

TO: Tax Collector of ESCAMBIA COUNTY: JANET HOLLEY

In accordance with the Florida Statutes, I,

HHL TAX LLC SBMUNI CUST FOR
PO BOX 37708
BALTIMORE, MD 21297

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

Certificate No.	Date	Legal Description
2014/ 9175	06-01-2014	LT 1 AND E 20 FT OF LT 2 BLK 9 MAXENT TRACT OR 5106 P 136 CA 96

I agree to pay all delinquent taxes, redeem all outstanding tax 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 report 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.

Electronic signature on file

Applicant's Signature

04-19-2016

Date

16-093

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1600080

Date of Tax Deed Application

Apr 19, 2016

This is to certify that **HHL TAX LLC SBMUNI CUST FOR**, holder of **Tax Sale Certificate Number 2014 / 9175**, Issued the 1st Day of June, 2014 and which encumbers the following described property in the county of Escambia, State of Florida, to wit: **15-2352-000**

Cert Holder:

HHL TAX LLC SBMUNI CUST FOR
PO BOX 37708
BALTIMORE, MD 21297

Property Owner:

PRECIOUS PROPERTIES LLC
7 N COYLE ST
PENSACOLA, FL 32502
 LT 1 AND E 20 FT OF LT 2 BLK 9 MAXENT TRACT OR 5106 P 136
 CA 96

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

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

Certificate Year/Number	Account Number	Sale Date	Face Amount of Certificate	Interest	Total
2014/9175	15-2352-000	06-01-2014	2,375.83	118.79	2,494.62

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

Certificate Year/Number	Account Number	Sale Date	Face Amount of Certificate	Tax Collector's Fee	Interest	Total
2015/9587	15-2352-000	06-01-2015	2,495.31	6.25	124.77	2,626.33

Amounts Certified by Tax Collector (Lines 1-7):**Total Amount Paid**

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant
2. Total of Delinquent Taxes Paid by Tax Deed Applicant
3. Total of Current Taxes Paid by Tax Deed Applicant
4. Ownership and Encumbrance Report Fee
5. Tax Deed Application Fee
6. Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S.
7. Total (Lines 1 - 6)

5,120.95
0.00
2454.58
200.00
175.00
7,950.53

Amounts Certified by Clerk of Court (Lines 8-15):**Total Amount Paid**

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

6.25

Done this the 25th day of April, 2016 Janet Holley, Tax Collector of Escambia County

Date of Sale: July 11, 2016

By *Candice Lewis*

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

15-2352-000 2014



Chris Jones

Escambia County Property Appraiser

[Real Estate Search](#)
[Tangible Property Search](#)
[Sale List](#)
[Amendment 1/Portability Calculations](#)
[Back](#)

 Navigate Mode ☒ Account ☐ Reference

[Printer Friendly Version](#)

General Information

Reference: 0005009080001009
Account: 152352000
Owners: PRECIOUS PROPERTIES LLC
Mail: 7 N COYLE ST
 PENSACOLA, FL 32502
Situs: 7 N COYLE ST 32502
Use Code: OFFICE, 1 STORY
Taxing Authority: PENSACOLA CITY LIMITS
Tax Inquiry: [Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Janet Holley
Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2015	\$21,375	\$102,342	\$123,717	\$123,717
2014	\$21,375	\$94,757	\$116,132	\$116,132
2013	\$21,375	\$87,531	\$108,906	\$108,906

[Disclaimer](#)
[Amendment 1/Portability Calculations](#)

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
03/2003	5106	136	\$140,000	WD	View Instr
07/1996	4011	162	\$85,000	WD	View Instr
08/1994	3624	482	\$100	WD	View Instr
07/1994	3611	880	\$60,000	WD	View Instr

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

2015 Certified Roll Exemptions

Legal Description

LT 1 AND E 20 FT OF LT 2 BLK 9 MAXENT TRACT OR
5106 P 136 CA 96

Extra Features

CONCRETE PAVING
WOOD FENCE

Parcel Information

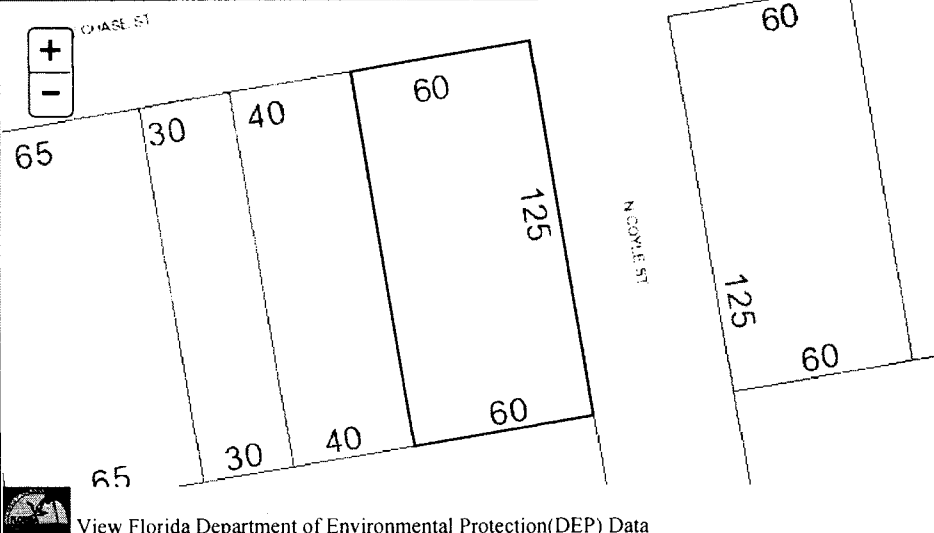
[Launch Interactive Map](#)

Section Map Id:
 CA096

Approx. Acreage:
 0.1722

Zoned:
 R-NC

Evacuation & Flood Information
[Open Report](#)



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

Buildings

Address: 7 N COYLE ST, Year Built: 1930, Effective Year: 1990

Structural Elements

DECOR/MILLWORK-AVERAGE
 DWELLING UNITS-1
 EXTERIOR WALL-SIDING-LAP.AAVG
 FLOOR COVER-PINE/SOFTWOOD
 FOUNDATION-WOOD/SUB FLOOR
 HEAT/AIR-CENTRAL H/AC

INTERIOR WALL-DRYWALL-DECORAT
NO. PLUMBING FIXTURES-5
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-GABL/HIP HI PTC
STORY HEIGHT-11
STRUCTURAL FRAME-WOOD FRAME

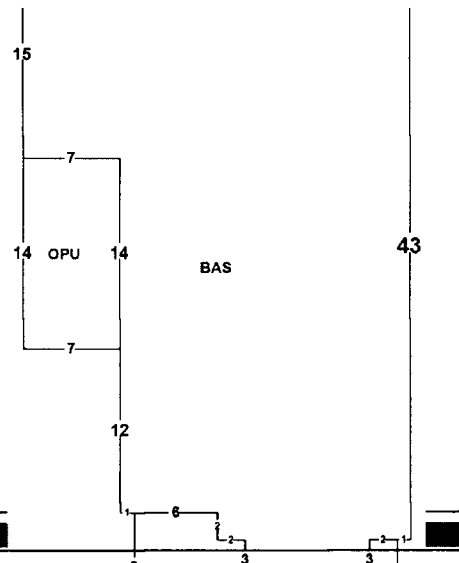
Areas - 1322 Total SF

BASE AREA - 1021

OPEN PORCH FIN - 99

OPEN PORCH UNF - 98

UTILITY FIN - 104



Year Built: 1950, Effective Year: 1985

Structural Elements

DECOR/MILLWORK-AVERAGE

DWELLING UNITS-1

EXTERIOR WALL-SIDING-LAP.AAVG

FLOOR COVER-CARPET

FOUNDATION-SLAB ON GRADE

HEAT/AIR-CENTRAL H/AC

INTERIOR WALL-DRYWALL-PLASTER

NO. PLUMBING FIXTURES-2

NO. STORIES-1

ROOF COVER-DIMEN/ARCH SHNG

ROOF FRAMING-GABLE

STORY HEIGHT-8

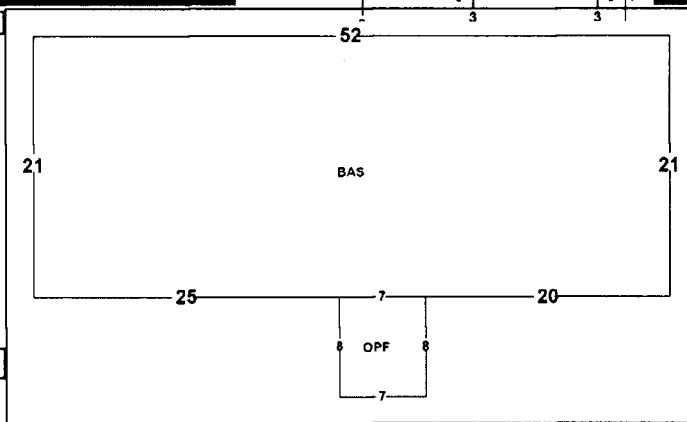
STRUCTURAL FRAME-MASONRY

PIL/STL

Areas - 1148 Total SF

BASE AREA - 1092

OPEN PORCH FIN - 56



Images



4/19/12



4/19/12

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: 04/26/2016 (tc.7096)

Commercial Lease Agreement
Addendum #2

Date: 1 July 2010

Property Address: 7 N. Coyle Street, Pensacola, Escambia County, FL 32502

Owner: Precious Properties, LLC

Tenant: Florida State Employees Federal Credit Union

Term

2. **TERM.** By Agreement of the Owner and Tenant, the Lease Term is to be extended for two (2) years, as follows: Year one (1) of the extension commencing on the 1st day of August 2010, and ending on the 31st day of July, 2011; Year two (2) of the extension commencing on the 1st day of August 2011, and ending on the 31st day of July, 2012. The Tenant shall have the option to extend the term of this lease for an additional one (1) year (commencing on the 1st day of August 2012, and ending on the 31st day of July 2013). Tenant shall exercise this option by notifying the Owner, in writing, no later than March 31, 2012, of the Tenant's intent to extend the term for the additional year. Unless otherwise provided by the Owner, all written notices and communications shall be sent to the Owners at the following two (2) addresses: Precious Properties, LLC, 7 N. Coyle Street, Pensacola, FL 32502; and Precious Properties, LLC, 9654 Quail Hollow Drive, Pensacola, FL 32514.

Rent


3. **RENT.** The total rent shall be payable as follows: \$2100.00, in advance, per month for year one (1) of the extension. The total rent for year two (2) of the extension shall be payable as follows: \$2200.00, in advance, per month. Should Tenant desire to extend the lease term for an additional year as referenced above, year three (3) of the extension will be subject to no less than 5% escalation and not greater than 5% escalation. Owner agrees to provide a basis for any escalation.

Sale of Property


If the property is sold by Owner prior to the expiration of the term of the Commercial Lease Agreement (and this Addendum), any such purchase/sale agreement will include a specific provision that the purchaser would be assuming the Commercial Lease Agreement between the Owner and Tenant.

All of terms and conditions of the presently existing Commercial Lease Agreement between the Parties shall remain in full force and effect unless and until modified in writing, signed by both parties.

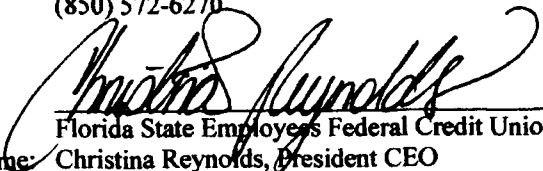
Date: 8/6/10

Owner: 
Printed Name: Christopher R. Johnson, Owner
Precious Properties, LLC
Address: 7 N. Coyle Street
Pensacola, FL 32502
Phone: (850) 433-8529

Date: 8/6/10

Owner: 
Printed Name: Kristie R. K. Johnson, Owner
Precious Properties, LLC
Address: 9654 Quail Hollow Blvd.
Pensacola, FL 32514
Phone: (850) 572-6270

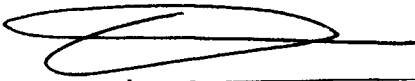
Acceptance:
Date: July 20, 2010

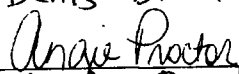
Tenant: 
Printed Name: Christina Reynolds, President CEO
Address: P.O. Box 11003
Pensacola, FL 32524
Phone: (850) 474-1400

SAID MORTGAGE AT THE TIME AND IN THE MANNER THEREIN CONTEMPLATED AND DO FURTHER AGREE TO PERFORM, COMPLY WITH AND ABIDE BY EACH AND EVERY ONE OF THE STIPULATIONS, AGREEMENTS, COVENANTS AND CONDITIONS OF SAID MORTGAGE, HEREBY RATIFYING AND CONFIRMING THE DUE AND PROPER EXECUTION THEREOF.

IN WITNESS WHEREOF, THE UNDERSIGNED HAVE HEREUNTO SET THEIR HANDS AND SEALS THIS 20th DAY OF APRIL, 2004.

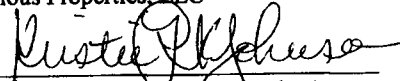
SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF:



Denis Brastaw


Angie Proctor

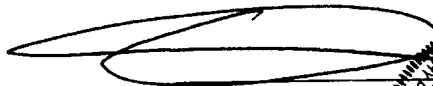
Precious Properties, LLC

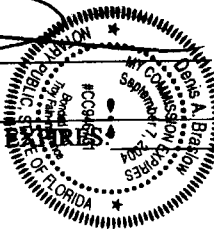
BY: 

Kristie R.K. Johnson, Sole Member/
Manager

STATE OF FLORIDA
COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 20th OF APRIL, 2004 BY Kristie R.K. Johnson, Sole Member/Manager of Precious Properties, LLC, WHO IS PERSONALLY KNOWN TO ME OR WHO HAS PRODUCED
FLORIDA DRIVERS LICENSE(S) AS IDENTIFICATION.


NOTARY PUBLIC
PRINTED NAME:
MY COMMISSION



RCD Apr 28, 2004 01:21 pm
Escambia County, Florida

ERNIE LEE MASHA
Clerk of the Circuit Court
INSTRUMENT 2004-232676

1050
✓ THIS INSTRUMENT PREPARED BY:
DENIS A. BRASLOW, ATTORNEY AT LAW
917 North 12th Avenue
Pensacola, FL 32501

ADDITIONAL ADVANCE AND MORTGAGE MODIFICATION AGREEMENT

FOR VALUE RECEIVED, THE UNDERSIGNED PROMISE TO PAY TO THE ORDER OF **BANK OF PENSACOLA**, A CORPORATION UNDER THE LAWS OF THE STATE OF FLORIDA, (HEREAFTER, "BANK") AT THE OFFICE OF SAID BANK IN ESCAMBIA COUNTY, FLORIDA, THE SUM OF EIGHTY FOUR THOUSAND EIGHT HUNDRED THREE AND 01/100 DOLLARS (\$84,803.01) IN THE MANNER AND WITH INTEREST AS HEREINAFTER INDICATED.

THIS AGREEMENT EVIDENCES AN ADDITIONAL ADVANCE MADE AT THE OPTION OF "BANK" TO THAT CERTAIN MORTGAGE TO "BANK" DATED THE 28TH DAY OF MARCH, 2003, AND RECORDED IN OFFICIAL RECORDS BOOK 5106 AT PAGE 138 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA. IT IS AGREED THAT THE ABOVE STATED AMOUNT, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, SHALL BE ADDED TO THE UNPAID BALANCE OF THE INDEBTEDNESS SECURED BY SAID MORTGAGE AND THAT THE TOTAL AMOUNT OF PRINCIPLE INDEBTEDNESS, INCLUDING THE ADDITIONAL ADVANCE EVIDENCED HEREBY, IS THE SUM OF TWO HUNDRED EIGHTEEN THOUSAND AND NO/100 DOLLARS (\$218,000.00), WHICH SUM THE UNDERSIGNED PROMISES TO PAY ACCORDING TO THE TERMS OF SAID NOTES.

IF DEFAULT OCCURS HEREUNDER, THE ENTIRE PRINCIPLE AND ACCRUED INTEREST SECURED BY SAID MORTGAGE, INCLUDING THIS ADDITIONAL ADVANCE, AND ALL OTHER SUMS AND/OR INDEBTEDNESS, THE PAYMENT OF WHICH IS SECURED BY SAID MORTGAGE, AND ACCRUED INTEREST, SHALL AT ONCE BECOME DUE AND PAYABLE WITHOUT NOTICE AT THE OPTION OF "BANK". FAILURE TO EXERCISE THIS OPTION SHALL NOT CONSTITUTE A WAIVER OF THE RIGHT TO EXERCISE THE SAME IN THE EVENT OF A SUBSEQUENT DEFAULT.

IF ALL OR ANY PART OF THE MORTGAGED PROPERTY OR ANY INTEREST THEREIN IS SOLD OR TRANSFERRED BY MORTGAGOR WITHOUT "BANK'S" PRIOR WRITTEN CONSENT, "BANK" MAY, AT IT'S OPTION DECLARE ALL THE SUMS SECURED BY THIS MORTGAGE TO BE IMMEDIATELY DUE AND PAYABLE.

ALL PERSONS NOW OR HEREAFTER BECOMING PARTIES HERETO SEVERALLY WAIVE DEMAND, NOTICE OF NON-PAYMENT AND PROTEST, AND JOINTLY AND SEVERALLY AGREE TO PAY REASONABLE ATTORNEYS FEES AND ALL OTHER COSTS FOR MAKING COLLECTION IF DEFAULT OCCURS HEREUNDER AND THIS INSTRUMENT IS PLACED IN THE HANDS OF ANY ATTORNEY FOR COLLECTION.

THE UNDERSIGNED CERTIFY THAT THEY ARE THE OWNERS OF THE PROPERTY DESCRIBED IN SAID MORTGAGE AND THAT THERE ARE NO OTHER LIENS OR CLAIMS AGAINST SAID PROPERTY OTHER THAN THE LIEN OF SAID MORTGAGE. THEREFORE, IN CONSIDERATION OF THE PREMISES AND OF "BANK" MAKING THE ADVANCE EVIDENCED HEREBY, THE UNDERSIGNED HEREBY ACKNOWLEDGE, COVENANT, AND AGREE THAT SAID MORTGAGE SECURES THE PAYMENT OF THE ADVANCE EVIDENCED HEREBY AS WELL AS OTHER INDEBTEDNESS, AND THAT SAID MORTGAGE IS BINDING UPON THEM, THEIR HEIRS, ASSIGNS AND LEGAL REPRESENTATIVES, AND IS A VALID FIRST LIEN UPON THE SECURITY PROPERTY DESCRIBED THEREIN AND HEREIN, AND THE UNDERSIGNED HEREBY ASSUME PERSONAL LIABILITY FOR AND AGREE TO PAY OFF INDEBTEDNESS SECURED BY

EXHIBIT "A"

Lot 1 and the East 20 feet of Lot 2, Block 9, in the Maxent Tract,
City of Pensacola, State of Florida, according to said City
copyrighted by Thomas C. Watson in 1906.

RCD Apr 04, 2003 01:56 pm
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2003-078899

24. **Mandatory Arbitration.** Any controversy or claim between or among the parties hereto including but not limited to those arising out of or relating to this Mortgage or any related agreements or instruments, including any claim based on or arising from an alleged tort, shall be determined by binding arbitration in accordance with the Federal Arbitration Act (or if not applicable, the applicable state law), the Rules of Practice and Procedure for the Arbitration of Commercial Disputes of Judicial Arbitration and Mediation Services, Inc. (J.A.M.S.), and the "Special Rules" set forth below. In the event of any inconsistency, the Special Rules shall control. Judgment upon any arbitration award may be entered in any court having jurisdiction. Any party to this Mortgage may bring an action, including a summary or expedited proceeding, to compel arbitration of any controversy or claim to which this agreement applies in any court having jurisdiction over such action.

(a) **Special Rules.** This arbitration shall be conducted in Escambia County, Florida and administered by Endispute, Inc. d/b/a J.A.M.S./Endispute who will appoint an arbitrator; if J.A.M.S./Endispute is unable or legally precluded from administering the arbitration, then the American Arbitration Association will serve. All arbitration hearings will be commenced within 90 days of the demand for arbitration; further, the arbitrator shall only, upon a showing of cause, be permitted to extend the commencement of such hearing for up to an additional 60 days.

(b) **Reservation of Rights.** Nothing in this Mortgage shall be deemed to (i) limit the applicability of any otherwise applicable statutes of limitation or repose and any waivers contained in this Mortgage; of (ii) be a waiver by Lender of the protection afforded to it by U.S.C. Sec. 91 or any substantially equivalent state law; or (iii) limit the right of Lender (A) to exercise self help remedies such as (but not limited to) setoff, or (B) to foreclose against any real or personal property collateral, or (C) to obtain from a court provisional or ancillary remedies such as (but not limited to) injunctive relief or the appointment of a receiver. The Bank may exercise such self help rights, foreclose upon such property, or obtain such provisional or ancillary remedies before, during or after the pendency of any arbitration proceeding brought pursuant to this Mortgage. At Bank's option, foreclosure under a deed of trust or mortgage may be accomplished by any of the following: the exercise of a power of sale under the Security Instrument, or by judicial sale under the Security Instrument, or by judicial foreclosure. Neither this exercise of self help remedies nor the institution nor maintenance of an action for foreclosure or provisional or ancillary remedies shall constitute a waiver of the right of any party, including the claimant in any such action, to arbitrate the merits of the controversy or claim occasioning resort to such remedies.

IN WITNESS WHEREOF, the undersigned has executed this instrument the date and year first above written.

Signed, sealed and delivered
in the presence of:

Print/Type Name: Denis A. Braslow

Print/Type Name: Mary K. Pait

PRECIOUS PROPERTIES, LLC

By: Kristie R.K. Johnson
Kristie R.K. Johnson, Sole Member/
Manager

STATE OF FLORIDA
COUNTY OF Escambia

The foregoing instrument was acknowledged before me this 28 day of March, 2003, by Kristie R.K. Johnson, as Sole Member/Manager of Precious Properties, LLC. He/She is personally known to me or has produced FLORIDA DRIVERS LICENSE(S) as identification and did not take an oath.



STATE OF FLORIDA

COUNTY OF _____

Notary Public, State of Florida
Print/Type Name:
My Commission Expires:

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by _____, as general partner of _____, a [limited] [general] partnership, on behalf of the partnership. He/She is personally known to me or has produced _____ as identification and did not take an oath.

Notary Public, State of Florida
Print/Type Name:
My Commission Expires:

37.50
466.20
266.40

OR BK 5106 PGO138
Escambia County, Florida
INSTRUMENT 2003-078899

This instrument prepared by:
DENIS A. BRASLOW
Attorney at Law
917 N. 12th Avenue
Pensacola, FL 32501

NTS DOC STAMPS PD @ ESC CO \$ 466.20
04/04/03 ERNIE LEE JAGHWA, CLERK
By: *[Signature]*

INTANGIBLE TAX PD @ ESC CO \$ 266.40
04/04/03 ERNIE LEE JAGHWA, CLERK
By: *[Signature]*

MORTGAGE AND SECURITY AGREEMENT

This Mortgage, made this 28th day of March, 2003, between PRECIOUS PROPERTIES, LLC ("Mortgagor"), whose address is 920 N. Spring St, Pensacola, FL 32501 and BANK OF PENSACOLA ("Mortgagee"), whose address for notices under this Mortgage is 400 West Garden Street, Pensacola, FL 32501.

WITNESSETH:

WHEREAS, Mortgagor and Mortgagee have entered into that certain loan agreement ("Loan Agreement"), of even date, which by reference is made a part hereof to the same extent as though set out in full herein; and

WHEREAS, Mortgagor is indebted to Mortgagee in the principal sum of One Hundred Thirty Three Thousand Two Hundred and no/100 - Dollars (\$ 133,200.00) together with interest thereon, as evidenced by that certain promissory note of even date herewith, executed by Mortgagor and delivered to Mortgagee, the final payment of which is due on or before September 28, 2003, (the "Note", which term includes any modifications, renewal, extension or alteration thereof), which by reference is made a part hereof to the same extent as though set out in full herein;

NOW, THEREFORE, to secure the performance by Mortgagor of all covenants and conditions of the Note, this Mortgage, and all other instruments securing the Note, and all existing or future notes, loans, guaranties, or other indebtedness owed by Mortgagor, or either or any of them, to Mortgagee, including all future advances, obligatory or otherwise, notwithstanding that such indebtedness is secured by other mortgages, all sums advanced by Mortgagee for the benefit of Mortgagor under any other instrument or otherwise, including without limitation, any amounts paid by Mortgagee under any letters of credit issued by Mortgagee for the benefit of Mortgagor, and including all expenses or obligations incurred by Mortgagee pursuant to any existing or future mortgage, loan or security agreement, and in order to charge the properties, interests and rights hereinafter described with such payment and performance and for and in consideration of the sum of Ten and no/100 Dollars (\$10.00), Mortgagor does hereby grant, bargain, sell, assign, transfer, convey and mortgage to Mortgagee and, where applicable, grant a security interest in:

I. THE MORTGAGED PROPERTY

(A) That certain land in the County of Escambia, State of Florida, having a street address of 7 Coyle Street, Pensacola, FL 32501, and more particularly described as follows:

See Exhibit A attached hereto and incorporated herein

(the "Land"), to have and to hold the same, together with each and every tenement, hereditament, easement, right, power, privilege, immunity and appurtenance thereunto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, and also the estate, right, title, interest, homestead, right of dower, separate estate, property, possession and claim whatsoever in law as well as in equity of Mortgagor of, in and to the same in every part and parcel thereof unto Mortgagee in fee simple.

(B)(i) All goods which are now or hereinafter affixed and goods which are to become affixed to the Land, in which Mortgagor now or hereafter has any rights; (ii) all inventory and all materials now or hereafter delivered to the Land for use in any way thereon, in which Mortgagor now or hereafter has any rights; (iii) all accounts receivable, general intangibles, actions and rights in action, in which Mortgagor now or hereafter has any rights including all rights of Mortgagor under all contracts with any architect, engineer, surveyor, subcontractor and materials supplied in connection with the Land, all of which contracts are hereby assigned to the Mortgagee, together with all plans, specifications, drawings, schedules and copyrights included therein, all rights to insurance policies and proceeds, all licenses, building and business permits, and all utility reservations and rights to receive utility services and all rights to and under fees or charges paid by Mortgagor or on its behalf in connection with the Land; (iv) all equipment, including parts, accessories, attachments, special tools, additions and accessions thereto, in which Mortgagor now has or hereafter acquires any rights, used or useful in connection with the Land; and (v) all proceeds, products, replacements, additions, substitutions, renewals and accessions of any of the foregoing items. This Mortgage is a self-operative security agreement with respect to the above described property, but Mortgagor agrees to execute and deliver on demand such other security agreements, financing statements and other instruments as Mortgagee may request in order to perfect its security interest or to impose the lien hereof more specifically upon any of such property. Mortgagee shall have all the rights and remedies in addition to those specified herein of a secured party under the Florida Uniform Commercial Code.

(C) All buildings, structures, and improvements, rents, issues, profits, revenue, income, proceeds, and other benefits flowing or derived from the property described in paragraphs (A) and (B) hereof, together with all leases thereof now made or hereafter entered into, whether written or verbal, provided however, that permission is hereby given to Mortgagor so long as no default has occurred hereunder, to collect, receive, and use such benefits from the property as they become due and payable, but not in advance thereof.

(D) All contract rights, commissions, money, deposits, certificates of deposit, letters of credit, documents, instruments, chattel paper, accounts, and general intangibles (as such terms are from time to time defined in the Uniform Commercial Code as adopted

**RESIDENTIAL SALES
ABUTTING ROADWAY MAINTENANCE DISCLOSURE**

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. Note: Acceptance for filing by County Employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

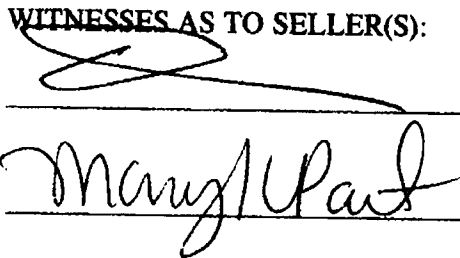
Name of Roadway: 7 North Coyle Street

Legal Address of Property: 7 North Coyle Street, Pensacola, FL 32501

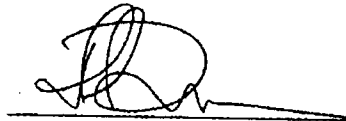
The County (X) has accepted () has not accepted the abutting roadway for maintenance.

This form completed by: Denis A. Braslow, Attorney at Law
917 N. 12th Avenue
Pensacola, FL 32501

WITNESSES AS TO SELLER(S):



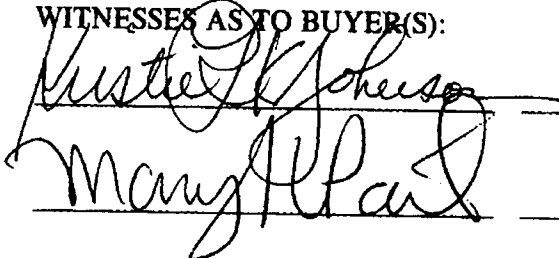
Mary H. Paul



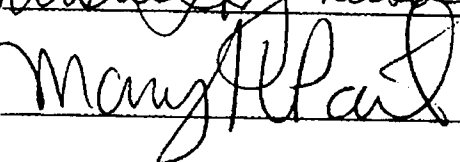
RCD Apr 04, 2003 01:56 pm
Escambia County, Florida

ERNIE LEE MABAH
Clerk of the Circuit Court
INSTRUMENT 2003-078898

WITNESSES AS TO BUYER(S):



Kristie Johnson



THIS FORM IS APPROVED BY THE
ESCAMBIA COUNTY BOARD OF COUNTY
COMMISSIONERS

10.50
980

OR BK 5106 PGO136
Escambia County, Florida
INSTRUMENT 2003-078898

DEED DOC STAMPS PD @ ESC CO \$ 980.00
04/04/03 EDITE LEE #108888 CLERK
By: Sally Smith

This instrument prepared by:
✓ Denis A. Braslow
Attorney at Law
917 N. 12TH AVE
Pensacola, FL 32501

Parcel ID Number: 00-0S-00-9080-001-009

Grantee #1 TIN:

Grantee #2 TIN:

Warranty Deed

This Indenture, Made this 28th day of March, 2003 A.D., Between
Duncan McCall, Inc., successor by merger to The Ideas Network, Inc., a
corporation existing under the laws of the State of Florida
of the County of _____, State of _____, grantor, and
Precious Properties, LLC, a limited liability company, existing under
the laws of the State of Florida
whose address is: 920 North Spring Street, Pensacola, FL 32501

of the County of Escambia, State of Florida, grantee.

Witnesseth that the GRANTOR, for and in consideration of the sum of
-----TEN DOLLARS (\$10)----- DOLLARS,
and other good and valuable consideration to GRANTOR in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, has
granted, bargained and sold to the said GRANTEE and GRANTEE'S heirs, successors and assigns forever, the following described land, situate,
lying and being in the County of Escambia State of Florida to wit:

Lot 1 and the East 20 feet of Lot 2, Block 9, in the Maxent Tract,
City of Pensacola, State of Florida, according to said City
copyrighted by Thomas C. Watson in 1906.

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

In Witness Whereof, the grantor has hereunto set its hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Duncan McCall, Inc., successor by
merger to The Ideas Network, Inc.

By: [Signature] (Seal)
John M. Duncan, President
P.O. Address:

[Signature]
Denis A. Braslow
Witness

[Signature]
Mary K. Pais
Witness

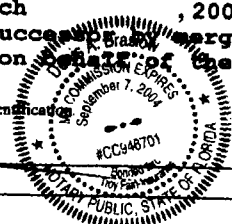
STATE OF Florida
COUNTY OF

(Corporate Seal)

The foregoing instrument was acknowledged before me this 28th day of March, 2003 by
John M. Duncan, President of Duncan McCall, Inc., successor by merger
to The Ideas Network, Inc., a Florida Corporation, on _____ of the
corporation

he is personally known to me or he has produced his Florida driver's license as identified

Printed Name:
Notary Public
My Commission Expires:



SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsgr@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 7-11-2016

TAX ACCOUNT NO.: 15-2352-000

CERTIFICATE NO.: 2014-9175

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

YES NO

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

 X Notify Escambia County, 190 Governmental Center, 32502

 X Homestead for tax year.

Precious Properties, LLC
7 N. Coyle St.
Pensacola, FL 32502

Florida State Employees Federal
Credit Union
P.O. Box 11003
Pensacola, FL 32524

Coastal Bank & Trust
formerly Bank of Pensacola
125 W. Romana St.
Pensacola, FL 32502

Certified and delivered to Escambia County Tax Collector,
this 27th day of April, 2016.

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.: 12606

April 27, 2016

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

1. Mortgage executed by Precious Properties, LLC to Coastal Bank & Trust formerly Bank of Pensacola, dated 03/28/2003 and recorded in Official Record Book 5106 on page 138 of the public records of Escambia County, Florida. given to secure the original principal sum of \$133,200.00. Additional Advance Agreement recorded in O.R. Book 5394, page 60. Assignment of Rents and Leases recorded in O.R. Book 5106, page 146.
2. Commercial Lease Agreement between Precious Properties LLC and Florida State Employees Credit Union recorded in O.R. Book 6731, page 622.
3. Taxes for the year 2013-2015 delinquent. The assessed value is \$123,717.00. Tax ID 15-2352-000.

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.

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 12606

April 27, 2016

**Lot 1 and the East 20 feet of Lot 2, Block 9, Maxent Tract, City of Pensacola, Escambia County, Florida,
according to the map of said City copyrighted by Thomas C. Watson in 1906.**

16-093

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.: 12606

April 27, 2016

Escambia County Tax Collector

P.O. Box 1312

Pensacola, Florida 32591

Pursuant to your request, the Company has caused a search to be made of the Public Records of Escambia County, Florida, solely as revealed by records maintained from 04-27-1996, through 04-27-2016, and said search reveals the following:

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

Precious Properties, LLC

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

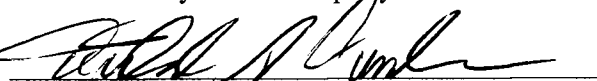
4. Taxes:

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: 

April 27, 2016

WARNING

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 July 11, 2016, 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 **HHL TAX LLC SBMUNI CUST FOR** holder of Tax Certificate No. **09175**, issued the **1st** day of **June, A.D., 2014** 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:

LT 1 AND E 20 FT OF LT 2 BLK 9 MAXENT TRACT OR 5106 P 136 CA 96

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 152352000 (16-093)

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

PRECIOUS PROPERTIES LLC

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 **second** Monday in the month of July, which is the **11th** day of **July 2016**.

Dated this 8th day of June 2016.

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.

Post Property:

7 N COYLE ST 32502



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

By:
Emily Hogg
Deputy Clerk

WARNING

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 July 11, 2016, 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.

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Dated this 9th day of June 2016.


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Personal Services:

PRECIOUS PROPERTIES LLC
7 N COYLE ST
PENSACOLA, FL 32502

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By: 
Emily Hogg
Deputy Clerk

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 09175 of 2014

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on June 8, 2016, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

PRECIOUS PROPERTIES LLC 7 N COYLE ST PENSACOLA, FL 32502	COASTAL BANK & TRUST FORMERLY BANK OF PENSACOLA 125 W ROMANA ST PENSACOLA FL 32502
FLORIDA STATE EMPLOYEES FEDERAL CREDIT UNION PO BOX 11003 PENSACOLA FL 32524	PRECIOUS PROPERTIES LLC 920 NORTH SPRING STREET PENSACOLA FL 32501
PRECIOUS PROPERTIES LLC 9654 QUAIL HOLLOW BLVD PENSACOLA FL 32514	

WITNESS my official seal this 8th day of June 2016.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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 July 11, 2016, 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.

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SECTION 00, TOWNSHIP 0 S, RANGE 00 W

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Personal Services:

PRECIOUS PROPERTIES LLC
7 N COYLE ST
PENSACOLA, FL 32502

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

16-093

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO16CIV027797NON

Agency Number: 16-008713

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 09175 2014

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: PRECIOUS PROPERTIES LLC

Defendant:

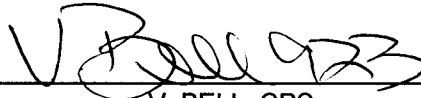
Type of Process: NOTICE OF APPLICATION FOR TAX DEED

CORPORATE

Received this Writ on 6/8/2016 at 2:12 PM and served same on PRECIOUS PROPERTIES LLC , in ESCAMBIA COUNTY, FLORIDA, at 8:30 AM on 6/13/2016 by delivering a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me, to CHRISTOPHER JOHNSON, as PRESIDENT, of the within named corporation, in the absence of any higher ranking corporate officer pursuant to Chapter 48.081 (1), of the Florida Statutes.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____



V. BELL, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: NDSCHERER

WARNING

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NOTICE OF APPLICATION FOR TAX DEED

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LT 1 AND E 20 FT OF LT 2 BLK 9 MAXENT TRACT OR 5106 P 136 CA 96

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 152352000 (16-093)

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Dated this 8th day of June 2016.

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.

Post Property:

7 N COYLE ST 32502



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

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

16-093

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO16CIV027702NON

Agency Number: 16-008656

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT # 09175 2014

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: IN RE PRECIOUS PROPERTIES LLC

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 6/8/2016 at 2:13 PM and served same at 8:30 AM on 6/13/2016 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: _____



V. BELL, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: NDSCHERER

Search Property	Property Sheet	Lien Holder's	Redeem	Forms	Courtview	Benchmark
Redeemed From Sale						



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

Tax Deed - Redemption Calculator

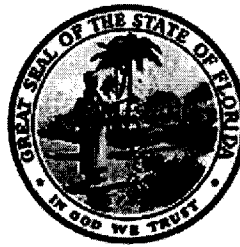
Account: 152352000 Certificate Number: 009175 of 2014

Redemption ☐ Yes ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="07/11/2016"/>	Redemption Date <input type="text" value="06/23/2016"/>
Months	3	2
Tax Collector	<input type="text" value="\$7,950.53"/>	<input type="text" value="\$7,950.53"/>
Tax Collector Interest	\$357.77	\$238.52
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$8,314.55	<input type="text" value="\$8,195.30"/> TC
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$20.25	<input type="text" value="\$13.50"/>
Total Clerk	\$470.25	<input type="text" value="\$463.50"/> CH
Postage	<input type="text" value="\$26.70"/>	<input type="text" value="\$26.70"/>
Researcher Copies	<input type="text" value="\$8.00"/>	<input type="text" value="\$8.00"/>
Total Redemption Amount	\$8,819.50	\$8,693.50
	Repayment Overpayment Refund Amount	<input type="text" value="\$126.00"/> + 40.00 = <input type="text" value="\$166.00"/> redeemer

Notes

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 # 2014 TD 009175
Redeemed Date 06/23/2016
Name Chris Johnson

Clerk's Total = TAXDEED	\$470.25
Due Tax Collector = TAXDEED	\$8,314.55
Postage = TD2	\$26.70
ResearcherCopies = TD6	\$8.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
------	--------	------	-------------	------------	------------

FINANCIAL SUMMARY

No Information Available - See Dockets

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**

16-093
**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: 152352000 Certificate Number: 009175 of 2014**

Payor: Chris Johnson Date 06/23/2016

Clerk's Check # 2650077
Tax Collector Check # 1

Clerk's Total	\$470.25
Tax Collector's Total	\$8,314.55
Postage	\$26.70
Researcher Copies	\$8.00
Total Received	\$8,819.50

**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>**

PRECIOUS PROPERTIES LLC [16-093]
7 N COYLE ST
PENSACOLA, FL 32502

9171 9690 0935 0128 0359 43

COASTAL BANK & TRUST
FORMERLY BANK OF PENSACOLA
[16-093]
125 W ROMANA ST
PENSACOLA FL 32502

9171 9690 0935 0128 0359 36

FLORIDA STATE EMPLOYEES
FEDERAL CREDIT UNION [16-093]
PO BOX 11003
PENSACOLA FL 32524

9171 9690 0935 0128 0359 50

PRECIOUS PROPERTIES LLC [16-093]
920 NORTH SPRING STREET
PENSACOLA FL 32501

9171 9690 0935 0128 0813 15

*returned - unable
to forward*

PRECIOUS PROPERTIES LLC [16-093]
9654 QUAIL HOLLOW BLVD
PENSACOLA FL 32514

9171 9690 0935 0128 0810 01

*owner called on 6/15/16
& Sheriff served on 6/13/16*

14/009175

CERTIFIED MAIL™

Pam Childers

Clerk of the Circuit Court & Comptroller
Official Records
221 Palafox Place, Suite 110
Pensacola, FL 32502



9171 9690 0935 0128 0810 01

ANK

NEOPOST
06/08/2016
FIRST-CLASS MAIL
US POSTAGE \$005.11

ZIP 32502
041M11272965

PRECIOUS PROPERTIES, LLC [16-093]
9654 QUAIL HOLLOW BLVD
PENSACOLA FL 32514

322 FE 1

0006/13/16

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

BC: 32502583335 *2187-01222-08-43
32502583335



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

July 1, 2016

HHL TAX LLC SBMUNI CUST FOR
PO BOX 37708
BALTIMORE MD 21297

Dear Certificate Holder:

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

TAX CERT	APP FEES	INTEREST	TOTAL
2014 TD 009175	\$450.00	\$13.50	\$463.50

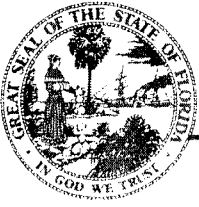
TOTAL \$463.50

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:

Emily Hogg
Tax Deed Division



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

July 1, 2016

CHRIS JOHNSON
7 N COYLE ST
PENSACOLA FL 32502

Dear Redeemer,

The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property was redeemed by you. A refund of unused fees/interest is enclosed.

If you have any questions, please feel free to give me a call.

CERTIFICATE NUMBER

REFUND

2014 TD 009175

\$166.00

TOTAL \$166.00

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division

THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 2014

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **HHL TAX LLC SBMUNI CUST** FOR holder of Tax Certificate No. 09175, issued the 1st day of June, A.D., 2014 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:

LT 1 AND E 20 FT OF LT 2 BLK 9
MAXENT TRACT OR 5106 P 136 CA 96

SECTION 00, TOWNSHIP 0 S, RANGE
00 W

TAX ACCOUNT NUMBER
152352000 (16-093)

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

PRECIOUS PROPERTIES LLC

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 second Monday in the month of July, which is the 11th day of July 2016.

Dated this 8th day of June 2016.

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
As Clerk of the Circuit Court
Of Escambia County, Florida

By: Emily Hogg
Deputy Clerk

4wr6/8-6/29TD

Before the undersigned authority personally appeared Malcolm G. Ballinger who under oath says that he is Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2014 TD 09175 in the Escambia Court was published in said newspaper in and was printed and released on the start date of 6-8-16 and end date of 7-5-16.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication of the said newspaper.

X

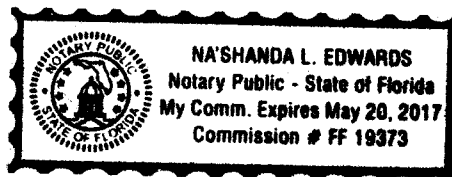
Malcolm G. Ballinger
MALCOLM G. BALLINGER, PUBLISHER

STATE OF FLORIDA
COUNTY OF Escambia

The foregoing instrument was acknowledged before me, Na'Shanda L. Edwards, this 30 day of June 2016, by Malcolm G. Ballinger, who is personally known to me.

X

Na'Shanda L. Edwards
NA'SHANDA L. EDWARDS, NOTARY PUBLIC



1410915

CERTIFIED MAIL™

Pam Childers

Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 110

Pensacola, FL 32502



9171 9690 0935 0128 0813 15

NEOPOST

06/08/2016

US POSTAGE

\$005.11¹⁵

FIRST-CLASS MAIL



ZIP 32502

041M11272965



UNCLAIMED

Handwritten: 4/6/16, 06/11/16, 06/11/16

PRECIOUS PROPERTIES LLC [16-093]

920 NORTH SPRING STREET

PENSACOLA FL 32501

RETURN TO SENDER
UNABLE TO FORWARD

BC: 3250258335

*2187-01268-08-43

3250205833



NOTICE

6-9

0607/03/16