Inst: 202622001380 Date: 05/15/2026 Time: 10:12AM
Page 1 of 1 B: 426 P: 335, Tami P Simmons, Clerk of Court Glades County, By: JL
Deputy Clerk

Permit# No. 26000189 Tax ID No. _____

Notice of Commencement

State of Florida, County of Okeechobee

THE UNERSIGNED hereby gives notice that improvements 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.

Description of property, legal description of the property, and street address if available:
Lakemont Estates and Villas, 28020 SR 78 Okeechobee, FL 34974

General description of improvement: Temporary Office Trailer

Owner information:
Name(s): Okeechobee Community Developers LLC.
Address: 36 Airport Rd, Suite 402 Lakewood, NJ 08701
Interest in property: Fee Simple
Name/address of Fee Simple Title Holder (if other than owner) _____

Contractor name and address: B+B Site Development, Inc.
Contractor Address: 1505-C South Parrott Ave, Okeechobee FL 34974
Phone # 863-763-6053

Surety name and address _____
Name: _____
Phone # _____ Amount of Bond $ _____
* Please note: A copy of bond MUST be attached when recording.

Lender name and address _____
Name: _____
Phone # _____

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 and address Phil Baughman 1505-C South Parrott Ave Okeechobee, FL 34974 Phone # 863-763-6053

In addition to himself, owner designates _____ of _____ to receive a copy of Lienor's notice as provided in Section 713.13(1)(b), Florida Statutes. Phone# _____ of person or entity designated by owner.

Expiration date of notice of commencement: _____.
(The expiration date is one year from date of recording, unless a different date is specified.)

Jeff Akerman
Signature of Owner:

Jeff Akerman
Type or Print Name of Owner:

STATE OF FLORIDA
COUNTY OF Okeechobee

The foregoing instrument was acknowledged before me, by means of ☐ physical presence or ☐ online notarization, this 15 day of May, 2026, by Jeff Akerman (Name of person)
Personally known OR produced identification.
Type of identification Produced _____

ELIZABETH ASHLEY MANN
MY COMMISSION # HH 604609
EXPIRES: October 20, 2028

Signature of Notary (seal)

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 your paying twice for improvements to your property. A certified copy of the recorded notice must be posted on the construction site. A certified copy must be submitted to the building department before first inspection. If the improvement described in the notice of commencement is not actually commenced within 90 days after the recording thereof, such a notice is void and of no further effect.

Rev 01/01/2026

This copy is a true copy of the original on file in this office. Witness my hand and official seal this 15th day of May, 2026.
TAMI P. SIMMONS Clerk of the Circuit Court, Glades County, Florida
Deputy Clerk

