

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

0421-30
513
R. 07/19

Part 1: Tax Deed Application Information					
Applicant Name Applicant Address	TLOA OF FLORIDA LLC CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077 NEW ORLEANS, LA 70154-4077	Application date	Apr 21, 2020		
Property description	GRAY CYNTHIA 8022 GRIFFITH ST PENSACOLA, FL 32534 8022 GRIFFITH ST FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777	Certificate #	2018 / 995		
		Date certificate issued	06/01/2018		
		Deed application number	2000391		
		Account number	03-0099-000		
Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application					
Column 1 Certificate Number	Column 2 Date of Certificate Sale	Column 3 Face Amount of Certificate	Column 4 Interest	Column 5: Total (Column 3 + Column 4)	
# 2018/995	06/01/2018	625.06	31.25	656.31	
→Part 2: Total*				656.31	
Part 3: Other Certificates Redeemed by Applicant (Other than County)					
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2019/986	06/01/2019	627.39	6.25	31.37	665.01
Part 3: Total*					665.01
Part 4: Tax Collector Certified Amounts (Lines 1-7)					
1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)					1,321.32
2. Delinquent taxes paid by the applicant					0.00
3. Current taxes paid by the applicant					560.54
4. Property information report fee and Deed Application Recording and Release Fees					200.00
5. Tax deed application fee					175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)					0.00
7. Total Paid (Lines 1-6)					2,256.86
I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.					
Sign here: _____			Escambia County, Florida		
Signature, Tax Collector or Designee			Date <u>April 29th, 2020</u>		

Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Other outstanding certificates and delinquent taxes not included in this Application, if applicable per Florida statutes	
17. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
18. Redemption fee	6.25
19. Total amount to redeem	
Sign here: _____ Date of sale <u>4-5-21</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS

Tax Collector (complete Parts 1-4)

Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

Part 3: Other Certificates Redeemed by Applicant (Other than County)

Total. Add the amounts in Columns 3, 4 and 5

Part 4: Tax Collector Certified Amounts (Lines 1-7)

Line 1, enter the total of Part 2 plus the total of Part 3 above.

Total Paid, Line 7: Add the amounts of Lines 1-6

Line 6, Interest accrued by tax collector. Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on **Line 6**. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

Clerk of Court (complete Part 5)

Line 13: Interest is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of **Line 7**, minus **Line 6**, plus **Lines 8** through **12**. Enter the amount on **Line 13**.

Line 14: Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2000391

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

TLOA OF FLORIDA LLC
CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077
NEW ORLEANS, LA 70154-4077,

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
03-0099-000	2018/995	06-01-2018	FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777

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
TLOA OF FLORIDA LLC
CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO
BOX 54077
NEW ORLEANS, LA 70154-4077

04-21-2020
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](#)

General Information	
Reference:	221S302401004001
Account:	030099000
Owners:	GRAY CYNTHIA
Mail:	8022 GRIFFITH ST PENSACOLA, FL 32534
Situs:	8022 GRIFFITH ST 32534
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	Open Tax Inquiry Window
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	

Assessments				
Year	Land	Imprv	Total	Cap Val
2019	\$4,275	\$65,601	\$69,876	\$55,402
2018	\$4,275	\$61,581	\$65,856	\$54,369
2017	\$4,275	\$56,864	\$61,139	\$53,251

Disclaimer

Tax Estimator

> **File for New Homestead Exemption Online**

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
12/2001	4829	777	\$14,000	QC	View Instr
10/2001	4790	363	\$5,000	QC	View Instr
08/1999	4631	1569	\$20,000	QC	View Instr
02/1990	2822	886	\$100	QC	View Instr
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					

2019 Certified Roll Exemptions
HOMESTEAD EXEMPTION

Legal Description
FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777

Extra Features
UTILITY BLDG

Parcel Information [Launch Interactive Map](#)

Section Map Id:
22-1S-30-1



Approx. Acreage:
0.0945

Zoned:
HDMU

Evacuation & Flood Information
[Open Report](#)



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

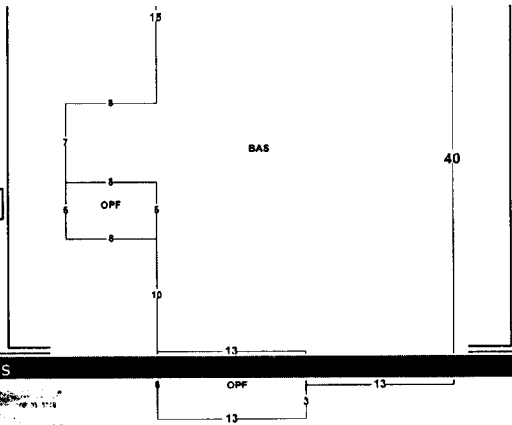
Buildings

Address: 8022 GRIFFITH ST, Year Built: 2010, Effective Year: 2010

Structural Elements
DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-SIDING-LAP.AAVG
FLOOR COVER-VINYL/CORK
FOUNDATION-SLAB ON GRADE

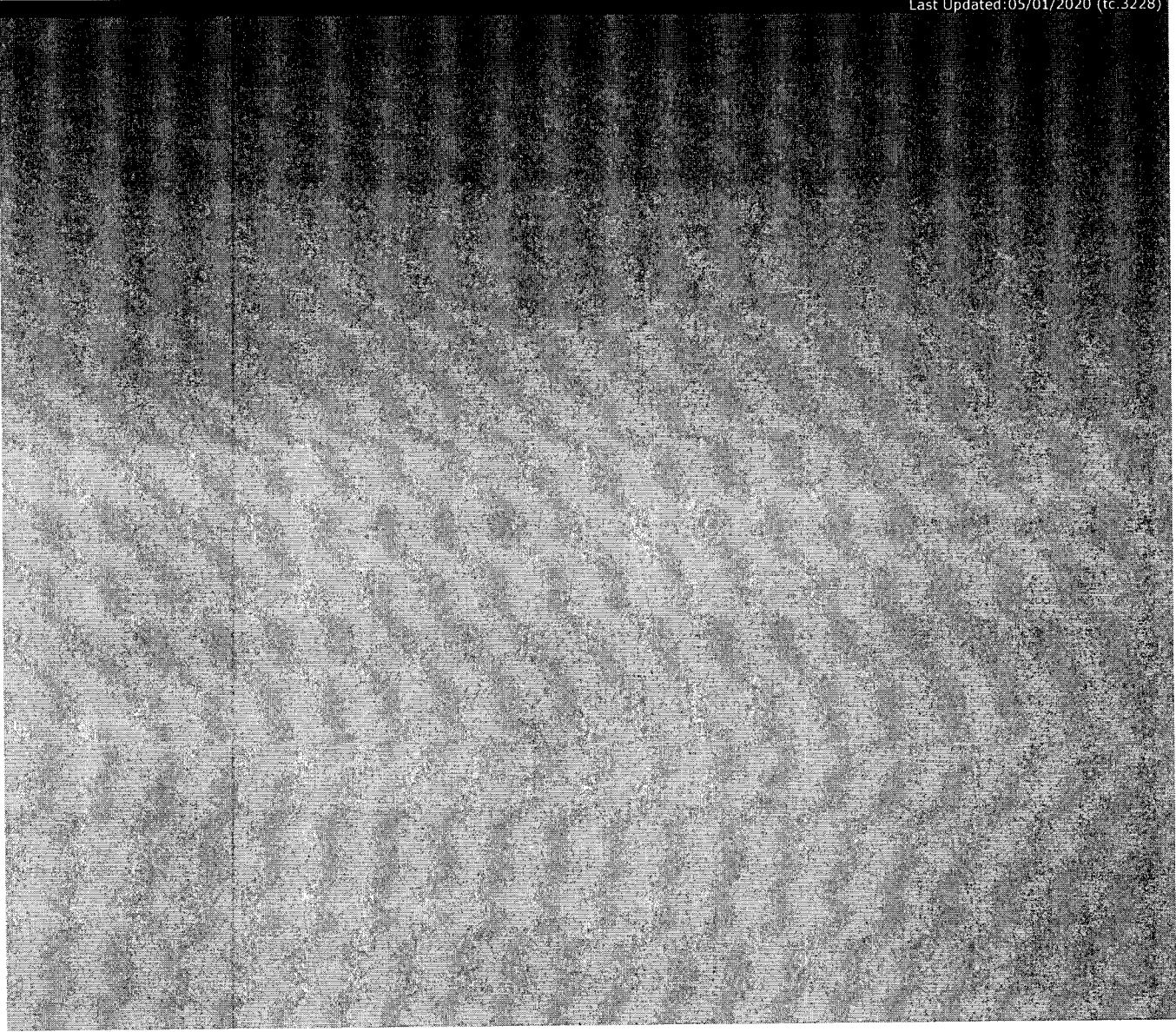
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-HIP
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

Areas - 1175 Total SF
BASE AREA - 1057
OPEN PORCH FIN - 118



8/8/18

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.



NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TLOA OF FLORIDA LLC CAPITAL ONE BANK** holder of **Tax Certificate No. 00995**, issued the **1st day of June, A.D., 2018** 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:

FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777

SECTION 22, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 030099000 (0421-30)

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

CYNTHIA GRAY

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 April, which is the **5th day of April 2021**.

Dated this 6th day of May 2020.

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

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 8291, Page 265, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00995, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 030099000 (0421-30)

DESCRIPTION OF PROPERTY:

FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777

SECTION 22, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: CYNTHIA GRAY

Dated this 6th day of May 2020.



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: 030099000 Certificate Number: 000995 of 2018

Payor: CYNTHIA GRAY 8022 GRIFFITH ST PENSACOLA, FL 32534 Date 05/06/2020

Clerk's Check #	6609302292	Clerk's Total	\$651.06
Tax Collector Check #	1	Tax Collector's Total	\$2,669.34
		Postage	\$68.00
		Researcher Copies	\$40.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$3,337.40

2450.97

\$ 2467.97

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
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 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 # 2018 TD 000995

Redeemed Date 05/06/2020

Name CYNTHIA GRAY 8022 GRIFFITH ST PENSACOLA, FL 32534

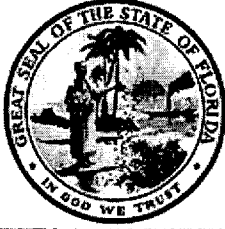
Clerk's Total = TAXDEED	\$551.06	2450.97
Due Tax Collector = TAXDEED	\$2,669.34	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$40.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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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: 030099000 Certificate Number: 000995 of 2018

Redemption Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="04/05/2021"/>	Redemption Date <input type="text" value="05/01/2020"/>
Months	12	1
Tax Collector	<input type="text" value="\$2,256.86"/>	<input type="text" value="\$2,256.86"/>
Tax Collector Interest	\$406.23	\$33.85
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$2,669.34	<input type="text" value="\$2,296.96"/> 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	\$84.06	\$7.01
Total Clerk	\$551.06	<input type="text" value="\$474.01"/> 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	\$3,337.40	\$2,787.97
	Repayment Overpayment Refund Amount	\$549.43
Book/Page	<input type="text"/>	<input type="text"/>



CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

DR-513
Rule 12D-16.002 F.A.C
Effective 07/19
Page 1 of 2

Part 1: Tax Deed Application Information

Applicant Name	TLOA OF FLORIDA LLC	Application date	Apr 21, 2020
Applicant Address	CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077 NEW ORLEANS, LA 70154-4077		
Property description	GRAY CYNTHIA 8022 GRIFFITH ST PENSACOLA, FL 32534 8022 GRIFFITH ST 03-0099-000 FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777	Certificate #	2018 / 995
		Date certificate issued	06/01/2018

Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Column 1 Certificate Number	Column 2 Date of Certificate Sale	Column 3 Face Amount of Certificate	Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2018/995	06/01/2018	625.06	31.25	656.31
→ Part 2: Total*				656.31

Part 3: Other Certificates Redeemed by Applicant (Other than County)

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
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Part 3: Total*					665.01

Part 4: Tax Collector Certified Amounts (Lines 1-7)

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	1,321.32
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	560.54
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	2,256.86

I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.

Sign here: Escambia, Florida
 Signature, Tax Collector or Designee Date July 31st, 2020

Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	27,701.00
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>04/05/2021</u>	
Signature, Clerk of Court or Designee	

INSTRUCTIONS *+ 6.25*

Tax Collector (complete Parts 1-4)

Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application
 Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

Part 3: Other Certificates Redeemed by Applicant (Other than County)
Total. Add the amounts in Columns 3, 4 and 5

Part 4: Tax Collector Certified Amounts (Lines 1-7)

Line 1, enter the total of Part 2 plus the total of Part 3 above.

Total Paid, Line 7: Add the amounts of Lines 1-6

Line 6, Interest accrued by tax collector. Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on Line 6. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

Clerk of Court (complete Part 5)

Line 13: Interest is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of Line 7, minus Line 6, plus Lines 8 through 12. Enter the amount on Line 13.

Line 14: Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.



PROPERTY INFORMATION REPORT
3050 Concho Drive, Pensacola, Florida 32507 | Phone: 850-466-3077

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 03-0099-000 CERTIFICATE #: 2018-995

THIS REPORT IS NOT TITLE INSURANCE. THE LIABILITY FOR ERRORS OR OMISSIONS IN THIS REPORT IS LIMITED TO THE PERSON(S) EXPRESSLY IDENTIFIED BY NAME IN THE PROPERTY INFORMATION REPORT AS THE RECIPIENT(S) OF THE PROPERTY INFORMATION REPORT.

The attached Report prepared in accordance with the instructions given by the user named above includes a listing of the owner(s) of record of the land described herein together with current and delinquent ad valorem tax information and a listing and copies of all open or unsatisfied leases, mortgages, judgments, and encumbrances recorded in the Official Record Books of Escambia County, Florida that appear to encumber the title to said land as listed on page 2 herein. It is the responsibility of the party named above to verify receipt of each document listed. If a copy of any document listed is not received, the office issuing this Report must be contacted immediately.

This Report is subject to: Current year taxes; taxes and assessments due now or in subsequent years; oil, gas, and mineral or any subsurface rights of any kind or nature; easements, restrictions, and covenants of record; encroachments, overlaps, boundary line disputes, and any other matters that would be disclosed by an accurate survey and inspection of the premises.

This Report does not insure or guarantee the validity or sufficiency of any document attached, nor is it to be considered a title insurance policy, an opinion of title, a guarantee of title, or as any other form of guarantee or warranty of title.

Use of the term "Report" herein refers to the Property Information Report and the documents attached hereto.

Period Searched: January 25, 2001 to and including January 25, 2021 Abstractor: Cody Campbell

BY

A handwritten signature in black ink, appearing to read "Michael A. Campbell".

Michael A. Campbell,
As President

Dated: January 25, 2021

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

January 25, 2021

Tax Account #: 03-0099-000

1. The Grantee(s) of the last deed(s) of record is/are: **CYNTHIA GRAY**
By Virtue of Quit Claim Deed recorded 12/31/2001 – OR 4829/777

2. The land covered by this Report is:
See attached Exhibit “A”

3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:
 - a. **Lien Agreement in favor of the Escambia/Pensacola State Housing Initiatives Partnership (SHIP) Program Trust Fund, recorded 7/31/2002– OR 4946/756**
 - b. **Mortgage in favor of Escambia County, recorded 8/26/2010– OR 6628/1623, together with Modification of Mortgage recorded 11/12/2010 – OR 6657/1214**
 - c. **Judgment in favor of CACH, LLC, recorded 12/7/2016– OR 7633/1147, together with Certified Copy recorded 03/29/2017 – OR 7678/543**

4. Taxes:
Taxes for the year(s) 2017-2019 are delinquent.
Tax Account #:03-0099-000
Assessed Value: \$56,676
Exemptions: HOMESTEAD EXEMPTION

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **NONE**

Payment of any special liens/assessments imposed by City, County, and/or State.

Note: Escambia County and/or local municipalities may impose special liens/assessments. These liens/assessments are not discovered in a title search or shown above. These special assessments typically create a lien on real property. The entity that governs subject property must be contacted to verify payment status.

PERDIDO TITLE & ABSTRACT, INC.
PROPERTY INFORMATION REPORT
3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: APR 5, 2021

TAX ACCOUNT #: 03-0099-000

CERTIFICATE #: 2018-995

In compliance with Section 197.522, 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 2020 tax year.

ESCAMBIA/ PENSACOLA STATE HOUSING
INITIATIVES PARTNERSHIP PROGRAM
TRUST FUND
P.O. BOX 9759
PENSACOLA, FL 32513-9759


ESCAMBIA COUNTY
221 PALAFOX PLACE
PENSACOLA, FL 32502

CACH, LLC
6300 S. SYRACUSE WAY
CENTENNIAL, CO 80111

CYNTHIA GRAY
8022 GRIFFITH AVE
PENSACOLA, FL 32534

Certified and delivered to Escambia County Tax Collector, this 25 January 2021.

PERDIDO TITLE & ABSTRACT, INC.


BY: Michael A. Campbell, As It's President

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

PROPERTY INFORMATION REPORT

January 25, 2021

Tax Account #:03-0099-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

FRAC LT 4 BLK 1 OLIVE MANOR PB 1 P 7 OR 4829 P 777

SECTION 22, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER: 03-0099-000 (0421-30)

OR BK 4829 PG0777
Escambia County, Florida
INSTRUMENT 2001-917068

DEED DOC STAMPS PD @ ESC CO \$ 98.00
12/31/01 ERNIE LEE MAGAHA, CLERK
By: *[Signature]*

RCD Dec 31, 2001 04:53 pm
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2001-917068

QUIT CLAIM DEED

STATE OF FLORIDA
COUNTY OF ESCAMBIA

8522 G. T. R. H. MC
Pan Sa Col. of F 32534
Grantees Address

KNOW ALL MEN BY THESE PRESENTS: That We, **BUREAY GANT and OCIE GANT, husband and wife**, for and in consideration of one dollar (\$1.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged do remise, release, and quit claim unto **CYNTHIA GRAY, a single woman**, and assigns, forever, the following described property, situated in the County of Escambia, State of Florida to-wit:

Lot 4, Block 1, Olive Manor, being a subdivision of the South 990 feet of Lot 2, Section 22, Township 1 South, Range 30 West, Escambia County, Florida, as recorded in Plat Book 1 at Page 7 of the Public Records of Escambia County, Florida.

IN WITNESS WHEREOF, We have hereunto set our hands and seals this 31 day of December, A.D. 2001.

[Signature]
WITNESS Patricia Gant
[Signature]
WITNESS Frederick J. Gant

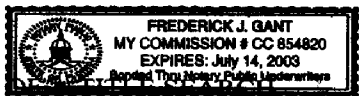
[Signature] (SEAL)
BUREAY GANT
[Signature] (SEAL)
OCIE GANT

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 31 day of December, 2001, by **BUREAY GANT and OCIE GANT**, who are personally known to me or who produced _____ as identification and who did not take an oath.

[Signature]
Notary Public
My Comm. Expires:

THIS INSTRUMENT PREPARED BY:
THIS DEED WAS PREPARED WITHOUT THE BENEFIT



FREDERICK J. GANT
ALLBRITTON & GANT, P.A.
Attorneys at Law
322 W. Cervantes Street
Pensacola, Florida 32501
(850) 433-3230

ESCAMBIA /PENSACOLA STATE HOUSING
INITIATIVES PARTNERSHIP (SHIP) PROGRAM
ESCAMBIA COUNTY, FLORIDA

OR BK 4946 PG0756
Escambia County, Florida
INSTRUMENT 2002-990531

RCD Jul 31, 2002 08:17 am
Escambia County, Florida

Administered By:
Neighborhood Enterprise Foundation, Inc.
P.O. Box 9759
Pensacola, Florida 32513-9759
Phone: (850) 458-0466
FAX: (850) 458-0464

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2002-990531

LIEN AGREEMENT

Applicant Name(s)	Address of Property	Date of Sale or Vacate
<u>Cynthia M. Gray</u>	<u>8022 Griffith Avenue</u> <u>Pensacola, FL 32534</u>	_____
Total Amount of Lien		Lot <u>4</u>
<u>\$7,465.00</u>	(xx) Deferred Payment Grant	Block <u>1</u>
Total Amount Due to Date		Book <u>4829</u> Page <u>777</u>
_____		Tract <u>32.02</u>

I, the undersigned, owner occupant of said property do hereby agree that I will continue to occupy and maintain the rehabilitated housing unit for at least a five (5) year period from the date of execution of this lien agreement. I will not sell, transfer ownership, or rent the property to any other person or persons during this five (5) year period. The lien will depreciate at the rate of twenty percent (20%) per year for a period of five (5) years. I understand that this lien will not be subordinated under any circumstances.

If the property is sold, ownership is transferred to another party or parties, or the property is converted to rental occupancy during the five (5) year period, I do hereby agree that I or my heir(s) will repay to the Escambia/Pensacola State Housing Initiatives Partnership (SHIP) Program Trust Fund, the undepreciated portion of the total lien amount cited above. If the property is sold, the undepreciated portion shall be paid lump-sum from the proceeds of the sale. If the property is rented or transferred to another party, the undepreciated portion shall be considered a loan and a repayment plan will be established. The undepreciated portion to be repaid shall be calculated on a daily rate, based upon the number of days remaining in the five (5) year period, from the date of sale, rental or transfer of said property.

6/27/02
Date

Signature: Cynthia M. Gray

Type/Print Name: Cynthia M. Gray

Date

Signature: _____

Type/Print Name: _____

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 27th day of June, 2002, by Cynthia M. Gray, who is personally known to me or who produced FL Drivers License as Identification and who (did) did not take an oath.

BRUCE C. THOMPSON
Notary Public-State of Florida
My Commission Expires May 8, 2004
COMM # CC 934803

B C Thompson
Notary Public - State of Florida

This Instrument Prepared by The West Florida Regional Planning Council, P.O. Box 9759, Pensacola, FL 32513-9759, Phone: (850) 595-8910, as Agent for Escambia County, Florida.

MORTGAGE DEED
SHORT FORM

RAMCO FORM 64A

This Indenture

Made this 12th day of August, A. D. 2010,

Between Cynthia M. Gray, a single woman

hereinafter called the Mortgagor, and Escambia County, whose mailing address is
221 Palafox Place, Pensacola, Florida 32502
hereinafter called the Mortgagee,

Witnesseth, That the said Mortgagor, for and in consideration of the sum of One Dollar to
her in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged,
she granted, bargained and sold to the said Mortgagee, its heirs and
assigns, forever, the following described land, situate, lying and being in the County of
Escambia, State of Florida, to-wit:

Lot 4, Block 1, Olive Manor, being a subdivision of the South 990 feet of Lot 2, Section
22, Township 1 South, Range 30 West, Escambia County, Florida, as recorded in Plat
Book 1 at Page 7 of the Public Records of Escambia County, Florida.

(Property Address: 8022 Griffith Avenue, Pensacola, Florida 32534)

****THIS MORTGAGE WILL EXPIRE AND AUTOMATICALLY CANCEL ON AUGUST 11, 2030.****

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

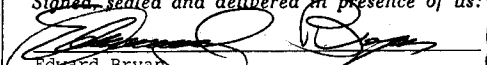
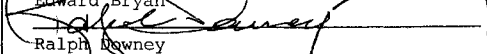
Provided Always, That if said Mortgagor, her heirs, legal representatives or
assigns, shall pay unto the said Mortgagee, its legal representatives or assigns, a
certain promissory note dated the 12th day of August, A. D. 2010, for
the sum of Sixty-five Thousand Seven Hundred Twenty & 00/100 ~~(\$65,720.00)~~ Dollars.

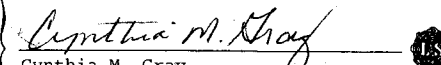

payable if property is sold or any interest in property is transferred with interest at Zero (0%)
****THIS MORTGAGE WILL NOT BE SUBORDINATED UNDER ANY CIRCUMSTANCES****
per cent. from August 12, 2010 signed by Cynthia M. Gray

and shall pay all sums payable hereunder, and per-
form, comply with and abide by each and every the stipulations, agreements, conditions and cove-
nants of said promissory note and of this mortgage, and shall duly pay all taxes, and also insurance
premiums reasonably required, and all costs and expenses including a reasonable attorney's fee,
which said Mortgagee may incur in collecting money secured by this mortgage, and also in
enforcing this mortgage by suit or otherwise, then this mortgage and the estate hereby created

shall cease and be null and void. **In Witness Whereof**, the said Mortgagor hereunto set
her hand and seal the day and year first above written.

Signed, sealed and delivered in presence of us:


Edward Bryan

Ralph Downey

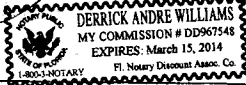

Cynthia M. Gray


This Instrument prepared by: Neighborhood Enterprise Foundation, Inc. for Escambia County
Address Post Office Box 18178, Pensacola, Florida 32523-8178

STATE OF FLORIDA
COUNTY OF ESCAMBLA

The foregoing instrument was acknowledged before me this 12th day of August, 2010, by Cynthia M. Gray, who is personally known to me or who has produced Florida Driver License as identification and who ~~did~~ (did not) take an oath.

Derrick Andre Williams
Signature



Notary Public

(CA)

Date

From

SHORT FORM

Mortgage Deed

RAMCO FORM 69A

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE IS DATED October 28, 2010, BETWEEN
Cynthia M. Gray, a single woman
(referred to below as "Mortgagor"), whose address is 8022 Griffith Avenue, Pensacola, Florida 32534 ;
and ESCAMBIA COUNTY (referred to below as "Mortgagee"), whose address is 221 PALAFOX PLACE,
PENSACOLA, FL 32502.

MORTGAGE. Mortgagor and Mortgagee have entered into a mortgage dated August 12, 2010
(the "Mortgage") recorded in Escambia County, State of Florida as follows:

The Mortgage was recorded on August 26, 2010 in Original Book 6628, page 1623,
Escambia County, Florida.

REAL PROPERTY DESCRIPTION. The Mortgage covers the following described real property (the
"Real Property") located in Escambia County, State of Florida:

**Lot 4, Block 1, Olive Manor, being a subdivision of the South 990 feet of Lot 2, Section 22,
Township 1 South, Range 30 West, Escambia County, Florida, as recorded in Plat Book 1 at
Page 7 of the Public Records of Escambia County, Florida.**

The Real Property or its address is commonly known as 8022 Griffith Avenue, Pensacola, Florida 32534.

MODIFICATION. Mortgagor and Mortgagee hereby modify the Mortgage as follows:

The Mortgage referred to above is hereby modified and amended to provide that the total
amount secured by the lien of said Mortgage is increased from \$ 65,720.00 to \$ 66,980.00.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall
remain unchanged and in full force and effect. Consent by Mortgagee to this Modification does not waive
Mortgagee's right to require strict performance of the Mortgage as changed above nor obligate Mortgagee to
make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory
note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of the Mortgagee to
retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including
accommodation parties, unless a party is expressly released by Mortgagee in writing. Any maker or
endorser, including accommodation makers, shall not be released by virtue of this Modification.

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

WITNESS:

Allison Wheelis
Allison Wheelis

MORTGAGOR:

X Cynthia M. Gray
Cynthia M. Gray

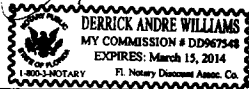
Meredith Reeves Gunnari
Meredith Reeves Gunnari

X _____

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 28th day of October, 20 10,
by Cynthia M. Gray, who is personally known to me or who has produced
Florida Driver License as identification and who did (did not) take an oath.

Derrick Andre Williams
Signature



Notary Public

Prepared by: Neighborhood Enterprise Foundation, Inc.
for Escambia County
Post Office Box 18178
Pensacola, Florida 32523-8178

Filing # 49639425 E-Filed 12/05/2016 04:33:04 PM

IN THE COUNTY COURT IN AND FOR
ESCAMBIA COUNTY, FLORIDA

CASE NO.: 2016 SC 003016

CACH, LLC,

Plaintiff,

vs.

CYNTHIA GRAY,

Defendant(s).

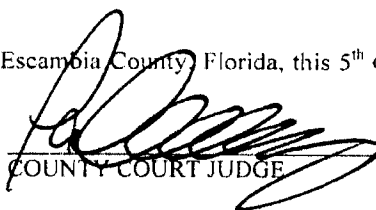
FINAL JUDGMENT

Pursuant to Defendant's failure to comply with the Settlement Stipulation and based upon Affidavit of Default submitted by Plaintiff, it is thereupon,

ORDERED AND ADJUDGED that the Plaintiff, CACH, LLC, located at 6300 S. Syracuse Way, Centennial, Colorado 80111, does hereby have, receive and recover damages against the Defendant, CYNTHIA GRAY, in the principal sum of \$1,516.37, which shall bear interest at the rate of 4.91% and thereafter shall bear interest at the rate set by the Chief Financial Officer of the State of Florida, and as governed by Florida Statute Sec. 55.03, until paid and that you have this before said Court when satisfied.

IT IS FURTHER ORDERED AND ADJUDGED, that the Defendant shall complete under oath the Form 1.977 (Fact Information Sheet), including all required attachments, and serve same upon Plaintiff(s) Counsel, within forty-five (45) days, unless this judgment is satisfied. Jurisdiction is retained to enter any and all further orders that are just and proper to compel Defendant(s) compliance.

DONE AND ORDERED in Chambers, at Escambia County, Florida, this 5th day of December, 2016.


COUNTY COURT JUDGE

Copies furnished to:

CACH, LLC
c/o Bryan Manno, Esq.
FEDERATED LAW GROUP, PLLC
887 Donald Ross Road Juno Beach, Florida 33408
120024412997

Cynthia Gray
8022 Griffith Ave
Pensacola, FL 32534

