### **APPLICATION FOR TAX DEED**

Section 197.502, Florida Statutes

Application Number: 2000419

To: Tax Collector of ESC	AMBIA COUNTY	_, Florida	
I, TLOA OF FLORIDA LLC CAPITOL ONE BANK, C/O TLO NEW ORLEANS, LA 70154-4 hold the listed tax certificate a	.077,		Collector and make tax deed application thereon:
Account Number	Certificate No.	Date	Legal Description
11-4469-032	2018/7145	06-01-2018	BEG AT SW COR OF SEC S 88 DEG 17 MIN 0 SEC E 1646 FT N 1 DEG 50 MIN 30 SEC E 1557 18/100 FT N 85 DEG 4 MIN 50 SEC W 35 41/100 FT FOR POB CONT N 85 DEG 4 MIN 50 SEC W 285 FT N 1 DEG 50 MIN 30 SEC E 153 07/100 FT S 85 DEG 4 MIN 50 SEC E 285 FT HEREINAFTER REFERRED TO AS PT "A" S 1 DEG 50 MIN 30 SEC W 153 FT TO POB OR 6399 P 1739 OR 7484 P 687
<ul> <li>pay all delinquent a</li> <li>pay all Tax Collector</li> <li>Sheriff's costs, if approximately</li> </ul>	ding tax certificates plus in and omitted taxes, plus in or's fees, property informat oplicable. Ificate on which this applic	nterest covering thation report costs, (cation is based and	
BOX 54077 NEW ORLEANS, LA 701			04-21-2020 Application Date
Applica	ant's signature		

Par	t 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.	- Use for cortificate of notice	
12.	Sheriff's fees	
13.	Interest (see Clerk of Court Instructions, page 2)  Total Paid (Lines 8-13)	
14.		61861
15.	Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c),	
15.	F.S.  Other outstanding certificates and delinquent taxes not included in this Application, if applicable	
16.	Other outstanding certificates and delinquent taxes her metallicities and delinquent taxes her m	
	and 16 if applicable)	6.25
17		0,03
18		
19	. Total amount to redeem	7-71
	. Total amount to redeem  Date of sale	5 2
1		

### 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.

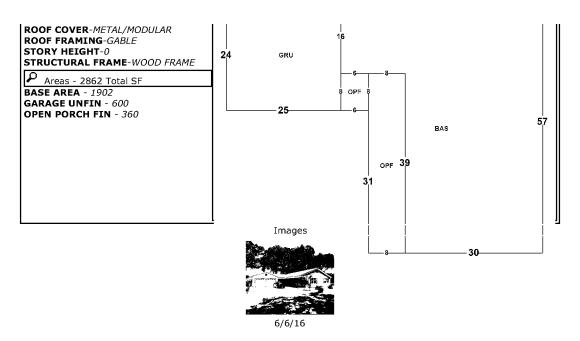
**Line 14:** Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.

BEG AT SW COR OF SEC S 88 DEG 17 MIN 0 SEC E 1646 FT N 1 DEG 50 MIN 30 SEC E 1557 18/100 FT N 85 DEG 4 MIN 50 SEC W 35 41/100 FT FOR POB CONT N 85 DEG 4 MIN 50 SEC W 285 FT N 1 DEG 50 MIN 30 SEC E 153 07/100 FT S 85 DEG 4 MIN 50 SEC E 285 FT HEREINAFTER REFERRED TO AS PT "A" S 1 DEG 50 MIN 30 SEC W 153 FT TO POB OR 6399 P 1739 OR 7484 P 687

# CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

all I. Tax Deca	Application Infor					_		
oplicant Name Oplicant Address	TLOA OF FLORIDA LLC CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077 NEW ORI EANS, LA 70154-4077			Application date		Apr 21, 2020		
	NEW ORLEANS, LA		1077		Certifica	ate #	2018 / 7145	
Property lescription	BRYANT SUSAN D	EST OF			Date ce	rtificate issued	06/01/2018	
	2939 S SUNDANCI CANTONMENT, FL 2939 S SUNDANC	. 32533 E LN				pplication	2000419	
	BEG AT SW COR 1646 FT N 1 DEG 85 DEG (Full legal	50 MIN 30 \$ attached.)	SEC E 1557	7 18/100 FT N		t number	11-4469-032	
Port 2: Certifica	tes Owned by App	olicant an	d Filed wit	th Tax Deed	Applica	ation		
Column 1	Colum	ın 2	1 Co	olumn 3 unt of Certificate	1	Column 4 Interest	Column 5 (Column 3 +	Column 4)
Certificate Numb # 2018/7145	06/01/2			1,564.03	1	78.2	0	1,642.23
			<u> </u>			→Part 2: Tota	<b>i*</b>	1,642.23
	ertificates Redeen	and by An	nlicant (0	ther than Co	ounty)			
Column 1	Column 2 Date of Other	Face A	umn 3 Amount of	Column 4	<b>,</b>	Column 5 Interest	Tota (Column 3 + + Colur	Column 4
Certificate Number	Certificate Sale 06/01/2019	Other	Certificate 1,560.25		6.25	78.0	)1	1,644.51
# 2019/6743	06/01/2019		.,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,			Part 3: Tota	1*	1,644.51
	- 4161 5.8		inos 1-7)					
Part 4: Tax Co	llector Certified A ertificates in applicant	's possessi	on and othe	er certificates re	edeemed	by applicant Parts 2 + 3 abo	ve)	3,286.74
					Total	1 0.10 =		0.00
	axes paid by the app	-						1,431.8
3. Current taxe	es paid by the applica	nt			alagas F	000		200.0
4. Property info	ormation report fee a	nd Deed Ap	plication Re	ecording and R	elease			175.0
5. Tax deed ap	oplication fee					- 1'		0.0
6. Interest acc	rued by tax collector	under s.197	7.542, F.S. (	see Tax Collec	tor Instr	uctions, page 2)	6)	5,093.5
7.						tal Paid (Lines 1		
I certify the abov	e information is true a	and the tax information	certificates, statement	interest, properts attached.				or's tees
nave been paid,					E	scambia Count	∠, Florida	
Sign here:	Signature, Tax Collector or	productive and the second			[	Date <u>May 4th</u>	n, 2020	



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

Last Updated:05/08/2020 (tc.2353)



Real Estate Search Tangible Property Search Sale List

Printer Friendly Version **General Information** Assessments Reference: 361N313101001002 Year Land Total <u>Cap Val</u> 114469032 2019 \$31,616 \$101,963 \$133,579 \$123,721 Account: BRYANT JOHN H JR 2018 Owners: \$31,616 \$94,679 \$126,295 \$121,415 BRYANT SUSAN D EST OF 2017 \$31,616 \$87,625 \$119,241 \$118,918 2939 S SUNDANCE LN Mail: CANTONMENT, FL 32533 **Disclaimer** Situs: 2939 S SUNDANCE LN 32533 Use Code: SINGLE FAMILY RESID P **Tax Estimator** Taxing COUNTY MSTU Authority: Tax Inquiry: Open Tax Inquiry Window > File for New Homestead Tax Inquiry link courtesy of Scott Lunsford **Exemption Online** Escambia County Tax Collector Sales Data 2019 Certified Roll Exemptions HOMESTEAD EXEMPTION Official Records Sale Date Book Page Value Type Legal Description (New Window) BEG AT SW COR OF SEC S 88 DEG 17 MIN 0 SEC E 1646 02/29/2016 7484 687 \$100 OT View Instr FT N 1 DEG 50 MIN 30 SEC E 1557 18/100 FT N 85 DEG 4 MIN 50... 11/18/2008 6399 1739 \$100 QC View Instr Official Records Inquiry courtesy of Pam Childers **Extra Features** Escambia County Clerk of the Circuit Court and None Comptroller Parcel **Launch Interactive Map** Information Section 285 Map Id: <u>36-1N-31</u> 34.89 Approx. Acreage: 1.0448 Zoned: 🔑 I DR Evacuation & Flood Information <u>Open Report</u> 35.41 285 View Florida Department of Environmental Protection(DEP) Data Address: 2939 S SUNDANCE LN, Year Built: 1983, Effective Year: 1983 DECOR/MILLWORK-AVERAGE **DWELLING UNITS-1 EXTERIOR WALL-VINYL SIDING** FLOOR COVER-CARPET **FOUNDATION-SLAB ON GRADE HEAT/AIR-CENTRAL H/AC INTERIOR WALL-PANEL-PLYWOOD NO. PLUMBING FIXTURES-**7 NO. STORIES-1

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2020044382 6/3/2020 1:08 PM
OFF REC BK: 8306 PG: 574 Doc Type: TDN

### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That TLOA OF FLORIDA LLC CAPITOL ONE BANK C/O TLOA HOLDINGS LLC holder of Tax Certificate No. 07145, 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 SEC S 88 DEG 17 MIN 0 SEC E 1646 FT N 1 DEG 50 MIN 30 SEC E 1557 18/100 FT N 85 DEG 4 MIN 50 SEC W 35 41/100 FT FOR POB CONT N 85 DEG 4 MIN 50 SEC W 285 FT N 1 DEG 50 MIN 30 SEC E 153 07/100 FT S 85 DEG 4 MIN 50 SEC E 285 FT HEREINAFTER REFERRED TO AS PT "A" S 1 DEG 50 MIN 30 SEC W 153 FT TO POB OR 6399 P 1739 OR 7484 P 687

**SECTION 36, TOWNSHIP 1 N, RANGE 31 W** 

TAX ACCOUNT NUMBER 114469032 (0521-12)

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

#### JOHN H BRYANT JR and SUSAN D BRYANT EST OF

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Monday in the month of May, which is the 3rd day of May 2021.

Dated this 3rd day of June 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.

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 INST# 2020044392 6/3/2020 1:20 PM OFF REC BK: 8306 PG: 584 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 8306, Page 574, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 07145, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 114469032 (0521-12)

**DESCRIPTION OF PROPERTY:** 

BEG AT SW COR OF SEC S 88 DEG 17 MIN 0 SEC E 1646 FT N 1 DEG 50 MIN 30 SEC E 1557 18/100 FT N 85 DEG 4 MIN 50 SEC W 35 41/100 FT FOR POB CONT N 85 DEG 4 MIN 50 SEC W 285 FT N 1 DEG 50 MIN 30 SEC E 153 07/100 FT S 85 DEG 4 MIN 50 SEC E 285 FT HEREINAFTER REFERRED TO AS PT "A" S 1 DEG 50 MIN 30 SEC W 153 FT TO POB OR 6399 P 1739 OR 7484 P 687

**SECTION 36, TOWNSHIP 1 N, RANGE 31 W** 

NAME IN WHICH ASSESSED: JOHN H BRYANT JR and SUSAN D BRYANT EST OF

Dated this 3rd day of June 2020.

**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: 114469032 Certificate Number: 007145 of 2018

Redemption No V	pplication Date 04/21/2020	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 05/03/2021	Redemption Date 06/03/2020
Months	13	2
Tax Collector	\$5,093.59	\$5,093.59
Tax Collector Interest	\$993.25	\$152.81
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$6,093.09	\$5,252.65
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	\$91.07	\$14.01
Total Clerk	\$558.07	\$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	\$6,768.16	\$5,750.66
A. W.	Repayment Overpayment Refund Amount	\$1,017.50
Book/Page		

### **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 007145 Redeemed Date 06/03/2020

Name JOHN H BRYANT JR 2939 SUNDANCE LN CANTONMENT FL 32533

Clerk's Total = TAXDEED	\$558.07 \$ 5413.66
Due Tax Collector = TAXDEED	\$6,093.09
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
1111			FINANCIAL SUM	MARY	
No Inform	nation Availa	ble - See D	ockets		4

#### **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: 114469032 Certificate Number: 007145 of 2018

Payor: JOHN H BRYANT JR 2939 SUNDANCE LN CANTONMENT FL 32533 Date 06/03/2020

Clerk's Check #	32910	Clerk's Total	\$558.07 \$5413
Tax Collector Check #		Tax Collector's Total	\$6,993.09
		Postage	\$60.00
		Researcher Copies	\$40.00
N. N		Recording	\$10.00
MA A A A A A A A A A A A A A A A A A A	K mar angkarana manasa Malan akaba Madhilikhin kankara ya saka distriptivo waka terpenya kata na akaba malikhin waka di manaka di	Prep Fee	\$7.00
	antergreen de rein en reconstruire un en	Total Received	<del>- \$6,768.16</del>

\$5430,66

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



### 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 TLOA OF FLORIDA LLC Applicant Name CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO Application date Apr 21, 2020 **Applicant Address BOX 54077** NEW ORLEANS, LA 70154-4077 **Property BRYANT JOHN H JR** description **BRYANT SUSAN D EST OF** Certificate # 2018 / 7145 2939 S SUNDANCE LN CANTONMENT, FL 32533 2939 S SUNDANCE LN 11-4469-032 BEG AT SW COR OF SEC S 88 DEG 17 MIN 0 SEC E Date certificate issued 06/01/2018 1646 FT N 1 DEG 50 MIN 30 SEC E 1557 18/100 FT N 85 DEG (Full legal attached.) Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application Column 1 Column 2 Column 3 Column 4 Column 5: Total **Certificate Number Date of Certificate Sale Face Amount of Certificate** Interest (Column 3 + Column 4) # 2018/7145 06/01/2018 1,564.03 78.20 1,642.23 →Part 2: Total\* 1,642.23 Part 3: Other Certificates Redeemed by Applicant (Other than County) Column 2 Column 3 Total Column 1 Column 4 Column 5 Date of Other Face Amount of (Column 3 + Column 4 Certificate Number Tax Collector's Fee Other Certificate Interest **Certificate Sale** + Column 5) # 2019/6743 06/01/2019 1.560.25 6.25 78.01 1,644.51 Part 3: Total\* 1,644.51 Part 4: Tax Collector Certified Amounts (Lines 1-7) 1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant 3,286.74 (\*Total of Parts 2 + 3 above) 2. Delinquent taxes paid by the applicant 0.00 3. Current taxes paid by the applicant 1.431.85 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) 5,093.59 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. Escambia, Florida Sign here Date August 25th, 2020 Tax Collector or Designee

Pai	t 5: Clerk of Court Certified Amounts (Lines 8-14)	
8.		
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.	61,860.50
16.	Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign h	ere: Date of sale	021

### INSTRUCTIONS 4 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 SEC S 88 DEG 17 MIN 0 SEC E 1646 FT N 1 DEG 50 MIN 30 SEC E 1557 18/100 FT N 85 DEG 4 MIN 50 SEC W 35 41/100 FT FOR POB CONT N 85 DEG 4 MIN 50 SEC W 285 FT N 1 DEG 50 MIN 30 SEC E 153 07/100 FT S 85 DEG 4 MIN 50 SEC E 285 FT HEREINAFTER REFERRED TO AS PT "A" S 1 DEG 50 MIN 30 SEC W 153 FT TO POB OR 6399 P 1739 OR 7484 P 687

Recorded in Public Records 04/01/2005 at 12:11 PM, OR Book 5608 Page 270, Instrument #2005354626, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

IN THE CIRCUIT COURT OF FLORIDA FIRST JUDICIAL CIRCUIT, IN AND FOR ESCAMBIA COUNTY, CIVIL ACTION

CASE NO.: 04-0101286-DR

In Re: RICH, ADDIE L. 8376 ASHLAND AVENUE PENSACOLA, FL 32534 Petitioner.

vs.

BRYANT, JOHN 5555 LEWIS AVENUE #175 TOLEDO, OH 43612

Respondent.

JUDGMENT/CERTIFICATE OF DELINQUENCY

The undersigned, being the duly authorized and responsible local depository for court-ordered support payments pursuant to F.S. 61.181, in ESCAMBIA County hereby certifies that BRYANT, JOHN has failed to pay into the depository the court-ordered support payment as mandated by the current Support Order in this cause. As of this date, the total support arrearage is \$1,182.06 balance at terms, not including any costs or fees.

I further certify that BRYANT, JOHN was issued a Notice of Delinquency on 02/23/2005, and thirty (30) or more days have elapsed since the delinquent payment referenced above was due. Pursuant to F.S. 61.14 this Certificate evidences a Final Judgment by operation of law for all past due and future payments together with all applicable costs and fees as otherwise provided by law for which execution may issue and which has the full force, effect and attributes of a Judgment entered by a Court in the State of Florida.

Dated this 28th day of March, 2005.

ERNIE LEE MAGAHA CLERK OF THE COURT

Deputy Clerk

Order: 02-22 Doc: FLESCA:5608-00270  $\ddot{\mathbb{Q}}$ 

BK: 6399 PG: 1741 Last Page

That portion of the Southwest 1/4 of Section 36, Township 1 North, Ran 31 West, Escambia County, Florida, described as follows:

Commencing at a concrete monument at the Southwest corner of said Section; thence South 88°17'00" East, along the South line of said Section, a distance of 1,646.50 feet; thence North 1°50'30" East, 1,557.18 feet; thence North 85°04'50" West, 35.41 feet to an iron rod for the Point of Beginning; thence continue North 85°04'50" West, 285.1 feet to an iron rod; thence North 1°50'30" East, 153.07 feet to an iron rod; thence South 85°04'50" East, 285.00 feet to an iron rod, hereinafter referred to as Point "A"; thence South 1°50'30" West, 153. feet to the Point of Beginning. And a 20 foot wide ingress and egress Easement, the North line of which is described as follows:

Beginning at aforesaid Point "A"; thence South 85°04'50" East, 1008 feet, more or less, to State Road #S 97 for the end of said North line



BK: 6399 PG: 1740

### 7. NOT HOMESTEAD

I represent and warrant that the Real Property is neither the homestead or residence of myself or a member of my family, nor is the Real Property adjacent to the homestead or residence of myself or a member of my family.

Signed in the presence of:

Signed in the presence of:

(Date)

(Date

Printed name: J.D. ANDERSON JR

Printed name: Donne

S. Dennison

STATE OF FLORIDA

**COUNTY OF ESCAMBIA** 

The foregoing instrument was acknowledged before me this 1811 day of Mouranter , 2008, by JOHN H. BRYANT, JR., who is personally known to me or has produced \_\_\_\_\_\_\_aş identification.

Notary Public - State of Florida

DEBORAH A. MCLELLAND
MY COMMISSION # DD 811007
EXPIRES: November 1, 2012
Bonded Thru Notary Public Underwriters

Recorded in Public Records 11/25/2008 at 11:43 AM OR Book 6399 Page 1739, Instrument #2008087075, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$27.00 Deed Stamps \$0.70

Prepared by:
James L. Chase
101 East Government Street
Pensacola, Florida 32502

When recorded return to: James L. Chase 101 East Government Street Pensacola, Florida 32502

(Space above this line reserved for recording office use only)

### **QUIT-CLAIM DEED**

### 1. IDENTIFICATION OF GRANTOR

Grantor's name and address is: JOHN H. BRYANT, JR.

7925 W. Eagle Creek Drive Daphne, Alabama 36526

The word "I" or "me" as hereafter used means the Grantor.

#### 2. IDENTIFICATION OF GRANTEES

Grantees' name and address is:

SUSAN D. BRYANT 3251 South Highway 97 Cantonment, Florida 32533-4607 JOHN H. BRYANT, JR. 7925 W. Eagle Creek Drive Daphne, Alabama 36526

The word "you" as hereafter used means the Grantees.

#### 3. MEANINGS OF TERMS

The terms "I," "me," "you," "grantor," and "grantees," shall be non-gender specific ((I) masculine, (ii) feminine, or (iii) neuter, such as corporations, partnerships or trusts), singular or plural, as the context permits or requires, and include heirs, personal representatives, successors or assigns where applicable and permitted.

### 4. DESCRIPTION OF REAL PROPERTY CONVEYED

Property hereby conveyed (the "Real Property") is described in the attached "Exhibit A".

#### 5. CONSIDERATION

Good and valuable consideration plus the sum of Ten Dollars (\$10.00) received by me from you.

#### 6. CONVEYANCE OF REAL PROPERTY

For the consideration described in Paragraph 5, I have granted, bargained and sold to SUSAN D. BRYANT and JOHN H. BRYANT, JR. as tenants in common with rights of survivorship the Real Property to have and to hold in fee simple subject to the terms of the Stipulated Final Judgment of Dissolution of Marriage recorded in O.R. Book 4834 at Page 1948 of the public records of Escambia County, Florida.

Page 1 of 2

OR BK 5384 P60687 Escambia County, Florida INSTRUMENT 2004-227122

### **EXHIBIT "A"**

That portion of the Southwest quarter of Section 36, Township 1 North, Range 31 West, Escambia County, Florida, described as follows:

Commencing at a concrete monument at the Southwest corner of said Section; thence South 88°17'00" East, along the South line of said Section, a distance of 1,646.50 feet: thence North 1°50'30" East, 1,557.18 feet; thence North 85°04'50" West, 35.41 feet to an iron rod for the Point of Beginning; thence continue North 85°04'50" West, 285.00 to an iron rod; thence North 1°50'30" East, 153.07 feet to an iron rod; thence South 85°04'50" East, 285.00 feet to an iron rod, hereinafter referred to as Point "A"; thence South 1°50'30" West, 153.07 feet to the Point of Beginning and a 20 foot wide ingress and egress easement, the North line of which is described as follows: Beginning at aforesaid Point "A"; thence South 85°04'50" East, 1,008 feet, more or less to State Road No. # S 97 for the end of said North line.

RCD Apr 14, 2004 01:15 pm Escambia County, Florida

ERNIE LEE MAGAHA Clerk of the Circuit Court INSTRUMENT 2004-227122

OR BK 5384 P80686 Escambia County, Florida INSTRUMENT 2004-227122

> DEED BOC STAMPS PO 0 ESC CO \$ 0.70 04/14/04 EDRIE LEE MAGNA, CLERK

This instrument prepared by:
Robert O. Beasley
LITVAK BEASLEY & WILSON, LLP
220 W. Garden Screet, Suite 606
Post Office Box 13503
Pensacola, Florida 32591

Parcel ID Number: 361N313101000002

STATE OF FLORIDA

COUNTY OF ESCAMBIA

#### **QUITCLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS, that **John H. Bryant, Jr., an unmarried man** (hereinafter Grantor), whose mailing address is: 3251 highway 97 South, Cantonment, FL 32571, for and in consideration of Ten Dollars and other good and valuable considerations, the receipt of which is hereby acknowledged, has granted, bargained and quitclaimed **John H. Bryant, Jr., an unmarried man** (hereinafter Grantee) whose mailing address is: 3251 highway 97 South, Cantonment, FL 32571, of all of Grantor's interest, if any, in the following described real property, situate, lying and being in the County of Escambia, State of Florida, to-wit:

See attached Exhibit A for complete legal description.

The preparer of this instrument was neither furnished with, nor requested to review, an abstract on the described property and therefore expresses no opinion as to condition of title. This conveyance is subject to all easements of records, if any, and ad valorem real property taxes for all previous and subsequent years.

TO HAVE AND TO HOLD the same together with all and singular appurtenances thereunto or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of grantor, either in law or equity, for the use benefit and profit of the said grantee forever.

	nto set my hand and seal this 5 day of April, 2004.
Signed, sealed and delivered in the presence of:	• •
Name: Rostana	John H. Bryant, Jr.
Name: DON ENDRIX	
STATE OF FLORIDA	
COUNTY OF ESCAMBIA	
The foregoing instrument was acknowledged Jr., an unmarried man, who personally appeared as identification.	ged before me this day of April, 2004, by <b>John H. Bryant,</b> before me and who is personally known to me or produced  NOTARY PUBLIC
G:\Real Estate\ROB PA\Hagendorfer.Bryant\Quitclaim Deed .wpd	
	POBERT O. BEASLEY MOTARY PUBLIC - STATE OF FLORIDA COMMISSION IDD 134983 EXPRES D77/82008 BONDED THRU 1-889-NOTARY:

04-0058 ROB

FED. STP State of Flor	ida	DREDARED	RUMENT WAS	ar
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and in consideration of ONE H	UNDRED DOLLAR	RS AND OTHER GOO	D AND VALUABLE	CCTOOLLARS
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14 TD-4 SUUMSTAD	••••••	Wanda B	La Bryant	(SEAL)
		STATE		(SEAL)
***************************************	enro carri	DOCUMENTAR	FLORIDA	(SEAL)
State of Flo	rida ====================================	S T. E HB NOVINGE	TAX	1
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defore the subscriber personally a	ppeared WANDA	BRYANT, a widow		
***F65; known to me to be the indiv executed the foregoing instrumen	idual described			· - :
same for the uses and purposes the liven under my hand and official s		NOVEMBER 19	THE IZ	7 6 3
DIE.	in the land	tatterien	OZ P	<u> </u>
My Comp	ission expires LD.	Notary Public	H.182	
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Order: 02-22 Doc: FLESCA:1702-00695 Page 1 of 1

Requested By: VickiCampbell, Printed: 2/25/2021 1:01 PM

### PROPERTY INFORMATION REPORT

February 25, 2021

Tax Account #: 11-4469-032

### LEGAL DESCRIPTION EXHIBIT "A"

BEG AT SW COR OF SEC S 88 DEG 17 MIN 0 SEC E 1646 FT N 1 DEG 50 MIN 30 SEC E 1557 18/100 FT N 85 DEG 4 MIN 50 SEC W 35 41/100 FT FOR POB CONT N 85 DEG 4 MIN 50 SEC W 285 FT N 1 DEG 50 MIN 30 SEC E 153 07/100 FT S 85 DEG 4 MIN 50 SEC E 285 FT HEREINAFTER REFERRED TO AS PT "A" S 1 DEG 50 MIN 30 SEC W 153 FT TO POB OR 6399 P 1739 OR 7484 P 687

**SECTION 36, TOWNSHIP 1 N, RANGE 31 W** 

TAX ACCOUNT NUMBER 11-4469-032 (0521-12)

### 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

Pensacoia, FL	2 32391	
CERTIFICA	TION: TITLE SEARCH	FOR TDA
TAX DEED	SALE DATE:	MAY 3, 2021
TAX ACCO	UNT #:	11-4469-032
CERTIFICA	TE #:	2018-7145
those persons	s, firms, and/or agencies h	orida Statutes, the following is a list of names and addresses of aving legal interest in or claim against the above-described ale certificate is being submitted as proper notification of tax deed
YES NO		
	Notify City of Pensacola Notify Escambia County Homestead for <u>2020</u> ta	y, 190 Governmental Center, 32502
JOHN H. BR 2939 S SUNI CANTONMI		
<b>DIVISION E</b>	CIRCUIT COURT INFORCEMENT ST. MARY'S ST. A, FL 32051	
	O SUPPORT DOMESTIC TH "L" STREET A, FL 32505	RELATIONS
Certified and	l delivered to Escambia C	ounty Tax Collector, this 24th day of February, 2021.
PERDIDO T	TITLE & ABSTRACT, IN	C.

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**

February 25, 2021

Tax Account #: 11-4469-032

1. The Grantee(s) of the last deed(s) of record is/are: JOHN H. BRYANT, JR.

By Virtue of Warranty Deed recorded 11/18/1982 – OR 1702/695; Quit Claim Deed recorded 4/14/2004 – OR 5384/686; Quit Claim Deed recorded 11/25/2008 – OR 6399/1739 and Death Certificate recorded 2/29/2016 – OR 7484/687

- 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. Certificate of Delinquency recorded 4/1/2005 OR 5608/270
- **4.** Taxes:

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

Tax Account #: 11-4469-032 Assessed Value: \$126,566 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 #:	11-4469-032	CERTIFICATE #:	2018-7145		

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: November 18, 1982 to and including February 24, 2021 Abstractor: Vicki Campbell

BY

Michael A. Campbell,

As President

Dated: February 25, 2021