

APPLICATION FOR TAX DEED
Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2000435

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
PLEASANT VALLEY CAPITAL LLC - 18
US BANK % PLEASANT VALLEY CAPITAL LLC - 18
PO BOX 645040
CINCINNATI, OH 45264-5040,

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
15-1610-200	2018/8742	06-01-2018	S 14 FT OF LT 20 ALL LT 21 & 22 BLK 192 WEST KING TRACT OR 3071 P 343 OR 4354 P 531 OR 4665 P 1633 OR 4755 P 132 CA 126

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
PLEASANT VALLEY CAPITAL LLC - 18
US BANK % PLEASANT VALLEY CAPITAL LLC - 18
PO BOX 645040
CINCINNATI, OH 45264-5040

Applicant's signature

04-21-2020
Application Date

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.	57376
16. Other outstanding certificates and delinquent taxes not included in this Application, if applicable per Florida statutes	
17. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
18. Redemption fee	6.25
19. Total amount to redeem	
Sign here: _____ Date of sale <u>05/03/2021</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS

Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

S 14 FT OF LT 20 ALL LT 21 & 22 BLK 192 WEST KING TRACT OR 3071 P 343 OR 4354 P 531 OR 4665 P 1633 OR 4755 P 132 CA 126

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

0521-48

513
R. 07/19

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	PLEASANT VALLEY CAPITAL LLC - 18 US BANK % PLEASANT VALLEY CAPITAL LLC - 18 PO BOX 645040 CINCINNATI, OH 45264-5040	Application date	Apr 21, 2020
Property description	SOLES ROSIE G 2500 W BELMONT ST PENSACOLA, FL 32505 2500 W BELMONT ST S 14 FT OF LT 20 ALL LT 21 & 22 BLK 192 WEST KING TRACT OR 3071 P 343 OR 4354 P 531 OR 4665 P 1633 O (Full legal attached.)	Certificate #	2018 / 8742
		Date certificate issued	06/01/2018
		Deed application number	2000435
		Account number	15-1610-200

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)
# 2018/8742	06/01/2018	2,070.45	103.52	2,173.97
→Part 2: Total*				2,173.97

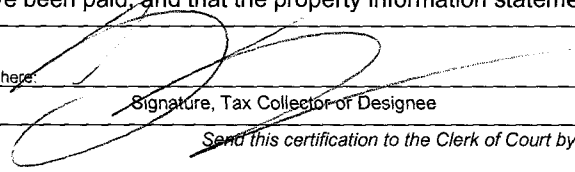
Part 3: Other Certificates Redeemed by Applicant (Other than County)

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)
# 2019/8231	06/01/2019	2,202.29	6.25	110.11	2,318.65
Part 3: Total*					2,318.65

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)	4,492.62
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	806.41
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)	5,674.03

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 <u>May 12th, 2020</u>
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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](#)
[← Navigate Mode](#) [Account](#) [Reference](#) [→](#)
[Printer Friendly Version](#)

General Information

Reference: 000S009060020192
Account: 151610200
Owners: SOLES ROSIE G
Mail: 2500 W BELMONT ST
 PENSACOLA, FL 32505
Situs: 2500 W BELMONT ST 32505
Use Code: SINGLE FAMILY RESID [P](#)
Taxing Authority: PENSACOLA CITY LIMITS
Tax Inquiry: [Open Tax Inquiry Window](#)
 Tax Inquiry link courtesy of Scott Lunsford
 Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2019	\$9,374	\$105,378	\$114,752	\$114,752
2018	\$9,375	\$98,860	\$108,235	\$108,235
2017	\$9,375	\$90,304	\$99,679	\$99,679

Disclaimer

Tax Estimator

> [File for New Homestead Exemption Online](#)

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
08/2001	4755	132	\$100	QC	View Instr
02/2001	4665	1633	\$100	QC	View Instr
12/1998	4354	531	\$10,000	QC	View Instr
10/1991	3071	343	\$33,400	SC	View Instr

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

2019 Certified Roll Exemptions

HOMESTEAD EXEMPTION, SENIOR EXEMPTION

Legal Description

S 14 FT OF LT 20 ALL LT 21 & 22 BLK 192 WEST KING
 TRACT OR 3071 P 343 OR 4354 P 531 OR 4665 P 1633
 OR 4755 P 132 CA...

Extra Features

METAL BUILDING

Parcel Information

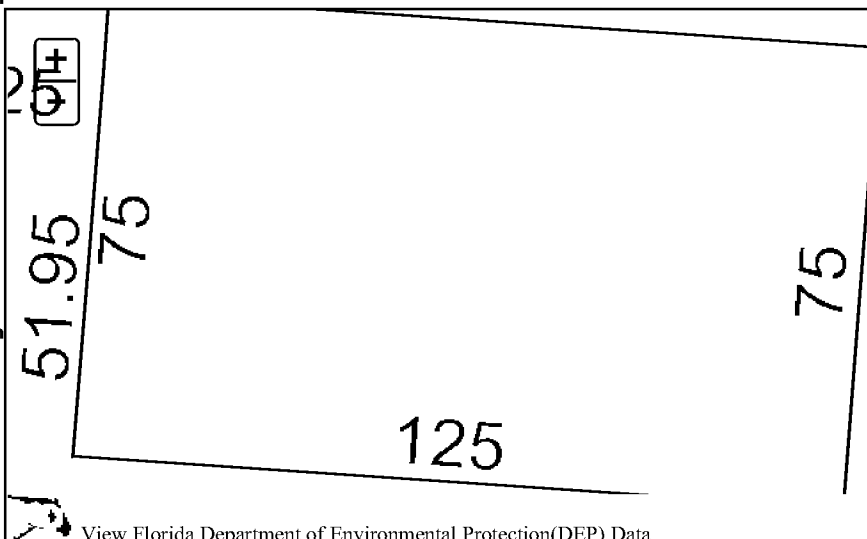
[Launch Interactive Map](#)

Section
Map Id:
 CA126

Approx. Acreage:
 0.2152

Zoned: [P](#)
 R-1A

Evacuation & Flood Information
[Open Report](#)



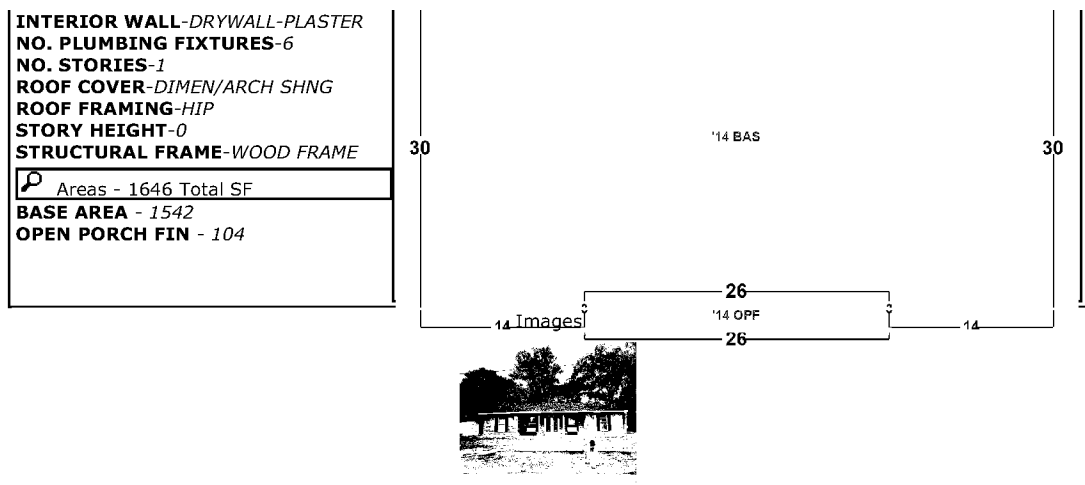
[View Florida Department of Environmental Protection\(DEP\) Data](#)

Buildings

Year Built: 2014, Effective Year: 2014

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



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:05/14/2020 (tc.9564)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **PLEASANT VALLEY CAPITAL LLC - 18 US BANK** holder of **Tax Certificate No. 08742**, 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:

**S 14 FT OF LT 20 ALL LT 21 & 22 BLK 192 WEST KING TRACT OR 3071 P 343 OR 4354 P 531
OR 4665 P 1633 OR 4755 P 132 CA 126**

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 151610200 (0521-48)

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

ROSIE G SOLES

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.



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: 151610200 Certificate Number: 008742 of 2018

Redemption Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="05/03/2021"/>	Redemption Date <input type="text" value="06/09/2020"/>
Months	13	2
Tax Collector	<input type="text" value="\$5,674.03"/>	<input type="text" value="\$5,674.03"/>
Tax Collector Interest	\$1,106.44	\$170.22
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$6,786.72	<input type="text" value="\$5,850.50"/> STC
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$91.07	\$14.01
Total Clerk	\$558.07	<input type="text" value="\$481.01"/> CH
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$40.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$7,461.79	\$6,348.51
	Repayment Overpayment Refund Amount	\$1,113.28
Book/Page	<input type="text" value="8306"/>	<input type="text" value="1587"/>

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 008742

Redeemed Date 06/09/2020

Name MEMBERS FIRST CREDIT UNION OF FLORIDA PO BOX 12983 PENSACOLA FL 32591

Clerk's Total = TAXDEED	\$558.07	\$558.07 \$6011.51
Due Tax Collector = TAXDEED	\$6,786.72	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$40.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

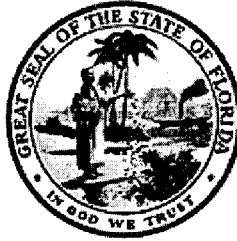
• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
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

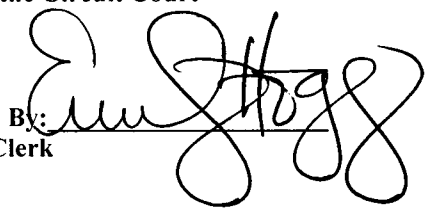
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 151610200 Certificate Number: 008742 of 2018**

**Payor: MEMBERS FIRST CREDIT UNION OF FLORIDA PO BOX 12983 PENSACOLA FL 32591
Date 06/09/2020**

Clerk's Check #	277247	Clerk's Total	\$558.07
Tax Collector Check #	1	Tax Collector's Total	\$6,786.72
		Postage	\$60.00
		Researcher Copies	\$40.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$7,461.79

\$ 6028.51

**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>**

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 1587, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 08742, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: **151610200 (0521-48)**

DESCRIPTION OF PROPERTY:

**S 14 FT OF LT 20 ALL LT 21 & 22 BLK 192 WEST KING TRACT OR 3071 P 343 OR 4354 P 531
OR 4665 P 1633 OR 4755 P 132 CA 126**

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

NAME IN WHICH ASSESSED: ROSIE G SOLES

Dated this 9th 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.	57,376.00
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>05/03/2021</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS

46.25

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.

S 14 FT OF LT 20 ALL LT 21 & 22 BLK 192 WEST KING TRACT OR 3071 P 343 OR 4354 P 531 OR 4665 P 1633 OR 4755 P 132
CA 126



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	PLEASANT VALLEY CAPITAL LLC - 18 US BANK % PLEASANT VALLEY CAPITAL LLC - 18 PO BOX 645040 CINCINNATI, OH 45264-5040	Application date	Apr 21, 2020
Property description	SOLES ROSIE G 2500 W BELMONT ST PENSACOLA, FL 32505 2500 W BELMONT ST 15-1610-200 S 14 FT OF LT 20 ALL LT 21 & 22 BLK 192 WEST KING TRACT OR 3071 P 343 OR 4354 P 531 OR 4665 P 1633 O (Full legal attached.)	Certificate #	2018 / 8742
		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)
# 2018/8742	06/01/2018	2,070.45	103.52	2,173.97
→Part 2: Total*				2,173.97

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)
# 2019/8231	06/01/2019	2,202.29	6.25	110.11	2,318.65
Part 3: Total*					2,318.65

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)	4,492.62
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	806.41
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)	5,674.03

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

Sign here: Escambia, Florida
Date August 25th, 2020

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

**REQUEST FOR NOTICE OF DEFAULT AND FORECLOSURE
UNDER SUPERIOR MORTGAGES OR DEEDS OF TRUST**

Borrower and Lender request the holder of any mortgage, deed of trust or other encumbrance with a lien which has priority over this Mortgage to give Notice to Lender, at Lender's address set forth on page one of this Mortgage, of any default under the superior encumbrance and of any sale or other foreclosure action.

IN WITNESS WHEREOF, Borrower has executed this Mortgage.

NOTICE TO BORROWER

Do not sign this Mortgage if it contains blank spaces. All spaces should be completed before you sign.

Signed and delivered in the presence of:

X *Julie A. Messer*
Signature of Witness Julie A. Messer
Name of Witness Typed, Printed or Stamped

X *Robert Competiello*
Signature of Witness Robert Competiello
Name of Witness Typed, Printed or Stamped

X
Signature of Witness
Name of Witness Typed, Printed or Stamped

X
Signature of Witness
Name of Witness Typed, Printed or Stamped

X *Rosie G. Soles*
Signature of Borrower (Seal)
ROSIE G SOLES
Name of Borrower Typed, Printed or Stamped

Mailing Address of Borrower, Typed, Printed or Stamped
X
Signature of Borrower (Seal)
Name of Borrower Typed, Printed or Stamped

Mailing Address of Borrower, Typed, Printed or Stamped
X
Signature of Borrower (Seal)
Name of Borrower Typed, Printed or Stamped

Mailing Address of Borrower, Typed, Printed or Stamped
X
Signature of Borrower (Seal)
Name of Borrower Typed, Printed or Stamped

Mailing Address of Borrower, Typed, Printed or Stamped

Members First Credit Union of Florida
Loan Originator Organization
RHONDA NELSON
Loan Originator

405711
NMLSR ID Number
1119389
NMLSR ID Number

STATE OF FLORIDA, _____ County ss:

The foregoing instrument was acknowledged before me this 08/25/14 (date)
by ROSIE G SOLES a/k/a ROSE SOLES

who is personally known to me or who has produced driver license as identification and
who did not take an oath.

Julie A. Messer
Signature of Person Taking Acknowledgment
Julie A. Messer
Name of Acknowledger Typed, Printed or Stamped

Title or Name

Serial Number, if Any

Julie A Messer
Notary Public
State of Florida
Commission No. EE173165
Commission Expires: March 21, 2016

If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is delivered or mailed within which Borrower must pay all sums secured by this Mortgage. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies permitted by this Mortgage without further notice or demand on Borrower.

NON-UNIFORM COVENANTS. Borrower and Lender further covenant and agree as follows:

17. Acceleration; Remedies. Except as provided in paragraph 16 hereof, upon Borrower's breach of any covenant or agreement of Borrower in this Mortgage, including the covenants to pay when due any sums secured by this Mortgage, Lender prior to acceleration shall give notice to Borrower as provided in paragraph 12 hereof specifying: (1) the breach; (2) the action required to cure such breach; (3) a date, not less than 30 days from the date the notice is mailed to Borrower, by which such breach must be cured; and (4) that failure to cure such breach on or before the date specified in the notice may result in acceleration of the sums secured by this Mortgage, foreclosure by judicial proceeding, and sale of the Property. The notice shall further inform Borrower of the right to reinstate after acceleration and the right to assert in the foreclosure proceeding the nonexistence of a default or any other defense of Borrower to acceleration and foreclosure. If the breach is not cured on or before the date specified in the notice, Lender, at Lender's option, may declare all of the sums secured by this Mortgage to be immediately due and payable without further demand and may foreclose this Mortgage by judicial proceeding. Lender shall be entitled to collect in such proceeding all expenses of foreclosure, including, but not limited to, reasonable attorneys' fees, court costs, and costs of documentary evidence, abstracts and title reports.

18. Borrower's Right to Reinstate. Notwithstanding Lender's acceleration of the sums secured by this Mortgage due to Borrower's breach, Borrower shall have the right to have any proceedings begun by Lender to enforce this Mortgage discontinued at any time prior to entry of a judgment enforcing this Mortgage if: (a) Borrower pays Lender all sums which would be then due under this Mortgage and the Note had no acceleration occurred; (b) Borrower cures all breaches of any other covenants or agreements of Borrower contained in this Mortgage; (c) Borrower pays all reasonable expenses incurred by Lender in enforcing the covenants and agreements of Borrower contained in this Mortgage, and in enforcing Lender's remedies as provided in paragraph 17 hereof, including, but not limited to, reasonable attorneys', except where prohibited by law, fees and court costs; and (d) Borrower takes such action as Lender may reasonably require to assure that the lien of this Mortgage, Lender's interest in the Property and Borrower's obligation to pay the sums secured by this Mortgage shall continue unimpaired. Upon such payment and cure by Borrower, this Mortgage and the obligations secured hereby shall remain in full force and effect as if no acceleration had occurred.

19. Assignment of Rents; Appointment of Receiver. As additional security hereunder, Borrower hereby assigns to Lender the rents of the Property, provided that Borrower shall, prior to acceleration under paragraph 17 hereof or abandonment of the Property, have the right to collect and retain such rents as they become due and payable.

Upon acceleration under paragraph 17 hereof or abandonment of the Property, Lender shall be entitled to have a receiver appointed by a court to enter upon, take possession of and manage the Property and to collect the rents of the Property including those past due. All rents collected by the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including, but not limited to, receiver's fees, premiums on receiver's bonds and reasonable attorneys' fees, and then to the sums secured by this Mortgage. The receiver shall be liable to account only for those rents actually received.

20. Release. Upon payment of all sums secured by this Mortgage, Lender shall release this Mortgage without charge to Borrower. Borrower shall pay all costs of recordation, if any.

21. Attorneys' Fees. As used in this Mortgage and in the Note, "attorneys' fees" shall include attorneys' fees, if any, which may be awarded by an appellate court.

7. Protection of Lender's Security. If Borrower fails to perform the covenants and agreements contained in this Mortgage, or if any action or proceeding is commenced which materially affects Lender's interest in the Property, then Lender, at Lender's option, upon notice to Borrower, may make such appearances, disburse such sums, including reasonable attorneys' fees, and take such action as is necessary to protect Lender's interest. If Lender required mortgage insurance as a condition of making the loan secured by this Mortgage, Borrower shall pay the premiums required to maintain such insurance in effect until such time as the requirement for such insurance terminates in accordance with Borrower's and Lender's written agreement or applicable law.

Any amounts disbursed by Lender pursuant to this paragraph 7, with interest thereon, at the Note rate, shall become additional indebtedness of Borrower secured by this Mortgage. Unless Borrower and Lender agree to other terms of payment, such amounts shall be payable upon notice from Lender to Borrower requesting payment thereof. Nothing contained in this paragraph 7 shall require Lender to incur any expense or take any action hereunder.

8. Inspection. Lender may make or cause to be made reasonable entries upon and inspections of the Property, provided that Lender shall give Borrower notice prior to any such inspection specifying reasonable cause therefor related to Lender's interest in the Property.

9. Condemnation. The proceeds of any award or claim for damages, direct or consequential, in connection with any condemnation or other taking of the Property, or part thereof, or for conveyance in lieu of condemnation, are hereby assigned and shall be paid to Lender, subject to the terms of any mortgage, deed of trust or other security agreement with a lien which has priority over this Mortgage.

10. Borrower Not Released; Forbearance by Lender Not a Waiver. Extension of the time for payment or modification of amortization of the sums secured by this Mortgage granted by Lender to any successor in interest of Borrower shall not operate to release, in any manner, the liability of the original Borrower and Borrower's successors in interest. Lender shall not be required to commence proceedings against such successor or refuse to extend time for payment or otherwise modify amortization of the sums secured by this Mortgage by reason of any demand made by the original Borrower and Borrower's successors in interest. Any forbearance by Lender in exercising any right or remedy hereunder, or otherwise afforded by applicable law, shall not be a waiver of or preclude the exercise of any such right or remedy.

11. Successors and Assigns Bound; Joint and Several Liability; Co-signers. The covenants and agreements herein contained shall bind, and the rights hereunder shall inure to, the respective successors and assigns of Lender and Borrower, subject to the provisions of paragraph 16 hereof. All covenants and agreements of Borrower shall be joint and several. Any Borrower who co-signs this Mortgage, but does not execute the Note, (a) is co-signing this Mortgage only to mortgage, grant and convey that Borrower's interest in the Property to Lender under the terms of this Mortgage, (b) is not personally liable on the Note or under this Mortgage, and (c) agrees that Lender and any other Borrower hereunder may agree to extend, modify, forbear, or make any other accommodations with regard to the terms of this Mortgage or the Note without that Borrower's consent and without releasing that Borrower or modifying this Mortgage as to that Borrower's interest in the Property.

12. Notice. Except for any notice required under applicable law to be given in another manner, (a) any notice to Borrower provided for in this Mortgage shall be given by delivering it or by mailing such notice by First Class mail addressed to Borrower at the Property Address or at such other address as Borrower may designate by notice to Lender as provided herein, and (b) any notice to Lender shall be given by First Class mail to Lender's address stated herein or to such other address as Lender may designate by notice to Borrower as provided herein. Any notice provided for in this Mortgage shall be deemed to have been given to Borrower or Lender when given in the manner designated herein.

13. Governing Law; Severability. The state and local laws applicable to this Mortgage shall be the laws of the jurisdiction in which the Property is located. The foregoing sentence shall not limit the applicability of Federal law to this Mortgage. In the event that any provision or clause of this Mortgage or the Note conflicts with applicable law, such conflict shall not affect other provisions of this Mortgage or the Note which can be given effect without the conflicting provision, and to this end the provisions of this Mortgage and the Note are declared to be severable. As used herein, "costs", "expenses" and "attorneys' fees" include all sums to the extent not prohibited by applicable law or limited herein.

14. Borrower's Copy. Borrower shall be furnished a conformed copy of the Note and of this Mortgage at the time of execution or after recordation hereof.

15. Rehabilitation Loan Agreement. Borrower shall fulfill all of Borrower's obligations under any home rehabilitation, improvement, repair, or other loan agreement which Borrower enters into with Lender. Lender, at Lender's option, may require Borrower to execute and deliver to Lender, in a form acceptable to Lender, an assignment of any rights, claims or defenses which Borrower may have against parties who supply labor, materials or services in connection with improvements made to the Property.

16. Transfer of Property or a Beneficial Interest in Borrower. If all or any part of the Property or any interest in it sold or transferred (or if a beneficial interest in Borrower is sold or transferred and Borrower is not a natural person) without Lender's prior written consent, Lender may, at its option, require immediate payment in full of all sums secured by this Mortgage. However, this option shall not be exercised by Lender if exercise is prohibited by federal law as of the date of this Mortgage.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. **Payment of Principal and Interest.** Borrower shall promptly pay when due the principal and interest indebtedness evidenced by the Note and late charges as provided in the Note.

2. **Funds for Taxes and Insurance.** Subject to applicable law or a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments (including condo- minium and planned unit development assessments, if any) which may attain priority over this Mortgage and ground rents on the Property, if any, plus one-twelfth of yearly premium installments for hazard insurance, plus one-twelfth of yearly premium installments for mortgage insurance, if any, all as reasonably estimated initially and from time to time by Lender on the basis of assessments and bills and reasonable estimates thereof. Borrower shall not be obligated to make such payments of Funds to Lender to the extent that Borrower makes such payments to the holder of a prior mortgage or deed of trust if such holder is an institutional lender.

If Borrower pays Funds to Lender, the Funds shall be held in an institution the deposits or accounts of which are insured or guaranteed by a Federal or state agency (including Lender if Lender is such an institution). Lender shall apply the Funds to pay said taxes, assessments, insurance premiums and ground rents. Lender may not charge for so holding and applying the Funds, analyzing said account or verifying and compiling said assessments and bills, unless Lender pays Borrower interest on the Funds and applicable law permits Lender to make such a charge. Borrower and Lender may agree in writing at the time of execution of this Mortgage that interest on the Funds shall be paid to Borrower, and unless such agreement is made or applicable law requires such interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Lender shall give to Borrower, without charge, an annual accounting of the Funds showing credits and debits to the Funds and the purpose for which each debit to the Funds was made. The Funds are pledged as additional security for the sums secured by this Mortgage.

If the amount of the Funds held by Lender, together with the future monthly installments of Funds payable prior to the due dates of taxes, assessments, insurance premiums and ground rents, shall exceed the amount required to pay said taxes, assessments, insurance premiums and ground rents as they fall due, such excess shall be, at Borrower's option, either promptly repaid to Borrower or credited to Borrower on monthly installments of Funds. If the amount of the Funds held by Lender shall not be sufficient to pay taxes, assessments, insurance premiums and ground rents as they fall due, Borrower shall pay to Lender any amount necessary to make up the deficiency in one or more payments as Lender may require.

Upon payment in full of all sums secured by this Mortgage, Lender shall promptly refund to Borrower any Funds held by Lender. If under paragraph 17 hereof the Property is sold or the Property is otherwise acquired by Lender, Lender shall apply, no later than immediately prior to the sale of the Property or its acquisition by Lender, any Funds held by Lender at the time of application as a credit against the sums secured by this Mortgage.

3. **Application of Payments.** Unless applicable law provides otherwise, all payments received by Lender under the Note and paragraphs 1 and 2 hereof shall be applied by Lender first in payment of amounts payable to Lender by Borrower under paragraph 2 hereof, then to interest payable on the Note, and then to the principal of the Note.

4. **Prior Mortgages and Deeds of Trust; Charges; Liens.** Borrower shall perform all of Borrower's obligations under any mortgage, deed of trust or other security agreement with a lien which has priority over this Mortgage, including Borrower's covenants to make payments when due. Borrower shall pay or cause to be paid all taxes, assessments and other charges, fines and impositions attributable to the Property which may attain a priority over this Mortgage, and leasehold payments or ground rents, if any.

5. **Hazard Insurance.** Borrower shall keep the improvements now existing or hereafter erected on the Property insured against loss by fire, hazards included within the term "extended coverage", flood and such other hazards as Lender may require and in such amounts and for such periods as Lender may require.

The insurance carrier providing the insurance shall be chosen by Borrower subject to approval by Lender; provided, that such approval shall not be unreasonably withheld. All insurance policies and renewals thereof shall be in a form acceptable to Lender and shall include a standard mortgage clause in favor of and in a form acceptable to Lender. Lender shall have the right to hold the policies and renewals thereof, subject to the terms of any mortgage, deed of trust or other security agreement with a lien which has priority over this Mortgage.

In the event of loss, Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower.

If the Property is abandoned by Borrower, or if Borrower fails to respond to Lender within 30 days from the date notice is mailed by Lender to Borrower that the insurance carrier offers to settle a claim for insurance benefits, Lender is authorized to collect and apply the insurance proceeds at Lender's option either to restoration or repair of the Property or to the sums secured by this Mortgage.

6. **Preservation and Maintenance of Property; Leaseholds; Condominiums; Planned Unit Developments.** Borrower shall keep the Property in good repair and shall not commit waste or permit impairment or deterioration of the Property and shall comply with the provisions of any lease if this Mortgage is on a leasehold. If this Mortgage is on a unit in a condominium or a planned unit development, Borrower shall perform all of Borrower's obligations under the declaration or covenants creating or governing the condominium or planned unit development, the by-laws and regulations of the condominium or planned unit development, and constituent documents.

PREPARED BY

RHONDA NELSON
Members First Credit Union
64 South Reus Street
Pensacola, FL 32502

129.50
44.00
173.50

WHEN RECORDED, MAIL TO

Old Town Title of Pensacola, LLC
411 West Gregory Street
Pensacola, FL 32502
14-06-3750

MORTGAGE

SPACE ABOVE IS FOR RECORDER'S USE

THIS MORTGAGE is made on 08/25/14, between the Mortgagor,
ROSIE G SOLES a/k/a ROSIE SOLES, A SINGLE PERSON

(herein "Borrower"), and the Mortgagee, Members First Credit Union of Florida,
a corporation organized and existing under the laws of Florida,
whose address is P.O. Box 12983 Pensacola, FL 32591-2983 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ 37,000.00, which indebtedness is evidenced by Borrower's note dated 08/25/14 and extensions and renewals thereof (herein "Note"), providing for monthly installments of principal and interest, with the balance of indebtedness, if not sooner paid, due and payable on 09/01/29;

TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, Borrower does hereby mortgage, grant and convey to Lender the following described property located in the County of Escambia, State of Florida:

Lots 21 and 22 and the South 14 feet of Lot 20, Block 192, West King Tract according to Map of City of Pensacola, copyrighted by Thomas C. Watson in 1906.

which has the address of 2500 W Belmont St,
Pensacola, Florida 32505 (herein "Property Address");
(City) (Zip Code)

TOGETHER with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances and rents, all of which shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are hereinafter referred to as the "Property."

Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, and that the Property is unencumbered, except for encumbrances of record. Borrower covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record.

This instrument prepared by:

DEED DOC STAMPS PD @ ESC CO \$ 0.70
08/15/01 ERNIE LEE MAGAHA, CLERK
By: *[Signature]*

TRANSCONTINENTAL TITLE
4900 BAYOU BLVD, SUITE 208
PENSACOLA, FL 32503
pursuant to the issuance of Title Insurance.
File # PI04399
PROPERTY APPRAISERS PARCEL IDENTIFICATION NUMBER(S):
GRANTEE(S) S.S. # (S):

CORRECTIVE QUIT CLAIM DEED

This QUIT CLAIM DEED, dated 7th August 2001, MARY G. ROBERTS, A MARRIED WOMAN, whose post office address is: 325 NORTH S STREET PENSACOLA, FL 32505, hereinafter called GRANTOR, to ROSIE G. SOLES whose post office address is: 2500 WEST BEMONT, PENSACOLA, FLORIDA 32505, hereinafter called GRANTEE:

(Wherever used herein the terms "GRANTOR" and "GRANTEE" include all the parties to this instrument and the heirs, legal representatives and their assigns of individuals, and the successors and assigns of corporations.)

WITNESSETH: That GRANTOR, for and in consideration of the sum of \$10.00 and other valuable considerations in hand paid by GRANTEE, the receipt of which is hereby acknowledged, does hereby remise, release and quit-claim unto GRANTEE forever, all the right, title, interest, claim and demand which GRANTEE has in and to the following described lot, piece or parcel of land, situate, lying and being in said County, Florida, viz:

LOTS 21 AND 22 AND THE SOUTH 14 FEET OF LOT 20 IN BLOCK 192, WEST KING TRACT, ACCORDING TO MAP OF CITY OF PENSACOLA, COPYRIGHTED BY THOMAS C. WALSON IN 1906.

THIS IS NOT THE HOMESTEAD PROPERTY OF THE GRANTOR

TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said GRANTOR, either in law or equity, to the only proper use, benefit and behoof of the said GRANTEE forever.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF
THE FOLLOWING WITNESSES:

[Signature]
WITNESS
[Signature]
WITNESS
[Signature]

[Signature]
MARY G. ROBERTS

STATE OF FLORIDA
COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me on 7th Aug., 2001 by MARY G. ROBERTS who is personally known to me or have produced Florida Drivers Licenses as identification.

[Signature]
NOTARY PUBLIC



RCD Aug 15, 2001 12:16 pm
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 2001-873002

DEED DOC STAMPS PD @ ESC CO \$ 0.70
02/26/01 ERNIE LEE MAGAHA, CLERK
By: *[Signature]*

QUIT CLAIM DEED

STATE OF FLORIDA
COUNTY OF

KNOW ALL MEN BY THESE PRESENTS, That Mary G. Roberts

for and in consideration of the sum of TEN DOLLARS (\$10.00), and other valuable considerations, receipt whereof is hereby acknowledged to remise, release, and quit claim unto

Rosie G. Sales (Rosie G. Sales) 2500 W Belmont St
heirs, executors, administrators and assigns forever, the following described property, situated in _____ County, State of Florida to wit:

lots 21 and 22 The South 14 feet of Lot 20
in block 192, West King Tract, According to Map
of City of Pensacola, Copyrighted by Thomas
C Watson in 1906

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining, free from all exemptions and right of homestead.

IN WITNESS WHEREOF _____ have hereunto set her hand and seal this 26th day of February, 2001.

Signed, sealed and delivered
in our presence

Lakeisha Sales
Alexa Morgan
Alexa Morgan
STATE OF Florida
COUNTY OF Escambia

Mary G. Roberts

The foregoing instrument was acknowledged before me this 26th day of February, 2001, by Mary G. Roberts who produced identification of personally, I agree and did not take an oath.

Gwendolyn D. Bufford
Notary Public

Prepared By:
Lakeisha Sales
2500 W Belmont
Return To:

GWENDOLYN D. BUFFORD
Notary Public-State of FL
Comm. Exp: April 24, 2002
Comm. No: CC 721114

RCD Feb 26, 2001 03:21 pm
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 2001-816957

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in presence of:

[Signature]
Signature of Witness

Orental J. Rembert
Print name of Witness

Rudy Davis
Signature of Witness

RUDY DAVIS
Print name of Witness

Dr. Jack M. White
Signature of First Party

JACK M. WHITE
Print name of First Party

Joanne White
Signature of First Party

JOANNE WHITE
Print name of First Party

State of Arizona
County of Maricopa
On Dec. 19th, 1998 before me,

Dr. Jack M. White and Joanne White
appeared personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
WITNESS my hand and official seal.

[Signature]
Signature of Notary

Affiant Known X Produced ID
Type of ID Driver's License
(Seal)

State of Arizona
County of Maricopa
On December 19, 1998 before me,

Dr. Jack M. White and Joanne White
appeared personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
WITNESS my hand and official seal.



Signature of Notary

Affiant Known Produced ID
Type of ID (Seal)

Yolinda Ellington
Signature of Preparer

YOLINDA ELLINGTON
Print Name of Preparer

4455 BAYOU BLVD STE. B
Address of Preparer
PENSACOLA, FL 32503

(2)

If your state requires 8 1/2" x 11" forms, cut off the bottom of this page at the dotted line.

RCD Dec 30, 1998 08:33 am
Escambia County, Florida
Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 98-565847

Nations Credit
4455 Bayou Blvd, Ste B,
Pensacola, FL 32503

10.50
70.00

OR BK 4354 PG0531
Escambia County, Florida
INSTRUMENT 98-565847

DEED REC STAMPS PD # ESC CO \$ 70.00
12/30/98 ERIN LEE HARRIS, CLERK
By: *[Signature]*

A298-10
R298-04

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 18th day of DECEMBER , 1998 (year),
by first party, Grantor, JACK M. WHITE AND JOANNE WHITE, HUSBAND AND WIFE
whose post office address is 6414 LAKE CHARLENE ^{COAST} DR. PENSACOLA, FL ~~32505~~ ³²⁵⁰⁴
to second party, Grantee, ROSIE SOLES, A SINGLE WOMAN
whose post office address is 2500 WEST BELMONT ST. 32505
PENSACOLA, FL

WITNESSETH, That the said first party, for good consideration and for the sum of
TEN Dollars (\$10.00) paid by the said second
party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim
unto the said second party forever, all the right, title, interest and claim which the said first party
has in and to the following described parcel of land, and improvements and appurtenances there-
to in the County of ESCAMBIA , State of FLORIDA to wit:

THE FOLLOWING :

LOTS 21 AND 22 AND THE SOUTH 14 FEET OF LOT 20 IN BLOCK 192, WEST KING
TRACT, ACCORDING TO MAP OF CITY OF PENSACOLA, COPYRIGHTED BY
THOMAS C. WATSON IN 1906.

AHMF
(1)

Rev. 6/98

If your state requires 8 1/2" x 11" forms, cut off the bottom of this page at the dotted line.



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OR 300 307100 345

guarantees or warranties of any kind have been made by any hereto or by their representatives.

IN WITNESS WHEREOF, the parties hereto have executed this agreement on this 11 day of October, 19 91.

Signed, sealed and delivered in the presence of:

Witnesses:

Joni L. Maddrey
Joni L. Maddrey
Michelle Murphy
Michelle Murphy

SETER:

Jack M. White
Jack M. White
Joanne White
Joanne White

Joni L. Maddrey
Joni L. Maddrey
Michelle Murphy
Michelle Murphy

BUYER:

Rosie Soles
Rosie Soles
Mary G. Roberts
Mary G. Roberts

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 11 day of October, 1991 by Rosie Soles and Mary G. Roberts

Joni L. Maddrey
NOTARY PUBLIC Joni L. Maddrey
My Commission Expires 12-12-92

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 11 day of October, 19 91 by Jack M. White and Joanne White

Joni L. Maddrey
NOTARY PUBLIC Joni L. Maddrey
My Commission Expires 12-12-92

PREPARED BY:

ROBERT N. HEATH, P.A.
305 S. ADAMS STREET
Pensacola, Florida 32501
(904) 432-8400

Date: Oct. 14, 1991
Received \$ 106.88 in
payment of Documentary Stamps
Cert. # 59-204338-27-01 and
\$ 66.80 in payment of
Class "C" Intangible Personal
Property Tax.
Joe A. Flowers, Comptroller
Escambia County, Florida
By Robert N. Heath, P.A.

9-08954

FILED IN
THE PUBLIC
RECORDS OF
ESCAMBIA COUNTY
OCT 14 3 44 PM '91
IN BOOK & PAGE NOTED ABOVE
JOE A. FLOWERS, COMPTROLLER
ESCAMBIA COUNTY

3. Provisions of Contract for Deed.

(a) The Buyer further agrees and hereby covenants that upon failure to do and perform any of the agreements and covenants herein agreed to be due or performed, then, and in that event, the Buyer shall forfeit all rights whatsoever under this contract, and any and all payments made on account of the property shall be considered and treated as a reasonable rental of the same up to the date of the default or nonpayment, and the Buyer shall become, as to the property hereinfore described, the tenant at will of Seller, and will vacate the same and deliver possession thereof to the Seller, upon ten (10) days notice in writing.

(b) No conveyance of said property, or any part thereof, shall be made by Buyer without the written consent of Seller.

(c) Upon satisfaction in full of the "consideration" according to Section 2 hereof, and upon the due and faithful performance of the agreement and covenants herein agreed to be due or performed, the Seller shall execute and deliver to the Buyer a good and sufficient general warranty deed of conveyance to the property with Buyer paying all costs of recording same at that time.

(d) Any forbearance by Seller in exercising any right or remedy hereunder, or otherwise afforded by applicable law, shall not be a waiver of or preclude the exercise of any such right or remedy. The payment of insurance or taxes or other liens or charges by Seller shall not be a waiver of Seller's right of possession of the property.

(e) Buyer shall keep the property in good repair and shall not commit waste or permit impairment or deterioration of the property.

(f) Seller may make or cause to be made reasonable entries upon and inspections of the property, provided that Seller shall give Buyer notice prior to any such inspection specifying reasonable cause thereof related to Seller's interest in the property

(g) If any suit is brought to enforce any of the provisions of this agreement, the prevailing party shall be entitled to collect all reasonable costs and expenses of suit including, but not limited to, reasonable attorney's fees.

(h) Buyer is to maintain hazard insurance on the property protecting the above mentioned Seller and the Buyer is to pay all property taxes when due providing Seller with "paid" receipts for same.

4. Cost of this Transaction. The Seller agrees to pay all costs of closing this transaction.

5. Entire Agreement of Parties. This agreement contains the entire agreement between the parties, and not representations,

CONTRACT FOR DEED

OR BOOK 3071 PG

33400.
343

15.00 M.
106.88 ds.
121.88

STATE OF FLORIDA
COUNTY OF ESCAMBIA

THIS INDENTURE, entered into by and between Jack M. White and Joanne White, husband and wife (hereinafter called "Seller") and Rosie Soles, a single woman and Mary G. Roberts, a married woman, and as tenants with full rights of survivorship (hereinafter called "Buyer").

W I T N E S S E T H:

WHEREAS, Seller desires to sell and Buyer desires to buy the property described below in such a manner that Seller retains legal title to the property until the payment in full of the consideration; and

WHEREAS, Seller agrees to convey this property to Buyer upon Buyer's satisfaction of the consideration as described below;

NOW, THEREFORE, for the sum of Thirty-three thousand four hundred and no/100 (\$ 33,400.00) and other good and valuable consideration, the parties hereto agree as follows:

1. Subject Property. As hereinafter set forth, Seller agrees to sell, assign and convey to the Buyer, and the Buyer agrees to buy from Seller the Seller's fee simple interest in the following described real property, situated, lying and being in Escambia County, Florida, to-wit:

Lots 21 and 22, and the South 14 feet of Lot 20 in Block 192, West King Tract, according to map of City of Pensacola, copyrighted by Thomas C. Watson in 1906.

The above-described property does not represent the homestead of Mary G. Roberts.

This property is subject to that certain first mortgage in favor of AmSouth Bank of Florida

made by Jack M. White and Joanne White, husband and wife,

in the principal sum of \$ 30,540.00**, dated the 11 day of

January, 19 89, recorded in O.R. Book 2640, at

Page 811 of the public records of Escambia County,

Florida. (** as modified in O.R. Book 2813, Page 854 and re-recorded in O.R. Book 2818, Page 501 of the public records of said County)

2. Consideration. The consideration for the sale of this property is Thirty-five thousand nine hundred and no/100 Dollars (\$35,900.00).

PROPERTY INFORMATION REPORT

February 24, 2021

Tax Account #: 15-1610-200

**LEGAL DESCRIPTION
EXHIBIT "A"**

**S 14 FT OF LOT 20 ALL LT 21 & 22 BLK 192 WEST KING TRACT OR 3071 P 343 OR 4354 P 531 OR
4665 P 1633 OR 4755 P 132 CA 126**

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 15-1610-200 (0521-48)

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: May 3, 2021

TAX ACCOUNT #: 15-1610-200

CERTIFICATE #: 2018-8742

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.

ROSIE SOLES A/K/A
ROSIE G. SOLES
2500 W BELMONT STREET
PENSACOLA, FL 32505

MEMBERS FIRST CREDIT UNION
64 SOUTH REUS STREET
PENSACOLA, FL 32502

Certified and delivered to Escambia County Tax Collector, this 24th day of February, 2021.

PERDIDO TITLE & ABSTRACT, INC.



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

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

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

February 24, 2021

Tax Account #: 15-1610-200

1. The Grantee(s) of the last deed(s) of record is/are: **ROSIE SOLES A/K/A ROSIE G SOLES**

By Virtue of Contract for Deed recorded October 14, 1991 Official Records Book 3071 Page 343 - Quit Claim Deed recorded December 30, 1998 Official Records Book 4354 Page 531 – Quit Claim Deed recorded February 26, 2001 Official Records Book 4665 Page 1633 – Corrective Quit Claim Deed recorded August 15, 2021 Official Records Book 4755 Page 132.

2. The land covered by this Report is: **SEE EXHIBIT “A”**

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

a. Mortgage in favor of Members First Credit Union recorded 09/03/2014 OR 7221/839.

4. Taxes:

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

Tax Account #: 15-1610-200

Assessed Value: \$117,391

Exemptions: HOMESTEAD, SENIOR

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.



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THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 15-1610-20 CERTIFICATE #: 2018-8742

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: February 10, 2001 to and including February 10, 2021

Abstractor: Stacie Wright

BY

Michael A. Campbell,
As President

Dated: February 24, 2021