

Parcel:

28-2S-17-04775-003

Owner & Property Info

Result: 11 of 25

Owner **GRIFFIN JONATHAN**
277 SW FOSTER GLN
LAKE CITY, FL 32025

Site ,

Description* BEG AT SW COR OF NW1/4 OF SW 1/4, RUN W 90.41 FT, N 663.56 FT, E
447.23 FT, S 664.85 FT, W 353.22 FT TO POB AKA PARCEL "K" ORB 1015-
1766

Area 6.8 AC

S/T/R 28-2S-17E

Use Code** VACANT (000000)

Tax District 3

Waldrop / Fridley
Deed Attached

Prepared by:

Michael H. Harrell
Abstract Trust Title, LLC
283 NW Cole Terrace
Lake City, FL 32055

4-9893

Warranty Deed

Individual to Individual

THIS WARRANTY DEED made the 7 day of August, 2020, by Jonathan Griffin, hereinafter called the grantor, to Crystal Waldrop, and Kayla Fridley, whose address is: 11389 Cowpen Rd, Sanderson, FL 32087 hereinafter called the grantee:

(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 COLUMBIA County, Florida:

See Exhibit "A" Attached Hereto And By This Reference Made A Part Thereof.

The above described property is not, nor has ever been the Homestead of the Grantor.

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 the prior year.

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:

Jessica Marilyn Thomas
Witness:

Jessica Marilyn Thomas

Printed Name:

Denise Bose

Witness:

Denise Bose

Printed Name:

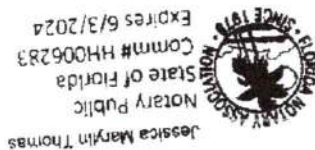
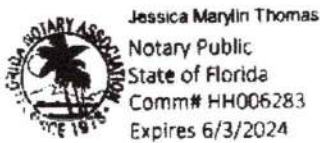
Jonathan Griffin
Jonathan Griffin

STATE OF FLORIDA
COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 7 day of August, 2020 by Jonathan Griffin, a Single person, personally known to me or, if not personally known to me, who produced DL as identification.

(Notary Seal)

Jessica Marilyn Thomas
Notary Public



ATT # 9893

Exhibit "A"

Parcel K

A parcel of land in Sections 28 and 29, Township 2 South, Range 17 East, Columbia County, Florida, being more particularly described as follows:

Commence at the intersection of the South line of the Northeast 1/4 of the Southeast 1/4 of Section 29, Township 2 South, Range 17 East, Columbia County, Florida, with the Easterly right of way line of State Road No. 47 (U.S. Highway 441) and run North 89° 43' 05" East, along the South line of the Northeast 1/4 of the Southeast 1/4 of Section 29, a distance of 1183.67 feet to the Point of Beginning; thence North 00° 36' 24" West, along a line parallel with the Easterly right of way line of State Road 47 (U.S. Highway 441) a distance of 663.56 feet; thence North 88° 55' 21" East, along a line parallel with the South line of the Northwest 1/4 of the Southwest 1/4 of Section 28, a distance of 93.07 feet to a point on the West line of Section 28; thence continue North 88° 55' 21" East, along a line parallel with the South line of the Northwest 1/4 of the Southwest 1/4 of Section 28, a distance of 354.16 feet; thence South 00° 17' 49" East, a distance of 664.85 feet to a point of the South line of the Northwest 1/4 of the Southwest 1/4 of Section 28; thence South 88° 55' 21" West, along said South line of the Northwest 1/4 of the Southwest 1/4 of Section 28, a distance of 353.22 feet to the Southeast corner of the Northeast 1/4 of the Southeast 1/4 of Section 29; thence South 89° 43' 05" West, along the South line of the Northeast 1/4 of the Southeast 1/4 of Section 29, a distance of 90.41 feet to the Point of Beginning.

Together with and subject to those certain easements for ingress and egress, set forth and described as Parcel Two (Easement Lands) in Official Records Book 1015, Page 1766 of the public records of Columbia County, Florida.

MOBILE HOME INSTALLATION SUBCONTRACTOR VERIFICATION FORM



APPLICATION NUMBER _____ CONTRACTOR Brent Strickland PHONE 386-365-7043

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

Waldrop - Fridley

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>James Dale Williams</u>	Signature 
	License #: <u>EC 13007092</u>	Phone #: <u>386-362-2035</u>
	Qualifier Form Attached <input checked="" type="checkbox"/>	
MECHANICAL/ A/C _____	Print Name <u>Michael Boland</u>	Signature 
	License #: <u>CAC 1817716</u>	Phone #: <u>386-972-1700</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
LETTER OF AUTHORIZATION TO SIGN FOR PERMITS
135 NE Hernando Ave, Suite B-21, Lake City, FL 32055
Phone 386-758-1008 Fax 386-758-2160

I, Dale Williams (license holder name), licensed qualifier
for Affordable Electric (company name), do certify that
the below referenced person(s) listed on this form 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 permits, call for inspections, and sign on my behalf

Printed Name of Person Authorized	Signature of Authorized Person
1. Dale Burd	1.
2.	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 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.

Dale Williams License Holders Signature (Notarized) EC13007042 License Number 1-07-19 Date

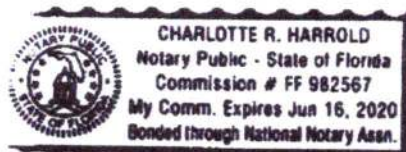
NOTARY INFORMATION:

STATE OF Florida COUNTY OF Columbia

The above license holder, whose name is Dale Williams
personally appeared before me and is known by me or has produced identification
(type of I.D.) on this 7th day of January 20 19

Charlotte R. DeDane (Harold)
NOTARY'S SIGNATURE

(Seal/Stamp)





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, Michael A Boland (license holder name), licensed qualifier
for ACE A/C & OCA, LLC (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 Eard</u>	1. <u>[Signature]</u>
2. <u>Kelly Bishop</u>	2. <u>Kelly Bishop</u>
3. <u>Rocky Ford</u>	3. <u>[Signature]</u>
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]
Licensed Qualifiers Signature (Notarized)

CAC1817716 License Number
Date 11/17/15

NOTARY INFORMATION:
STATE OF Florida COUNTY OF Marion

The above license holder, whose name is Michael A. Boland
personally appeared before me and is known by me or has produced identification
(type of I.D.) _____ on this 17th day of November, 2015

[Signature]
NOTARY'S SIGNATURE

(Seal/Stamp)



PERMIT WORKSHEET

page 1 of 2

PERMIT NUMBER

Installer Brent Strickland License # IH 1104218

Address of home being installed NE Spadling Loop

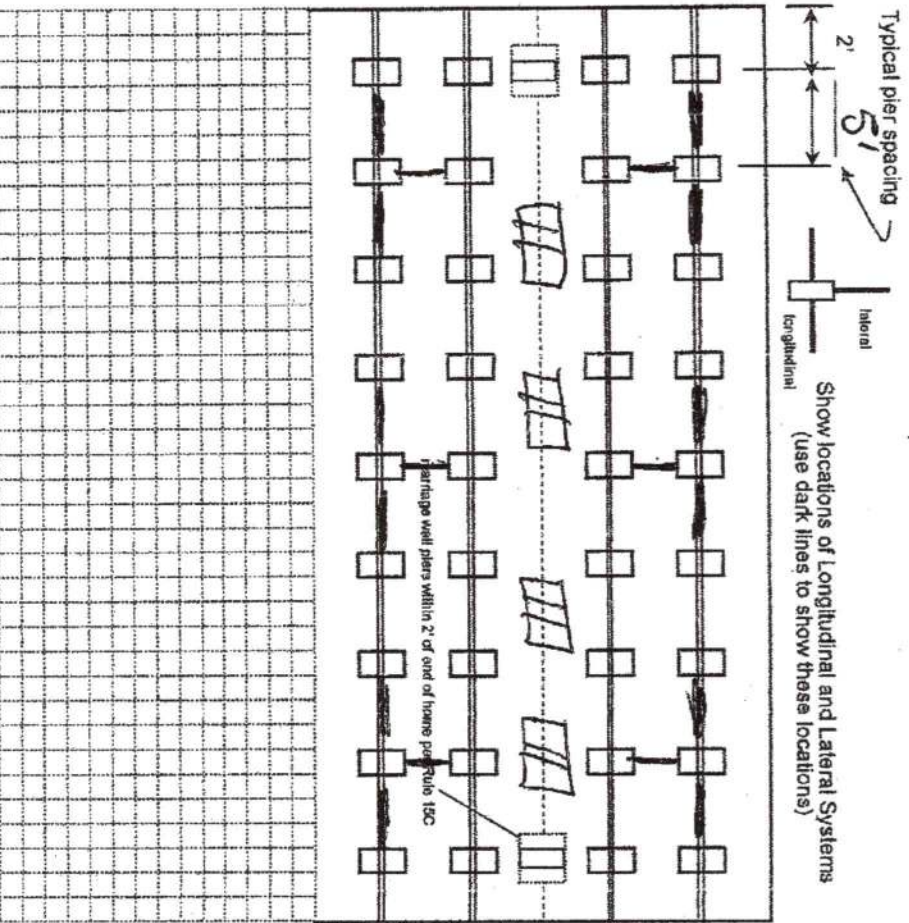
Manufacturer AKA LIT. CO.

Length x width 48x28

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 B.S.



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 # 105763

Triple/Quad ☐ Serial #

Roof System: ☐ Typical ☒ Hinged

PIER SPACING TABLE FOR USED HOMES

Load bearing capacity (sq in)	15' x 16" (256)	18 1/2" x 18 (342)	20' x 20" (400)	22' x 22" (484)	24' x 24" (576)	26' x 26" (676)
1000 dsf	3'	4'	5'	6'	7'	8'
1500 dsf	4'	5'	6'	7'	8'	9'
2000 dsf	5'	6'	7'	8'	9'	10'
2500 dsf	6'	7'	8'	9'	10'	11'
3000 dsf	7'	8'	9'	10'	11'	12'
3500 dsf	8'	9'	10'	11'	12'	13'

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

PIER PAD SIZES

I-beam pier pad size 17x25

Perimeter pier pad size 16x16

Other pier pad sizes (required by the mfg.) 17x25

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

4 ft 5 ft

FRAME TIES

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

TIEDOWN COMPONENTS

Longitudinal Stabilizing Device (LSD)

Manufacturer DRIVER-HOLD

Longitudinal Stabilizing Device w/ Lateral Arms

Manufacturer DRIVER-HOLD

OTHER TIES

Sidewall

Longitudinal

Marriage wall

Shearwall

Number

2

1

4

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 _____ 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 295 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. 1 understrand 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.

B.S. Installer's initials

ALL TESTS MUST BE PERFORMED BY A LICENSED INSTALLER

Installer Name

Brent Strickland

Date Tested

10-17-2020

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. 29

Plumbing

Connect all sewer drains to an existing sewer tap or septic tank. Pg. 28

Connect all potable water supply piping to an existing water meter, water tap, or other independent water supply systems. Pg. 28

Site Preparation

Debris and organic material removed ☒ Swale ☒ Pad ☒ Other ☐

Fastening multi wide units

Floor: Type Fastener: lags Length: 5 Spacing: 16"
Walls: Type Fastener: anchors Length: 4 Spacing: 16"
Roof: Type Fastener: lags Length: 6 Spacing: 16"
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 sealant)

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 B.S.

Installed:

Type gasket 2x Foa M
Pg. 29
Between Floors Yes ☒
Between Walls Yes ☒
Bottom of ridgebeam Yes ☒

Weatherproofing

The bottomboard will be repaired and/or taped. Yes ☒ Pg. 29
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 ☐ N/A ☐
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 Brent Strickland Date 10-17-2020

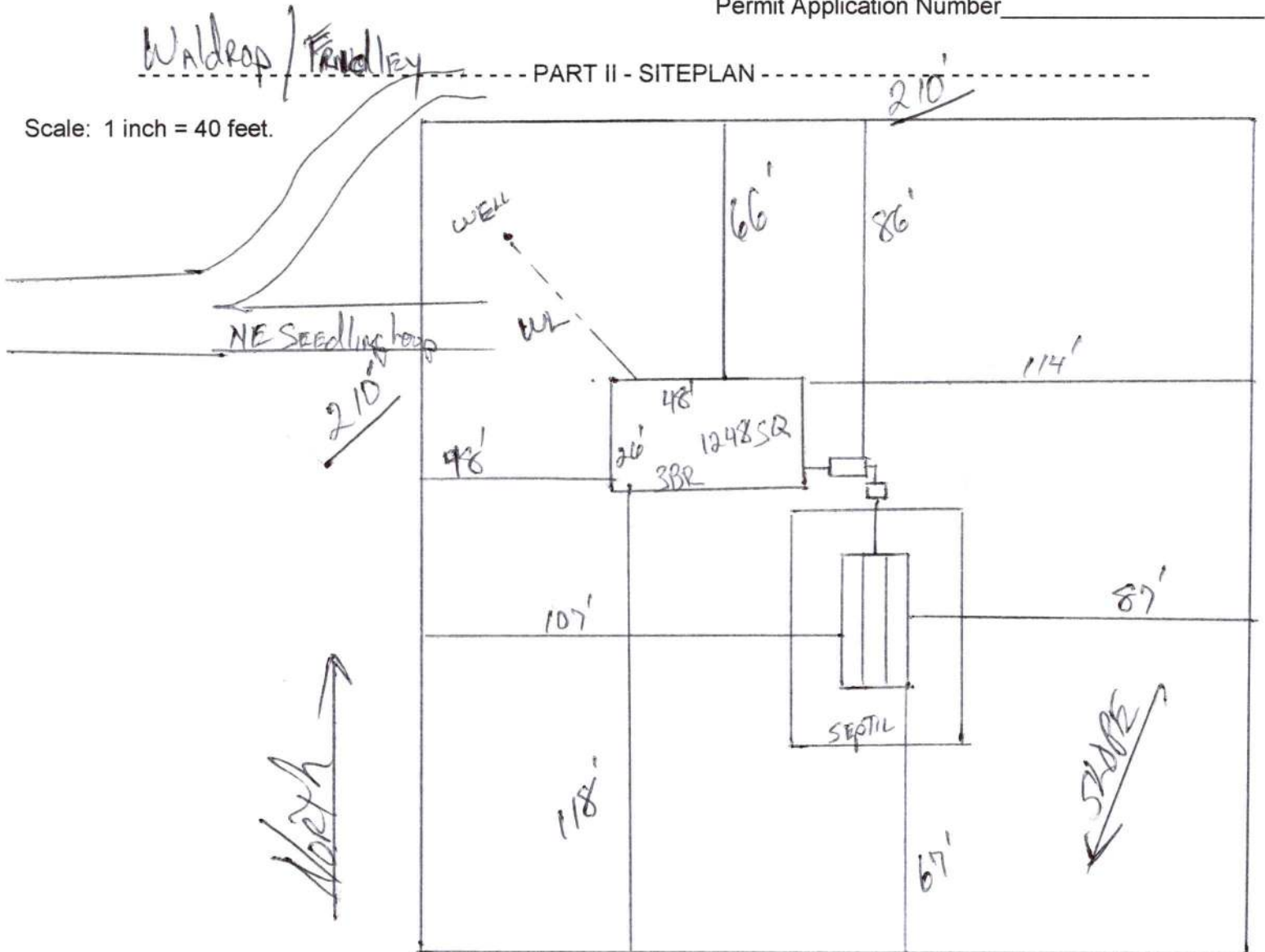
STATE OF FLORIDA
DEPARTMENT OF HEALTH
APPLICATION FOR ONSITE SEWAGE DISPOSAL SYSTEM CONSTRUCTION PERMIT

Permit Application Number _____

Waldrop / Fendley

PART II - SITEPLAN

Scale: 1 inch = 40 feet.



Notes: 1 of 6.8 Acres SEE ATTACHED


Site Plan submitted by: [Signature] CONTRACTOR

Plan Approved _____ Not Approved _____ Date _____

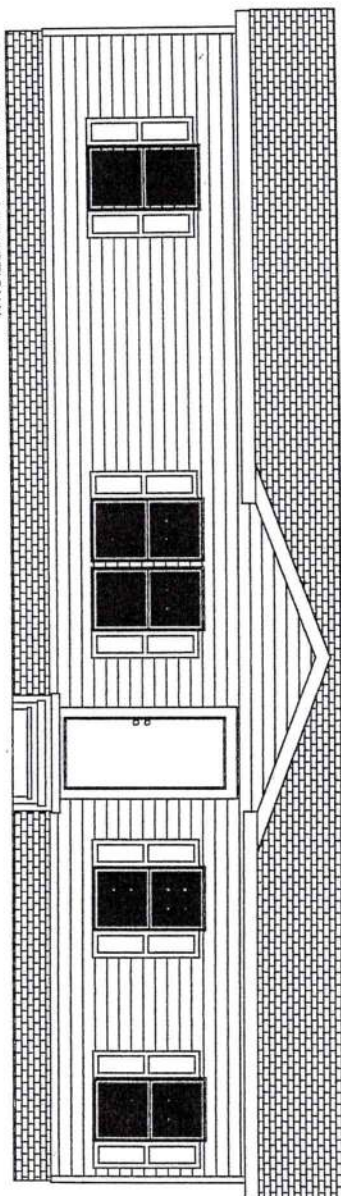
By _____ County Health Department

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH DEPARTMENT



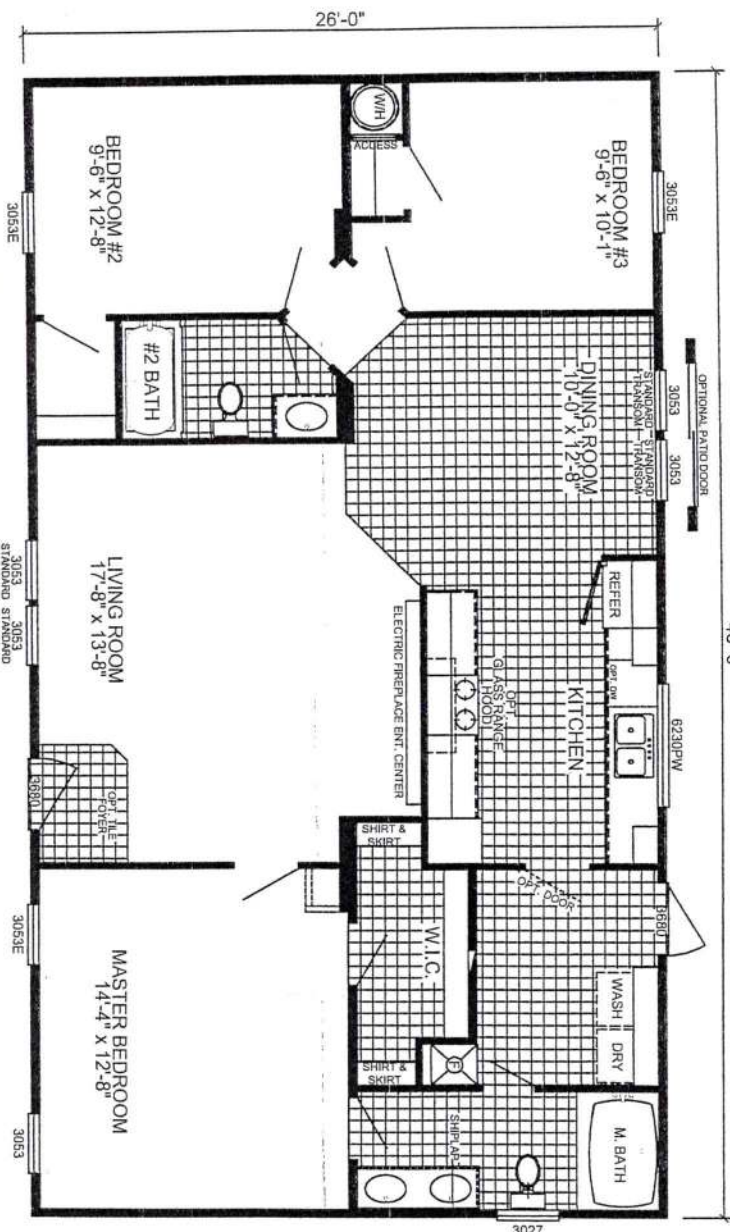
Columbia County Property Appraiser										Jeff Hampton Lake City, Florida 386-758-1083		
PARCEL: 28-2S-17-04775-003 VACANT (000000) 6.8 AC										NOTES:		 Columbia County, FL
BEG AT SW COR OF NW1/4 OF SW 1/4, RUN W 90.41 FT, N 663.56 FT, E 447.23 FT, S 664.85 FT, W 353.22 FT TO POB AKA PARCEL "K" ORB 1015-1766												
GRIFFIN JONATHAN			2020 Working Values									
Owner: 277 SW FOSTER GLN			Mkt Lnd	\$22,249	Appraised	\$22,249						
LAKE CITY, FL 32025			Ag Lnd	\$0	Assessed	\$22,249						
Site:			Bldg	\$0	Exempt	\$0						
Sales			XFOB	\$0		county:\$22,249						
Info 9/19/2003 \$100 V (U)			Just	\$22,249	Total	city:\$22,249						
					Taxable	other:\$22,249						
						school:\$22,249						

BANDIT



DORMERS SHOWN ARE OPTIONAL.

48'-0"



M-2483D-OAKS

3-BEDROOM / 2-BATH

28 x 52 - Approx. 1248 Sq. Ft.

Date: 05/23/19

- All room dimensions include closets and square footage figures are approximate.
- Transom windows are available on optional 9'-0" side wall houses only.
- Live Oak Homes reserves the right to modify product offering at any time.

OAKS
Signature
Homes