512 R. 12/16

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

Application Number: 2100053

To: Tax Collector	of ESCAMBIA COUNTY,	Florida
Ι,		
SAVVY FL LLC FTB COLLATERA	ASSIGNEE	
P.O. BOX 1000 - D MEMPHIS. TN 3	PEPT, #3035	
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
11-0170-284	2018/6251	06-01-2018	BEG AT INTER OF N LI OF GOVT LT 7 & W R/W LI OF STATE ROAD 292 (100 FT R/W) S 0 DEG 0 MIN 0 SEC W ALG W R/W LI 660 FT S 89 DEG 55 MIN 51 SEC W 243 14/100 FT FOR POB CONT S 89 DEG 55 MIN 51 SEC W 81 FT S 0 DEG 03 MIN 13 SEC E 134 91/100 FT N 89 DEG 56 MIN 47 SEC E 81 FT N 0 DEG 03 MIN 13 SEC W 134 93/100 FT

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	
SAVVY FL LLC	
FTB COLLATERAL ASSIGNED	Ξ
P.O. BOX 1000 - DEPT, #3035	ō
MEMPHIS, TN 38148-3035	

02-22-2021 Application Date

TO POB OR 6204 P 1162

Applicant's signature

Par	rt 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.	Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)
Sign t	here: Date of sale 11/01/2021 Signature, Clerk of Court or Designee
1	

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 INTER OF N LI OF GOVT LT 7 & W R/W LI OF STATE ROAD 292 (100 FT R/W) S 0 DEG 0 MIN 0 SEC W ALG W R/W LI 660 FT S 89 DEG 55 MIN 51 SEC W 243 14/100 FT FOR POB CONT S 89 DEG 55 MIN 51 SEC W 81 FT S 0 DEG 03 MIN 13 SEC E 134 91/100 FT N 89 DEG 56 MIN 47 SEC E 81 FT N 0 DEG 03 MIN 13 SEC W 134 93/100 FT TO POB OR 6204 P 1162



CERTIFICATION OF TAX DEED APPLICATION

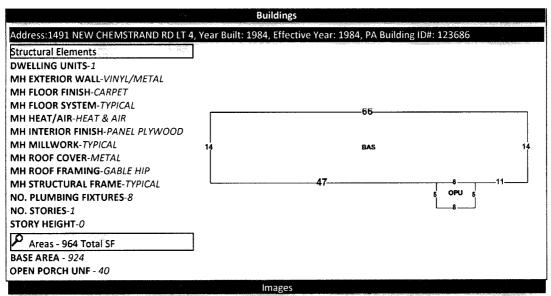
Sections 197.502 and 197.542, Florida Statutes

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

1121-37

Part 1: Tax Deed	Appl	lication Infor	mation					1121-51
Applicant Name Applicant Address	SAVVY FL LLC FTB COLLATERAL ASSIGNEE P.O. BOX 1000 - DEPT, #3035 MEMPHIS, TN 38148-3035					Application date		Feb 22, 2021
Property description	TDF PROPERTIES LLC 4215 N P ST					Cert	ificate#	2018 / 6251
	PENSACOLA, FL 32505 1491 NEW CHEMSTRAND RD LT 4 11-0170-284 PEC AT INTER OF NULLOF COVEL T 7 8 W PANUL				e certificate issued	06/01/2018		
Part 2: Certificate	es Ov	<u>-</u>		,	· · · · · · · · · · · · · · · · · · ·	Appl		I
Column 1 Certificate Numbe	er	Column Date of Certific	-		olumn 3 unt of Certificate		Column 4 Interest	(Column 5: Total (Column 3 + Column 4)
# 2018/6251		06/01/20)18		411.78		76.44	488.22
				1	****	L	→Part 2: Total*	488.22
Part 3: Other Cei	rtifica	tes Redeeme	d by Ap	plicant (C	ther than Co	unty)		<u> </u>
Column 1 Certificate Number	D	Column 2 late of Other ertificate Sale	Colu Face A	umn 3 Column 4 Tax Collector's F			Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2020/6305	0	06/01/2020		410.90	6.25		20.80	437.95
# 2019/5942	0	06/01/2019		412.79	6.25		20.64	439.68
	1					1	Part 3: Total*	877.63
Part 4: Tax Colle	ector	Certified Am	ounts (Li	ines 1-7)				
1. Cost of all cert	ificates	s in applicant's	possessio	n and other			ed by applicant of Parts 2 + 3 above)	1,365.85
2. Delinquent tax	es paid	d by the applica	ınt				***************************************	0.00
3. Current taxes	paid by	y the applicant						0.00
Property information report fee					200.00			
Tax deed application fee					175.00			
6. Interest accrue	ed by ta	ax collector und	ler s.197.5	642, F.S. (s	ee Tax Collecto	r Insti	ructions, page 2)	0.00
7.						То	otal Paid (Lines 1-6)	1,740.85
I certify the above in have been paid, and						y infor	mation report fee, ar	d tax collector's fees
Sign here: Signs	ature, Ta	ax Collector or Design	gnee			E	<u>Escambia,</u> Florid Date <u>March 2nd,</u>	

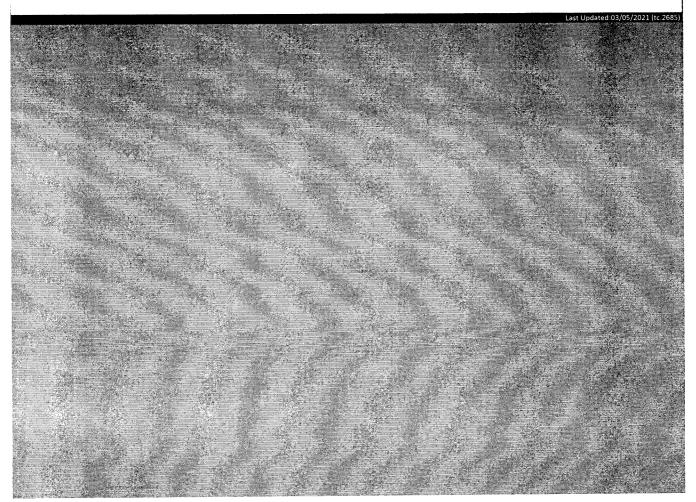
Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2





9/2/20

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.



Real Estate Search

Tangible Property Search

Sale List

Nav. Mode Account O Reference

Printer Friendly Version

General Information Reference: 141N307002004003 110170284 Account: Owners: TDF PROPERTIES LLC 4215 N P ST Mail: PENSACOLA, FL 32505 1491 NEW CHEMSTRAND RD LT 4 32533 Situs: MOBILE HOME A Use Code: Taxing COUNTY MSTU Authority:

Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector

Assessments					
Year	Land	Imprv	Total	Cap Val	
2020	\$11,875	\$4,681	\$16,556	\$16,556	
2019	\$11,875	\$4,273	\$16,148	\$16,148	
2018	\$11,875	\$4,070	\$15,945	\$15,945	

Disclaimer

Market Value Breakdown Letter

Tax Estimator

File for New Homestead Exemption Online

Report Storm Damage

Sales Data					
Sale Date	Book	Page	Value	Туре	Official Records (New Window)
08/2007	6204	1162	\$232,000	WD	Ľ,
06/2007	6165	1309	\$275,000	WD	Ľ,
05/1995	3773	213	\$100	WD	Ľ,
02/1990	2822	459	\$7,800	WD	C _o
06/1984	1939	1000	\$5,800	SC	C _o

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

2020 Certified Roll Exemptions

None

Legal Description BEG AT INTER OF N LI OF GOVT LT 7 & W R/W LI OF STATE ROAD 292 (100 FT R/W) S 0 DEG 0 MIN 0 SEC W

ALG W R/W LI 660...

Extra Features None

Section Map Id: 14-1N-30 Approx. Acreage: 0.2509

Zoned: 🔑 LDR Evacuation & Flood Information Open

Report

Parcel

Information

Launch Interactive Map 034 81 81 120.5 81 120.5

View Florida Department of Environmental Protection(DEP) Data

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2021037008 4/7/2021 10:59 AM
OFF REC BK: 8501 PG: 1589 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That SAVVY FL LLC FTB COLLATERAL ASSIGNEE holder of Tax Certificate No. 06251, 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 INTER OF N LI OF GOVT LT 7 & W R/W LI OF STATE ROAD 292 (100 FT R/W) S 0 DEG 0 MIN 0 SEC W ALG W R/W LI 660 FT S 89 DEG 55 MIN 51 SEC W 243 14/100 FT FOR POB CONT S 89 DEG 55 MIN 51 SEC W 81 FT S 0 DEG 03 MIN 13 SEC E 134 91/100 FT N 89 DEG 56 MIN 47 SEC E 81 FT N 0 DEG 03 MIN 13 SEC W 134 93/100 FT TO POB OR 6204 P 1162

SECTION 14, TOWNSHIP 1 N, RANGE 30 W

TAX ACCOUNT NUMBER 110170284 (1121-37)

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

TDF PROPERTIES LLC

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Monday in the month of November, which is the 1st day of November 2021.

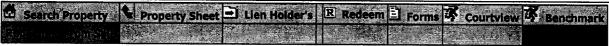
Dated this 6th day of April 2021.

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.

COUNT

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: 110170284 Certificate Number: 006251 of 2018

Redemption Yes V	Application Date 02/22/2021	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 11/01/2021	Redemption Date 08/23/2021
Months	9	6
Tax Collector	\$1,740.85	\$1,740.85
Tax Collector Interest	\$235.01	\$156.68
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$1,982.11	\$1,903.78
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	\$63.05	\$42.03
Total Clerk	\$530.05	\$509.03
Release TDA Notice (Recording)	\$10.00	\$10.00
Release TDA Notice (Prep Fee)	\$7.00	\$7.00
Postage	\$60.00	\$0.00
Researcher Copies	\$0.00	\$0.00
Total Redemption Amount	\$2,589.16	\$2,429.81 -120-204-152109.81
	Repayment Overpayment Refund Amount	\$159.35
Book/Page	8501	1589

PAM CHILDERS

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



COUNTY OF ESCAMBIA OFFICE OF THE CLERK OF THE CIRCUIT COURT

BRANCH OFFICES ARCHIVES AND RECORDS JUVENILE DIVISION CENTURY

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

Case # 2018 TD 006251 Redeemed Date 08/23/2021

Name TDF PROPERTIES LLC 4215 N P ST PENSACOLA, FL 32505

Clerk's Total = TAXDEED	\$530/05 2092.81
Due Tax Collector = TAXDEED	\$1,982.11
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
Kristinia.		3014	BAR EINANGIAL SUM	MATER	
	200		Pockets	SELECTION OF A SECURITION OF A	

PAM CHILDERS

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



COUNTY OF ESCAMBIA OFFICE OF THE CLERK OF THE CIRCUIT COURT

BRANCH OFFICES ARCHIVES AND RECORDS JUVENILE DIVISION CENTURY

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

PAM CHILDERS, CLERK OF THE CIRCUIT COURT Tax Certificate Redeemed From Sale

Account: 110170284 Certificate Number: 006251 of 2018

Payor: TDF PROPERTIES LLC 4215 N P ST PENSACOLA, FL 32505 Date 08/23/2021

Clerk's Check # 1	Clerk's Total	\$5\$9/05 20925
Tax Collector Check # 1	Tax Collector's Total	\$1,982.11
	Postage	\$60.00
	Researcher Copies	\$0.00
	Recording	\$10.00
	Prep Fee	\$7.00
	Total Received	-\$2,589.16 -

\$ 2109.81

PAM CHILDERS
Clerk of the Circuit Court

Received By: (Deputy Clerk

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

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2021093334 8/23/2021 1:58 PM
OFF REC BK: 8602 PG: 1208 Doc Type: RTD

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 8501, Page 1589, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 06251, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 110170284 (1121-37)

DESCRIPTION OF PROPERTY:

BEG AT INTER OF N LI OF GOVT LT 7 & W R/W LI OF STATE ROAD 292 (100 FT R/W) S 0 DEG 0 MIN 0 SEC W ALG W R/W LI 660 FT S 89 DEG 55 MIN 51 SEC W 243 14/100 FT FOR POB CONT S 89 DEG 55 MIN 51 SEC W 81 FT S 0 DEG 03 MIN 13 SEC E 134 91/100 FT N 89 DEG 56 MIN 47 SEC E 81 FT N 0 DEG 03 MIN 13 SEC W 134 93/100 FT TO POB OR 6204 P 1162

SECTION 14, TOWNSHIP 1 N, RANGE 30 W

NAME IN WHICH ASSESSED: TDF PROPERTIES LLC

Dated this 23rd day of August 2021.

S COMPTAGE

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg

Deputy Clerk

BK: 6204 PG: 1165 Last Page

BK: 6165 PG: 1313 Last Page

Exhibit A (Continued)

and

Parcel Identification Number: 321S301901410004

and

Parcel Identification Number: 141N307002004003

and

Parcel Identification Number: 311S30600000009

File Number: 403-56 DoubleTimes

BK: 6204 PG: 1164

BK: 6165 PG: 1312

Exhibit A

Parcel 1:—Begin at the Northwest corner of Section 9, Township 1 South, Range 29 West; thence South 13 degrees 16 minutes 00 seconds East along the West line 717.4 feet; thence South 64 degrees 00 minutes 00 seconds East 2462.4 feet for Point of Beginning; thence continue same course 200.00 feet; thence South 26 degrees 00 minutes 00 seconds West 63.06 feet; thence North 64 degrees 00 minutes 00 seconds West 200.00 feet; thence North 26 degrees 00 minutes 00 seconds E 63.06 feet to the Point of Beginning. Less the Easterly 35.00 feet thereof. All lying and being in Escambia County, Florida.—

Parcel 2:--A triangular tract of land described as follows: Commencing at the Northwest corner of Lot 6, Block 3, Tall Pines according to the plat thereof recorded in Plat Book 3, Page 85 of the Public Records of Escambia County, Fiorida; thence West along the extension of the North line of said Lot 6, a distance of 226.95 feet to the point of curve of a curve to the right having a radius of 90.72 feet; thence along the said curve to the right a chord distance of 70.55 feet to a point designated as "Point A": thence commencing at the Southwest corner of the said Lot 6, Block 3, Tall Pines; thence West along the extension of the South line of the said Lot 6 a distance of 375.8 feet to a concrete monument on the East right-of-way line of the L&N Railroad and the point of beginning of the tract to be described; thence Northwesterly along the said right-of-way line a distance of 34.0 feet: thence Northeasterly along a line toward the aforesaid "Point A" a distance of 158 feet, more or less, to the said "Point A"; thence Southwesterly along a line towards the point of beginning a distance of 179.7 feet to the Point of Beginning.—A contiguous parcel described as: Commencing at the Southwest corner of Lot 6, Block 3, Tall Pines, according to the plat thereof recorded in Plat Book 3 at Page 85 of the Public Records of Escambia County, Florida; thence West along the extension of the South line of the said Lot 6; a distance of 375.8 feet to a concrete monument on the Easterly right-of-way line of L&N Railroad; thence Northwesterly along the said right-of-way line a distance of 34.0 feet to the point of beginning of the tract hereinafter described; thence continuing Northwesterly along the said right-of-way line a distance of 196.7 feet; thence Northeasterly at an angle of 90 degrees a distance of 140.0 feet to the Westerly right-of-way line of an existing road; thence Southeasterly at an angle of 90 degrees and along the Westerly right of-way line of said road a distance of 95.36 feet to the point of curve to the left having a radius of 90.72 feet; thence continuing along the said curve to the left a chord distance of 29.14 feet; thence Southwesterly along a line towards the point of beginning a distance of 158 feet; more or less, to the Point of Beginning. All lying and being in Section 11, Township 1 South, Range 30 West.~

Parcel 3:—That portion of Lot 6, Block "D", ABB Subdivision, a subdivision of a portion of Section 32, Township 1 South, Range 30 West, Escambia County, Florida, according to plat filed in Plat Book 1, at Page 82 of the records of said County, described as follows: Commencing at the Northeast corner of said lot; thence North 90 degrees 00 minutes 00 seconds West, along the North line of said lot, also being the South right-of-way line of Langley Road, (66 foot right-of-way), 181.33 feet for the Point of Beginning; thence continue North 90 degrees 00 minutes 00 seconds West, 32.57 feet to a point in the East right-of-way line of Schwab Road, (66 foot right-of-way); thence South 00 degrees 00 minutes 00 seconds East, along said right-of-way line, 80.00 feet; thence North 90 degrees 00 minutes 00 seconds East, 32.57 feet; thence North 00 degrees 00 minutes 00 seconds West, 80.00 feet to the Point of Beginning. This parcel also referred to as Parcel 10, Gaslight Square.~~

Parcel 4:—Lot 9, Fontana Subdivision, a subdivision of Lot E Block 6, ABB Subdivision, Section 31, Township 1 South, Range 30 West, Escambia County, Florida.—

Parcel 5:—Commencing at the intersection of the North line of Government Lot 7, Section 14, Township 1 North, Range 30 West, Escambia County, Florida, and the West right of way line of C.R. #292 (100' R/W); thence South 00 degrees 00 minutes 00 seconds West along said West right of way line for 660 feet to a concrete monument; thence South 89 degrees 55 minutes 51 seconds West for 243.14 feet to an iron pipe and the Point of Beginning: thence continue South 89 degrees 55 minutes 51 seconds West along same course for 81.00 feet to an iron pipe; thence South 00 degrees 03 minutes 13 seconds East for 134.91 feet to an iron pipe: thence North 89 degrees 56 minutes 47 seconds East for 81.00 feet to an iron pipe: thence North 00 degrees 03 minutes 13 seconds West for 134.93 feet to an iron pipe at Point of Beginning.—

Parcel Identification Number: 091S291011 000 001

and

Parcel Identification Number: 111S301101020030

File Number: 403-56

DoubleTimes

BK: 6204 PG: 1163

AND the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

rint: MARGARET T. STOP

Sucht of Fine the

Seeta 2 ES BRENTON L. ETHERIDGE

Post Office Box 17432 Pensacola, Florida 32522

STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this _____ day of August, 2007, by Brenton L. Etheridge, who is <u>personally known to me</u> or who has produced _______ as identification and who did not take an oath.

My Commission Expires:



Recorded in Public Records 08/22/2007 at 09:15 AM OR Book 6204 Page 1162, Instrument #2007080655, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$35.50 Deed Stamps \$1624.00

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Prepared By: Margaret T. Stopp, of Moore, Hill & Westmoreland, P.A. Post Office Box 13290 Pensacola, Florida 32591-3290

WARRANTY DEED

STATE OF FLORIDA COUNTY OF ESCAMBIA

THIS WARRANTY DEED made the ____day of August, 2007, by BRENTON L. ETHERIDGE, a married man, hereinafter called the Grantor (whether singular or plural), to TDF PROPERTIES, LLC, a Florida Limited Liability Company, whose post office address is Post Office Box 17432, Pensacola, Florida 32522, hereinafter called the Grantee (whether singular or plural):

WITNESSETH: That the Grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in Escambia County, Florida, to-wit:

See Exhibit "A" attached hereto and by reference made a part hereof.

THE ABOVE CAPTIONED PROPERTY IS NOT HOMESTEAD WITHIN THE MEANING OF FLORIDA LAW AND GRANTORS' SPOUSES HAVE NO INTEREST IN THE PROPERTY REQUIRING THEIR JOINDER HEREIN.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING:

Conditions, restrictions, limitations and easements of record, if any, but this provision shall not operate to re-impose the same.

Zoning and other governmental regulations.

Taxes and assessments for 2007 and subsequent years.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anyway appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

PROPERTY INFORMATION REPORT

August 30, 2021

Tax Account # 11-0170-284

LEGAL DESCRIPTION EXHIBIT "A"

BEG AT INTER OF N LI OF GOVT LT 7 & W R/W LI OF STATE ROAD 292 (100 FT R/W) S 0 DEG 0 MIN 0 SEC W ALG W R/W LI 660 FT S 89 DEG 55 MIN 51 SEC W 243 14/100 FT FOR POB CONT S 89 DEG 55 MIN 51 SEC W 81 FT S 0 DEG 03 MIN 13 SEC E 134 91/100 FT N 89 DEG 56 MIN 47 SEC E 81 FT N 0 DEG 03 MIN 13 SEC W 134 93/100 FT TO POB OR 6204 P 1162

SECTION 14, TOWNSHIP 1 N, RANGE 30

TAX ACCOUNT NUMBER 11-0170-284 (1121-37)

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 SEA	RCH FOR TDA
TAX DEED SALE DATE:	NOV 1, 2021
TAX ACCOUNT #:	11-0170-284
CERTIFICATE #:	2018-6251
those persons, firms, and/or agen	22, Florida Statutes, the following is a list of names and addresses of cies having legal interest in or claim against the above-described tax sale certificate is being submitted as proper notification of tax deed
YES NO X Notify City of Pens X Notify Escambia C X Homestead for 20	acola, P.O. Box 12910, 32521 ounty, 190 Governmental Center, 32502 20 tax year.
TDF PROPERTIES LLC	TDF PROPERTIES LLC

PENSACOLA, FL 32533

Certified and delivered to Escambia County Tax Collector, this 30th day of August, 2021.

PERDIDO TITLE & ABSTRACT, INC.

PENSACOLA, FL 32505

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

August 20, 2021

Tax Account #:

- 1. The Grantee(s) of the last deed(s) of record is/are: TDF PROPERTIES, LLC, A FLORIDA LIMITED LIABILITY COMPANY
 - By Virtue of...Warranty Deed recorded 08/22/2007 in OR 6204/1162....
- 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. NONE
- **4.** Taxes:

Taxes for the year(s) 2017-2020 are delinquent.

Tax Account #: 11-0170-284 Assessed Value: \$ 16,556 Exemptions: NONE

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 #:11-0170-284
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: August 19, 2001 to and including August 19, 2021 Abstractor: Pam Alvarez
BY

Michael A. Campbell, As President

Dated: August 30, 2021