

TITLE REPORT
WORK ORDER NO: 6289
STERLING TRUST COMPANY

PARCEL ID#06268-970R

FOR

GULF COUNTY TAX COLLECTOR

2017 APR 38 PM 2:43
May
GULF COUNTY, FLORIDA



Downum Title Services, Inc.

17030 Main Street South
Blountstown, Florida 32424

JUDY DOWNUM

Telephone: (850) 674-3533
Fax: (850) 674-1343

TITLE REPORT Work Order #6289

FOR

**GULF COUNTY TAX COLLECTOR
1000 CECIL COSTIN BLVD.
ROOM 147
PORT ST. JOE, FLORIDA 32456**

BEGINNING WITH THE DATE OF MARCH 8, 1989

ON

DESCRIPTION:

Lot 14, San Dunes Subdivision, according to the plat recorded in the Public Records of Gulf County, Florida, in Plat Book 5, Page 6, of the Plat Records of Gulf County, Florida.

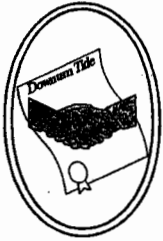
LAST RECORDED TITLE: STERLING TRUST COMPANY, CUSTODIAN FBO: CHARLES E. YOST, ACCT. 06812 (Who shows Address as: 6315 Barberry Hill PI, Gainesville, Fl. 30506)

ASSESSED TO: STERLING TRUST COMPANY, FBO CHARLES E. YOST

Warranty Deed, dated March 1, 1989, from Samuel L. Sullins, Jr., as Trustee, to Jess Hamilton and Sandra Harrison, Filed March 8, 1989, and recorded in O. R. Book 130, Page 680. (See Copy Attached).

Distribution Easement, from Sandra C. Harrison, to Florida Power Company, Filed Jan. 11, 2001, and recorded in O. R. Book 251, Page 824. (See Copy Attached).

Warranty Deed, dated March 3, 2004, from Anthony Jess Hamilton and Sandra Clay Harrison, to Parvey Development Corporation, Filed March 8, 2004, and recorded in O. R. Book 333, Page 628. (See Copy Attached).



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Plat of San Dunes Subdivision, recorded in Plat Book 5, Page 6, of the Plat Records of Gulf County, Florida.

Declaration of Covenants, Conditions and Restrictions of San Dunes, Filed March 8, 2004, and recorded in O. R. Book 333, Page 639. (See Copy Attached).

Warranty Deed, dated Aug. 18, 2004, from Parvey Development Corporation, a Corporation, and George Stephens, Newman, Jr., to Sterling Trust Company, Custodian FBO, Charles E. Yost, Acct. 068812, Filed Sept. 20, 2004, and recorded in O. R. Book 352, Page 557. (See Copy Attached).

ENCUMBRANCES:

Claim of Lien, Filed Sept. 30, 2016, and recorded in O. R. Book 603, Page 1. (See Copy Attached).

Amended Claim of Lien, Filed March 22, 2017, and recorded in O. R. Book 613, Page 840. (See Copy Attached).

Tax Roll shows the following as to Captioned lands:

PARCEL ID# 06268-970R

Amount \$Not Shown (TAX DEED APPLICATION)



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STATE OF FLORIDA,

COUNTY OF GULF.

DOWNUM TITLE SERVICES, INC., in and for the County and State aforesaid, hereby certifies that it has caused a search to be made of the Records of Gulf County, Florida, beginning with the date of March 8, 1989, and down to and including the present date April 10, 2017. This Certificate is not an abstract and is only a brief record search for general information purposes. Our liability will not exceed the cost of this Search.

Dated this the 10th day of April, A. D., 2017.

DOWNUM TITLE SERVICES, INC.

BY: 

Shirley J. Jenkins
Gulf County Tax Collector
Application For Tax Deed

Owner: Sterling Trust Company
Parcel: 06268-970R

1. Sterling Trust Company, Custodian FBO:
Charles E. Yost, Acct. 06812
6315 Barberry Hill Place
Gainesville, GA 30506
2. Samuel L. Sullins, Jr. (Trustee to Jess Hamilton & Sandra Harrison)
3. Anthony Jess Hamilton
1204 Clark Street
Rantoul, IL 61866
4. Sandra Harrison
1204 Clark Street
Rantoul, IL 61866
5. Florida Power Company
P.O. Box 14042
St. Petersburg, FL 33733
6. Parvey Development Corporation
Richard E. Parvey, President
1008 Gordon Avenue
Thomasville, GA 31792
7. San Dunes Home Owner's Association-Claim of Lien
Jeremy V. Anderson, Agent
1934 State Road 30
Port St. Joe, FL 32456

c/o Brendan Murphy
P.O. Box 296
Port St. Joe, FL 32457
8. Capital City Bank
Unknown
9. George Stephen Newman, Jr.
206 Painted Pony Road
Port St. Joe, FL 32456

Contiguous Property Owners

2017 MAY 17 PM 1:17
RECEIVED
CLERK OF CIRCUIT COURT
GULF COUNTY, FLORIDA

Shirley J. Jenkins
Gulf County Tax Collector
Application For Tax Deed

Contiguous Property Owners

San Dunes Homeowner's Association 06268-904R

c/o Brandon Murphy

P.O. Box 296

Port St. Joe, FL 32457

Teresa W. Hambrick 06268-960R

P.O. Box 1873

Tallahassee, FL 32302

Yogi Land Development, LLC 06268-069R

151 W. Main Street, Suite 200

Pensacola, FL 32502

James & Nancy Mabry 06268-980R

1610 Rising Mist Lane

Cummings, GA 30041

Tax Deed Applicant

U.S. Bank as custodian for

PFS Financial 1, LLC

7990 IH-10 W. Suite 200

San Antonio, TX 78230