### **Southern Guaranty Title Company**

4400 Bayou Boulevard, Suite 13B Pensacola, Florida 32503

Telephone: 850-478-8121 Facsimile: 850-476-1437

Kedeened 15-748

.

### OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 12379 September 8, 2015

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

Pursuant to your request, the Company has caused a search to be made of the Public Records of Escambia County, Florida, solely as revealed by records maintained from 09-08-1995, through 09-08-2015, and said search reveals the following:

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

Catherine L. Vanderpol and Ronald B. Vanderpol, wife and husband

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

September 8, 2015

### OWNERSHIP AND ENCUMBRANCE REPORT LEGAL DESCRIPTION

File No.: 12379 September 8, 2015

### 031N311102000019 - Full Legal Description

BEG AT NE COR OF SEC S 825 FT FOR POB CONTINUE SAME COURSE 244 26/100 FT 90 DEG 19 MIN RT 870 FT 89 DEG 41 MIN RT 244 26/100 FT 90 DEG 19 MIN RT 870 FT TO POB OR 1234 P 585 OR 4429 P 1 OR 5081 P 1978

### OWNERSHIP AND ENCUMBRANCE REPORT CONTINUATION PAGE

File No.: 12379 September 8, 2015

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

- 1. Lien filed by U.S. Dept. of Justice against Ronald Vanderpol recorded in O.R. Book 6427, page 303.
- 2. Taxes for the year 2012-2014 delinquent. The assessed value is \$65,650.00. Tax ID 11-2515-000.

### PLEASE NOTE THE FOLLOWING:

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

# SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE PENSACOLA, FLORIDA 32503 TEL. (850) 478-8121 FAX (850) 476-1437

Email: rcsgt@aol.com

Janet Holley Escambia County Tax P.O. Box 1312 Pensacola, FL 32596	5		
	CERTIFICATION:	TITLE SEARCH F	OR TDA
TAX DEED SALE DATE:	12-7-2015		
TAX ACCOUNT NO.:			
CERTIFICATE NO.:	2013-7504		
In compliance with is a list of names agencies having leg described property. being submitted as	Section 197.256 and addresses of al interest in	or claim agains	st the above e certificate is
YES NO			
X Notify Ci	ty of Pensacola	, P.O. Box 129	10, 32521
X Notify Es	cambia County,	190 Government	al Center, 32502
X Homestead	for tax	year.	
Catherine L. Vanderpo Ronald B. Vanderpol 84 Cantering Hills La Molino, FL 32577		U.S. Attorn Attn: Finan P.O. Box 15 Madison, WI	cial Litigation Unic 85
Sherry VanLandingham 870 Telogia Creek Rd. Quincy, FL 32351	(prior owner)	·	
Certified and delithis 8th day of _	September /	ia County Tax (	Collector,
SOUTHERN GUARANTY by: Richard S. Cor	mla		
by: kicharu s. con	sted addresses	are based upon	current information

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

Recorded in Public Records 08/07/2015 at 02:44 PM OR Book 7388 Page 40, Instrument #2015060283, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$35.50 Deed Stamps \$0.70

PREPARED BY, AND RECORDING REQUESTED BY, AND WHEN RECORDED MAIL TO:

Catherine L. Vanderpol 84 Cantering Hills Lane Molino, FL 32577

1

MAIL TAX STATEMENTS TO:

Catherine L. Vanderpol 84 Cantering Hills Lane Molino, FL 32577

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY

# QUITCLAIM DEED KNOW ALL MEN BY THESE PRESENTS THAT:

THIS QUITCLAIM DEED, made and entered into on the A day of Lily, between Sherry VanLandingham, a married person, whose address is 870 Telogia Creek Road, Quincy, Florida 32351 ('Grantor"), and Catherine L. Vanderpol, whose address is 84 Cantering Hills Lane, Molino, FL 32577, and Ronald B. Vanderpol, whose address is 84 Cantering Hills Lane, Molino, Florida 32577, a married couple ("Grantees").

For and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is herby acknowledged, Grantor hereby Remises, Releases, AND FOREVER Quitclaims to Grantees, as Tenants in Common, the property located in Escambia County, Florida, described as:

Tax/Parcel ID Number: 031N311102000019- Full Legal Description
BEG AT NE COR OF SEC S 825 FT FOR POB CONTINUE SAME COURSE 244
26/100 FT 90 DEG 19 MIN RT 870 FT 89 DEG 41 MIN RT 244 26/100 FT 90 DEG 19
MIN RT 870 FT TO POB OR 1234 P 585 OR 4429 P1 OR 5081 P 1978

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.

Grantor grants all of the Grantor's rights, title and interest in and to all of the above described property and premises to the Grantees, and to the Grantees' heirs and assigns forever in fee simple, so that neither Grantor nor Grantor's heirs legal representatives or assigns shall have, claim or demand any right or titile to the property, premises, or appurtenances, or any part thereof.

Quitclaim Deed

Page 1 of 2

IN WITNESS WHEREOF the Granto 7.3), 2015.	r has executed this deed on the 31 day of
7.8/c15 Date	Sherry VanLandingham, Grantor
Printed name: Normal Jungla  Address: 4 East Washington Str  Printed name: Normal Jungla  Address: 4 East Washington	-1 
STATE OF Florida COUNTY	y of <u>Gadsden</u>
The foregoing instrument was acknown to me or has produced identification and who did/did not take a Signature of Notary/Deputy Clerk	
My Commission expires:	Printed Name of Notary/Deputy Clerk  OSWELLYN M. WOOD  COMMISSION # EE 171517  (PIRES: March 5, 2016  Thru Notary Public Underwriters

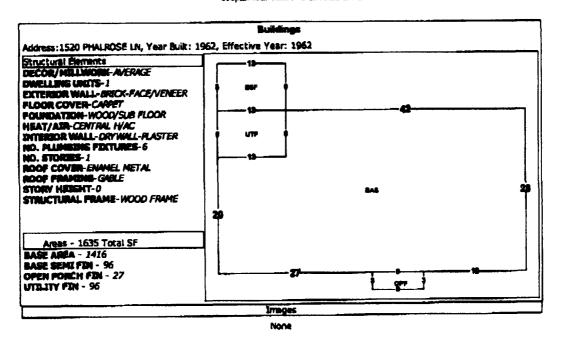
7/30/2015

1

PROPERTYAPPRAISER 07/30/2015 10:45 18506270396 escomDetail 1520 PHALROSE LN 32533 Source: Escambia County Property Appraiser Restore Full Page Version Nevigate Mode & Account O Reference Assessments Can Val Concret Information Total Imprv Year Land Reference: 031N311102000019 \$63,840 \$63,840 \$55,203 \$8,637 2014 \$58,535 Account: 112515000 458,535 \$49,896 \$8,637 2013 TAYLOR LAWRENCE LIFE EST \$59,264 \$59,264 \$8,637 \$50,627 VANLANDINGHAM SHERRY D 2012 870 TELOGIA CREEK RD Discinitrat Mail: QUINCY, FL 323518734 1520 PHALROSE UN 32533 Amendment 1/Portability Calculations Sibus! IMPROV. AGRICULTURAL-Line Code: RESIDENTIAL Authority: Open Tax Inquiry Window Tax Inquiry: Tax Inquiry link courtesy of Janet Holley Escambia County Tax Collector 2014 Certified Reli Exemptions None Deta Legal Description Official BEG AT NE COR OF SEC S 825 FT FOR POB CONTINUE SAME COURSE 2 44 25/100 FT 90 DEG 19 MIN RT 870 FT 89 DEG 41 ok Page Value Type MIN RT 244 26 ... \$100 WD YEW INST 01/2003 \$081 1978 Edra Features \$100 WD View Instr 06/1999 4429 1 01/1978 1234 585 \$40,500 WD View Instr BARN CARPORT 01/1976 1053 428 \$34,700 WD View Instr FRAME BUILDING Official Records Inquiry courtesy of Pam FRAME SHED HORSE STABLE **Childers** Escambia County Clerk of the Circuit Court and METAL BUILDING OPEN PORCH Comptroller Launch Interactive Map rercel nedennahn lection Map 03-1N-31 384 Apprex. Acreage: 4.4000 870 245.0 WALROSE LN LDR Evacual 6 Flood Information Ocen Report 425 445 244 28 8 Visw Florida Department of Environmental Protection (DEP) Data

77916 P. 0017000

07/30/2015 10:46 18506270396 PROPERTYAPPRAISER #2916 P.002/003 7/30/2015 escreDetail 1520 PHALROSE LN 32533



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.

10.70

OR BK 5081 PG1978 Escambia County, Florida INSTRUMENT 2003-066197

DEED DOC STRUPS PO & ESC CD \$ 0.70 03/04/03 EDNIE LEE MEENIA, CLERK

THIS INSTRUMENT PREPARED BY:
JACK A. HARNETT
Attorney at Law
Post Office Box 300
Quincy, Florida 32353-0300

#### WARRANTY DEED

THIS INDENTURE, Made this 2 day of January, A. D., 2003, by and between LAWRENCE TAYLOR, a single man, of 1520 Phal Rose Lane, Cantonment, Florida 32533, as Grantor, and SHERRY D. VANLANDINGHAM, of 870 Telogia Creek Road, Quincy, FL 32351, as Grantee; (Grantor and Grantee as used herein shall denote the singular and/or plural, and the masculine and/or feminine, and natural and/or artificial persons, whenever and wherever the context so required or admits).

#### - WITNESSETH -

That Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations to him in hand paid by Grantee, including the close friendship, and assistance to me during the past years, the receipt whereof is hereby acknowledged, has bargained, granted, sold and conveyed unto Grantee, his heirs, successors or assigns forever, the following described property, situate, lying and being in Escambia County, Florida, to-wit:

Commencing at the Northeast Corner of Section 3, Township 1
North, Range 31 West, thence South along the East line of Section
3 for 825 feet to the Point of Beginning; thence continue South
along the East line of Section 3 for 244.26 feet; thence 90
degrees 19 minutes right for 870 feet; thence 89 degrees 41
minutes right for 244.26 feet; thence 90 degrees 19 minutes right
for 870 feet to the POINT OF BEGINNING; all lying and being in
Section 3, Township 1 North, Range 31 West, Escambia County,
Florida.

SAVING. EXCEPTING AND RESERVING UNTO THE GRANTOR HEREOF A LIFE ESTATE IN AND TO THE ABOVE DESCRIBED PROPERTY FOR HIS USE AND ENJOYMENT DURING THE REMAINDER OF HIS NATURAL LIFE.

SUBJECT TO AD VALOREM TAXES SUBSEQUENT TO DECEMBER 31, 2001; ROAD RIGHTS OF WAY; EASEMENTS, RESTRICTIONS, RESERVATIONS AND COVENANTS OF RECORD, IF ANY, WHICH ARE NOT SPECIFICALLY REIMPOSED.

This deed is prepared without the benefit of abstract of title; the legal description being furnished by the Grantor hereof.

RCD Mar 04, 2003 04:59 pm Escambia County, Florida

TO HAVE AND TO HOLD the same together with all tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

AND Grantor does hereby fully warrant the title to said property and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has hereunto set his hand and seal the day and year first above written.

ERNIE LEE MAGAHA Clerk of the Circuit Court INSTRUMENT 2003-066197

Signed, Sealed and Delivered in the presence of:

Sign: Ehm & Auto Print: Ehrman FAGERNA

AWRENCE TAYLOR

Print: A HAR W

STATE OF FLORIDA COUNTY OF GADSDEN

The foregoing instrument was acknowledged before me this 27 day of January, A.D., 2003, by LAWRENCE TAYLOR, who is personally known to me or who has produced 4/1/2

, as identification.

Name:
NOTARY PUBLIC, State of Florida at Large
My Commission Expires: 30 Jan 2004
Commission No. CC 93661

Robert Don Reed
Commission # CC 936617
Expires June 30, 2004
Bonded Thru
Atlantic Bonding Co., Inc.

PROPERTY APPRAISER'S PARCEL IDENTIFICATION NUMBER:

03/N3/1102 0000 19

Recorded in Public Records 06/19/2015 at 02:43 PM OR Book 7362 Page 1581, Instrument #2015046320, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$10.00

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Ken form

, State Registrar

Date Issued: **June 16, 2015** RE: 49324936+

THE ABOVE SIGNATURE CERTIFIES THAT THIS IS A TRUE AND CORRECT COPY OF THE OFFICIAL RECORD ON FILE IN THIS OFFICE

WARNING:

\*\*EXAMING:\*\*

\*\*EX



DH FORM 1947 (11/11)

"CERTIFICATION OF VITAL RECORD



Recorded in Public Records 02/18/2009 at 03:56 PM OR Book 6427 Page 303, Instrument #2009010612, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$10.00

### NOTICE OF LIEN FOR FINE AND/OR RESTITUTION IMPOSED PURSUANT THE ANTI-TERRORISM AND EFFECTIVE DEATH PENALTY ACT OF 1996

#### UNITED STATES ATTORNEY'S OFFICE FOR THE WESTERN DISTRICT OF WISCONSIN

**Notice** is hereby given of a lien against the property of the defendant named below. Pursuant to Title 18, United States Code, Section 3613(c), a fine or an order of restitution imposed pursuant to the provisions of subchapter C of chapter 227 is a lien in favor of the United States upon all property belonging to the person fined or ordered to pay restitution. Pursuant to § 3613(d) a notice of lien shall be considered a notice of lien for taxes for the purposes of any State or local law providing for the filing of a tax lien. The lien arises at the time of the entry of judgment and continues until the liability is satisfied, remitted, or set aside, or until it becomes unenforceable pursuant to § 3613(b).

Name and Return Address United States Attorney's Office Attn: Financial Litigation Unit P.O. Box 1585 Madison, WI 53701-1585

Name of Defendant:

Ronald Vanderpol

Residence:

84 Cantering Hills Lane, Molino, FL 32577

Amount of Fine and/or Restitution:

\$3,025.00

Court Imposing Judgment: Western District of Wisconsin Case Number: 08-CR-130-C-01

Date of Entry of Judgment: December 18, 2008

Rate of Interest When Payment is Deferred by Court: N/A

If payment becomes past due, penalties totaling up to 25 percent of the principal amount past due may arise. 18 U.S.C. § 3612(g).

IMPORTANT RELEASE INFORMATION -- With respect to the lien listed above, this Notice shall operate as a certificate of release pursuant to 18 U.S.C. § 3613(b) on December 18, 2029.

Place of Filing:

Escambia County Register of Deeds, Pensacola, FL

This notice was prepared and signed at the United States Attorney's Office, 660 W. Washington Avenue, Suite 303, Madison, Wisconsin, on this 12th day of February, 2009.

> ERIK & PETERSON takes Attorney

DI L. LUEHRING

**Assistant United States Attorney**