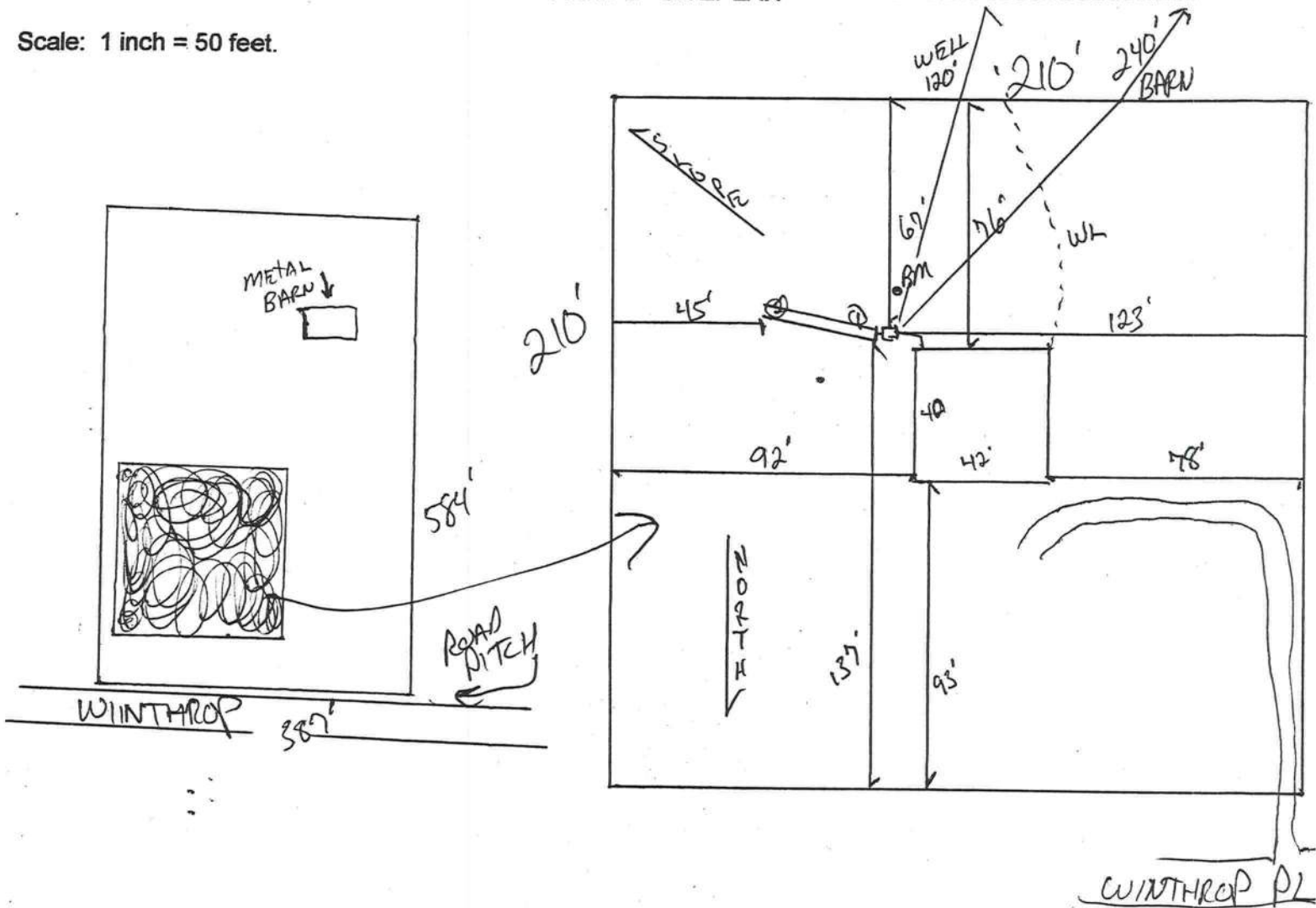


STATE OF FLORIDA
DEPARTMENT OF HEALTH
APPLICATION FOR ONSITE SEWAGE DISPOSAL SYSTEM CONSTRUCTION PERMIT

Permit Application Number 05-0384X

----- PART II - SITEPLAN -----

Scale: 1 inch = 50 feet.



Notes: 1 of 5 ACRES

Site Plan submitted by: Rocky D F

MASTER CONTRACTOR

Plan Approved Mark S Lander Not Approved _____

Date _____

By _____ County Health Department

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH DEPARTMENT

Total: \$
Prepared By And Return To:

TITLE OFFICES, LLC
2015 S. 1ST ST.,
LAKE CITY, FL.. 32025

File #01Y-09031KW/KIM WATSON

Property Appraisers Parcel I.D. Number(s):
16-6S-16-03832-235
Grantee(s) S.S.#(s):
264887619

Inst:2001020459 Date:10/29/2001 Time:14:44:04

Doc Stamp-Deed : 118.30

DC, P. DeWitt Cason, Columbia County B:938 P:1509

WARRANTY DEED

THIS WARRANTY DEED made and executed the 18th day of October, 2001 by LAWRENCE McINTYRE and JAQUELINE M. McINTYRE, HIS WIFE, hereinafter called the Grantor, to JAMES MILLER KEY, A SINGLE PERSON, whose post office address is: 1507 WEST BRYAN ST., KISSIMMEE, FL 34741, hereinafter called the Grantee:

(Wherever used herein the terms "Grantor" and "Grantee" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

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, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee all that certain land situate, lying and being in COLUMBIA County, State of Florida, viz:

SEE EXHIBIT "A" ATTACHED HERETO
AND BY REFERENCE MADE A PART HEREOF

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, and hereby 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 easements, restrictions and reservations of record, if any, and taxes accruing subsequent to December 31, 2000.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered
in the presence of:

X Willie Mae Walker

Witness: Willie Mae Walker

X Meredith Bringer

Witness: Meredith Bringer

Witness: _____

Witness: _____

STATE OF Georgia
COUNTY OF Cobb

X Lawrence McIntyre

LAWRENCE McINTYRE

Address: 1435 WOODHOLLOW

MARIETTA, GA 30067

X Jaqueline M. McIntyre

JAQUELINE M. McINTYRE

Address: 1435 WOODHOLLOW

MARIETTA, GA 30067

I hereby certify that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared LAWRENCE McINTYRE and JAQUELINE M. McINTYRE, HIS WIFE, who produced the identification described below, and who acknowledged before me that they executed the foregoing instrument. Witness my hand and official seal in the county and state aforesaid this 18th day of October, 2001.

X Paula J. Meyers
PAULA J. MEYERS

Notary Public:

Identification Examined:

FLORIDA DRIVER'S LICENSE

My Commission Expires MAY 3, 2005

01Y-09031

Inst: 2001020459 Date: 10/29/2001 Time: 14:44:04
Doc Stamp-Deed : 116.30
JPM DC, P. DeWitt Cason, Columbia County B: 938 P: 1510

EXHIBIT "A"

Lot 35, Spring Run, an unrecorded subdivision being in a part of the W $\frac{1}{2}$ of Section 16 and all of the W $\frac{1}{2}$ of the NE $\frac{1}{4}$ of said Section 16, Township 6 South, Range 16 East, Columbia County, Florida being more particularly described as follows: Commence at the NW corner of said Section 16 and run N 88°11'19" East right-of-way line of Lazy Oak Road (a 50 foot county maintained dirt road as now established); thence continue along the North line of said Section 16, N 88°11'19" East a distance of 815.61 feet; thence S 00°28'58" East 1984.60 feet to the Northerly right of way line of a 60 foot road right of way; thence continue along the Northerly right of way line 745.57 feet to the point of curvature of a curve being concave to the left, having a radius of 25.00 feet and a chord bearing and distance of N 43°51'10" East, 34.94 feet; thence Northerly along the arc of said curve 38.69 feet to the point of tangency of said curve, said point also to be known as reference Point "A"; thence N 88°11'19" East, 60.00 feet to a point of the Easterly right of way line of a 60 foot road right of way, said point also known as reference Point "B"; thence N 00°28'58" West, 559.41 feet; thence N 88°11'19" East, 775.00 feet to the POINT OF BEGINNING; thence North 00°28'58" West, 584.99 feet to its intersection with the Southerly right of way line of a 60 foot road right of way; thence run along the Southerly right of way line N 88°11'19" East, 387.50 feet; thence S 00°28'58" East, 584.99 feet; thence S 88°11'19" West, 387.50 feet to the POINT OF BEGINNING.

SUBJECT TO: Distribution right-of-way easement to Clay Electric Cooperative, recorded June 12, 1987, Official Records Book 625, page 226-228; Declaration of Restrictions and Protective Covenants, recorded June 23, 1987, in Official Records Book 626, page 121-125; Reservations of Mineral Rights and Exploration Rights in connection therewith contained in Warranty Deed dated March 30, 1967, recorded in Official Records Book 220, page 318, and re-recorded in Official Records Book 619, page 785; all of the public records of Columbia County, Florida.

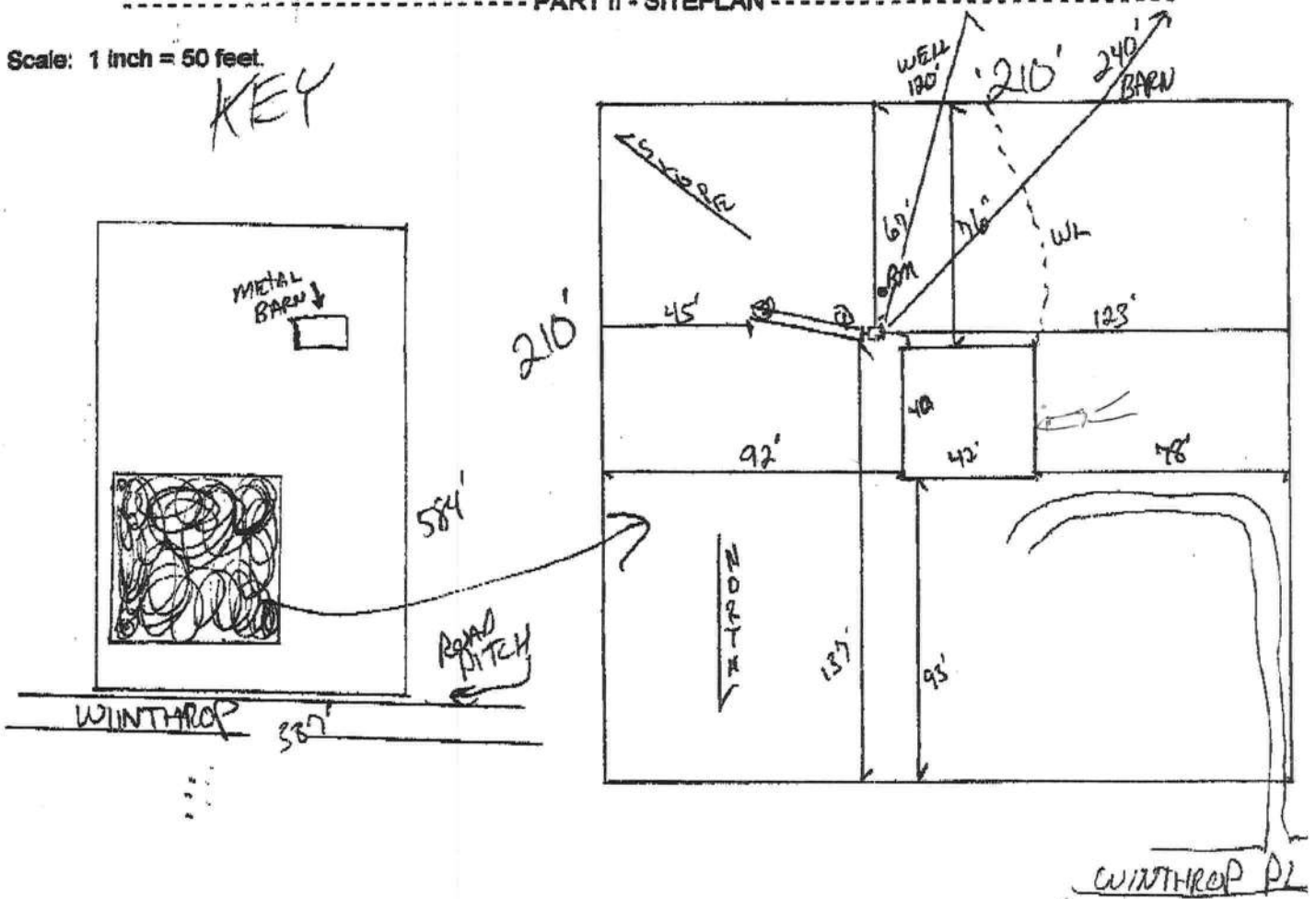
**STATE OF FLORIDA
DEPARTMENT OF HEALTH
APPLICATION FOR ONSITE SEWAGE DISPOSAL SYSTEM CONSTRUCTION PERMIT**

Permit Application Number _____

----- PART II - SITEPLAN -----

Scale: 1 inch = 50 feet.

KEY



Notes:

1 of 5 ACRES

Site Plan submitted by:

Rocky D. F. O.

MASTER CONTRACTOR

Plan Approved _____

Not Approved _____

Date _____

By _____

County Health Department

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH DEPARTMENT



REVISIONS	
NOTES	
<p>A CUSTOM HOME FOR MR. JAMES KEY MIKE TODD CONSTRUCTION LAKE CITY FLA.</p>	
JOB NUMBER	<p>SHED-734, 8000N CHESAPEAKE AVE LAKE CITY, FLA 33701 MIKE TODD</p>
OWNER NUMBER	

THIS INSTRUMENT PREPARED BY
AND RETURN TO:
TITLE OFFICES, LLC
1089 SW MAIN BLVD.
LAKE CITY, FLORIDA 32025

Inst:2005007225 Date:03/30/2005 Time:09:20
mk DC, P. DeWitt Cason, Columbia County B:1041 P:2529

Parcel I.D. #: 03832-235

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

NOTICE OF COMMENCEMENT

STATE OF FLORIDA
COUNTY OF COLUMBIA

THE UNDERSIGNED hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713.13, Florida Statutes, the following information is provided in this Notice of Commencement. This Notice shall be void and of no force and effect if construction is not commenced within ninety (90) days after recordation.

1. Description of property: (Legal description of property, and street address if available)

262 SW WINTHROP PLACE, FT. WHITE, FLORIDA 32038

Lot 35, Spring Run, an unrecorded subdivision being in a part of the W½ of Section 16 and all of the W½ of the NE¼ of said Section 16, Township 6 South, Range 16 East, Columbia County, Florida being more particularly described as follows: Commence at the NW corner of said Section 16 and run N 88°11'19"East, 25.00 feet to the East right-of-way line of Lazy Oak Road (a 50 foot county maintained dirt road as now established); thence continue along the North line of said Section 16, N 88°11'19"East a distance of 815.61 feet; thence S 00°28'58"East 1984.60 feet to the Northerly right of way line of a 60 foot road right of way; thence continue along the Northerly right of way line 745.57 feet to the point of curvature of a curve being concave to the left, having a radius of 25.00 feet and a chord bearing and distance of N 43°51'10"East, 34.94 feet; thence Northerly along the arc of said curve 38.69 feet to the point of tangency of said curve, said point also to be known as reference Point "A"; thence N 88°11'19"East, 60.00 feet to a point of the Easterly right of way line of a 60 foot road right of way, said point also known as reference Point "B"; thence N 00°28'58"West, 559.41 feet; thence N 88°11'19"East, 775.00 feet to the POINT OF BEGINNING; thence North 00°28'58"West, 584.99 feet to its intersection with the Southerly right of way line of a 60 foot road right of way; thence run along the Southerly right of way line N 88°11'19"East, 387.50 feet; thence S 00°28'58"East, 584.99 feet; thence S 88°11'19"West, 387.50 feet to the POINT OF BEGINNING.

2. General description of improvement: single family dwelling

3. Owner information:

- a. Name and address:
JAMES M.B. KEY
262 SW WINTHROP PLACE, FT. WHITE, FLORIDA
32038
- b. Interest in property: Fee Simple
- c. Name and Address of Fee Simple Titleholder (if other than owner):

4. Contractor: (Name and Address)

MIKE TODD CONSTRUCTION
129 NE COLBURN AVE., LAKE CITY, FLORIDA 32055
Telephone Number: (386) 755-4387

5. Surety (if any):

- a. Name and Address:
Telephone Number: _____
- b. Amount of Bond \$ _____

6. Lender: (Name and Address)

FIRST FEDERAL SAVINGS BANK OF FLORIDA
4705 WEST U.S. HWY 90, P.O. BOX 2029, LAKE CITY, FL 32056
Telephone Number: 755-0600

7. Persons within the State of Florida designated by Owner upon whom notice or other documents may be served as provided by Section 713.13(1)(a)7., Florida Statutes: (Name and Address)
N/A

Compliance with Method B Chapter 6 of the Florida Energy Efficiency Code may be demonstrated by the use of Form 600B for single and multifamily residences of 3 stories or less in height, and additions to existing residential buildings. To comply, a building must meet or exceed all of the energy efficiency prescriptives in any one of the prescriptive component packages and comply with the prescriptive measures listed in Table 6B-1 of this form. An alternative method is provided for additions of 600 square feet or less by use of Form 600C. If a building does not comply with this method, it may still comply under other sections in Chapter 6 of the Code.

PROJECT NAME: AND ADDRESS:	Key 2002 S.W. Winthrop Pl Fort White 32038	BUILDER: PERMITTING OFFICE:	Climate ZONE: 1 <input type="checkbox"/> 2 <input checked="" type="checkbox"/> 3 <input type="checkbox"/>
OWNER:	James Key	PERMIT NO.:	JURISDICTION NO.:
		23052	221000

GENERAL DIRECTIONS:

1. New construction including additions which incorporates any of the following features cannot comply using this method: steel stud walls, single assembly roof/ceiling construction, or skylights or other non-vertical roof glass.
2. Choose one of the component packages "A" through "E" from Table 6B-1 by which you intend to comply with the Code. Circle the column of the package you have chosen.
3. Fill in all the applicable spaces of the "To Be Installed" column on Table 6B-1 with the information requested. All "To Be Installed" values must be equal to or more efficient than the required levels.
4. Complete page 1 based on the "To Be Installed" column information.
5. Read "Minimum Requirements for All Packages", Table 6B-2 and check each box to indicate your intent to comply with all applicable items.
6. Read, sign and date the "Prepared By" certification statement at the bottom of page 1. The owner or owner's agent must also sign and date the form.

Please Print

CK

1. Compliance package chosen (A-F)
2. New construction or addition
3. Single family detached or Multifamily attached
4. If Multifamily—No. of units covered by this submission
5. Is this a worst case? (yes / no)
6. Conditioned floor area (sq. ft.)
7. Predominant eave overhang (ft.)
8. Glass type and area :
 - a. Clear glass
 - b. Tint, film or solar screen
9. Percentage of glass to floor area
10. Floor type, area or perimeter, and insulation:
 - a. Slab on grade (R-value)
 - b. Wood, raised (R-value)
 - c. Wood, common (R-value)
 - d. Concrete, raised (R-value)
 - e. Concrete, common (R-value)
11. Wall type, area and insulation:
 - a. Exterior: 1. Masonry (Insulation R-value)
2. Wood frame (Insulation R-value)
 - b. Adjacent: 1. Masonry (Insulation R-value)
2. Wood frame (Insulation R-value)
12. Ceiling type, area and insulation:
 - a. Under attic (Insulation R-value)
 - b. Single assembly (Insulation R-value)
13. Air Distribution System: Duct insulation, location
Test report (attach if required)
14. Cooling system
(Types: central, room unit, package terminal A.C., gas, none)
15. Heating system:
(Types: heat pump, elec. strip, nat. gas, L.P. gas, gas h.p., room or PTAC, none)
16. Hot water system:
(Types: elec., nat. gas, L.P. gas, solar, heat rec., ded. heat pump, other, none)

1.	A	
2.	New	
3.	Sp. Fam	
4.		
5.	NO	
6.	2009	
7.	0'	
	Single Pane	Double Pane
8a.	_____ sq. ft.	297 sq. ft.
8b.	_____ sq. ft.	_____ sq. ft.
9.	15 %	
10a.	R= 11	_____ lin. ft.
10b.	R= 11	_____ sq. ft.
10c.	R=	_____ sq. ft.
10d.	R=	_____ sq. ft.
10e.	R=	_____ sq. ft.
11a-1	R= 13	_____ sq. ft.
11a-2	R=	_____ sq. ft.
11b-1	R=	_____ sq. ft.
11b-2	R=	_____ sq. ft.
12a.	R= 22	_____ sq. ft.
12b.	R=	_____ sq. ft.
13.	R= 6	
14a.	Type: Central	
14b.	SEER/EER: 12.0	
14c.	Capacity: 30K BTU	
15a.	Type: Heat Pump	
15b.	HSPF/COP/AFUE:	
15c.	Capacity: 3.5 ton	
16a.	Type: Electric	
16b.	EF: 1.68	

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

PREPARED BY: [Signature] DATE: 4/9/05

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

OWNER AGENT: [Signature] DATE: 4/9/05

Review of 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 in accordance with Section 553.908, F.S.

BUILDING OFFICIAL: _____

DATE: _____

COLUMBIA COUNTY OFFICE OF 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 16-6S-16-03832-235

Building permit No. 000023052

Use Classification SFD, UTILITY

Fire: 0.00

Permit Holder MIKE TODD

Waste: 0.00

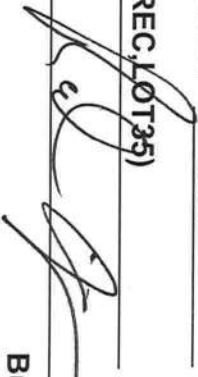
Owner of Building JAMES KEY

Total: 0.00

Location: 262 SW WINTHROP PLACE (SPRING RUN EST. UNREC. LOT 35)

Date: 02/23/2006




Building Inspector

POST IN A CONSPICUOUS PLACE
(Business Places Only)