

DATE01/12/2006

Columbia County Building Permit

PERMIT000024035

This Permit Expires One Year From the Date of Issue

APPLICANTMICHAEL STEWART

PHONE352 472-1356

ADDRESSP.O. BOX 1604

NEWBERRY

FL32669

OWNERJOHN & PAMELA CURTIS

PHONE

ADDRESS559SW CALIFORNIA TERR

FT. WHITE

FL32038

CONTRACTORMICHAEL COOPER

PHONE352 472-1356

LOCATION OF PROPERTY

47S, TR ON WILSON SPRINGS RD,TR ON NEWARK,TL ON BRIDGE

LANE, TR ON CALIFORNIA, 1ST LOT ON RIGHT

TYPE DEVELOPMENT

SFD,UTILITY

ESTIMATED COST OF CONSTRUCTION

99350.00

HEATED FLOOR AREA

1987.00

TOTAL AREA

2887.00

HEIGHT

STORIES

1

FOUNDATION

CONC

WALLS

FRAMED

ROOF PITCH

6/12

FLOOR

SLAB

LAND USE & ZONING

A-3

MAX. HEIGHT

19

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

36-6S-15-00909-036

SUBDIVISION

THREE RIVERS ESTATES

LOT

36

BLOCK

PHASE

UNIT

14

TOTAL ACRES

1.00

CGC1504959

Culvert Permit No.

Culvert Waiver

Contractor's License Number

Applicant/Owner/Contractor

EXISTING

06-0006-E

BK

JH

Y

Driveway Connection

Septic Tank Number

LU & Zoning checked by

Approved for Issuance

New Resident

COMMENTS:

ONE FOOT ABOVE THE ROAD, NOC ON FILE

Check # or Cash

1142

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

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 \$

500.00

CERTIFICATION FEE \$

14.44

SURCHARGE FEE \$

14.44

MISC. FEES \$

0.00

ZONING CERT. FEE \$

50.00

FIRE FEE \$

0.00

WASTE FEE \$

FLOOD DEVELOPMENT FEE \$

FLOOD ZONE FEES \$

25.00

CULVERT FEE \$

TOTAL FEE

603.88

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 INCONVINCE, 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.

Recording Fees: \$ _____
Documentary Stamps: + _____
Total: \$ _____

Prepared By And Return To:

TITLE OFFICES, LLC
1089 SW MAIN BLVD.,
LAKE CITY, FL.. 32025

File #02Y-09012BS/Brenda Styons

Property Appraisers Parcel I.D. Number(s):
00910-000 and 00909-036

Inst:2002019509 Date:10/03/2002 Time:12:43

Doc Stamp-Deed : 94.50

MCK DC, P. DeWitt Cason, Columbia County B:963 P:2324

WARRANTY DEED

THIS WARRANTY DEED made and executed the 2nd day of September, 2002 by GEORGE A. COLE and REVA P. COLE, his wife, hereinafter called the Grantor, to JOHN CURTIS and PAMELA E. CURTIS, his wife, whose post office address is: 5520 TICE STREET, FORT MYERS, FL 33905, 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
MADE A PART HEREOF AND ATTACHED HERETO

 If this box is checked, the Grantor warrants that the above described property is not his/her constitutional homestead as defined by the laws of the State of Florida. He/she resides at _____.

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, 2001.

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:

Martha Bryan
Witness: Martha Bryan
Viviane Lang
Witness: VIVIANE LANG

Witness: _____

Witness: _____

George A. Cole
GEORGE A. COLE
Address: 5540 NE 58TH TERRACE
HIGH SPRINGS, FL 32643
Reva P. Cole
REVA P. COLE
Address: 5540 NE 58TH TERRACE
HIGH SPRINGS, FL 32643

STATE OF FLORIDA
COUNTY OF Columbia

I hereby certify that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared GEORGE A. COLE and REVA P. COLE, 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 2nd day of September, 2002.



Martha Bryan
MY COMMISSION # CC856813 EXPIRES
August 10, 2003
BONDED THRU TROY FAIN INSURANCE, INC.

Martha Bryan
Notary Public: _____
Identification Examined: DRIVERS LICENSE

02Y-09012

EXHIBIT "A"

LOT 36, UNIT 14, THREE RIVERS ESTATES SUBDIVISION, A SUBDIVISION
ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGES 118/118A
PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA.

LOT 37, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND IN THE SOUTH ½ OF THE SOUTH ½ OF SECTION 36, TOWNSHIP 6
SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, BEING MORE
PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SE CORNER OF LOT
36 OF THREE RIVERS ESTATES UNIT NO. 14 AS PER PLAT THEREOF RECORDED IN
PLAT BOOK 4 PAGE 118-118A OF THE PUBLIC RECORDS OF COLUMBIA COUNTY
FLORIDA AND RUN THENCE N 00°34'00"W, ALONG WEST RIGHT-OF-WAY OF VIRGINIA
ROAD, 144.20 FEET TO THE NE CORNER OF SAID LOT 36 SAID POINT ALSO BEING THE
POINT OF BEGINNING; THENCE CONTINUE N 00°34'00" W, ALONG SAID RIGHT-OF-
WAY, 90.00 FEET; THENCE S 89°26'00"W, 405.92 FEET TO THE EASTERLY RIGHT-OF-
WAY OF CALIFORNIA ROAD; THENCE S 10°34'00" E, ALONG SAID EASTERLY RIGHT-
OF-WAY, 91.39 FEET TO THE NW CORNER OF SAID LOT 36; THENCE S 89°26'00"W,
ALONG THE NORTH LINE OF SAID LOT 36, 390.05 FEET TO THE POINT OF BEGINNING.
THIS PARCEL IS ALSO KNOWN AS LOT 37 THREE RIVERS ESTATES UNIT NO. 14 AN
UNRECORDED LOT SHOWN THEREON.

Inst: 2002019509 Date: 10/03/2002 Time: 12:43
Doc Stamp-Deed : 94.50
DC, P. DeWitt Cason, Columbia County B: 963 P: 2325

BOUNDARY SURVEY
IN
SECTION 36
TOWNSHIP 6 S, RANGE 15 E
COLUMBIA COUNTY, FLORIDA

SURVEY REPORT

1. Real Property Description, as furnished by Title Offices, LLC:

LOT 36, UNIT 14, THREE RIVERS ESTATES SUBDIVISION, A SUBDIVISION ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGES 118/118A PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA.

LOT 37, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND IN THE SOUTH 1/2 OF THE SOUTH 1/2 OF SECTION 36, TOWNSHIP 6 SOUTH, RANGE 16 EAST, COLUMBIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SE CORNER OF LOT 36 OF THREE RIVERS ESTATES UNIT NO. 14 AS PER PLAT THEREOF RECORDED IN PLAT BOOK 4 PAGE 118-118A OF THE PUBLIC RECORDS OF COLUMBIA COUNTY FLORIDA AND RUN THENCE N 00°34'00"W, ALONG WEST RIGHT-OF-WAY OF VIRGINIA ROAD, 144.20 FEET TO THE NE CORNER OF SAID LOT 36 SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE CONTINUE N 00°34'00" W, ALONG SAID RIGHT-OF-WAY, 90.00 FEET; THENCE S 89°26'00"W, 405.92 FEET TO THE EASTERLY RIGHT-OF-WAY OF CALIFORNIA ROAD; THENCE S 10°34'00 E, ALONG SAID EASTERLY RIGHT-OF-WAY, 91.39 FEET TO THE NW CORNER OF SAID LOT 36; THENCE S 89°26'00"W ALONG THE NORTH LINE OF SAID LOT 36, 390.05 FEET TO THE POINT OF BEGINNING. THIS PARCEL IS ALSO KNOWN AS LOT 37 THREE RIVERS ESTATES UNIT NO. 14 AN UNRECORDED LOT SHOWN THEREON.

2. This boundary survey is for the benefit of:

John and Pamela Curtis
Bank of America, N.A., its successors and/or assigns
Cooper Enterprises
Ticor Title
Title Offices, LLC

3. The boundary survey shown hereon is based on field measurements, observations and found monumentation, dated December 3, 2005.

4. The basis of bearings for this survey is a bearing of N 10°34' W along the easterly right-of-way line of SW California Terrace (CALIFORNIA ROAD), as per the record plat.

5. All property line ties are measured perpendicular to the property line.

6. All existing utilities and/or improvements, either above or below ground, may not be included hereon.

7. Abbreviations

R/W right-of-way
dia. diameter
ID identification

8. Charles James Land Surveying neither performed nor received a title search of the subject property. Deeds, easements, rights-of-way, governmental jurisdictional areas or other obscure instruments, either recorded or unrecorded, may potentially affect the boundary shown hereon.

9. This survey map/report is not valid without the signature and the original raised seal of Florida licensed Professional Surveyor and Mapper No. 5612.

This survey report is invalid without the attached survey map, see Sheet 2.

REPORT

Charles Thomas James

Charles Thomas James
Professional Surveyor and Mapper
Florida Registration No. 5612

12/5/05

Charles James Land Surveying	
Land Survey Planning Mapping	
801 Northwest 25th Avenue	
Gainesville, Florida 32609 (352) 367-8200	
CHECKED BY CTJ	SURVEY DATE: Dec. 3, 2005
SURVEY NO. 86105	SHEET 1 OF 2

