

# 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 #7207

FOR

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

BEGINNING WITH THE DATE OF JUNE 14, 1999.

ON

### DESCRIPTION:

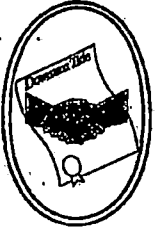
Lot Number "2", Block "E", Unit Number "2", Red Bull Island. Commence at the Northwest Corner of Section 30, Township 4 South, Range 9 West, in Gulf County, Florida, thence run South 356.7 feet along the Section Line, thence run South 89 Degrees 12 Minutes East 724.0 feet along the "North right of way line" of River Road; thence run North 100.0 feet along the "East right of way line" of a 30 foot ditch to the POINT OF BEGINNING, thence continue to run North 100.0 feet, along the "East right of way line" of said ditch; thence run South 89 Degrees 12 Minutes East 99.8 feet; thence run South 100.0 feet along the "West right of way line" of Mimosa Drive; thence run North 89 Degrees 12 Minutes West 99.8 feet to the POINT OF BEGINNING. Containing 1/4 acre, more or less.

LAST RECORDED TITLE: PETER R. DION (Whose Address shows: 12101 SW RUNNING OAK CT., PORT ST. LUCIE, FLORIDA 34987)

ASSESSED TO: PETER R. DION

Warranty Deed, dated May 18, 1999, from William S. Yates, to Virginia McGhee Boatenreiter; Filed June 14, 1999, and recorded in O. R. Book 227, Page 955. (See Copy Attached).

Warranty Deed, dated July 26, 1999, from Virginia McGhee Boatenreiter, to Peter R. Dion, Filed July 26, 1999, and recorded in O. R. Book 229, Page 838. (See Copy Attached).



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**ENCUMBRANCES: NONE FOUND**

**2020 Tax Roll shows the following as to Captioned lands:  
PARCEL ID#00616-090R (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 June 14, 1999, and down to and including the present date October 1, 2021. 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 01st day of October, A. D., 2021.

DOWNUM TITLE SERVICES, INC.

BY:



**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  
#7207-UPDATE**

FOR

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

**BEGINNING WITH THE DATE OF OCTOBER 1, 2021.**

ON

**DESCRIPTION:**

Lot Number "2", Block "E", Unit Number "2", Red Bull Island. Commence at the Northwest Corner of Section 30, Township 4 South, Range 9 West, in Gulf County, Florida, thence run South 356.7 feet along the Section Line, thence run South 89 Degrees 12 Minutes East 724.0 feet along the "North right of way line" of River Road; thence run North 100.0 feet along the "East right of way line" of a 30 foot ditch to the POINT OF BEGINNING, thence continue to run North 100.0 feet, along the "East right of way line" of said ditch; thence run South 89 Degrees 12 Minutes East 99.8 feet; thence run South 100.0 feet along the "West right of way line" of Mimosa Drive; thence run North 89 Degrees 12 Minutes West 99.8 feet to the POINT OF BEGINNING. Containing ¼ acre, more or less.

**LAST RECORDED TITLE:** PETER R. DION (Whose Address shows: 12101 SW RUNNING OAK CT., PORT ST. LUCIE, FLORIDA 34987)

ASSESSED TO: PETER R. DION

NOTHING ELSE FOUND RECORDED DURING THIS PERIOD.



**Downum Title Services, Inc.**

17030 Main Street South  
Blountstown, Florida 32424

JUDY DOWNUM

Telephone: (850) 674-3533  
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**2021 Tax Roll shows the following as to Captioned lands:  
PARCEL ID#00616-090R (TAX DEED APPLICATION**

\*\*\*\*\*

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 October 1, 2021, and down to and including the present date March 30, 2022. 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 30th day of March, A. D., 2022.

DOWNUM TITLE SERVICES, INC.

BY:



# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

DR-512  
R. 04/16  
Rule 12D-16.002  
F.A.C.  
Eff. 04/16

Fields will expand online.

To: Tax Collector of GULF County, Florida

I, JOHN FADIO, hold the listed certificates tax and submit them to the tax collector.

Certificate Number	Date	Legal-Description
# 127	5/30/2014	RED BULL ISLAND SUB. UNIT NO. 2 LOT 2 ORB 229/838 FR BOATENREITER MAP #112B
#		
#		
#		
#		
#		
#		

I agree to:

- pay all delinquent taxes,
- redeem all outstanding tax certificates plus interest, and
- pay any delinquent, omitted, or current taxes and interest covering the property.

I agree to pay all tax collector's fees, ownership and encumbrance report costs, clerk of the court costs, charges and fees and sheriff's costs, if applicable. Attached is the tax certificate on which this application is based, and all other certificates of the same legal description, which are in my possession.

John Fadio  
Applicant's signature

APR 20 21  
Date

**Notice to Property Owner(s)  
Contiguous Property Owner(s) and Other Named Parties**

As they appear listed in the Tax Collector's Statement pursuant to s. 197.502(4) of the Florida Statute

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**NOTICE OF APPLICATION FOR TAX DEED #2021-16**

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NOTICE IS HEREBY GIVEN that JOHN G. FADIO, the Certificate Holder of the following Tax Sale Certificate, has filed said Certificate for a Tax Deed to be issued thereon. The Tax Deed Application number, Real-Estate number, Certificate number, Date of Issuance and Name(s) in which it was assessed are as follows:

CERTIFICATE NUMBER : 2014-127  
NAME IN WHICH ASSESSED : PETER R DION

YEAR OF ISSUANCE : 2014  
PARCEL R.E. # : 00616-090R

**DESCRIPTION OF PROPERTY :**

Lot Number "2", Block "E", Unit Number "2", Red Bull Island. Commence at the Northwest Corner of Section 30, Township 4 South, Range 9 West, in Gulf County, Florida, thence run South 356.7 feet along the Section Line, thence run South 89 Degrees 12 Minutes East 724.0 feet along the "North right of way line" of River Road; thence run North 100.0 feet along the "East right of way line" of a 30 foot ditch to the POINT OF BEGINNING, thence continue to run North 100.0 feet, along the "East right of way line" of said ditch; thence run South 89 Degrees 12 Minutes East 99.8 feet; thence run South 100.0 feet along the "West right of way line" of Mimosa Drive; thence run North 89 Degrees 12 Minutes West 99.8 feet to the POINT OF BEGINNING. Containing 1/4 acre, more or less.

All of said property being in Gulf County, State Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder ONLINE at [www.gulf.realtaxdeed.com](http://www.gulf.realtaxdeed.com) on Wednesday, 05/18/22, at 11:00 a.m. ET or any subsequently scheduled sale date.

Dated : 04/11/22

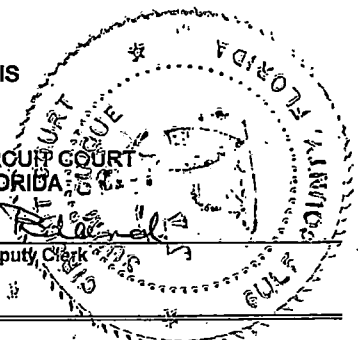
REBECCA L. NORRIS

Publication Dates: 4/14/22, 4/21/22, 4/28/22, 5/05/22

CLERK OF THE CIRCUIT COURT  
GULF COUNTY, FLORIDA

BY:

*Elaine Bland*  
Elaine Bland, Deputy Clerk



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**WARNING**

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There are unpaid taxes on property which you own, in which you have a legal interest, or is contiguous to your property. The property will be sold at public auction on 05/18/22, unless the back taxes are paid. All payments shall be payable to the Gulf County Tax Collector in cash, cashier's check or money order. For questions concerning taxes, please call the Tax Collector at 850-229-6116, extensions 2230 or 2231. To receive further information regarding the scheduled auction, contact the Clerk of Circuit Court, Tax Deed Coordinator at 1000 Cecil G. Costin Sr. Blvd., Room 138, Port St. Joe, Florida 32456, Phone Number 850-229-6112, or email to: [ebland@gulfclerk.com](mailto:ebland@gulfclerk.com).