

Tax Collector's Certification

CTY-513

Tax Deed Application Number
1800097

Date of Tax Deed Application
Apr 25, 2018

This is to certify that **MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II, LLC**, holder of **Tax Sale Certificate Number 2016 / 397**, Issued the 1st Day of June, 2016 and which encumbers the following described property in the county of Escambia County, State of Florida, to wit: **01-4672-498**

Cert Holder:
MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II, LLC
PO BOX 54900
NEW ORLEANS, LA 70154

Property Owner:
BRENDAN INVESTMENTS INC
9515 HOLSBERRY RD # D
PENSACOLA, FL 32534
BEG AT NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 S LY ALG
PROJECTION OF E LI OF SD LT 1 FOR 662 28/1 (Full legal attached.)

has surrendered same in my office and made written application for tax deed in accordance with Florida Statutes. I certify that the following tax certificates, interest, ownership and encumbrance report fee, and Tax Collector's fees have been paid, or if the certificate is held by the County, all appropriate fees have been deposited.

Certificates owned by applicant and filed in connection with this application:

Certificate Year/Number	Account Number	Sale Date	Face Amount of Certificate	Interest	Total
2016/397	01-4672-498	06/01/2016	4,361.33	218.07	4,579.40

Certificates redeemed by applicant or included (County) in connection with this tax deed application:

Certificate Year/Number	Account Number	Sale Date	Face Amount of Certificate	Tax Collector's Fee	Interest	Total
2017/406	01-4672-498	06/01/2017	4,788.96	6.25	239.45	5,034.66

Amounts Certified by Tax Collector (Lines 1-7):

Total Amount Paid

- Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant
- Total of Delinquent Taxes Paid by Tax Deed Applicant
- Total of Current Taxes Paid by Tax Deed Applicant
- Ownership and Encumbrance Report Fee
- Tax Deed Application Fee
- Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S.

9,614.06
0.00
4,670.98
200.00
175.00
14,660.04

7. Total (Lines 1 - 6)

Amounts Certified by Clerk of Court (Lines 8-15):

Total Amount Paid

- Clerk of Court Statutory Fee for Processing Tax Deed
- Clerk of Court Certified Mail Charge
- Clerk of Court Advertising Charge
- Clerk of Court Recording Fee for Certificate of Notice
- Sheriff's Fee
- Interest Computed by Clerk of Court Pursuant to Section 197.542, F.S.
- Total (Lines 8 - 13)
- One-half Assessed Value of Homestead Property, if Applicable per F.S.
- Other Outstanding Certificates and Delinquent Taxes Not Included in this Application, If Applicable Per Florida Statutes
- Statutory (Opening) Bid; Total of Lines 7, 14, 15 (if applicable) and 16 (if applicable)
- Redemption Fee
- Total Amount to Redeem

6.25

Done this the 26th day of April, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale:

By

Jennifer N. Cassidy

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
01-4672-498 2016

BEG AT NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 S LY ALG PROJECTION OF E LI OF SD LT 1 FOR 662 28/10 0 FT ELY PARALLEL TO N LI OF SD S/D 8 FT TO W R/W LI OF HOLSBERRY LANE (50 FT R/W) SLY & PARALLEL TO E LI OF SD LT 1 FOR 185 57/100 FT TO POB CONT SAM E COURSE 145

57/100 FT W WITH AN INTERIOR ANG TO L EFT OF 89 DEG 32 MIN 0 SEC 190 75/100 FT N WITH AN INTERIOR ANG TO LEFT 90 DEG 28 MIN 14S
57/100 FT E INTERIOR ANG 89 DEG 32 MIN 190 75/100 FT TO POB OR 4194 P 1146

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800097

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II, LLC
PO BOX 54900
NEW ORLEANS, LA 70154,

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

Account Number	Certificate No.	Date	Legal Description
01-4672-498	2016/397	06-01-2016	BEG AT NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 S LY ALG PROJECTION OF E LI OF SD LT 1 FOR 662 28/10 0 FT ELY PARALLEL TO N LI OF SD S/D 8 FT TO W R/W LI OF HOLSBERRY LANE (50 FT R/W) SLY & PARALLEL TO E LI OF SD LT 1 FOR 185 57/100 FT TO POB CONT SAM E COURSE 145 57/100 FT W WITH AN INTERIOR ANG TO L EFT OF 89 DEG 32 MIN 0 SEC 190 75/100 FT N WITH AN INTERIOR ANG TO LEFT 90 DEG 28 MIN 145 57/100 FT E INTERIOR ANG 89 DEG 32 MIN 190 75/100 FT TO POB OR 4194 P 1146

I agree to:

- pay any current taxes, if due and
- redeem all outstanding tax certificates plus interest not in my possession, and
- pay all delinquent and omitted taxes, plus interest covering the property.
- pay all Tax Collector's fees, ownership and encumbrance report costs, Clerk of the Court costs, charges and fees, and Sheriff's costs, if applicable.

Attached is the tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

Electronic signature on file
MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II,
LLC
PO BOX 54900
NEW ORLEANS, LA 70154

04-25-2018
Application Date

Applicant's signature



Chris Jones

Escambia County Property Appraiser

Real Estate
Search

Tangible Property
Search

Sale
List

Amendment 1/Portability
Calculations

[Back](#)

☒ Navigate Mode
 ☒ Account
 ☐ Reference

[Printer Friendly Version](#)

General Information	
Reference:	081S301003029031
Account:	014672498
Owners:	BRENDAN INVESTMENTS INC
Mail:	9515 HOLSBERRY RD # D PENSACOLA, FL 32534
Situs:	9555 HOLSBERRY LN 32534
Use Code:	WAREHOUSE, DISTRIBUT
Taxing Authority:	COUNTY MSTU
Schools (Elem/Int/High):	MCARTHUR/WOODHAM/TATE
Tax Inquiry:	Open Tax Inquiry Window
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	

Assessments				
Year	Land	Imprv	Total	Cap Val
2017	\$32,918	\$250,574	\$283,492	\$283,492
2016	\$32,918	\$234,117	\$267,035	\$263,428
2015	\$32,918	\$206,562	\$239,480	\$239,480

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

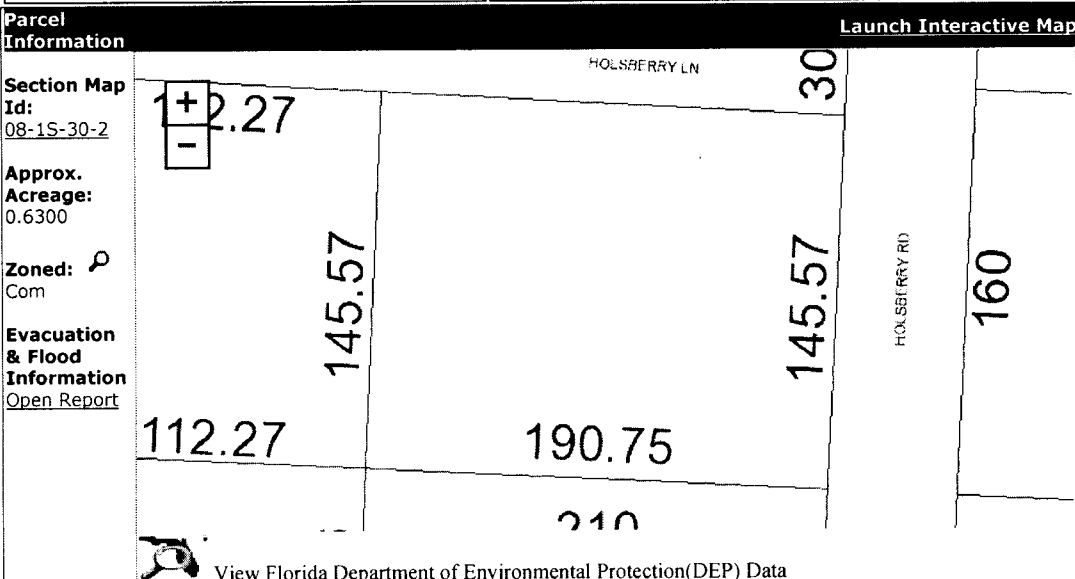
[File for New Homestead Exemption Online](#)

Sales Data				
Sale Date	Book	Page	Value	Type
11/1997	4194	1146	\$100	WD
07/1992	3211	572	\$28,000	WD
06/1991	2962	568	\$28,300	WD
07/1989	2761	740	\$36,000	QC
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller				

2017 Certified Roll Exemptions	
None	

Legal Description	
BEG AT NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 SLY ALG PROJECTION OF E LT OF SD LT 1 FOR 662 28/100 FT ELY...	

Extra Features	
ASPHALT PAVEMENT WOOD FENCE	




Buildings

Address: 9555 HOLSBERRY LN, Year Built: 2011, Effective Year: 2011

Structural Elements

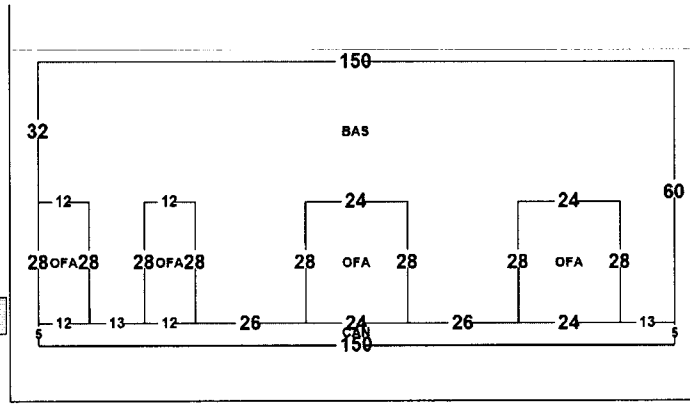
DECOR/MILLWORK-AVERAGE
DWELLING UNITS-0
EXTERIOR WALL-METAL-MODULAR
FLOOR COVER-CONCRETE-FINISH
FOUNDATION-SLAB ON GRADE
HEAT/AIR-NONE
INTERIOR WALL-UNFINISHED
NO. PLUMBING FIXTURES-12
NO. STORIES-1
ROOF COVER-METAL/MODULAR
ROOF FRAMING-STEEL TRUSS/FRM
STORY HEIGHT-14
STRUCTURAL FRAME-RIGID FRAME

 Areas - 9750 Total SF

BASE AREA - 6984

CANOPY - 750

OFFICE AVG - 2016



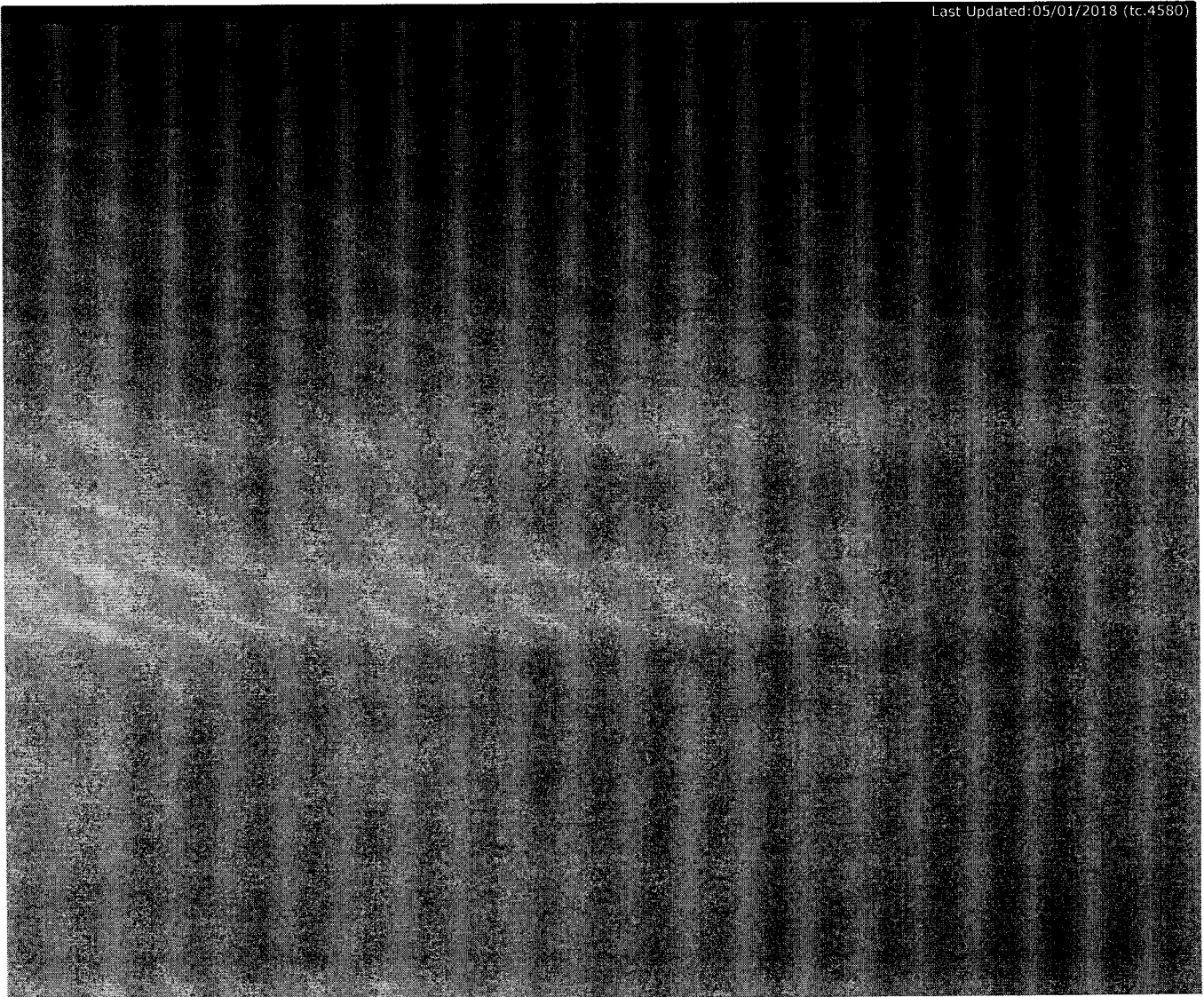
Images



2/27/17

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Last Updated:05/01/2018 (tc.4580)



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW
JURY ASSEMBLY
JUVENILE
MENTAL HEALTH
MIS
OPERATIONAL SERVICES
PROBATE
TRAFFIC



**COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT**

**BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY**

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS
OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

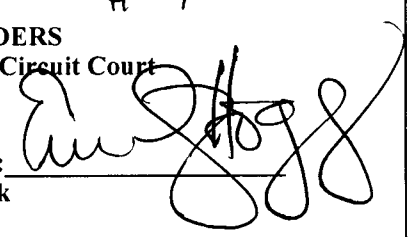
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 014672498 Certificate Number: 000397 of 2016**

**Payor: BRENDAN INVESTMENTS INC 9515 HOLSBERRY RD # D PENSACOLA, FL 32534
Date 05/29/2018**

Clerk's Check #	119706551	Clerk's Total	\$477.00
Tax Collector Check #	1	Tax Collector's Total	\$15,545.89
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	\$16,122.89

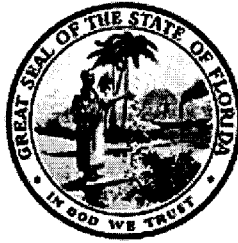
\$15,022.94

**PAM CHILDERS
Clerk of the Circuit Court**

Received By: 
Deputy Clerk

**Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502
(850) 595-3793 • FAX (850) 595-4827 • <http://www.clerk.co.escambia.fl.us>**

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
 FAMILY LAW
 JURY ASSEMBLY
 JUVENILE
 MENTAL HEALTH
 MIS
 OPERATIONAL SERVICES
 PROBATE
 TRAFFIC



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

CLERK TO THE BOARD OF
 COUNTY COMMISSIONERS
 OFFICIAL RECORDS
 COUNTY TREASURY
 AUDITOR

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

Case # 2016 TD 000397

Redeemed Date 05/29/2018

Name BRENDAN INVESTMENTS INC 9515 HOLSBERRY RD # D PENSACOLA, FL 32534

Clerk's Total = TAXDEED	\$477.00
Due Tax Collector = TAXDEED	\$15,545.89 \$15,022.94
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$40.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
Account: 014672498 Certificate Number: 000397 of 2016

Redemption ☒ Yes Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="08/06/2018"/>	Redemption Date <input type="text" value="05/29/2018"/>
Months	4	1
Tax Collector	<input type="text" value="\$14,660.04"/>	<input type="text" value="\$14,660.04"/>
Tax Collector Interest	\$879.60	\$219.90
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$15,545.89	<input type="text" value="\$14,886.19"/> TC
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$27.00	\$6.75
Total Clerk	\$477.00	<input type="text" value="\$456.75"/> CH
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$40.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$16,122.89	\$15,342.94
	Repayment Overpayment Refund Amount	\$779.95

Notes

Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

18-259
Redeemed

PROPERTY INFORMATION REPORT

File No.: 14257

May 3, 2018

Escambia County Tax Collector
P.O. Box 1312
Pensacola, Florida 32591

Pursuant to your request, the Company has caused a search to be made of the Public Records of Escambia County, Florida, solely as revealed by records maintained from 04-27-1998, through 04-27-2018, and said search reveals the following:

1. THE GRANTEE(S) OF THE LAST DEED(S) OF RECORD IS:

Brendan Investments, Inc.

2. The land covered by this Report is:

LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF

3. The following unsatisfied mortgages, liens and judgments affecting the land covered by this Report appear of record:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

4. Taxes:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

This report is not title insurance. Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions in this property information report is limited to the amount paid for this property information report, and is further limited to the person(s) expressly identified by name in the property information report as the recipients(s) of the property information report.

THIS REPORT SHALL NOT BE USED FOR THE ISSUANCE OF TITLE INSURANCE.

Southern Guaranty Title Company

By: 

May 3, 2018

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14257

May 3, 2018

081S301003029031 - Full Legal Description

BEG AT NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 SLY ALG PROJECTION OF E LI OF SD LT 1 FOR 662 28/100 FT ELY PARALLEL TO N LI OF SD S/D 8 FT TO W R/W LI OF HOLSBERRY LANE (50 FT R/W) SLY & PARALLEL TO E LI OF SD LT 1 FOR 185 57/100 FT TO POB CONT SAME COURSE 145 57/100 FT W WITH AN INTERIOR ANG TO LEFT OF 89 DEG 32 MIN 0 SEC 190 75/100 FT N WITH AN INTERIOR ANG TO LEFT 90 DEG 28 MIN 145 57/100 FT E INTERIOR ANG 89 DEG 32 MIN 190 75/100 FT TO POB OR 4194 P 1146

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14257

May 3, 2018

UNSATISFIED MORTGAGES, LIENS AND JUDGMENTS AFFECTING THE LAND COVERED BY THIS REPORT THAT APPEAR OF RECORD:

1. That certain mortgage executed by Brendan Investments, Inc. in favor of United Bank dated 05/21/2008 and recorded 05/27/2008 in Official Records Book 6332, page 758 of the public records of Escambia County, Florida, in the original amount of \$136,681.21. Assignment for Rents and Leases in O.R. Book 4672, page 752; Mortgage Modification in O.R. Book 6645, page 1713 and O.R. Book 6728, page 1427.
2. Taxes for the year 2015-2017 delinquent. The assessed value is \$283,492.00. Tax ID 01-4672-498.

PLEASE NOTE THE FOLLOWING:

- A. Subject to current year taxes.
- B. Taxes and assessments due now or in subsequent years.
- C. Subject to Easements, Restrictions and Covenants of record.
- D. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey and inspection of the premises.
- E. Oil, gas and mineral or any other subsurface rights of any kind or nature.

SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE

PENSACOLA, FLORIDA 32503

TEL. (850) 478-8121 FAX (850) 476-1437

Email: rcsgr@aol.com

Scott Lunsford
Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32591

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 8-6-2018

TAX ACCOUNT NO.: 01-4672-498

CERTIFICATE NO.: 2016-397

In compliance with Section 197.256, Florida Statutes, the following is a list of names and addresses of those persons, firms and/or agencies having legal interest in or claim against the above described property. The above referenced tax sale certificate is being submitted as proper notification of tax deed sale.

YES NO

 X Notify City of Pensacola, P.O. Box 12910, 32521

 X Notify Escambia County, 190 Governmental Center, 32502

 X Homestead for tax year.

Brendan Investments, Inc.

9515 Holsberry Rd. #D

Pensacola, FL 32534

and

9555 Holsberry Lane

Pensacola, FL 32534

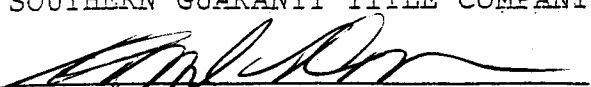
United Bank

P.O. Box 8

Atmore, AL 36504

Certified and delivered to Escambia County Tax Collector,
this 3rd day of May, 2018.

SOUTHERN GUARANTY TITLE COMPANY


by: Richard S. Combs, President

NOTE: The above listed addresses are based upon current information available, but said addresses are not guaranteed to be true or correct.

9

1050
11.20

OR BK 4194 PG1146
Escambia County, Florida
INSTRUMENT 97-435368

DEED DOC STAMPS PD @ ESC CO \$ 0.70
11/21/97, ERNIE LEE, MAGNOLIA, FLORIDA
By: Tracy M. Fechter

Parcel ID Number: 08-1S-30-1003-029-031

Grantee #1 TIN: [REDACTED]

Grantee #2 TIN:

[Space above this line for recording data]

WARRANTY DEED

This Indenture, Made this 19TH day of NOVEMBER, 1997, A.D., Between
MAX LAMAR SMITH AND VERA W. SMITH, HUSBAND AND WIFE

of the County of ESCAMBIA, State of FLORIDA, Grantor(s), and

BRENDAN INVESTMENTS, INC. A FLORIDA CORPORATION
whose address is

9515-D HOLSBERRY RD. PENSACOLA, FL. 32534
of the County of ESCAMBIA, State of FLORIDA, Grantee(s).

Witnesseth that the GRANTOR, for and in consideration of the sum of -----
-----TEN & NO/100 (\$10.00) ----- DOLLARS,
and other good and valuable consideration to GRANTOR(S) in hand paid by GRANTEE(S), the receipt
whereof is hereby acknowledged, has granted, bargained and sold to the said GRANTEE(S) and
GRANTEE(S)' heirs and assigns forever, the following described land, situate, lying and being in the
County of ESCAMBIA State of FLORIDA to wit:

Subject to restrictions, reservations and easements of record, if any, and taxes subsequent to 1997

SAID PROPERTY IS NOT THE HOMESTEAD OF THE GRANTOR(S) UNDER
THE LAWS AND CONSTITUTION OF THE STATE OF FLORIDA IN THAT
NEITHER GRANTOR(S) OR ANY MEMBERS OF THE HOUSEHOLD OF
GRANTOR(S) RESIDE THEREON.

SEE SCHEDULE "A" ATTACHED HERETO AND BY THIS REFERENCE MADE
A PART HEREOF.

and the GRANTOR(S) do/does fully warrant the title to said land, and will defend the same against lawful
claims of all persons whomsoever.

In Witness Whereof, the GRANTOR(S) has/have hereunto set his/their hand(s) and seal(s) the day and year first above written.

Signed sealed and delivered in our presence:

Cyndie Creighton
Cyndie Creighton

Witness

Jennifer L. Holt
JENNIFER L. HOLT

Witness

By: Max Lamar Smith (Seal)
MAX LAMAR SMITH

By: Verna W. Smith (Seal)
VERNA W. SMITH

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 19TH day of NOVEMBER 1997 A.D., by
personally known to me or who produced THEIR FLORIDA DRIVERS LICENSES

as identification and did/did not take an oath.

This document prepared by:

✓ LAMAR SMITH
9515-D HOLSBERRY RD.
PENSACOLA, FL. 32534

Tracy M. Fechter
Tracy M. Fechter
Printed Name of NOTARY PUBLIC



Tracy M. Fechter
MY COMMISSION # CC638502 EXPIRE:
April 7, 2001
BONDED THRU TROY FARM INSURANCE, INC.

Schedule A

OR BK 4194 PG1147
Escambia County, Florida
INSTRUMENT 97-435368

Commencing at a concrete monument located at the N.E. Corner of Lot 1, of Daniel Boone Subdivision as recorded in Plat Book 4, page 81 of the public records of Escambia County, Florida:
Thence Southerly along the projection of the East line of said Lot 1 for 662.28 feet; Thence Easterly parallel to the North Line of said subdivision for 8.0 feet to the West R/W line of Holsberry Lane (50' R/W); Thence Southerly and parallel to the East line of said Lot 1 for 185.57 feet to the Point of Beginning; Thence continue same course for 145.57 feet to an iron pipe; Thence West with an interior angle to the left of 89 degrees 32'00" for 190.75 feet to an iron pipe; Thence North with an interior angle to the left 90 degrees 28' for 145.57 feet to an iron pipe; Thence East at an interior angle of 89 degrees 32' 190.75 feet to the point of beginning.

RCD Nov 21, 1997 11:53 am
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 97-435368

FANDR05152008044313P

Prepared By/Return To:

United Bank

Milton Branch

PO Box 8

Atmore, AL 36504

**DOCUMENTARY STAMP TAX IN THE AMOUNT
OF \$ 478.45 AND INTANGIBLE TAX IN
THE AMOUNT OF \$ 273.36 ARE BEING
PAID UPON THE RECORDATION HEREOF.**

(Reserved for Recording Office)

MORTGAGE AND SECURITY AGREEMENT

Mortgagor (last name first):

Mortgagee:

BRENDAN INVESTMENTS, INC.

United Bank

A FLORIDA CORPORATION

Milton Branch

9515-D HOLSBERY RD

PO Box 8

Mailing Address

Mailing Address

PENSACOLA

FL

32534

City

State

Zip

Atmore

AL

36504

City

State

Zip

STATE OF Florida

COUNTY OF Escambia

THIS MORTGAGE AND SECURITY AGREEMENT (herein referred to as the "Mortgage") is made and entered into this day by and between Mortgagor and Mortgagee.

KNOWN ALL MEN BY THESE PRESENTS: THAT

WHEREAS, Borrower has requested an extension of credit from Mortgagee; and

WHEREAS, Mortgagee is prepared to extend credit conditioned upon the provision of adequate collateral; and

WHEREAS, Mortgagor is prepared to pledge certain real and/or personal property as security for Mortgagee's extension of credit to Borrower in consideration for that extension of credit; and

WHEREAS, pursuant to the foregoing recitations, Borrower has or may become indebted to Mortgagee in the principal sum of One Hundred Thirty Six Thousand Six Hundred Eighty One and 21/100 Dollars (\$ 136,681.21) evidenced by ONE promissory note or agreement of even date herewith in favor of Mortgagee, said promissory note to mature on May 21, 2009.

WHEREAS, Mortgagor desires to secure prompt payment by Borrower of (a) the indebtedness described above, together with interest and charges, according to the terms of said promissory note or agreement and any extensions, modifications or renewals thereof, (b) any additional and future advances with interest thereon that Mortgagee may make to Borrower as provided in Paragraph 2, (c) any advances with interest that Mortgagee may make to protect the property herein conveyed as provided in Paragraph 3, 4, 5 and 6, and (e) any advance with interest that Mortgagee may make for attorneys' fees and other expenses as provided in Paragraph 17 (all being referred to herein as the "Indebtedness").

NOW THEREFORE, in consideration of the Indebtedness,

BRENDAN INVESTMENTS, INC.

does hereby grant, bargain, sell and convey unto Mortgagee all of Mortgagor's right, title, and interest in and to and the real property described below situated in the County of Escambia, State of Florida:

SEE ATTACHED EXHIBIT A

Witness *[Signature]*
Witness *[Signature]*

Mortgagor:

BY: *[Signature]* 05-21-08
BRENDAN INVESTMENTS, INC. Date
MAX LAMAR SMITH, DIRECTOR

Date

Date

Date

Date

Date

Attest _____

FOR AN INDIVIDUAL ACTING IN HIS OWN RIGHT:

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, by _____, (name of person acknowledging), who is personally known to me or who has produced _____ (type of identification) as identification.

Print Name: _____

Notary Public
Commission Number, if any: _____

FOR AN INDIVIDUAL ACTING IN HIS OWN RIGHT:

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, by _____, (name of person acknowledging), who is personally known to me or who has produced _____ (type of identification) as identification.

Print Name: _____

Notary Public
Commission Number, if any: _____

FANDR05152008095113A

EXHIBIT A

TO MORTGAGE:

COMMENCING AT A CONCRETE MONUMENT LOCATED AT THE N.E. CORNER OF LOT 1, OF DANIEL BOONE SUBDIVISION AS RECORDED IN PLAT BOOK 4, PAGE 81 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA; THENCE SOUTHERLY ALONG THE PROJECTION OF THE EAST LINE OF SAID LOT 1 FOR 662.28 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID SUBDIVISION FOR 8.0 FEET TO THE WEST R/W LINE OF HOLSBERRY LANE (50' R/W); THENCE SOUTHERLY AND PARALLEL TO THE EAST LINE OF SAID LOT 1 FOR 185.57 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SAME COURSE FOR 145.57 FEET TO AN IRON PIPE; THENCE WEST WITH AN INTERIOR ANGLE TO THE LEFT OF 89° 32' 00" FOR 190.75 FEET TO AN IRON PIPE; THENCE NORTH WITH AN INTERIOR ANGLE TO THE LEFT 90° 28' FOR 145.57 FEET TO AN IRON PIPE; THENCE EAST AT AN INTERIOR ANGLE OF 89° 32' 190.75 FEET TO THE POINT OF BEGINNING.

Signed for identification.

BRENDAN INVESTMENTS, INC.

MAX LAMAR SMITH, DIRECTOR

Date

Date

Date

Date

Date

Date

FHANN09282010100954A

Prepared By/Return To:

United Bank

Milton-Commercial

PO Box 8

Atmore, AL 36504

DOCUMENTARY STAMP TAX IN THE AMOUNT
OF \$ 145.95 AND INTANGIBLE TAX IN
THE AMOUNT OF \$ 83.40 ARE BEING
PAID UPON THE RECORDATION HEREOF.

(Reserved for Recording Office)

MODIFICATION TO MORTGAGE AND SECURITY AGREEMENT

Mortgagor(last name first):

BRENDAN INVESTMENTS, INC.

Mortgage and Security Agreement (as recorded):

ESCAMBIA

County of Record

6332

Volume

758-765

Page

9515-D HOLSBERRY RD

Mailing Address

5/27/08

Date of Record

PENSACOLA

FL

32534

City

State

Zip

United Bank Milton-Commercial

Instrument Prepared By

STATE OF Florida

COUNTY OF Santa Rosa

KNOW ALL MEN BY THESE PRESENTS: That

WHEREAS, Mortgagor has heretofore executed the Mortgage and Security Agreement referenced above in favor of United Bank Milton-Commercial ("Mortgagee") to secure indebtedness owed by Mortgagor or another to Mortgagee; and

WHEREAS, Mortgagor desires to amend the Mortgage and Security Agreement upon the terms and conditions set forth herein, it being specifically understood that except as amended hereby, the terms and conditions of the Mortgage and Security Agreement remain unchanged and continue in full force and effect.

NOW, THEREFORE, in consideration of these presents, Mortgagor and Mortgagee agree that the Mortgage and Security Agreement is hereby amended as follows (check applicable box(es)):

☒ Increase in Principal Sum of Secured Indebtedness - Term Loan. The principal sum of indebtedness identified in the Mortgage and Security Agreement is hereby increased to the amount set forth in subpart D below.

A. Principal Sum of Indebtedness, as Recorded:	\$ <u>136,681.21</u>
B. Current Principal Sum of Indebtedness:	\$ <u>132,430.76</u>
C. Increase in Principal Sum of Indebtedness:	\$ <u>41,700.00</u>
D. Principal Sum of Indebtedness, as Amended: (Current Principal Balance plus Amount Advanced)	\$ <u>174,130.76</u>

☐ Increase in Principal Sum of Secured Indebtedness - Line of Credit. The principal sum of indebtedness identified in the Mortgage and Security Agreement is hereby increased to the amount set forth in subpart C below:

A. Maximum Principal Sum of Indebtedness, as Recorded	\$ _____
B. Increase in Maximum Principal Sum of Indebtedness	\$ _____
C. Maximum Principal Sum of Indebtedness, as Amended	\$ _____

☐ Additional Parcel of Real Property as Additional Security. As additional security for the indebtedness secured by the Mortgage and Security Agreement, Mortgagor grants, bargains, sells and conveys unto Mortgagee the following described parcel of real property and subjects the same to the demise of the Mortgage and Security Agreement:

TO HAVE AND TO HOLD the same and every part thereof unto Mortgagee, its successors and assigns forever.

- ☐ Additional Mortgage. The following person or entity is hereby identified and added as a Mortgagor under the Mortgage and Security Agreement, subject to all provisions, conditions, covenants, warranties, indemnities and agreements set forth therein, and hereby grants, bargains, sells and conveys unto Mortgagee each parcel of real property at any time subject to the demise thereof:

☐ Other:

IT IS AGREED that nothing contained herein shall impair the security now held by Mortgagee nor waive, annul, vary or affect any provision, condition, covenant, or agreement contained in the Mortgage and Security Agreement, except as specifically set out herein, nor affect or impair any rights, powers or remedies of Mortgagee under the Mortgage and Security Agreement.

Except as expressly modified herein, the terms of the Mortgage and Security Agreement shall remain unchanged and in full force and effect. Consent by the Mortgagee to this Modification does not waive Mortgagee's right to require strict performance of the Mortgage and Security Agreement as changed herein nor obligate Mortgagee to make any future changes or modifications. Nothing in this Agreement shall constitute a satisfaction of the note or other credit agreement secured by the Mortgage and Security Agreement. It is the intention of Mortgagee to retain as liable all parties to the Mortgage and Security Agreement and all parties, makers, endorser, guarantors and other accommodation parties to the note or other credit agreement secured by the Mortgage and Security Agreement, unless a party is expressly released by Mortgagee in writing. No such maker, endorser, guarantor or other accommodation party shall be released by virtue of the Agreement or this Modification of or other credit agreement secured by the Mortgage and Security Agreement.

IN WITNESS WHEREOF, Mortgagor has hereunto set his, her or their hand(s), or has caused this Amendment to Mortgage and Security Agreement to be executed by its or their duly authorized officer or representative, this 29th day of September, 2010.

Witness NICOLE R. NALL

Witness Teri L. Kitchen

Mortgagor:

BRENDAN INVESTMENTS, INC.
BY: Max Lamar Smith
MAX LAMAR SMITH, DIRECTOR

9/30/10
Date

Date

Date

Date

Date

Date

Attest

Additional Terms on Next Page

FDEN 5192011082039A

Prepared By/Return To:

United Bank

United Bank

PO Box 8

Atmore, AL 36504

DOCUMENTARY STAMP TAX IN THE AMOUNT
OF \$ 9.45 AND INTANGIBLE TAX IN
THE AMOUNT OF \$ 5.34 ARE BEING
PAID UPON THE RECORDATION HEREOF.

(Reserved for Recording Office)

MODIFICATION TO MORTGAGE AND SECURITY AGREEMENT

Mortgagor(last name first):

BRENDAN INVESTMENTS, INC.

A FLORIDA CORPORATION

9515-D HOLSBERY RD

Mailing Address

PENSACOLA

FL

32534

City

State

Zip

Mortgage and Security Agreement (as recorded):

ESCAMBIA

County of Record

2008040085

Volume

/ 2010066733

758-765/1713-1716

Page

05/27/2008

Date of Record

United Bank United Bank

Instrument Prepared By

STATE OF Florida

COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS: That

WHEREAS, Mortgagor has heretofore executed the Mortgage and Security Agreement referenced above in favor of United Bank United Bank ("Mortgagee") to secure indebtedness owed by Mortgagor or another to Mortgagee; and

WHEREAS, Mortgagor desires to amend the Mortgage and Security Agreement upon the terms and conditions set forth herein, it being specifically understood that except as amended hereby, the terms and conditions of the Mortgage and Security Agreement remain unchanged and continue in full force and effect.

NOW, THEREFORE, in consideration of these presents, Mortgagor and Mortgagee agree that the Mortgage and Security Agreement is hereby amended as follows (check applicable box(es)):

☒ Increase in Principal Sum of Secured Indebtedness - Term Loan. The principal sum of indebtedness identified in the Mortgage and Security Agreement is hereby increased to the amount set forth in subpart D below.

A. Principal Sum of Indebtedness, as Recorded:	\$ <u>174,130.76</u>
B. Current Principal Sum of Indebtedness:	\$ <u>174,130.76</u>
C. Increase in Principal Sum of Indebtedness:	\$ <u>2,668.79</u>
D. Principal Sum of Indebtedness, as Amended: (Current Principal Balance plus Amount Advanced)	\$ <u>176,799.55</u>

☐ Increase in Principal Sum of Secured Indebtedness - Line of Credit. The principal sum of indebtedness identified in the Mortgage and Security Agreement is hereby increased to the amount set forth in subpart C below:

A. Maximum Principal Sum of Indebtedness, as Recorded	\$ _____
B. Increase in Maximum Principal Sum of Indebtedness	\$ _____
C. Maximum Principal Sum of Indebtedness, as Amended	\$ _____

☐ Additional Parcel of Real Property as Additional Security. As additional security for the indebtedness secured by the Mortgage and Security Agreement, Mortgagor grants, bargains, sells and conveys unto Mortgagee the following described parcel of real property and subjects the same to the demise of the Mortgage and Security Agreement:

TO HAVE AND TO HOLD the same and every part thereof unto Mortgagee, its successors and assigns forever.

☐ Additional Mortgagor. The following person or entity is hereby identified and added as a Mortgagor under the Mortgage and Security Agreement, subject to all provisions, conditions, covenants, warranties, indemnities and agreements set forth therein, and hereby grants, bargains, sells and conveys unto Mortgagee each parcel of real property at any time subject to the demise thereof:

☒ Other:

MODIFICATION TO MORTGAGE RECORDED ON 10/12/10 BEARING INSTRUMENT 2010086733 BOOK 8645 PAGES 1713-1716 INCORRECTLY LISTS COUNTY AS SANTA ROSA. CORRECT COUNTY IS ESCAMBIA.

IT IS AGREED that nothing contained herein shall impair the security now held by Mortgagee nor waive, annul, vary or affect any provision, condition, covenant, or agreement contained in the Mortgage and Security Agreement, except as specifically set out herein, nor affect or impair any rights, powers or remedies of Mortgagee under the Mortgage and Security Agreement.

Except as expressly modified herein, the terms of the Mortgage and Security Agreement shall remain unchanged and in full force and effect. Consent by the Mortgagee to this Modification does not waive Mortgagee's right to require strict performance of the Mortgage and Security Agreement as changed herein nor obligate Mortgagee to make any future changes or modifications. Nothing in this Agreement shall constitute a satisfaction of the note or other credit agreement secured by the Mortgage and Security Agreement. It is the intention of Mortgagee to retain as liable all parties to the Mortgage and Security Agreement and all parties, makers, endorsers, guarantors and other accommodation parties to the note or other credit agreement secured by the Mortgage and Security Agreement, unless a party is expressly released by Mortgagee in writing. No such maker, endorser, guarantor or other accommodation party shall be released by virtue of the Agreement or this Modification of or other credit agreement secured by the Mortgage and Security Agreement.

IN WITNESS WHEREOF, Mortgagor has hereunto set his, her or their hand(s), or has caused this Amendment to Mortgage and Security Agreement to be executed by its or their duly authorized officer or representative, this _____ day of May 2011.

Witness

Witness

Mortgagor:

BY: MAX LAMAR SMITH, DIRECTOR

Date

Date

Date

Date

Date

Date

Attest

Additional Terms on Next Page



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

Clerk of Courts • County Comptroller • Clerk of the Board of County Commissioners • Recorder •

June 5, 2018

MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II LLC
PO BOX 54900
NEW ORLEANS LA 70154

Dear Certificate Holder:

The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property redeemed prior to sale; therefore your application fees are now refundable.

TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 001145	\$450.00	\$6.75	\$456.75
2016 TD 008206	\$450.00	\$6.75	\$456.75
2016 TD 000397	\$450.00	\$6.75	\$456.75
2016 TD 008007	\$450.00	\$6.75	\$456.75
2016 TD 005834	\$450.00	\$6.75	\$456.75
2016 TD 003063	\$450.00	\$6.75	\$456.75

TOTAL \$2,781.10

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:

Emily Hogg
Tax Deed Division