

Windows



City of Ocala
Growth Management Department
201 S.E. 3rd Street, 2nd Floor
352-629-8421 | www.ocalafl.org

Case File # 363
COA 24-45623
Meeting Date: 5-2-24
Product Approval # _____

Application for a Certificate of Appropriateness (COA)

As required by Section 94-82(g) of the City of Ocala Code of Ordinances, Ocala Historic Preservation Advisory Board (OHPAB) decisions on the COAs will be based on the Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings the Ocala Historic Preservation Design Guidelines, and the Ocala Historic Preservation Code.

COA Application Procedure:

1. Arrange an informal pre-application conference with Planning staff.
2. Fill out and submit COA application and required material to Planning staff 30 days prior to OHPAB meeting. Please email application packets: historic@ocalafl.org.
3. Attend OHPAB meeting or send a representative with a letter of authorization.
4. Meetings are held the 1st Thursday of each month at 4:00 p.m.
5. Meeting Location: City Council Chambers, 2nd floor of City Hall (110 SE Watula Ave.)

If applicant fails to notify staff and does not attend the meeting, the application may be tabled for one month. If applicant fails to notify staff and does not attend the next monthly meeting, the application may be denied without prejudice.

There is no application fee; however, if work is performed without an approved COA, a fee of \$100 will be assessed.

Parcel #:	2824-000-002	Property Address:	114 NE Tuscanwilla Ave. OCALA, FL 34470
Owner:	PHOENIX LOAN RESOLUTION	Owner Address:	10509 SNAKE RIVER CT. OTLAWOOD, FL 32825
Owner Phone #:	561-306-5275	Owner Email:	Ken@TIGREALTY.COM
Will there be an additional meeting representative? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No (If yes, representative will need a letter of authorization*)			
If yes, name of representative:			
Rep. Phone #:		Rep. Email:	

Project Type:	<input type="checkbox"/> Addition	<input type="checkbox"/> New Construction	<input type="checkbox"/> Site Work
	<input type="checkbox"/> Alteration	<input type="checkbox"/> Reroof	<input type="checkbox"/> Fence
	<input checked="" type="checkbox"/> Repair/Replace ^{WINDOWS}	<input type="checkbox"/> Relocation	<input type="checkbox"/> Other



City of Ocala
Growth Management Department
201 S.E. 3rd Street, 2nd Floor
352-629-8421 | www.ocalafl.org

Case File # 363
COA 24-45623
Meeting Date: 5-2-24
Product Approval # _____

Describe, by list, specific changes you are requesting to do to your property. Include the types of materials to be used, as well as dimensions. A site plan must be provided for additions to buildings, new construction (including garages, sheds, other accessory buildings), fences and site work (including driveways, parking areas and other improvements). The site plan must show setbacks of the proposed new work items from property lines. Attach additional pages as necessary.

ORIGINAL WINDOWS will BE REPLACED WITH WHITE VINYL WINDOWS. All EXISTING WINDOWS will BE REPLACED WITH "LIKE KIND" (NO MULLIONS). Any EXISTING WINDOWS THAT HAVE A MULLION (2 over 2) will BE REPLACED WITH NO MULLIONS.

Required additional materials for submission:

- Completed and signed COA application
- Detailed drawings and specifications for all new materials – windows, doors, siding, roofing materials, fencing etc.
- Site plan
- Copy of property deed or proof of ownership
- Authorization letter for non-property owner representative*
- For New Construction: a set of building plans, no larger than 11 x 17, for structural changes or new construction. This includes all four elevations with drawn to scale dimensions. *
- Please list any additional attachments:

Applicant Signature

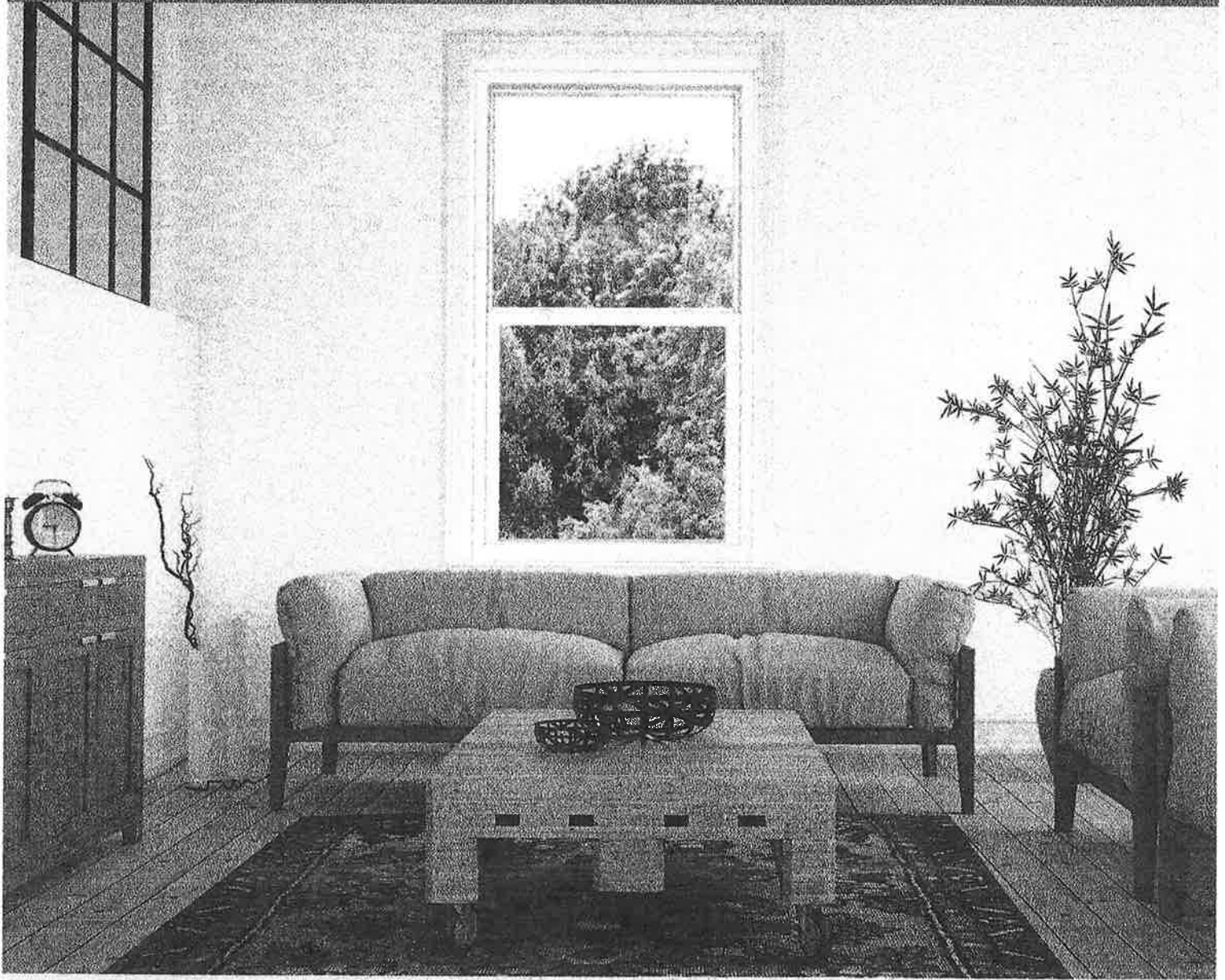
3/22/2024

Date



elementSHIELD™

VINYL



Impact Resistant
Windows & Doors





Why ElementShield Vinyl?

- Enhanced energy efficiency
- Strength and durability
- Low maintenance costs
- Enhanced color retention
- Undergoes uncompromising quality and performance testing

Save Money with Energy-Efficient Options

Combine the advantages of impact protection and energy savings with ElementShield Vinyl windows and doors. Save on your heating and cooling bill by selecting from a variety of energyefficient glass choices including Low-E coatings and insulated glass.

How to Select the Right Performance Glass for Your Home

An extra single pane of glass is added to the unit with a hermetically sealed air space (or gas filled space) in between the panes. This space serves as an insulator between inside and outside temperature variations. It also helps improve the energy performance of Low-E coatings overall.



Impact Insulated Glass



Non-Impact Insulated Glass

Single Hung Window

Impact: 900V

Non-Impact: 800V

AVAILABLE FINISH

- White
- Tan
- Bronze Exterior/ White Interior

STANDARD GLASS COLORS

- Clear Energy Shield Max
- Clear LoE 340 (meets turtle code)
- Rain
- Mist
- White & Gray interlayers

GLASS TYPES

- Non Impact: Insulated double pane annealed or tempered glass
- Impact: Insulated triple pane annealed or triple pane annealed/tempered combination

STANDARD HARDWARE

- Recessed tilt latches
- Sweep lock

STANDARD FEATURES

- 3 1/4" frame depth
- Fusion Welded Frame and Sash Corners
- Triple weatherstripping
- Aluminum reinforced sashes and meeting rail

OPTIONAL ITEMS

- Available in Oriel/Proview configurations
- Colonial grid types:



3/8" Grids
b/w glass



3/8" Contour
Grids
b/w glass



3/8" SDL w/
shadow bar



SIZE CHART

SINGLE HUNG	MIN	MIN NON IMPACT	MIN IMPACT
Equal	17 3/4" x 22"	54" x 76"	54" x 76"
	15" x 29 1/2"	48" x 84"	40" x 48"
Proview	17 3/4" x 27 1/2"	54" x 90"	54" x 90"
	15" x 37"	15" x 90"	15" x 90"





Lowe's Custom Order Quote

Quote # 203585825
 Quote Name: ihc windows
 Date Printed: 3/20/2024

Customer: Kenneth Close

Email: ken@tigrealty.com
Address: 114 NE TOSCAWILLA
 10569 SNAKE RIVER CT
 Ocala 34470
 ORLANDO, FL 32825

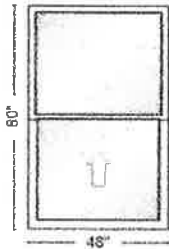
Phone: (561) 306-5275

Store: (1855) LOWE'S OF E. OCALA, FL

Associate: MAHAMMAD SHAKUR (3331753)
Address: 4600 EAST SILVER SPRINGS BLVD
 Ocala, FL 34470-3204

Phone: (352) 732-1944

Item Total: 21
PreSavings Total: \$8,104.98
Freight Total: \$0.00
Labor Total: \$0.00
Pre-Tax Total: \$6,889.19
Savings Total: (\$1,215.79)



48 x 80 Non-Impact Glass Single Hung Complete Unit
 Frame Size: 48-in x 80
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
100-1	Series SH900V	30 days	\$435.79	\$370.42	5	(\$326.85)	\$1,852.10

Valid thru: 03/29/2024

Begin Line 100 Description

— Line 100-1 —

PL
 Product Type = Single Hung | |

 Unit Type = Complete Unit | |

 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |

 Frame Size: 48-in x 80-in | |

 Sash Split = Even

 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

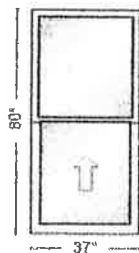
Frame Color = White | |

 Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |

 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 50 | |
 Calculated Negative DP = 55 | |

End Line 100 Description



37 x 80 Non-Impact Glass Single Hung Complete Unit
 Frame Size:37-in x 80
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
200-1	Series SH900V	30 days	\$390.11	\$331.59	6	(\$351.12)	\$1,989.54

Valid thru: 03/29/2024

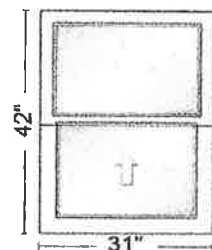
Begin Line 200 Description
 — Line 200-1 —

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size:37-in x 80-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 50 | |
 Calculated Negative DP = 55 | |

End Line 200 Description



31 x 42 Non-Impact Glass Single Hung Complete Unit
 Frame Size:31-in x 42
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
300-1	Series SH900V	30 days	\$302.94	\$257.50	2	(\$90.88)	\$515.00

Valid thru: 03/29/2024

Begin Line 300 Description

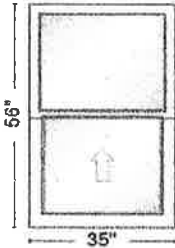
— Line 300-1 —

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size:31-in x 42-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 65 | |
 Calculated Negative DP = 75 | |

End Line 300 Description



35 x 56 Non-Impact Glass Single Hung Complete Unit
 Frame Size:35-in x 56
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
400-1	Series SH900V	30 days	\$334.25	\$284.11	4	(\$200.56)	\$1,136.44

Valid thru: 03/29/2024

Begin Line 400 Description

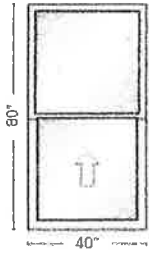
— Line 400-1 —

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size:35-in x 56-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 65 | |
 Calculated Negative DP = 75 | |

End Line 400 Description



40 x 80 Non-Impact Glass Single Hung Complete Unit
 Frame Size:40-in x 80
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time)
 = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
500-1	Series SH900V	30 days	\$390.11	\$331.59	1	(\$58.52)	\$331.59

Valid thru: 03/29/2024

Begin Line 500 Description

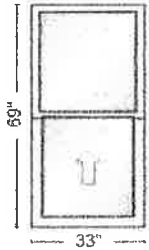
--- Line 500-1 ---

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size:40-in x 80-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 50 | |
 Calculated Negative DP = 55 | |

End Line 500 Description



33 x 69 Non-Impact Glass Single Hung Complete Unit
 Frame Size:33-in x 69
 Element Shield
 White Frame Finish
 1/8-in Tmp - 1/8-in Tmp IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time)
 = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
600-1	Series SH900V	30 days	\$533.95	\$453.86	1	(\$80.09)	\$453.86

Valid thru: 03/29/2024

Begin Line 600 Description

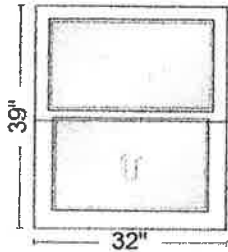
— Line 600-1 —

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size: 33-in x 69-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Tmp - 1/8-in Tmp IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 65 | |
 Calculated Negative DP = 75 | |

End Line 600 Description



32 x 39 Non-Impact Glass Single Hung Complete Unit
 Frame Size: 32-in x 39
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
700-1	Series SH900V	30 days	\$268.25	\$228.01	1	(\$40.24)	\$228.01

Valid thru: 03/29/2024

Begin Line 700 Description

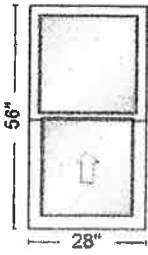
— Line 700-1 —

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size: 32-in x 39-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 65 | |
 Calculated Negative DP = 75 | |

End Line 700 Description



28 x 56 Non-Impact Glass Single Hung Complete Unit
 Frame Size:28-in x 56
 Element Shield
 White Frame Finish
 1/8-in Tmp - 1/8-in Tmp IG Energy Efficient Coatings
 With Screen
Production Time (Does not include transit time) = 30Days
Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
800-1	Series SH900V	30 days	\$450.18	\$382.65	1	(\$67.53)	\$382.65
Valid thru: 03/29/2024							

Begin Line 800 Description

--- Line 800-1 ---

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size:28-in x 56-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Tmp - 1/8-in Tmp IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 65 | |
 Calculated Negative DP = 75 | |

End Line 800 Description

Accepted by: _____

Date: 3/20/2024

Pre-Tax Total	\$6,889.19
---------------	------------

This quote is an estimate only and valid for 30 days on all regularly priced items. For promotional items please refer to the dates listed above. This estimate does not include tax or delivery charges. Estimated arrival will be determined at the time of purchase. All of the above quantities, dimensions, specifications and accessories have been verified and accepted by the customer.

**** Special order configured products returned or canceled after 72 hours from purchase are subject to a 20% restocking fee. ****

Prepared by and Return To:
Virginia Danskin
Fidelity National Title of Florida, Inc.
11423 N. Dale Mabry Highway
Tampa, FL 33618

Order No.: FTPA24-137971

APN/Parcel ID(s): R2824-000-002

WARRANTY DEED

THIS WARRANTY DEED dated January 19, 2024, by Michael Keith Coats and Susan Rishell Coats, husband and wife, hereinafter called the grantor, to Phoenix Loan Resolution, LLC, a Florida Limited Liability Company, whose post office address is 10500 Snake River Court, Orlando, FL 32825, 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)

WITNESSETH: That the grantor, for and in consideration of the sum of Ten And No/100 Dollars (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, allens, remises, releases, conveys, and confirms unto the grantee, all the certain land situated in the County of Marion, State of Florida, to wit:

Commence at the Northeast corner of Lot 3 of Reardon's Middle Town Lots, as recorded in Plat Book E, Page 12 of the Public Records of Marion County, Florida, said point lying on the South Right of Way of Northeast 2nd Street, formerly known as Adams Street; thence North 89°41'15" East, along the South Right of Way of said Northeast 2nd Street a distance of 132.48 feet to the intersection with the West right of way of Northeast Tuscawilla Avenue; then South 0°00'00" East, along and with the West right of way of Northeast Tuscawilla Avenue, a distance of 57.00 feet to the Point of Beginning; then continue South 0°00'00" East a distance of 42.00 feet; then South 89°41'15" West, a distance of 132.43 feet to the East boundary of said Lot 3; then North 0°01'53" West, along said East boundary, a distance of 42.00 feet; then North 89°41'15" East, a distance of 132.45 feet to the Point of Beginning.

Subject to easements, restrictions, reservations and limitations of record, if any.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in any wise 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; that the grantor hereby fully 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, 2023.

Deed (Warranty - Indiv. to Indiv.)
FL01121.doc / Updated: 08.03.21

Page 1

FL-FT-FTPA-02325-178201-FTPA24-137971

WARRANTY DEED
(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Signed, Sealed and Delivered in the presence of:

Cindy Spoo
Witness Signature

Cindy Spoo
Print Name

Address: 15841 Pond Rush Ct.
Land O' Lakes, FL 34638

[Signature]
Witness Signature

Amy Vosati
Print Name

Address: 335 Cape Harbour Loop
Boca Raton FL 34212

State of Florida

County of Hillsborough

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 14 day of January 2024 by Michael Keith Coats and Susan Rishell Coats to me known to be the person(s) described in or who has/have produced DL as identification and who executed the foregoing instrument and he/she/they acknowledged that he/she/they executed the same.

Cindy Spoo
Name: Cindy Spoo
Notary Public in and for the State of Florida
My Commission Expires: 4/22/26



Windows



City of Ocala
Growth Management Department
201 S.E. 3rd Street, 2nd Floor
352-629-8421 | www.ocalafl.org

Case File # _____
COA _____
Meeting Date: _____
Product Approval # _____

Application for a Certificate of Appropriateness (COA)

As required by Section 94-82(g) of the City of Ocala Code of Ordinances, Ocala Historic Preservation Advisory Board (OHPAB) decisions on the COAs will be based on the Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings the Ocala Historic Preservation Design Guidelines, and the Ocala Historic Preservation Code.

COA Application Procedure:

1. Arrange an informal pre-application conference with Planning staff.
2. Fill out and submit COA application and required material to Planning staff 30 days prior to OHPAB meeting. Please email application packets: historic@ocalafl.org.
3. Attend OHPAB meeting or send a representative with a letter of authorization.
4. Meetings are held the 1st Thursday of each month at 4:00 p.m.
5. Meeting Location: City Council Chambers, 2nd floor of City Hall (110 SE Watula Ave.)

If applicant fails to notify staff and does not attend the meeting, the application may be tabled for one month. If applicant fails to notify staff and does not attend the next monthly meeting, the application may be denied without prejudice.

There is no application fee; however, if work is performed without an approved COA, a fee of \$100 will be assessed.

Parcel #:	2824-000-002	Property Address:	114 NE Tuscanwilla Ave. OCALA, FL 34470
Owner:	PHOENIX LOAN RESOLUTION	Owner Address:	10509 SHANK RIVER CT. ORLANDO, FL 32825
Owner Phone #:	561-306-5275	Owner Email:	Ken@TIGREALTY.COM
Will there be an additional meeting representative? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No (If yes, representative will need a letter of authorization*)			
If yes, name of representative:			
Rep. Phone #:		Rep. Email:	

Project Type:	<input type="checkbox"/> Addition	<input type="checkbox"/> New Construction	<input type="checkbox"/> Site Work
	<input type="checkbox"/> Alteration	<input type="checkbox"/> Reroof	<input type="checkbox"/> Fence
	<input checked="" type="checkbox"/> Repair/Replace <i>WINDOWS</i>	<input type="checkbox"/> Relocation	<input type="checkbox"/> Other



City of Ocala
Growth Management Department
201 S.E. 3rd Street, 2nd Floor
352-629-8421 | www.ocalafl.org


Case File # _____
COA _____
Meeting Date: _____
Product Approval # _____

Describe, by list, specific changes you are requesting to do to your property. Include the types of materials to be used, as well as dimensions. A site plan must be provided for additions to buildings, new construction (including garages, sheds, other accessory buildings), fences and site work (including driveways, parking areas and other improvements). The site plan must show setbacks of the proposed new work items from property lines. Attach additional pages as necessary.

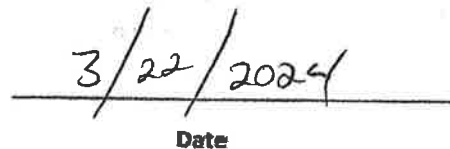
ORIGINAL WINDOWS will BE REPLACED WITH
WHITE VINYL WINDOWS. ALL EXISTING WINDOWS
will BE REPLACED WITH "LIKE KIND" (NO MULLIONS).
Any EXISTING WINDOWS THAT HAVE A MULLION (2 over 2)
will BE REPLACED WITH NO MULLIONS.

Required additional materials for submission:

- Completed and signed COA application
- Detailed drawings and specifications for all new materials – windows, doors, siding, roofing materials, fencing etc.
- Site plan
- Copy of property deed or proof of ownership
- Authorization letter for non-property owner representative*
- For New Construction: a set of building plans, no larger than 11 x 17, for structural changes or new construction. This includes all four elevations with drawn to scale dimensions. *
- Please list any additional attachments:



Applicant Signature



Date



elementSHIELD™

VINYL





Why ElementShield Vinyl?

- Enhanced energy efficiency
- Strength and durability
- Low maintenance costs
- Enhanced color retention
- Undergoes uncompromising quality and performance testing

Save Money with Energy-Efficient Options

Combine the advantages of impact protection and energy savings with ElementShield Vinyl windows and doors. Save on your heating and cooling bill by selecting from a variety of energyefficient glass choices including Low-E coatings and insulated glass.

How to Select the Right Performance Glass for Your Home

An extra single pane of glass is added to the unit with a hermetically sealed air space (or gas filled space) in between the panes. This space serves as an insulator between inside and outside temperature variations. It also helps improve the energy performance of Low-E coatings overall.



Impact Insulated Glass



Non-Impact Insulated Glass

Single Hung Window

Impact: 900V

Non-Impact: 800V

AVAILABLE FINISH

- White
- Tan
- Bronze Exterior/ White Interior

STANDARD GLASS COLORS

- Clear Energy Shield Max
- Clear LoE 340 (meets turtle code)
- Rain
- Mist
- White & Gray interlayers

GLASS TYPES

- Non Impact: Insulated double pane annealed or tempered glass
- Impact: Insulated triple pane annealed or triple pane annealed/tempered combination

STANDARD HARDWARE

- Recessed tilt latches
- Sweep lock

STANDARD FEATURES

- 3 1/2" frame depth
- Fusion Welded Frame and Sash Corners
- Triple weatherstripping
- Aluminum reinforced sashes and meeting rail

OPTIONAL ITEMS

- Available in Oriel/Proview configurations
- Colonial grid types:



1/4" Grids
b/w glass



3/8" Contour
Grids
b/w glass

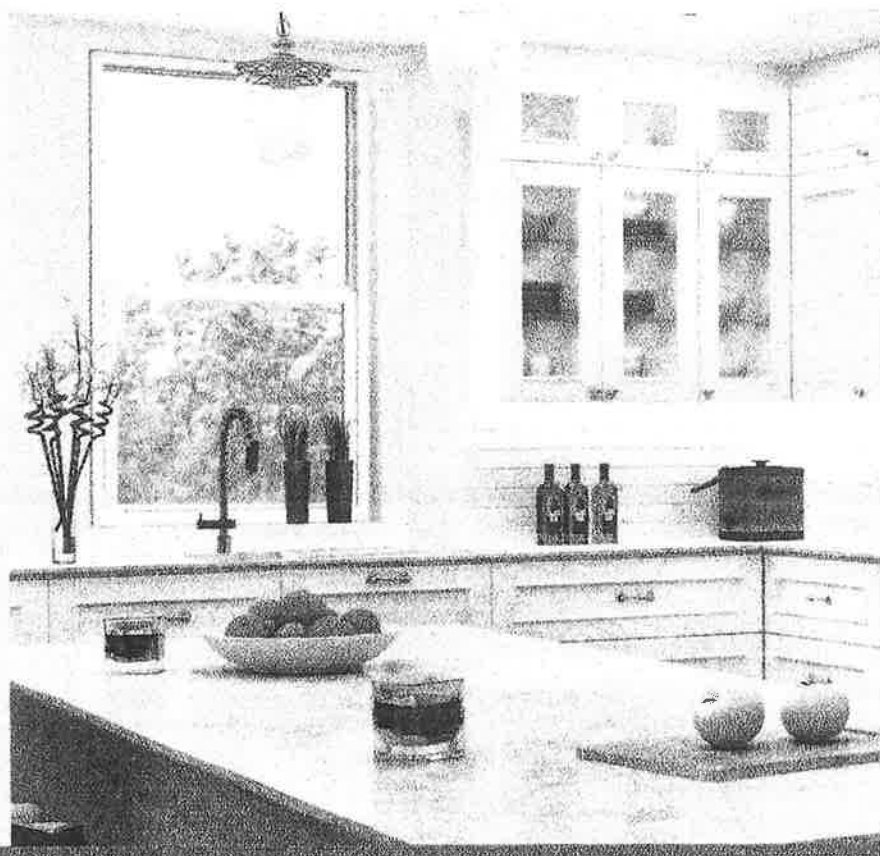


3/8" SDL w/
shadow bar



SIZE CHART

SINGLE HUNG	MIN	MIN NON IMPACT	MAX IMPACT
Equal	17 3/4" x 22"	54" x 76"	54" x 76"
	15" x 29 1/2"	48" x 84"	40" x 48"
Proview	17 3/4" x 27 1/2"	54" x 90"	54" x 90"
	15" x 37"	15" x 90"	15" x 90"





Lowe's Custom Order Quote

Quote # 203585825
 Quote Name: *ihc windows*
 Date Printed: 3/20/2024

Customer: Kenneth Close

Email: ken@tigrealty.com
Address: 114 NE TUSCAWILLA
 10509 SNAKE RIVER CT
 OCAIA 34470
 ORLANDO, FL 32825

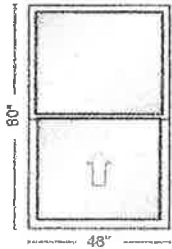
Phone: (561) 306-5275

Store: (1855) LOWE'S OF E. OCAIA, FL

Associate: MAHAMMAD SHAKUR (3331753)
Address: 4600 EAST SILVER SPRINGS BLVD
 OCAIA, FL 34470-3204

Phone: (352) 732-1944

Item Total: 21
PreSavings Total: \$8,104.98
Freight Total: \$0.00
Labor Total: \$0.00
Pre-Tax Total: \$6,889.19
Savings Total: (\$1,215.79)



48 x 80 Non-Impact Glass Single Hung Complete Unit
 Frame Size:48-in x 80
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
100-1	Series SH900V	30 days	\$435.79	\$370.42	5	(\$326.85)	\$1,852.10

Valid thru: 03/29/2024

Begin Line 100 Description

--- Line 100-1 ---

PL
 Product Type = Single Hung | |

 Unit Type = Complete Unit | |

 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |

 Frame Size:48-in x 80-in | |

 Sash Split = Even

 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

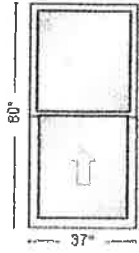
Frame Color = White | |

 Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |

 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 50 | |
 Calculated Negative DP = 55 | |

End Line 100 Description



37 x 80 Non-Impact Glass Single Hung Complete Unit
 Frame Size:37-in x 80
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
200-1	Series SH900V	30 days	\$390.11	\$331.59	6	(\$351.12)	\$1,989.54

Valid thru: 03/29/2024

Begin Line 200 Description

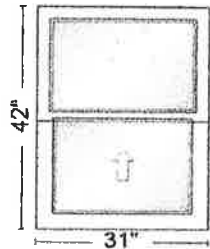
— Line 200-1 —

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size:37-in x 80-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 50 | |
 Calculated Negative DP = 55 | |

End Line 200 Description



31 x 42 Non-Impact Glass Single Hung Complete Unit
 Frame Size:31-in x 42
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
300-1	Series SH900V	30 days	\$302.94	\$257.50	2	(\$90.88)	\$515.00

Valid thru: 03/29/2024

Begin Line 300 Description

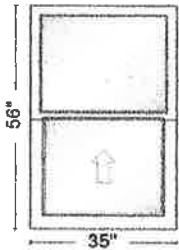
--- Line 300-1 ---

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size:31-in x 42-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 65 | |
 Calculated Negative DP = 75 | |

End Line 300 Description



35 x 56 Non-Impact Glass Single Hung Complete Unit
 Frame Size:35-in x 56
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
400-1	Series SH900V	30 days	\$334.25	\$284.11	4	(\$200.56)	\$1,136.44

Valid thru: 03/29/2024

Begin Line 400 Description

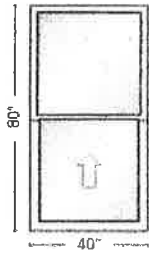
--- Line 400-1 ---

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size:35-in x 56-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 65 | |
 Calculated Negative DP = 75 | |

End Line 400 Description



40 x 80 Non-Impact Glass Single Hung Complete Unit
 Frame Size:40-in x 80
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
500-1	Series SH900V	30 days	\$390.11	\$331.59	1	(\$58.52)	\$331.59

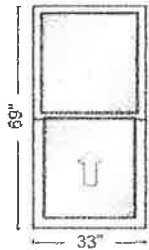
Valid thru: 03/29/2024

Begin Line 500 Description

— Line 500-1 —

PL Product Type = Single Hung Unit Type = Complete Unit Glass Classification = Non-Impact Glass Certification = ASTM Frame Size:40-in x 80-in Sash Split = Even Frame Type = J-Channel DP Rating = Standard DP Product Family = Element Shield	Frame Color = White Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG Glass Color = Energy Efficient Coatings Low E = Clear Energy Shield Max	Screen = Screen Included Production Time (Does not include transit time) = 30Days CPD = NSW-K-44-00080-00001 U-Factor = 0.29 SHGC = 0.21 VT = 0.5 CR = 57 FPA # = 38618 Calculated Positive DP = 50 Calculated Negative DP = 55
---	---	--

End Line 500 Description



33 x 69 Non-Impact Glass Single Hung Complete Unit
 Frame Size:33-in x 69
 Element Shield
 White Frame Finish
 1/8-in Tmp - 1/8-in Tmp IG Energy Efficient Coatings
 With Screen
Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
600-1	Series SH900V	30 days	\$533.95	\$453.86	1	(\$80.09)	\$453.86

Valid thru: 03/29/2024

Begin Line 600 Description

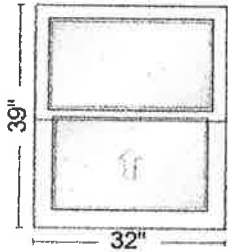
— Line 600-1 —

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size: 33-in x 69-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Tmp - 1/8-in Tmp IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 65 | |
 Calculated Negative DP = 75 | |

End Line 600 Description



32 x 39 Non-Impact Glass Single Hung Complete Unit
 Frame Size: 32-in x 39
 Element Shield
 White Frame Finish
 1/8-in Ann - 1/8-in Ann IG Energy Efficient Coatings
 With Screen
 Production Time (Does not include transit time) = 30Days
 Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
700-1	Series SH900V	30 days	\$268.25	\$228.01	1	(\$40.24)	\$228.01

Valid thru: 03/29/2024

Begin Line 700 Description

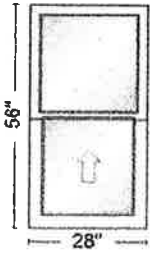
— Line 700-1 —

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size: 32-in x 39-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Ann - 1/8-in Ann IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 65 | |
 Calculated Negative DP = 75 | |

End Line 700 Description



28 x 56 Non-Impact Glass Single Hung Complete Unit

Frame Size: 28-in x 56
 Element Shield
 White Frame Finish
 1/8-in Tmp - 1/8-in Tmp IG Energy Efficient Coatings
 With Screen

Production Time (Does not include transit time)
 = 30Days

Room Location: None Assigned

Product Warranty



Line #	Item Summary	Production Time	Was Price	Now Price	Quantity	Total Savings	Pre-Tax Total
800-1	Series SH900V	30 days	\$450.18	\$382.65	1	(\$67.53)	\$382.65

Valid thru: 03/29/2024

Begin Line 800 Description

— Line 800-1 —

PL
 Product Type = Single Hung | |
 Unit Type = Complete Unit | |
 Glass Classification = Non-Impact Glass | |
 Certification = ASTM | |
 Frame Size: 28-in x 56-in | |
 Sash Split = Even
 Frame Type = J-Channel | |
 DP Rating = Standard DP | |
 Product Family = Element Shield | |

Frame Color = White | |
 Glass Make-Up = 1/8-in Tmp - 1/8-in Tmp IG | |
 Glass Color = Energy Efficient Coatings | |
 Low E = Clear Energy Shield Max | |

Screen = Screen Included | |
 Production Time (Does not include transit time) = 30Days | |
 CPD = NSW-K-44-00080-00001 | |
 U-Factor = 0.29 | |
 SHGC = 0.21 | |
 VT = 0.5 | |
 CR = 57 | |
 FPA # = 38618 | |
 Calculated Positive DP = 65 | |
 Calculated Negative DP = 75 | |

End Line 800 Description

Accepted by: _____

Date: 3/20/2024

Pre-Tax Total	\$6,889.19
---------------	------------

This quote is an estimate only and valid for 30 days on all regularly priced items. For promotional items please refer to the dates listed above. This estimate does not include tax or delivery charges. Estimated arrival will be determined at the time of purchase. All of the above quantities, dimensions, specifications and accessories have been verified and accepted by the customer.

**** Special order configured products returned or canceled after 72 hours from purchase are subject to a 20% restocking fee. ****

Prepared by and Return To:
Virginia Danskin
Fidelity National Title of Florida, Inc.
11423 N. Dale Mabry Highway
Tampa, FL 33618

Order No.: FTPA24-137971

APN/Parcel ID(s): R2824-000-002

WARRANTY DEED

THIS WARRANTY DEED dated January 19, 2024, by Michael Keith Coats and Susan Rishell Coats, husband and wife, hereinafter called the grantor, to Phoenix Loan Resolution, LLC, a Florida Limited Liability Company, whose post office address is 10509 Snake River Court, Orlando, FL 32825, 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)

WITNESSETH: That the grantor, for and in consideration of the sum of Ten And No/100 Dollars (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys, and confirms unto the grantee, all the certain land situated in the County of Marion, State of Florida, to wit:

Commence at the Northeast corner of Lot 3 of Reardon's Middle Town Lots, as recorded in Plat Book E, Page 12 of the Public Records of Marion County, Florida, said point lying on the South Right of Way of Northeast 2nd Street, formerly known as Adams Street; thence North 89°41'15" East, along the South Right of Way of said Northeast 2nd Street a distance of 132.48 feet to the intersection with the West right of way of Northeast Tuscaville Avenue; then South 0°00'00" East, along and with the West right of way of Northeast Tuscaville Avenue, a distance of 57.00 feet to the Point of Beginning; then continue South 0°00'00" East a distance of 42.00 feet; then South 89°41'15" West, a distance of 132.43 feet to the East boundary of said Lot 3; then North 0°01'53" West, along said East boundary, a distance of 42.00 feet; then North 89°41'15" East, a distance of 132.45 feet to the Point of Beginning.

Subject to easements, restrictions, reservations and limitations of record, if any.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in any wise 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; that the grantor hereby fully 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, 2023.

Deed (Warranty - indiv. to indiv.)
R.D1121.doc / Updated: 08.03.21

Page 1

FL-FI-FTPA-02325-178201-FTPA24-137971

WARRANTY DEED
(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Signed, Sealed and Delivered in the presence of:

Cindy Spoo
Witness Signature

Cindy Spoo
Print Name

Address: 15841 Anna Ruth Cr.
Land O Lakes, FL 34638

[Signature]
Witness Signature

Amy Voscuti
Print Name

Address: 335 Cape Harbour Loop
Bradenton FL 34212

State of Florida

County of Hillsborough

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 14 day of October 2024 by Michael Keith Coats and Susan Rishell Coats to me known to be the person(s) described in or who has/have produced DL as identification and who executed the foregoing instrument and he/she/they acknowledged that he/she/they executed the same.

Cindy Spoo
Name: J. Voscuti
Notary Public in and for the State of Florida
My Commission Expires: 4/22/2026

