



## GROWTH MANAGEMENT

205 North Marion Ave.

Lake City, FL 32055

Telephone: (386) 719-5750

E-mail: growthmanagement@locfla.com

### FOR PLANNING USE ONLY

Application # \_\_\_\_\_

Application Fee\$ \_\_\_\_\_

Receipt No. \_\_\_\_\_

Filing Date \_\_\_\_\_

Completeness Date \_\_\_\_\_

## COMPREHENSIVE PLAN AMENDMENT

**Small Scale, less than or equal to fifty (50) acres; \$1,750**

**Large Scale, more than fifty (50) acres; \$4,900**

**All applications may incur professional fees for consulting and other professional services required by the Land Development Administrator. Any professional fees required by the Land Development Administrator will be invoiced and charged to the applicant and must be paid in full before application can be scheduled for any meetings.**

### A. PROJECT INFORMATION

1. Project Name: Wheeler Comp Plan Amendment
2. Address of Subject Property: 273 SW Montgomery Dr, Lake City, FL 32025
3. Parcel ID Number(s): 00-00-00-13991-000
4. Existing Future Land Use Map Designation: Residential Moderate
5. Proposed Future Land Use Map Designation: Commercial
6. Zoning Designation: RSF
7. Acreage: 0.365
8. Existing Use of Property: Single Family
9. Proposed use of Property: Office

### B. APPLICANT INFORMATION

1. Applicant Status ☐ Owner ☒ Agent
2. Name of Applicant(s): Travis Covington Title: P.E.  
Company name (if applicable): Covington Engineering Services  
Mailing Address: 272 NW Country Lake Dr  
City: Lake City State: FL Zip: 32055  
Telephone: (813) 770-9470 Fax: ( ) Email: travis@covingtoneng.com

**PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from government officials regarding government business is subject to public records requests. Your e-mail address and communications may be subject to public disclosure.**

3. If the applicant is agent for the property owner\*.  
Property Owner Name (title holder): John & Cassandra Wheeler  
Mailing Address: 136 SE Beverly Pl  
City: Lake City State: FL Zip: 32025  
Telephone: (386) 752-8660 Fax: ( ) Email: john@thewheeleragency.com

**PLEASE NOTE: Florida has a very broad public records law. Most written communications to or from government officials regarding government business is subject to public records requests. Your e-mail address and communications may be subject to public disclosure.**

**\*Must provide an executed Property Owner Affidavit Form authorizing the agent to act on behalf of the property owner.**

**C. ADDITIONAL INFORMATION**

1. Is there any additional contract for the sale of, or options to purchase, the subject property? ☒ Yes ☐ No  
If yes, list the names of all parties involved: \_\_\_\_\_  
If yes, is the contract/option contingent or absolute: ☐ Contingent ☐ Absolute
2. Has a previous application been made on all or part of the subject property? ☐ Yes ☒ No  
Future Land Use Map Amendment: ☐ Yes ☒ No  
Future Land Use Map Amendment Application No. \_\_\_\_\_  
Site-Specific Amendment to the Official Zoning Atlas (Rezoning): ☐ Yes ☒ No  
Site-Specific Amendment to the Official Zoning Atlas (Rezoning) Application No. \_\_\_\_\_  
Variance: ☐ Yes ☒ No  
Variance Application No. \_\_\_\_\_  
Special Exception: ☐ Yes ☒ No  
Special Exception Application No. \_\_\_\_\_

**D. ATTACHMENT/SUBMITTAL REQUIREMENTS**

1. ☒ Boundary Sketch or Survey with bearings and dimensions.
2. ☒ Aerial Photo (can be obtained via the Columbia County Property Appraiser's Office).
3. ☒ Concurrency Impact Analysis: Concurrency Impact Analysis of impacts to public facilities, including but not limited to Transportation, Potable Water, Sanitary Sewer, and Solid Waste impacts. For residential land use amendments, an analysis of the impacts to Public Schools is required.
4. ☒ Comprehensive Plan Consistency Analysis: An analysis of the application's consistency with the Comprehensive Plan (analysis must identify specific Goals, Objectives, and Policies of the Comprehensive Plan and detail how the application complies with said Goals, Objectives, and Policies). For text amendments to the Comprehensive Plan, the proposed text amendment in strike-thru and underline format.
5. ☒ Legal Description with Tax Parcel Number (In Microsoft Word Format).
6. ☒ Proof of Ownership (i.e. deed).
7. ☒ Agent Authorization Form (signed and notarized).
8. ☒ Proof of Payment of Taxes (can be obtained online via the Columbia County Tax Collector's Office).
9. Fee. No application shall be accepted or processed until the required application fees have been paid in full. Any professional fees required by the Land Development Administrator shall be paid before any meetings will be scheduled.

10. All property owners within three hundred (300) feet be notified by certified mail by the proponent and proof of the receipt of these notices be submitted as part of the application package submittal. The Growth Management Department shall supply the name and addresses of the property Owners, the notification letters and the envelopes to the proponent.

### NOTICE TO APPLICANT

All ten (10) attachments are required for a complete application. Once an application is submitted and paid for, a completeness review will be done to ensure all the requirements for a complete application have been met. If there are any deficiencies, the applicant will be notified in writing. If an application is deemed to be incomplete, it may cause a delay in the scheduling of the application before the Planning & Zoning Board.

A total of two (2) paper copies of proposed Comprehensive Plan Amendment Application and support material and a PDF copy on a CD are required at the time of submittal.

**THE APPLICANT ACKNOWLEDGES THAT THE APPLICANT OR AGENT MUST BE PRESENT AT THE PUBLIC HEARING BEFORE THE PLANNING AND ZONING BOARD, AS ADOPTED IN THE BOARD RULES AND PROCEDURES. OTHERWISE THE REQUEST MAY BE CONTINUED TO A FUTURE HEARING DATE.**

I hereby certify that all of the above statements and statements contained in any documents or plans submitted herewith are true and accurate to the best of my knowledge and belief.

TRAVIS COVINGTON, P.E.

Applicant/Agent Name (Type or Print)

[Signature]

Applicant/Agent Signature

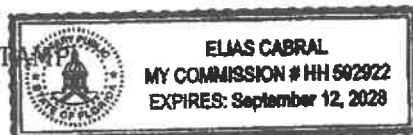
7/9/25

Date

STATE OF FLORIDA  
COUNTY OF Columbia

The foregoing instrument was acknowledged before me this 14 day of July, 2025, by (name of person acknowledging).

(NOTARY SEAL or STATE)



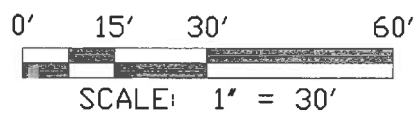
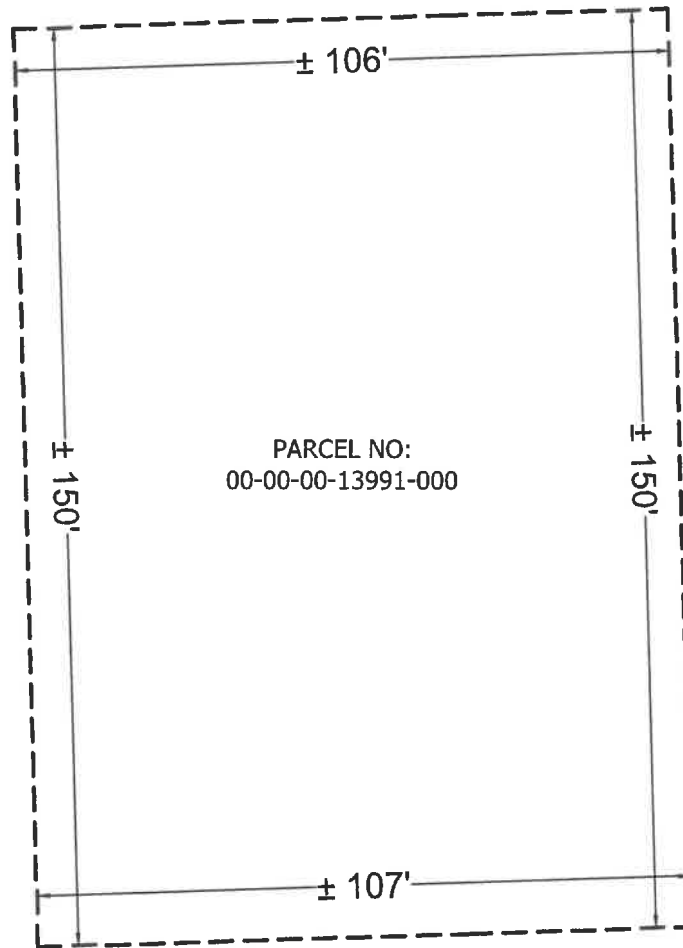
[Signature]  
Signature of Notary

Elias Cabral  
Printed Name of Notary

Personally, Known \_\_\_\_\_ OR Produced Identification X  
Type of Identification Produced - Driver's License

City of Lake City - Growth Management Department  
205 North Marion Ave, Lake City, FL 32055

# WHEELER REZONING & COMP. PLAN AMENDMENT PROPERTY SKETCH







COVINGTON ENGINEERING SERVICES

272 NW COUNTRY LAKE DR  
LAKE CITY, FL 32055  
813.770.9470  
TRAVIS@COVINGTONENG.COM

July 9th, 2025

**RE: Concurrency Impact Analysis**  
**Project: Wheeler Rezoning**

The subject property for the rezoning application consists of one property with a total area of approx. 0.37 acres, with an existing 1826 SF single-family home. The existing home will be converted into office space. The following concurrency analysis is based on general office use.

Summary of analysis:

- Trip Generation – 20 trips/day
- Potable Water – 273.90 gallons/day
- Sanitary Sewer – 273.90 gallons/day
- Solid Waste – 18.26 lbs/day

See attached concurrency worksheet. Please let us know if any additional information is needed.

Regards,

Covington Engineering Services

Travis Covington, P.E.

# **CONCURRENCY WORKSHEET**

## **Trip Generation Analysis**

ITE Code	ITE Use	ADT Multiplier	PM Peak Multiplier	Gross Floor Area	Total ADT	Total PM Peak
710	General Office	11.03	1.49	1.83	20	3

## **Potable Water Analysis**

Ch. 64E-6.008, F.A.C. Use	Ch. 64E-6.008, F.A.C. Gallons Per Day (GPD)	Ch. 64E-6.008, F.A.C. Multiplier*	Total (Gallons Per Day)
Office Building	15.00	18.26	273.90

\* Multiplier is based upon Ch. 64E.6008, Florida Administrative Code and can vary from square footage, number of employees, number of seats, or etc. See Ch. 64E-6.008, F.A.C. to determine multiplier.

## **Sanitary Sewer Analysis**

Ch. 64E-6.008, F.A.C. Use	Ch. 64E-6.008, F.A.C. Gallons Per Day (GPD)	Ch. 64E-6.008, F.A.C. Multiplier*	Total (Gallons Per Day)
Office Building	15.00	18.26	273.90

\* Multiplier is based upon Ch. 64E.6008, Florida Administrative Code and can vary from square footage, number of employees, number of seats, or etc. See Ch. 64E-6.008, F.A.C. to determine multiplier.

## **Solid Waste Analysis**

Use	Pounds Per 100 Sq Ft	Total Floor Area*	Total (Lbs Per Day)
Office	1.00	18.26	18.26

\*Per 100 sq ft (1826 sq ft/100)

COVINGTON ENGINEERING SERVICES

272 NW COUNTRY LAKE DR  
LAKE CITY, FL 32055  
813.770.9470  
TRAVIS@COVINGTONENG.COM

July 9<sup>th</sup>, 2025

**RE: Comprehensive Plan Consistency Analysis**  
**Project: Wheeler Comprehensive Plan Amendment**

The proposed activity is consistent with the City of Lake City's Comprehensive Plan. Please see the following analysis in support of this application.

FUTURE LAND USE GOAL, OBJECTIVES AND POLICIES

GOAL I – IN RECOGNITION OF THE IMPORTANCE OF ENHANCING THE QUALITY OF LIFE IN THE CITY, DISCOURAGING URBAN SPRAWL, DIRECT DEVELOPMENT TO THOSE AREAS WHICH HAVE IN PLACE, OR HAVE AGREEMENTS TO PROVIDE, SERVICE CAPACITY TO ACCOMMODATE GROWTH IN AN ENVIRONMENTALLY ACCEPTABLE MANNER.

Objective I.1 The City Concurrency Management System shall make available or schedule for availability the public facilities for future growth and urban development as development occurs in order to provide for urban densities and intensities within the City and discourage urban sprawl.

Policy I.1.1 The location of higher density residential, high intensity commercial and heavy industrial uses shall be directed to areas adjacent to arterial or collector roads, identified on the Future Traffic Circulation Map, where public facilities are available to support such higher density or intensity.

**Consistency: The subject property is located adjacent to SW Main Blvd, with utilities already in place to support the proposed use of the property.**

Policy I.1.2 The land development regulations of the City shall be based on and be consistent with the following land use classifications and corresponding standards for densities and intensities and shall establish the following floor area ratio(s) to be applied to each classification of land use:

**Consistency: Floor area ratio(s) are maintained per the land development regulations.**

Policy I.1.3 The City shall continue to allocate amounts and types of land uses for residential, commercial, industrial, public, and recreation to meet the needs of the



existing and projected future populations and to locate urban land uses in a manner where public facilities may be provided to serve such urban land uses. (Urban land uses shall be herein defined as residential, commercial and industrial land use categories).

**Consistency: Public facilities are available at the subject property for the proposed use.**

Policy I.1.4 The City shall continue to limit the designation of residential, commercial and industrial lands depicted on the Future Land Use Plan map to acreage which can reasonable be expected to develop by the year 2025.

**Consistency: The subject property is already developed.**

Objective I.2 The City shall adopt performance standards which regulate the location of land development consistent with topography and soil conditions and the availability of facilities and services.

Policy I.2.1 The City shall restrict development within unsuitable areas due to flooding, improper drainage, steep slopes, rock formations and adverse earth formations by following design standards for arrangement of development:

1. Streets shall be related appropriately to the topography. All streets shall be arranged so as to obtain as many as possible building sires at or above the grades of the streets. Grades of streets shall conform as closely as possible to the original topography. A combination of steep grades and curves shall be avoided.
2. Local streets shall be laid out to discourage use by through traffic, to permit efficient drainage and utility systems and to require the minimum number of streets necessary to provide convenient and safe access to property.
3. The rigid rectangular gridiron street pattern need not necessarily be adhered to, and the use of curvilinear streets, cul-de-sacs, or U-shaped streets shall be encouraged where such use will result in a more desirable layout.

**Consistency: The subject property is not located in area with adverse conditions and was developed in adherence with design standards.**

Objective I.3 The City shall require that all proposed development be approved only where the public facilities meet or exceed the adopted level of service standard.

Policy I.3.1 The City shall limit the issuance of development orders and permits to areas where the adopted level of service standards for the provision of public facilities found within the Comprehensive Plan are maintained. This provision also includes areas where development orders were issued prior to the adoption of the Comprehensive Plan.

**Consistency: The levels of service will not change as result of the proposed Comp Plan Amendment.**

Objective I.4 The City shall continue to include provisions for Planned Residential Development regulations. A Planned Residential Development (PRD) is:

**Consistency: Does not apply.**

Objective I.5 The City shall continue to limit the extension of public facility geographic service areas to the adjacent urban development area, except that water line extensions may be made outside such designated urban development area to address public health and safety concerns associated with groundwater contamination and water and sewer line extensions may be made to public land uses located outside such designated urban development area. The boundary of this designated urban development area is depicted within the Future Land Use Map Series of this Comprehensive Plan.

**Consistency: The subject property is already connected to public facilities. No extensions are required to serve the proposed use.**

Objective I.6 The City shall continue to include within the portion regarding the report and recommendation of the Planning and Zoning Board on amendments to such regulations, that such report shall address whether the proposed amendment will be a deterrent to the improvement or development of adjacent land uses and it shall be concluded by the local governing body, based on such report and prior to approval of the amendment, that the granting of the amendment will not adversely impact adjacent land uses.

**Consistency: The proposed use on the subject property will not be a deterrent to the development of adjacent lands. The proposed use will be consistent with contiguous properties.**

Objective I.7 The City shall identify and designate blighted area which are feasible for redevelopment or renewal, through the updating of the housing condition survey based upon information as available from the University of Florida, Shimerberg Center for Affordable Housing.

**Consistency: Subject property is not located in a blighted area. Does not**

**apply.**

Objective I.8 The City shall reduce inconsistencies in land uses with the provisions of this Comprehensive Plan through the establishment of such inconsistencies as non-conforming land uses.

**Consistency: The subject property and proposed use will be consistent with surrounding land uses.**

Objective I.9 The City shall continue to use a Historic Preservation Agency appointed by the City Council to assist the City Council with the designation of historic landmarks and landmark sites or historic districts within the City based upon criteria utilized for the National Register of Historic Places and Secretary of the Interiors Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings. The Historic Preservation Agency shall review applications for historic designation and after conducting a duly noticed public hearing shall make a recommendation to the City Council based upon the criteria stated in the maintenance and reuses of historical structures policy contained within the Future Land Use Element of the Comprehensive Plan.

**Consistency: Subject property is not located in the historical preservation area. Does not apply.**

Objective I.10 The City shall protect natural resources and environmentally sensitive lands (including but not limited to wetlands and floodplains). For the purposes of this Comprehensive Plan "wetlands" means those areas that are inundated or saturated by surface water or groundwater at a frequency and duration sufficient to support, and under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soils. Soils present in wetlands generally are classified as hydric or alluvial, or possess characteristics that are associated with reducing soil conditions. The prevalent vegetation in wetland generally consists of facultative or obligate hydrophytic macrophytes that are typically adapted to areas having soil conditions described above. These species, due to morphological, physiological or reproductive adaptations, have the ability to grow, reproduce or persist in aquatic environments or anaerobic soil conditions. Florida wetlands generally include swamps, marshes, bayheads, bogs, cypress domes and strands, sloughs, wet prairies, riverine swamps and marshes, hydric seepage slopes, tidal marshes, mangrove swamps and other similar areas. Florida wetlands generally do not include longleaf or slash pine flatwoods with an understory dominated by saw palmetto.

**Consistency: Subject property is not located within a environmentally sensitive area. Does not apply.**

Objective I.11 The City shall establish a process for coordination with agencies responsible for the implementation of any regional resource planning and management plan prepared pursuant to Chapter 380, Florida Statutes, as amended.

**Consistency: The application will be reviewed in accordance with the City of Lake City's Growth Management review process.**

Objective I.12 The City shall coordinate review of all proposed subdivision plats with the Water Management District for subdivisions proposed within the drainage basin of any designated priority water body to provide the Water Management District an opportunity to review such subdivision to determine if the plat is consistent with any approved management plans within that basin.

**Consistency: Proposed use of property is not a platted subdivision. Does not apply.**

Please let us know if any additional information is needed.

Regards,

Covington Engineering Services

Travis Covington, P.E.

**LEGAL DESCRIPTION**

**PARCEL NO. 00-00-00-13991-000**

**S DIV: W1/2 LOT 2 & LOT 3 BLK 1 LAKE VILLAS S/D.796-1755, 838-2100, WD 1078-1181,  
DC 1078-1176,WD 1083-2474, WD 1312-110**

THIS INSTRUMENT PREPARED BY  
AND RETURN TO:  
RICHARD E. STADLER, ESQUIRE  
183 SW Bascom Norris Drive  
Suite 111  
Lake City, FL 32025  
(386) 438-5949

PROPERTY APPRAISERS PARCEL NO:  
00-00-00-13991-000

Inst:201612005166 Date:3/29/2016 Time:11:00 AM

Doc Stamp-Deed:560.00

DC,P.DeWitt Cason,Columbia County Page 1 of 2 B:1312 P:110

### WARRANTY DEED

THIS WARRANTY DEED, made the 22 day of March, 2016, by, **VICTORIA S. LANG**, individually and as Trustee of the **VICTORIA S. LANG TRUST AGREEMENT** dated November 4, 2002, whose address is 242 SE St. Johns Street, Lake City, FL 32025, hereinafter called the Grantor, to **JOHN R. WHEELER and CASANDRA L. WHEELER**, husband and wife, whose address is 136 SE Beverly Place, Lake City, FL 32025, hereinafter called the Grantee.

(Wherever 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, wherever the context so admits or requires.)

WITNESSETH, That the Grantor, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee all that certain land, situate in Columbia County, State of Florida, viz:

**Lot 3 and W 1/2 of Lot 2, Block 1, LAKE VILLAS, a subdivision according to plat thereof recorded in Plat Book 2, Page 108, Public Records, Columbia County, Florida.**

"Neither the Trustee(s) named herein, nor the spouse(s) thereof or anyone for whose support they are responsible reside on or adjacent to the property herein described and is not therefore their homestead property."

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

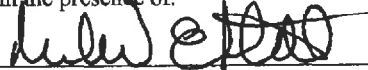
TO HAVE AND TO HOLD, the same in fee simple forever.

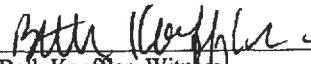
AND the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2015, and easements and restrictions of record.



IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered  
in the presence of:

  
Richard E. Stadler, Witness


  
Beth Koeffler, Witness

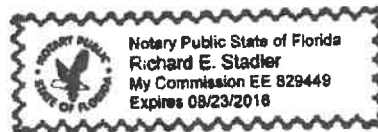
  
VICTORIA S. LANG, TRUSTEE

STATE OF FLORIDA )  
COUNTY OF COLUMBIA )

The foregoing instrument was acknowledged before me this 22 day of March, 2016, by VICTORIA S. LANG, TRUSTEE. Such person is personally known to me or produced \_\_\_\_\_ as identification.

SEAL

  
Richard E. Stadler  
NOTARY PUBLIC  
MY COMMISSION EXPIRES:





GROWTH MANAGEMENT DEPARTMENT  
205 North Marion Ave, Lake City, FL 32055  
Phone: 386-719-5750  
E-mail: growthmanagement@lcfia.com

### AGENT AUTHORIZATION FORM

I, John Wheeler (owner name), owner of property parcel

number 00-00-00-13991-000 (parcel number), do certify that

the below referenced person(s) listed on this form is/are contracted/hired by me, the owner, or, is an officer of the corporation; or, partner as defined in Florida Statutes Chapter 468, and the said person(s) is/are authorized to sign, speak and represent me as the owner in all matters relating to this parcel.

Printed Name of Person Authorized	Signature of Authorized Person
1. <u>TRAVIS COVINGTON</u>	1.
2.	2.
3.	3.
4.	4.
5.	5.

I, the owner, realize that I am responsible for all agreements my duly authorized agent agrees with, and I am fully responsible for compliance with all Florida Statutes, City Codes, and Land Development Regulations pertaining to this parcel.

If at any time the person(s) you have authorized is/are no longer agents, employee(s), or officer(s), you must notify this department in writing of the changes and submit a new letter of authorization form, which will supersede all previous lists. Failure to do so may allow unauthorized persons to use your name and/or license number to obtain permits.

John Wheeler 7-8-25  
Owner Signature (Notarized) Date

#### NOTARY INFORMATION:

STATE OF: Florida COUNTY OF: Columbia

The above person, whose name is John R. Wheeler, personally appeared before me and is known by me or has produced identification (type of I.D.) \_\_\_\_\_ on this 9<sup>th</sup> day of July, 2025.

Melissa L. Harden  
NOTARY'S SIGNATURE

(Seal/Stamp)



MELISSA L. HARDEN  
Notary Public  
State of Florida  
Comm# HH649792  
Expires 3/28/2029

Kyle Keen, CFC  
Columbia County Tax Collector

2024 Real Estate  
NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM  
ASSESSMENTS

36867.0000

PARCEL NUMBER	ESCROW CD	Millage Code
R13991-000		1

THIS BILL IS FULLY PAID

273 SW MONTGOMERY DR LAKE CITY 32025  
S DIV: W1/2 LOT 2 & LOT 3 BLK 1 LAKE VILLAS S/D.

WHEELER JOHN R  
WHEELER CASSANDRA L  
136 SE BEVERLY PL  
LAKE CITY FL 32025

135 NE Hernando Ave, Suite 125, Lake City, FL 32055  
(386) 758-1077

AD VALOREM TAXES

TAXING AUTHORITY	ASSESSED VALUE	MILLAGE RATE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
CITY OF LAKE CITY					
LAKE CITY	98,531	4.9000	0	98,531	482.80
BOARD OF COUNTY COMMISSIONERS					
GENERAL FUND	98,531	7.8150	0	98,531	770.02
COLUMBIA COUNTY SCHOOL BOARD					
DISCRETIONARY	108,322	0.7480	0	108,322	81.03
LOCAL	108,322	3.1430	0	108,322	340.46
CAPITAL OUTLAY	108,322	1.5000	0	108,322	162.48
SUWANNEE RIVER WATER MGT DIST					
WATER MGT	98,531	0.2936	0	98,531	28.93
LAKE SHORE HOSPITAL AUTHORITY					
LK SHORE	98,531	0.0001	0	98,531	0.01

IMPORTANT: All exemptions do not apply to all taxing authorities. Please contact the Columbia  
County Property Appraiser for exemption/assessment questions.

TOTAL MILLAGE	18.3997	AD VALOREM TAXES	1,865.73
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NON AD VALOREM ASSESSMENTS

LEVYING AUTHORITY	RATE	AMOUNT
XLCF CITY FIRE ASSESSMENT	1.00 Unit @311.2600	311.26

SAVE TIME PAY ONLINE @ [www.columbiataxcollector.com](http://www.columbiataxcollector.com)

NON AD VALOREM ASSESSMENTS	311.26
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COMBINED TAXES AND ASSESSMENTS	2,176.99	See reverse side for important information
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Paid In Full	Taxes	Discount / Interest	Fees	Payments	Amount Due
	2,176.99	-65.31	0.00	2,111.68	0.00

Kyle Keen, CFC  
Columbia County Tax Collector

2024 Real Estate  
NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM  
ASSESSMENTS

36867.0000

PARCEL NUMBER	ESCROW CD	Millage Code
R13991-000		1

THIS BILL IS FULLY PAID

273 SW MONTGOMERY DR LAKE CITY 32025  
S DIV: W1/2 LOT 2 & LOT 3 BLK 1 LAKE VILLAS S/D.

WHEELER JOHN R  
WHEELER CASSANDRA L  
136 SE BEVERLY PL  
LAKE CITY FL 32025

DO NOT WRITE BELOW THIS PORTION

PLEASE PAY IN US FUNDS TO: KYLE KEEN, TAX COLLECTOR

Paid In Full	Taxes	Discount / Interest	Fees	Payments	Amount Due
	2,176.99	-65.31	0.00	2,111.68	0.00

Receipt(s) 2024-20428 on 12/09/24 for \$2,111.68 by JOHN R WHEELER

PLEASE RETAIN THIS PORTION FOR YOUR RECORDS