



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 #6125

FOR

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

BEGINNING WITH THE DATE OF SEPTEMBER 27, 2004

ON

DESCRIPTION:

FURNISHED BY GULF COUNTY PROPERTY APPRAISER'S OFFICE:

COMMENCE at a St. Joseph Paper Company concrete monument marking the Southeast Corner of the Southwest Quarter of the Northwest Quarter of Section 33, Township 5 South, Range 9 West, Gulf County, Florida, thence North 00 Degrees 20 Minutes 41 Seconds East along the East line of said Southwest Quarter of the Northwest Quarter for 877.11 feet; thence leaving said East line of the Southwest Quarter of the Northwest Quarter, run North 82 Degrees 19 Minutes 15 Seconds West for 71.24 feet to the POINT OF BEGINNING; thence continue North 82 Degrees 19 Minutes 15 Seconds West for 137.89 feet to the center-line of a Ditch; thence North 09 Degrees 47 Minutes 49 Seconds East along said center-line for 109.14 feet; thence North 28 Degrees 02 Minutes 31 Seconds East along said centerline 90.97 feet; thence North 26 Degrees 44 Minutes 43 Seconds East along said center-line for 58.03 feet, thence leaving said center-line, run South 10 Degrees 47 Minutes 39 Seconds East for 262.73 feet to the POINT OF BEGINNING. Containing 0.4499 acres, more or less, and being a portion of the Southwest Quarter of the Northwest Quarter of Section 33, Township 5 South, Range 9 West, Gulf County, Florida.

NOTE: THE ABOVE DESCRIPTION APPEARS TO DESCRIBE LOT NO. 8 OF DALKEITH RECREATION PARK SUBDIVISION, AS RECORDED IN PLAT BOOK 3, PAGE 43, TOGETHER WITH THAT PART SHOWN AS THE COMMON AREA (Swamp), AND OTHER. (SEE COPY OF THE PLAT)



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UNRECORDED DEED TO MICHAEL TODD KUHN IS BEING SHOWN IN THIS TITLE REPORT.

LAST RECORDED TITLE: JAMES W. PIPPIN (Who shows Address as: N/A)

ASSESSED TO: MICHAEL KUHN (201 SOUTH EAST AVE., PANAMA CITY, FLORIDA 32401)

Warranty Deed, dated Oct. 14, 1991, from F. R. Pippin, Jr., Et al., to James W. Pippin, Filed Nov. 30, 1992, and recorded in O. R. Book 156, Page 508. (See copy Attached).

Declaration of Covenants, Conditions and Restrictions of Dalkeith Recreational Association, Filed Nov. 18, 1994, and recorded in O. R. Book 174, Page 1000. (See Copy Attached).

Affidavit of Correction of the Declarations of Covenants, Conditions, and Restrictions of Dalkeith Recreational Association, Filed March 4, 1996, and recorded in O. R. book 187, Page 99. (See copy attached).

Un-recorded Warranty Deed, dated Sept. 29, 1993, from James W. Pippin, to Michael Todd Kuhn, supplied by the Gulf County Property Appraiser's Office, but was unable to find recorded in the Official Records. (See copy attached).

Plat of Dalkeith Recreation Park, Filed in Plat Book 3, page 43. (See copy Attached).

ENCUMBRANCES:

Claim of Lien, Filed Nov. 9, 2005, and recorded in O. R. Book 395, Page 863. (See Copy attached).

Claim of Lien, Filed Nov. 24, 2009, and recorded in O. R. Book 483, Page 365. (See Copy Attached).

TAX INFORMATION:

PARCEL ID#00979-190R

TAX DEED APPLICATION FOR UNPAID TAXES.

SEE TAX COLLECTOR FOR AMOUNT DUE.



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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 November 30, 1992, and down to and including the present date July 10, 2016. 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 July, A. D., 2016.

DOWNUM TITLE SERVICES, INC.

BY:

Shirley J Jenkins
Gulf County Tax Collector
Application For Tax Deed

Property I. D. Number: 00979-190R

Owner Name: Michael Todd Kuhn

1. Michael Kuhn

201 South East Ave
Panama City, FL 32401

also: 9726 Creekbank Drive
Youngstown, FL 32466

2. F. R. Pippin Jr Et Al. Personal Representative of F. R. Pippin
N/A

3. James W Pippin

Rt 1 Box 130
Wewahitchka, FL 32465

4. Jean P. Cowart

N/A

5. W. C. Williams Personal Representative of the Estate of Marion P. Williams
N/A

6. Donald Meredith & Patricia Meredith

N/A

7. Cecil H Barton & Eva Dell Barton

N/A

8. Herbert Byrd

N/A

9. Danny Hart

N/A

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10. Gary Owens
N/A
11. Gregg Owens
N/A
12. James Richard Ralston
N/A
13. Edmond J Armstrong & Peggy Armstrong
N/A
14. Debra Whitcomb
N/A
15. Michael Kurn
N/A
16. Thomas G Blankenship
N/A
17. James L Huggins
N/A
18. Bobby L Bruner & Lilly M Bruner
N/A
19. Patsy Namar
N/A
20. Gregory Daniel Meredith
N/A
21. Charles Mayhann
N/A

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22. Odies H Taylor & Emma A Taylor
N/A

23. Lethie L Nolind
N/A

24. Ruby Diane Pierce
N/A

25. Dalkeith Recreational Association
145 Fieldcrest Lane
PO Box 673
Wewahitchka, FL 32465
also: 2407 Valley Oak Street
Panama City Beach, FL 32408

26. William & Patricia Reed(00979-145R)
196 Fieldcrest Lane
Wewahitchka, FL 32465

27. Glen Combs ET AL. (00979-002R)
118 Barbara Drive
Port St Joe, FL 32456

28. Ralph Ranew ET AL. (00979-140R)
913 2nd Court
Panama City, FL 32401

29. Phillip Dodson
230 Whiting Street
Port St Joe, FL 32456