

## Notice to Tax Collector of Application for Tax Deed

### TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**TC 10U, LLC PENDER NEWKIRK CUST TC10U, LLC**  
**PO BOX 172299**  
**TAMPA, Florida, 33672**

holder of the following tax sale certificate hereby surrender same to the Tax Collector and make tax deed application thereon:

<b>Certificate No.</b>	<b>Parcel ID Number</b>	<b>Date</b>	<b>Legal Description</b>
7130	10-0920-000	06/01/2010	35-2S3-110 W 100 FT OF LT 7 BLK 122 BEACH HAVEN PLAT DB 46 P 51 OR 5494 P 755

### 2012 TAX ROLL

MATUSZ BRIAN  
4148 E MADURA FIVE  
GULF BREEZE , Florida 32563

I agree to pay all delinquent taxes, redeem all outstanding certificates not in my possession, pay any omitted taxes, and pay current taxes, if due, covering the land, and pay any interest earned (a) on tax certificates not in my possession, (b) on omitted taxes or (c) on delinquent taxes. I also agree to pay all Tax Collector's fees, ownership and encumbrance reports costs, Clerk of the Court costs, charges and fees and Sheriff's costs, if applicable. Attached is the above-mentioned tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

mmattp777 (Matt Pallardy)

Applicant's Signature

11/30/2012

Date

## TAX COLLECTOR'S CERTIFICATION

Application  
Date / Number  
Nov 30, 2012 / 121035

This is to certify that the holder listed below of Tax Sale Certificate Number **2010 / 7130** , issued the **1st day of June, 2010**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number: 10-0920-000**

**Certificate Holder:**

TC 10U, LLC PENDER NEWKIRK CUST TC10U, LLC  
PO BOX 172299  
TAMPA, FLORIDA 33672

**Property Owner:**

MATUSZ BRIAN  
4148 E MADURA FIVE  
GULF BREEZE , FLORIDA 32563

**Legal Description:** 35-2S3-110

W 100 FT OF LT 7 BLK 122 BEACH HAVEN PLAT DB 46 P 51 OR 5494 P 755

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:

**CERTIFICATES OWNED BY APPLICANT AND FILED IN CONNECTION WITH THIS TAX DEED APPLICATION:**

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
2010	7130	06/01/10	\$230.94	\$0.00	\$102.48	\$333.42

**CERTIFICATES REDEEMED BY APPLICANT OR INCLUDED (COUNTY) IN CONNECTION WITH THIS APPLICATION:**

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
2012	6569.0000	06/01/12	\$238.04	\$6.25	\$11.90	\$256.19
2011	6944.0000	06/01/11	\$235.93	\$6.25	\$63.70	\$305.88
2009	6757	06/01/09	\$295.48	\$6.25	\$132.97	\$434.70

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County) \$1,330.19
2. Total of Delinquent Taxes Paid by Tax Deed Application \$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant (2012) \$195.78
4. Ownership and Encumbrance Report Fee \$150.00
5. Tax Deed Application Fee \$75.00
6. Total Certified by Tax Collector to Clerk of Court \$1,750.97
7. Clerk of Court Statutory Fee
8. Clerk of Court Certified Mail Charge
9. Clerk of Court Advertising Charge
10. Sheriff's Fee
11.
12. Total of Lines 6 thru 11 \$1,750.97
13. Interest Computed by Clerk of Court Per Florida Statutes.....( %)
14. One-Half of the assessed value of homestead property. If applicable pursuant to section 197.502, F.S.
15. Statutory (Opening) Bid; Total of Lines 12 thru 14
16. Redemption Fee \$6.25
17. Total Amount to Redeem

\*Done this 30th day of November, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Shirley Rich, CFCA  
Senior Deputy Tax Collector

Date of Sale: August 5, 2013

\* This certification must be surrendered to the Clerk of the Circuit Court no later than ten days after this date.



ARCHIVES AND RECORDS  
CHILD SUPPORT  
CIRCUIT CIVIL  
CIRCUIT CRIMINAL  
COUNTY CIVIL  
COUNTY CRIMINAL  
DOMESTIC RELATIONS  
FAMILY LAW  
JURY ASSEMBLY  
JUVENILE  
MENTAL HEALTH  
MIS  
OPERATIONAL SERVICES  
PROBATE  
TRAFFIC

CLERK TO THE BOARD OF  
COUNTY COMMISSIONERS

OFFICIAL RECORDS  
COUNTY TREASURY  
AUDITOR

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

## **IMAGING COVER PAGE**

This cover page is not a part of the original documents but is  
necessary to avoid obscuring any information on  
the original documents

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Case: 2010 TD 007130  
  
00098005843  
Dkt: TD83 Pg#:

3

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**Original Documents Follow**

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY  
190 GOVERNMENTAL CENTER  
PENSACOLA, FLORIDA

STATE OF FLORIDA

VS

CASE NO: 2010 CO 026161 A

CODE ENFORCMENT CITATION

/ DOB:

CNO: CE100704066

ERNE LEE MAGAH  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL  
COUNTY CRIMINAL DIVISION  
FILED & RECORDED

AND DEC 15 P 24

BRIAN MATUSZ  
4148 EAST MADURA FIVE  
GULF BREEZE FL 32563-

JUDGMENT AGAINST DEFENDANT FOR CODE ENFORCEMENT CIVIL PENALTY

It is hereby ordered and adjudged that the above-named defendant shall pay to ESCAMBIA COUNTY, a political subdivision of the State of Florida, the sum of \$300.00, to the Clerk of the Court, which the Court has determined to be the defendant's liability for civil infraction under Escambia County Resolution R98-171;

It is further ordered and adjudged that, in accordance with Section 162.21, Florida Statutes, a lien is hereby created against all of the property, both real and personal, of the defendant and his/her estate, in the amount aforesaid, in favor of the aforesaid county and shall bear interest at the rate set out in s.55.03 Florida Statutes, for which let execution issue.

DONE AND ORDERED this 14<sup>th</sup> day of December, 2010

*Judge Joyce H Williams*  
JUDGE JOYCE H WILLIAMS

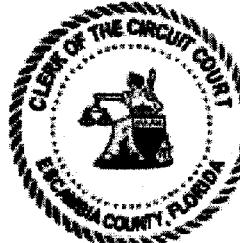
ONE OF THE FOLLOWING MUST BE EXECUTED

I hereby acknowledge receipt of a copy of this judgment.

Defendant's Signature

I do hereby certify that copy of hereof had been furnished to defendant by delivery mail this 15 day of  
*December, 2010.*

ERNE LEE MAGAH  
CLERK OF THE CIRCUIT COURT  
By: *Dandy Johnson*  
Deputy Clerk



BK: 6966 PG: 243 Last Page

**You have the right** to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at Escambia Central Office Complex, 3363 W. Park Place, Pensacola, Florida 32504 and the Escambia County Circuit Court at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than 30 days from the date of this Order. Failure to timely file a Written Notice of Appeal will waive your rights to appeal.

Jurisdiction is retained to enter such further orders as may be appropriate and necessary.

**DONE AND ORDERED** at Escambia County, Florida on the 22<sup>nd</sup> day of JANUARY, 2013.

  
Jeffrey T. Sauer  
Special Magistrate  
Office of Environmental Enforcement

If you fail to fully correct the violation within the time required, you

will be assessed a fine of \$ 50.00 per day, commencing February 22, 2013.

This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. **YOU ARE REQUIRED**, immediately upon your full correction of this violation(s), to contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance. If the violation is not abated within the specified time period, then the County may elect to take whatever measures are necessary to abate the violation for you. These measures could include, but are not limited to, **DEMOLISHING YOUR STRUCTURE(S), LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE(S)**. The reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of \$ 100.00 are awarded in favor of Escambia County as the prevailing party against BRIAN T. MATUSZ.

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1) F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All Monies owing hereunder shall constitute a lien on **ALL YOUR REAL AND PERSONAL PROPERTY** including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

- Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. Maintain clean conditions to avoid a repeat violation.
- Remove vehicle. Repair vehicle or store in rear yard behind 6' opaque fencing
- Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.
- Remove all structures, signs, vehicles, etc. from County ROW; refrain from further obstruction.
- Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods
- Immediately cease burning and refrain from future burning
- Remove all refuse and dispose of legally and refrain from future littering
- Rezone property and conform to all performance standards or complete removal of the commercial or industrial entity
- Obtain necessary permits or cease operations
- Acquire proper permits or remove sign(s)
- Other \_\_\_\_\_

30-203 Unsafe Building; Described as  Main Structure  Accessory Building(s)  
 (a)  (b)  (c)  (d)  (e)  (f)  (g)  (h)  (i)  (j)  (k)  (l)  (m)  (n)  (o)  
 (p)  (q)  (r)  (s)  (t)  (u)  (v)  (w)  (x)  (y)  (z)  (aa)  (bb)  (cc)  (dd)

94-51 Obstruction of County Right-of-Way (ROW)

82-171 Mandatory Residential Waste Collection

82-15 Illegal Burning

82-5 Littering Prohibited

LDC Article 6 Commercial in residential and non permitted use

LDC 4.01.02 and LDC 4.01.04 Land Disturbance without permits

LDC 8.03.02 and COO 86-91 Prohibited Signs, Un-permitted Sign ROW

Other \_\_\_\_\_

Other \_\_\_\_\_

Other \_\_\_\_\_

Other \_\_\_\_\_

Other \_\_\_\_\_

Other \_\_\_\_\_

Repeat violation(s) \_\_\_\_\_

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THEREFORE, The Special Magistrate being otherwise fully advised in  
the premises; it is hereby ORDERED that: BRIAN T. MATUSZ  
shall have until February 21, 2013 to correct the violation and to bring the violation  
into compliance. Corrective action shall include:

Recorded in Public Records 01/25/2013 at 03:44 PM OR Book 6966 Page 258,  
Instrument #2013005826, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$44.00

Recorded in Public Records 01/25/2013 at 03:38 PM OR Book 6966 Page 239,  
Instrument #2013005821, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$44.00

**THE OFFICE OF ENVIRONMENTAL ENFORCEMENT  
SPECIAL MAGISTRATE  
IN AND FOR THE  
COUNTY OF ESCAMBIA, STATE OF FLORIDA**

**ESCAMBIA COUNTY, FLORIDA**

**VS.**

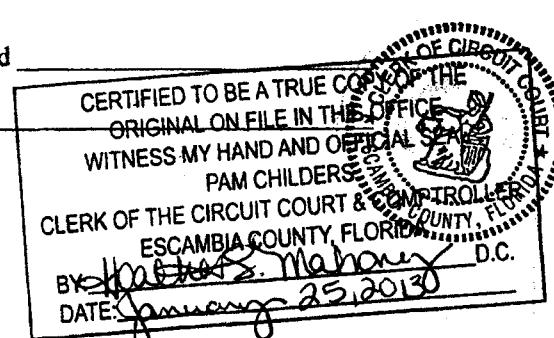
**CASE NO: CE#12-09-03813  
LOCATION: 103 Jardine Road A  
PR# 502S30-9000-021-001**

**Brian T. Matusz  
4148 East Madura Avenue  
Gulf Breeze, Florida 32563**

**ORDER**

This CAUSE having come before the Office of Environmental Enforcement Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged violation of the ordinances of the County of Escambia, State of Florida and the Special Magistrate having considered the evidence before him/her in the form of testimony by the Enforcement Officer and the respondent or representative, NONE APPEARED AFTER DUE NOTICE, as well as evidence submitted and after consideration of the appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate finds that a violation of the following Code of Ordinance(s) has occurred and continues

- 42-196 (a) Nuisance Conditions
- 42-196 (b) Trash and Debris
- 42-196 (c) Inoperable Vehicle(s); Described
- 42-196 (d) Overgrowth



WAY 300.50 FEET; THENCE NORTH 00°35'00" WEST FOR 417 FEET; THENCE SOUTH 89 40'00" EAST 300.50 FEET TO STARTING POINT; EXCEPTING THEREFROM THE EASTERN 208.50 FEET THEREOF HERETOFORE CONVEYED TO J.R. AND FRANCIS E. CARROLL, RECORDED IN BOOK 131, AT PAGE 417, OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA. ALL LYING AND BEING IN SECTION 34, TOWNSHIP 2 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA.

AND ALSO:

ADDRESS: 810 GORDON AVE  
PENSACOLA, FL 32507

✓ #10-0920-00/ GEO #352531 100 008122  
THE WEST 100.00 FEET OF LOT 7, BLOCK 122, BEACH HAVEN SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF, AS RECORDED IN DEED BOOK 46, PAGE 51 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA

AND ALSO:

ADDRESS: 103 JARDINE ROAD  
PENSACOLA, FL 32507

#08-2626-000/ GEO#502530 6093-000-010  
LOT 10, RESUBDIVISION OF LOT 5, BLOCK G, NAVY POINT, A SUBDIVISION OF A PORTION OF SECTION 50, TOWNSHIP 2 SOUTH, RANGE 30 WEST, ACCORDING TO THE OFFICIAL PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 42 OF THE PUBLIC RECORDS OF EXCAMBIA COUNTY, FLORIDA.

AND ALSO:

ADDRESS: 2103 W. CHASE STREET  
PENSACOLA, FL 32501

#15-2716-000  
LOTS 1 AND 2, BLOCK 41, MAXENT TRACT, ACCORDING TO THE MAP OF THE CITY OF PENSACOLA, ESCAMIBIA COUNTY, FLORIDA COPYRIGHTED BY THOMAS C. WATSON IN 1906.

**EXHIBIT "A"**

**ADDRESS: 2704 W. BELMONT ST  
PENSACOLA, FL 32507**

**#06-3371-500**

THE FOLLOWING DESCRIBED PARCELS OF LAND LYING IN BLOCK 231, DUVAL TRACT, A SUBDIVISION OF FRACTIONAL SECTION 32, TOWNSHIP 2 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT RECORDED IN PLAT BOOK 1, PAGE 49, OF THE PUBLIC RECORDS OF SAID COUNTY, TO-WIT:

BEGIN AT THE SOUTHEAST CORNER OF SAID BLOCK 231 AND RUN NORTH ALONG THE WEST LINE OF "U" STREET, 100 FEET TO A POINT; THENCE RUN WEST PARALLEL WITH THE SOUTH LINE OF SAID BLOCK A DISTANCE OF 150 FEET TO A POINT; THENCE RUN SOUTH PARALLEL WITH THE WEST LINE OF "U" STREET A DISTANCE OF 100 FEET TO A POINT; THENCE RUN EAST ALONG THE NORTH LINE OF BELMONT STREET A DISTANCE OF 150 FEET TO THE POINT OF BEGINNING.

ALSO THE SOUTH 47 1/2 FEET OF LOT 5 AND ALL OF LOT 6 OF SAID BLOCK 231

**AND ALSO:**

**ADDRESS: 1026 N. CARY MEMORICAL DRIVE  
PENSACOLA, FL 32505**

**#04-3085-000**

THE NORTH 1/2 OF LOT 42, WENTWORTH'S FIRST ADDITION TO BRENT, AS PER PLAT RECORDED IN PLAT BOOK 2, PLAT 60 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA, LYING AND BEING IN SECTION 47, TOWNSHIP 1 SOUTH, RANGE 30 WEST.

**AND ALSO:**

**ADDRESS: 4432 LILLIAN WAY  
PENSACOLA, FL 32506**

**#07-138-000/ GEO #342530-0100 0001010**

BEGIN AT THE NORTHWESTERN CORNER OF THE SAID GRANT AND RUN SOUTH 16°30'00" EAST 907.75 FEET TO A POINT 2725.5 FEET FROM SAID NORTHWESTERN CORNER OF SAID GRANT AND 2902.66 FEET FROM THE SOUTHEAST CORNER OF FRACTIONAL SECTION THIRTY FIVE (35) THENCE RUN NORTH 89°25'00" EAST 4537.50 FEET TO THE SOUTHEAST CORNER OF WILLIAM PLOTS 100 ACRES; THENCE NORTH 00°35'00" WEST ALONG THE EASTERN LION OF WILLIAM PLOTS 100 ACRES 983 FEET OR TO THE NORTH RIGHT-OF-WAY LINE OF THE MILLVIEW PUBLIC ROAD; THENCE CONTINUE NORTH 00°35'00" WEST 417 FEET; THENCE NORTH 89°10'00" WEST PARALLEL TO THE RIGHT-OF-WAY LINE OF MILLVIEW PUBLIC ROAD 325 FEET TO THE STARTING POINT OF THIS DESCRIPTION; THENCE SOUTH 00°35'00" EAST 417 FEET; THENCE NORTH 89°40'00" WEST ALONG THE SAID NORTH RIGHT-OF-

MODIFICATION OF MORTGAGE  
(Continued)

Loan No: 62552

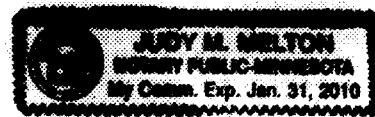
Page 3

LENDER ACKNOWLEDGMENT

STATE OF MN

SS

COUNTY OF Stearns



This instrument was acknowledged before me this 28th day of August, 2008, by Judy M. Melton, of STEARNS BANK NATIONAL ASSOCIATION. He or she is personally known to me or has produced Driver's Licence as identification.

Judy M. Melton  
(Signature of Person Taking Acknowledgment)

Judy M. Melton  
(Name of Acknowledger Typed, Printed or Stamped)

SBA Closing Specialist  
(Title or Rank)

(Serial Number, if any)

**MODIFICATION OF MORTGAGE**  
(Continued)

Loan No: 62552

Page 2

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED JULY 3, 2008.

## GRANTOR:

Brian T. Matusz  
 Patricia J. Matusz

## WITNESSES:

Gregg Rock Eric B. Rock  
 Eric Tana Kristin Vance

## LENDER:

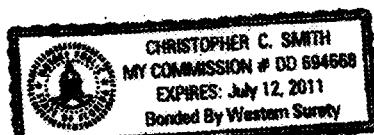
STEARNS BANK NATIONAL ASSOCIATION

J. B.  
 Authorized Signer

## INDIVIDUAL ACKNOWLEDGMENT

STATE OF FloridaCOUNTY OF Santa Rosa

The foregoing instrument was acknowledged before me this 22 day of August, 2008, by BRIAN T. MATUSZ and PATRICIA J. MATUSZ, HUSBAND AND WIFE, who are personally known to me or who have produced FLDIA M320 078-56-2540 as identification.



(Signature of Person Taking Acknowledgment)

Christopher C. Smith

(Name of Acknowledger Typed, Printed or Stamped)

Notary

(Title or Rank)

DD694668

(Serial Number, if any)

**RECORDATION REQUESTED BY:**

STEARNS BANK NATIONAL ASSOCIATION  
ST CLOUD OFFICE  
4191 SO 2ND ST  
PO BOX 7338  
ST CLOUD, MN 56302

**WHEN RECORDED MAIL TO:**

STEARNS BANK NATIONAL ASSOCIATION  
ST CLOUD OFFICE  
4191 SO 2ND ST  
PO BOX 7338  
ST CLOUD, MN 56302

This Modification of Mortgage prepared by:

Name: JUDY MELTON, SBA CLOSING SPECIALIST  
Company: STEARNS BANK NATIONAL ASSOCIATION  
Address: 4191 SO 2ND ST, ST CLOUD, MN 56302

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## MODIFICATION OF MORTGAGE

**THIS MODIFICATION OF MORTGAGE** dated July 3, 2008, is made and executed between BRIAN T. MATUSZ, aka BRIAN MATUSZ and PATRICIA J. MATUSZ, HUSBAND AND WIFE whose address is 4148 EAST MADURA FIVE, GULF BREEZE, FL 32563; (referred to below as "Grantor") and STEARNS BANK NATIONAL ASSOCIATION, whose address is 4191 SO 2ND ST, PO BOX 7338, ST CLOUD, MN 56302 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated September 24, 2007 (the "Mortgage") which has been recorded in ESCAMBIA County, State of Florida, as follows:

RECORDED OCTOBER 3, 2007 AT THE CLERK OF THE CIRCUIT COURT, ESCAMBIA COUNTY, FLORIDA, AS INST. #2007094776 IN  
OFF REC BK: 8228 PG: 373 - 384, DOC TYPE: MTG.

**REAL PROPERTY DESCRIPTION.** The Mortgage covers the following described real property located in ESCAMBIA County, State of Florida:

See EXHIBIT A, which is attached to this Modification and made a part of this Modification as if fully set forth herein.

The Real Property or its address is commonly known as EXHIBIT A, PENSACOLA, FL.

**MODIFICATION.** Lender and Grantor hereby modify the Mortgage as follows:

**RESTATE LEGAL DESCRIPTIONS ON EXHIBIT "A", ERRORS FOUND ON ORIGINAL FILING.**

**CONTINUING VALIDITY.** Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender 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 Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

AND ALSO

ADDRESS: 810 GORDON AVE  
PENSACOLA FL 32507

#10-0920-00/ GEO #352531 100 008122

✓ THE WEST 100.00 FEET OF LOT 7, BLOCK 122, BEACH HAVEN SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF, AS RECORDED IN DEED BOOK 46, PAGE 51 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA

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#08-2626-000/ GEO#502530 6093-000-010

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AND ALSO

ADDRESS: 2103 W. CHASE STREET  
PENSACOLA, FL 32501

#15-2716-000

LOTS 1 AND 2, BLOCK 41, MAXENT TRACT, ACCORDING TO THE MAP OF THE CITY OF PENSACOLA, ~~ESCANBIA~~ COUNTY, FLORIDA COPYRIGHTED BY THOMAS C. WATSON IN 1906.  
ESCAMBIA

EXHIBIT A

ADDRESS: 2704 W. BELMONT ST  
PENSACOLA FL 3250

#06-3371-500

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BEGIN AT THE SOUTHEAST CORNER OF SAID BLOCK 231 AND RUN NORTH ALONG THE WEST LINE OF "U" STREET, 100 FEET TO A POINT; THENCE RUN WEST PARALLEL WITH THE SOUTH LINE OF SAID BLOCK A DISTANCE OF 150 FEET TO A POINT; THENCE RUN SOUTH PARALLEL WITH THE WEST LINE OF "U" STREET A DISTANCE OF 100 FEET TO A POINT; THENCE RUN EAST ALONG THE NORTH LINE OF BELNIONT STREET A DISTANCE OF 150 FEET TO THE POINT OF BEGINNING.

ALSO THE SOUTH 47 1/2 FEET OF LOT 5 AND ALL OF LOT 6 OF SAID BLOCK 231

AND ALSO

ADDRESS: 1026 N. CARY MEMORICAL DRIVE  
PENSACOLA FL 32505

#04-3085-000

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AND ALSO

ADDRESS: 4432 LILLIAN WAY  
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#07-138-000/ GEO #342530-0100 0001010

BEGIN AT THE NORTHWESTERN CORNER OF THE SAID GRANT AND RUN SOUTH 16°30'00" EAST 907.75 FEET TO A POINT 2725.5 FEET FROM SAID NORTHWESTERN CORNER OF SAID GRANT AND 2902.66 FEET FROM THE SOUTHEAST CORNER OF FRACTIONAL SECTION THIRTY FIVE (35) THENCE RUN NORTH 89°25'00" EAST 4537.50 FEET TO THE SOUTHEAST CORNER OF WILLIAM PLOTT'S 100 ACRES; THENCE NORTH 00°35'00" WEST ALONG THE EASTERN LION OF WILLIAM PLOTT'S 100 ACRES 983 FEET OR TO THE NORTH RIGHT-OF-WAY LINE OF THE MILLVIEW PUBLIC ROAD; THENCE CONTINUE NORTH 00°35'00" WEST 417 FEET; THENCE NORTH 89°10'00" WEST PARALLEL TO THE RIGHT-OF-WAY LINE OF MILLVIEW PUBLIC ROAD 325 FEET TO THE STARTING POINT OF THIS DESCRIPTION; THENCE SOUTH 00°35'00" EAST 417 FEET; THENCE NORTH 89°40'00" WEST ALONG THE SAID NORTH RIGHT-OF-WAY 300.50 FEET; THENCE NORTH 00°35'00" WEST FOR 417 FEET; THENCE SOUTH 89°40'00" EAST 300.50 FEET TO STARTING POINT; EXCEPTING THEREFROM THE EASTERN 208.50 FEET THEREOF HERETOFORE CONVEYED TO J.R. AND FRANCIS E. CARROLL, RECORDED IN BOOK 131, AT PAGE 417, OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA. ALL LYING AND BEING IN SECTION 34, TOWNSHIP 2 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA.

Loan No: 62552

**MORTGAGE  
(Continued)**

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limitation all insurance proceeds and refunds of premiums) from any sale or other disposition of the Property.

**Property.** The word "Property" means collectively the Real Property and the Personal Property.

**Real Property.** The words "Real Property" mean the real property, interests and rights, as further described in this Mortgage.

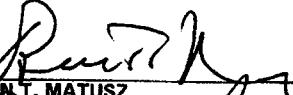
**Related Documents.** The words "Related Documents" mean all promissory notes, credit agreements, loan agreements, environmental agreements, guaranties, security agreements, mortgages, deeds of trust, security deeds, collateral mortgages, and all other instruments, agreements and documents, whether now or hereafter existing, executed in connection with the Indebtedness.

**Rents.** The word "Rents" means all present and future rents, revenues, income, issues, royalties, profits, and other benefits derived from the Property.

**WAIVER OF FUTURE ADVANCES UNDER PRIOR MORTGAGE.** Grantor hereby agrees that the principal indebtedness secured by any mortgages or security agreements which are senior to the lien of this Mortgage shall not exceed the amount which upon the date of the execution of this Mortgage has actually been advanced and is secured by each such prior mortgage and security agreement. As principal indebtedness of such prior mortgages or security agreements is reduced, the maximum amount that may be secured thereby shall also be reduced to the then outstanding principal balance(s). Grantor hereby waives the right to receive any additional or future advances under any such prior mortgages or security agreements. This paragraph shall constitute the notice required by Florida Statutes Section 697.04(b).

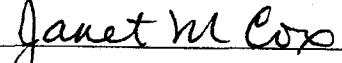
**EACH GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MORTGAGE, AND EACH GRANTOR AGREES TO ITS TERMS.**

**GRANTOR:**

   
 BRIAN T. MATUSZ

   
 PATRICIA J. MATUSZ

**WITNESSES:**

   
 Janet M. Cox

   
 Eni Enis

Loan No: 62552

**MORTGAGE  
(Continued)**

Page 8

**Severability.** If a court of competent jurisdiction finds any provision of this Mortgage to be illegal, invalid, or unenforceable as to any person or circumstance, that finding shall not make the offending provision illegal, invalid, or unenforceable as to any other person or circumstance. If feasible, the offending provision shall be considered modified so that it becomes legal, valid and enforceable. If the offending provision cannot be so modified, it shall be considered deleted from this Mortgage. Unless otherwise required by law, the illegality, invalidity, or unenforceability of any provision of this Mortgage shall not affect the legality, validity or enforceability of any other provision of this Mortgage.

**Merger.** There shall be no merger of the interest or estate created by this Mortgage with any other interest or estate in the Property at any time held by or for the benefit of Lender in any capacity, without the written consent of Lender.

**Successors and Assigns.** Subject to any limitations stated in this Mortgage on transfer of Grantor's interest, this Mortgage shall be binding upon and inure to the benefit of the parties, their successors and assigns. If ownership of the Property becomes vested in a person other than Grantor, Lender, without notice to Grantor, may deal with Grantor's successors with reference to this Mortgage and the Indebtedness by way of forbearance or extension without releasing Grantor from the obligations of this Mortgage or liability under the Indebtedness.

**Time is of the Essence.** Time is of the essence in the performance of this Mortgage.

**DEFINITIONS.** The following capitalized words and terms shall have the following meanings when used in this Mortgage. Unless specifically stated to the contrary, all references to dollar amounts shall mean amounts in lawful money of the United States of America. Words and terms used in the singular shall include the plural, and the plural shall include the singular, as the context may require. Words and terms not otherwise defined in this Mortgage shall have the meanings attributed to such terms in the Uniform Commercial Code:

**Borrower.** The word "Borrower" means PRIMROSE PROPERTIES, LLC and includes all co-signers and co-makers signing the Note and all their successors and assigns.

**Default.** The word "Default" means the Default set forth in this Mortgage in the section titled "Default".

**Environmental Laws.** The words "Environmental Laws" mean any and all state, federal and local statutes, regulations and ordinances relating to the protection of human health or the environment, including without limitation the Comprehensive Environmental Response, Compensation, and Liability Act of 1980, as amended, 42 U.S.C. Section 9601, et seq. ("CERCLA"), the Superfund Amendments and Reauthorization Act of 1986, Pub. L. No. 99-499 ("SARA"), the Hazardous Materials Transportation Act, 49 U.S.C. Section 1801, et seq., the Resource Conservation and Recovery Act, 42 U.S.C. Section 6901, et seq., or other applicable state or federal laws, rules, or regulations adopted pursuant thereto or common law, and shall also include pollutants, contaminants, polychlorinated biphenyls, asbestos, urea formaldehyde, petroleum and petroleum products, and agricultural chemicals.

**Event of Default.** The words "Event of Default" mean any of the events of default set forth in this Mortgage in the events of default section of this Mortgage.

**Existing Indebtedness.** The words "Existing Indebtedness" mean the indebtedness described in the Existing Liens provision of this Mortgage.

**Grantor.** The word "Grantor" means BRIAN T. MATUSZ and PATRICIA J. MATUSZ.

**Guarantor.** The word "Guarantor" means any guarantor, surety, or accommodation party of any or all of the Indebtedness.

**Guaranty.** The word "Guaranty" means the guaranty from Grantor to Lender, including without limitation a guaranty of all or part of the Note.

**Hazardous Substances.** The words "Hazardous Substances" mean materials that, because of their quantity, concentration or physical, chemical or infectious characteristics, may cause or pose a present or potential hazard to human health or the environment when improperly used, treated, stored, disposed of, generated, manufactured, transported or otherwise handled. The words "Hazardous Substances" are used in their very broadest sense and include without limitation any and all hazardous or toxic substances, materials or waste as defined by or listed under the Environmental Laws. The term "Hazardous Substances" also includes, without limitation, petroleum and petroleum by-products or any fraction thereof and asbestos.

**Improvements.** The word "Improvements" means all existing and future improvements, buildings, structures, mobile homes affixed on the Real Property, facilities, additions, replacements and other construction on the Real Property.

**Indebtedness.** The word "Indebtedness" means all obligations of Grantor under the Guaranty, together with all renewals of, extensions of, modifications of, consolidations of and substitutions for the obligations under the Guaranty and any amounts expended or advanced by Lender to discharge Grantor's obligations or expenses incurred by Lender to enforce Grantor's obligations under this Mortgage, together with interest on such amounts as provided in this Mortgage.

**Lender.** The word "Lender" means STEARNS BANK NATIONAL ASSOCIATION, its successors and assigns.

**Mortgage.** The word "Mortgage" means this Mortgage between Grantor and Lender.

**Note.** The word "Note" means the promissory note dated September 24, 2007, in the original principal amount of \$197,000.00 from Borrower to Lender, together with all renewals of, extensions of, modifications of, refinancings of, consolidations of, and substitutions for the promissory note or agreement. The final maturity date of the Note is September 24, 2014. **NOTICE TO GRANTOR: THE NOTE CONTAINS A VARIABLE INTEREST RATE.**

**Personal Property.** The words "Personal Property" mean all equipment, fixtures, and other articles of personal property now or hereafter owned by Grantor, and now or hereafter attached or affixed to the Real Property; together with all accessions, parts, and additions to, all replacements of, and all substitutions for, any of such property; and together with all proceeds (including without

**Stewart Approved Title, Inc.**  
1401 Budinger Avenue  
St. Cloud, FL 34769  
7121000

**RECORDATION REQUESTED BY:**  
STEARNS BANK NATIONAL ASSOCIATION  
ST CLOUD OFFICE  
4191 SO 2ND ST  
PO BOX 7338  
ST CLOUD, MN 56302

**WHEN RECORDED MAIL TO:**  
STEARNS BANK NATIONAL ASSOCIATION  
ST CLOUD OFFICE  
4191 SO 2ND ST  
PO BOX 7338  
ST CLOUD, MN 56302

---

This Mortgage prepared by:

Name: SHIRLEY ZIEGLMEIER  
Company: STEARNS BANK NATIONAL ASSOCIATION  
Address: 4191 SO 2ND ST, ST CLOUD, MN 56302

---

## MORTGAGE

THIS MORTGAGE dated September 24, 2007, is made and executed between BRIAN T. MATUSZ, aka BRIAN MATUSZ and PATRICIA J. MATUSZ, HUSBAND AND WIFE whose address is 4148 EAST MADURA FIVE, GULF BREEZE, FL 32563; (referred to below as "Grantor") and STEARNS BANK NATIONAL ASSOCIATION, whose address is 4191 SO 2ND ST, PO BOX 7338, ST CLOUD, MN 56302 (referred to below as "Lender").

**GRANT OF MORTGAGE.** For valuable consideration, Grantor mortgages to Lender all of Grantor's right, title, and interest in and to the following described real property, together with all existing or subsequently erected or affixed buildings, improvements and fixtures; all easements, rights of way, and appurtenances; all water, water rights, watercourses and ditch rights (including stock in utilities with ditch or irrigation rights); and all other rights, royalties, and profits relating to the real property, including without limitation all minerals, oil, gas, geothermal and similar matters, (the "Real Property") located in ESCAMBIA County, State of Florida:

See EXHIBIT A, which is attached to this Mortgage and made a part of this Mortgage as if fully set forth herein.

The Real Property or its address is commonly known as EXHIBIT A, PENSACOLA, FL.

Grantor presently assigns to Lender all of Grantor's right, title, and interest in and to all present and future leases of the Property and all Rents from the Property. In addition, Grantor grants to Lender a Uniform Commercial Code security interest in the Personal Property and Rents.

THIS MORTGAGE, INCLUDING THE ASSIGNMENT OF RENTS AND THE SECURITY INTEREST IN THE RENTS AND PERSONAL PROPERTY, IS GIVEN TO SECURE (A) PERFORMANCE OF A GUARANTY FROM GRANTOR TO LENDER, AND DOES NOT DIRECTLY SECURE THE OBLIGATIONS DUE LENDER UNDER THE NOTE, (B) PAYMENT OF THE INDEBTEDNESS AND (C) PERFORMANCE OF ANY AND ALL OBLIGATIONS UNDER THIS MORTGAGE. THIS MORTGAGE, INCLUDING THE ASSIGNMENT OF RENTS AND THE SECURITY INTEREST IN THE RENTS AND PERSONAL PROPERTY, IS ALSO GIVEN TO SECURE ANY AND ALL OF BORROWER'S OBLIGATIONS UNDER THAT CERTAIN CONSTRUCTION LOAN AGREEMENT BETWEEN BORROWER AND LENDER OF EVEN DATE HEREWITHE. ANY EVENT OF DEFAULT UNDER THE CONSTRUCTION LOAN AGREEMENT, OR ANY OF THE RELATED DOCUMENTS REFERRED TO THEREIN, SHALL ALSO BE AN EVENT OF DEFAULT UNDER THIS MORTGAGE. THIS MORTGAGE IS GIVEN AND ACCEPTED ON THE FOLLOWING TERMS:

**GRANTOR'S WAIVERS.** This Mortgage secures a guaranty and does not directly secure the indebtedness due Lender under the Note. Grantor waives any and all rights and defenses based on suretyship or impairment of collateral including, but not limited to, any rights or defenses arising by reason of: (a) any "one-action" or "anti-deficiency" law, or any other law that may prevent Lender from bringing any action or claim for deficiency against Borrower, (b) any election of remedies by Lender which may limit Grantor's rights to proceed against any party indebted under the Note, or (c) any disability or defense of any party indebted under the Note, any other guarantor or any other person by reason of cessation of the indebtedness due under the Note for any reason other than full payment of the Note.

**GRANTOR'S REPRESENTATIONS AND WARRANTIES.** Grantor warrants that: (a) this Mortgage is executed at Borrower's request and not at the request of Lender; (b) Grantor has the full power, right, and authority to enter into this Mortgage and to hypothecate the Property; (c) the provisions of this Mortgage do not conflict with, or result in a default under any agreement or other instrument binding upon Grantor and do not result in a violation of any law, regulation, court decree or order applicable to Grantor; (d) Grantor has established adequate means of obtaining from Borrower on a continuing basis information about Borrower's financial condition; and (e) Lender has made no representation to Grantor about Borrower (including without limitation the creditworthiness of Borrower).

**PAYMENT AND PERFORMANCE.** Except as otherwise provided in this Mortgage, Grantor shall strictly perform all of Grantor's obligations under the Guaranty and under this Mortgage.

DR BK 5494 PG0756  
Escambia County, Florida  
INSTRUMENT 2004-284680

Schedule "A" *ME*

The West 100 feet of Lot 7, Block 122, Beach Haven Subdivision, Escambia County, Florida, according to the plat filed in Deed Book 46 at Page 51 of the Public Records of said County.

Beach Haven Subdivision, a subdivision of a portion of Sections 54 and 35, Township 2 South, Ranges 31 and 30 West, Escambia County, Florida.

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.

PNS-04-06027

*35.50  
175.00*

PREPARED BY: Melodie Rowland  
RECORD & RETURN TO:  
Lawyers Title Agency Of N. FL, West Division, Inc  
2100 Creighton Road  
Pensacola, Florida 32504

OR BK 5494 PG 0755  
Escambia County, Florida  
INSTRUMENT 2004-284680  
DEED DOC STAMPS PB & ESC CO \$ 175.00  
09/09/04 ERNIE LEE MARINA, CLERK

File No: PNS-04-06027

**This Warranty Deed**

Made this 2 day of September, 2004  
by Mazen El Ghali, a married man  
hereinafter called the grantor, to  
Brian Matusz, a married man  
whose post office address is: 810 Gordon Street, Pensacola, FL 32506  
hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, alienes, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Escambia County, Florida, viz:

- see attached Schedule "A" for legal description -

**SUBJECT TO covenants, restrictions, easements of record and taxes for the current year.**

Parcel Identification Number: 35-2S-31-1000-008-122

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 said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful 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; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2003.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

*Signed, sealed and delivered in our presence.*

1<sup>st</sup> Witness Sign: Sondra Pugh

Print Name: Sondra Pugh

Mazen El Ghali

Mazen El Ghali

2<sup>nd</sup> Witness Sign: Shelby J. Lepard

Print Name: SHELBY J. LEPARD

State of Mississippi:

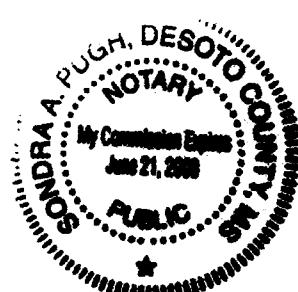
County of DeSoto

The foregoing instrument was acknowledged before me 2 day of September, 2004, by Mazen El Ghali, a married man, who is personally known to me or who has produced driver license as identification

Notary Signature: Sondra Pugh

Print Name: Sondra Pugh

My Commission Expires: JUN 27, 08  
(SSAL)



# SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE  
PENSACOLA, FLORIDA 32503  
TEL. (850) 478-8121 FAX (850) 476-1437  
Email: rcsqt@aol.com

Janet Holley  
Escambia County Tax Collector  
P.O. Box 1312  
Pensacola, FL 32596

## CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 8-5-2013

TAX ACCOUNT NO.: 10-0920-000

CERTIFICATE NO.: 2010-7130

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

Notify City of Pensacola, P.O. Box 12910, 32521  
  221 Palafox Place, 4th Floor/  
  Notify Escambia County, 190 Governmental Center, 32502  
  Homestead for \_\_\_\_\_ tax year.

Brian Matusz  
4148 E. Madura Five  
Gulf Breeze, FL 32463

Escambia County Code Enforcement  
3363 W. Park Place  
Pensacola, FL 32505

Unknown Tenants  
810 Gordon Ave.  
Pensacola, FL 32507

Stearns Bank N.A.  
4191 So 2nd St.  
P.O. Box 7338  
St Cloud, MN 56302

Certified and delivered to Escambia County Tax Collector,  
this 1st day of February, 2013.

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.

**OWNERSHIP AND ENCUMBRANCE REPORT  
CONTINUATION PAGE**

File No.: 10133

February 1, 2013

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

1. Mortgage executed by Brian T. and Patricia J. Matusz to Stearns Bank N.A., dated 09/24/2007 and recorded in Official Record Book 6228 on page 373 of the public records of Escambia County, Florida. given to secure the original principal sum of \$197,000.00. Mortgage Modification recorded in O.R. Book 6374, page 124. NOTE: Mortgage encumbers several parcels.
2. Code Enforcement Lien filed by Escambia County recorded in O.R. Book 6966, page 258.
3. Code Enforcement Judgment filed by Escambia County recorded in O.R. Book 6668, page 1350.
4. Taxes for the year 2008-2011 delinquent. The assessed value is \$7,694.00. Tax ID 10-0920-000.

**PLEASE NOTE THE FOLLOWING:**

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

**OWNERSHIP AND ENCUMBRANCE REPORT  
LEGAL DESCRIPTION**

File No.: 10133

February 1, 2013

**The West 100 feet of Lot 7, Block 122, Beach Haven Subdivision, as per plat thereof,  
recorded in Deed Book 46, Page 51, of the Public Records of Escambia County, Florida**

# **Southern Guaranty Title Company**

4400 Bayou Boulevard, Suite 13B  
Pensacola, Florida 32503  
Telephone: 850-478-8121  
Facsimile: 850-476-1437

## **OWNERSHIP AND ENCUMBRANCE REPORT**

File No.: 10133

February 1, 2013

Escambia County Tax Collector  
P.O. Box 1312  
Pensacola, Florida 32569

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 01-31-1993, through 01-31-2013, and said search reveals the following:

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

Brian Matusz

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

The foregoing report is prepared and furnished for information only, is not intended to constitute or imply any opinion, warranty, guaranty, insurance, or similar assurance as to the status of title, and no determination has been made of the authenticity of any instrument described or referred to herein. The name search for the purposes of determining applicable judgments and liens is limited to the apparent record owner(s) shown herein. No attempt has been made to determine whether the land is subject to liens or assessments which are not shown as existing liens by the public records. The Company's liability hereunder shall not exceed the cost of this Report, or \$1,000.00 whichever is less.

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

Southern Guaranty Title Company

By: 

February 1, 2013



ARCHIVES AND RECORDS  
CHILD SUPPORT  
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**

CLERK TO THE BOARD OF  
COUNTY COMMISSIONERS

OFFICIAL RECORDS  
COUNTY TREASURY  
AUDITOR

## **IMAGING COVER PAGE**

This cover page is not a part of the original documents but is  
necessary to avoid obscuring any information on  
the original documents

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Case: 2010 TD 007130



00057289849

Dkt: TD82 Pg#:

23

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**Original Documents Follow**

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO13CIV032636NON

**Agency Number:** 13-010283

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT # 07130 2010

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEEDS

**Plaintiff:** RE BRIAN MATUSZ

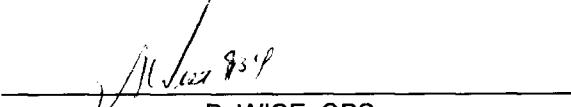
**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 7/3/2013 at 2:28 PM and served same at 7:25 AM on 7/8/2013 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERKS OFFICE.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: 

P. WISE, CPS

Service Fee: \$40.00

Receipt No: BILL

## W A R N I N G

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON August 5, 2013, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN. That TC 10U, LLC holder of Tax Certificate No. 07130, issued the 1st day of June, A.D., 2010 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:

**W 100 FT OF LT 7 BLK 122 BEACH HAVEN PLAT DB 46 P 51 OR 5494 P 755**

**SECTION 35, TOWNSHIP 2 S, RANGE 31 W**

**TAX ACCOUNT NUMBER 100920000 (13-559)**

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

**BRIAN MATUSZ**

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at the courthouse door at 9:00 A.M. on the **first** Monday in the month of August, which is the **5th day of August 2013**.

Dated this 4th day of July 2013.

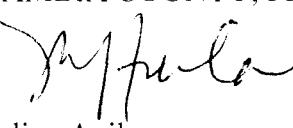
In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Maryline Avila not later than seven days prior to the proceeding 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

**Post Property:**

**810 GORDON AVE 32507**

By:

  
Maryline Avila  
Deputy Clerk

SANTA ROSA COUNTY SHERIFFS OFFICE  
SANTA ROSA COUNTY, FLORIDA



## NON-ENFORCEABLE RETURN OF SERVICE

Document Number: SRSO13CIV003857NON

Agency Number:

Court: CIRCUIT

County: ESCAMBIA

Case Number: 07130

**Attorney/Agent:**

TAX DEED NOTICE  
CLERK OF COURT/ESCAMBIA CO

P.O. BOX 333  
PENSACOLA, FL 32591-0333

Plaintiff: PAM CHILDERS

CLERK OF COURT

ESCAMBIA COUNTY

Defendant: BRIAN MATUSZ

**Type of Process:** NOTICE OF APPLICATIN FOR TAX DEED

OTHER

Received the above named WRIT on 6/27/2013 at 2:52 PM, to be served to MATUSZ, BRIAN and served the same at 1:30 PM on 6/28/2013 in Santa Rosa as follows:

NOTICE POSTED ON STRUCTURE ON THE ABOVE DATE AND TIME.

Wendell Hall, Sheriff  
Santa Rosa

By:

J. ATKINS,

Service Fee:  
Receipt No:

\$40.00  
27410-13-D

HT 341/74

## W A R N I N G

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON August 5, 2013, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That TC IOU, LLC holder of Tax Certificate No. 07130, issued the 1st day of **June, A.D., 2010** 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:

**W 100 FT OF LT 7 BLK 122 BEACH HAVEN PLAT DB 46 P 51 OR 5494 P 755**

**SECTION 35, TOWNSHIP 2 S, RANGE 31 W**

**TAX ACCOUNT NUMBER 100920000 (13-559)**

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

**BRIAN MATUSZ**

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at the courthouse door at 9:00 A.M. on the **first Monday in the month of August, which is the 5th day of August 2013.**

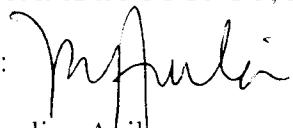
Dated this 4th day of July 2013.

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 Maryline Avila 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.

**Personal Services:**

**BRIAN MATUSZ**  
4148 E MADURA FIVE  
GULF BREEZE, FL 32563

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:   
Maryline Avila  
Deputy Clerk

RECEIVED  
SANTA ROSA COUNTY  
SHERIFF'S OFFICE  
2013 JUN 27 PM 2 52

10-07130

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

ENVIRONMENTAL ENFORCEMENT  
ESCAMBIA COUNTY CENTRAL  
OFFICE COMPLI[X]13-5591  
3363 WEST PARK PLACE  
PENSACOLA FL 32505

2. Article Number

*(Transfer from service label)*

PS Form 3811, February 2004

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

*X P. K. Nease*

Agent  
 Addressee

B. Received by (Printed Name)

*P. K. Nease*

C. Date of Delivery

*7-15*

D. Is delivery address different from item 1?  Yes  
If YES, enter delivery address below:  No

3. Service Type

Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)

Yes

7012 1010 0002 8282 0325

Domestic Return Receipt

102595-02-M-1540

10-17-07

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

STEARNS BANK N.A. [13-559]  
 4191 S 2ND STREET  
 PO BOX 7338  
 ST CLOUD, MN 56302  
 MN 56302

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X *Shane*  
 Subin

Agent  
 Addressee

B. Received by (Printed Name)

C. Date of Delivery

7-8-13

D. Is delivery address different from item 1?  Yes  
 If YES, enter delivery address below:  No

3. Service Type

<input checked="" type="checkbox"/> Certified Mail	<input type="checkbox"/> Express Mail
<input type="checkbox"/> Registered	<input type="checkbox"/> Return Receipt for Merchandise
<input type="checkbox"/> Insured Mail	<input type="checkbox"/> C.O.D.

4. Restricted Delivery? (Extra Fee)  Yes2. Article Number  
*(Transfer from service label)*

7012 1010 0002 8282 0318

102595-02-M-1540

PS Form 3811, February 2004

Domestic Return Receipt

**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

**CERTIFICATE OF NOTICE OF MAILING  
NOTICE OF APPLICATION FOR TAX DEED**

**CERTIFICATE # 07130 of 2010**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on July 4, 2013, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

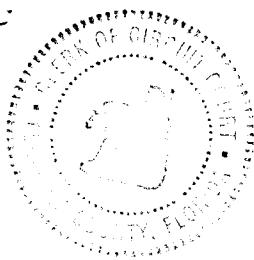
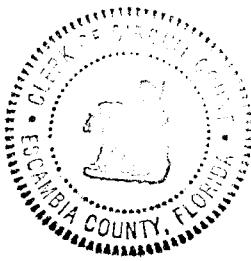
BRIAN MATUSZ 4148 E MADURA FIVE GULF BREEZE, FL 32563	BRIAN MATUSZ 810 GORDON AVE PENSACOLA, FL 32507
STEARNS BANK N.A. 4191 S 2ND STREET PO BOX 7338 ST CLOUD, MN 56302	ENVIRONMENTAL ENFORCEMENT ESCAMBIA COUNTY CENTRAL OFFICE COMPLEX 3363 WEST PARK PLACE PENSACOLA FL 32505

WITNESS my official seal this 4th day of July 2013.

**PAM CHILDERS  
CLERK OF THE CIRCUIT COURT**

BY:   
Maryline Avila  
Deputy Clerk

SEAL



## W A R N I N G

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON August 5, 2013, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That TC 10U, LLC holder of Tax Certificate No. 07130, issued the 1st day of **June, A.D., 2010** 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:

**W 100 FT OF LT 7 BLK 122 BEACH HAVEN PLAT DB 46 P 51 OR 5494 P 755**

**SECTION 35, TOWNSHIP 2 S, RANGE 31 W**

**TAX ACCOUNT NUMBER 100920000 (13-559)**

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

**BRIAN MATUSZ**

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at the courthouse door at 9:00 A.M. on the **first** Monday in the month of August, which is the **5th day of August 2013**.

Dated this 4th day of July 2013.

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 Maryline Avila 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: 

Maryline Avila  
Deputy Clerk

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**PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA**

**Post Property:**

**810 GORDON AVE 32507**

By:



**Maryline Avila  
Deputy Clerk**

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**Personal Services:**

**BRIAN MATUSZ**  
4148 E MADURA FIVE  
GULF BREEZE, FL 32563

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:

  
Maryline Avila  
Deputy Clerk

010283  
010283

## WARNING

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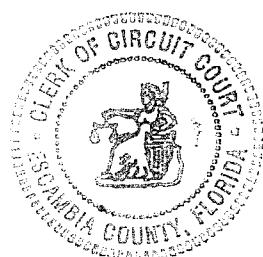
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### Post Property:

810 GORDON AVE 32507

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By: *M. Avila*  
Maryline Avila  
Deputy Clerk



ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO13CIV032636NON

**Agency Number:** 13-010283

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT # 07130 2010

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEEDS

**Plaintiff:** RE BRIAN MATUSZ

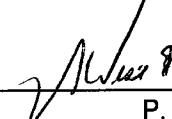
**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 7/3/2013 at 2:28 PM and served same at 7:25 AM on 7/8/2013 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERKS OFFICE.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: 

P. WISE, CPS

Service Fee: \$40.00  
Receipt No: BILL

Printed By: NDCURRAN

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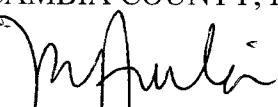
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### Personal Services:

**BRIAN MATUSZ**  
4148 E MADURA FIVE  
GULF BREEZE, FL 32563

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:   
Maryline Avila  
Deputy Clerk



SANTA ROSA COUNTY SHERIFFS OFFICE  
SANTA ROSA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** SRSO13CIV003857NON

**Agency Number:**

**Court:** CIRCUIT

**County:** ESCAMBIA

**Case Number:** 07130

**Attorney/Agent:**

TAX DEED NOTICE  
CLERK OF COURT/ESCAMBIA CO

P.O. BOX 333  
PENSACOLA, FL 32591-0333

**Plaintiff:** PAM CHILDERS

CLERK OF COURT

ESCAMBIA COUNTY

**Defendant:** BRIAN MATUSZ

**Type of Process:** NOTICE OF APPLICATIN FOR TAX DEED

OTHER

Received the above named WRIT on 6/27/2013 at 2:52 PM, to be served to MATUSZ, BRIAN and served the same at 1:30 PM on 6/28/2013 in Santa Rosa as follows:

NOTICE POSTED ON STRUCTURE ON THE ABOVE DATE AND TIME.

Wendell Hall, Sheriff  
Santa Rosa

By:

J. ATKINS,

Service Fee:  
Receipt No:

\$40.00  
27410-13-D

HF 341/74

Printed By: BBM

**U.S. Postal Service™  
CERTIFIED MAIL™ RECEIPT  
(Domestic Mail Only; No Insurance Coverage Provided)**

For delivery information visit our website at [www.usps.com](http://www.usps.com)

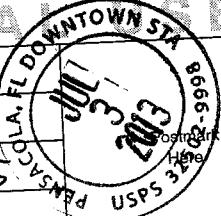
**OFFICIAL USE**

Postage	\$ 0.46
Certified Fee	3.10
Return Receipt Fee (Endorsement Required)	2.55
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 6.11

**Sent To**  
Street, Apt. No.;  
or PO Box No.  
City, State, ZIP+4

ENVIRONMENTAL ENFORCEMENT  
ESCAMBIA COUNTY CENTRAL  
OFFICE COMPLEX[13-559]  
3363 WEST PARK PLACE  
PENSACOLA FL 32505

PS Form 3800, A



**U.S. Postal Service™  
CERTIFIED MAIL™ RECEIPT  
(Domestic Mail Only; No Insurance Coverage Provided)**

For delivery information visit our website at [www.usps.com](http://www.usps.com)

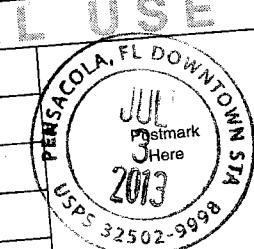
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810 GORDON AVE  
PENSACOLA, FL 32507

PS Form 3800, A



**U.S. Postal Service™  
CERTIFIED MAIL™ RECEIPT  
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For delivery information visit our website at [www.usps.com](http://www.usps.com)

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**Sent To**

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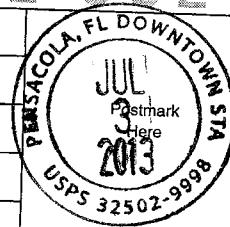
PS Form 3800, A

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