# ORIGINAL

State of Florida



RECEIVED-FPSC Hublic Service Commission

CAPITAL CIRCLE OFFICE CENTER • 2540 SHUMARD OAK BOULEVARD

TALLAHASSEE, FLORIDA 32399-0850

COMMISSION CLERK -M-E-M-O-R-A-N-D-U-M-

DATE:

December 29, 2004

TO:

Kay B. Flynn, Chief of Records, Division of the Commission Clerk &

Administrative Services

FROM:

Cheryl A. Johnson, Regulatory Analyst IV, Division of Economic Regulation

RE:

Docket No 030991 - WU - Application for transfer of all water facilities of

Suwannee Valley Estates in Columbia County to Consolidated Water Works, Inc. (holder of Certificate No. 393-W), for cancellation of Certificate No. 421-W, and

for amendment of Certificate No. 393-W.

Please add the attached documents to Docket file 030991-WU.

COM
CTR
ECR
GCL
OPC
MMS
RCA
SCR
SEC
OTH

CMP

DOCUMENT NUMBER-DAT 13591 DEC 29 &

FPSC-COMMISSION CLER

### CONSOLIDATED WATER WORK, INC.

P.O. BOX 191 207 SE BAXTER LANE LAKE CITY, FI, \$2066 PHONE: (384)-762-6729 FAX: (386)-786-1174

**DECEMBER 20, 2004** 

ATTN: SHERYL JOHNSON

FROM: CONSOLIDATED WATER WORK, INC.
JACK ESPENSHIP

PLEASE BE ADVISED THAT THE FOLLOWING WATER SYSTEMS HAVE BEEN USING THE ACCOUNTING SYSTEM THAT THE PSC SET UP CWW IN 2002 FOR AZALEA PARK, SHADY OAKS, AND 242 VILLAGE, WILL ALSO INCLUDE SUWANNE VALLEY ESTATES WATER SYSTEMS TO THE SAME PROGRAM PROCEDURE.

CWW HAS A CERTIFIED PUBLIC ACCOUNT THAT HANDLES ALL OF THE WATER SYSTEM ACCOUNTS.

CWW HOPES THAT THIS IS AGREEABLE WITH THE PSC.

special)

SINCERELY,

JACK ESPENSHIP

Clerk of Circuit Court - Columbia County
Date: 12/21/2004 Receipt #: 000001103913
Time: 13:55 Inst No: 2004028342 - 2004028343
Recording Clerk: MK
Payee: CONSOLIDATED WATER WORKS
CK: 1184, 2010

Recording 22.05
Records Trust 3.50
Indexing 00
Doc Stamp-Deed 105.00
Copies 000
Certification 000
CTY COMM JULY 1 10.06
PRMTF JULY 1 9.50
FACC JULY 1 10.06
Chack Tendered 9150.50
Total Received 150.50
Change Due 4.00

Parcel identification Number     (If Percel ID not available     please call County Property		XXXXXXXXX R01718-009		XXXXXXXXX	
	Appraiser's Office)	7701110003			
2.	Mark (x) all Multi-parcel that apply transaction?	00'00	saction is a split Hout from her parcel?	Property was impr with building(s) as of sale/transfer?	time X
3.	Grantor (Seller): Dewilton P.O. Box 1102, La				
4,	Grantes (Buyer): Consolidate laws of the State	ated Water Works of Florida P.O	, Inc., a corp . Box 191, Lak	poration existing a City, FL 32056	under the
Ħ.	Date of Sale/Transfer	Sale/Tra	muter Price		
-	12 / 09 / 20	04 \$	10 000 be nearest dollar.)	. 00 Property 22	County Code (County Codes on Kerveze
G,	•	t/Agreement Other 7	Are any mortgages on the outstanding mortage ball		yes / x n
	X Deed Quit Cle	_	d to the nearest dollar.) S		•
<b>8.</b>	To the best of your knowledge, which are Forced sale by court order. Sale of a partial or undivided inter-	r? Parectorure pending? Dist	ress Sale? Title Defects? Co	percetive Deed? Mineral rights?	YES / X N
9.	Was the sale/transfer financed? Y	_	Yes", please indicate type or	types of financing:	
	Conventional Se	siler Provided	Agreement or Contract for Deed	Other	
10.	Property Type: Residential C Mark (x) all that appy	Commercial Industrial Agri	Institutional/ cultural Miscollaneous G	Jovennment Vacant Acres	ge Timeshare
11.	To the best of your knowledge, a included in the sale/transfer? If "Y		B8 / x NO \$		Cents.
12.	amount attributable to the personal Amount of Documentary Stamp To	property. (Round to the near	est dollar.)		70 . 00
13.			ng return and that the facu stat	ted in it are true. If prepared by some	
L		or Agent Agent Addition			1-9-09
	OTHER PENALTY DAYCHED BY THE R		OVED BY THE DEFRAGEMENT OF K	evenue shall result in a penalty of	nerse in vocazina 20 VM
	(To be completed by th	e Clerk of the Circuit Court	a Office)	Clerks Date	Stamp
	O.R. Book and				
	Page Number and				
	File Number	,			

1.	Parcel Identification Number (If Percel II) not available please call County Property	R01718-009	XXXXXX	XXXXX	XXXXX	
	Appraisor's Office)	K01710-003				
-	Mark (x) ali Multi-parcel		Transaction is a split		Property was improve	
4,	Mark (x) all Multi-percel that apply transaction?		another percel?	. (	with building(s) at tin of sale/transfer?	
3.	Grantor (Seller): Dewilton P.O. Box 1102, La					
4,	Grantse (Buyer): Consolidate laws of the State	ited Water Wo	rks, Inc., a c P.O. Box 191, 1	orporation ake City,	existing : PL 32056	inder the
5.	Date of Sale/Transfer	Sr	le/Transfer Price			
	12 / 09 / 20 Month Day Ye	04 \$	10 000 d to the nearest dollar.)		". i. = = 0	County Code (County Codes no Revens)
	- ·		•			
6.	for Deed	/Agreement Other	7. Are any mortgages of outstanding mortgage		Yea", YE	s / x no
	X Doed Quit Clai	pro (	Round to the nearest dollar.)	\$		•
8.	To the best of your knowledge, We such as: Forced sale by court order Sale of a partial or undivided interes	? Porcolosure pending?	Distress Sale? Title Defect		Mineral rights? YE	s / x no
9.	Was the sale/transfer financed? YI	es / x no	If "Yes", please indicate ty	pe or types of financ	ing:	
	Conventional Sci	ller Provided	Agreement or Contract for Deed	Other		
10.	Property Type: Residential Co	symmercial ludustrisi	Institutiona Agricultural Misocilensou	1/ s Government \	sount Acreage	Timoshare
11.	To the best of your knowledge, winduded in the sale/transfer? If "Ye	cs", please state the	YB8 / x NO	\$		Conts •
12.	amount attributable to the personal Amount of Doctmentary Starre Ter		nearest dollar.)	\$	7	0 , 00
13.	If no bix is due in number 12, is  Under penalties of perjury, I dec than the texpeyer, his/her declar  Signature of Granter or Chantee	clare that I have read the fr extinct is based on all inform	regoing return and that the fact nation of which he/her has any	s stated in it are true,	If prepared by someon	
<b>I</b>	Warning: Failure to file this re other penalty imposed by The R	INDA GYTTAMATIJA RO KREJTS			•	,
	(To be completed by the	Clock of the Circuit (	court's Office)		Clerks Date St	amp
J	O.R. Book and Page Number and					
	File Number					
_		1		1		

17 ×W 1 PF 1619 Hills Hills Hamma

William J. Haloy, Esquire Smarten, Brown, Haloy, Robinson & Bullack, P. A. P. O. Best 1029 Lake City, FL 32036-1029

## WARRANTY DEED

THIS INDENTURE, made this 1 day of December, 2004, between Dewilton B. Espenship, III, a/k/a Bud Espenship, a single man having a mailing address of P.O. Box 1102, Lake City, Columbia County, Florida, 30256 hereinafter referred to as Grantor, and Consolidated Water Works, Inc., having a mailing address of P.O. Box 191, Lake City, FL 32056, hereinafter referred to as Grantee.

WITNESSETH: That said Grantor, for and in consideration of the sum of \$10.00 and other good and valuable considerations to said Grantor in hand paid by said Grantoe, the receipt and sufficiency of which are hereby acknowledged, have granted, bargained and sold to the said Grantee, and Grantee's successors and assigns forever, the following described land, situate, lying and being in Columbia County, Florida, to-wit:

Lots 11 and 12, Block C. Suwannee Valley Estates, Columbia County, FL, a recorded subdivision

SUBJECT TO:

Taxes and special assessments for the year 2004 and subsequent years; restrictions, reservations, and easements of record; and zoning and any other governmental restrictions regulating the use of the lands.

and said Grantor does hereby fully warrant the title to said lands and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has hereunto set his hand and seal the day and year first above written.

in the presence of:	
Carlain Inc	is dem
Print Name: 445	AME TERS
Biberald &	thange !

Witnesses as to Dewilton B. Espenship, III

Dewilton B. Bepenship, HI

## STATE OF FLORIDA COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this <u>Adday</u> of December, 2004, by Dewilton B. Espenship, III, a/k/a Bud Espenship, who is personally known to me or who produced his Florida Driver's License as identification.

Print Name: Debarah C. Sharpe
Notary Public, State of Florida
Commission Number:
My commission expires:



(If Parcel ID not available	XXXXXXXXX	XXXXXXXXX	
please call County Property RO1 Appraiser's Office)	716-008  □ 7  Transaction is a split	•	
Mark (x) all Multi-percel that apply transaction?	or entered to a speed	Property was impro with building(s) at a of sale/transfer?	
3. Granor (Seller): Dewilton B P.O. Box 1102, Lake	. Espenship III and Dave I City, FL 32056	Mangrum	
	ed Water Works, Inc., a od of Florida P.O. Box 191, L		under the
5. Date of Sale/Trimsfor 12 / 09 / 20 0  Month Day Year	\$ale/Transfer Price  \$ 5 000 (Round to the nearest dollar.)	. 00 Property 22	County Code (County Codes on Revenue
6. Type of Document Contract/Ag for Dead Westersty	companding movemen	Obligation:	es / x n
Deed Quit Claim	(Round to the nearest dollar.)	•	•
such as: Perced sale by court order? I	there unneual chromatances or conditions to the coreolosure pending? Distress Saie? Title Defects Related to seller by blood or marriage.	? Corrective Dead? Mineral rights?	es / x no
9. Was the sale/transfer financed? YHS	/ X NO If "Yes", please indicate typ	or types of financing:	
Conventional Seller	Provided Agreement or Contract for Deed	Other	
10. Property Type: Residential Come Mark (x) all that appy	Institutional mercial Industrial Agricultural Miscellaneous		Timoshare
13. To the best of your knowledge, was	pecaesal property YES / X NO	c	Conta
included in the sale/transfer? If "Yes",	please state the	<b>ው</b>	•
emount attributable to the personal pro 12. Amount of Documentary Stamp Tex.—		\$	35 , 00
40 70 4- 1- 4- 1 10 1- day	ed exempt from Documentary Stamp Tax unde	r s. 201.02(6), Florida Statutes? Y	PR / - NO
Under penalties of perjury, I decise than the tempeyer, his/laye declaration	s that I have read the foregoing return and that the facts a is based on all inflammation of which he/her has any k	sateted in it are true. If prepared by someomorewalder.	ne other
Under penalties of perjury, I decise than the tempeyer, his/laye declaration	s that I have read the foregoing return and than the facts	sateted in it are true. If prepared by someomoreal and the state of th	ne other
Under penalties of perjury, I declare than the tempeyer, his/feer declaration Signature of Grantes or A	to that I have read the foregoing return and that the facts a is based on all information of which he/her has easy k  Agent O COSAL COSAC APPROVED BY THE DESPECTMENT OR OR ALTERNATIVE PORCH APPROVED BY THE DESPECTMENT O	s attacked in it was true. If perspared by someomore/indige.  Date for	- 9-04)
Under pennisies of perjusy, I declarate than the tempayer, binder declaration Signature of Granter or Chanter or Awarding Pale 1982 This RETURN OTHER PENALTY INTOGED BY THE REVE	to that I have read the foregoing return and that the facts a is based on all information of which he/her has easy k  Agent O COSAL COSAC APPROVED BY THE DESPECTMENT OR OR ALTERNATIVE PORCH APPROVED BY THE DESPECTMENT O	s attacked in it was true. If perspared by someomore/indige.  Date for	LISON IN ADDITION TO ANY
Under penalties of perjusy, I declarate than the tempsyar, binder declaration Signature of Granter or Grantes or Analysis for File This Return OTHER HEALITY IMPOSED BY THE REVE (To be completed by the City D.R. Book	that I have read the fivegoing return and that the face a is based on all inflammation of which before has enty k  Agent CALLEGAL APPROVED BY THE DESCRIPTIONS NAME LAW OF FLORIDA.	STATEMENT OF BUILDING THE PROPERTY OF STATEMENT OF STATEM	LISON IN ADDITION TO ANY
Under penalties of perjusy, I declarate than the tempeyer, binder declaration Signature of Grantes or Grantes or Analysis Pallum to Fall this return other penalty imposed by the Ci (To be completed by the Ci O.R. Book and	that I have read the fivegoing return and that the face a is based on all inflammation of which before has enty k  Agent CALLEGAL APPROVED BY THE DESCRIPTIONS NAME LAW OF FLORIDA.	STATEMENT OF BUILDING THE PROPERTY OF STATEMENT OF STATEM	LISON IN ADDITION TO ANY
Under penalties of perjusy, I declarate than the tempsyar, binder declaration Signature of Granter or Grantes or Analysis ratures for the restrict Other semanty imposed by the City be completed by the City O.R. Book	that I have read the fivegoing return and that the face a is based on all inflammation of which before has enty k  Agent CALLEGAL APPROVED BY THE DESCRIPTIONS NAME LAW OF FLORIDA.	STATEMENT OF BUILDING THE PROPERTY OF STATEMENT OF STATEM	LISON IN ADDITION TO ANY
Under penalties of perjusy, I declaration than the tempsyer, his/her declaration Signature of Granter or Granter or American Pale This result of the Result of the Result of the Result of the City of	that I have read the fivegoing return and that the face a is based on all inflammation of which before has enty k  Agent CALLEGAL APPROVED BY THE DESCRIPTIONS NAME LAW OF FLORIDA.	STATEMENT OF BUILDING THE PROPERTY OF STATEMENT OF STATEM	LISON IN ADDITION TO ANY

William J. Halsy, Esquire Braman, Brown, Halsy, Robinson & Bullock, P. A. P. C. Box 1029 Lake City, FL 32056-1029

### WARRANTY DEED

THIS INDENTURE, made this // Tay of December, 2004, between Dewilton B. Espenship, III, a/k/a Bud Espenship, a single man, having a mailing address of P.O. Box 1102, Lake City, Columbia County, Florida, 30256 and David Mangrum, married man, who currently resides at 634 S.E. Mayhall Terrace, Lake City, Florida, 32025, hereinafter referred to as Grantors, and Consolidated Water Works, Inc., having a mailing address of P.O. Box 191, Lake City, FL 32056, hereinafter referred to as Grantee.

WITNESSETH: That said Grantor, for and in consideration of the sum of \$10.00 and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt and sufficiency of which are hereby acknowledged, have granted, bargained and sold to the said Grantee, and Grantee's successors and assigns forever, the following described land, situate, lying and being in Columbia County, Florida, to-wit:

Lot 13, Block C, Suwannee Valley Estates, a recorded subdivision

N.B. The land described is not the homestead of Grantors, and neither they, nor

spouse, nor anyone for whose support they are responsible, resides on or

adjacent to the above described property.

SUBJECT TO: Taxes and special assessments for the year 2004 and subsequent years;

restrictions, reservations, and easements of record; and zoning and any

other governmental restrictions regulating the use of the lands.

and said Grantor does hereby fully warrant the title to said lands and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has hereunto set his hand and seal the day and year first above written.

in the presence of:

Print Name: 3 OABARA MY TERS

Print Name: Dehono 6 C. Shorpe
Witnesses as to Dewilton B. Espenship, III

Print Namer Russ Strater 6

Print Name: Masis mores
Witnesses as to David Mangrum

Dewliton B. Espenship, III,

a/k/a Bud Espenship

David Mangrum

# STATE OF FLORIDA COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this  $2^{\frac{1}{2}}$  day of December, 2004, by Dewilton B. Espenship, III, a/k/a Bud Espenship, who is personally known to me or who produced his Florida Driver's License as identification.

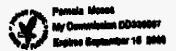
Print Name: Debroseh L. Sharpe.
Notary Public, State of Florida
Commission Number:

My commission expires: 52/05



# STATE OF FLORIDA COUNTY OF COLUMBIA

The foregoing instrument was acknowledged before me this 16th day of December, 2004, by David Mangrum, who is personally known to me or who produced his Florida Driver's License as identification.



Print Name: Paneta moses

Notary Public, State of Florida

Commission Number: DD 33 9087

My commission expires: 9-15-08

::ODMA\WORLDOX\F:\WPDQC\$\88802\000001\00137268.WPD