

# CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

0421-30

513  
R. 07/19

Part 1: Tax Deed Application Information					
Applicant Name Applicant Address	TLOA OF FLORIDA LLC CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077 NEW ORLEANS, LA 70154-4077		Application date	Apr 21, 2020	
Property description	GRAY CYNTHIA 8022 GRIFFITH ST PENSACOLA, FL 32534 8022 GRIFFITH ST FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777	Certificate #	2018 / 995		
		Date certificate issued	06/01/2018		
		Deed application number	2000391		
		Account number	03-0099-000		
Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application					
Column 1 Certificate Number	Column 2 Date of Certificate Sale	Column 3 Face Amount of Certificate	Column 4 Interest	Column 5: Total (Column 3 + Column 4)	
# 2018/995	06/01/2018	625.06	31.25	656.31	
→Part 2: Total*				656.31	
Part 3: Other Certificates Redeemed by Applicant (Other than County)					
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2019/986	06/01/2019	627.39	6.25	31.37	665.01
Part 3: Total*					665.01
Part 4: Tax Collector Certified Amounts (Lines 1-7)					
1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)					1,321.32
2. Delinquent taxes paid by the applicant					0.00
3. Current taxes paid by the applicant					560.54
4. Property information report fee and Deed Application Recording and Release Fees					200.00
5. Tax deed application fee					175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)					0.00
7. Total Paid (Lines 1-6)					2,256.86
I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.					
Sign here:  Signature, Tax Collector or Designee			Escambia County, Florida Date April 29th, 2020		

Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Other outstanding certificates and delinquent taxes not included in this Application, if applicable per Florida statutes	
17. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
18. Redemption fee	6.25
19. Total amount to redeem	
Sign here: _____ Date of sale <u>4-5-21</u> Signature, Clerk of Court or Designee	

### INSTRUCTIONS

#### Tax Collector (complete Parts 1-4)

##### Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

##### Part 3: Other Certificates Redeemed by Applicant (Other than County)

**Total.** Add the amounts in Columns 3, 4 and 5

##### Part 4: Tax Collector Certified Amounts (Lines 1-7)

**Line 1,** enter the total of Part 2 plus the total of Part 3 above.

**Total Paid, Line 7:** Add the amounts of Lines 1-6

**Line 6, Interest accrued by tax collector.** Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on **Line 6**. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

#### Clerk of Court (complete Part 5)

**Line 13: Interest** is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of **Line 7**, minus **Line 6**, plus **Lines 8** through **12**. Enter the amount on **Line 13**.

**Line 14:** Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2000391

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

TLOA OF FLORIDA LLC  
CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077  
NEW ORLEANS, LA 70154-4077,

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
03-0099-000	2018/995	06-01-2018	FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777

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, property information 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  
TLOA OF FLORIDA LLC  
CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO  
BOX 54077  
NEW ORLEANS, LA 70154-4077

04-21-2020  
Application Date

\_\_\_\_\_  
Applicant's signature



# Chris Jones

## Escambia County Property Appraiser

[Real Estate Search](#)
[Tangible Property Search](#)
[Sale List](#)
[Back](#)
[← Navigate Mode](#)
[Account](#)
[Reference](#)
[→](#)
[Printer Friendly Version](#)

### General Information

**Reference:** 221S302401004001  
**Account:** 030099000  
**Owners:** GRAY CYNTHIA  
**Mail:** 8022 GRIFFITH ST  
 PENSACOLA, FL 32534  
**Situs:** 8022 GRIFFITH ST 32534  
**Use Code:** SINGLE FAMILY RESID   
**Taxing Authority:** COUNTY MSTU  
**Tax Inquiry:** [Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Scott Lunsford  
 Escambia County Tax Collector

### Assessments

Year	Land	Imprv	Total	Cap Val
2019	\$4,275	\$65,601	\$69,876	\$55,402
2018	\$4,275	\$61,581	\$65,856	\$54,369
2017	\$4,275	\$56,864	\$61,139	\$53,251

### Disclaimer

### Tax Estimator

> [File for New Homestead Exemption Online](#)

### Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
12/2001	4829	777	\$14,000	QC	<a href="#">View Instr</a>
10/2001	4790	363	\$5,000	QC	<a href="#">View Instr</a>
08/1999	4631	1569	\$20,000	QC	<a href="#">View Instr</a>
02/1990	2822	886	\$100	QC	<a href="#">View Instr</a>

Official Records Inquiry courtesy of Pam Childers  
 Escambia County Clerk of the Circuit Court and Comptroller

### 2019 Certified Roll Exemptions

HOMESTEAD EXEMPTION

### Legal Description

FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777

### Extra Features

UTILITY BLDG

### Parcel Information

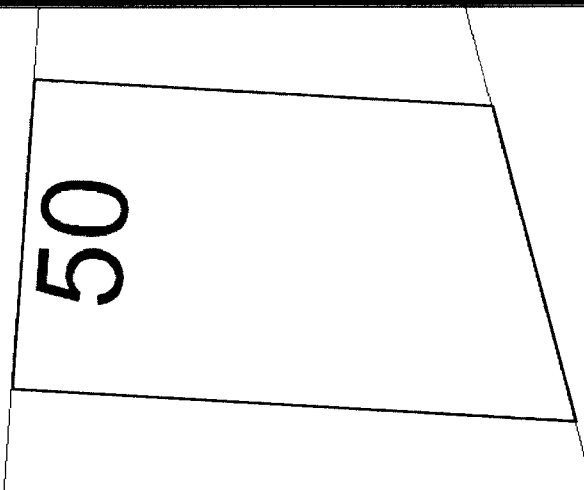
[Launch Interactive Map](#)

**Section Map Id:**  
 22-1S-30-1

**Approx. Acreage:**  
 0.0945

**Zoned:**   
 HDMU

**Evacuation & Flood Information**  
[Open Report](#)



[View Florida Department of Environmental Protection\(DEP\) Data](#)

### Buildings

Address: 8022 GRIFFITH ST, Year Built: 2010, Effective Year: 2010

#### Structural Elements

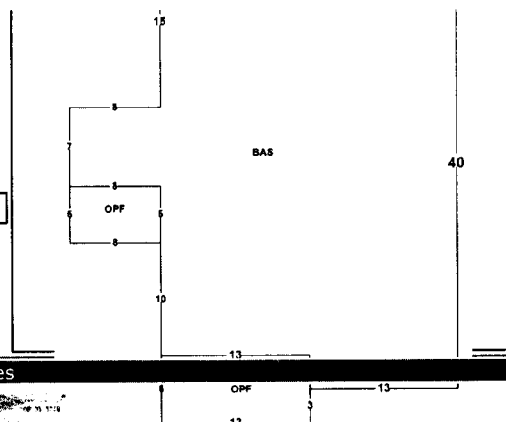
DECOR/MILLWORK-AVERAGE  
 DWELLING UNITS-1  
 EXTERIOR WALL-SIDING-LAP.AAVG  
 FLOOR COVER-VINYL/CORK  
 FOUNDATION-SLAB ON GRADE

HEAT/AIR-CENTRAL H/AC  
INTERIOR WALL-DRYWALL-PLASTER  
NO. PLUMBING FIXTURES-3  
NO. STORIES-1  
ROOF COVER-DIMEN/ARCH SHNG  
ROOF FRAMING-HIP  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

Areas - 1175 Total SF

BASE AREA - 1057

OPEN PORCH FIN - 118



8/8/18

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:05/01/2020 (tc.3228)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TLOA OF FLORIDA LLC CAPITAL ONE BANK** holder of **Tax Certificate No. 00995**, issued the **1st day of June, A.D., 2018** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

**FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777**

**SECTION 22, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 030099000 (0421-30)**

The assessment of the said property under the said certificate issued was in the name of

**CYNTHIA GRAY**

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Monday in the month of April, which is the **5th day of April 2021**.

Dated this 6th day of May 2020.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

## RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8291, Page 265, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00995, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 030099000 (0421-30)

DESCRIPTION OF PROPERTY:

**FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777**

**SECTION 22, TOWNSHIP 1 S, RANGE 30 W**

NAME IN WHICH ASSESSED: CYNTHIA GRAY

Dated this 6th day of May 2020.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

**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

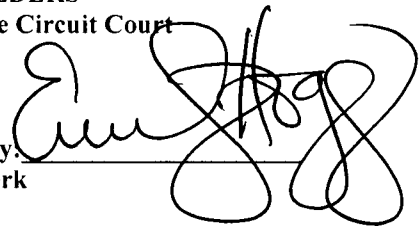
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
Tax Certificate Redeemed From Sale  
Account: 030099000 Certificate Number: 000995 of 2018**

**Payor: CYNTHIA GRAY 8022 GRIFFITH ST PENSACOLA, FL 32534      Date 05/06/2020**

Clerk's Check #	6609302292	Clerk's Total	\$651.06
Tax Collector Check #	1	Tax Collector's Total	\$2,669.34
		Postage	\$60.00
		Researcher Copies	\$40.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$3,337.40</del>

**\$ 2450.97**

**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



**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

**Case # 2018 TD 000995**

**Redeemed Date 05/06/2020**

**Name CYNTHIA GRAY 8022 GRIFFITH ST PENSACOLA, FL 32534**

Clerk's Total = TAXDEED	\$551.06	2450.97
Due Tax Collector = TAXDEED	<del>\$2,669.34</del>	
Postage = TD2	<del>\$60.00</del>	
ResearcherCopies = TD6	<del>\$40.00</del>	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• 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: 030099000 Certificate Number: 000995 of 2018**

Redemption  Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="04/05/2021"/>	Redemption Date <input type="text" value="05/01/2020"/>
Months	12	1
Tax Collector	<input type="text" value="\$2,256.86"/>	<input type="text" value="\$2,256.86"/>
Tax Collector Interest	\$406.23	\$33.85
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$2,669.34	<input type="text" value="\$2,296.96"/> TC
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
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	\$84.06	\$7.01
Total Clerk	\$551.06	<input type="text" value="\$474.01"/> CH
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
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	\$3,337.40	\$2,787.97
	Repayment Overpayment Refund Amount	\$549.43
Book/Page	<input type="text"/>	<input type="text"/>



# CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

DR-513  
Rule 12D-16.002 F.A.C  
Effective 07/19  
Page 1 of 2

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	TLOA OF FLORIDA LLC CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077 NEW ORLEANS, LA 70154-4077	Application date	Apr 21, 2020
Property description	GRAY CYNTHIA 8022 GRIFFITH ST PENSACOLA, FL 32534 8022 GRIFFITH ST 03-0099-000 FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777	Certificate #	2018 / 995
		Date certificate issued	06/01/2018

## Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Column 1 Certificate Number	Column 2 Date of Certificate Sale	Column 3 Face Amount of Certificate	Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2018/995	06/01/2018	625.06	31.25	656.31
→ Part 2: Total*				656.31

## Part 3: Other Certificates Redeemed by Applicant (Other than County)

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2019/986	06/01/2019	627.39	6.25	31.37	665.01
Part 3: Total*					665.01

## Part 4: Tax Collector Certified Amounts (Lines 1-7)

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	1,321.32
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	560.54
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	2,256.86

I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.

Sign here:   
Signature, Tax Collector or Designee

Escambia, Florida  
Date July 31st, 2020

Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	27,701.00
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>04/05/2021</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS

16.25

**Tax Collector (complete Parts 1-4)**

**Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application**

Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

**Part 3: Other Certificates Redeemed by Applicant (Other than County)**

**Total.** Add the amounts in Columns 3, 4 and 5

**Part 4: Tax Collector Certified Amounts (Lines 1-7)**

**Line 1,** enter the total of Part 2 plus the total of Part 3 above.

**Total Paid, Line 7:** Add the amounts of Lines 1-6

**Line 6, Interest accrued by tax collector.** Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on Line 6. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

**Clerk of Court (complete Part 5)**

**Line 13: Interest** is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of Line 7, minus Line 6, plus Lines 8 through 12. Enter the amount on Line 13.

**Line 14:** Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.



**PROPERTY INFORMATION REPORT**  
3050 Concho Drive, Pensacola, Florida 32507 | Phone: 850-466-3077

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 03-0099-000 CERTIFICATE #: 2018-995

THIS REPORT IS NOT TITLE INSURANCE. THE LIABILITY FOR ERRORS OR OMISSIONS IN THIS REPORT IS LIMITED TO THE PERSON(S) EXPRESSLY IDENTIFIED BY NAME IN THE PROPERTY INFORMATION REPORT AS THE RECIPIENT(S) OF THE PROPERTY INFORMATION REPORT.

The attached Report prepared in accordance with the instructions given by the user named above includes a listing of the owner(s) of record of the land described herein together with current and delinquent ad valorem tax information and a listing and copies of all open or unsatisfied leases, mortgages, judgments, and encumbrances recorded in the Official Record Books of Escambia County, Florida that appear to encumber the title to said land as listed on page 2 herein. It is the responsibility of the party named above to verify receipt of each document listed. If a copy of any document listed is not received, the office issuing this Report must be contacted immediately.

**This Report is subject to:** Current year taxes; taxes and assessments due now or in subsequent years; oil, gas, and mineral or any subsurface rights of any kind or nature; easements, restrictions, and covenants of record; encroachments, overlaps, boundary line disputes, and any other matters that would be disclosed by an accurate survey and inspection of the premises.

This Report does not insure or guarantee the validity or sufficiency of any document attached, nor is it to be considered a title insurance policy, an opinion of title, a guarantee of title, or as any other form of guarantee or warranty of title.

Use of the term "Report" herein refers to the Property Information Report and the documents attached hereto.

Period Searched: January 25, 2001 to and including January 25, 2021 Abstractor: Cody Campbell

BY

Michael A. Campbell,  
As President  
Dated: January 25, 2021

**PROPERTY INFORMATION REPORT**  
**CONTINUATION PAGE**

January 25, 2021

Tax Account #: 03-0099-000

1. The Grantee(s) of the last deed(s) of record is/are: **CYNTHIA GRAY**

**By Virtue of Quit Claim Deed recorded 12/31/2001 – OR 4829/777**

2. The land covered by this Report is:

**See attached Exhibit “A”**

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

- a. **Lien Agreement in favor of the Escambia/Pensacola State Housing Initiatives Partnership (SHIP) Program Trust Fund, recorded 7/31/2002– OR 4946/756**
- b. **Mortgage in favor of Escambia County, recorded 8/26/2010– OR 6628/1623, together with Modification of Mortgage recorded 11/12/2010 – OR 6657/1214**
- c. **Judgment in favor of CACH, LLC, recorded 12/7/2016– OR 7633/1147, together with Certified Copy recorded 03/29/2017 – OR 7678/543**

4. Taxes:

**Taxes for the year(s) 2017-2019 are delinquent.**

**Tax Account #:03-0099-000**

**Assessed Value: \$56,676**

**Exemptions: HOMESTEAD EXEMPTION**

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **NONE**

Payment of any special liens/assessments imposed by City, County, and/or State.

Note: Escambia County and/or local municipalities may impose special liens/assessments. These liens/assessments are not discovered in a title search or shown above. These special assessments typically create a lien on real property. The entity that governs subject property must be contacted to verify payment status.

**PERDIDO TITLE & ABSTRACT, INC.**  
**PROPERTY INFORMATION REPORT**  
3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077

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

**CERTIFICATION: TITLE SEARCH FOR TDA**

**TAX DEED SALE DATE:** APR 5, 2021

**TAX ACCOUNT #:** 03-0099-000

**CERTIFICATE #:** 2018-995

In compliance with Section 197.522, 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 2020 tax year.

**ESCAMBIA/ PENSACOLA STATE HOUSING  
INITIATIVES PARTNERSHIP PROGRAM  
TRUST FUND  
P.O. BOX 9759  
PENSACOLA, FL 32513-9759**


**ESCAMBIA COUNTY  
221 PALAFOX PLACE  
PENSACOLA, FL 32502**

**CACH, LLC  
6300 S. SYRACUSE WAY  
CENTENNIAL, CO 80111**

**CYNTHIA GRAY  
8022 GRIFFITH AVE  
PENSACOLA, FL 32534**

**Certified and delivered to Escambia County Tax Collector, this 25 January 2021.**

**PERDIDO TITLE & ABSTRACT, INC.**

  
BY: Michael A. Campbell, As It's President

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

**PROPERTY INFORMATION REPORT**

**January 25, 2021**

**Tax Account #:03-0099-000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777**

**SECTION 22, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER: 03-0099-000 (0421-30)**



OR BK 4829 PG0777  
Escambia County, Florida  
INSTRUMENT 2001-917068

DEED DOC STAMPS PD @ ESC CO \$ 98.00  
12/31/01 ERNIE LEE MAGAHA, CLERK  
By: *[Signature]*

RCD Dec 31, 2001 04:53 pm  
Escambia County, Florida

ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
INSTRUMENT 2001-917068

### QUIT CLAIM DEED

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

8522 Gifford Ave  
Panama City 32534  
Grantees Address

KNOW ALL MEN BY THESE PRESENTS: That We, **BUREAY GANT and OCIE GANT, husband and wife**, for and in consideration of one dollar (\$1.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged do remise, release, and quit claim unto **CYNTHIA GRAY, a single woman**, and assigns, forever, the following described property, situated in the County of Escambia, State of Florida to-wit:

Lot 4, Block 1, Olive Manor, being a subdivision of the South 990 feet of Lot 2, Section 22, Township 1 South, Range 30 West, Escambia County, Florida, as recorded in Plat Book 1 at Page 7 of the Public Records of Escambia County, Florida.

IN WITNESS WHEREOF, We have hereunto set our hands and seals this 31 day of December, A.D. 2001.

*[Signature]*  
WITNESS Patricia Gant  
*[Signature]*  
WITNESS FREDERICK J. GANT

*[Signature]* (SEAL)  
BUREAY GANT  
*[Signature]* (SEAL)  
OCIE GANT

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 31 day of December, 2001, by **BUREAY GANT and OCIE GANT**, who are personally known to me or who produced \_\_\_\_\_ as identification and who did not take an oath.

*[Signature]*  
Notary Public  
My Comm. Expires:

THIS INSTRUMENT PREPARED BY:

THIS DEED WAS PREPARED WITHOUT THE BENEFIT



**FREDERICK J. GANT**  
ALLBRITTON & GANT, P.A.  
Attorneys at Law  
322 W. Cervantes Street  
Pensacola, Florida 32501  
(850) 433-3230

ESCAMBIA /PENSACOLA STATE HOUSING  
INITIATIVES PARTNERSHIP (SHIP) PROGRAM  
ESCAMBIA COUNTY, FLORIDA

DR BK 4946 PG0756  
Escambia County, Florida  
INSTRUMENT 2002-990531

RCD Jul 31, 2002 08:17 am  
Escambia County, Florida

Administered By:  
Neighborhood Enterprise Foundation, Inc.  
P.O. Box 9759  
Pensacola, Florida 32513-9759  
Phone: (850) 458-0466  
FAX: (850) 458-0464

ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
INSTRUMENT 2002-990531

LIEN AGREEMENT

Applicant Name(s)	Address of Property	Date of Sale or Vacate
<u>Cynthia M. Gray</u>	<u>8022 Griffith Avenue</u> <u>Pensacola, FL 32534</u>	_____
Total Amount of Lien		Lot <u>4</u>
<u>\$7,465.00</u>	(xx) Deferred Payment Grant	Block <u>1</u>
Total Amount Due to Date		Book <u>4829</u> Page <u>777</u>
_____		Tract <u>32.02</u>

I, the undersigned, owner occupant of said property do hereby agree that I will continue to occupy and maintain the rehabilitated housing unit for at least a five (5) year period from the date of execution of this lien agreement. I will not sell, transfer ownership, or rent the property to any other person or persons during this five (5) year period. The lien will depreciate at the rate of twenty percent (20%) per year for a period of five (5) years. I understand that this lien will not be subordinated under any circumstances.

If the property is sold, ownership is transferred to another party or parties, or the property is converted to rental occupancy during the five (5) year period, I do hereby agree that I or my heir(s) will repay to the Escambia/Pensacola State Housing Initiatives Partnership (SHIP) Program Trust Fund, the undepreciated portion of the total lien amount cited above. If the property is sold, the undepreciated portion shall be paid lump-sum from the proceeds of the sale. If the property is rented or transferred to another party, the undepreciated portion shall be considered a loan and a repayment plan will be established. The undepreciated portion to be repaid shall be calculated on a daily rate, based upon the number of days remaining in the five (5) year period, from the date of sale, rental or transfer of said property.

6/27/02  
Date

Signature: Cynthia M. Gray

Type/Print Name: Cynthia M. Gray

\_\_\_\_\_  
Date

Signature: \_\_\_\_\_

Type/Print Name: \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 27<sup>th</sup> day of June, 2002, by Cynthia M. Gray, who is personally known to me or who produced FL Drivers License as Identification and who (did) did not take an oath.

**BRUCE C. THOMPSON**  
Notary Public-State of Florida  
My Commission Expires May 8, 2004  
COMM # CC 934803

B C Thompson  
Notary Public - State of Florida

This Instrument Prepared by The West Florida Regional Planning Council, P.O. Box 9759, Pensacola, FL 32513-9759, Phone: (850) 595-8910, as Agent for Escambia County, Florida.

MORTGAGE DEED  
SHORT FORM

RAMCO FORM 69A

# This Indenture

Made this 12th day of August, A. D. 2010,

Between Cynthia M. Gray, a single woman

hereinafter called the Mortgagor, and Escambia County, whose mailing address is  
221 Palafox Place, Pensacola, Florida 32502  
hereinafter called the Mortgagee,

**Witnesseth**, That the said Mortgagor, for and in consideration of the sum of One Dollar to  
her in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged,  
she granted, bargained and sold to the said Mortgagee, its heirs and  
assigns, forever, the following described land, situate, lying and being in the County of  
Escambia, State of Florida, to-wit:

Lot 4, Block 1, Olive Manor, being a subdivision of the South 990 feet of Lot 2, Section  
22, Township 1 South, Range 30 West, Escambia County, Florida, as recorded in Plat  
Book 1 at Page 7 of the Public Records of Escambia County, Florida.

(Property Address: 8022 Griffith Avenue, Pensacola, Florida 32534)

**\*\*THIS MORTGAGE WILL EXPIRE AND AUTOMATICALLY CANCEL ON AUGUST 11, 2030.\*\***

and the said Mortgagor does hereby fully warrant the title to said land, and will defend the  
same against the lawful claims of all persons whomsoever.


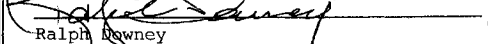
**Provided Always**, That if said Mortgagor, her heirs, legal representatives or  
assigns, shall pay unto the said Mortgagee, its legal representatives or assigns, a  
certain promissory note dated the 12th day of August, A. D. 2010, for  
the sum of Sixty-five Thousand Seven Hundred Twenty & 00/100 ~~(\$65,720.00)~~ Dollars.

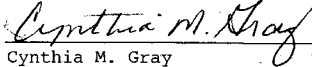
payable if property is sold or any interest in property is transferred with interest at Zero (0%)  
**\*\*THIS MORTGAGE WILL NOT BE SUBORDINATED UNDER ANY CIRCUMSTANCES\*\***  
per cent. from August 12, 2010 signed by Cynthia M. Gray

and shall pay all sums payable hereunder, and per-  
form, comply with and abide by each and every the stipulations, agreements, conditions and cove-  
nants of said promissory note and of this mortgage, and shall duly pay all taxes, and also insurance  
premiums reasonably required, and all costs and expenses including a reasonable attorney's fee,  
which said Mortgagee may incur in collecting money secured by this mortgage, and also in  
enforcing this mortgage by suit or otherwise, then this mortgage and the estate hereby created  
shall cease and be null and void. **In Witness Whereof**, the said Mortgagor hereunto set

her hand and seal the day and year first above written.

Signed, sealed and delivered in presence of us:

  
Edward Bryan  
  
Ralph Downey

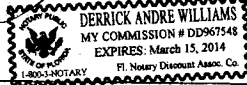
  
Cynthia M. Gray

This Instrument prepared by: Neighborhood Enterprise Foundation, Inc. for Escambia County  
Address Post Office Box 18178, Pensacola, Florida 32523-8178

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 12th day of August, 2010, by Cynthia M. Gray, who is personally known to me or who has produced Florida Driver License as identification and who ~~did~~ (did not) take an oath.

*Derrick Andre Williams*  
Signature



Notary Public

(CA)

Date

From

**Mortgage Deed**  
SHORT FORM

RAMCO FORM 65A

## MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE IS DATED October 28, 2010, BETWEEN  
Cynthia M. Gray, a single woman  
(referred to below as "Mortgagor"), whose address is 8022 Griffith Avenue, Pensacola, Florida 32534;  
and ESCAMBIA COUNTY (referred to below as "Mortgagee"), whose address is 221 PALAFOX PLACE,  
PENSACOLA, FL 32502.

**MORTGAGE.** Mortgagor and Mortgagee have entered into a mortgage dated August 12, 2010  
(the "Mortgage") recorded in Escambia County, State of Florida as follows:

The Mortgage was recorded on August 26, 2010 in Original Book 6628, page 1623,  
Escambia County, Florida.

**REAL PROPERTY DESCRIPTION.** The Mortgage covers the following described real property (the  
"Real Property") located in Escambia County, State of Florida:

**Lot 4, Block 1, Olive Manor, being a subdivision of the South 990 feet of Lot 2, Section 22,  
Township 1 South, Range 30 West, Escambia County, Florida, as recorded in Plat Book 1 at  
Page 7 of the Public Records of Escambia County, Florida.**

The Real Property or its address is commonly known as 8022 Griffith Avenue, Pensacola, Florida 32534.

**MODIFICATION.** Mortgagor and Mortgagee hereby modify the Mortgage as follows:

The Mortgage referred to above is hereby modified and amended to provide that the total  
amount secured by the lien of said Mortgage is increased from \$ 65,720.00 to \$ 66,980.00.

**CONTINUING VALIDITY.** Except as expressly modified above, the terms of the original Mortgage shall  
remain unchanged and in full force and effect. Consent by Mortgagee to this Modification does not waive  
Mortgagee's right to require strict performance of the Mortgage as changed above nor obligate Mortgagee to  
make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory  
note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of the Mortgagee to  
retain as liable all parties to the Mortgage and all parties, makers and endorers to the Note, including  
accommodation parties, unless a party is expressly released by Mortgagee in writing. Any maker or  
endorser, including accommodation makers, shall not be released by virtue of this Modification.

EACH MORTGAGOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS  
MODIFICATION OF MORTGAGE, AND EACH MORTGAGOR AGREES TO ITS TERMS.

WITNESS:

MORTGAGOR:

Allison Wheelis  
Allison Wheelis

x Cynthia M. Gray  
Cynthia M. Gray

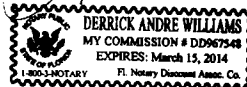
Meredith Reeves Gunnari  
Meredith Reeves Gunnari

X \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 28<sup>th</sup> day of October, 20 10,  
by Cynthia M. Gray, who is personally known to me or who has produced  
Florida Driver License as identification and who did (did not) take an oath.

Derrick Andre Williams  
Signature



Notary Public

Prepared by: Neighborhood Enterprise Foundation, Inc.  
for Escambia County  
Post Office Box 18178  
Pensacola, Florida 32523-8178

Recorded in Public Records 12/7/2016 9:31 AM OR Book 7633 Page 1147,  
Instrument #2016093690, Pam Childers Clerk of the Circuit Court Escambia  
County, FL

Filing # 49639425 E-Filed 12/05/2016 04:33:04 PM

IN THE COUNTY COURT IN AND FOR  
ESCAMBIA COUNTY, FLORIDA

CASE NO.: 2016 SC 003016

CACH, LLC,

Plaintiff,

vs.

CYNTHIA GRAY,

Defendant(s).

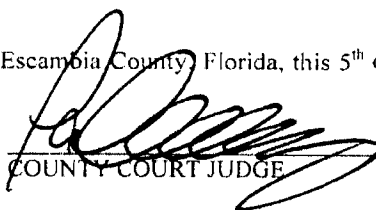
**FINAL JUDGMENT**

Pursuant to Defendant's failure to comply with the Settlement Stipulation and based upon Affidavit of Default submitted by Plaintiff, it is thereupon,

ORDERED AND ADJUDGED that the Plaintiff, CACH, LLC, located at 6300 S. Syracuse Way, Centennial, Colorado 80111, does hereby have, receive and recover damages against the Defendant, CYNTHIA GRAY, in the principal sum of \$1,516.37, which shall bear interest at the rate of 4.91% and thereafter shall bear interest at the rate set by the Chief Financial Officer of the State of Florida, and as governed by Florida Statute Sec. 55.03, until paid and that you have this before said Court when satisfied.

IT IS FURTHER ORDERED AND ADJUDGED, that the Defendant shall complete under oath the Form 1.977 (Fact Information Sheet), including all required attachments, and serve same upon Plaintiff(s) Counsel, within forty-five (45) days, unless this judgment is satisfied. Jurisdiction is retained to enter any and all further orders that are just and proper to compel Defendant(s) compliance.

DONE AND ORDERED in Chambers, at Escambia County, Florida, this 5<sup>th</sup> day of December, 2016.

  
COUNTY COURT JUDGE

Copies furnished to:

CACH, LLC  
c/o Bryan Manno, Esq.  
FEDERATED LAW GROUP, PLLC  
887 Donald Ross Road Juno Beach, Florida 33408  
120024412997

Cynthia Gray  
8022 Griffith Ave  
Pensacola, FL 32534

