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**IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT,
IN AND FOR FLAGLER COUNTY, FLORIDA**

**CENTURY COMMUNITIES OF
FLORIDA, LLC, a Colorado limited
liability company,**

CASE NO. 2026 CA 000259

Plaintiff,

vs.

**BYRND OG PCP, LLC, a Florida
limited liability company, and TRAILS
OF PALM COAST HOMEOWNERS
ASSOCIATION, INC., a Florida
corporation,**

Defendants.

NOTICE OF LIS PENDENS

**TO: BYRND OG PCP, LLC, TRAILS OF PALM COAST HOMEOWNERS ASSOCIATION,
INC. and ANY UNKNOWN PERSONS IN POSSESSION:**

YOU ARE HEREBY notified that Plaintiff, CENTURY COMMUNITIES OF FLORIDA, LLC, has instituted this action against you seeking to foreclose a mortgage with respect to the following real properties lying in Flagler County, Florida, set forth below.

1. The Plaintiff in this action is CENTURY COMMUNITIES OF FLORIDA, LLC.
2. The case number of the action is as shown in the caption.
3. The property that is the subject matter of this action is in Flagler County, Florida

and is described as follows:

PARCEL 1: PART OF SECTION 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST, FLAGLER COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN AT THE SOUTHWEST CORNER OF SECTION 34, AFORESAID, THENCE N89°27'03"E ALONG THE SOUTH LINE OF SAID SECTION 34, A DISTANCE OF 732.21 FEET TO A POINT ON THE WEST LINE OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 2665, PAGE 1121, PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA; THENCE N13°03'04"W ALONG SAID LANDS A DISTANCE OF 27.37 FEET TO THE SOUTHWEST

CORNER OF THE TRAILS SUBDIVISION AS RECORDED IN MAP BOOK 40, PAGE 28, PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA; THENCE N65°03'21 "E ALONG THE SOUTH LINE OF THE TRAILS SUBDIVISION A DISTANCE OF 2515.75 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N65°03'21 "E ALONG SAID SOUTH LINE A DISTANCE OF 1466.83 FEET TO A POOINT ON THE WESTERLY RIGHT OF WAY LINE OF BELLE TERRE PARKWAY, A 104' RIGHT OF WAY; THENCE S39°23'05"E ALONG SAID RIGHT OF WAY AND DEPARTING SAID SOUTH LINE, A DISTANCE OF 545.17 FEET TO A POINT ON THOSE LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 624, PAGE 15, PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA; THENCE DEPARTING SAID RIGHT OF WAY AND ALONG THE NORTH LINE OF SAID LANDS S50°36'55"W A DISTANCE OF 1577.22 FEET; THENCE DEPARTING SAID NORTH LINE N29°37'21 "W A DISTANCE OF 924.35 FEET TO THE POINT OF BEGINNING.

PARCEL 2: PART OF TRACT B, THE TRAILS, AS RECORDED IN MAP BOOK 40, PAGE 28, PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN AT THE SOUTHEAST CORNER OF SAID TRACT B, SAID POINT BEING ON THE WESTERLY RIGHT OF WAY OF BELLE TERRE PARKWAY, A 124 FOOT RIGHT OF WAY, THENCE N39°23 '05"W ALONG SAID RIGHT OF WAY AND ALONG THE EAST LINE OF SAID TRACT B, A DISTANCE OF 47.63 FEET TO THE SOUTHEAST CORNER OF TRACT A; THENCE DEPARTING SAID EASTERLY LINE AND SAID RIGHT OF WAY S50°38'01"W ALONG THE SOUTH LINE OF SAID TRACT A AND ITS WESTERLY EXTENSION A DISTANCE OF 185.19 FEET TO A POINT ON THE NORTHERLY LINE OF THAT PARCEL DESCRIBED IN OFFICIAL RECORDS BOOK 2178 PAGE 317. PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA; THENCE ALONG SAID NORTHERLY LINE N65°03'21"E A DISTANCE OF 191.23 FEET TO THE POINT OF BEGINNING

Dated: April 16, 2026.

s/ Brian C. Blair

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