



CFN 20210510231

DR BK 33027 PG 0907  
RECORDED 11/04/2021 13:30:15  
Palm Beach County, Florida  
Joseph Abruzzo, Clerk  
Pgs 0907 - 913; (7pgs)

PERMIT NUMBER: \_\_\_\_\_

**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.

1. **DESCRIPTION OF PROPERTY** (Legal description of the property & street address, if available) TAX FOLIO NO (PCN): see attached

Legal Description Boca Rio North

2. **GENERAL DESCRIPTION OF IMPROVEMENT:** roof of Flatroofs. Entire Community 66 Buildings and clubhouse

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

a. Name and address: Boca Rio Town Home Association Inc, 8040 Thames Blvd

b. Interest in property: Boca Raton FL 33433

c. Name and address of fee simple titleholder (if different from Owner listed above): \_\_\_\_\_

4. a. **CONTRACTOR'S NAME:** Sun Catcher Roofing II Inc

Contractor's address: 1001 NW 53 Street Fort Lauderdale FL 33309 b. Phone number: 8009645412

5. **SURETY** (if applicable, a copy of the payment bond is attached): a. Amount of bond: \_\_\_\_\_ b. Phone number: \_\_\_\_\_

c. Name and address: \_\_\_\_\_

6. a. **LENDER'S NAME:** \_\_\_\_\_

Lender's address: \_\_\_\_\_ b. Phone number: \_\_\_\_\_

7. 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:

a. Name and address: \_\_\_\_\_

b. Phone numbers of designated persons: \_\_\_\_\_

8. a. In addition to himself or herself, Owner designates \_\_\_\_\_ of \_\_\_\_\_ to receive a copy of the Lienor's Notice as provided in 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 will be 1 year from the 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 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.**

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

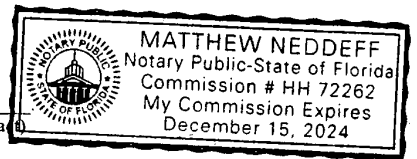
MICHAEL BETTERS PRES  
(Print Name and Provide Signatory's Title/Office)

State of Florida County of Palm Beach

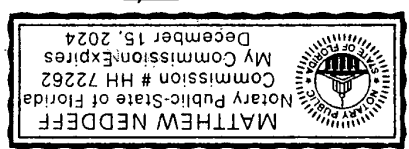
The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization,

this 04 day of November, 2021 by Michael Betters  
(name of person)

as Sun Catcher Roofing II Inc 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 Florida ID



Matthew Neddeff  
(Signature of Notary Public)  
(Print, Type, or Stamp Commissioned Name of Notary Public)