Property Information Report

FORSETI

Toll Free: (855) 757-8572 • Local: (407) 456-1888 • searches@theforsetigroup.com

CERTIFICATE NO. 2024-2884

Property Information Report

PCN: 00-42-43-28-07-003-4270

New Effective Date and Time: 10/19/2026 at 8:00 A.M. (Update 01)
EFFECTIVE DATE AND TIME: 07/13/2026 at 8:00 A.M.

1. Tax Search Report Issued to:

   TAX COLLECTOR, PALM BEACH COUNTY

2. Title vested in at the effective date:

   Dennis Campbell, a single man, by virtue of Warranty Deed recorded 07/30/2014 in Official Records Book 26948, Page 591.

   427 Lake Frances Dr.
   West Palm Beach, FL 33411

3. Legal description as described in vesting instrument:

Private Dwelling No. 427 in GOLDEN LAKES VILLAGE CONDOMINIUM THREE, A Condominium Building, according to the Declaration of Condominium thereof, recorded in Official Record Book 2306, Page 886, of the Public Records of Palm Beach County, Florida, as well as Condominium Plan Book 1, Page 1284, Palm Beach Records, together with all appurtenances thereto, including its percentage of undivided interest in the common elements and common surplus of said Condominium, as set forth in the Declaration, and all Amendments Thereto.

OCT 22 2026

CERTIFICATE NO. 2024-2884

NOTICE SCHEDULE

Instruments and matters found of record to be noticed:

1. Mortgage status: (list any active mortgages with official record book and page or note "None" or "Satisfied")

   None

2. Probate matters found of record: (list active probate matters or note "None")

   None

3. Bankruptcy Cases of record: (List all open or closed cases that may pertain to vested party with status or write "None")

   None

4. Liens/Judgments/Other matters that may affect title: (list all active liens, judgments and matters affecting this title with the official record book and page or note "None")

   Judgment/Certificate of Delinquency recorded 03/01/2012 in Official Records Book 25045, Page 865.

   Clerk of Court
   Address not provided

   Teresa C. Brigman
   PO Box 1071
   Florence, SC 29503

   Dennis W. Campbell
   17038 67th Ct.
   Loxahatchee, FL 33470-3301

CERTIFICATE NO. 2024-2884

Claim of Lien for Assessments recorded 11/13/2025 in Official Records Book 36127, Page 1664.

Golden Lakes Village Condominium Association "A" Inc.
1830 Eagle Trace Blvd.
Coral Springs, FL 33071

Additional Information:

Notice of Application for Tax Deed recorded 08/17/2026 in Official Records Book 36727, Page 857.

5. Also notify: (list name and addresses of other interested parties and include official record book and page number or some identifier that will identify why they are being noticed)

None

Property Information Report

FORSETI

Toll Free: (855) 757-8572 • Local: (407) 456-1888 • searches@theforsetigroup.com

CERTIFICATE NO. 2024-2884

NOTE: Tax Assessment Roll Information:

PCN: 00-42-43-28-07-003-4270

Legal Description:

GOLDEN LAKES VILLAGE COND THREE UNIT 427

Name Last Assessed:

Campbell Dennis

Address:

427 Lake Frances Dr.
Royal Palm Beach, FL 33411-2338

Property Information Report

FORSETI

Toll Free: (855) 757-8572 • Local: (407) 456-1888 • searches@theforsetigroup.com

CERTIFICATE NO. 2024-2884

DISCLAIMER AND SIGNATURE PAGE

DISCLAIMER:

THE ATTACHED SEARCH IS ISSUED TO THE PALM BEACH COUNTY TAX COLLECTOR SOLEY. THE ATTACHED SEARCH MAY NOT BE RELIED UPON BY ANY OTHER PARTY. NO LIABILITY IS ASSUMED BY FORSETI REAL ESTATE SERVICES FOR ANY UNAUTHORIZED USE OR RELIANCE. THIS PROPERTY INFORMATION SEARCH IS ISSUED PURSUANT TO RULE 12D-13.061, FLORIDA ADMINISTRATIVE CODE AND FLORIDA STATUTE 197.502. THIS SEARCH IS NOT INTENDED TO BE RELIED UPON FOR THE ISSUANCE OF TITLE INSURANCE OR AN OPINION OF TITLE. NO LIABILITY IS ASSUMED ON OUR PART DUE TO ERRORS AND OMISSIONS MADE BY THE CLERK OF THE CIRCUIT COURT IN THE OFFICIAL RECORD INDEX AND/OR ABSTRACT INDEX. (ADD COMPANY) HAS MADE NO EXAMINATION NOR DOES IT RENDER LEGAL OPINION (INTENTIONAL OR IMPLIED) FOR ANY DEFECTS OR IMPLICATIONS CONCERNING THE LEGALITIES OF THE DOCUMENTS AS THEY MAY AFFECT THE TITLE TO THE SEARCHED PROPERTY.

THE ATTACHED SEARCH IS PREPARED IN ACCORDANCE WITH THE INSTRUCTIONS GIVEN BY THE USER NAMED ABOVE AND INCLUDES A LISTING OF THE OWNER(S) OF RECORD OF THE LAND AND DESCRIBED HEREIN TOGETHER WITH A LISTING OF ALL OPEN OR UNSATISFIED LEASES, MORTGAGES, JUDGMENTS, AND ENCUMBRANCES RECORDED IN OFFICIAL RECORD BOOKS OF PALM BEACH COUNTY, FLORIDA THAT APPEAR TO ENCUMBER THE TITLE TO SAID LAND. IT IS THE RESPONSIBILITY OF THE PARTY NAMED ABOVE TO VERIFY RECEIPT OF EACH DOCUMENT LISTED. THIS SEARCH IS NOT INTENDED TO INCLUDE EASEMENTS, RESTRICTIONS, NOTICES UNRECORDED MATTERS OR OTHER DOCUMENTS NOT LISTED ABOVE. ANY MENTION OF SUCH MATTERS ON THE SEARCH HAVE BEEN ADDED FOR INFORMATIONAL PURPOSES AT THE REQUEST OF THE USER NAMED ABOVE AND WITH NO LEGAL OPINION (INTENTIONAL OR IMPLIED).

THIS REPORT DOES NOT INSURE OR GUARANTEE THE VALIDITY OR SUFFICIENCY OF ANY DOCUMENT ATTACHED NOR IS TO BE CONSIDERED A TITLE INSURANCE POLICY, AN OPINION OF TITLE, A GUARANTEE OF TITLE OR ANY OTHER FORM OF GUARANTY OR WARRANTY OF TITLE. THIS SEARCH SHALL NOT BE USED FOR THE ISSUANCE OF ANY TITLE INSURANCE POLICY OR FORM.

THIS COMPANY, in issuing the O&E Report (hereinafter referred to as the "Report"), assumes no liability on account of any instrument or proceedings, in the chain of title to the Property, which may contain defects that would render such instrument or proceedings null and void or defective. All instruments in the chain of title to the Property are assumed to be good and valid. The Company's liability for this Report is limited to $300.00 and extends only to the Customer who placed the order with the Company. No one else may rely upon this Report. This Report contains no expressed or implied opinion, warranty, guarantee, insurance or other similar assurance as to the status of title to real property. This report should only be relied upon for title information and, therefore, should be verified by a commitment for title insurance.

Dated: October 21, 2026

FORSETI REAL ESTATE SERVICES

By: _____
David M. Harrington