

DATE 06/27/2005

Columbia County Building Permit

PERMIT

This Permit Expires One Year From the Date of Issue

000023324

APPLICANT REBECCA THOMAS PHONE 754-8814

ADDRESS 424 SW ALAMO DR LAKE CITY FL 32025

OWNER JOHN & REBECCA THOMAS PHONE 754-8814

ADDRESS 236 SW STAFFORD COURT LAKE CITY FL 32025

CONTRACTOR OWNER BUILDER PHONE

LOCATION OF PROPERTY 90W, TL ON 247S, TL CALLAHAN, TL CALLAWAY DR, TR PHEASANT, TL ON WILSHIRE, TR ON STAFFORD COURT, LAST LOT ON RIGHT

TYPE DEVELOPMENT SFD,UTILITY ESTIMATED COST OF CONSTRUCTION 89600.00

HEATED FLOOR AREA 1792.00 TOTAL AREA 2418.00 HEIGHT .00 STORIES 1

FOUNDATION CONC WALLS FRAMED ROOF PITCH 7/12 FLOOR SLAB

LAND USE & ZONING RSF-2 MAX. HEIGHT 20

Minimum Set Back Requirments: STREET-FRONT 25.00 REAR 15.00 SIDE 10.00

NO. EX.D.U. 0 FLOOD ZONE X PP DEVELOPMENT PERMIT NO.

PARCEL ID 15-4S-16-03023-375 SUBDIVISION CALLAWAY

LOT 75 BLOCK PHASE UNIT TOTAL ACRES .50

000000716 N

Culvert Permit No. Culvert Waiver Contractor's License Number Applicant/Owner/Contractor

CULVERT 05-0581-N BK 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 135

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 \$ 450.00 CERTIFICATION FEE \$ 12.09 SURCHARGE FEE \$ 12.09

MISC. FEES \$ .00 ZONING CERT. FEE \$ 50.00 FIRE FEE \$ WASTE FEE \$

FLOOD ZONE DEVELOPMENT FEE \$ CULVERT FEE \$ 25.00 TOTAL FEE 549.18

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.



1350

## Columbia County Building Permit Application

left message Revised 9-23-04

For Office Use Only Application # 0505-98 Date Received 5/24/05 By GT Permit # 716/23324  
Application Approved by - Zoning Official BLK Date 06.06.05 Plans Examiner OKJTH Date 5-31-05  
Flood Zone xpplst Development Permit N/A Zoning RSF-2 Land Use Plan Map Category Res. Low Dev.  
Comments \_\_\_\_\_

→ Applicants Name JOHN THOMAS Phone 386-754-8814  
Address 424 SW ALAMO LAKE CITY FL 32025  
Owners Name JOHN THOMAS & Rebecca Phone 386-754-8814  
911 Address 236 SW STAFFORD CT LAKE CITY FL 32025  
Contractors Name owner builder Phone 352-472-9888  
Address 1400 NE SR 47 Trenton FL 32693  
Fee Simple Owner Name & Address NA  
Bonding Co. Name & Address NA  
Architect/Engineer Name & Address MARTY RESKIDGE 14932 MAIN ST. ALACHUA ST FL 32615  
Mortgage Lenders Name & Address NA  
Circle the correct power company - FL Power & Light - Clay Elec. - Suwannee Valley Elec. - Progressive Energy  
Property ID Number 03023-375 15-45-16 Estimated Cost of Construction 110,000  
Subdivision Name CAILLOWAY Lot 75 Block \_\_\_\_\_ Unit \_\_\_\_\_ Phase 3  
Driving Directions 90W, TL 2475, TL ON CALLAHAN, TL CAILLOWAY DR.,  
TR Phoeasant Ct, TL on Wilshire, TR on Stafford Ct  
last lot on right.  
Type of Construction FRAME & HARDI BOARD Number of Existing Dwellings on Property 0  
Total Acreage 1/2 acre Lot Size 1/2 acre Do you need a - Culvert Permit or Culvert Waiver or Have an Existing Drive  
Actual Distance of Structure from Property Lines - Front 45' Side 42' Side 42' Rear 89'  
Total Building Height 20' 1" Number of Stories 1 Heated Floor Area 1792 Roof Pitch 7/12

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.

X [Signature]  
Owner/Builder or Agent (Including Contractor)

STATE OF FLORIDA  
COUNTY OF COLUMBIA

Sworn to (or affirmed) and subscribed before me  
this 24<sup>TH</sup> day of MAY 2005.  
Personally known ✓ or Produced Identification \_\_\_\_\_

[Signature] CK Contracting  
Contractor Signature  
Contractors License Number CBC 1251531  
Competency Card Number \_\_\_\_\_  
NOTARY STAMP/SEAL

[Signature]  
Notary Signature



**Columbia County Building Department  
Culvert Permit**

**Culvert Permit No.  
000000716**

DATE 06/27/2005 PARCEL ID # 15-4S-16-03023-375  
APPLICANT REBECCA THOMAS PHONE 754-8814  
ADDRESS 424 SW ALAMO DRIVE LAKE CITY FL 32025  
OWNER JOHN & REBECCA THOMAS PHONE 754-8814  
ADDRESS 236 SW STAFFORD COURT LAKE CITY FL 32025  
CONTRACTOR OWNER BUILDER PHONE \_\_\_\_\_  
LOCATION OF PROPERTY 90W, TL ON 247S, TL ON CALLAHAN, TL ON CALLAWAY DR, TR PHEASANT CT,  
TL ON WILSHIRE, TR ON STAFFORD COURT, LAST LOT ON RIGHT  
SUBDIVISION/LOT/BLOCK/PHASE/UNIT CALLAWAY 75

SIGNATURE

*Rebecca S. Thomas*

**INSTALLATION REQUIREMENTS**



Culvert size will be 18 inches in diameter with a total length of 32 feet, leaving 24 feet of driving surface. Both ends will be mitered 4 foot with a 4 : 1 slope and poured with a 4 inch thick reinforced concrete slab.

INSTALLATION NOTE: Turnouts will be required as follows:

- a) a majority of the current and existing driveway turnouts are paved, or;
  - b) the driveway to be served will be paved or formed with concrete.
- Turnouts shall be concrete or paved a minimum of 12 feet wide or the width of the concrete or paved driveway, whichever is greater. The width shall conform to the current and existing paved or concreted turnouts.



Culvert installation shall conform to the approved site plan standards.



Department of Transportation Permit installation approved standards.



Other \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

ALL PROPER SAFETY REQUIREMENTS SHOULD BE FOLLOWED  
DURING THE INSTALATION OF THE CULVERT.

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

Amount Paid 25.00





## DISCLOSURE STATEMENT

### FOR OWNER/BUILDER WHEN ACTING AS THEIR OWN CONTRACTOR AND CLAIMING EXEMPTION OF CONTRACTOR LICENSING REQUIREMENTS IN ACCORDANCE WITH FLORIDA STATUTES, ss. 489.103(7).

State law requires construction to be done by licensed contractors. You have applied for a permit under an exemption to that law. The exemption allows you, as the owner of your property, to act as your own contractor with certain restrictions even though you do not have a license. You must provide direct, onsite supervision of the construction yourself. You may build or improve a one-family or two-family residence or a farm outbuilding. You may also build or improve a commercial building, provided your costs do not exceed \$25,000. The building or residence must be for your own use or occupancy. It may not be built or substantially improved for sale or lease. If you sell or lease a building you have built or substantially improved yourself within 1 year after the construction is complete, the law will presume that you built or substantially improved it for sale or lease, which is a violation of this exemption. You may not hire an unlicensed person to act as your contractor or to supervise people working on your building. It is your responsibility to make sure that people employed by you have licenses required by state law and by county or municipal licensing ordinances. You may not delegate the responsibility for supervising work to a licensed contractor who is not licensed to perform the work being done. Any person working on your building who is not licensed must work under your direct supervision and must be employed by you, which means that you must deduct F.I.C.A. and withholding tax and provide workers' compensation for that employee, all as prescribed by law. Your construction must comply with all applicable laws, ordinances, building codes, and zoning regulations.

#### TYPE OF CONSTRUCTION

- ☐ Single Family Dwelling  
☐ Farm Outbuilding  
☒ New Construction

- ☐ Two-Family Residence  
☐ Other \_\_\_\_\_

☐ Addition, Alteration, Modification or other Improvement

#### NEW CONSTRUCTION OR IMPROVEMENT

I John F. Thomas, Jr., have been advised of the above disclosure statement for exemption from contractor licensing as an owner/builder. I agree to comply with all requirements provided for in Florida Statutes ss.489.103(7) allowing this exception for the construction permitted by Columbia County Building Permit Number \_\_\_\_\_

John F. Thomas Jr.  
Signature

6-27-05  
Date

#### FOR BUILDING USE ONLY

I hereby certify that the above listed owner/builder has been notified of the disclosure statement in Florida Statutes ss 489.103(7).

Date \_\_\_\_\_ Building Official/Representative \_\_\_\_\_



FLORIDA ENERGY EFFICIENCY CODE  
FOR BUILDING CONSTRUCTION

Florida Department of Community Affairs  
Residential Whole Building Performance Method A

Project Name:	C. K. Contracting- Greenley (Callaway Lot# 75)	Builder:	
Address:		Permitting Office:	
City, State:	,	Permit Number:	23324
Owner:	C. K. Contracting Inc.	Jurisdiction Number:	221000
Climate Zone:	North		

1. New construction or existing	New	12. Cooling systems	
2. Single family or multi-family	Single family	a. Central Unit	Cap: 36.0 kBtu/hr
3. Number of units, if multi-family	1		SEER: 10.00
4. Number of Bedrooms	3	b. N/A	
5. Is this a worst case?	Yes	c. N/A	
6. Conditioned floor area (ft²)	1792 ft²	13. Heating systems	
7. Glass area & type	Single Pane Double Pane	a. Electric Heat Pump	Cap: 36.0 kBtu/hr
a. Clear glass, default U-factor	0.0 ft² 0.0 ft²		HSPF: 7.50
b. Default tint, default U-factor	0.0 ft² 0.0 ft²	b. N/A	
c. Labeled U-factor or SHGC	0.0 ft² 316.0 ft²	c. N/A	
8. Floor types		14. Hot water systems	
a. Slab-On-Grade Edge Insulation	R=0.0, 205.7(p) ft	a. Electric Resistance	Cap: 40.0 gallons
b. N/A			EF: 0.89
c. N/A		b. N/A	
9. Wall types		c. Conservation credits	
a. Frame, Wood, Exterior	R=13.0, 1630.0 ft²	(HR-Heat recovery, Solar	
b. Frame, Wood, Adjacent	R=13.0, 181.0 ft²	DHP-Dedicated heat pump)	
c. N/A		15. HVAC credits	PT,
d. N/A		(CF-Ceiling fan, CV-Cross ventilation,	
e. N/A		HF-Whole house fan,	
10. Ceiling types		PT-Programmable Thermostat,	
a. Under Attic	R=30.0, 1792.0 ft²	MZ-C-Multizone cooling,	
b. Under Attic	R=19.0, 208.0 ft²	MZ-H-Multizone heating)	
c. N/A			
11. Ducts			
a. Sup: Unc. Ret: Unc. AH: Interior	Sup. R=6.0, 186.0 ft		
b. N/A			

Glass/Floor Area: 0.18

Total as-built points: 27601  
Total base points: 28128

PASS

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

PREPARED BY: Gale Insulation

DATE: 2/1/05

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


OWNER/AGENT: John F. Phonsy

DATE: 5/13/05

Review of the 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 with Section 553.908 Florida Statutes.

BUILDING OFFICIAL: \_\_\_\_\_

DATE: \_\_\_\_\_



SUMMER CALCULATIONS

Residential Whole Building Performance Method A - Details

ADDRESS: , , ,

PERMIT #:

BASE				AS-BUILT							
GLASS TYPES											
.18 X Conditioned X BSPM = Points Floor Area				Type/SC	Overhang Ornt Len Hgt		Area X	SPM X	SOF = Points		
.18	1792.0	20.04	6464.1	Double,U=0.78,SHGC=0.59	E	0.0	0.0	108.0	37.22	1.00	4019.6
				Double,U=0.78,SHGC=0.59	S	0.0	0.0	61.0	31.69	1.00	1933.1
				Double,U=0.78,SHGC=0.59	W	0.0	0.0	112.0	34.06	1.00	3814.9
				Double,U=0.78,SHGC=0.59	N	0.0	0.0	15.0	16.82	1.00	252.3
				Double,U=0.78,SHGC=0.59	SW	0.0	0.0	10.0	35.52	1.00	355.2
				Double,U=0.78,SHGC=0.59	NW	0.0	0.0	10.0	22.87	1.00	228.7
				As-Built Total:		316.0			10603.7		
WALL TYPES				Area X BSPM = Points		Type	R-Value	Area X SPM = Points			
Adjacent	181.0	0.70	126.7			Frame, Wood, Exterior	13.0	1630.0	1.50	2445.0	
Exterior	1630.0	1.70	2771.0			Frame, Wood, Adjacent	13.0	181.0	0.60	108.6	
Base Total:				1811.0		2897.7		As-Built Total:		1811.0	
										2553.6	
DOOR TYPES				Area X BSPM = Points		Type	Area X SPM = Points				
Adjacent	20.0	2.40	48.0			Exterior Insulated	28.0		4.10	114.8	
Exterior	28.0	6.10	170.8			Adjacent Insulated	20.0		1.60	32.0	
Base Total:				48.0		218.8		As-Built Total:		48.0	
										146.8	
CEILING TYPES				Area X BSPM = Points		Type	R-Value	Area X SPM X SCM = Points			
Under Attic	1792.0	1.73	3100.2			Under Attic	30.0	1792.0	1.73 X 1.00		3100.2
						Under Attic	19.0	208.0	2.34 X 1.00		486.7
Base Total:				1792.0		3100.2		As-Built Total:		2000.0	
										3586.9	
FLOOR TYPES				Area X BSPM = Points		Type	R-Value	Area X SPM = Points			
Slab	205.7(p)	-37.0	-7609.8			Slab-On-Grade Edge Insulation	0.0	205.7(p)	-41.20		-8473.6
Raised	0.0	0.00	0.0								
Base Total:				-7609.8		As-Built Total:		205.7		-8473.6	
INFILTRATION				Area X BSPM = Points		Area X SPM = Points					
				1792.0		10.21		18296.3		1792.0	
										10.21	
										18296.3	



SUMMER CALCULATIONS

Residential Whole Building Performance Method A - Details

ADDRESS: , , ,

PERMIT #:

BASE					AS-BUILT										
Summer Base Points: 23367.3					Summer As-Built Points: 26713.7										
Total Summer Points	X	System Multiplier	=	Cooling Points	Total Component	X	Cap Ratio	X	Duct Multiplier (DM x DSM x AHU)	X	System Multiplier	X	Credit Multiplier	=	Cooling Points
23367.3		0.4266		9968.5	26713.7		1.000		(1.090 x 1.147 x 0.91)		0.341		0.950		9854.3
					26713.7		1.00		1.138		0.341		0.950		9854.3

# WINTER CALCULATIONS

## Residential Whole Building Performance Method A - Details

ADDRESS: , , ,

PERMIT #:

BASE				AS-BUILT							
GLASS TYPES .18 X Conditioned X BWPM = Points Floor Area				Type/SC Overhang Ornt Len Hgt Area X WPM X WOF = Points							
.18	1792.0	12.74	4109.4	Double,U=0.78,SHGC=0.59	E	0.0	0.0	108.0	17.56	1.00	1896.7
				Double,U=0.78,SHGC=0.59	S	0.0	0.0	61.0	12.62	1.00	769.6
				Double,U=0.78,SHGC=0.59	W	0.0	0.0	112.0	19.27	1.00	2158.7
				Double,U=0.78,SHGC=0.59	N	0.0	0.0	15.0	22.72	1.00	340.8
				Double,U=0.78,SHGC=0.59	SW	0.0	0.0	10.0	15.72	1.00	157.2
				Double,U=0.78,SHGC=0.59	NW	0.0	0.0	10.0	22.46	1.00	224.6
				As-Built Total: 316.0 5547.6							
WALL TYPES Area X BWPM = Points				Type R-Value Area X WPM = Points							
Adjacent	181.0	3.60	651.6	Frame, Wood, Exterior			13.0	1630.0	3.40		5542.0
Exterior	1630.0	3.70	6031.0	Frame, Wood, Adjacent			13.0	181.0	3.30		597.3
Base Total: 1811.0 6682.6				As-Built Total: 1811.0 6139.3							
DOOR TYPES Area X BWPM = Points				Type Area X WPM = Points							
Adjacent	20.0	11.50	230.0	Exterior Insulated				28.0	8.40		235.2
Exterior	28.0	12.30	344.4	Adjacent Insulated				20.0	8.00		160.0
Base Total: 48.0 574.4				As-Built Total: 48.0 395.2							
CEILING TYPES Area X BWPM = Points				Type R-Value Area X WPM X WCM = Points							
Under Attic	1792.0	2.05	3673.6	Under Attic			30.0	1792.0	2.05 X 1.00		3673.6
				Under Attic			19.0	208.0	2.70 X 1.00		561.6
Base Total: 1792.0 3673.6				As-Built Total: 2000.0 4235.2							
FLOOR TYPES Area X BWPM = Points				Type R-Value Area X WPM = Points							
Slab	205.7(p)	8.9	1830.5	Slab-On-Grade Edge Insulation			0.0	205.7(p)	18.80		3866.6
Raised	0.0	0.00	0.0								
Base Total: 1830.5				As-Built Total: 205.7 3866.6							
INFILTRATION Area X BWPM = Points				Area X WPM = Points							
	1792.0	-0.59	-1057.3					1792.0	-0.59		-1057.3



WINTER CALCULATIONS

Residential Whole Building Performance Method A - Details

ADDRESS: , , ,

PERMIT #:

BASE				AS-BUILT						
Winter Base Points:		15813.2		Winter As-Built Points:			19126.6			
Total Winter Points	X	System Multiplier	= Heating Points	Total Component	X	Cap Ratio	X Duct Multiplier (DM x DSM x AHU)	X System Multiplier	X Credit Multiplier	= Heating Points
15813.2		0.6274	9921.2	19126.6	1.000	1.00	(1.069 x 1.169 x 0.93) 1.162	0.455	0.950	9601.3
				19126.6				0.455	0.950	9601.3

# WATER HEATING & CODE COMPLIANCE STATUS

## Residential Whole Building Performance Method A - Details

ADDRESS: , , ,

PERMIT #:

BASE					AS-BUILT					
WATER HEATING					Tank	EF	Number of	X	Tank	X
Number of	X	Multiplier	=	Total	Volume		Bedrooms		Ratio	Multiplier
Bedrooms										Credit = Total
										Multiplier
3		2746.00		8238.0	40.0	0.89	3		1.00	2715.15
					As-Built Total:					8145.4

CODE COMPLIANCE STATUS									
BASE					AS-BUILT				
Cooling	+	Heating	+	Hot Water	=	Total	Cooling	+	Heating
Points		Points		Points		Points	Points		Points
9968		9921		8238		28128	9854		9601
									8145
									27601

PASS





Code Compliance Checklist

Residential Whole Building Performance Method A - Details

ADDRESS: , , ,

PERMIT #:

6A-21 INFILTRATION REDUCTION COMPLIANCE CHECKLIST

COMPONENTS	SECTION	REQUIREMENTS FOR EACH PRACTICE	CHECK
Exterior Windows & Doors	606.1.ABC.1.1	Maximum:.3 cfm/sq.ft. window area; .5 cfm/sq.ft. door area.	
Exterior & Adjacent Walls	606.1.ABC.1.2.1	Caulk, gasket, weatherstrip or seal between: windows/doors & frames, surrounding wall; foundation & wall sole or sill plate; joints between exterior wall panels at corners; utility penetrations; between wall panels & top/bottom plates; between walls and floor. EXCEPTION: Frame walls where a continuous infiltration barrier is installed that extends from, and is sealed to, the foundation to the top plate.	
Floors	606.1.ABC.1.2.2	Penetrations/openings >1/8" sealed unless backed by truss or joint members. EXCEPTION: Frame floors where a continuous infiltration barrier is installed that is sealed to the perimeter, penetrations and seams.	
Ceilings	606.1.ABC.1.2.3	Between walls & ceilings; penetrations of ceiling plane of top floor; around shafts, chases, soffits, chimneys, cabinets sealed to continuous air barrier; gaps in gyp board & top plate; attic access. EXCEPTION: Frame ceilings where a continuous infiltration barrier is installed that is sealed at the perimeter, at penetrations and seams.	
Recessed Lighting Fixtures	606.1.ABC.1.2.4	Type IC rated with no penetrations, sealed; or Type IC or non-IC rated, installed inside a sealed box with 1/2" clearance & 3" from insulation; or Type IC rated with < 2.0 cfm from conditioned space, tested.	
Multi-story Houses	606.1.ABC.1.2.5	Air barrier on perimeter of floor cavity between floors.	
Additional Infiltration reqts	606.1.ABC.1.3	Exhaust fans vented to outdoors, dampers; combustion space heaters comply with NFPA, have combustion air.	

6A-22 OTHER PRESCRIPTIVE MEASURES (must be met or exceeded by all residences.)

COMPONENTS	SECTION	REQUIREMENTS	CHECK
Water Heaters	612.1	Comply with efficiency requirements in Table 6-12. Switch or clearly marked circuit breaker (electric) or cutoff (gas) must be provided. External or built-in heat trap required.	
Swimming Pools & Spas	612.1	Spas & heated pools must have covers (except solar heated). Non-commercial pools must have a pump timer. Gas spa & pool heaters must have a minimum thermal efficiency of 78%.	
Shower heads	612.1	Water flow must be restricted to no more than 2.5 gallons per minute at 80 PSIG.	
Air Distribution Systems	610.1	All ducts, fittings, mechanical equipment and plenum chambers shall be mechanically attached, sealed, insulated, and installed in accordance with the criteria of Section 610. Ducts in unconditioned attics: R-6 min. insulation.	
HVAC Controls	607.1	Separate readily accessible manual or automatic thermostat for each system.	
Insulation	604.1, 602.1	Ceilings-Min. R-19. Common walls-Frame R-11 or CBS R-3 both sides. Common ceiling & floors R-11.	

# ENERGY PERFORMANCE LEVEL (EPL) DISPLAY CARD

ESTIMATED ENERGY PERFORMANCE SCORE\* = 82.8

The higher the score, the more efficient the home.

C. K. Contracting Inc., , , ,

1. New construction or existing	New	12. Cooling systems	
2. Single family or multi-family	Single family	a. Central Unit	Cap: 36.0 kBtu/hr
3. Number of units, if multi-family	1		SEER: 10.00
4. Number of Bedrooms	3	b. N/A	
5. Is this a worst case?	Yes	c. N/A	
6. Conditioned floor area (ft <sup>2</sup> )	1792 ft <sup>2</sup>		
7. Glass area & type	Single Pane Double Pane	13. Heating systems	
a. Clear glass, default U-factor	0.0 ft <sup>2</sup> 0.0 ft <sup>2</sup>	a. Electric Heat Pump	Cap: 36.0 kBtu/hr
b. Default tint, default U-factor	0.0 ft <sup>2</sup> 0.0 ft <sup>2</sup>		HSPF: 7.50
c. Labeled U-factor or SHGC	0.0 ft <sup>2</sup> 316.0 ft <sup>2</sup>	b. N/A	
8. Floor types		c. N/A	
a. Slab-On-Grade Edge Insulation	R=0.0, 205.7(p) ft	14. Hot water systems	
b. N/A		a. Electric Resistance	Cap: 40.0 gallons
c. N/A			EF: 0.89
9. Wall types		b. N/A	
a. Frame, Wood, Exterior	R=13.0, 1630.0 ft <sup>2</sup>	c. Conservation credits	
b. Frame, Wood, Adjacent	R=13.0, 181.0 ft <sup>2</sup>	(HR-Heat recovery, Solar	
c. N/A		DHP-Dedicated heat pump)	
d. N/A		15. HVAC credits	PT,
e. N/A		(CF-Ceiling fan, CV-Cross ventilation,	
10. Ceiling types		HF-Whole house fan,	
a. Under Attic	R=30.0, 1792.0 ft <sup>2</sup>	PT-Programmable Thermostat,	
b. Under Attic	R=19.0, 208.0 ft <sup>2</sup>	MZ-C-Multizone cooling,	
c. N/A		MZ-H-Multizone heating)	
11. Ducts			
a. Sup: Unc. Ret: Unc. AH: Interior	Sup. R=6.0, 186.0 ft		
b. N/A			

I certify that this home has complied with the Florida Energy Efficiency Code For Building Construction through the above energy saving features which will be installed (or exceeded) in this home before final inspection. Otherwise, a new EPL Display Card will be completed based on installed Code compliant features.

Builder Signature: John F. Thomas Jr.

Date: 5/13/05

Address of New Home: 2365w Stafford court

City/FL Zip: Lake City FL 32024



\*NOTE: The home's estimated energy performance score is only available through the FLA/RES computer program. This is *not* a Building Energy Rating. If your score is 80 or greater (or 86 for a US EPA/DOE EnergyStar<sup>TM</sup> designation), your home may qualify for energy efficiency mortgage (EEM) incentives if you obtain a Florida Energy Gauge Rating. Contact the Energy Gauge Hotline at 321/638-1492 or see the Energy Gauge web site at [www.fsec.ucf.edu](http://www.fsec.ucf.edu) for information and a list of certified Raters. For information about Florida's Energy Efficiency Code For Building Construction, contact the Department of Community Affairs at 850/487-1824.

EnergyGauge® (Version: FLR1PB v3.4)



NOTICE OF COMMENCEMENT FORM  
COLUMBIA COUNTY, FLORIDA

THE UNDERSIGNED hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement.

Tax Parcel ID Number 63023-315

1. Description of property: (legal description of the property and street address or 911 address)

Lot 75, Callaway Phase III, a Subdivision according to the  
plat thereof as recorded in Plat Book 7, Pages 145-146 of  
the public records of Columbia County, Florida.

2301 SW Stafford Court, Lake City, FL 32024

2. General description of improvement: Site Built Home

3. Owner Name & Address John F. Thomas, Jr.

424 SW Hamdy Lake City 32025 Interest in Property OWNER

4. Name & Address of Fee Simple Owner (if other than owner): NA

5. Contractor Name CK Contracting

Phone Number (352) 412-9888

Address 1400 NE State Road 47, Titusville, FL 32793

6. Surety Holders Name NA

Phone Number \_\_\_\_\_

Address \_\_\_\_\_

Amount of Bond NA

7. Lender Name NA

Phone Number \_\_\_\_\_

Address \_\_\_\_\_

8. Persons within the State of Florida designated by the Owner upon whom notices or other documents may be served as provided by section 718.13 (1)(a) 7; Florida Statutes:

Name NA

Phone Number \_\_\_\_\_

Address \_\_\_\_\_

9. In addition to himself/herself the owner designates NA of \_\_\_\_\_ to receive a copy of the Lienor's Notice as provided in Section 713.13 (1) -

(a) 7. Phone Number of the designee NA

10. Expiration date of the Notice of Commencement (the expiration date is 1 (one) year from the date of recording, (Unless a different date is specified) \_\_\_\_\_

NOTICE AS PER CHAPTER 713, Florida Statutes:

The owner must sign the notice of commencement and no one else may be permitted to sign in his/her stead.

Sworn to (or affirmed) and subscribed before  
day of 30<sup>th</sup> MAY, 2005

NOTARY STAMP/SEAL

Signature of Owner

Inst:2005012215 Date:05/25/2005 Time:11:31

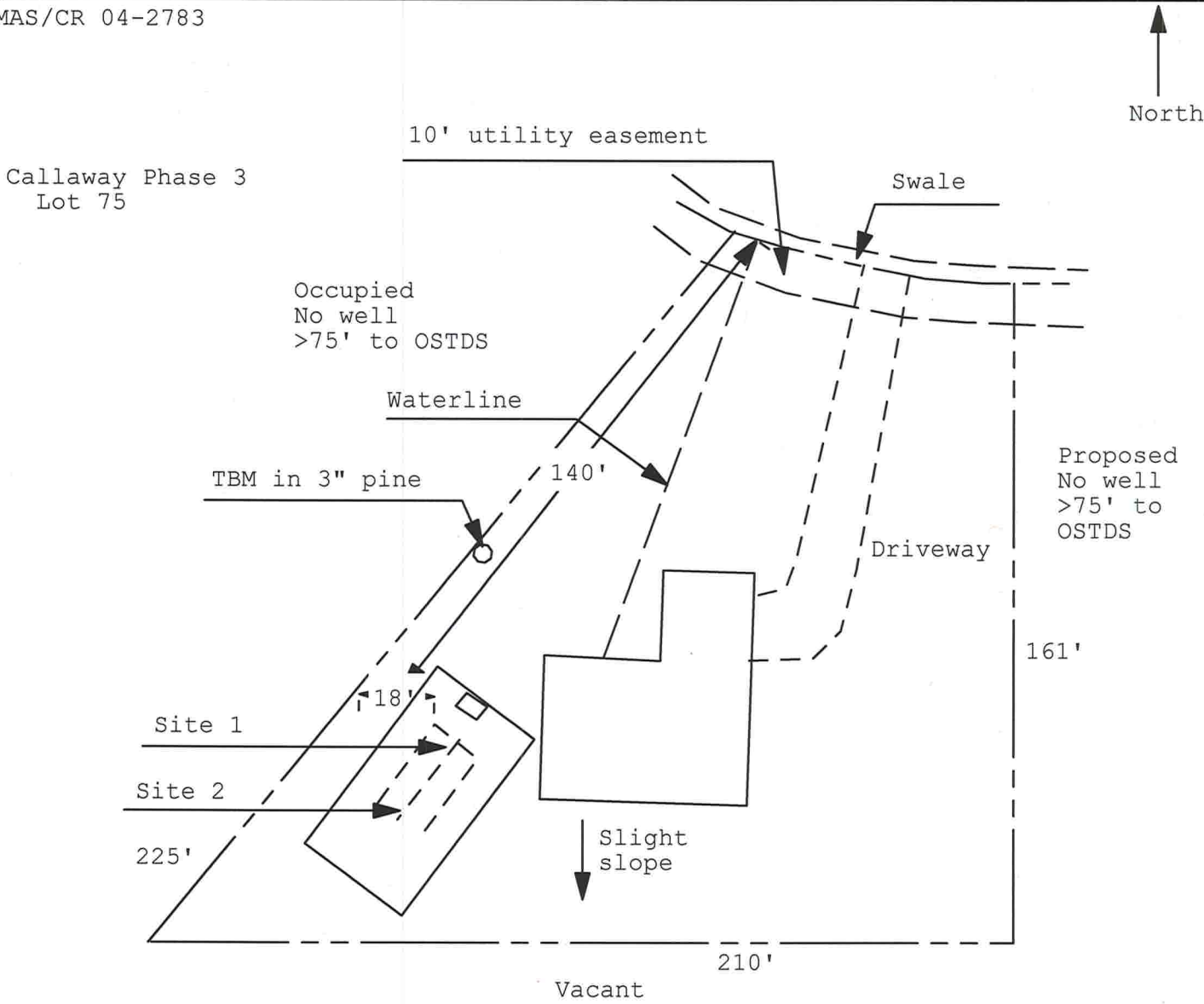
DC,P.Dewitt Cason,Columbia County B:1046 P:2816

Signature of Notary

Application for Onsite Sewage Disposal System  
Construction Permit. Part II Site Plan  
Permit Application Number: 05-0581N

ALL CHANGES MUST BE APPROVED BY THE COUNTY HEALTH UNIT

THOMAS/CR 04-2783



1 inch = 40 feet

Site Plan Submitted By Paul Lloyd Date 4/26/05  
Plan Approved ☒ Not Approved ☐ Date 5-26-05  
By MAH Columbia CPHU

Notes: \_\_\_\_\_



THIS INSTRUMENT WAS PREPARED BY:

TERRY McDAVID 04-932  
POST OFFICE BOX 1328  
LAKE CITY, FL 32056-1328

RETURN TO:

TERRY McDAVID  
POST OFFICE BOX 1328  
LAKE CITY, FL 32056-1328

Inst:2005005659 Date:03/10/2005 Time:16:00  
Doc Stamp-Deed : 93.10

*PJ* DC, P. Dewitt Cason, Columbia County B:1040 P:614

Property Appraiser's  
Identification Number Part of R03023-099

### WARRANTY DEED

**This Warranty Deed, made this 9th day of March, 2005, BETWEEN JIMMY C. LYONS and SHARON LYONS, Husband and Wife, of the County of Columbia, State of Florida, grantor\*, and JOHN THOMAS and REBECCA G. THOMAS, Husband and Wife whose post office address is 424 SW Alamo Drive, Lake City, FL 32025, of the County of Columbia, State of Florida, grantee\*.**

(Whenever 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 corporations, trusts and trustees)

**Witnesseth:** that said grantor, for and in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Columbia County, Florida, to-wit:

An Undivided 1/2 interest in and to the following described property:

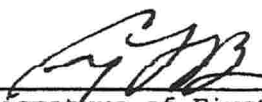
Lot 75, CALLAWAY PHASE III, a subdivision according to the plat thereof as recorded in Plat Book 7, Pages 145-146 of the public records of Columbia County, Florida.

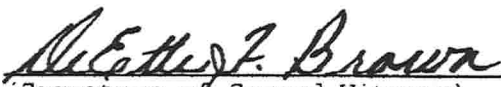
Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

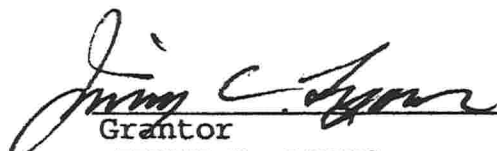
**To Have and to Hold, the same in fee simple forever.**

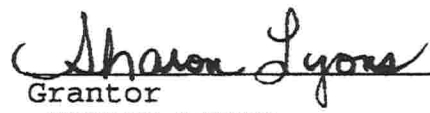
**And subject to taxes for the current year and later years and all valid easements and restrictions of record, if any, which are not hereby reimposed; and also subject to any claim, right, title or interest arising from any recorded instrument reserving, conveying, leasing, or otherwise alienating any interest in the oil, gas and other minerals. And grantor does warrant the title to said land and will defend the same against the lawful claims of all persons**

Signed, sealed and delivered  
in our presence:

  
(Signature of First Witness)  
Crystal L. Brunner  
(Typed Name of First Witness)

  
(Signature of Second Witness)  
DeEtte F. Brown  
(Typed Name of Second Witness)

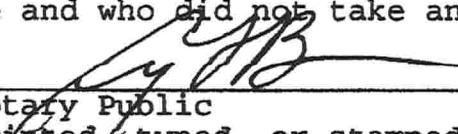
  
Grantor  
JIMMY C. LYONS  
Printed Name

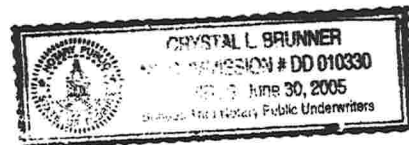
  
Grantor  
SHARON LYONS  
Printed Name

STATE OF Florida  
COUNTY OF Columbia

The foregoing instrument was acknowledged before me this 9th  
day of March, 2005, by JIMMY C. LYONS and SHARON LYONS, Husband and  
Wife who are personally known to me and who did not take an oath.

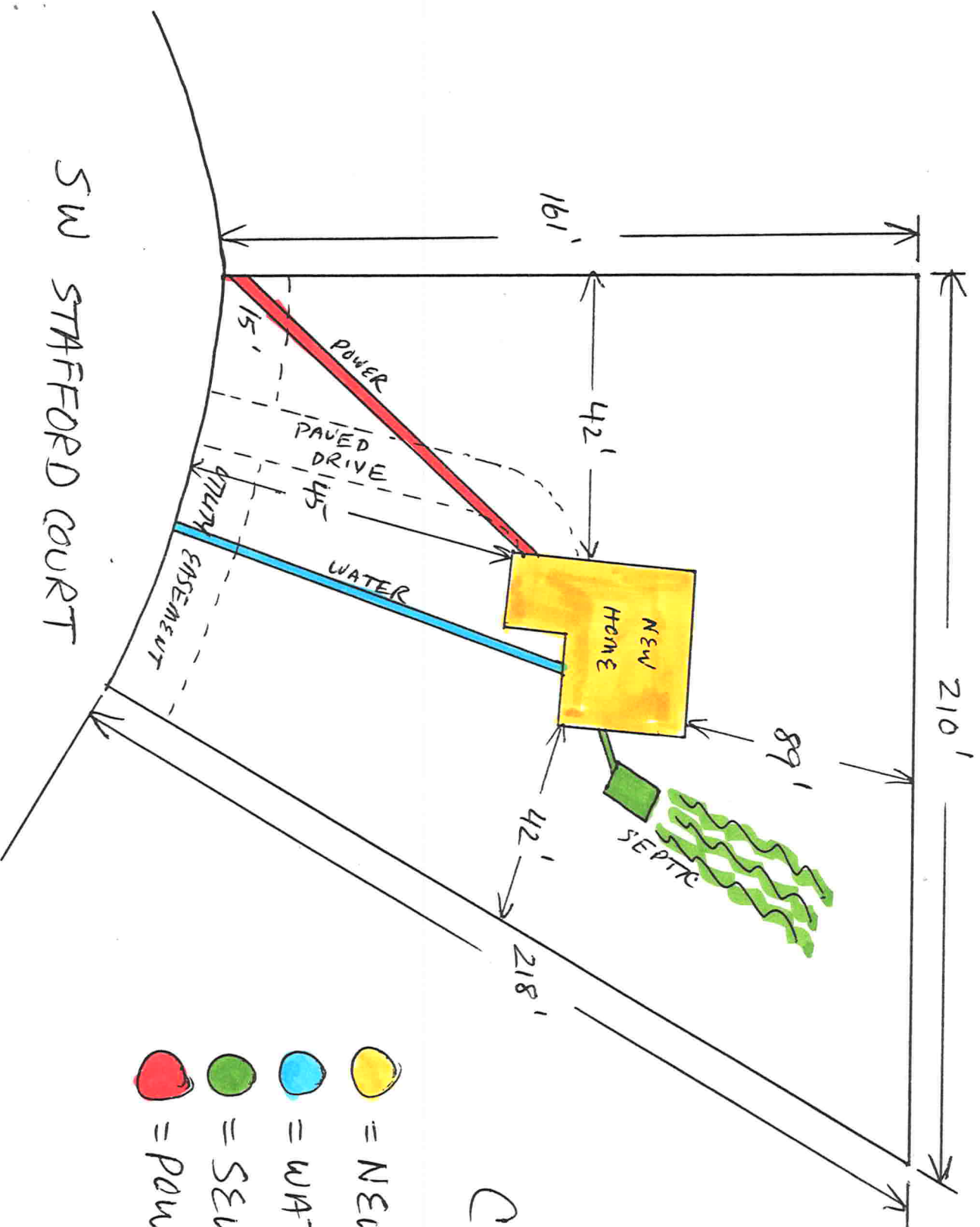
My Commission Expires:

  
Notary Public  
Printed, typed, or stamped name:





# JOHN THOMAS PROJECT CALLOWAY PHASE 3 LOT 75 COLUMBIA COUNTY, FL.



- = NEW HOME
- = WATER
- = SEWER
- = POWER

CODE

DATE06/27/2005

Columbia County Building Permit

This Permit Expires One Year From the Date of Issue

PERMIT000023324

APPLICANTREBECCA THOMAS

PHONE754-8814

ADDRESS424SW ALAMO DR

LAKE CITYFL32025

OWNERJOHN & REBECCA THOMAS

PHONE754-8814

ADDRESS236SW STAFFORD COURT

LAKE CITYFL32025

CONTRACTOROWNER BUILDER

PHONE

LOCATION OF PROPERTY

90W, TL ON 247S, TL CALLAHAN, TL CALLAWAY DR, TR PHEASANT, TL ON WILSHIRE, TR ON STAFFORD COURT, LAST LOT ON RIGHT

TYPE DEVELOPMENTSFD,UTILITY

ESTIMATED COST OF CONSTRUCTION89600.00

HEATED FLOOR AREA1792.00

TOTAL AREA2418.00

HEIGHT.00

STORIES1

FOUNDATIONCONC

WALLSFRAMED

ROOF PITCH7/12

FLOORSLAB

LAND USE & ZONINGRSF-2

MAX. HEIGHT20

Minimum Set Back Requirments:

STREET-FRONT25.00

REAR15.00

SIDE10.00

NO. EX.D.U.0

FLOOD ZONEX PP

DEVELOPMENT PERMIT NO.

PARCEL ID15-4S-16-03023-375

SUBDIVISIONCALLAWAY

LOT75

BLOCK

PHASE

UNIT0

TOTAL ACRES.50

000000716

Culvert Permit No.

Culvert Waiver

Contractor's License Number

Applicant/Owner/Contractor

CULVERT

05-0581-N

BK

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

1351

FOR BUILDING & ZONING DEPARTMENT ONLY

(footer/Slab)

Temporary Power06/28/2005HD

Foundation07/19/2005HD

Monolithic

date/app. by

date/app. by

date/app. by

Under slab rough-in plumbing08/02/2005JK

Slab08/03/2005RJ

Sheathing/Nailing08/22/2005HD

date/app. by

date/app. by

date/app. by

Framing08/30/2005HD

Rough-in plumbing above slab and below wood floor08/30/2005HD

date/app. by

date/app. by

Electrical rough-in08/30/2005HD

Heat & Air Duct08/30/2005HD

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





## Affidavit

**Description of Property:** Lot 75, Callaway Subdivision Phase III, a subdivision according to the plat thereof as recorded in Plat Book 7, Pages 145-146 of the public records of Columbia County, Florida

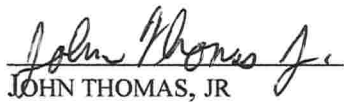
**911 Address:** 236 SW Stafford Court  
Lake City, FL 32024

**Owner:** John and Rebecca Thomas  
424 SW Alamo Drive  
Lake City, FL 32025

**Contractor:** Chad White  
CK Contracting  
1400 NE State Road 47  
Trenton, FL 32693

This affidavit is to attest that the above-mentioned property was purchased with the intention of constructing a dwelling for us to occupy. However, due to the loss of a child, our current financial instability, and many other uncertainties in family circumstances we cannot occupy this dwelling as originally planned. CK Contracting was retained for this project. All subcontractors hired to perform work on this property are licensed with Workers' Compensation and liability insurance.

Therefore we are asking consideration in waiving the owner builder exemption so this property can be sold to satisfy the cost of constructing.

  
JOHN THOMAS, JR

10/18/05  
DATE

  
REBECCA THOMAS

10/18/05  
DATE

  
Notary Signature

10-18-05  
Date



COLUMBIA COUNTY  
EXPIRES 4-17-08

FEAGLE & FEAGLE, ATTORNEYS, P.A.  
ATTORNEYS AT LAW  
153 NE MADISON STREET  
POST OFFICE BOX 1653  
LAKE CITY, FLORIDA 32056-1653  
(386) 752-7191  
Fax: (386) 758-0950

Marlin M. Feagle  
e-mail: leagle@bellsouth.net

Mark E. Feagle  
e-mail: mefeagle@bellsouth.net

October 6, 2005

Mr. John Kerce  
Building and Zoning Department  
County Administrative Offices  
Post Office Box 1529  
Lake City, Florida 32056-1529

Re: Thomas Property

Dear John:

As you are aware, Florida Statute 489.103(7) provides that if an owner acquires a permit for the construction of their home and then sell or lease the home within one (1) year after the construction is complete, the law presumes that the home was built for sale or lease, which is in violation of the statutory exemption. However, in the home regarding John and Rebecca Thomas, you have received an affidavit that the homeowners purchased the property with the intention of constructing the dwelling for their personal occupancy. However, due to circumstances beyond their control during the construction of the home, their plans changed and they will be unable to occupy the dwelling as originally planned.

Since the above cited statute provides the law will "presume" the home was built for sale or lease, this presumption may be rebutted. It appears the presumption has been rebutted by the affidavit signed by Mr. and Mrs. Thomas, and if you agree, since the intention of building the home originally was not for sale or lease, but their own personal occupancy which intention is now changed, there would be no prohibition against the owners selling the home. This is with the assumption that it complies with all the Columbia County inspections and land development regulations. Also, your department would be authorized to issue a second building permit for these individuals to construct a home for their personal use.

If you have any additional questions regarding this matter, please do not hesitate to give me a call.

Very truly yours,

  
Marlin M. Feagle

MMF:dse



## Affidavit

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Lake City, FL 32024

**Owner:** John and Rebecca Thomas  
424 SW Alamo Drive  
Lake City, FL 32025

**Contractor:** Chad White  
CK Contracting  
1400 NE State Road 47  
Trenton, FL 32693

This affidavit is to attest that the above-mentioned property was purchased with the intention of constructing a dwelling, financial instability, and dwelling as originally planned, hired to perform work on insurance.

Therefore we are asking  
can be sold to satisfy the

John Thomas Jr.  
JOHN THOMAS, JR



LH

23324

www.cabp.com

der exemption so this property

Rebecca Thomas  
REBECCA THOMAS

10/18/05  
DATE

Chris W. Cox  
Notary Signature

10-18-05  
Date



Chris W. Cox  
Commission #ED800091  
Expires: Apr 17, 2008  
Bonded Thru  
Atlantic Bonding Co., Inc.

COLUMBIA COUNTY  
EXPIRES 4-17-08

FEAGLE & FEAGLE, ATTORNEYS, P.A.  
ATTORNEYS AT LAW  
153 NE MADISON STREET  
POST OFFICE BOX 1653  
LAKE CITY, FLORIDA 32056-1653  
(386) 752-7191  
Fax: (386) 758-0950

Marlin M. Feagle  
e-mail: leagle@bellsouth.net

October 6, 2005

Mark E. Feagle  
e-mail: mefeagle@bellsouth.net

Mr. John Kerce  
Building and Zoning Department  
County Administrative Offices  
Post Office Box 1529  
Lake City, Florida 32056-1529

Re: Thomas Property

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If you have any additional questions regarding this matter, please do not hesitate to give me a call.

Very truly yours,

  
Marlin M. Feagle

MMF:dse



**COLUMBIA COUNTY**  
**OFF**  
**CALLAWAY**

**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 15-4S-16-03023-375

Building permit No. 000023324

Use Classification SFD, UTILITY

Fire: 53.28

Permit Holder OWNER BUILDER

Waste: 110.25

Owner of Building JOHN & REBECCA THOMAS

Total: 163.53 *pd*

Location: 236 SW STAFFORD COURT(CALLAWAY, LOT 75)

Date: 01/23/2006



*[Signature]*  
Building Inspector

**POST IN A CONSPICUOUS PLACE**  
*(Business Places Only)*



NOTE: ALL PROPERTY CORNERS LOCATED ARE IDENTIFIED AS BAILEY, BISHOP & LANE, L.B. 6685.

P.C.P.  
NAIL FOUND

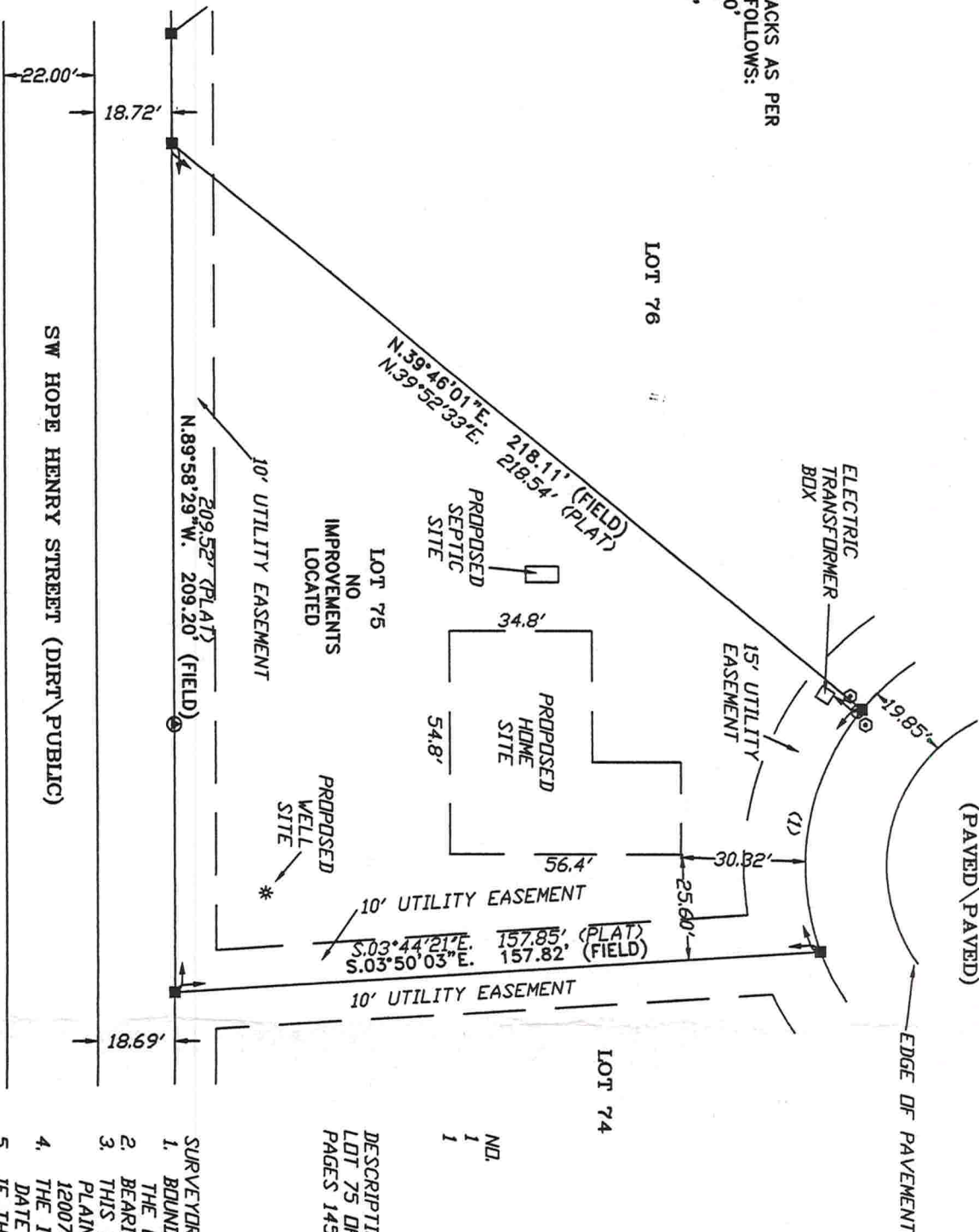
SW STAFFORD COURT  
(PAVED\PAVED)

EDGE OF PAVEMENT

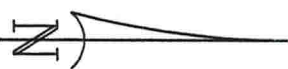
BUILDING SETBACKS AS PER  
PLAT ARE AS FOLLOWS:  
FRONT = 25.00'  
SIDE = 10.00'  
REAR = 15.00'

LOT 76

LOT 74



SCALE: 1" = 40'



SYMBOL LEGEND

- 4"x4" CONCRETE MONUMENT FOUND
- 4"x4" CONCRETE MONUMENT SET
- IRON PIPE FOUND
- IRON PIN AND CAP SET
- POWER POLE
- WATER METER
- CENTERLINE
- WELL
- FIRE HYDRANT
- TELEPHONE BOX
- ELECTRIC LINES
- WIRE FENCE
- CHAIN LINK FENCE
- WOODEN FENCE

CURVE TABLE

NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BEARING
1	60.00'	60°01'03"	62.85'	34.65'	60.02'	N.80°08'31"W.
1	60.00'	60°00'00"	62.83'		60.00'	N.80°07'23"W.

DESCRIPTION:  
LOT 75 OF 'CALLAWAY, UNIT THREE' AS PER PLAT THEREOF RECORDED IN PLAT BOOK 7,  
PAGES 145 & 146 OF THE PUBLIC RECORDS OF COLUMBIA COUNTY, FLORIDA.

- SURVEYOR'S NOTES:
- BOUNDARY BASED ON MONUMENTATION FOUND IN ACCORDANCE WITH THE RETRACEMENT OF THE ORIGINAL SURVEY FOR SAID PLAT OF RECORD.
  - BEARINGS ARE BASED ON SAID PLAT OF RECORD.
  - THIS PARCEL IS IN ZONE "X" AND IS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN AS PER FLOOD RATE MAP, DATED 6 JANUARY, 1988 COMMUNITY PANEL NUMBER 120070 0175 B. HOWEVER, THE FLOOD INSURANCE RATE MAPS ARE SUBJECT TO CHANGE.
  - THE IMPROVEMENTS, IF ANY, INDICATED ON THIS SURVEY DRAWING ARE AS LOCATED ON DATE OF FIELD SURVEY AS SHOWN HEREON.
  - IF THEY EXIST, NO UNDERGROUND ENCROACHMENTS AND/OR UTILITIES WERE LOCATED FOR THIS SURVEY EXCEPT AS SHOWN HEREON.
  - THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OR A TITLE POLICY.

SURVEYOR'S CERTIFICATION

CERTIFIED TO:  
JOHN F. THOMAS, JR.

FIELD BOOK: 274 PAGE(S): 35

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 61G17-6, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 476.097, FLORIDA STATUTES.  
01/28/05  
FIELD SURVEY DATE  
01/31/05  
DRAWING DATE  
SCOTT BRITT, P.S.A.  
CERTIFICATION # 5757  
NOTE: UNLESS IT BEARS THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER THIS DRAWING, SKETCH, PLAT OR MAP IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID.



BRITT SURVEYING

LAND SURVEYORS AND MAPPERS  
830 WEST DUVAL STREET LAKE CITY, FLORIDA 32055  
(386)752-7163 FAX (386)752-5573  
WORK ORDER # L-15755



23324



**NOTICE OF INSPECTION  
AND/OR TREATMENT**

---

Date of Inspection

---

Date of Treatment

Boracare

---

Pesticide Used

Subterranean Termites

---

Wood-Destroying Organisms Treated

---

**\*\*Notice\*\***

It is a violation of Florida State Law (Chap. 482.226) for anyone other than the property owner to remove this notice.

Address:

**Pestmaster Services of Lake City**

879 S.W. Arlington Blvd., Suite 106 • Lake City, FL 32025