

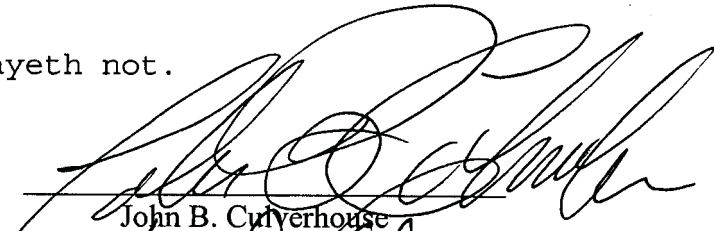
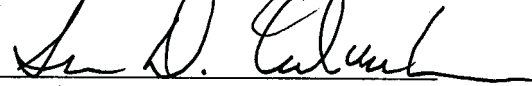
Please return to CH Box 76  
This instrument prepared by:  
Treasure Coast Abstract & Title Insurance Co.  
401 South Indian River Drive  
Fort Pierce, FL 34050  
Jacquelyn Brewer/File No: 03-6589

**AFFIDAVIT**

Before me, the undersigned authority, personally appeared John B. Culverhouse, a/k/a John Bradford Culverhouse, a/k/a Brad Culverhouse and Susan D. Culverhouse, (Affiants), who swore or affirmed that:

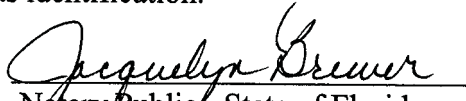
*March 30, 1971*, They have been continuously married, without interruption, from March 30, 1971, the date of their marriage to the date of this affidavit.

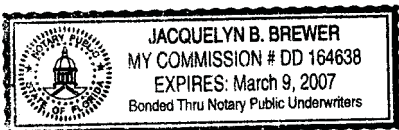
Further affiants sayeth not.

  
\_\_\_\_\_  
John B. Culverhouse  
  
\_\_\_\_\_  
Susan D. Culverhouse

STATE OF FLORIDA  
COUNTY OF ST. LUCIE

The foregoing instrument was sworn to and acknowledged before me this 27<sup>th</sup> day of January, 2004 by John B. Culverhouse and Susan D. Culverhouse, who are personally known by me or have produced \_\_\_\_\_ as identification.

  
\_\_\_\_\_  
Notary Public - State of Florida



JACQUELYN BREWER

JOANNE HOLMAN, CLERK OF THE CIRCUIT COURT - SAINT LUCIE COUNTY  
File Number: 2346243 OR BOOK 1893 PAGE 1034  
Recorded: 02/03/04 15:15

AFTER RECORDING-RETURN TO:

PERMIT NUMBER:

This Space is reserved for recording info.

**NOTICE OF COMMENCEMENT**

The undersigned hereby given notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida statutes the following information is provided in the Notice of commencement.

1. DESCRIPTION OF PROPERTY (Legal description and street address) TAX FOLIO NUMBER: 2401-605-0030-000-3  
SUBDIVISION \_\_\_\_\_ BLOCK 1 TRACT \_\_\_\_\_ LOT 30 BLDG \_\_\_\_\_ UNIT \_\_\_\_\_

2. GENERAL DESCRIPTION OF IMPROVEMENT: Demolition of single family residence and garage

3. OWNER INFORMATION: a. Name John B. and Susan Culverhouse

b. Address 1635 Thumb Point Drive, Fort Pierce, FL 34949 c. interest in property Owners

d. Name and address of fee simple titleholder (if other than owner) N/A

4. CONTRACTOR'S NAME, ADDRESS AND PHONE NUMBER: RealTime Property &

Development Services, 1615 Thumb Point Drive, Fort Pierce, FL 34949

5. SURETY'S NAME, ADDRESS AND PHONE NUMBER AND BOND AMOUNT: N/A

6. LENDER'S NAME, ADDRESS AND PHONE NUMBER: PNC

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13 (1)(a) 7., Florida Statutes:

NAME, ADDRESS AND PHONE NUMBER: \_\_\_\_\_

8. In addition to himself or herself, Owner designates the following to receive a copy of the Lienor's Notice as provided in Section 713.13 (1)(b), Florida Statutes:

NAME, ADDRESS AND PHONE NUMBER: \_\_\_\_\_

9. Expiration date of notice of commencement (the expiration date is 1 year from the date of recording unless a different date is specified) \_\_\_\_\_, \_\_\_\_\_, 20\_\_\_\_.

**WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.**

*[Signature]*  
Signature of Owner or  
Owner's Authorized Officer/Director/Partner/Manager

John B. Culverhouse  
Print Name and Provide Signatory's Title/Office

State of Florida  
County of St Lucie

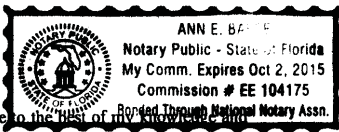
The foregoing instrument was acknowledged before me this 22 day of October, 2013.

By John B. Culverhouse, as owner  
(Printed name of person signing above) (Type of authority...e.g. Owner, officer, trustee, attorney in fact)

For John B. Culverhouse  
(Name of party on behalf of whom instrument was executed) Personally Known  or produced the following type of ID: \_\_\_\_\_

*[Signature]*  
(Printed Name of Notary Public)

*[Signature]* (Seal)  
(Signature of Notary Public)



Under penalties of perjury, I declare that I have read the foregoing and that the facts in it are true to the best of my knowledge and belief (section 92.525, Florida Statutes).

Signature(s) of Owner(s) or Owner(s)' Authorized Officer/Director/Partner/Manager who signed above:

By: *[Signature]* By John B. Culverhouse  
(Signature) (Printed Name)

**NOTICE OF COMMENCEMENT**

Permit No. \_\_\_\_\_ Tax Folio No. 2401-1205-0030-000-3

State of Florida County of St. Lucie

The undersigned hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement.

Legal Description of Property: (and street address if available):  
Thumb Point Blk 1 Lot 30 - 1635 Thumb Point Dr

General description of improvement: reconstruction of a single family residence

**Owner information or Lessee information if the Lessee contracted for the improvement:**

Name John B. and Susan Culverhouse  
Address 1635 Thumb Point Dr., Fort Pierce, FL 34949  
Interest in property: owners  
Name and address of fee simple titleholder (if different from Owner listed above):  
\_\_\_\_\_

Contractor's Name: Steven M. Weaver / RealTime Property & Development  
Contractor Address: 1615 Thumb Point Drive Phone Number: 772 3447100  
Fort Pierce, FL 34949

Surety (if applicable, a copy of the payment bond is attached): Amount of bond: \$ n/a  
Name and address: \_\_\_\_\_ Phone number: \_\_\_\_\_

Lender Name: PNC BANK Phone Number: \_\_\_\_\_  
Lender's address: \_\_\_\_\_

Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13(1)(a)7., Florida Statutes:  
Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_  
Address: \_\_\_\_\_

In addition to himself or herself, Owner designates \_\_\_\_\_ of \_\_\_\_\_ to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes.  
Phone number of person or entity designated by owner: \_\_\_\_\_

Expiration date of notice of commencement: (the expiration date may not be before the completion of construction and final payment to the contractor, but will be 1 year from the date of recording unless a different date is specified) \_\_\_\_\_

WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I, SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

Under penalty of perjury, I declare that I have read the foregoing notice of commencement and that the facts stated therein are true to the best of my knowledge and belief.

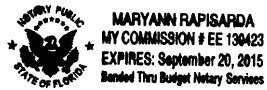
[Signature]  
(Signature of Owner or Lessee, or Owner's or Lessee's Authorized Officer/Director/Partner/Manager)

(Signatory's Title/Office)

The foregoing instrument was acknowledged before me this 6 day of March 2014

By John B. Culverhouse, Sr Personally Known  
Name of Person Type of authority (e.g. officer, trustee) Party on behalf of whom instrument was executed

Mary Ann Rapisarda Personally known  or produced identification \_\_\_\_\_  
(Signature of Notary Public - State of Florida) Type of identification produced \_\_\_\_\_  
(Print, Type, or Stamp Commissioned Name of Notary Public)



**AFFIDAVIT OF COMPLIANCE  
SPECIAL MAGISTRATE  
FORT PIERCE, FLORIDA**

Book: 2910

Page: 27


Case No: 05-00001201

IN THE MATTER OF:

1635 THUMB POINT DR  
PROPERTY ADDRESS

JOHN B & SUSAN CULVERHOUSE  
1635 THUMB POINT DR  
FT PIERCE, FL 34949

I, Isaac Saucedo, have personally examined the property described in the Special Magistrate's order dated April 11, 2007, in the above mentioned case, and find that said property is NOW in compliance with Section(s) 103.2 SBCCI HOUSING CODE of the Code of the City of Fort Pierce, Florida, as of the 22 day of August, 2014.

  
Isaac Saucedo, Code Enforcement Officer

STATE OF FLORIDA  
COUNTY OF ST. LUCIE

PERSONALLY APPEARED before me, the undersigned authority, Isaac Saucedo, (personally known) and acknowledged that (he)(she) did execute the foregoing affidavit.

SWORN TO AND SUBSCRIBED before me this 30th day of March, 2015.

  
NOTARY PUBLIC - STATE OF FLORIDA

MY COMMISSION EXPIRES:

COLLEEN GREER  
MY COMMISSION # EE 216024  
EXPIRES: November 13, 2016  
Bonded Thru Budget Notary Services

NOTICE OF COMMENCEMENT

Permit No. \_\_\_\_\_ Tax Folio No. 2401-605-0030-000-3

State of Florida County of St. Lucie

The undersigned hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement.

Legal Description of Property: (and street address if available):

ThumbPoint BIK 1 Lot 30-1635 ThumbPoint Drive

General description of improvement: Reconstruction of a single family residence

Owner information or Lessee information if the Lessee contracted for the improvement:

Name John B. Culverhouse

Address 1635 ThumbPoint Dr. Fort Pierce, FL 34949

Interest in property: owners

Name and address of fee simple titleholder (if different from Owner listed above):

Contractor's Name: RealTime Property + Development  
Contractor Address: 101 A Seaway Dr. Fort Pierce, FL 34950 Phone Number: 772-344-7100

Surety (if applicable, a copy of the payment bond is attached): Amount of bond: \$ n/a  
Name and address: \_\_\_\_\_ Phone number: \_\_\_\_\_

Lender Name: PNC BANK Phone Number: \_\_\_\_\_  
Lender's address: \_\_\_\_\_

Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13(1)(a)7., Florida Statutes:

Name: \_\_\_\_\_ Phone Number: \_\_\_\_\_  
Address: \_\_\_\_\_

In addition to himself or herself, Owner designates \_\_\_\_\_ of \_\_\_\_\_ to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes.  
Phone number of person or entity designated by owner: \_\_\_\_\_

Expiration date of notice of commencement: (the expiration date may not be before the completion of construction and final payment to the contractor, but will be 1 year from the date of recording unless a different date is specified) \_\_\_\_\_

WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I, SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

Under penalty of perjury, I declare that I have read the foregoing notice of commencement and that the facts stated therein are true to the best of my knowledge and belief.

[Signature]  
(Signature of Owner or Lessee, or Owner's or Lessee's Authorized Officer/Director/Partner/Manager)

(Signatory's Title/Office)

The foregoing instrument was acknowledged before me this 29 day of FEBRUARY, 2016.

By John Bradbro Culverhouse as \_\_\_\_\_ for DRIVER Licence  
Name of Person Type of authority (e.g. officer, trustee) Party on behalf of whom instrument was executed

[Signature]  
(Signature of Notary Public - State of Florida)  
(Print, Type, or Stamp Commissioned Name of Notary Public)



Personally known \_\_\_\_\_ or produced Identification \_\_\_\_\_  
Type of Identification produced \_\_\_\_\_

**Return to:**

John B. Culverhouse, Sr.  
1635 Thumb Point Drive  
Fort Pierce, Florida 34949

**This Instrument prepared by:**

John B. Culverhouse, Sr.  
1635 Thumb Point Drive  
Fort Pierce, Florida 34949

Parcel I.D. (Folio) No. 2401-605-0030-000/3

Parcel I.D. (Folio) No. No. 2401-605-0028-000/6

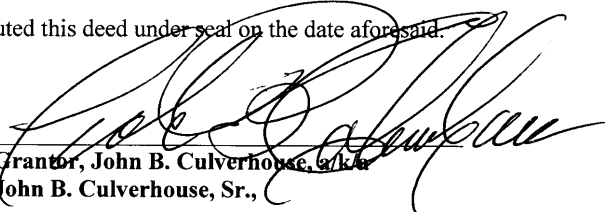
**QUITCLAIM DEED**

**THIS INDENTURE** made on March 22<sup>nd</sup>, 2016, by and between **John B. Culverhouse, a unmarried widower, a/k/a John B. Culverhouse, Sr., 1635 Thumb Point Drive, Fort Pierce, Florida 34949**, hereinafter referred to as **Grantor**, and **John B. Culverhouse, a unmarried widower, a/k/a John B. Culverhouse, Sr., and John B. Culverhouse, Jr., his Son, a single man, as Joint Tenants with Rights of Survivorship, 1635 Thumb Point Drive, Fort Pierce, Florida 34949**, hereinafter referred to as **Grantee**, in the State of Florida.

WITNESSETH: That said Grantor, for and in consideration of :LOVE AND AFFECTION, and other valuable consideration, receipt whereof is hereby acknowledged, has remised , released and quitclaimed and granted, bargained, sold and conveyed to the Grantee and to the Grantee's heirs and assigns forever, all of the rights, title, interest and claim of Grantor in and to **the land in Saint Lucie County, Florida, more particularly described in the attached "SCHEDULE A" which is incorporated herein and made a part hereof. Said lands having street addresses of 1635 Thumb Point Drive, Fort Pierce, Florida 34949, Parcel I.D. No. 2401-605-0030-000/3 and 1629 Thumb Point Drive, Fort Pierce, Florida 34949, Parcel I.D. No. 2401-605-0028-000/6.** Grantor is the owner of the lands being conveyed and warrants the title thereof. This Deed is being granted for the purpose of Estate Planning.

TO HAVE AND TO HOLD the above described premises, with the appurtenances appertaining thereto, unto the Grantee, the Grantee's heirs, and assigns forever.

IN WITNESS WHEREOF, Grantor has executed this deed under seal on the date aforesaid.

  
Grantor, John B. Culverhouse, a/k/a  
John B. Culverhouse, Sr.,

..  
Signed in the presence of:  
WITNESSES AS TO THE GRANTOR:



AFFIDAVIT OF CONTINUOUS MARRIAGE

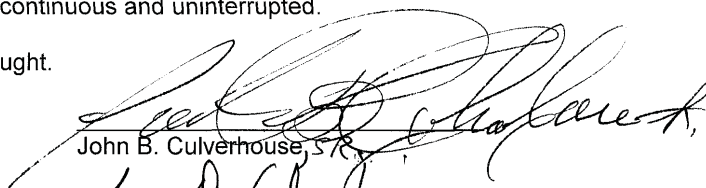
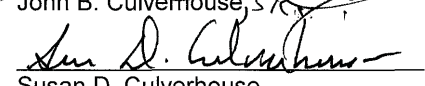
State of Florida  
County of St. Lucie

Before me, the undersigned authority, personally appeared John B. Culverhouse, <sup>SR</sup>,  
and Susan D. Culverhouse, his wife, who, after first being duly sworn, did depose and  
say:

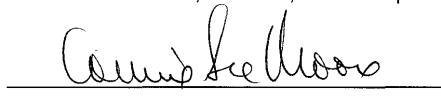
1. That they are married each to the other.

2. That they were married on and before June 6, 1997, upon which date they  
became vested with title to the real property more fully described on Exhibit "A" hereto  
by Special Warranty Deed dated June 6, 1997, recorded in O. R. Book 1083 at Page  
316 of the Public Records of St. Lucie County, Florida; that on and subsequent to June  
6, 1997, their marriage has been continuous and uninterrupted.

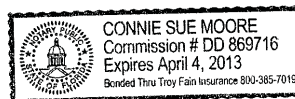
Further, Affiants sayeth naught.

  
John B. Culverhouse, <sup>SR</sup>  
  
Susan D. Culverhouse

Sworn to and subscribed before me this 12<sup>th</sup> day of December,  
2012, by John B. Culverhouse, and Susan D. Culverhouse, his wife, who are personally  
known to me.

  
\_\_\_\_\_  
Connie Sue Moore  
Notary Public - Printed Name

[Notary Seal]



**Legal Description**

**EXHIBIT "A"**

Being that part of Section 11, Township 34 South, Range 38 East and that part of the North ½ of Section 14, Township 34 South, Range 38 East, St. Lucie County, Florida, lying East of the following described line:

Begin at the Southeast corner of the West 3/4 of the North ½ of Section 14, thence run Northerly, a distance of 7959.28 feet, more or less, to the Northeast corner of the West 3/4 of Section 11.

TOGETHER WITH the full rights of ingress and egress over and upon that certain 60-foot private road known as Indrio Road Extension, as reserved to John B. Culverhouse in that certain Warranty Deed of conveyance in favor of Strazzulla Bros. Co., Inc., recorded in OR Book 480 at page 2845 of the Public Records of St. Lucie County, Florida.

The above described property constituting 241 acres, more or less.

AFTER RECORDING-RETURN TO:

PERMIT NUMBER:

This Space is reserved for recording info.

**NOTICE OF COMMENCEMENT**

The undersigned hereby given notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida statutes the following information is provided in the Notice of commencement.

1. DESCRIPTION OF PROPERTY (Legal description and street address) TAX FOLIO NUMBER: 2401-605-0030-000-3  
SUBDIVISION \_\_\_\_\_ BLOCK 1 TRACT \_\_\_\_\_ LOT 30 BLDG \_\_\_\_\_ UNIT \_\_\_\_\_

2. GENERAL DESCRIPTION OF IMPROVEMENT: Demolition of single family residence and garage

3. OWNER INFORMATION: a. Name John B. and Susan Culverhouse  
b. Address 1635 Thumb Point Drive, Fort Pierce, FL 34949 c. interest in property Owners  
d. Name and address of fee simple titleholder (if other than owner) N/A

4. CONTRACTOR'S NAME, ADDRESS AND PHONE NUMBER: RealTime Property & Development Services, 1615 Thumb Point Drive, Fort Pierce, FL 34949

5. SURETY'S NAME, ADDRESS AND PHONE NUMBER AND BOND AMOUNT: N/A

6. LENDER'S NAME, ADDRESS AND PHONE NUMBER: PNC

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13 (1)(a) 7., Florida Statutes:  
NAME, ADDRESS AND PHONE NUMBER: \_\_\_\_\_

8. In addition to himself or herself, Owner designates the following to receive a copy of the Lienor's Notice as provided in Section 713.13 (1)(b), Florida Statutes:  
NAME, ADDRESS AND PHONE NUMBER: \_\_\_\_\_

9. Expiration date of notice of commencement (the expiration date is 1 year from the date of recording unless a different date is specified) \_\_\_\_\_, \_\_\_\_\_, 20\_\_\_\_.

**WARNING TO OWNER: ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART I SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.**

*[Signature]*  
Signature of Owner or  
Owner's Authorized Officer/Director/Partner/Manager

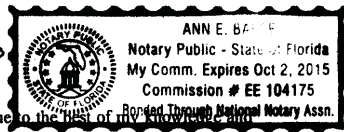
John B. Culverhouse  
Print Name and Provide Signatory's Title/Office

State of Florida  
County of St Lucie

The foregoing instrument was acknowledged before me this 22 day of October, 2013.  
By John B. Culverhouse, as owner  
(Printed name of person signing above) (Type of authority...e.g. Owner, officer, trustee, attorney in fact)  
For John B. Culverhouse  
(Name of party on behalf of whom instrument was executed) Personally Known X or produced the following type of ID: \_\_\_\_\_

*[Signature]*  
(Printed Name of Notary Public)

*[Signature]* (Seal)  
(Signature of Notary Public)



Under penalties of perjury, I declare that I have read the foregoing and that the facts in it are true to the best of my knowledge and belief (section 92.525, Florida Statutes).

Signature(s) of Owner(s) or Owner(s)' Authorized Officer/Director/Partner/Manager who signed above:

By: *[Signature]* By John B. Culverhouse  
(Signature) (Printed Name)



Chris Craft  
Tax Collector  
St. Lucie County



## Find More Vehicle/Vessel Registrations to Renew

PIN

OR

License plate

Birth date

[+ Find more...](#)

Registered in a different county? Please [click here](#) to find the appropriate web site for your county.

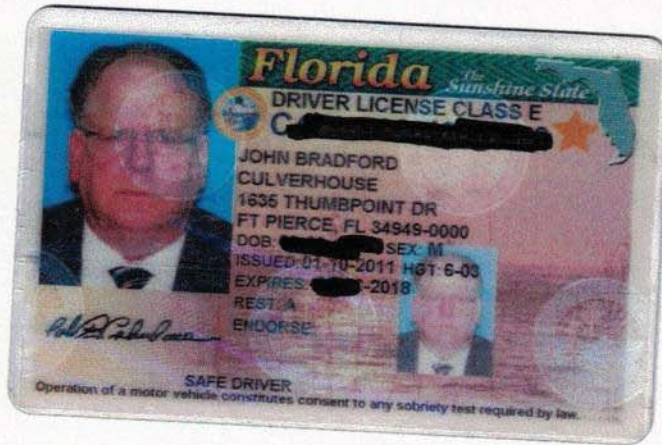
## Selected Registrations to Renew

Remove	PIN	Plate	Address (Please Verify)	Description	Years	Amount
<a href="#">Remove</a>	[REDACTED]	LYK 916 auto	JOHN B CULVERHOUSE 1635 THUMBPOINT DR FT PIERCE, FL 34949-3570	2000 Mercedes-Benz 4 door blue	1 ▼	\$83.30 <b>+ \$10.00</b> <b>Late penalty</b>

[Provide a new mailing address](#)

[Find more renewals](#)

[Continue](#)



**Florida Voter Information Card**

VOTER NAME AND ADDRESS		POLITICAL PARTY		
Florida Democratic Party		DEM		
VOTER REGISTRATION NUMBER	JOHN BRADFORD CULVERHOUSE SR 1635 THUMB POINT DR FORT PIERCE FL 34949			
108189471				
DATE REGISTERED	CONGRESS	SENATE	HOUSE	CITY
Mar/19/1969	18	25	84	FP 2
DATE OF BIRTH	POLLING LOCATION		PRECINCT NO.	
[REDACTED]	016 - Chapel By the Sea		16	
DATE ISSUED	1717 Gulfstream Ave, Fort Pierce			
Sep/15/2016	GERTRUDE WALKER, Supervisor of Elections			
ST. LUCIE COUNTY				