

19-529

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1900266

Date of Tax Deed Application

Apr 19, 2019

This is to certify that **CAZENOVIA CREEK FUNDING II LLC**, holder of **Tax Sale Certificate Number 2017 / 2143**, Issued the 1st Day of June, 2017 and which encumbers the following described property in the county of Escambia County, State of Florida, to wit: **05-1546-000**

Cert Holder:

CAZENOVIA CREEK FUNDING II LLC
PO BOX 54132
NEW ORLEANS, LA 70154

Property Owner:

MARSHALL HATTIE M EST OF
C/O ANGELA BUCHANAN
115 ESCALONA AVE
PENSACOLA, FL 32503
 LT 16 AND N 30 FT OF LT 17 AND S 3 FT OF LT 15 BLK 12
 GRANADA PB 2 P 50/67 OR 1060 P 463

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
2017/2143	05-1546-000	06/01/2017	1,013.39	50.67	1,064.06

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
2018/2188	05-1546-000	06/01/2018	1,019.87	6.25	50.99	1,077.11

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	2,141.17
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	932.16
4. Property Information Report Fee	200.00
5. Tax Deed Application Fee	175.00
6. Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S.	
7. Total (Lines 1 - 6)	3,448.33

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.	31,502.00
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	6.25
19. Total Amount to Redeem	

Done this the 26th day of April, 2019 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: November 4, 2019

By *Candice Lewis*

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

05-1546-000 2017

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1900266

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
CAZENOVIA CREEK FUNDING II LLC
PO BOX 54132
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
05-1546-000	2017/2143	06-01-2017	LT 16 AND N 30 FT OF LT 17 AND S 3 FT OF LT 15 BLK 12 GRANADA PB 2 P 50/67 OR 1060 P 463

I agree to:

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

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

Electronic signature on file
CAZENOVIA CREEK FUNDING II LLC
PO BOX 54132
NEW ORLEANS, LA 70154

04-19-2019
Application Date

Applicant's signature



Chris Jones
Escambia County Property Appraiser

Real Estate Search Tangible Property Search Sale List

[Back](#)

← Navigate Mode Account Reference →

[Printer Friendly Version](#)

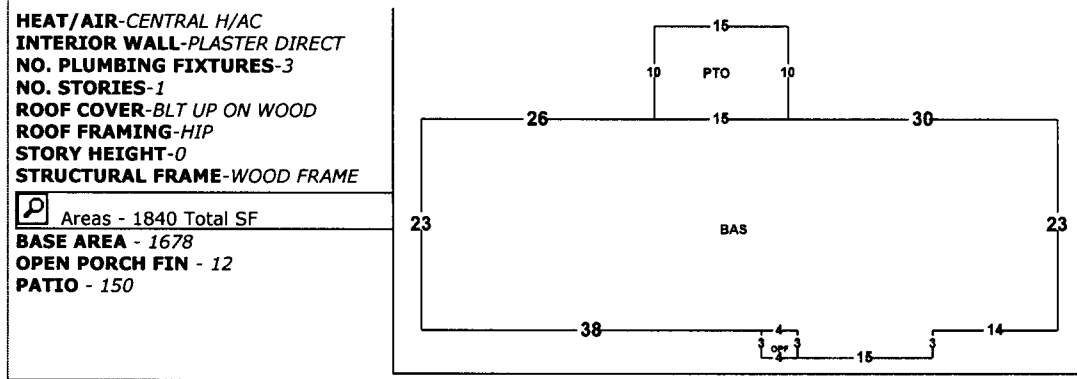
<p>General Information</p> <p>Reference: 042S307001016012</p> <p>Account: 051546000</p> <p>Owners: MARSHALL HATTIE M EST OF</p> <p>Mail: C/O ANGELA BUCHANAN 115 ESCALONA AVE PENSACOLA, FL 32503</p> <p>Situs: 115 ESCALONA AVE 32503</p> <p>Use Code: SINGLE FAMILY RESID </p> <p>Taxing Authority: PENSACOLA CITY LIMITS</p> <p>Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector</p>	<p>Assessments</p> <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2018</td> <td>\$30,000</td> <td>\$49,862</td> <td>\$79,862</td> <td>\$63,004</td> </tr> <tr> <td>2017</td> <td>\$30,000</td> <td>\$45,547</td> <td>\$75,547</td> <td>\$61,709</td> </tr> <tr> <td>2016</td> <td>\$21,375</td> <td>\$46,278</td> <td>\$67,653</td> <td>\$60,440</td> </tr> </tbody> </table> <p style="text-align: center;">Disclaimer</p> <p style="text-align: center;">Tax Estimator</p> <p style="text-align: center;">> File for New Homestead Exemption Online</p>	Year	Land	Imprv	Total	Cap Val	2018	\$30,000	\$49,862	\$79,862	\$63,004	2017	\$30,000	\$45,547	\$75,547	\$61,709	2016	\$21,375	\$46,278	\$67,653	\$60,440
Year	Land	Imprv	Total	Cap Val																	
2018	\$30,000	\$49,862	\$79,862	\$63,004																	
2017	\$30,000	\$45,547	\$75,547	\$61,709																	
2016	\$21,375	\$46,278	\$67,653	\$60,440																	

<p>Sales Data</p> <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>01/1976</td> <td>1060</td> <td>463</td> <td>\$16,400</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>01/1971</td> <td>566</td> <td>19</td> <td>\$15,000</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>01/1969</td> <td>431</td> <td>284</td> <td>\$11,600</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>01/1966</td> <td>284</td> <td>279</td> <td>\$11,500</td> <td>WD</td> <td>View Instr</td> </tr> </tbody> </table> <p>Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller</p>	Sale Date	Book	Page	Value	Type	Official Records (New Window)	01/1976	1060	463	\$16,400	WD	View Instr	01/1971	566	19	\$15,000	WD	View Instr	01/1969	431	284	\$11,600	WD	View Instr	01/1966	284	279	\$11,500	WD	View Instr	<p>2018 Certified Roll Exemptions</p> <p>HOMESTEAD EXEMPTION</p> <hr/> <p>Legal Description</p> <p>LT 16 AND N 30 FT OF LT 17 AND S 3 FT OF LT 15 BLK 12 GRANADA PB 2 P 50/67 OR 1060 P 463</p> <hr/> <p>Extra Features</p> <p>None</p>
Sale Date	Book	Page	Value	Type	Official Records (New Window)																										
01/1976	1060	463	\$16,400	WD	View Instr																										
01/1971	566	19	\$15,000	WD	View Instr																										
01/1969	431	284	\$11,600	WD	View Instr																										
01/1966	284	279	\$11,500	WD	View Instr																										

<p>Parcel Information</p> <p>Section Map Id: 04-2S-30-1</p> <p>Approx. Acreage: 0.2129</p> <p>Zoned: R-1AAA</p> <p>Evacuation & Flood Information Open Report</p>	<p>Launch Interactive Map</p>
---	---

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

Buildings	
Address: 115 ESCALONA AVE, Year Built: 1955, Effective Year: 1955	
<p>Structural Elements</p> <p>DECOR/MILLWORK-AVERAGE</p> <p>DWELLING UNITS-1</p> <p>EXTERIOR WALL-VINYL SIDING</p> <p>FLOOR COVER-CARPET</p> <p>FOUNDATION-SLAB ON GRADE</p>	



Images



12/7/17

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Last Updated:05/02/2019 (tc.5355)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **CAZENOVIA CREEK FUNDING II LLC** holder of **Tax Certificate No. 02143**, issued the **1st day of June, A.D., 2017** 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 16 AND N 30 FT OF LT 17 AND S 3 FT OF LT 15 BLK 12 GRANADA PB 2 P 50/67 OR 1060 P 463

SECTION 04, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 051546000 (19-529)

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

HATTIE M MARSHALL EST OF

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first Monday** in the month of November, which is the **4th day of November 2019**.

Dated this 9th day of May 2019.

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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 051546000 Certificate Number: 002143 of 2017

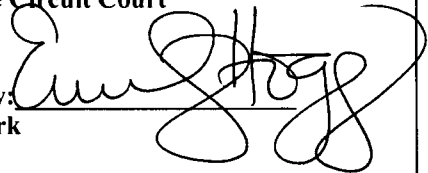
Payor: JOSEPH L MARSHALL 1601 SPALDING CIR PENSACOLA FL 32514 Date 05/29/2019

Clerk's Check #	446623739	Clerk's Total	\$516.04
Tax Collector Check #	1	Tax Collector's Total	\$3,816.65
		Postage	\$60.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$4,409.69

3660.31

\$3677.31

PAM CHILDERS
 Clerk of the Circuit Court

Received By: 
 Deputy Clerk

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



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 # 2017 TD 002143
Redeemed Date 05/29/2019

Name JOSEPH L MARSHALL 1601 SPALDING CIR PENSACOLA FL 32514

Clerk's Total = TAXDEED	\$516.04	3660.31
Due Tax Collector = TAXDEED	\$3,816.65	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$0.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• For Office Use Only

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

FINANCIAL SUMMARY

No Information Available - See Dockets



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 051546000 Certificate Number: 002143 of 2017

Redemption No Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="11/04/2019"/>	Redemption Date <input type="text" value="05/29/2019"/>
Months	7	1
Tax Collector	<input type="text" value="\$3,448.33"/>	<input type="text" value="\$3,448.33"/>
Tax Collector Interest	\$362.07	\$51.72
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$3,816.65	<input type="text" value="\$3,506.30"/> TC
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$49.04	\$7.01
Total Clerk	\$516.04	<input type="text" value="\$474.61"/> CH
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$40.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$4,449.69	\$3,997.31
	Repayment Overpayment Refund Amount	\$452.38
Book/Page	<input type="text"/>	<input type="text"/>

Notes

RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8093, Page 672, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 02143, issued the 1st day of June, A.D., 2017

TAX ACCOUNT NUMBER: 051546000 (19-529)

DESCRIPTION OF PROPERTY:

LT 16 AND N 30 FT OF LT 17 AND S 3 FT OF LT 15 BLK 12 GRANADA PB 2 P 50/67 OR 1060 P
463

SECTION 04, TOWNSHIP 2 S, RANGE 30 W

NAME IN WHICH ASSESSED: HATTIE M MARSHALL EST OF

Dated this 30th day of May 2019.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

Southern Guaranty Title Company

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

19-529
Redeemed

PROPERTY INFORMATION REPORT

File No.: 15289

August 8, 2019

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 08-08-1999, through 08-08-2019, and said search reveals the following:

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

Estate of Hattie M. Marshall

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: 

August 8, 2019

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 15289

August 8, 2019

Lot 16 and North 30 feet of Lot 17 and South 3 feet of Lot 15, Block 12, Granada PB 2 P 50/67, OR 1060 P 463, Escambia County, Florida.

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 15289

August 8, 2019

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

1. That certain mortgage executed by Hattie M. Marshall in favor of Holland Holding, Inc. dated 10/25/2001 and recorded 11/01/2001 in Official Records Book 4795, page 677 of the public records of Escambia County, Florida, in the original amount of \$9,747.85.
2. All Taxes Paid. The assessed value is \$79,862.00. Tax ID 05-1546-000.

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: rcsqt@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 11-4-2019

TAX ACCOUNT NO.: 05-1546-000

CERTIFICATE NO.: 2017-2143

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

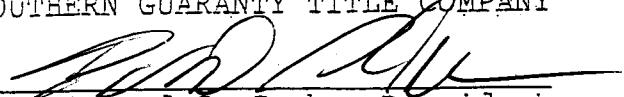
 X Homestead for 2018 tax year.

Beneficiaries and Heirs of the
Estate of Hattie M. Marshall
c/o Angela Buchanan
115 Escalona Ave.
Pensacola, FL 32503

Holland Holding, Inc. (dissolved)
300 Bayou Blvd., #217 (old address)
Pensacola, FL 32503

Certified and delivered to Escambia County Tax Collector,
this 8th day of August, 2019.

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.

REC. FEE
3.30
TOTAL
0.50

1061 463

WARRANTY DEED

State of Florida }
ESCAMBIA County }

115 ESCALONA Ave.
PENSACOLA FLA.
GRANTEES' ADDRESS

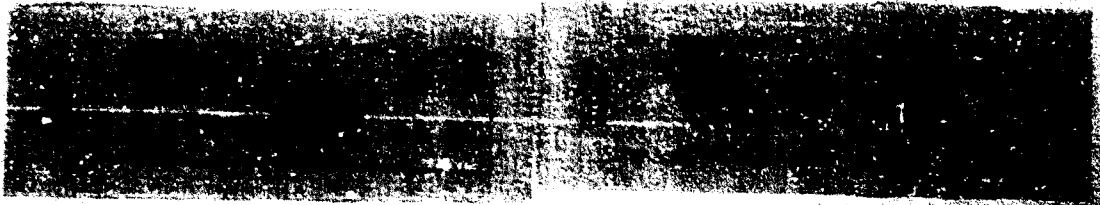
Knows All Men by These Presents: That
ROLAND D. TAYLOR and DORINDA K. TAYLOR, husband and wife

for and in consideration of TEN (\$10.00) DOLLARS AND OTHER GOOD AND VALUABLE
CONSIDERATIONS----- DOLLARS

the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto
MASTIE N. MARSHALL, a married woman

her heirs, executors, administrators and assigns, forever, the following described real property,
situate, lying and being in the County of ESCAMBIA
State of FLORIDA to wit:

FOR FULL LEGAL DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO
AND MADE A PART HEREOF:



To have and to hold, unto the said grantee her heirs and assigns, forever.
Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all exemptions and right of homestead.

And we covenant that we are well seized of an indefeasible estate in the simple in the said property, and have a good right to convey the same; that it is free of lien or encumbrance; and that we, our heirs, executors and assigns, in the quiet and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever warrant, defend and

IN WITNESS WHEREOF, we have hereunto set our hand and seal this 16th day of November A.D. 1976

Signed, sealed and delivered in the presence of

Roland D. Taylor (SEAL)
ROLAND D. TAYLOR
Dorinda K. Taylor (SEAL)
DORINDA K. TAYLOR (SEAL)

John R. Whiddon, Jr.
John R. Whiddon, Jr.
State of Florida }
County }

SEE MILITARY ACKNOWLEDGMENT ATTACHED

Before the subscriber personally appeared Roland D. Taylor and Dorinda K. Taylor and his wife, known to me to be the individuals described by said name in and who executed the foregoing instrument and acknowledged that they executed the same for the uses and purposes therein set forth.

Given under my hand and official seal this 16th day of November, 1976

Allen K. von Spiegel, III
ALLEN K. von SPIEGEL, III
Notary Public

My Commission expires INDEFINITE

CLERK FILE NO.

FILE NO. _____
REC. 10.50
DOC. 33.60
INTG 19.10
TOTAL 63.20

This instrument prepared
and Please Return to.

Tax ID # _____ JOHN FRANCES
300 BAYOU BLVD. #217
PENSACOLA, FL 32503

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Mortgage

HATTIE M. MARSHALL

hereinafter called Mortgagor, in consideration of the principal sum specified in the promissory note her
described, received from HOLLAND HOLDING, INC.

hereinafter called Mortgagee (which terms Mortgagor and Mortgagee shall be construed to include the plu
well as the singular, whenever the context so permits or requires), hereby, on this 25TH
OCTOBER, 2001, mortgages to the Mortgagee the real property in ESCAMBIA
County, Florida, described as:

LOT 16 AND THAT PORTION OF LOT 17 LYING NORTHEAST
OF A LINE RADIAL TO THE CURVED FRONT LOT LINE DRAWN
FROM A POINT ON THE FRONT LOT LINE 30 FEET SOUTHWEST
OF THE NORTHEAST CORNER OF SAID LOT 17 AND THAT
PORTION OF LOT 15 LYING SOUTH OF A LINE RADIAL TO THE
CURVED FRONT LOT LINE DRAWN FROM A POINT ON THE
FRONT LOT LINE 3.0 FEET NORTH OF THE SOUTHEAST
CORNER OF SAID LOT 15, ALL IN BLOCK 12, GRANADA, A
SUBDIVISION OF A PORTION OF SECTION 4, TOWNSHIP 2
SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA,
ACCORDING TO PLAT OF SAID SUBDIVISION RECORDED IN
PLAT BOOK 2, PAGE 50 of the public records of said
county.

MTG DOC STAMPS PD @ ESC CO \$ 33.60
11/01/01 EMMIE LEE MARSHALL, CLERK
By: *[Signature]*
INTANGIBLE TAX PD @ ESC CO \$ 19.10
11/01/01 EMMIE LEE MARSHALL, CLERK
By: *[Signature]*

as security for the payment of the following: THAT CERTAIN PROMISSORY NOTE OF
EVEN DATE. IN THE ORIGINAL PRINCIPAL AMOUNT OF \$9,547.85.

AND Mortgagor mortgages hereby all title hereafter acquired as well as title heretofore acquired and does
warrant the title to said land and will defend the same against the lawful claims of all persons whomas
and Mortgagor further agrees:

1. This mortgage shall also secure such future or additional advances as may be made by the Mortgagee
subsequent holder at the option of Mortgagee or the subsequent holder to the Mortgagor, or its successors in
for any purpose provided that all such advances are to be made within twenty years from the date o
mortgage or within such lesser period of time as may hereafter be provided by law as a prerequisite to
sufficiency of actual notice or record notice of such optional future or additional advances as against the
of creditors or subsequent purchasers for a valuable consideration. The total amount of indebtedness secur
this mortgage may decrease or increase from time to time, but the total unpaid balance so secured a
one time shall not exceed the amount of the initial promissory note described hereinabove or \$9,547.85
whichever is greater, plus interest thereon, and any disbursements made by the Mortgagee pursuant to the autho
this mortgage with interest on such disbursements.
2. To make all payments required by the note and this mortgage promptly when due.
3. To pay all taxes, assessments, liens and encumbrances on the property promptly when due. If they ar
promptly paid the Mortgagee may pay them without waiving the option to foreclose, and such payments,
interest at a rate 2% higher than the note secured hereby or at the maximum rate allowed by law, whichever is l
shall be payable on demand by Mortgagee and shall be secured by this mortgage.

4. To keep all buildings now or hereafter present on that land insured for the full insurable value thereof against fire lightning and windstorm, and in addition thereto all other coverage required on properties mortgaged to Federal or State banks and savings and loan associations by Federal and State regulations regulating such banks and savings and loan associations, including insurance against damage by flood, if such insurance is available. Mortgagor shall furnish Mortgagee with said policy or policies of insurance which shall show Mortgagee as a loss payee thereon. If the mortgagor shall not do so, the Mortgagee may do so without waiving the option to foreclose, and the cost thereof, with interest thereon from the date of payment at a rate 2% higher than the note secured hereby or at the maximum rate allowed by law, whichever is lesser, shall be payable upon demand by Mortgagee and shall be secured by this mortgage. If any sum becomes payable under such policy, the Mortgagee may apply it to the indebtedness secured by this mortgage, or may permit the Mortgagor to use it for other purposes, without impairing the lien of this mortgage.
5. That it will not commit, permit, or suffer any waste, impairment or deterioration of the mortgaged property. Upon the failure of the Mortgagor to keep the buildings on the property in good condition or repair, Mortgagee may demand either the adequate repair of the buildings, an increase in the amount of security, or the immediate repayment of the debt secured. Failure of the Mortgagor to comply with the demand of the Mortgagee for a reasonable time shall constitute a breach of this mortgage.
6. To pay all expenses reasonably incurred by the Mortgagee because of failure of the Mortgagor to comply with the agreements in the note or this mortgage, including reasonable attorneys' fees through all appeals. The cost thereof, with interest thereon from the date of payment at the same rate as specified in the note, shall also be secured by this mortgage.
7. That if any of the said installments of principal or interest due or payable by the terms of said promissory note is not paid when due, or if any agreement in this mortgage other than the agreement to make the payments is breached, the entire unpaid principal balance of the note plus interest, costs, and attorney's fees, shall immediately become due at the option of the Mortgagee, and the Mortgagee may foreclose this mortgage in the manner provided by law, and have the mortgaged property sold to satisfy or apply on the indebtedness hereby secured.
8. The rents and profits of the mortgaged property are also hereby mortgaged, and if proceedings to foreclose this mortgage shall be instituted, the court having jurisdiction thereof should appoint a receiver of the mortgaged property, and apply those rents and profits to the indebtedness hereby secured, regardless of the solvency of the Mortgagor or the adequacy of the security.
9. If this is a junior mortgage the Mortgagor shall pay all installments of principal and interest and perform each and every covenant and obligation of the prior mortgage. Failure of the Mortgagor to do so shall constitute a default hereunder. Upon the failure of the Mortgagor to do so, the Mortgagee may (but shall not be required to) make such payments or perform such covenants or obligations and the cost of same, together with interest at a rate 2% higher than the note secured hereby or at the maximum rate allowed by law, whichever is lesser, shall be payable by the Mortgagor upon demand by the Mortgagee and shall be secured by the lien of this mortgage.
10. Notwithstanding any other provisions hereof, Mortgagee shall under no circumstances be entitled to collect any interest or other payment hereunder which would render this instrument usurious as to the Mortgagor under the laws of the State of Florida.

IN WITNESS WHEREOF, the said Mortgagor has executed these presents, this the date and year first above written

Signed, sealed and delivered
in the presence of

CHRISTINE FRANCIS
WITNESS
Christine Francis
WITNESS
JARON BUTLER
WITNESS
Sharon Butler
WITNESS

Hattie M. Marshall
HATTIE M. MARSHALL

STATE OF FLORIDA
COUNTY OF ESCAMBIA }

The foregoing instrument was acknowledged before me this 25TH
day of OCTOBER, 2001, by HATTIE M. MARSHALL

WHO PROVIDED A VALID FLORIDA DRIVERS LICENSE
AND DID NOT TAKE AN OATH.

Christine M. Francis
Notary Public

My commission expires Oct. 3, 2004



CLERK FILE NO
RCD Nov 01, 2001 03:04 pm
Escambia County, Florida
Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 2001-898595