

James Heyward
P.O. Box 15571
Sarasota, Florida
Republic of usA
NON-DOMESTIC

NOTICE OF,
CERTIFICATE OF ACCEPTANCE OF DECLARATION OF LAND PATENT,
LAND PATENT # 524 Dated May 15, 1852 (see attached)

KNOW ALL YE MEN AND WOMEN BY THESE PRESENT.

1. That I, James M. Heyward, do hereby certify and declare that I, together with my trust BCIT TRUST (hereinafter My trust) am an "Assignee" in the LAND PATENT named and numbered above; that I have brought up said Land Patent in my name and that of my trust as it pertains to the land described below. The character of said land so claimed by the patent and legally described and referenced under the patent number listed above is Township 34 S., Range 17 E., North West quarter of the South West quarter of section 25 and the North East quarter of the South East quarter of Section 26, Manatee county, Florida containing eighty acres. (See Attached).
2. That I, James M. Heyward, am domiciled at P.O. Box 15571, Sarasota, State of Florida, Republic usA NON-DOMESTIC. Unless otherwise stated, I have individual knowledge of matters contained in this Certificate of Acceptance and Declaration of Patent. I am fully competent to testify with respect to these matters.
3. That I, James M. Heyward, am an Assignee at Law and subsequent purchaser by contract of certain legally described portion of LAND PATENT under the original, certified LAND PATENT # 524, which is duly authorized to be executed in pursuance of the supremacy of treaty law, citation and Constitutional Mandate herein referenced, whereupon a duly authenticated true and correct lawful description, together with all hereditaments, tenements, pre-emptive rights appurtenant thereto, the lawful and valuable considerations which is appended hereto and made part of this NOTICE OF CERTIFICATE OF ACCEPTANCE OF DECLARATION OF LAND PATENT (see attached).
4. No claim is made herein that I have been assigned the entire tract of land as described in the original patent. My assignment is inclusive of only the attached lawful description. The filing of this NOTICE OF CERTIFICATE OF ACCEPTANCE OF DECLARATION OF LAND PATENT shall not deny or infringe on any other right, privilege or immunity of any other Heir or Assigns to any other portion of land covered in the above described Patent Number 524 (see attached).
5. If this duly certified Land Patent is not challenged by a lawfully qualified party having a claim, lawful Lien, debt pr other equitable interest on any in a court of law within sixty (60) days from the date of this filing this NOTICE, then the above described property shall become the Allodial Freehold of the Heirs or Assignee to said Patent, the LAND PATENT shall be considered henceforth perfected in my name "James M. Heyward" as beneficiary of my Trust and all future claims against this land shall be waived forever.
6. When a lawfully qualified Sovereign American individual has a claim to title and is challenged, the court of competent original and exclusive jurisdiction is the Common Law Supreme Court (Article III). Any action against a patent by a corporate state of their respective statutory, legislative units (i.e. courts) would be an action at law which is outside the venue and jurisdiction of these Article I courts. There is no Law issue contained herein which may be heard in any State courts (Article I), nor can any court of Equity/Admiralty/Military set aside, annul or correct a LAND PATENT.

7. Therefore, said land remains unincumbered, free and clear and without liens or lawfully attached in any way and it is hereby declared to be PRIVATE LAND and PRIVATE PROPERTY, not subject to any commercial forums (e.g. U.C.C.) whatsoever.
8. A common Law courtesy of sixty (60) days is stipulated for any challenge hereto, otherwise laches or estoppel shall forever bar the same against said ALLODIAL freehold estate; assessment lien theory to the contrary notwithstanding. Therefore, said declaration, after sixty (60) days from date of this filing. If no challenges are brought forth and upheld, perfects this ALLODIAL TITLE the name/names forever.

JURISDICTION

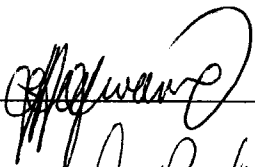
THE RECEIPT HERE TO IS MANDATED by Article IV sec. 3, clause 2, Article VI, sec. 2 & 3, the 9th and 10th Amendments with reference to the 7th Amendment, enforced under Article III, sec. 3 clause 1, of the Constitution for the United States of America.

PERJURY JURAT

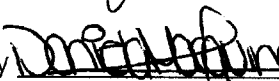
Pursuant to Title 28 USC sec. 1746(1) and executed "without the United States", I affirm under penalty of perjury under the laws of the United States of America that the foregoing is true and correct to the best of my belief and informed knowledge. And further deponent sayeth not.


I now affix my signature of the above affirmation with EXPLICIT RESERVATION OF ALL MY UNALIENABLE RIGHTS WITHOUT PREJUDICE to any of those rights pursuant to U.C.C.- 1 – 308 and U.C.C. – 1 – 306.6.

Respectfully

Signed  James M. Heyward

Witnessed by  Casie Book Date as of 11-15-21

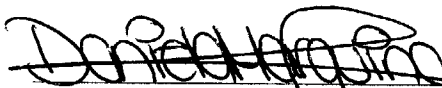
Witnessed by  Daniela Marquina Date as of 11-15-21

Witnessed by  Victoria McCord Date as of 11/15/21

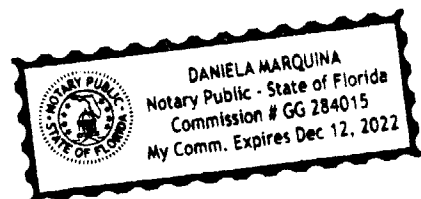
STATE OF **Florida** COUNTY OF **Sarasota**

THE FOREGOING INSTRUMENT was acknowledged before me this 11/15/2021 by **James M Heyward**.

He is ☐ personally known to me or ☒ produced drivers license for ID.


Signature of Notary Public

(SEAL)
Commission expires



SUMMARY OF CHAIN OF TITLE

(Land - NW qtr of SW qtr Section 25 and NE qtr of SE qtr section 26 – Township 34 Range 17 E)

Zarold Holmes LLC	to	BCIT Trust	February 27, 2017
James Heyward	to	Zarold Holmes LLC	January 10, 2007
Alka N. Jadeja	to	James Heyward	August 23, 2002
Mell & Nancy Gutsell	to	Alka N. Jadeja	July 29, 1991
Elmer & Muriel Treiber	to	Mell & Nancy Gutsell	March 6, 1979
Phil & Mildred Robaska	to	Elmer & Muriel Treiber	June 1 1977
Laura & Samuel Reinoehl	to	Phil & Mildred Robaska	October 6, 1972
Laura Holman Reinoehl	to	Sam & Laura Reinoehl	April 1, 1970
L.B & M.N. Brain	to	Laura Holman	August 15, 1958
Frieda Maeder	to	L.B & M.N. Brain	November 15, 1955
I.C. & D.M. Flickinger	to	L.B. & M.N. Brain	November 15, 1955
W.E. & L. Flickinger	to	A. Jaekli & Frieda Maeder	March 26, 1953
I.C. & D.M. Flickinger	to	W.E. & L. Flickinger	April 30 1952
I.C. & D.M. Flickinger	to	W.E. & L. Flickinger	April 29, 1952
R.E. & D.B Willis	to	I.C. & D.M. Flickinger	April 23, 1951
M.C. & C.W. Ward	to	R.E. & D.B. Willis	March 22,1946
Trustee of I.P. Fund Florida	to	R.E. Willis	March 4, 1940 (Tax sale)
B.C. & D.F. Barrington (Ttee)	to	M.C Ward (nee Carnes) & Rose J. Shelton	June 11, 1930
J.F. Moody (Ttee) of O.L. & S.C. Stuart	to	D.F. Barrington (Ttee)	August 1, 1928
T.A, & G.C. Davis, Irma Adams	to	John F. Moody	April 3, 1924
Deposit of Certificate by Hugh Fisher			May 2, 1895
A.J. Leslie	to	Adelaide G. Adams	January 31, 1876
Sam Reid	to	A.J. Leslie	December 5, 1872
Renetta & James Gamble	to	Carolina Reid	February 23, 1847
James Gamble	to	Caroline Reid	February 1847
Sam Reid	to	James B. Gamble	Rec. March 22, 1852
Hugh Fisher	to	Sam Reid	February 22, 1847 (Rec March 22, 1852 & Sept. 13, 1892)
The United State of America	to	Hugh Fisher	May 15, 1852 (Application made 1846)

NOTICE

This Notice is to inform any person who has lawful standing to view this file and who wishes to review the complete fil on record may do so by requesting an appointment with : James M. Heyward P.O. Box 15571, Sarasota, FL 34277. Phone 941-554-6089. Email -me42day@yahoo.com.

Notice # 1 I, James M. Heyward will set the time, date and place for the review of my documents, no exceptions.

Notice # 2. I, James M. Heyward have the summary of the chain of title included in this file.

Notice # 3. This document has a total of one page.

NOTICE: Failure of any lawful party claiming an interest to bring forward a lawful challenge to this Certificate of Acceptance of Declaration of Land Patent and the benefit of Original Land Grant/Patent, as stipulated herein, will be lached and estoppel to any and all parties claiming an interest forever.

Failure to make a lawful claim. As indicated herein within sixty (60) calendar days of this notice, will forever bar any claimant from any claim against my allodial patent estate as described herein and will be a Final Judgment.

THE UNITED STATES OF AMERICA,

CERTIFICATE

No. 524,

To all to whom these Presents shall come, Greeting:

WHEREAS *Hugh Fisher, of Leon County Florida,*

has deposited in the GENERAL LAND OFFICE of the United States, a Certificate of the REGISTER OF THE LAND OFFICE at *Newnanville* whereby it appears that full payment has been made by the said

Hugh Fisher,

according to the provisions of the

Act of Congress of the 24th of April, 1820, entitled "An act making further provision for the sale of the Public Lands," for

the North West quarter of the South West quarter, of Section, Twenty five, and the North East quarter, of the South East Quarter, of Section Twenty six, in Township Thirty four South, of Range Seventeen East, in the District of Lands Subject to sale at Newnanville Florida, containing Eighty Acres,

according to the official plat of the survey of the said Lands, returned to the General Land Office by the SURVEYOR GENERAL, which said tracts have been purchased by the said *Hugh Fisher*

NOW KNOW YE, That the

United States of America, in consideration of the Premises, and in conformity with the several acts of Congress, in such case made and provided, HAVE GIVEN AND GRANTED, and by these presents DO GIVE AND GRANT, unto the said *Hugh Fisher*

and to *his* heirs, the said tract above described: TO HAVE AND TO HOLD the same, together with all the rights, privileges, immunities, and appurtenances of whatsoever nature, thereunto belonging, unto the said *Hugh Fisher,*

and to *his* heirs and assigns forever.

In Testimony Whereof, **, Millard Fillmore*

PRESIDENT OF THE UNITED STATES OF AMERICA, have caused these Letters to be made PATENT, and the SEAL of the GENERAL LAND OFFICE to be hereunto affixed.

Given under my hand, at the CITY OF WASHINGTON, the *Fiftieth* day of *May* in the Year of our Lord one thousand eight hundred and *Fifty two* and of the Independence of the United States the *Seventy Sixth*

BY THE PRESIDENT: *Millard Fillmore*



By *Ala. McCormick* Sec'y.
E. S. Perry RECORDER of the General Land Office.

Prepared by and Return to :-
BCIT TRUST
218 3RD. Avenue East
Bradenton, FL 34209
Parcel ID # 31586.0000/1

WARRANTY DEED

This WARRANTY DEED, made this 27th day of February, 2017 by ZAROLD HOLMES LLC, a Florida Limited Liability Company herein after called the GRANTOR, to BCIT TRUST, a Florida Land Trust whose address is 218 3rd Avenue East, Bradenton, Florida 34209, hereinafter called the GRANTEE. (Wherever used the term Grantor and Grantee includes all parties to this instrument and the heirs, legal representatives and assign of individuals and the successors and assigns of corporations.)

WITNESSETH: The Grantor, for good and valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in MANATEE County, Florida. Viz:

Lot 3, Block 1 BEAU VEU ESTATES a subdivision according to Plat thereof recorded in Plat book 2, pages 93 and 94, of the Public Records of Manatee County Florida. a/k/a 218 3rd Avenue East, Bradenton Florida

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 2017 and subsequent years; and all applicable zoning ordinances and/or restrictions and prohibitions imposed by government authorities, if any.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining

TO HAVE AND TO HOLD the same in fee simple forever.

AND THE GRANTOR hereby covenants with the Grantee that except as above noted, the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawfully authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

Sabrina Jane Hornyak
1st Witness - signature

Sabrina Jane Hornyak
1st Witness - printed name

James M. Heyward
James M. Heyward
Managing Member of Zarold Holmes LLC

C. H. O. E.
2nd Witness - signature

C. H. O. E.
2nd Witness - printed name

STATE OF Florida COUNTY OF

THE FOREGOING INSTRUMENT was acknowledged before me this 27th day of February by James M. Heyward. He is ☐ personally known to me or ☒ produced drivers license for ID. passport - 707560156

Carri Baldwin
Signature of Notary Public

(SEAL)
Commission expires
2/25/2019



STATE OF FLORIDA, COUNTY OF MANATEE
This is to certify that the foregoing is a true and correct copy of the document on file in my office.
☒ No redactions ☐ Redacted pursuant to law
☒ Full Document ☐ Page ___ of ___
☒ NOT LHA ☐ Letter of Administration is in full force and effect

Witness my hand and official seal dated 5 OCT 2021
MANATEE COUNTY CLERK OF COURT
By: Shirley Rupert
Deputy Clerk