



## Legislation Text

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**File #:** 13223, **Version:** 1

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### **TITLE**

Release of Public Nuisance Abatement Lien Recorded in Error Against Albasa Land & Invest Corp, c/o Luis A. Figueroa Esq (Key #898194)

### **BRIEF OVERVIEW**

On December 18, 2014, a Public Nuisance Abatement Special Assessment Lien was recorded in Book 3154, Page 1256 of the Official Records of Hernando County, Florida against a vacant lot on McKethan Road (Key 898194) owned prior to that time by Albasa Land & Invest Corp, c/o Luis A Figueroa Esq. Said lien was in the amount of \$350.00. On October 23, 2014, the parcel escheated to Hernando County, so the lien should not have been recorded.

The parcel was sold as surplus land and has changed ownership a few times. The cloud on the title was discovered when the current owner, Xianying Wei, attempted to sell it and a title search was performed. Since the lien was recorded in error, it is appropriate that it now be released.

### **FINANCIAL IMPACT**

N/A

### **LEGAL NOTE**

The Board is authorized to act on this matter pursuant to Chapter 125, Florida Statutes.

### **RECOMMENDATION**

It is recommended that the Board approve the attached Release of Lien, authorize the Chairperson's signature thereon and that it be subsequently recorded in the Official County Records.