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TITLE CERTIFICATION LETTER

RE: PROPOSED RE-ZONING OF PARCEL IDENTIFICATION NUMBERS 10-30-15-64314-001-0090, 10-15-64314-001-0110, & 10-30-15-64314-001-0120

This is to certify that I, CLAY A. GILMAN, have examined the Public Records of Pinellas County, State of Florida thru December 8, 2022, in regards to the following described property:

Parcel 1:

Tract A, ORANGE LAKE VILLAGE BLOCK ONE REPLAT, according to the plat thereof as recorded in Plat Book 49, Page 11, Public Records of Pinellas County, Florida, LESS road right-of-way.

Parcel 2:

The North 25 feet of Lot 9 and the South 25 feet of Lot 10, Block 1, ORANGE LAKE VILLAGE, according to the plat thereof as recorded in Plat Book 36, Page 65, Public Records of Pinellas County, Florida.

Parcel 3:

Lot 11 and the North 35 feet of Lot 10, Block 1, ORANGE LAKE VILLAGE, according to the plat thereof as recorded in Plat Book 36, Page 65, Public Records of Pinellas County, Florida.

Parcel 4:

Lot 12 and the South 25 feet of Lot 13, Block 1, ORANGE LAKE VILLAGE, according to the plat thereof as recorded in Plat Book 36, Page 65, Public Records of Pinellas County, Florida.

We find the recorded titleholder to the above vested in 12199 SEMINOLE LLC, a Florida limited liability company, who acquired title to the property by Warranty Deed dated the 20th day of July, 2022, and recorded in Official Records Book 22142, Pages 2167-2168, of the Public Records of Pinellas County, Florida.

The only mortgage of record is held by CAPITAL CITY BANK, a Florida banking association, recorded in Official Record Book 22142, Pages 2169-2176, Recorded July 21, 2022 in the Public Records of Pinellas County, Florida.



Clay A. Gilman, Esq.