

Robert Stevens

- Fence 1984
- Deed portion to son James Stevens in 1994

SE Boise Street

(DRAWING NOT TO SCALE)

James Stevens' Property

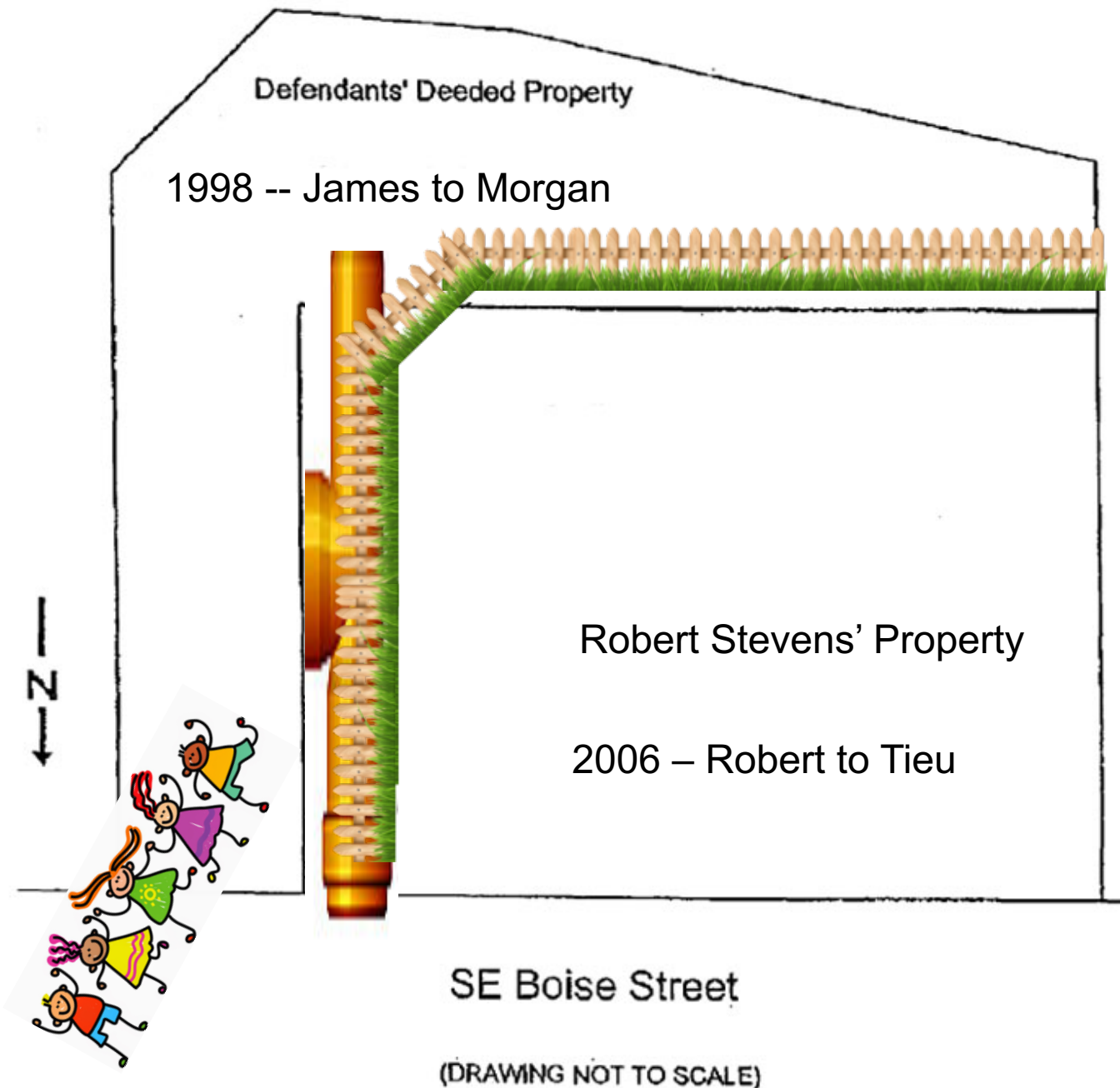
1998 -- James to Morgan

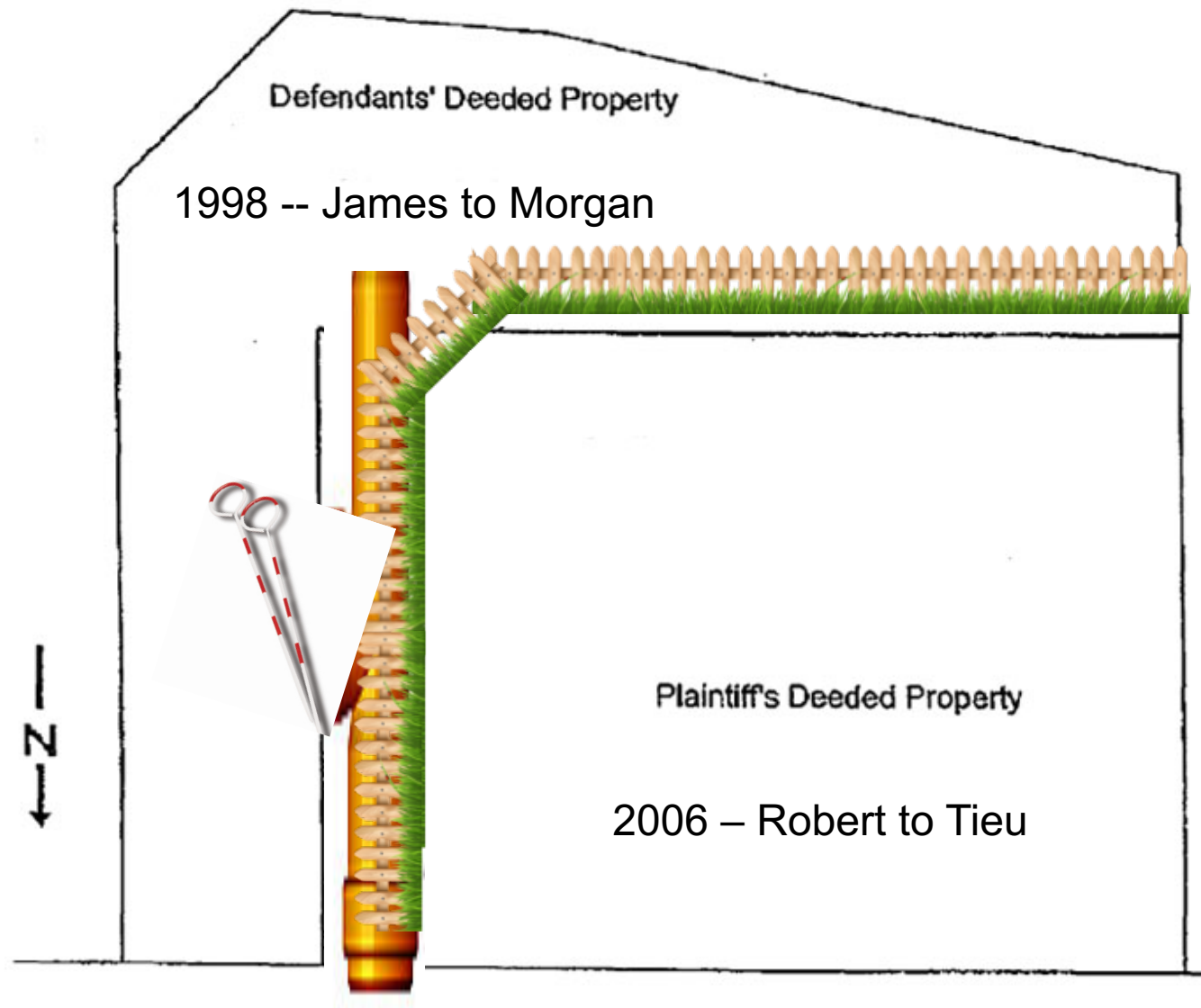
Robert Stevens' Property

SE Boise Street

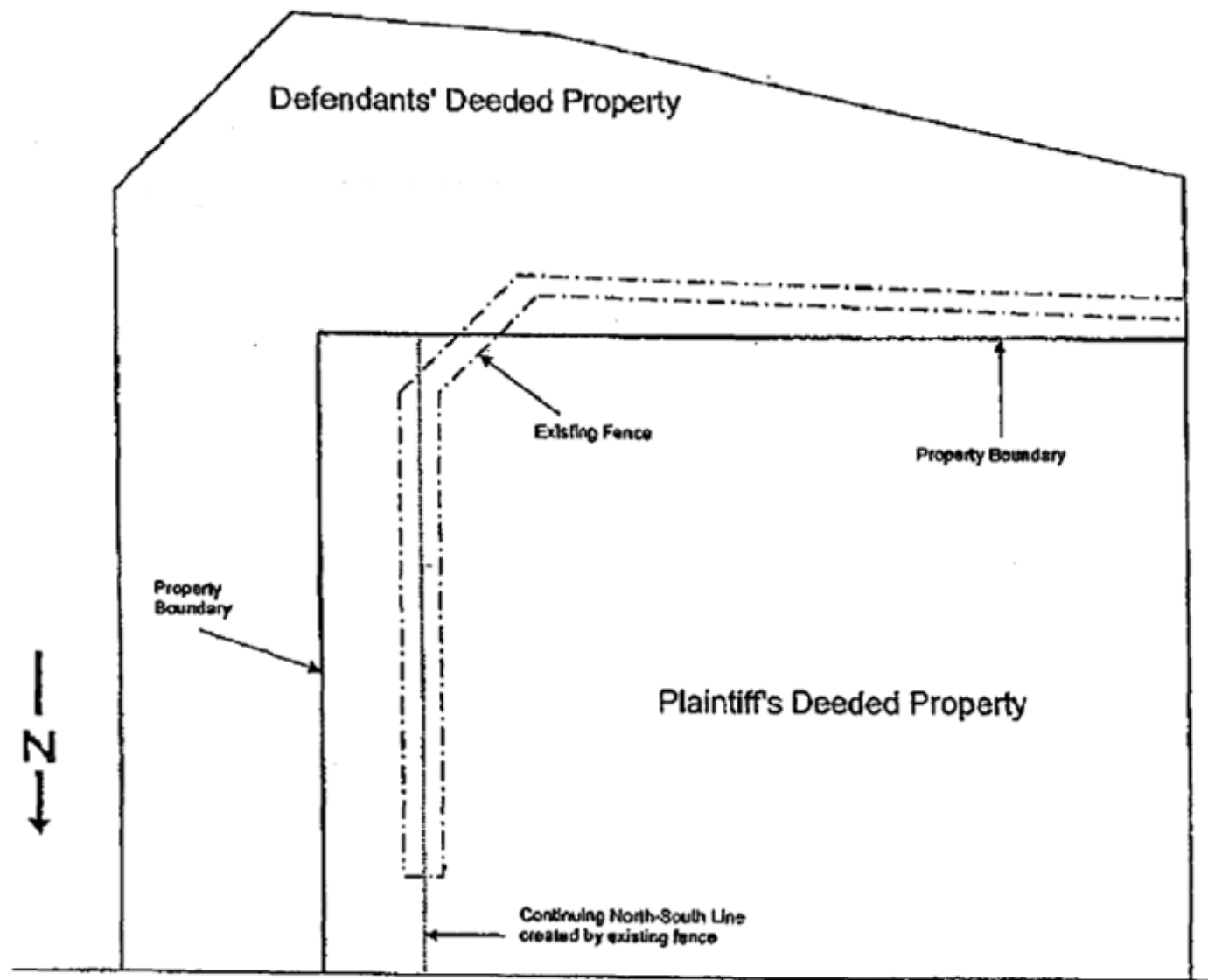
(DRAWING NOT TO SCALE)







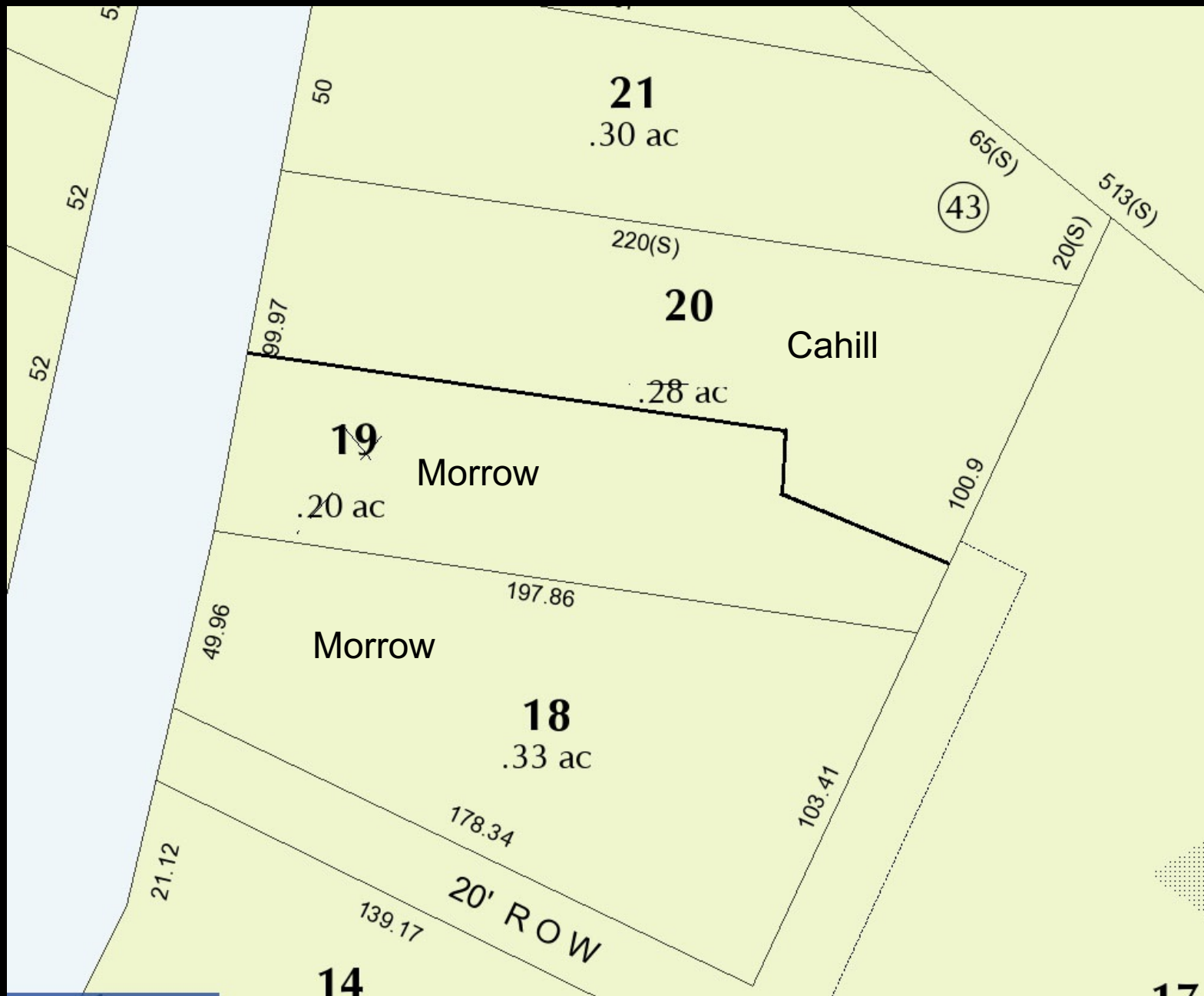
(DRAWING NOT TO SCALE)



SE Boise Street

(DRAWING NOT TO SCALE)

1. Hostile (claim of right or title)
2. Exclusive
3. Open and notorious
4. Actual; and
5. Continuous for the requisite statutory period



20

.28 ac

99.97



100.9



197.86

49.96



30ft

-71.518063, 41.388011

1. Hostile (claim of right or title)
2. Exclusive
3. Open and notorious
4. Actual; and
5. Continuous for the requisite statutory period

1. Hostile (claim of right or title)

- Subjective
 - Good Faith -- *Tieu*
 - But want objective basis
 - Bad Faith -- *Dombkowski*
- Objective
 - *Cahill*
 - Care about bad faith/good faith?

1. Hostile (claim of right or title)

4. Actual; and

20

.28 ac

99.97



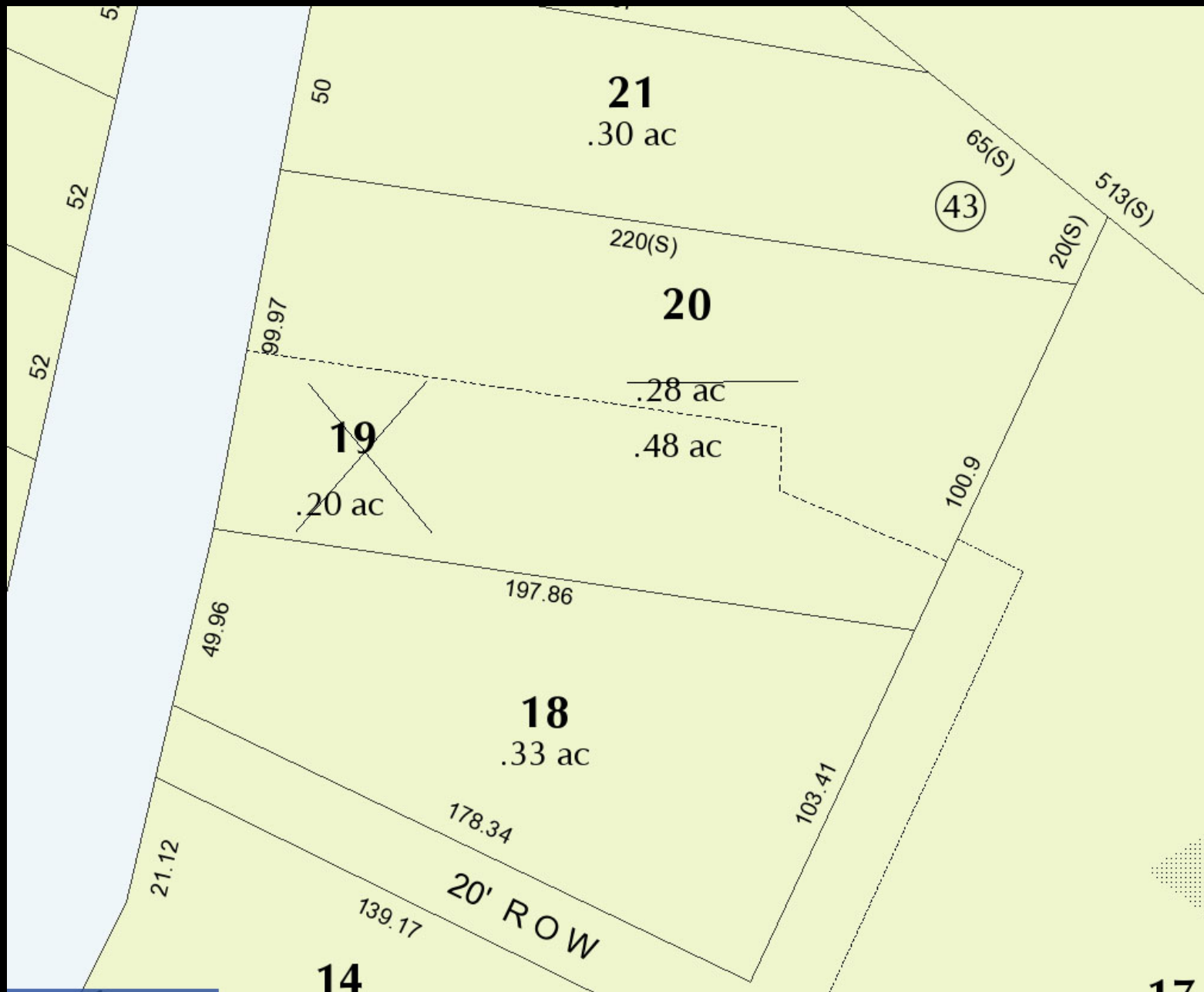
100.9

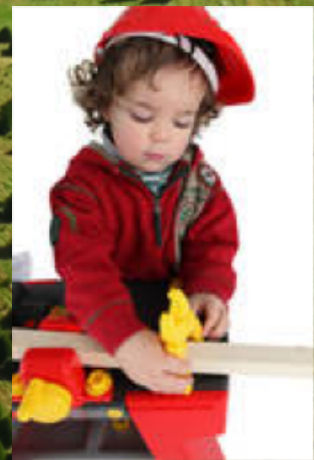
197.86

49.96



1. Hostile (claim of right or title)
2. Exclusive
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4. Actual; and
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- Color of Title





RETURN OF REAL PROPERTY IN ATTEMPT TO ESTABLISH ADVERSE POSSESSION WITHOUT COLOR OF TITLE

Section 95.18, Florida Statutes

DR-452
R. 07/13
Provisional
Effective 01/14

THIS RETURN DOES NOT CREATE ANY INTEREST ENFORCEABLE BY LAW IN THE DESCRIBED PROPERTY

For residential structures, a person who occupies or attempts to occupy a residential structure solely by claim of adverse possession prior to making a return, commits trespass under s. 810.08, F.S. A person who occupies or attempts to occupy a residential structure solely by claim of adverse possession and offers the property for lease to another commits theft under s. 812.014, F.S.

COMPLETED BY ADVERSE POSSESSION CLAIMANT

The person claiming adverse possession (claimant) must file this return with the property appraiser in the county where the property is located as required in [s. 95.18\(1\), F.S.](#)

Name of claimant(s)			
Mailing address		Phone	
		Parcel ID, if available	
		<input type="checkbox"/> the property claimed is only a portion of this parcel ID	
Date of filing		Date claimant entered into possession of property	

Legal description of property claimed

[Fields will expand online, or you may add pages.](#)

Must be full and complete. If the property appraiser cannot identify the property from the legal description, you may be required to obtain a survey.

This property has been:
(Check all that apply.)

☐ protected by substantial
enclosure

☐ cultivated, maintained, or improved in a usual
manner

Describe your use of the property, in detail below.

Dates of payments of any outstanding taxes or liens levied by the state, county or municipality:

Under penalty of perjury, I declare that I have read the foregoing return and that the facts stated in it are true and correct. I further acknowledge that the return does not create any interest enforceable by law in the described property.

Signature of claimant(s) _____

State of Florida

County of _____

This instrument was sworn to and subscribed before me on _____ by _____,
personally known to me or who produced _____ as identification.

Signature and seal, notary public

COMPLETED BY PROPERTY APPRAISER

Received in the office of the property appraiser of _____ County, Florida, on _____.
A signed copy of this return has been delivered to the claimant(s). A copy will be sent to the owner of record.

Signature, property appraiser or deputy

Date

TO THE OWNER OF RECORD

A tax payment made by the owner of record before April 1 the year after the taxes were assessed will have priority over a payment made by the claimant. An adverse possession claim will be removed if the owner of record or tax collector furnishes a receipt to the property appraiser showing payment of taxes by the owner of record during the period of the claim. (S. 95.18, F.S.)

This return is a public record and may be inspected by any person under s. 119.01, F.S.