

19-099

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1800545

Date of Tax Deed Application

Jul 30, 2018

This is to certify that **TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER**, holder of **Tax Sale Certificate Number 2016 / 9053**, Issued the 1st Day of June, 2016 and which encumbers the following described property in the county of Escambia County, State of Florida, to wit: **17-0305-000**

Cert Holder:

TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER
PO BOX 54347
NEW ORLEANS, LA 70154

Property Owner:

BRUNGART ROBIN ANN AMARO
3320 OVERTON RD
BIRMINGHAM, AL 35223

LT 17 BLK 1 SANTA ROSA VILLAS PB 8 P 22 OR 7144 P 1116 OR
 7144 P 1118 OR 7173 P 1674 SHEET 14

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

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

Certificate Year/Number	Account Number	Sale Date	Face Amount of Certificate	Interest	Total
2016/9053	17-0305-000	06/01/2016	7,207.38	360.37	7,567.75

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
2018/8997	17-0305-000	06/01/2018	7,736.79	6.25	386.84	8,129.88

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

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)

Total Amount Paid

15,697.63
 0.00
 0.00
 200.00
 175.00
 16,072.63

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

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

Total Amount Paid

6.25

Done this the 10th day of August, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: February 4, 2019

By

Camdace Lewis

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
 17-0305-000 2016

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800545

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER
PO BOX 54347
NEW ORLEANS, LA 70154,

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

Account Number	Certificate No.	Date	Legal Description
17-0305-000	2016/9053	06-01-2016	LT 17 BLK 1 SANTA ROSA VILLAS PB 8 P 22 OR 7144 P 1116 OR 7144 P 1118 OR 7173 P 1674 SHEET 14

I agree to:

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

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

Electronic signature on file
TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER
PO BOX 54347
NEW ORLEANS, LA 70154

07-30-2018
Application Date

Applicant's signature



Chris Jones

Escambia County Property Appraiser

Real Estate
Search

Tangible Property
Search

Sale
List

Amendment 1/Portability
Calculations

← Navigate Mode ☒ Account ☐ Reference

Printer Friendly Version

General Information

Reference: 282S261400017001
Account: 170305000
Owners: BRUNGART ROBIN ANN AMARO
Mail: 3320 OVERTON RD
 BIRMINGHAM, AL 35223
Situs: 1714 CALLE BONITA 32561
Use Code: SINGLE FAMILY - TOWNHOME
Taxing Authority: PENSACOLA BEACH
Tax Inquiry: [Open Tax Inquiry Window](#)
 Tax Inquiry link courtesy of Scott Lunsford
 Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2018	\$283,500	\$324,000	\$607,500	\$525,266
2017	\$215,000	\$277,000	\$492,000	\$477,515
2016	\$175,000	\$259,105	\$434,105	\$434,105

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

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

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
05/20/2014	7173	1674	\$475,000	LI	View Instr
03/03/2014	7144	1116	\$100	CJ	View Instr
02/27/2014	7144	1118	\$500,000	CJ	View Instr
08/1994	3642	323	\$280,000	LI	View Instr
05/1992	3167	326	\$230,000	LI	View Instr
05/1992	3167	324	\$100	LI	View Instr

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

2018 Certified Roll Exemptions

None

Legal Description

LT 17 BLK 1 SANTA ROSA VILLAS PB 8 P 22 OR 7144 P 1116
 OR 7144 P 1118 OR 7173 P 1674 SHEET 14

Extra Features

None

Parcel Information

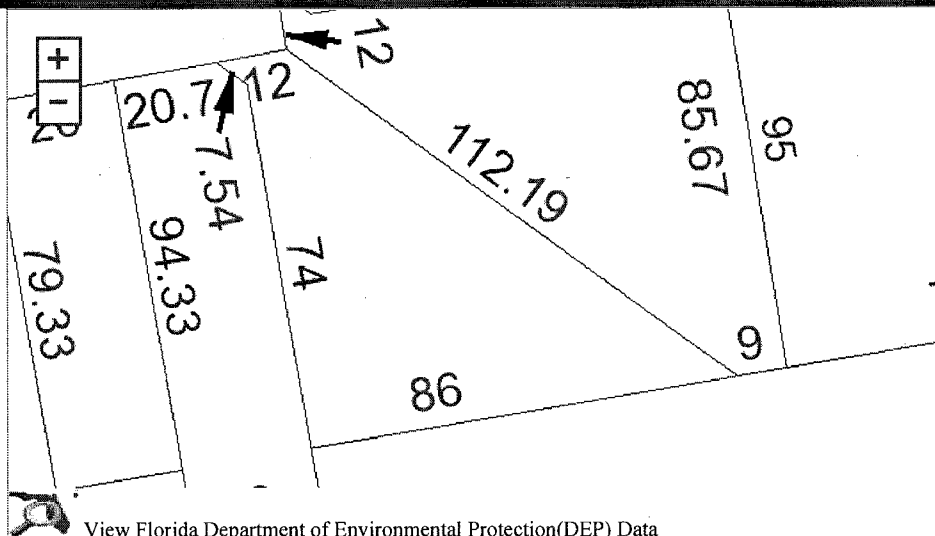
[Launch Interactive Map](#)

Section Map Id:
 PB014

Approx. Acreage:
 0.0870

Zoned:
 MDR-PB

Evacuation & Flood Information
[Open Report](#)




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

Buildings

Address: 1714 CALLE BONITA, Year Built: 1999, Effective Year: 1999

Structural Elements
DECOR/MILLWORK AVERAGE

DWELLING UNITS-1
EXTERIOR WALL-STUCCO
FLOOR COVER-CARPET
FOUNDATION-PILINGS
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-18
NO. STORIES-3
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-GABLE-HI PITCH
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

 Areas - 4766 Total SF

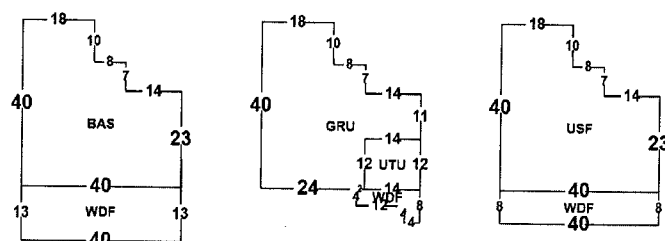
BASE AREA - 1282

GARAGE UNFIN - 1114

UPPER STORY FIN - 1282

UTILITY UNF - 168

WOOD DECK FIN - 920



Images



8/4/15

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: 08/14/2018 (tc. 2379)

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



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

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

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

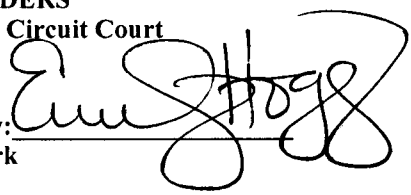
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 170305000 Certificate Number: 009053 of 2016**

Payor: ROBIN BRUNGART 3320 OVERTON RD BIRMINGHAM AL 35223 Date 11/29/2018

Clerk's Check #	5505189183	Clerk's Total	\$497.25
Tax Collector Check #	1	Tax Collector's Total	\$17,766.51
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	\$18,363.76

\$ 17,200.24

**PAM CHILDERS
Clerk of the Circuit Court**

Received By: 
Deputy Clerk

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

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



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

Case # 2016 TD 009053
Redeemed Date 11/29/2018

Name ROBIN BRUNGART 3320 OVERTON RD BIRMINGHAM AL 35223

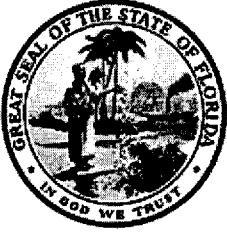
Clerk's Total = TAXDEED	\$497.25
Due Tax Collector = TAXDEED	\$17,766.51 \$ 17,200.24
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$40.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 170305000 Certificate Number: 009053 of 2016

Redemption ☐ No ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="02/04/2019"/>	Redemption Date <input type="text" value="11/29/2018"/>
Months	7	4
Tax Collector	<input type="text" value="\$16,072.63"/>	<input type="text" value="\$16,072.63"/>
Tax Collector Interest	\$1,687.63	\$964.36
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$17,766.51	<input type="text" value="\$17,043.24"/> <i>TC</i>
Record TDA Notice	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$47.25	\$27.00
Total Clerk	\$497.25	<input type="text" value="\$477.00"/> <i>CH</i>
Release TDA Notice	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$40.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$18,363.76	\$17,520.24
	Repayment Overpayment Refund Amount	\$843.52
Book/Page	<input type="text"/>	<input type="text"/>

Notes



Scott Lunsford • Escambia County Tax Collector

EscambiaTaxCollector.com



facebook.com/ECTaxCollector



twitter.com/escambiatc



SCAN TO PAY ONLINE

2018 Real Estate Property Taxes

Notice of Ad Valorem and Non-Ad Valorem Assessments

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
17-0305-000	B		282S261400017001

PROPERTY ADDRESS:

EXEMPTIONS:

BRUNGART ROBIN ANN AMARO
3320 OVERTON RD
BIRMINGHAM, AL 35223

1714 CALLE BONITA

PRIOR YEAR(S) TAXES OUTSTANDING

19-099

14/09053

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
COUNTY	6.6165	525,266	0	525,266	3,475.42
PUBLIC SCHOOLS					
BY LOCAL BOARD	2.1250	607,500	0	607,500	1,290.94
BY STATE LAW	4.2000	607,500	0	607,500	2,551.50
WATER MANAGEMENT	0.0338	525,266	0	525,266	17.75
M.S.T.U. LIBRARY	0.3590	525,266	0	525,266	188.57
TOTAL MILLAGE	13.3343			AD VALOREM TAXES	\$7,524.18

LEGAL DESCRIPTION

NON-AD VALOREM ASSESSMENTS

LT 17 BLK 1 SANTA ROSA VILLAS PB 8 P 22 OR
7144 P 1116 OR 7144 P 1118 OR 7173 P
See Additional Legal on Tax Roll

BB BEACH FIRE
BZ BEACH MSBU

201.38
212.12

NON-AD VALOREM ASSESSMENTS \$413.50

Pay online at EscambiaTaxCollector.com

COMBINED TAXES AND ASSESSMENTS \$7,937.68

Payments must be in U.S. funds drawn from a U.S. bank

If Paid By Please Pay	Nov 30, 2018	Dec 31, 2018	Jan 31, 2019	Feb 28, 2019	Mar 31, 2019
	7,620.17	7,699.55	7,778.93	7,858.30	7,937.68

RETAIN FOR YOUR RECORDS

2018 Real Estate Property Taxes

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT
Make checks payable to:

Scott Lunsford

Escambia County Tax Collector

P.O. BOX 1312

PENSACOLA, FL 32591

Pay online at EscambiaTaxCollector.com

Payments in U.S. funds from a U.S. bank

PAY ONLY ONE AMOUNT

AMOUNT IF PAID BY	Nov 30, 2018
	7,620.17
AMOUNT IF PAID BY	Dec 31, 2018
	7,699.55
AMOUNT IF PAID BY	Jan 31, 2019
	7,778.93
AMOUNT IF PAID BY	Feb 28, 2019
	7,858.30
AMOUNT IF PAID BY	Mar 31, 2019
	7,937.68

DO NOT FOLD, STAPLE, OR MUTILATE

**PRIOR YEAR(S) TAXES
OUTSTANDING**

ACCOUNT NUMBER
17-0305-000
PROPERTY ADDRESS
1714 CALLE BONITA

BRUNGART ROBIN ANN AMARO
3320 OVERTON RD
BIRMINGHAM, AL 35223



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

December 6, 2018

TLGFY LLC CAPITAL ONE NA AS COLLATER
PO BOX 54347
NEW ORLEANS LA 70154

Dear Certificate Holder:

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

TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 005462	\$450.00	\$27.00	\$477.00
2016 TD 003878	\$450.00	\$27.00	\$477.00
2016 TD 003966	\$450.00	\$27.00	\$477.00
2016 TD 000558	\$450.00	\$27.00	\$477.00
2016 TD 002625	\$450.00	\$27.00	\$477.00
2016 TD 001276	\$450.00	\$27.00	\$477.00
2016 TD 009053	\$450.00	\$27.00	\$477.00
2016 TD 000767	\$450.00	\$27.00	\$477.00
2016 TD 004186	\$450.00	\$27.00	\$477.00

TOTAL \$4,293.00

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:

Emily Hogg
Tax Deed Division

Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

19-099
Redeemed

PROPERTY INFORMATION REPORT

File No.: 14778

November 2, 2018

Escambia County Tax Collector

P.O. Box 1312

Pensacola, Florida 32591

Pursuant to your request, the Company has caused a search to be made of the Public Records of Escambia County, Florida, solely as revealed by records maintained from 11-02-1998, through 11-02-2018, and said search reveals the following:

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

Robin Ann Amaro Brungart

2. The land covered by this Report is:

LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF

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

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

4. Taxes:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

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

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

Southern Guaranty Title Company

By: 

November 2, 2018

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14778

November 2, 2018

282S261400017001 - Full Legal Description

LT 17 BLK 1 SANTA ROSA VILLAS PB 8 P 22 AND S 15 FT LYING S AND ADJ TO LT 17 BLK 1 OR 7144 P 1116
OR 7144 P 1118 OR 7173 P 1674 SHEET 14

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14778

November 2, 2018

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

1. Subject to interest of Santa Rosa Villas Townhouse Association.
2. Subject to terms and conditions of any controlling Santa Rosa Island leases, subleases, lease assignments, or condominium documents applicable to this property.
3. Taxes for the year 2015-2017 delinquent. The assessed value is \$607,500.00. Tax ID 17-0305-000.

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: rcsgr@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 2-4-2019

TAX ACCOUNT NO.: 17-0305-000

CERTIFICATE NO.: 2016-9053

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.

Robin Ann Amaro Brungart
3320 Overton Rd.
Birmingham, AL 35223
and
1714 Calle Bonita
Pensacola Beach, FL 32561

Santa Rosa Villas Townhouse Assoc.
908 Gardengate Circle
Pensacola, FL 32504

Santa Rosa Island Authority
P.O. Box 1208
Pensacola Beach, FL 32562

Certified and delivered to Escambia County Tax Collector,
this 2nd day of November, 2018.

SOUTHERN GUARANTY TITLE COMPANY


by: Richard S. Combs, President

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

Prepared by and return to:
Shannon L. Widman
Porath & Associates, PA
600 Grand Boulevard 201
Destin, FL 32550
850-622-0102
File Number: Brungart 17

[Space Above This Line For Recording Data]

Assignment of Lease

This Assignment of Lease made this 20 day of May, 2014 between Charles D. Brungart, a Single man, Grantor, and Robin Ann Amaro Brungart, whose post office address is 3320 Overton Road, Birmingham, AL, 35223, Grantee:

(Whenever used herein the terms 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, trusts and trustees)

Witnesseth, that said Grantor, for and in consideration of the sum TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situats, lying and being in Escambia County, State of Florida, to-wit:

The Interest of the undersigned as assignee and successor lessee in the lease agreement between Santa Rosa Island Authority, as an agent of Escambia County, Florida, and James M. Keltner, Bulder, Inc., dated January 31, 1972 and recorded in O.R. Book 592 at Page 241 of the Public Records of Escambia County, Florida, as assigned to Charles W. Anderson and Jean W. Anderson by Assignments of Leasehold Interest recorded in O.R. Book 3167, Page 324 and O.R. Book 3167, Page 326, all of the Public Records of Escambia County, Florida, as assigned to Newton R. Brungart, Jr., by Assignment of Lease, recorded in O.R. Book 3642, Page 323, of the Public Records of Escambia County, Florida, in the following described property, all lying and being in Escambia County, Florida, to-wit:

Lot 17, Santa Rosa Villas, a re-subdivision of Lots 1, 2, 3, Block 1, Santa Rosa Vilas, recorded in Plat Book 7, page 49, being a portion of Santa Rosa Island, Escambia County, Florida, according to plat recorded in Plat Book 8, Page 22, of the public records of said county; together with a 15-foot parcel of land lying directly South of and adjacent to said Lot 17.

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property.

Subject to taxes for 2014 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

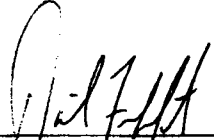
Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

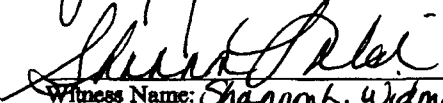
And the grantor hereby covenants with said grantee that the grantor has good right and lawful authority to sell and convey said land; that the grantor warrants the title to said land for any acts of Grantor and will defend the title against the lawful claims of all persons claiming by, through, or under Grantor.

In Witness Whereof, Grantor has herunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:


Witness Name: DANIEL FRANKFURT

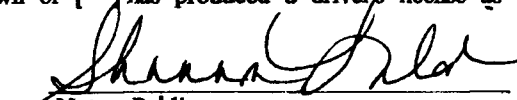

Charles D. Brungart


Witness Name: Shannon L. Widman

State of Florida
County of Walton

The foregoing instrument was acknowledged before me this 20 day of May, 2014 by Charles D. Brungart, who ☐ is personally known or ☐ has produced a driver's license as identification.

[Notary Seal]


Notary Public

Printed Name: Shannon L. Widman

My Commission Expires: 4/6/15

