

NOTICE OF COMMENCEMENT

Permit Number _____ Tax Folio # 0470120002

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.

1. DESCRIPTION OF PROPERTY:


(Legal description of the property and street address, if available).

Lots 13830 + 13831 South Venice Unit 53

2. GENERAL DESCRIPTION OF IMPROVEMENT:

Replace side door

RECORDED IN OFFICIAL RECORDS
 INSTRUMENT # 2023176135 1 PG(S)
 November 27, 2023 02:38:47 PM
 KAREN E. RUSHING
 CLERK OF THE CIRCUIT COURT
 SARASOTA COUNTY, FL



This space reserved for recording

3. OWNER INFORMATION OR LESSEE INFORMATION IF THE LESSEE CONTRACTED FOR THE IMPROVEMENT:

Name & Address: Jessica Warburton 35 Stanford Road, Venice, FL 34293

Interest in Property: Owner

Fee Simple Title Holder (if different from owner listed above): _____

4. CONTRACTOR: Name: Coxey Construction Phone Number: 941-441-6883

Contractor's Address: 20 Harbor Lane, Englewood, FL 34223

5. SURETY (If applicable, a copy of the payment bond is attached): Amount of bond: \$ _____

Name: _____ Phone Number: _____

Address: _____

6. LENDER'S NAME: _____ Phone Number: _____

Lender's address: _____

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: _____ Phone Number: _____

Address: _____

8. In addition, Owner designates _____ of _____ to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes.

Phone number of person or entity designated by Owner: _____

9. Expiration of notice commencement (the expiration date will be 1 year from date of recording unless a different date is specified).

_____, 20, ____.

WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I, SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE SITE OF THE IMPROVEMENT BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

Jessica Warburton
 (Signature of Owner or Lessee, or Owner's or Lessee's Authorized Officer/Director/Partner/Manager)

Jessica Warburton
 (Print Name and Provide Signatory's Title/Office)

State of Florida County of county

The foregoing instrument was acknowledged before me by means of physical presence or online notarization this 21 day

of November, 2023 by Jessica Warburton for _____
 (name of party on behalf of whom instrument was executed) (type of authority, ...e.g. officer, trustee, attorney in fact)

Personally Known or _____ Produced Identification _____
 (type of identification produced)

[Signature]
 (Signature of Notary Public - State of Florida)

