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PROPERTY INFORMATION REPORT

File No.: 1476862

Provided for: FSBO

Effective date of search: June 16, 1969 September 6, 1955 to November 15, 2021 at 8:00AM

Description of Real Property Situated in Lee County, Florida.

Parcel 1:

The East Half (E1/2) of the South Half (S1/2) of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of Section 28, Township 46 South, Range 27 East, Lee County, Florida.

Parcel 2:

The Northeast Quarter (NE 1/4) of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of Section 28, Township 46 South, Range 27 East, Lee County, Florida.

Parcel 3:

The West 1/2 of the SE 1/4 of the NW 1/4 of Section 28, Township 46 South, Range 27 East, Lee County, Florida.

Parcel 4:

The North Half (N1/2) of the North Half (N1/2) of the Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section 28, Township 46 South, Range 27 East, Lee County, Florida, LESS the West 30 feet thereof for road right of way.

Parcel 5:

Ultimate Ski Lake, a subdivision according to the Plat thereof recorded in Instrument 2006000133111, of the Public Records of Lee County, Florida.

The following documents pertaining to Easements as to the above described properties appear in the official records as described in F.S. Section 28.222 for the effective date of the search set forth above..

1. **Right-of-Way Easement recorded in Official Records Book 858, Page 12, of the Public Records of Lee County, Florida. (as to Parcels 1, 2 and 3)**
2. **Right-of-Way Easement recorded in Official Records Book 897, Page 361, of the Public Records of Lee County, Florida. (as to Parcels 1, 2 and 3)**
3. **Fee Simple Deed transferring a Non-Exclusive Easement for Ingress and Egress recorded in Official Records Book 1074, Page 208, of the Public Records of Lee County, Florida. (as to Parcel 3)**
4. **Fee Simple Deed transferring a Non-Exclusive Easement for Ingress and Egress recorded in Official Records Book 1074, Page 209, of the Public Records of Lee County, Florida. (as to Parcel 3)**
5. **Grant of Private Easement recorded in Official Records Book 1337, Page 111, of the Public Records of Lee County, Florida. (as to Parcels 1, 2 and 3)**

6. **Grant of Private Right-of-Way recorded in Official Records Book 1362, Page 886, of the Public Records of Lee County, Florida. (as to Parcels 1 and 2)**
7. **Right-of-Way Easement recorded in Official Records Book 1561, Page 1711, of the Public Records of Lee County, Florida. (as to Parcel 2)**
8. **Road Maintenance Agreement recorded in Instrument 2011000264968, of the Public Records of Lee County, Florida. (as to Parcel 1)**
9. **Private Road Rights of Way, Drainage and Stormwater Management as shown in the Plat of Ultimate Ski Lake recorded in Instrument 2006000133111, of the Public Records of Lee County, Florida. (as to Parcel 5)**
10. **Deed of Conservation Easement recorded in Official Records Book 4854, Page 1245, of the Public Records of Lee County, Florida. (as to Parcel 5)**
11. **Deed which includes dedication to the public for road purposes the East 15 feet of the West 1/2 of the West 1/2 of the Southeast 1/4 of Section 28, Township 46 South, Range 27 East, recorded in Deed Book 265, Page 116, 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: November 9, 2021

Prepared by:

Stewart Title Company