



Stewart Title Company
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PROPERTY INFORMATION REPORT

File No.: 2115399

Agent's File No.:

Provided for: TBD

Effective date of search: October 1, 2020 to August 11, 2023 at 8:00AM

Description of Real Property Situated in Lee County, Florida:

Lot 261, Botanica South, according to the Map or Plat thereof, as recorded under Instrument No 2014000185347, of the Public Retords of Lee County, Florida.

The following documents pertaining to the above described property appear in the official records as described in F.S. Section 28.222 and in the records of the county tax collector pertaining to ad valorem real property taxes for the effective date of the search set forth above. In addition a 20 year Judgment and Lien search was conducted in said official records for the grantee(s) on the deed(s) listed below and those Judgments and Liens which pertain to the property are also shown below.

1. **Taxes and assessments for the year 2022 under Tax I.D. Number [11-45-25-P4-03300.2610](#), showing a gross amount of \$7,508.31 were paid in the amount of \$7,207.98 on 11/29/2022.**
2. **Warranty Deed recorded on 10/20/2020, in Official Records [Instrument 2020000251990](#), of the Public Records of Lee County, Florida.**
3. **Special Warranty Deed recorded on 06/29/2021, in Official Records [Instrument 2021000215146](#), of the Public Records of Lee County, Florida.**
4. **Mortgage recorded on 10/20/2020, in Official Records [Instrument 2020000251991](#), of the Public Records of Lee County, Florida.**
5. **Claim of Lien for Assessments recorded on 08/10/2022, in Official Records [Instrument 2022000257516](#), as affected by Satisfaction of Claim of Lien recorded on 11/14/2022, in Official Records [Instrument 2022000342615](#), of the Public Records of Lee County, Florida.**
6. **Certificate of Amendment recorded on 02/08/2023, in Official Records [Instrument 2023000049912](#), of the Public Records of Lee County, Florida.**

This report is not title insurance. Pursuant to s 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors and omissions in this property information report is limited to the amount paid for this property information report, and is further limited to the person(s) expressly identified by name in the property information report as the recipient(s) of the property information report.

Prepared Date: August 21, 2023

Prepared by:

Stewart Title Company