

TitleExpress®

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At the request of the County Tax Collector for Lee County, FL, a search has been made of the Public Records for the following described property:

Account # / STRAP	Alternate Key	Property Address
15-45-27-L1-02013.0030	2100330815	706 LITTLE ROCK ST E LEHIGH ACRES 33974

Legal Description

LOT 3, BLOCK 13, UNIT 2, LEHIGH ACRES, SECTION 15, TOWNSHIP 45 SOUTH, RANGE 27 EAST, AS RECORDED IN PLAT BOOK 18, PAGE 38, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.



Other Parcel Info

Certificate #	Assessed Value	Homestead?	Mobile Home?	Bankruptcy?
2023 - 2320077	\$13,868	No	No	No

Owner of Record on Current Tax Roll

WINSTON L FERGUSON &
PHILLIP A JARVIS

Billing Name & Address

11551 SW 112TH AVE
MIAMI FL 33176

PROPERTY INFORMATION REPORT

This Property Information Report has been prepared in accordance with the requirements of Florida Statutes, Sections 197.502(4) and (5), and satisfies the minimum standards set forth in the Florida Administrative Code, Chapter 12D-13.061.

This report is not an opinion of title, title insurance policy, warranty of title or any other assurance as to the status of title, and shall not be used for the purpose of issuing title insurance.

Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions is limited to the amount paid for this report, and is further limited to the person(s) expressly identified by name as the recipient(s) of the report.

Report Date: 06/03/2025 **Search covers** **20 years** **through:** 05/29/2025

Kim Pickett
Title Examiner

General Examiner Comments:

APPARENT TITLE HOLDER**Name & Address of Record**

WINSTON L FERGUSON AND PHILLIP A. JARVIS
 11551 SW 112TH AVE
 MIAMI FL 33176

Document

Warranty Deed
 Bk:2012000006839

Examiner Comments**Related Documents (for Reference)**

Warranty Deed
 Bk:4147 Pg:1

MORTGAGE HOLDER**Name & Address of Record**

None found.

Document**Examiner Comments****Related Documents (for Reference)**

None found.

LIEN HOLDER**Name & Address of Record**

None found.

Document**Examiner Comments****Related Documents (for Reference)**

None found.

OTHER PARTIES**Name & Address of Record**

FLORIDA LANDMARK COMMUNITIES, INC. (FKA
 LEHIGH CORPORATION)
 C/O DANIELLE M. DAHL
 145 CITY PLACE, SUITE 300
 PALM COAST FL 32164

Document**Examiner Comments**

Mineral Rights/Reservations

Related Documents (for Reference)

None found.

OTHER DOCUMENTS

Document Type

Property Appraiser

Sunbiz - OGM