

Permit Number:  
Folio/Parcel Identification Number:  
Prepared by and Return to:  
Walt Disney World Resort - FAM  
Attn: Elaine Schomburg-Lafleur  
P.O. Box 10000  
Lake Buena Vista, FL 32830-1000

Rec Fee: \$10.00  
Deed Doc Tax: \$0.00  
Mortgage Doc Tax: \$0.00  
Intangible Tax: \$0.00  
Phil Diamond, Comptroller  
Orange County, FL  
Ret To: SIMPLIFILE LC

NOTICE OF COMMENCEMENT

State of Florida, County of Orange  
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 property, and street address if available)
4050433 - 4485 CARIBBEAN WY # B, BAY LAKE, FL 32836, 11-24-27-0000-00-001
2. General description of improvement
General Construction
3. Owner information or Lessee information if the Lessee contracted for the improvement
Name Walt Disney World Resort
Address P.O. Box 10000, Lake Buena Vista, FL 32830
Interest in Property Owner
Name and address of fee simple titleholder (if different from Owner listed above)
Name
Address
4. Contractor
Name Bruns Inc Telephone Number 407-827-4338
Address PO Box 981, Winderemere, FL 34786
5. Surety
Name Telephone Number
Address Amount of Bond \$
6. Lender
Name Telephone Number
Address
7. Persons within the State of Florida designed by Owner upon whom notices or other documents may be served as provided by Section 713.13(1)(b), Florida Statutes.
Name Megan Kelley, Facility Asset Management (FAM) Telephone Number 407-939-4963
Address P.O. Box 10000, Lake Buena Vista, Florida 32830-1000
8. In addition to himself or herself, Owner designates the following to receive a copy of the Lienor's Notice as provided by Section 713.13(1)(b), Florida Statutes.
Name Elaine Schomburg-Lafleur Telephone Number 407-824-7669
Address P.O. Box 10000, Lake Buena Vista, Florida 32830-1000
9. Expiration date of notice of commencement (the expiration date may not be before the completion of construction and final payment to the contractor, but will be 1 year from the date of recording unless a different date is specified)
12/10/2024

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.

Under penalty of perjury, I declare that I have read the foregoing notice of commencement and that the facts stated in it are true to the best of my knowledge and belief.

Elaine Schomburg-Lafleur
Signature of Owner or Lessee, or Owner's or Lessee's Authorized Officer/Director/Partner/Manager

Elaine Schomburg-Lafleur / Project Rep. / FAM
Signatory's Printed Name/Title/Office

The foregoing instrument was acknowledged before me this 12th day of December 2023, by Elaine Schomburg-LaFleur month/year

as Authorized Signatory for Walt Disney World Resort
Type of authority, e.g., officer, trustee, attorney in fact Name of party on behalf of whom instrument was executed

Megan Kelley
Signature of Notary Public - State of Florida

Megan Kelley
Print, type, or stamp name of Notary Republic

Personally known OR Produced ID

Type of ID Produced

