

APPLICATION FOR TAX DEED
Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2000227

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
03-0491-150	2018/1093	06-01-2018	BEG AT SW COR OF LT 70 E ALG S LI OF LT 240 FT N 90 DEG 30 FT FOR POB CONT SAME COURSE 80 FT W 90 DEG 120 FT S 90 DEG 80 FT E 90 DEG 120 FT TO POB OR 967 P 569 S/D PLAT DB 128 P 541

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

04-02-2020
Application Date

Applicant's signature

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.	36,253
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:

Signature, Clerk of Court or Designee

Date of sale 02/01/2021

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.

BEG AT SW COR OF LT 70 E ALG S LI OF LT 240 FT N 90 DEG 30 FT FOR POB CONT SAME COURSE 80 FT W 90 DEG 120 FT S 90 DEG 80 FT E 90 DEG 120 FT TO POB OR 967 P 569 S/D PLAT DB 128 P 541

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

513
R. 07/19

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	CAZENOVIA CREEK FUNDING II LLC PO BOX 54132 NEW ORLEANS, LA 70154	Application date	Apr 02, 2020
Property description	JONES HOSEA JR JONES ALBERTA M 7925 HOBART AVE PENSACOLA, FL 32534 7925 HOBART RD BEG AT SW COR OF LT 70 E ALG S LI OF LT 240 FT N 90 DEG 30 FT FOR POB CONT SAME COURSE 80 FT W 90 DE (Full legal attached.)	Certificate #	2018 / 1093
		Date certificate issued	06/01/2018
		Deed application number	2000227
		Account number	03-0491-150

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)
# 2018/1093	06/01/2018	744.68	37.23	781.92
→ Part 2: Total*				781.92

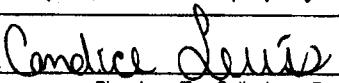
Part 3: Other Certificates Redeemed by Applicant (Other than County)

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)
# 2019/1076	06/01/2019	743.88	6.25	37.19	787.32
Part 3: Total*					787.32

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)	1,569.24
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	647.57
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)	2,591.81

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: 
Signature, Tax Collector or Designee

Escambia County, Florida

Date April 20th, 2020

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



Chris Jones

Escambia County Property Appraiser

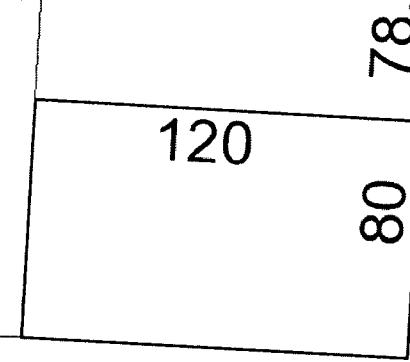
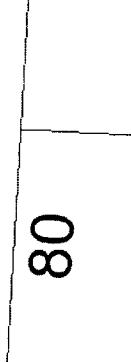
[Real Estate Search](#)[Tangible Property Search](#)[Sale List](#)[Back](#)

◀ Navigate Mode Account Reference ▶

[Printer Friendly Version](#)

General Information		Assessments				
Reference:	231S301201160070	Year	Land	Imprv	Total	Cap Val
Account:	030491150	2019	\$8,000	\$83,647	\$91,647	\$72,506
Owners:	JONES HOSEA JR JONES ALBERTA M	2018	\$8,075	\$77,672	\$85,747	\$71,155
Mail:	7925 HOBART AVE PENSACOLA, FL 32534	2017	\$8,075	\$71,950	\$80,025	\$69,692
Situs:	7925 HOBART RD 32534	Disclaimer				
Use Code:	SINGLE FAMILY RESID	Tax Estimator				
Taxing Authority:	COUNTY MSTU	> File for New Homestead Exemption Online				
Tax Inquiry:	Open Tax Inquiry Window					
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data						2019 Certified Roll Exemptions
Sale Date						HOMESTEAD EXEMPTION
Book Page						
Value						
Type						
01/1976 967 569 \$15,600 WD View Instr						
01/1973 714 760 \$13,400 WD View Instr						
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						
						Legal Description
						BEG AT SW COR OF LT 70 E ALG S LI OF LT 240 FT N 90 DEG 30 FT FOR POB CONT SAME COURSE 80 FT W 90 DEG 120 FT S 90...
						Extra Features
						FRAME BUILDING

Parcel Information		Launch Interactive Map			
Section Map Id:	23-1S-30-1				
Approx. Acreage:	0.2189				
Zoned:	HDMU				
Evacuation & Flood Information	Open Report				
 View Florida Department of Environmental Protection(DEP) Data					

Buildings

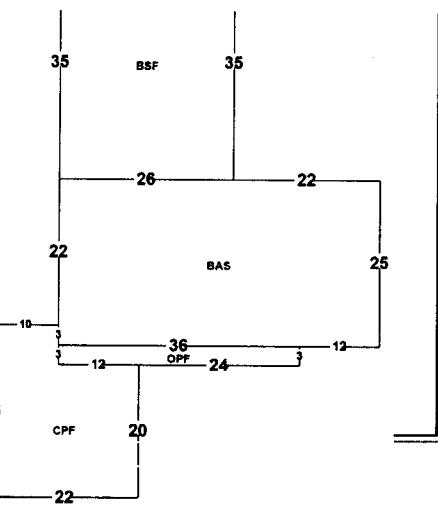
Address: 7925 HOBART RD, Year Built: 1973, Effective Year: 1973

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-BRICK-FACE/VENEER
FLOOR COVER-CARPET
FOUNDATION-SLAB ON GRADE
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
INTERIOR WALL-PANEL-PLYWOOD

NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

Areas - 2718 Total SF
BASE AREA - 1200
BASE SEMI FIN - 910
CARPORT FIN - 500
OPEN PORCH FIN - 108



11/4/19

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:04/29/2020 (tc.2780)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2020034623 4/29/2020 2:58 PM
OFF REC BK: 8287 PG: 928 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That CAZENOVIA CREEK FUNDING II LLC holder of Tax Certificate No. 01093, 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:

BEG AT SW COR OF LT 70 E ALG S LI OF LT 240 FT N 90 DEG 30 FT FOR POB CONT SAME COURSE 80 FT W 90 DEG 120 FT S 90 DEG 80 FT E 90 DEG 120 FT TO POB OR 967 P 569 S/D PLAT DB 128 P 541

SECTION 23, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 030491150 (0221-25)

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

HOSEA JONES JR and ALBERTA M JONES

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 February, which is the **1st day of February 2021**.

Dated this 29th day of April 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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 030491150 Certificate Number: 001093 of 2018

Redemption	No <input checked="" type="checkbox"/>	Application Date	04/02/2020	Interest Rate	18%
		Final Redemption Payment ESTIMATED			Redemption Overpayment ACTUAL
		Auction Date 02/01/2021			Redemption Date 06/01/2020 
Months	10			2	
Tax Collector	\$2,591.81			\$2,591.81	
Tax Collector Interest	\$388.77			\$77.75	
Tax Collector Fee	\$6.25			\$6.25	
Total Tax Collector	\$2,986.83			\$2,675.81	TC
Record TDA Notice	\$17.00			\$17.00	
Clerk Fee	\$130.00			\$130.00	
Sheriff Fee	\$120.00			\$120.00	
Legal Advertisement	\$200.00			\$200.00	
App. Fee Interest	\$70.05			\$14.01	
Total Clerk	\$537.05			\$481.01	CH
Release TDA Notice (Recording)	\$10.00			\$10.00	
Release TDA Notice (Prep Fee)	\$7.00			\$7.00	
Postage	\$60.00			\$0.00	
Researcher Copies	\$40.00			\$0.00	
Total Redemption Amount	\$3,640.88			\$3,173.82	
		Repayment Overpayment Refund Amount			\$467.06 + 120 + 200 = \$ 787.06
Book/Page	8287			928	

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 # 2018 TD 001093

Redeemed Date 06/01/2020

Name HOSEA JONES JR 7925 HOBART AVE PENSACOLA, FL 32534

Clerk's Total = TAXDEED	\$537.05
Due Tax Collector = TAXDEED	\$2,986.83
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
FINANCIAL SUMMARY					
No Information Available - See Dockets					

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 8287, Page 928, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 01093, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: **030491150 (0221-25)**

DESCRIPTION OF PROPERTY:

**BEG AT SW COR OF LT 70 E ALG S LI OF LT 240 FT N 90 DEG 30 FT FOR POB CONT SAME
COURSE 80 FT W 90 DEG 120 FT S 90 DEG 80 FT E 90 DEG 120 FT TO POB OR 967 P 569 S/D
PLAT DB 128 P 541**

SECTION 23, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: HOSEA JONES JR and ALBERTA M JONES

Dated this 1st day of June 2020.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk



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.	36,253.00
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: Signature, Clerk of Court or Designee	Date of sale <u>02/01/2021</u>

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.

BEG AT SW COR OF LT 70 E ALG S LI OF LT 240 FT N 90 DEG 30 FT FOR POB CONT SAME COURSE 80 FT W 90 DEG 120 FT S 90 DEG 80 FT E 90 DEG 120 FT TO POB OR 967 P 569 S/D PLAT DB 128 P 541



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 Applicant Address	CAZENOVIA CREEK FUNDING II LLC PO BOX 54132 NEW ORLEANS, LA 70154	Application date	Apr 02, 2020
Property description	JONES HOSEA JR JONES ALBERTA M 7925 HOBART AVE PENSACOLA, FL 32534 7925 HOBART RD 03-0491-150 BEG AT SW COR OF LT 70 E ALG S LI OF LT 240 FT N 90 DEG 30 FT FOR POB CONT SAME COURSE 80 FT W 90 DE (Full legal attached.)	Certificate #	2018 / 1093
		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)
# 2018/1093	06/01/2018	744.69	37.23	781.92
→Part 2: Total*				781.92

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)
# 2019/1076	06/01/2019	743.88	6.25	37.19	787.32
Part 3: Total*					787.32

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)	1,569.24
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	647.57
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)	2,591.81

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:

Signature, Tax Collector or Designee

Escambia, Florida

Date July 29th, 2020

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

OR BK 4436 PG 1741
 Escambia County, Florida
 INSTRUMENT 99-628531

RCD Jul 12, 1999 12:18 pm
 Escambia County, Florida

NOTICE OF LIEN

STATE OF FLORIDA
 COUNTY OF ESCAMBIA

Ernie Lee Magaha
 Clerk of the Circuit Court
 INSTRUMENT 99-628531

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT (MSBU)

Re: JONES HOSEA JR & ALBERTA M
 7925 HOBART AVE
 PENSACOLA FL 32534

ACCT. NO. 03 0491 150 000
 AMOUNT \$35.20

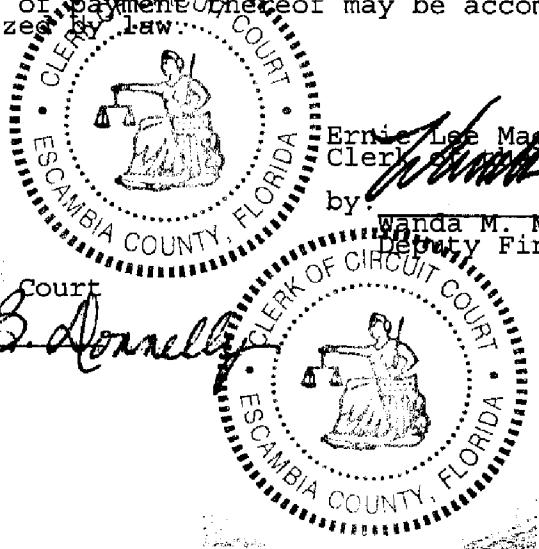
THIS Notice of Lien is hereby filed pursuant to Section 1-15-63 of the Escambia County, Florida Code of Ordinances for delinquent annual assessments for the fiscal year October 1, 1998 through September 30, 1999 plus a 10% penalty charge against real property, more particularly described as:

BEG AT SW COR OF LT 70 E
 ALG S LI OF LT 240 FT N 90
 DEG 30 FT FOR POB CONT SAME
 COURSE 80 FT W 90 DEG 120
 FT S 90 DEG 80 FT E 90 DEG
 120 FT TO POB OR 967 P 569
 PROP. NO. 23 1S 30 1201 160 070

filed in the public records of Escambia County. This constitutes a lien against the property identified above until discharged and satisfied by payment to the Clerk of the Circuit Court of the lien, plus penalties, in the total amount of \$35.20. Evidence of discharge and satisfaction of this lien can be recorded in the public records of Escambia County, Florida by the Clerk of the Circuit Court.

This lien shall not be assigned to any person. Until fully satisfied by payment, discharged or barred by law, this lien shall remain equal in rank and dignity with the liens of all state, county, district or municipal taxes and special assessments and superior in rank and dignity to all other subsequently filed liens, encumbrances, titles and claims in, to, or against the property. This lien may be enforced at any time by the Board of County Commissioners subsequent to the date of recording of this Notice of Lien for the amount due under the recorded lien, including all penalties, plus costs and a reasonable attorney's fee by proceedings in a court of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or under the provisions of Chapter 73, Florida Statutes or the collection and enforcement of payment thereof may be accomplished by any other method authorized by law.

Date: 05/24/1999



Ernie Lee Magaha
 Clerk of the Circuit Court

by *Georgeanne B. Donnelly*
 Deputy Clerk

Ernie Lee Magaha
 Clerk of the Circuit Court
 by *Wanda M. McBrearty*
 Deputy Finance Director

OR BK 4313 PG 1434
 Escambia County, Florida
 INSTRUMENT 98-526816

RCD Oct 02, 1998 10:17 am
 Escambia County, Florida

NOTICE OF LIEN

STATE OF FLORIDA
 COUNTY OF ESCAMBIA

Ernie Lee Magaha
 Clerk of the Circuit Court
 INSTRUMENT 98-526816

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT (MSBU)

Re: JONES HOSEA JR & ALBERTA M
 7925 HOBART RD
 PENSACOLA FL 32534

ACCT. NO. 03 0491 150 000
 AMOUNT \$144.00

THIS Notice of Lien is hereby filed pursuant to Section 1-15-63 of the Escambia County, Florida Code of Ordinances for delinquent annual assessments for fiscal years prior to and including September 30, 1998 plus a 10% penalty charge against real property, more particularly described as:

BEG AT SW COR OF LT 70 E
 ALG S LI OF LT 240 FT N 90
 DEG 30 FT FOR POB CONT SAME
 COURSE 80 FT W 90 DEG 120
 FT S 90 DEG 80 FT E 90 DEG
 120 FT TO POB OR 967 P 569
 PROP. NO. 23 1S 30 1201 160 070

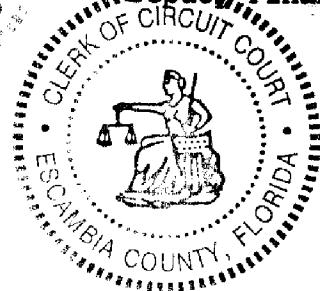
filed in the public records of Escambia County. This constitutes a lien against the property identified above until discharged and satisfied by payment to the Clerk of the Circuit Court of the lien, plus penalties, in the total amount of \$144.00. Evidence of discharge and satisfaction of this lien can be recorded in the public records of Escambia County, Florida by the Clerk of the Circuit Court.

This lien shall not be assigned to any person. Until fully satisfied by payment, discharged or barred by law, this lien shall remain equal in rank and dignity with the liens of all state, county, district or municipal taxes and special assessments and superior in rank and dignity to all other subsequently filed liens, encumbrances, titles and claims in, to, or against the property. This lien may be enforced at any time by the Board of County Commissioners subsequent to the date of recording of this Notice of Lien for the amount due under the recorded lien, including all penalties, plus costs and a reasonable attorney's fee by proceedings in a court of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or under the provisions of Chapter 173, Florida Statutes or the collection and enforcement of payment thereof may be accomplished by any other method authorized by law.

Date: 09/04/1998

Ernie Lee Magaha
 Clerk of the Circuit Court
 by: *George Bonner*
 Deputy Clerk

Ernie Lee Magaha
 Clerk of the Circuit Court
 by: *Veronica M. Babbitt*
 Deputy Finance Director

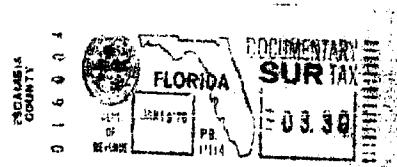
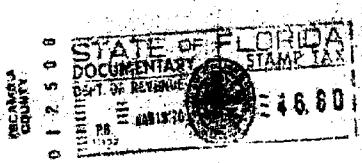


SP - 4508

joined

Return to
Lawyers Title Ins. Corp.
55 South Baylen Street
P. O. Box 12027
Panama, Fla.

SEARCHED
INDEXED 967 PAGE 570



46.80 acre swamp
3.10 acre Tax

State of Florida

COUNTY OF ESCAMBIA

SEARCHED INDEXED SERIALIZED FILED

WARRANTY DEED 967 PAGE 569

KNOW ALL MEN BY THESE PRESENTS: That we, HERMAN BRADLEY and GWENDOLYN BRADLEY, husband and wife, for and in consideration of Ten Dollars and other good and valuable considerations, the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto, HOSEA JONES, JR. and ALBERTA M. JONES, husband and wife, of 7925 Hobert Road, Pensacola, Florida, their heirs, executors, administrators and assigns, forever, the following described real property, situate, lying and being in the State of Florida, and County of Escambia, to-wit:

Commencing at the Southwest corner of Lot 70, a subdivision in Section 23, Township 1 South, Range 30 West, Escambia County, Florida, according to plat recorded in Deed Book 128, at Page 541, of the Public Records of said County; thence East along the South line of said Lot 70 for a distance of 240 feet; thence North 90 degrees for a distance of 30 feet for the point of beginning; thence continue North along same line for a distance of 80 feet; thence West 90 degrees for a distance of 120 feet; thence South 90 degrees for a distance of 80 feet; thence East 90 degrees for a distance of 120 feet to the Point of Beginning.

As a part of the consideration hereof the grantees hereby assume and agree to pay and abide by and in all respects to the covenants and conditions contained in the certain note and the mortgage so given as security on the above described property, executed by HERMAN BRADLEY and GWENDOLYN BRADLEY, husband and wife in favor of MOLTON, ALLEN & WILLIAMS, INCORPORATED dated July 2, 1973 in the original principal sum of \$12,950.00 and recorded in Official Records Book 714, Page 768, which said mortgage was later assigned of record to FEDERAL NATIONAL MORTGAGE ASSOCIATION by instrument recorded at Official Records Book 717, Page 837, ALL of the Public Records of Escambia County, Florida and the grantees herein agree to forever hold the grantors harmless in this respect.

mortgage cancelled OR 5063/335

Subject to prior reservation of 50% of all Oil and Mineral Rights as in Deed dated February 21, 1940 and recorded in Deed Book 158, Page 39, Public Records of Escambia County, Florida.

Subject to taxes for current year and to valid easements, mineral reservations and restrictions of record affecting the above property, if any.

To have and to hold the same, together with all and singular the tenements, hereditaments and appurtenances therein 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 fee simple in the said property, and have a good right to convey the same, at it is free of lien or circumstance, and that we, our heirs, executors and administrators the said grantees, their heirs, executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever fully warrant and defend.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 27 day of DECEMBER 1973.

Signed, sealed and affixed in the presence of

Herman Bradley
Herman Bradley (SEAL)

GWENDOLYN BRADLEY
GWENDOLYN BRADLEY (SEAL)

State of CALIFORNIA

COUNTY OF VENTURA

Before the subscriber personally appeared HERMAN BRADLEY and

GWENDOLYN BRADLEY,

Known to me and known to me to be the individuals described by said names in and who executed the foregoing instrument and I do acknowledge that they executed the same for the uses and purposes therein set forth.

Given under my hand and official seal this 27th day of December 1973

Notary Public

My Commission Expires 11/6/76

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PROPERTY INFORMATION REPORT

November 6, 2020

Tax Account #: 03-0491-150

**LEGAL DESCRIPTION
EXHIBIT "A"**

**BEG AT SW COR OF LT 70 E ALG S LI OF LT 240 FT N 90 DEG 30 FT FOR POB CONT SAME
COURSE 80 FT W 90 DEG 120 FT S 90 DEG 80 FT E 90 DEG 120 FT TO POB OR 967 P 569 S/D
PLAT DB 128 P 541**

SECTION 23, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 03-0491-150 (0221-25)

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: FEB 1, 2021

TAX ACCOUNT #: 03-0491-150

CERTIFICATE #: 2018-1093

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.

HOSEA JONES JR. AND ALBERTA M. JONES
7925 HOBART AVE.
PENSACOLA, FL 32534

Certified and delivered to Escambia County Tax Collector, this 6TH day of November, 2020.

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
CONTINUATION PAGE**

November 6, 2020

Tax Account #: 03-0491-150

1. The Grantee(s) of the last deed(s) of record is/are: **HOSEA JONES, JR AND ALBERTA M. JONES**

By Virtue of Warranty Deed recorded 01/15/1976 – OR 967/569

2. The land covered by this Report is: **See Attached**

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

- a. **MSBU Lien for Fire Protection recorded 01/2/1998 – OR 4313/1434**
- b. **MSBU Lien for Fire Protection recorded 07/12/1999 – OR 4436/1741**

4. Taxes:

Taxes for the year(s) 2017-2019 are delinquent.

Tax Account #: 03-0491-150

Assessed Value: \$96,361

Exemptions: HOMESTEAD

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.



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 #: 03-0491-150 CERTIFICATE #: 2018-1093

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 15, 1976 to and including November 5, 2020 Abstractor: Vicki Campbell

BY

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

Michael A. Campbell,
As President
Dated: November 6, 2020