

Permit # 2305-0049 Folio # _____

Print Form

NOTICE OF COMMENCEMENT

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:

this space reserved for recorder

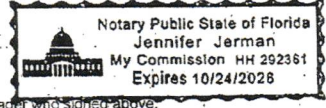
- 1. Legal Description of Property: Lot 77 Block 8 Unit # _____ Bldg # _____ Lengthy legal attached
Subdivision/Condominium: McJunkin Farms (The Falls @ Parkland) Parkland FL 33067
- Street Address if available: 8189 Liberty Way
- 2. General Description of Improvement: New Construction-SFR and or Pool
- 3.a. Owner name and address: NVR Inc dba Ryan Homes 1450 Centrepark Blvd. #340, WPB FL 33401
- b. Interest in property: _____
- c. Name/mailling address of fee simple title holder (if other than Owner): _____
- 4. a. Contractor name and address: NVR Inc dba Ryan Homes 1450 Centrepark Blvd. #340, WPB FL 33401
- b. Contractor's phone number: 561-720-1360
- 5. a. Surety name and address: _____
- b. Surety's phone number: _____
- c. Amount of bond: \$ _____
- 6. a. Lender name and address: _____
- b. Lender's phone number: _____
- 7. a. Persons within the State of Florida designated by Owner upon whom Notices or other documents may be served as provided by Section 713.13(1)(A)7, Florida Statutes:
Name: Ryan Johnson
Address: 1450 Centrepark Blvd. #340, WPB FL 33401
b. Phone Number: 561-720-1360
- 8. a. In addition to himself or herself, the Owner designates _____ to receive a copy of the Lienor's Notice per section 713.13(1)(B), Florida Statutes:
b. Phone number of person or entity designated by owner _____
- 9. Expiration date of notice of commencement: _____
(the expiration date is 1 year from date of recording unless a different date is specified).

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 1, SECTION 713.13, FLORIDA STATUTES, AND CAN 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 AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

Signature(s) of Owner(s) or Owner(s) Authorized Officer/Director/Partner/ Manager
By [Signature]
Print Name Ryan Johnson Title/Office Vice President

STATE OF FLORIDA
COUNTY OF BROWARD
The foregoing instrument was acknowledged before me this 18 day of April, 2023
by Ryan Johnson
 Individually, or as Vice President for NVR dba Ryan Homes
 personally known or produced the following type of identification: _____

Signature of Notary Public: [Signature]
Printed name: _____
(SEAL)



VERIFICATION PURSUANT TO SECTION 92.525, FLORIDA STATUTES
Under penalties of perjury, I declare that I have read the foregoing and that the facts stated in it are true, to the best of my knowledge and belief.
Signature(s) of Owner(s) or Owner(s) Authorized Officer/Director/Partner/ Manager who signed above:
By [Signature]

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I hereby certify this document to be a true, correct and complete copy of the record filed in my office.
Dated this 03 day of May, 2023 County Administrator.
By: Broward County Deputy Clerk
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