COMPLAINT TO REMOVE PERSONS UNLAWFULLY OCCUPYING COMMERCIAL REAL PROPERTY

I, , the owner or authorized agent of the owner of the commercial real property located at , declare under the penalty of perjury that: *(Initial next to each line)*

 1. I am the owner / authorized agent (circle one) of the above listed commercial real property (*NOTE: if an agent of the property owner, documents evidencing authority to act on the property owner’s behalf must be attached*)

 2. I purchased the commercial property on .

 3. An unauthorized person or persons have unlawfully entered and remain on the

 commercial real property.

 4. The commercial real property was not open to members of the public at the time the unauthorized person or persons entered.

 5. I have directed the unauthorized person or persons to leave the commercial real property, but they have not done so.

 6. The unauthorized person or persons are not current or former tenants pursuant to any valid lease authorized by me or one of my agents, and any lease that may be produced by an occupant is fraudulent.

 7. The unauthorized person or persons sought to be removed are not owners or a co-owner of the commercial real property and have not been listed on the title to the commercial real property unless the person or persons have engaged in title fraud.

 8. There is no litigation related to the commercial real property pending between any person sought to be removed and myself or my agent.

 9. I understand that a person or persons removed from the commercial real property pursuant to this procedure may bring a cause of action against me for any false statements made in this complaint, or for wrongfully using this procedure, and that as a result of such action I may be held liable for actual damages, penalties, costs, and reasonable attorney fees.

 10. I request that the sheriff to immediately remove the unauthorized person or persons from the Commercial real property. I authorize the sheriff to enter the property using reasonably necessary force, to search the property, and to remove any unauthorized person or persons.

 11. A copy of my valid government-issued identification is attached, or I am an agent of the

property owner, and documents evidencing my authority to act on the property owner’s

behalf are attached.

I HAVE READ EVERY STATEMENT MADE IN THIS PETITION AND EACH STATEMENT IS TRUE AND CORRECT. I ALSO ATTEST THAT ANY ATTACHMENTS TO THIS DOCUMENT ARE TRUE AND CORRECT, ARE VALID AND HAVE NOT BEEN ALTERED. I UNDERSTAND THAT THE STATEMENTS MADE IN THIS PETITION ARE BEING MADE UNDER PENALTY OF PERJURY, PUNISHABLE AS PROVIDED IN SECTION 92.525, FLORIDA STATUTES.

SIGNED THIS DAY OF

OWNER/ AGENT OF REAL PROPERTY OWNER

STATE OF FLORIDA ) COUNTY OF PINELLAS)

Before me this day personally appeared , personally known to me or who has produced

 as identification and who executed the foregoing and acknowledged that he executed the same as his free act and deed.

Stamp:

Notary Signature

OR

Before me this day personally appeared who, being duly sworn, attests to the truth of his/her statements. Sworn and subscribed before me this day of A.D.

Deputy signs after administering oath.

Taken in my capacity as a law enforcement officer as defined in FSS 943.10 with the Pinellas County Sheriff’s Office on authority of FSS 925.095.