

D 12/20/2010

Columbia County Building Permit

This Permit Must Be Prominently Posted on Premises During Construction

PERMIT

000029084

APPLICANT JOHN BARBER PHONE 386.943.9433
ADDRESS 420 N BOUNDARY AVENUE DELAND FL 32720
OWNER JOE GADDIS PHONE 386.755.8991
ADDRESS 264 NE VOSS ROAD LAKE CITY FL 32055
CONTRACTOR AARON ALBERT PHONE 386.943.9433
LOCATION OF PROPERTY 90-E TO SR 100, TL TO APPROX 1 MILE TO VOSS, TL 3RD HOME ON R.
(RIGHT AFTER PICKET FENCE) GRAY
TYPE DEVELOPMENT REPAIRS/UPGRADES ESTIMATED COST OF CONSTRUCTION 4299.00
HEATED FLOOR AREA TOTAL AREA HEIGHT STORIES
FOUNDATION WALLS ROOF PITCH FLOOR
LAND USE & ZONING MAX. HEIGHT
Minimum Set Back Requirments: STREET-FRONT REAR SIDE
NO. EX.D.U. 1 FLOOD ZONE DEVELOPMENT PERMIT NO.

PARCEL ID 28-3S-17-05637-000 SUBDIVISION
LOT BLOCK PHASE UNIT TOTAL ACRES 0.27

CGC1516617
Culvert Permit No. Culvert Waiver Contractor's License Number Applicant/Owner/Contractor JLW
EXISTING
Driveway Connection Septic Tank Number LU & Zoning checked by Approved for Issuance New Resident
COMMENTS: NOC ON FILE

Check # or Cash 114884

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 Insulation
 date/app. by date/app. by
Rough-in plumbing above slab and below wood floor Electrical rough-in
 date/app. by date/app. by
Heat & Air Duct Peri. beam (Lintel) Pool
 date/app. by date/app. by date/app. by
Permanent power C.O. Final Culvert
 date/app. by date/app. by date/app. by
Pump pole Utility Pole M/H tie downs, blocking, electricity and plumbing
 date/app. by date/app. by date/app. by
Reconnection RV Re-roof
 date/app. by date/app. by date/app. by

BUILDING PERMIT FEE \$ 25.00 CERTIFICATION FEE \$ 0.00 SURCHARGE FEE \$ 0.00
MISC. FEES \$ 0.00 ZONING CERT. FEE \$ FIRE FEE \$ 0.00 WASTE FEE \$
FLOOD DEVELOPMENT FEE \$ FLOOD ZONE FEE \$ CULVERT FEE \$ TOTAL FEE 25.00
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."

EVERY PERMIT ISSUED SHALL BECOME INVALID UNLESS THE WORK AUTHORIZED BY SUCH PERMIT IS COMMENCED WITHIN 180 DAYS AFTER ITS ISSUANCE, OR IF THE WORK AUTHORIZED BY SUCH PERMIT IS SUSPENDED OR ABANDONED FOR A PERIOD OF 180 DAYS AFTER THE TIME THE WORK IS COMMENCED. A VALID PERMIT RECIEVES AN APPROVED INSPECTION EVERY 180 DAYS. WORK SHALL BE CONSIDERED NOT SUSPENDED, ABANDONED OR INVALID WHEN THE PERMIT HAS RECIEVED AN APPROVED INSPECTION WITHIN 180 DAYS OT THE PREVIOUS INSPECTION.

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

CERTIFICATE OF COMPLETION

COMPLETION

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 28-3S-17-05637-000

Building permit No. 000029084

Permit Holder AARON ALBERT

Owner of Building JOE GADDIS

Location: 264 NE VOSS RD, LAKE CITY, FL 32055

Date: 01/11/2011

Harry Dickie

Building Inspector

POST IN A CONSPICUOUS PLACE
(Business Places Only)



Columbia County Building Permit Application

For Office Use Only Application # 1012-36 Date Received 12/20 By JW Permit # 29089

Zoning Official _____ Date _____ Flood Zone _____ Land Use _____ Zoning _____

FEMA Map # _____ Elevation _____ MFE _____ River _____ Plans Examiner _____ Date _____

Comments _____

☒ NOC ☐ EH ☒ Deed or PA ☐ Site Plan ☐ State Road Info ☐ Parent Parcel # _____

☐ Dev Permit # _____ ☐ In Floodway ☒ Letter of Auth. from Contractor ☐ F W Comp. letter

IMPACT FEES: EMS _____ Fire _____ Corr on file Road/Code _____

School _____ = TOTAL 0

Septic Permit No. _____ Fax _____

Name Authorized Person Signing Permit John Barber Phone 386 943 9433

Address 420 N. Boundary Ave. Deland, FL 32720

Owners Name Joe Gaddis Phone 386-755-8491

911 Address 264 NE Voss Rd. Lake City, 32055

Contractors Name Aaron Albert Phone 386-943-9433

Address 420 N. Boundary Ave. Deland, FL 32720

Fee Simple Owner Name & Address _____

Bonding Co. Name & Address _____

Architect/Engineer Name & Address _____

Mortgage Lenders Name & Address REC

Circle the correct power company - FL Power & Light - Clay Elec. - Suwannee Valley Elec. - Progress Energy

Property ID Number 28-38-17-05637-000 Estimated Cost of Construction 4299.

Subdivision Name _____ Lot _____ Block _____ Unit _____ Phase _____

Driving Directions Go N on Hernandez, 1st R. on Justice, R. on Desoto, 1st R. on Vickers,
1st L. on US-90, L. on Webster, L. on Washington, 1st R. on Voss,
House on left.

Number of Existing Dwellings on Property 1

Construction of Repair/Upgrade Total Acreage 27 Lot Size _____

Do you need a - Culvert Permit or Culvert Waiver or Have an Existing Drive Total Building Height _____

Actual Distance of Structure from Property Lines - Front _____ Side _____ Side _____ Rear _____

Number of Stories _____ Heated Floor Area _____ Total Floor Area _____ Roof Pitch _____

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. **CODE:** Florida Building Code 2007 with 2009 Supplements and the 2008 National Electrical Code.

Page 1 of 2 (Both Pages must be submitted together.)

Revised 6-19-09

Columbia County Building Permit Application

TIME LIMITATIONS OF APPLICATION: An application for a permit for any proposed work shall be deemed to have been abandoned 180 days after the date of filing, unless such application has been pursued in good faith or a permit has been issued; except that the building official is authorized to grant one or more extensions of time for additional periods not exceeding 90 days each. The extension shall be requested in writing and justifiable cause demonstrated.

TIME LIMITATIONS OF PERMITS: Every permit issued shall become invalid unless the work authorized by such permit is commenced within 180 days after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 180 days after the time work is commenced. A valid permit receives an approved inspection every 180 days. Work shall be considered not suspended, abandoned or invalid when the permit has received an approved inspection within 180 days of the previous approved inspection.

FLORIDA'S CONSTRUCTION LIEN LAW: Protect Yourself and Your Investment: According to Florida Law, those who work on your property or provide materials, and are not paid-in-full, have a right to enforce their claim for payment against your property. This claim is known as a construction lien. If your contractor fails to pay subcontractors or material suppliers or neglects to make other legally required payments, the people who are owed money may look to your property for payment, even if you have paid your contractor in full. This means if a lien is filed against your property, it could be sold against your will to pay for labor, materials or other services which your contractor may have failed to pay.

NOTICE OF RESPONSIBILITY TO BUILDING PERMITEE: YOU ARE HEREBY NOTIFIED as the recipient of a building permit from Columbia County, Florida, you will be held responsible to the County for any damage to sidewalks and/or road curbs and gutters, concrete features and structures, together with damage to drainage facilities, removal of sod, major changes to lot grades that result in ponding of water, or other damage to roadway and other public infrastructure facilities caused by you or your contractor, subcontractors, agents or representatives in the construction and/or improvement of the building and lot for which this permit is issued. No certificate of occupancy will be issued until all corrective work to these public infrastructures and facilities has been corrected.

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOU 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 WITH YOUR LENDER OR ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT.

OWNERS CERTIFICATION: I CERTIFY THAT ALL THE FOREGOING INFORMATION IS ACCURATE AND THAT ALL WORK WILL BE DONE IN COMPLIANCE WITH ALL APPLICABLE LAWS REGULATING CONSTRUCTION AND ZONING.

NOTICE TO OWNER: There are some properties that may have deed restrictions recorded upon them. These restrictions may limit or prohibit the work applied for in your building permit. It may be to your advantage to check and see if your property is encumbered by any restrictions.

(Owners Must Sign All Applications Before Permit Issuance.)

X Joel Laddis
Owners Signature

****OWNER BUILDERS MUST PERSONALLY APPEAR AND SIGN THE BUILDING PERMIT.**

CONTRACTORS AFFIDAVIT: By my signature I understand and agree that I have informed and provided this written statement to the owner of all the above written responsibilities in Columbia County for obtaining this Building Permit including all application and permit time limitations.

[Signature]
Contractor's Signature (Permitee)

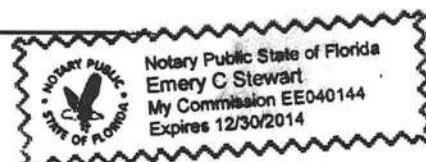
Contractor's License Number C GC 1516617
Columbia County
Competency Card Number _____

Affirmed under penalty of perjury to by the Contractor and subscribed before me this 3 day of Dec 2010.

Personally known ✓ or Produced Identification _____

[Signature]
State of Florida Notary Signature (For the Contractor)

SEAL:



Columbia County Property Appraiser

DB Last Updated: 11/4/2010

2010 Tax Year

Parcel: 28-3S-17-05637-000

Tax Collector

Tax Estimator

Property Card

Parcel List Generator

<< Next Lower Parcel

Next Higher Parcel >>

Interactive GIS Map

Print

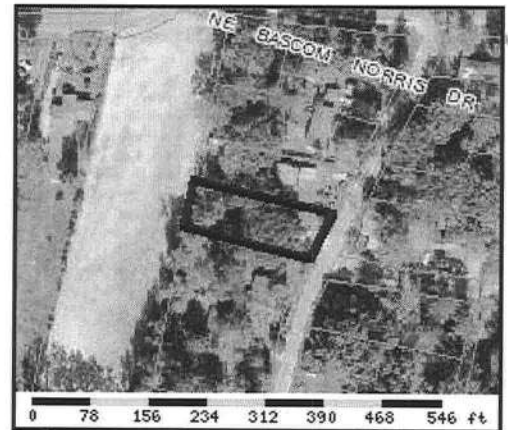
Owner & Property Info

<< Prev

Search Result: 4 of 6

Next >>

Owner's Name	GADDIS JOE N & MINNIE		
Mailing Address	264 NE VOSS RD LAKE CITY, FL 32055		
Site Address	264 NE VOSS RD		
Use Desc. (code)	SINGLE FAM (000100)		
Tax District	2 (County)	Neighborhood	28317
Land Area	0.270 ACRES	Market Area	06
Description	NOTE: This description is not to be used as the Legal Description for this parcel in any legal transaction. COMM NW COR OF SE1/4 OF SW1/4, RUN E 218 FT, SW 27.4 FT TO S R/W SR-100A, RUN E ALONG R/W 248.40 FT, S 256.68 FT FOR POB, RUN S 65.4 FT, W 165.15 FT, N 65.4, E 165.15 FT TO POB.		

**Property & Assessment Values**

2010 Certified Values		
Mkt Land Value	cnt: (0)	\$4,425.00
Ag Land Value	cnt: (1)	\$0.00
Building Value	cnt: (1)	\$32,934.00
XFOB Value	cnt: (0)	\$0.00
Total Appraised Value		\$37,359.00
Just Value		\$37,359.00
Class Value		\$0.00
Assessed Value		\$22,828.00
Exempt Value	(code: HX)	\$22,828.00
Total Taxable Value	Cnty: \$0 Other: \$0 Schl: \$0	

2011 Working Values**NOTE:**

2011 Working Values are NOT certified values and therefore are subject to change before being finalized for ad valorem assessment purposes.

[Show Working Values](#)
Sales History
[Show Similar Sales within 1/2 mile](#)

Sale Date	OR Book/Page	OR Code	Vacant / Improved	Qualified Sale	Sale RCode	Sale Price
NONE						

Building Characteristics

Bldg Item	Bldg Desc	Year Blt	Ext. Walls	Heated S.F.	Actual S.F.	Bldg Value
1	SINGLE FAM (000100)	1963	CONC BLOCK (15)	1011	1131	\$32,934.00
Note: All S.F. calculations are based on exterior building dimensions.						

Extra Features & Out Buildings

Code	Desc	Year Blt	Value	Units	Dims	Condition (% Good)
NONE						

Land Breakdown

Lnd Code	Desc	Units	Adjustments	Eff Rate	Lnd Value
000100	SFR (MKT)	11800 SF - (0000000.270AC)	1.00/1.00/0.75/1.00	\$0.38	\$4,425.00

Columbia County Property Appraiser

DB Last Updated: 11/4/2010

<< Prev

4 of 6

Next >>

DISCLAIMER

This information was derived from data which was compiled by the Columbia County Property Appraiser Office solely for the governmental purpose of property assessment. This information should not be relied upon by anyone as a determination of the ownership of property or market value. No warranties, expressed or implied, are provided for the accuracy of the data herein, its use, or its interpretation. Although it is periodically updated, this information may not reflect the data

Bid Proposal for Client Name: **Joe Gaddis**
 Address: **284 NE Voss Rd.**
 City, State and Zip **Lake City, FL 32065**

Walk Thru Date:
November 29, 2010

Contractor Name: McNeal & White
 Contractor Address: 420 N Boundary
 Contractor Ph #: 407-402-4432

Item #	Description	Material	Labor
1	Install _____ Air Filters - AC / HEAT - Size		
2	Install _____ Low Flow Showerhead		
3	Install _____ Aerators		
4	Install Water Heater Wrap	15	15
5	X Install Water Line Insulate HWH		
6	Install Caulk:		
7	X Install <u>1</u> Exterior Doors: <u>SOLID, PERP, DOUBLE BORE</u>	360	175
8	X Minor Ceiling Repairs - Location: <u>LR, KIT, BACK BR. & BATH</u>	180	225
9	Minor Floor Repair - Location:		
10	Minor Wall Repair - Location:		
11	Install _____ Thresholds		
12	Install Weather stripping:	520	300
13	X Replace <u>24</u> windows, caulk and finish, replace rotten wood, if necessary		
14	Repair _____ window, caulk and finish, replace rotten wood, if necessary		
16	Repair/Service Central Cooling/Heating		
16	Replace Central Cooling/Heating		
17	Install Thermostat		
18	Install Window Unit Cooling Only:		
	110 - _____ BTU's		
19	X Install RVS Cycle Cooling/Heating Unit:		
	110 - _____ BTU's	780	275
	220 - <u>18,500 BTU's AND LOAD TEST</u>	20	25
20	X REMOVE KEROSENE Portable		
21	Install Space Heater		
22	Repair Duct System:		
23	Install _____ Gas Space Heaters	448	478
24	X Install Attic Insulation <u>1000 sq ft R-38 & BAFFLES, FIX SOFFIT TO PROTECT INSULATE LID & W/STRIP</u>		
26	Install MH Roof Coating		
27	Install _____ Solar Screens	100	100
28	X Attic Ventilation: <u>INSTALL 2 GABLE VENTS</u>	25	24
29	X Install <u>10</u> CFL Bulbs: not to exceed \$100.00 Labor & Material		
30	Install <u>18</u> cu ft Energy Star Refrigerator - Not to exceed \$825.00 L & M	25	33
31	X Repair Water Heater: <u>INSULATE LINES & RUN POPOFF VALVE TO EXTERIOR</u>		
32	Replace _____ gal Water Heater w/pan and pop off relief to exterior	50	26
33	X Install <u>2</u> Smoke Alarms: <u>MUST BE UL 217 STANDARD</u>		
34	Install _____ CO Alarms: <u>MUST BE UL-2034-05 OF LAS 6-98</u>		
35	Stove Venting	50	50
36	X Electrical Repair: <u>AT WATER HEATER</u>		
TOTAL Mat & Lab		2,573	1,726
GRAND TOTAL L & M		4,299	

NOTE: TOTAL Job can not exceed \$6,000 Labor & Materials excluding Health & Safety

Signature: McNeal & WhiteDate: 11-30-10

B d 11/11/10

2010-11-29 14:52



McNeal & White Contractors, Inc.

~ Helping to Build the Future ~

December 3, 2010

"Power of Attorney"

I, Aaron Bender Albert of McNeal & White Contractors, Inc., hereby appoint John Barber, of McNeal & White Contractors, Inc., as my attorney in fact to act in my capacity to do any and all of the following:

John Barber is being given the ability to pull building permits, within Columbia County, a municipality within the State of Florida, on behalf of McNeal & White Contractors, Inc., for the following jobs:

Joe Gaddis – 264 NE Voss Rd. Lake City, 32055

The rights, powers, and authority of my attorney in fact to exercise any and all of the rights and powers herein granted shall commence and be in full force and effect on December 3, 2010, and shall remain in full force and effect until December 31, 2010 or unless specifically extended or rescinded earlier by either party.

Dated 12-3-10, 2010

STATE OF FLORIDA

COUNTY OF VOLUSIA

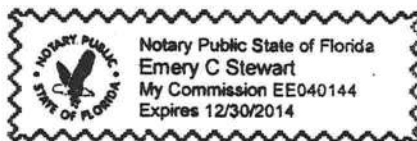
Aaron Bender Albert

BEFORE ME, the undersigned authority, on this 3 day of Dec, 2010, personally appeared Aaron Albert to me well known to be the persons described in and who signed the Foregoing, and acknowledged to me that they executed the same freely and voluntarily for the uses and purposes therein expressed.

WITNESS my hand and official seal the date aforesaid.

NOTARY PUBLIC

My Commission Expires: 12/30/2014



Joe Gaddis

Notice of Commencement

To Whom It May Concern:

The undersigned hereby informs you that improvements will be made to certain real property, and in accordance with section 713.13 of the Florida Statutes, the following information is stated in this NOTICE OF COMMENCEMENT.

Description of property Parcel # 28-38-17-05637-000

General description of improvements Weatherization

Owner Joe N. and Minnie Gaddis

Address 264 NE. Voss Rd. Lake City, FL 32055

Owner's interest in site of the improvement _____

Fee Simple Title Holder (if other than owner) _____

Name _____

Address _____

Contractor McNeal & White Contractors Inc.

Address 426 N. Boundary Ave. Deland, FL 32720

Surety (if any) _____

Address _____ - Amount of bond \$ _____

Name of person within State of Florida designated by owner upon whom notices or other documents may be served:

Name _____

Address _____

In addition to himself, owner designates the following person to receive a copy of the Lienor's Notice as provided in Section 713.06 [2] [b], Florida Statutes. (Fill in at Owners option).

Name _____

Address _____

THIS SPACE FOR RECORDER'S USE ONLY

Inst 201012020231 Date: 12/20/2010 Time: 12:33 PM
PWC, P DeWitt Cason, Columbia County Page 1 of 1 B 1206 P 2113

Joe Gaddis
Owner

STATE OF FLORIDA
COUNTY OF Columbia

The Foregoing Commencement was acknowledged
before me this 4th day of December, 2010,
by Joe Gaddis

(Notarial Seal)

Matthew L. Pearson
Notary Public

MATTHEW L. PEARSON
Notary Public, State of Florida
My comm. exp. Jan. 22, 2012
Comm. No. DD 750789