CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

FLORIDA

DR-513
Rule 12D-16.002 F.A.C
Effective 07/19

0222-30

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	CITRUS CAPITAL HOLDINGS, LLC CITRUS CAPITAL HOLDINGS FBO SEC PTY PO BOX 54226 NEW ORLEANS, LA 70154-4226	Application date	Apr 16, 2021
Property description	ELLIS MELESSA LLOYD 152 HOLSBERRY LN PENSACOLA, FL 32534 152 HOLSBERRY LN 01-4672-503 BEG AT NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 SLY ALG PROJ OF E LI OF LT 1 662 28/100 FT ELY PARL (Full legal attached.)	Certificate #	2019 / 426
		Date certificate issued	06/01/2019

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)
# 2019/426	06/01/2019	601.08	30.05	631.13
# 2020/448	06/01/2020	773.46	38.67	812.13
			➔Part 2: Total*	**1,443.26**

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)
# /					
				Part 3: Total*	**0.00**

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	1,443.26
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	704.05
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. **Total Paid** (Lines 1-6)	2,522.31

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: Candice Lewis
Signature, Tax Collector or Designee

Escambia, Florida

Date April 27th, 2021

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

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

Sign here: _____ Date of sale 02/07/2022
Signature, Clerk of Court or Designee

INSTRUCTIONS + 12.50

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 NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 SLY ALG PROJ OF E LI OF LT 1 662 28/100 FT ELY PARL TO N LI OF S/D 8 FT TO W R/W LI OF HOLSBERRY LN (50 FT R/W) SLY & PARL TO E LI OF LT 1 155 57/100 FT TO N R/W OF 30 FT PRIVATE RD W & PARL WITH N LI OF S/D 495 FT FOR POB CONT W ALG SAME COURSE 70 FT NLY WITH INTERIOR ANG 90 DEG 28 MIN 0 SEC 155 57/100 FT E WITH INTERIOR ANG 89 DEG 32 MIN 0 SEC TO LEFT 70 FT SLY WITH INTERIOR ANG 90 DEG 28 MIN LEFT 155 57/100 FT TO POB OR 6874 P 1098

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2100295

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

CITRUS CAPITAL HOLDINGS, LLC
CITRUS CAPITAL HOLDINGS FBO SEC PTY
PO BOX 54226
NEW ORLEANS, LA 70154-4226,

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
01-4672-503	2019/426	06-01-2019	BEG AT NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 SLY ALG PROJ OF E LI OF LT 1 662 28/100 FT ELY PARL TO N LI OF S/D 8 FT TO W R/W LI OF HOLSBERRY LN (50 FT R/W) SLY & PARL TO E LI OF LT 1 155 57/100 FT TO N R/W OF 30 FT PRIVATE RD W & PARL WITH N LI OF S/D 495 FT FOR POB CONT W ALG SAME COURSE 70 FT NLY WITH INTERIOR ANG 90 DEG 28 MIN 0 SEC 155 57/100 FT E WITH INTERIOR ANG 89 DEG 32 MIN 0 SEC TO LEFT 70 FT SLY WITH INTERIOR ANG 90 DEG 28 MIN LEFT 155 57/100 FT TO POB OR 6874 P 1098

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
CITRUS CAPITAL HOLDINGS, LLC
CITRUS CAPITAL HOLDINGS FBO SEC PTY
PO BOX 54226
NEW ORLEANS, LA 70154-4226

Applicant's signature

04-16-2021
Application Date

Chris Jones
Escambia County Property Appraiser

Real Estate Search | Tangible Property Search | Sale List

Nav. Mode ◉ Account ○ Reference

Printer Friendly Version

General Information

Reference:	081S301003034031
Account:	014672503
Owners:	ELLIS MELESSA LLOYD
Mail:	152 HOLSBERRY LN PENSACOLA, FL 32534
Situs:	152 HOLSBERRY LN 32534
Use Code:	MOBILE HOME
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	Open Tax Inquiry Window

Tax Inquiry link courtesy of Scott Lunsford
Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2020	$14,820	$26,166	$40,986	$40,986
2019	$14,820	$25,384	$40,204	$40,204
2018	$14,820	$25,598	$40,418	$40,418

Disclaimer

Market Value Breakdown Letter

Tax Estimator

File for New Homestead Exemption Online

Report Storm Damage

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
09/17/2010	6874	1098	$100	OJ	
02/2003	5082	608	$52,000	WD	
08/2002	4970	878	$29,900	WD	
03/2002	4870	938	$100	CT	
09/2000	4605	1675	$54,900	WD	

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

2020 Certified Roll Exemptions

None

Legal Description

BEG AT NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 SLY ALG PROJ OF E LI OF LT 1 662 28/100 FT ELY PARL TO N LI OF...

Extra Features

METAL BUILDING

Parcel Information

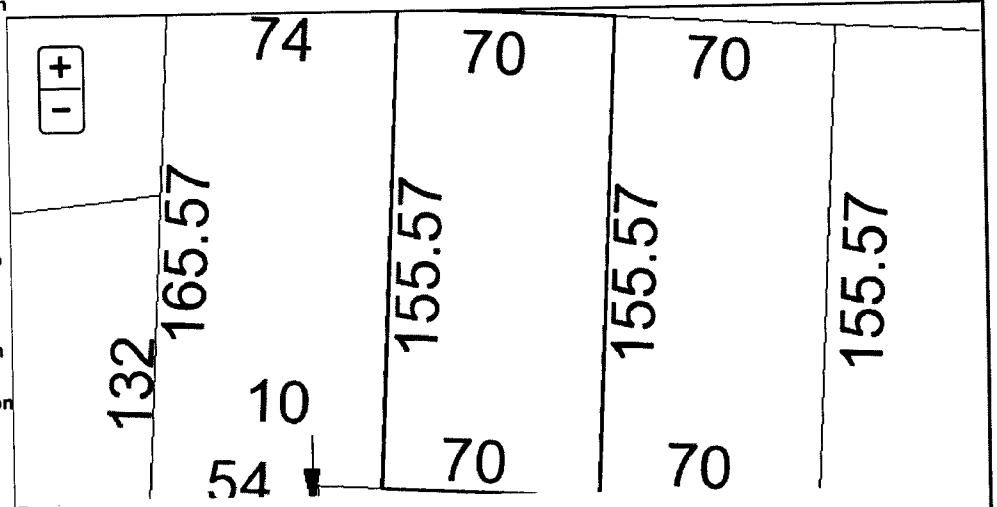
Launch Interactive Map

Section Map Id: 08-1S-30-2

Approx. Acreage: 0.2507

Zoned: HDMU

Evacuation & Flood Information Open Report



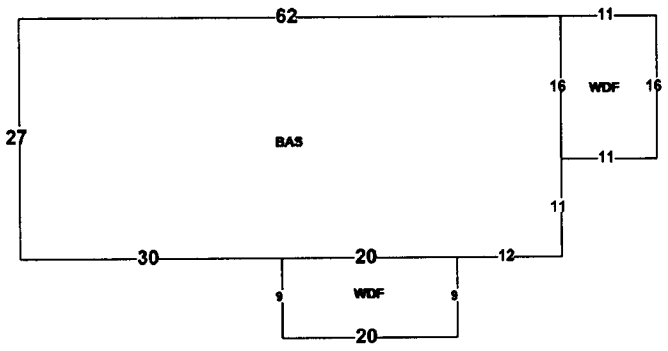
View Florida Department of Environmental Protection(DEP) Data

Buildings

Address:152 HOLSBERRY LN, Year Built: 1994, Effective Year: 1994, PA Building ID#: 125997

Structural Elements

DWELLING UNITS-*1*
MH EXTERIOR WALL-*VINYL/METAL*
MH FLOOR FINISH-*CARPET*
MH FLOOR SYSTEM-*TYPICAL*
MH HEAT/AIR-*HEAT & AIR*
MH INTERIOR FINISH-*DRYWALL/PLASTER*
MH MILLWORK-*TYPICAL*
MH ROOF COVER-*COMP SHINGLE/WOOD*
MH ROOF FRAMING-*GABLE HIP*
MH STRUCTURAL FRAME-*TYPICAL*
NO. PLUMBING FIXTURES-*7*
NO. STORIES-*1*
STORY HEIGHT-*0*



Areas - 2030 Total SF

BASE AREA - *1674*
WOOD DECK FIN - *356*

Images

1/22/19

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

Last Updated:05/03/2021 (tc.37568)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2021053461 5/14/2021 2:50 PM
OFF REC BK: 8531 PG: 332 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **CITRUS CAPITAL HOLDINGS LLC** holder of **Tax Certificate No. 00426**, issued the **1st** day of **June, A.D., 2019** 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 NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 SLY ALG PROJ OF E LI OF LT 1 662 28/100 FT ELY PARL TO N LI OF S/D 8 FT TO W R/W LI OF HOLSBERRY LN (50 FT R/W) SLY & PARL TO E LI OF LT 1 155 57/100 FT TO N R/W OF 30 FT PRIVATE RD W & PARL WITH N LI OF S/D 495 FT FOR POB CONT W ALG SAME COURSE 70 FT NLY WITH INTERIOR ANG 90 DEG 28 MIN 0 SEC 155 57/100 FT E WITH INTERIOR ANG 89 DEG 32 MIN 0 SEC TO LEFT 70 FT SLY WITH INTERIOR ANG 90 DEG 28 MIN LEFT 155 57/100 FT TO POB OR 6874 P 1098

SECTION 08, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 014672503 (0222-30)

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

MELESSA LLOYD ELLIS

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Monday in the month of February, which is the **7th day of February 2022.**

Dated this 14th day of May 2021.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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

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: 014672503 Certificate Number: 000426 of 2019

Payor: MELESSA THOMPSON 152 HOLSBERRY LN PENSACOLA, FL 32534 **Date** 08/19/2021

Clerk's Check #	1	Clerk's Total	~~$537.05~~ 2861.17
Tax Collector Check #	1	Tax Collector's Total	~~$2,913.16~~
		Postage	~~$60.00~~
		Researcher Copies	$0.00
		Recording	$10.00
		Prep Fee	$7.00
		Total Received	~~$3,527.21~~

$2878.17
+ 100.74 fee
2,978.91

PAM CHILDERS
Clerk of the Circuit Court

Received By: _____
Deputy Clerk

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

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
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JURY ASSEMBLY
JUVENILE
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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 # 2019 TD 000426
Redeemed Date 08/19/2021
Name MELESSA THOMPSON 152 HOLSBERRY LN PENSACOLA, FL 32534

Clerk's Total = TAXDEED	~~$537.05~~ 2861.17
Due Tax Collector = TAXDEED	~~$2,913.16~~
Postage = TD2	~~$60.00~~
ResearcherCopies = TD6	$0.00
Release TDA Notice (Recording) = RECORD2	$10.00
Release TDA Notice (Prep Fee) = TD4	$7.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name

FINANCIAL SUMMARY

No Information Available - See Dockets

Search Property | Property Sheet | Lien Holder | Redeem | Forms | Courtview | Benchmark

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 014672503 Certificate Number: 000426 of 2019

Redemption: Yes | Application Date: 04/16/2021 | Interest Rate: 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 02/07/2022	Redemption Date 08/19/2021
Months	10	4
Tax Collector	$2,522.31	$2,522.31
Tax Collector Interest	$378.35	$151.34
Tax Collector Fee	$12.50	$12.50
Total Tax Collector	$2,913.16	$2,686.15 TC
Record TDA Notice	$17.00	$17.00
Clerk Fee	$130.00	$130.00
Sheriff Fee	$120.00	$120.00
Legal Advertisement	$200.00	$200.00
App. Fee Interest	$70.05	$28.02
Total Clerk	$537.05	$495.02 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	$0.00	$0.00
Total Redemption Amount	$3,527.21	$3,198.17
	Repayment Overpayment Refund Amount	$329.04
Book/Page	8531	332

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2021092508 8/19/2021 4:52 PM
OFF REC BK: 8601 PG: 306 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 8531, Page 332, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00426, issued the 1st day of June, A.D., 2019

TAX ACCOUNT NUMBER: **014672503 (0222-30)**

DESCRIPTION OF PROPERTY:

BEG AT NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 SLY ALG PROJ OF E LI OF LT 1 662 28/100 FT ELY PARL TO N LI OF S/D 8 FT TO W R/W LI OF HOLSBERRY LN (50 FT R/W) SLY & PARL TO E LI OF LT 1 155 57/100 FT TO N R/W OF 30 FT PRIVATE RD W & PARL WITH N LI OF S/D 495 FT FOR POB CONT W ALG SAME COURSE 70 FT NLY WITH INTERIOR ANG 90 DEG 28 MIN 0 SEC 155 57/100 FT E WITH INTERIOR ANG 89 DEG 32 MIN 0 SEC TO LEFT 70 FT SLY WITH INTERIOR ANG 90 DEG 28 MIN LEFT 155 57/100 FT TO POB OR 6874 P 1098

SECTION 08, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: MELESSA LLOYD ELLIS

Dated this 19th day of August 2021.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

perdido
title & abstract, inc.

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 #: **01-4672-503** CERTIFICATE #: **2019-426**

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 22, 2001 to and including November 22, 2021** Abstractor: **Cody Campbell**

BY

Michael A. Campbell,
As President
Dated: November 29, 2021

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

November 29, 2021
Tax Account #: **01-4672-503**

1. The Grantee(s) of the last deed(s) of record is/are: **MELESSA LLOYD ELLIS AKA MELESSA LLOYD THOMPSON AKA MELESSA VIRGINA LLOYD AKA MELESSA LLOYD**

   By Virtue of Final Judgment of Dissolution of Marriage recorded 6/25/2012 in OR 6874/1098 ABSTRACTOR'S NOTE: WE ARE UNSURE IF AGREEMENT IN OR5503/1622 CONVEYS ALL INTEREST OF RUSSELLE E. THOMPSON CONVEYED IN OR 5082/608 TOGETHER WITH SUBSEQUENT DIVORCE SO WE HAVE INCLUDED HIM FOR NOTIFICATION.

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. **Mortgage in favor of Carlton E. Coffey and Francis B. Coffey recorded 3/5/2003 – OR 5082/612**
   b. **Mortgage in favor of Carlton E. Coffey and Francis B. Coffey recorded 4/10/2008 – OR 6312/989**
   c. **Judgment in favor of CACH, LLC recorded 12/27/2010 – OR 6672/251**
   d. **Lien in favor of the State of FL/Escambia County recorded 5/3/2012 – OR 6852/990**
   e. **Judgment in favor of USAA Casualty Insurance Company recorded 8/30/2013 – OR 7068/1945**

4. Taxes:

   Taxes for the year(s) NONE are delinquent.
   Tax Account #: 01-4672-503
   Assessed Value: $40,986.00
   Exemptions: NONE

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

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

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

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

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: **FEB 7, 2022**

TAX ACCOUNT #: **01-4672-503**

CERTIFICATE #: **2019-426**

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	
☐	☒	**Notify City of Pensacola, P.O. Box 12910, 32521**
☒	☐	**Notify Escambia County, 190 Governmental Center, 32502**
☐	☒	**Homestead for _2020_ tax year.**

MELESSA LLOYD ELLIS AKA MELESSA LLOYD THOMPSON
AKA MELESSA VIRGINA LLOYD AKA MELESSA LLOYD
152 HOLSBERRY LN
PENSACOLA, FL 32534

RUSSELL THOMPSON
8677 N. PALAFOX ST.
PENSACOLA, FL 32534

MELISSA ELLIS
11000 UNIVERSITY PKWY #32243
PENSACOLA, FL 32514

MELISSA KAY THOMPSON
6637 RED SNAPPER COURT
PENSACOLA, FL 32534

ESCAMBIA COUNTY
DEPT. OF COMMUNITY
CORRECTIONS
2251 N. PALAFOX ST.
PENSACOLA, FL 32501

CARLTON E. COFFEY
AND FRANCES B. COFFEY
3397 PINE FOREST RD.
CANTONMENT, FL 32533

CARLTON E. COFFEEY
AND FRANCES B. COFFEY
1290 E. NINE MILE ROAD
PENSACOLA, FL 32514

USAA CASUALTY
INSURANCE COMPANY
9800 FREDRICKSBURG RD
SAN ANTONIO, TX 78288

CACH, LLC
4340 S. MONACO, SECOND FLOOR
DENVER, CO 80237

DEPARTMENT OF COMMUNITY CORRECTIONS
6400 NORTH "W" STREET
PENSACOLA, FL 32505

Certified and delivered to Escambia County Tax Collector, this 29th day of November, 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

November 29, 2021
Tax Account #:01-4672-503

LEGAL DESCRIPTION
EXHIBIT "A"

BEG AT NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 SLY ALG PROJ OF E LI OF LT 1 662 28/100 FT ELY PARL TO N LI OF S/D 8 FT TO W R/W LI OF HOLSBERRY LN (50 FT R/W) SLY & PARL TO E LI OF LT 1 155 57/100 FT TO N R/W OF 30 FT PRIVATE RD W & PARL WITH N LI OF S/D 495 FT FOR POB CONT W ALG SAME COURSE 70 FT NLY WITH INTERIOR ANG 90 DEG 28 MIN 0 SEC 155 57/100 FT E WITH INTERIOR ANG 89 DEG 32 MIN 0 SEC TO LEFT 70 FT SLY WITH INTERIOR ANG 90 DEG 28 MIN LEFT 155 57/100 FT TO POB OR 6874 P 1098

SECTION 08, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 01-4672-503(0222-30)

OR BK 5082 PG0608
Escambia County, Florida
INSTRUMENT 2003-066360

DEED DOC STAMPS PD @ ESC CO $ 364.00
03/05/03 ERNIE LEE MAGAHA, CLERK
By:

1950
364.50

Prepared by and return to:
Vincent J. Whibbs, Jr.
Attorney at Law
Whibbs & Whibbs, P.A.
105 E. Gregory Square
Pensacola, FL 32501

File Number: **03-0121**
Will Call No.:

Parcel Identification No. **08-1S-30-1003-034-031**

[Space Above This Line For Recording Data]

Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

This Indenture made this **24th** day of **February, 2003** between **Carlton E. Coffey and Frances B. Coffey, husband and wife** whose post office address is **3397 Pine Forest Rd., Cantonment, FL 32533** of the County of **Escambia**, State of **Florida**, grantor*, and **Russell E. Thompson, a single man** whose post office address is **152 Holsberry Ln., Cantonment, FL 32534** of the County of **Escambia**, State of **Florida**, grantee*,

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Escambia County, Florida**, to-wit:

See Exhibit 'A' attached hereto and made a part hereof

Subject to taxes for 2003 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.
Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property. Grantor's residence and homestead address is: 1290 E. Nine Mile Rd., Pensacola, FL 32514.

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

* "Grantor" and "Grantee" are used for singular or plural, as context requires.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Witness Name: Donna Gessler
Witness Name: TRACY RATZIN

Carlton E. Coffey (Seal)
Carlton E. Coffey

Witness Name: Donna Gessler
Witness Name: TRACY RATZIN

Frances B. Coffey (Seal)
Frances B. Coffey

State of Florida
County of Escambia

The foregoing instrument was acknowledged before me this 24th day of February, 2003 by Carlton E. Coffey and Frances B. Coffey, who [_] are personally known or [X] have produced a driver's license as identification.

[Notary Seal]

TRACY RATZIN
MY COMMISSION # DD 092305
EXPIRES: April 11, 2006
Bonded Thru Notary Public Underwriters

Notary Public

Printed Name: Tracy Ratzin

My Commission Expires: April 11, 2006

DoubleTime®

EXHIBIT 'A'

COMMENCING AT A CONCRETE MONUMENT LOCATED AT THE NORTHEAST CORNER OF LOT 1 OF DANIEL BOONE SUBDIVISION, AS RECORDED IN PLAT BOOK 4, AT PAGE 81 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA, A SUBDIVISION OF A PORTION OF SECTION 8, TOWNSHIP 1 SOUTH, RANGE 30 WEST; THENCE SOUTHERLY ALONG THE PROJECTION OF THE EAST LINE OF SAID LOT 1 FOR 662.28 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID SUBDIVISION FOR 8.0 FEET TO THE WEST RIGHT OF WAY LINE OF HOLSBERRY LANE (50' R/W); THENCE SOUTHERLY AND PARALLEL TO THE EAST LINE OF SAID LOT 1 FOR 155.57 FEET TO THE NORTH RIGHT OF WAY OF A 30.0' PRIVATE ROAD; THENCE WEST AND PARALLEL WITH THE NORTH LINE OF SAID SUBDIVISION FOR 495.00 FEET TO AN IRON PIPE AND POINT OF BEGINNING: THENCE CONTINUE WEST ALONG SAME COURSE FOR 70.0 FEET; THENCE NORTHERLY WITH AN INTERIOR ANGLE OF 90 DEGREES 28'00" FOR 155.57 FEET TO AN IRON PIPE; THENCE EAST WITH AN INTERIOR ANGLE OF 89 DEGREES 32'00" TO THE LEFT FOR 70.0 FEET TO AN IRON PIPE; THENCE SOUTHERLY WITH AN INTERIOR ANGLE 90 DEGREES 28' TO THE LEFT FOR 155.57 FEET TO THE POINT OF BEGINNING ALONG WITH A 1994 DOUBLEWIDE PALM MOBILE HOME TITLE NUMBERS 67100247 VIN # PH160611A AND 67100248 VIN # PH160611B.

RESIDENTIAL SALES ABUTTING ROADWAY MAINTENANCE DISCLOSURE

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinance Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. Note: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of Roadway: 152 Holsberry Ln., Cantonment, FL 32534

Legal Address of Property: 152 Holsberry Ln., Cantonment, FL 32534

The County (X) has accepted ( ) has not accepted the abutting roadway for maintenance.

This form completed by: Whibbs & Whibbs, P.A.
105 E. Gregory Square
Pensacola, FL 32501

AS TO SELLER(S):

Witness Name: Donna Gessler

Witness Name: TRACY RATZIN

(Seal)
Carlton E. Coffey

Witness Name: Donna Gessler

Witness Name: TRACY RATZIN

(Seal)
Frances B. Coffey

AS TO BUYER(S):

Witness Name: Donna Gessler

Witness Name: TRACY RATZIN

(Seal)
Russell E. Thompson

ESCAMBIA COUNTY HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH SERVICES
3300 NORTH PACE BOULEVARD #300
PENSACOLA, FLORIDA 32505

OR BK 5082 PG0611
Escambia County, Florida
INSTRUMENT 2003-066360

February 18, 2003

Frances Coffey
1290 East Nine Mile Road
Pensacola, FL 32514

RE: Three Bedroom
Single Family Residence
152 Holsberry Lane
Pensacola, FL 32534
Parcel ID: 08-1S-30-1003-034-031

Dear Ms. Coffey:

Environmental Health conducted an inspection of the Onsite Sewage Treatment and Disposal System (OSTDS) at the above referenced location. The condition(s) stated below outline the department's assessment of the OSTDS:

The premise has been occupied for a considerable time and no overflows were observed at the time of the inspection. The condition of the internal structure of the tank compartment could not be determined because the tank was not opened for a visual inspection. However, a limited external inspection of the tank did not reveal any structural deficiencies.

The drainfield system was probed and the soil adjacent to the drainfield was augured to assess the system's functionality. Minor root intrusion was found in the drainfield area. This item is for information only. The system appeared to be operating properly at the time of our inspection.

This letter will be honored for a period of six months. If we can be of further assistance, please do not hesitate to call us at (850) 595-6786.

Sincerely,

Mary M. Beverly, REHS
Environmental Supervisor I

RCD Mar 05, 2003 08:47 am
Escambia County, Florida
ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2003-066360

MMB/sm
OSTDS # 03-4391
c: Frances Coffey, facsimile 471-3441

TOTAL P.02

Department of Health • Vital Statistics

STATE OF FLORIDA MARRIAGE RECORD

TYPE IN UPPER CASE
USE BLACK INK

This license not valid unless seal of Clerk, Circuit or County Court, appears thereon.

(STATE FILE NUMBER)

OR BK 5508 PG1822
Esssambia County, Florida
INSTRUMENT 2004-292981

RCD Oct 15, 2004 03:28 pm
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2004-292981

2004 ML 002351
(APPLICATION NUMBER)

APPLICATION TO MARRY

1. GROOM'S NAME (First, Middle, Last) RUSSELL EDWARD THOMPSON			2. DATE OF BIRTH (Month, Day, Year) 03/16/1963
3a. RESIDENCE - CITY, TOWN, OR LOCATION PENSACOLA	3b. COUNTY ESCAMBIA	3c. STATE FLORIDA	4. BIRTHPLACE (State or Foreign Country) NEW JERSEY
5a. BRIDE'S NAME (First, Middle, Last) MELESSA VIRGINIA LLOYD		5b. MAIDEN SURNAME (If different)	6. DATE OF BIRTH (Month, Day, Year) 07/03/1973
7a. RESIDENCE - CITY, TOWN, OR LOCATION PENSACOLA	7b. COUNTY ESCAMBIA	7c. STATE FLORIDA	8. BIRTHPLACE (State or Foreign Country) FLORIDA

WE THE APPLICANTS NAMED IN THIS CERTIFICATE, EACH FOR HIMSELF OR HERSELF, STATE THAT THE INFORMATION PROVIDED ON THIS RECORD IS CORRECT TO THE BEST OF OUR KNOWLEDGE AND BELIEF, THAT NO LEGAL OBJECTION TO THE MARRIAGE NOR THE ISSUANCE OF A LICENSE TO AUTHORIZE THE SAME IS KNOWN TO US AND HEREBY APPLY FOR LICENSE TO MARRY.

9. SIGNATURE OF GROOM (Sign full name using black ink) ▶ Russell Edward Thompson	10. SUBSCRIBED AND SWORN TO BEFORE ME ON (DATE) 09/28/2004
11. TITLE OF OFFICIAL CLERK OF COURTS	12. SIGNATURE OF OFFICIAL (Use black ink) ▶ Cynthia Dean DEPUTY CLERK
13. SIGNATURE OF BRIDE (Sign full name using black ink) ▶ Melessa Virginia Lloyd	14. SUBSCRIBED AND SWORN TO BEFORE ME ON (DATE) 09/28/2004
15. TITLE OF OFFICIAL CLERK OF COURTS	16. SIGNATURE OF OFFICIAL (Use black ink) ▶ Cynthia Dean DEPUTY CLERK

CLERK OF CIRCUIT COURT • ESCAMBIA COUNTY, FLORIDA

LICENSE TO MARRY

AUTHORIZATION AND LICENSE IS HEREBY GIVEN TO ANY PERSON DULY AUTHORIZED BY THE LAWS OF THE STATE OF FLORIDA TO PERFORM A MARRIAGE CEREMONY WITHIN THE STATE OF FLORIDA AND TO SOLEMNIZE THE MARRIAGE OF THE ABOVE NAMED PERSONS. THIS LICENSE MUST BE USED ON OR AFTER THE EFFECTIVE DATE AND ON OR BEFORE THE EXPIRATION DATE IN THE STATE OF FLORIDA IN ORDER TO BE RECORDED AND VALID.

17. COUNTY ISSUING LICENSE ESCAMBIA	18. DATE LICENSE ISSUED 09/28/2004	18a. DATE LICENSE EFFECTIVE 10/01/2004	19. EXPIRATION DATE 11/30/2004

20a. SIGNATURE OF COURT CLERK OR JUDGE ▶ Ernie Lee Magaha	20b. TITLE CLERK OF COURTS	20c. BY D.C. CYP

CLERK OF CIRCUIT COURT • ESCAMBIA COUNTY, FLORIDA SEAL

CERTIFICATE OF MARRIAGE

I HEREBY CERTIFY THAT THE ABOVE NAMED GROOM AND BRIDE WERE JOINED BY ME IN MARRIAGE IN ACCORDANCE WITH THE LAWS OF THE STATE OF FLORIDA.

21. DATE OF MARRIAGE (Month, Day, Year) 10-05-2004	22. CITY, TOWN, OR LOCATION OF MARRIAGE Pensacola, Florida
23a. SIGNATURE OF PERSON PERFORMING CEREMONY (Use black ink) ▶ Eula G. Fountain	23c. ADDRESS (Of person performing ceremony) 3011 W. Blount St. Pensacola, FL
23b. NAME AND TITLE OF PERSON PERFORMING CEREMONY (Or notary stamp) NOTARY PUBLIC STATE OF FLORIDA EULA G. FOUNTAIN MY COMMISSION # CC 993308 EXPIRES: February 13, 2005 Bonded Thru Budget Notary Services	24. SIGNATURE OF WITNESS TO CEREMONY (Use black ink) ▶ Leonard Rutter
	25. SIGNATURE OF WITNESS TO CEREMONY (Use black ink) ▶ Marshall R. Wal

SEAL

OR BK 5503 PG1622
Escambia County, Florida
INSTRUMENT 2004-289975

27pg

PRE-MARITAL AGREEMENT

This agreement is entered into on the 4th day of October, 2004 between Russell E. Thompson and Melessa Lloyd (Thompson). Whereas, the parties contemplate legal marriage under the laws of the State of Florida and it is their mutual desire to enter into this agreement so that they will let Melessa Lloyd Thompson have the title/deed turned over into her name solely to said property as listed below and Russell E. Thompson will continue to make all payments till paid in full on said property to wit:

> COMMENCING AT A CONCRETE MONUMENT LOCATED AT THE NORTHEAST CORNER OF LOT 1OF DANIEL BOONE SUBDIVISION, AS RECORDED IN PLAT BOOK 4, AT PAGE 81 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA. A SUBDIVISION OF A PORTION OF SECTION 8, TOWNSHIP 1 SOUTH, RANGE 30 WEST; THENCE SOUTHERLY ALONG THE PROJECTION OF THE EAST LINE OF SAID LOT 1 FOR 662.28 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID SUBDIVISION FOR 8.0 FEET TO THE WEST RIGHT OF WAY LINE OF HOLSBERRY LANE (50' R/W); THENCE SOUTHERLY AN PARALLEL TO THE EAST LINE OF SAID LOT 1 FOR 155.57 FEET TO THE NORTH RIGHT OF WAY OF A 30.0' PRIVATE ROAD; THENCE WEST AND PARALLEL WITH THE NORTH LINE OF SAID SUBDIVISION FOR 495.00 FEET TO AN IRON PIPE AND POINT OF BEGINNING: THENCE CONTINUE WEST ALONG SAME COURSE FOR 70.0 FEET; THENCE NORTHERLY WITH AN INTERIOR ANGLE OF 90 DEGREES 28'00" FOR 155.57 FEET TO AN IRON PIPE; THENCE EAST WITH AN INTERIOR ANGLE OF 89 DEGREES 32'00" TO THE LEFT FOR 70.0 FEET TO AN IRON PIPE; THENCE SOUTHERLY WITH AN INTERIOR ANGLE 90 DEGREES 28' TO THE LEFT FOR 155.57 FEET TO THE POINT OF BEGINNING ALONG WITH A 1994 DOUBLE WIDE PALM MOBILE HOME TITLE NUMBERS 67100247 VIN #PH160611A AND 67100248 VIN#PH160611B.

This property was purchased as a gift for Melessa Lloyd (Thompson) from Russell E. Thompson and it will remain the same.

Further, they agree that whatever vehicle Melessa Lloyd (Thompson) has at the time of any type of separation or divorce, she will continue to own that vehicle. Marital property acquired after the marriage shall nevertheless remain subject to division, either by agreement or judicial determination, in the event of separation or divorce. This agreement sall be binding upon and inure to the benefit of the parties, their successors, assigns and personal representatives.

This agreement shall be enforced in accordance with the laws of the State of Florida.

Signed under seal this 4th day of October, 2004.

Witnesses:

Leonard S. Ruffin

Francine Fountain

Melissa Lloyd Thompson
Signature of Bride

Russell E. Thompson
Signature of Groom

Eula G. Fountain

NOTARY PUBLIC STATE OF FLORIDA
EULA G. FOUNTAIN
MY COMMISSION # CC 993308
EXPIRES: February 13, 2005
Bonded Thru Budget Notary Services

October 4, 2004

OR BK 5503 PG1624
Escambia County, Florida
INSTRUMENT 2004-289975

RCD Oct 05, 2004 01:32 pm
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2004-289975

State of Florida
County of Escambia

Before the undersigned Notary Public, personally appeared Melessa Lloyd Thompson and Russell E. Thompson
who is personally known to me or who has produced identification FLDL

and _____ who did ✓ did not take an oath.

Given under my hand and official seal this 4th day of October, A.D., 20 04.

Eula G. Fountain
Notary Public
My Commission expires

Prepared: Eula G. Fountain
name
304 W. Blount St.
address
Pensacola, FL 32505
city/state

NOTARY PUBLIC STATE OF FLORIDA
EULA G. FOUNTAIN
MY COMMISSION # CC 993308
EXPIRES: February 13, 2005
Bonded Thru Budget Notary Services

OR BK 5082 PG0612
Escambia County, Florida
INSTRUMENT 2003-066361

MTG DOC STAMPS PD @ ESC CO $ 168.00
03/05/03, ERNIE LEE MAGAHA, CLERK
By:

INTANGIBLE TAX PD @ ESC CO $ 96.00
03/05/03 ERNIE LEE MAGAHA, CLERK
By:

2400
168.00
96.00

Prepared by and return to:
Vincent J. Whibbs, Jr.
Attorney at Law
Whibbs & Whibbs, P.A.
105 E. Gregory Square
Pensacola, FL 32501

File Number: **03-0121**
Will Call No.:

[Space Above This Line For Recording Data]

MORTGAGE

This Indenture, Made this **February 24, 2003** by and between **Russell E. Thompson, a single man** whose address is **152 Holsberry Ln., Cantonment, FL 32534**, hereinafter called the Mortgagor, and **Carlton E. Coffey and Frances B. Coffey, husband and wife** whose address is **3397 Pine Forest Rd., Cantonment, FL 32533**, hereinafter called the Mortgagee:

The terms "Mortgagor" and "Mortgagee" shall include heirs, personal representatives, successors, legal representatives and assigns, and shall denote the singular and/or the plural, and the masculine and/or the feminine and natural and/or artificial persons, whenever and wherever the context so admits or requires.

Witnesseth, that the said Mortgagor, for and in consideration of the aggregate sum named in the promissory note, a copy of which is attached hereto and made a part hereof, the receipt of which is hereby acknowledged, does grant, bargain and sell to the said Mortgagee, his successors and assigns, in fee simple, the following described land, situate, lying and being in **Escambia County, Florida**, to-wit:

See Exhibit 'A' attached hereto and made a part hereof

Parcel Identification Number: 08-1S-30-1003-034-031

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

Provided always, that if said Mortgagor, his successors or assigns, shall pay unto the said Mortgagee, his successors or assigns, that certain promissory note, of which a true and correct copy is attached, and Mortgagor shall perform, comply with and abide by each and every stipulation, agreement, condition and covenant of said promissory note and of this mortgage, and shall duly pay all taxes, all insurance premiums reasonably required, all costs and expenses including reasonable attorneys fees that Mortgagee may incur in collecting money secured by this mortgage, and also in enforcing this mortgage by suit or otherwise, then this mortgage and the estate hereby created shall cease and be null and void.

Mortgagor hereby covenants and agrees:

1. To pay the principal and interest and other sums of money payable by virtue of said promissory note and this mortgage, or either, promptly on the days respectively the same severally come due.

2. To keep the buildings now or hereafter on the land insured for fire and extended coverage in a sum at least equal to the amount owed on the above described promissory note, and name the Mortgagee as loss payees, and to furnish Mortgagee with a copy of all current policies. If Mortgagor does not provide Mortgagee with copies of the policies showing Mortgagee as loss payees after 14 days written demand by Mortgagee, then Mortgagee may purchase such insurance and shall add any payments made for such policy to the principal balance owed on the mortgage, and such payments shall accrue interest at the maximum rate of interest allowed by law. In the event any sum of money becomes payable under such policy, Mortgagee, his legal representatives or assigns, shall have the option to receive and apply the same on

Initials: RT
DoubleTime®

account of the indebtedness hereby secured or to permit Mortgagor to receive and use it or any part thereof for repair or replacement, without hereby waiving or impairing any equity, lien or right under or by virtue of this mortgage. In the event of loss Mortgagor shall give immediate notice to Mortgagee.

3. To permit, commit or suffer no waste, impairment or deterioration of the property, or any part thereof.

4. To permit no other lien or mortgage to be placed ahead of this mortgage.

5. Mortgagor shall provide proof of payment of annual real estate taxes by March 15, for the preceding years taxes. In the event that Mortgagor does not pay the taxes by such date, the Mortgagee may pay the taxes and the full amount of such payment by Mortgagee shall be added to the principal balance owed on the mortgage, and shall accrue interest at the maximum rate allowed by law.

6. The Mortgagee may, at any time pending a suit upon this mortgage, apply to the court having jurisdiction thereof for the appointment of a receiver, and such court shall forthwith appoint a receiver, and such receiver shall have all the broad and effective functions and powers in anywise entrusted by a court to a receiver, and such appointment shall be made by such court as an admitted equity and a matter of absolute right to said Mortgagee. The rents, profits, income, issues, and revenues shall be applied by such receiver according to the lien of this mortgage.

7. If any of the sums of money due and owing to Mortgagee under the terms of the promissory note and this mortgage, including but not limited to any advance made by Mortgagee for the payment of insurance or taxes, are not paid within 15 days after the same become due and payable, or if each of the stipulations, agreements, conditions and covenants of the promissory note and this mortgage, or either, are not fully performed or complied with, the aggregate sum owed on the promissory note shall become due and payable forthwith or thereafter at the option of Mortgagee, his successors, legal representatives, or assigns.

This mortgage and the note hereby secured shall be construed and enforced according to the laws of the State of Florida.

The principal sum secured hereby, along with any interest to be paid in accordance with the terms of the note secured hereby, shall immediately become due and payable without notice, if a transfer of title to the premises by sale or otherwise is made without the Mortgagee's written consent, while this mortgage remains a lien thereon, at the option of Mortgagee, his successors, legal representatives, or assigns.

Executed at **Escambia County, Florida** on the date written above.

Signed, sealed and delivered in the presence of:

Donna Gessler
Witness Name: Donna Gessler

Witness Name: Tracy Patria

(Seal)
Russell E. Thompson

State of Florida
County of Escambia

The foregoing instrument was acknowledged before me this 24 day of February, 2003 by Russell E. Thompson, who [_] is personally known or [X] has produced a driver's license as identification.

[Notary Seal]

Notary Public

Printed Name: Tracy Ratzin

My Commission Expires: April 11, 2006

TRACY RATZIN
MY COMMISSION # DD 092305
EXPIRES: April 11, 2006
Bonded Thru Notary Public Underwriters

EXHIBIT 'A'

COMMENCING AT A CONCRETE MONUMENT LOCATED AT THE NORTHEAST CORNER OF LOT 1 OF DANIEL BOONE SUBDIVISION, AS RECORDED IN PLAT BOOK 4, AT PAGE 81 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA, A SUBDIVISION OF A PORTION OF SECTION 8, TOWNSHIP 1 SOUTH, RANGE 30 WEST; THENCE SOUTHERLY ALONG THE PROJECTION OF THE EAST LINE OF SAID LOT 1 FOR 662.28 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID SUBDIVISION FOR 8.0 FEET TO THE WEST RIGHT OF WAY LINE OF HOLSBERRY LANE (50' R/W); THENCE SOUTHERLY AND PARALLEL TO THE EAST LINE OF SAID LOT 1 FOR 155.57 FEET TO THE NORTH RIGHT OF WAY OF A 30.0' PRIVATE ROAD; THENCE WEST AND PARALLEL WITH THE NORTH LINE OF SAID SUBDIVISION FOR 495.00 FEET TO AN IRON PIPE AND POINT OF BEGINNING; THENCE CONTINUE WEST ALONG SAME COURSE FOR 70.0 FEET; THENCE NORTHERLY WITH AN INTERIOR ANGLE OF 90 DEGREES 28'00" FOR 155.57 FEET TO AN IRON PIPE; THENCE EAST WITH AN INTERIOR ANGLE OF 89 DEGREES 32'00" TO THE LEFT FOR 70.0 FEET TO AN IRON PIPE; THENCE SOUTHERLY WITH AN INTERIOR ANGLE 90 DEGREES 28' TO THE LEFT FOR 155.57 FEET TO THE POINT OF BEGINNING ALONG WITH A 1994 DOUBLEWIDE PALM MOBILE HOME TITLE NUMBERS 67100247 VIN # PH160611A AND 67100248 VIN # PH160611B.

K.T.

NOTE

COPY

February 24, 2003
[Date]

Cantonment, Florida
[City] [State]

152 Holsberry Ln., Cantonment, FL 32534
[Property Address]

OR BK 5082 PG0616
Escambia County, Florida
INSTRUMENT 2003-066361

1. BORROWER'S PROMISE TO PAY

In return for a loan that I have received, I promise to pay U.S. **$48,000.00** (this amount is called "Principal"), plus interest, to the order of the Lender. The Lender is **Carlton E. and Frances B. Coffey**. I will make all payments under this Note in the form of cash, check or money order.

I understand that the Lender may transfer this Note. The Lender or anyone who takes this Note by transfer and who is entitled to receive payments under this Note is called the "Note Holder."

2. INTEREST

Interest will be charged on unpaid principal until the full amount of Principal has been paid. I will pay interest at a yearly rate of **10** %.

The interest rate required by this Section 2 is the rate I will pay both before and after any default described in Section 6(B) of this Note.

3. PAYMENTS

(A) Time and Place of Payments

I will pay principal and interest by making a payment every month.

I will make my monthly payment on the **24th** day of each month beginning on **March 24,2003** . I will make these payments every month until I have paid all of the principal and interest and any other charges described below that I may owe under this Note. Each monthly payment will be applied as of its scheduled due date and will be applied to interest before Principal. If, on **February 24, 2008** , I still owe amounts under this Note, I will pay those amounts in full on that date, which is called the "Maturity Date."

I will make my monthly payments at **1290 E. Nine Mile Rd., Pensacola, FL 32514** or at a different place if required by the Note Holder.

(B) Amount of Monthly Payments

My monthly payment will be in the amount of U.S. **$515.81** .

4. BORROWER'S RIGHT TO PREPAY

I have the right to make payments of Principal at any time before they are due. A payment of Principal only is known as a "Prepayment." When I make a Prepayment, I will tell the Note Holder in writing that I am doing so. I may not designate a payment as a Prepayment if I have not made all the monthly payments due under the Note.

I may make a full Prepayment or partial Prepayments without paying a Prepayment charge. The Note Holder will use my Prepayments to reduce the amount of Principal that I owe under this Note. However, the Note Holder may apply my Prepayment to the accrued and unpaid interest on the Prepayment amount, before applying my Prepayment to reduce the Principal amount of the Note. If I make a partial Prepayment, there will be no changes in the due date or in the amount of my monthly payment unless the Note Holder agrees in writing to those changes.

5. LOAN CHARGES

If a law, which applies to this loan and which sets maximum loan charges, is finally interpreted so that the interest or other loan charges collected or to be collected in connection with this loan exceed the permitted limits, then: (a) any such loan charge shall be reduced by the amount necessary to reduce the charge to the permitted limit; and (b) any sums already collected from me which exceeded permitted limits will be refunded to me. The Note Holder may choose to make this refund by reducing the Principal I owe under this Note or by making a direct payment to me. If a refund reduces Principal, the reduction will be treated as a partial Prepayment.

6. BORROWER'S FAILURE TO PAY AS REQUIRED

(A) Late Charge for Overdue Payments

If the Note Holder has not received the full amount of any monthly payment by the end of **10** calendar days after the date it is due, I will pay a late charge to the Note Holder. The amount of the charge will be **5** % of my overdue payment of principal and interest. I will pay this late charge promptly but only once on each late payment.

(B) Default

If I do not pay the full amount of each monthly payment on the date it is due, I will be in default.

(C) Notice of Default

If I am in default, the Note Holder may send me a written notice telling me that if I do not pay the overdue amount by a certain date, the Note Holder may require me to pay immediately the full amount of Principal which has not been paid

RCD Mar 05, 2003 08:47 am
Escambia County, Florida
ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2003-066361

Recorded in Public Records 04/10/2008 at 02:06 PM OR Book 6312 Page 989, Instrument #2008027459, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording $44.00 MTG Stamps $137.55 Int. Tax $78.44

STATE OF FLORIDA)

COUNTY OF ESCAMBIA)

Upon recording, please return to:
Carlton E. Coffey and Frances Coffey
1290 E. Nine Mile Road
Pensacola, FL 32514

MORTGAGE

Know all men by these Presents, that whereas, the undersigned RUSSELL E. THOMPSON, hereinafter collectively referred to as the Mortgagor, is justly indebted to CARLTON E. COFFEY and FRANCES B. COFFEY, husband and wife, hereinafter collectively referred to as the Mortgagee, in the sum of Thirty-Nine Thousand Two Hundred Twenty and 96/100s Dollars ($39,220.96), as evidenced by that certain Promissory Note delivered by Mortgagor to Mortgagee contemporaneously herewith.

And whereas, the said Mortgagor is desirous of securing the prompt payment of said note secure the prompt payment of the same at maturity, the said Mortgagor, bargained and sold and does hereby grant, bargain, sell and convey unto the said Mortgagee the following described property situated in Escambia County, and State of Florida, to wit:

> BEG AT NE COR OF LT 1 DANIEL BOONE S/D PB 4 P 81 SLY ALG PROJ OF E LI OF LT 1 662 28/100 FT ELY PARL TO N LI OF S/D 8 FT TO W R/W LI OF HOLSBERRY LN (50 FT R/W) SLY & PARL TO E LI OF LT 1 155 57/100 FT TO N R/W OF 30 FT PRIVATE RD W & PARL WITH N LI OF S/D 495 FT FOR POB CONT W ALG SAME COURSE 70 FT NLY WITH INTERIOR ANG 90 DEG 28 MIN 0 SEC 155 57/100 FT E WITH INTERIOR ANG 89 DEG 32 MIN 0 SEC TO LEFT 70 FT SLY WITH INTERIOR ANG 90 DEG 28 MIN LEFT 155 57/100 FT TO POB OR 5082 P 608

THIS IS A PURCHASE MONEY MORTGAGE. The full purchase price being $39,220.96.

190091.1

To have and to Hold the above granted premises unto the said Mortgagee, his successors, heirs and assigns, forever; and for the purpose of further securing the payment of said indebtedness, the Mortgagor hereby agrees to pay all taxes or assessments when imposed legally upon said premises, and should default be made in the payment of same, the said Mortgagee may, at his option, pay off the same; and to further secure said indebtedness first above named, Mortgagor agrees to keep said property insured, including but not limited to fire and wind, for at least an amount satisfactory to Mortgagee, loss if any, payable to said Mortgagee, and if Mortgagor fails to keep said property insured as above specified, then the said Mortgagee may, at his option, insure said property for said sum for his own benefit, the policy, if collected, to be credited on said indebtedness, less cost of collecting same; all amounts so expended by said Mortgagee shall become a debt additional to the indebtedness hereby specifically secured, and shall be covered by this mortgage, and bear interest from date of payment by said Mortgagee and be payable at the maturity of said note, or the foreclosure of this mortgage.

Upon Condition, however, that if said Mortgagor pay said note and reimburse said Mortgagee for any amounts he may have expended as taxes and insurance and interest thereon, then this conveyance is to be null and void. But should default be made in the payment of any sum expended by the said Mortgagee, or should an event of default occur with respect to Mortgagor's obligations under the note or this Mortgage, or should said note or any part thereof, or the interest thereon, remain unpaid at maturity, or should the interest of said Mortgagee or their assigns or successors in said property become endangered by reason of the enforcement of any prior lien or encumbrance thereon, so as to endanger the debt hereby secured, then in any one of said events, the whole of said indebtedness shall at once become due and payable, and this mortgage be subject

Order: QuickView_Gtr Gte
Doc: FLESCA:6312-00989~12033

Requested By: codycampbell, Printed: 11/29/2021 11:08 AM

to foreclosure, as now provided by law in case of past due mortgages, and the said Mortgagee, his successors, agents or assigns, shall be authorized to take possession of the premises hereby conveyed, and after giving notice, by publication once a week for three successive weeks, of the time, place, and terms of sale in some newspaper published at Escambia, Florida, in said County and State, to sell the same in front of the Courthouse door of said County, at public outcry to the highest bidder, for cash, and apply the proceeds of said sale, first, to the expense of advertising, selling, and conveying, including a reasonable attorney's fee; second, to the payment of any amounts that may have been expended, or that may be necessary to expend, in paying insurance, taxes, or other encumbrances, with interest thereon; third, to the payment of said note in full, whether the same shall or shall not have fully matured at the date of said sale; but no interest shall be collected beyond the date of sale; and, fourth, the balance, if any, to be turned over to the said Mortgagor. In case of sale, Mortgagee, their successors, heirs, agents or assigns, may bid at said sale and purchase said property, if the highest bidder therefore; and Mortgagor further agrees to pay a reasonable attorney's fee if necessary for the collection of said indebtedness or to recover said property, or for the foreclosure of this mortgage in Chancery, should the same be so foreclosed; said fee to be a part of the debt hereby secured. Any irregularity in giving the notice or in making the sale is hereby waived. In the event of a sale, deed to said property may be made to the purchaser by the auctioneer or the person making the sale in his or her name, or may be made by the Mortgagee, his assignees, executors, or administrators, in accordance with the existing laws and Statutes of the State of Florida in such cases made and provided.

[The remainder of this page has been intentionally left blank. A signature page for the Mortgagor follows this page.]

190091.1

Witness ✓ hand(s) and seal, this 4 day of March 2008.

MORTGAGOR:

RUSSELL E. THOMPSON

STATE OF FLORIDA)

ESCAMBIA COUNTY)

I, Valerie Boyett, a Notary Public in and for said County and State, hereby certify that Russell E. Thompson, whose name is signed to the foregoing mortgage and who is known to me, acknowledged before me on this day that, being informed of the contents of the mortgage, he executed the same voluntarily, on the day the same bears date.

Given under my hand and seal, this 4 day of March 2008.

VALERIE R. BOYETT
NOTARY PUBLIC - STATE OF FLORIDA
COMMISSION # DD 740430
MY COMMISSION EXPIRES DEC. 9, 2011

NOTARY PUBLIC
My Commission Expires: 12/9/11

[SEAL]

190091.1

LOAN FROM CARLTON E. COFFEY AND FRANCES B. COFFEY TO RUSSELL E. THOMPSON

LOAN BREAKDOWN

Principal Amount of Loan	$39,220.96
Administrative Fee	$ 250.00
Intangible Tax	$ 137.55
Doc Stamps	$ 78.44
Mortgage Recording Fee	$ 35.50
Interest (5 days at $10.746 per day)	$ 53.73
TOTAL AMOUNT OF LOAN TO BE AMORTIZED	$39,776.18
Monthly Payments beginning March 1, 2008	$ 603.57

RUSSELL E. THOMPSON

STATE OF FLORIDA)
ESCAMBIA COUNTY)

I, Valerie Boyett, a Notary Public in and for said County and State, hereby certify that Russell E. Thompson, whose name is signed to the foregoing mortgage and who is known to me, acknowledged before me on this day that, being informed of the contents of the mortgage, he executed the same voluntarily, on the day the same bears date.

Given under my hand and seal, this 4 day of March 2008.

VALERIE R. BOYETT
NOTARY PUBLIC STATE OF FLORIDA
COMMISSION # DD 740430
MY COMMISSION EXPIRES DEC. 9, 2011

[SEAL]

NOTARY PUBLIC
My Commission Expires: 12/9/11

190108.1

Recorded in Public Records 12/27/2010 at 02:44 PM OR Book 6672 Page 251, Instrument #2010083253, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

Recorded in Public Records 12/10/2010 at 08:54 AM OR Book 6666 Page 1843, Instrument #2010080183, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

SCH-225961

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

2010 DEC -8 P 2:23

COUNTY CIVIL DIVISION
FILED & RECORDED

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

CASE NO. 2010 SC 003814

CACH, LLC
Plaintiff,

vs.

MELISSA ELLIS
Defendant.

"CERTIFIED TO BE A TRUE COPY
OF THE ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
ERNIE LEE MAGAHA, CLERK
CIRCUIT COURT AND COUNTY COURT
ESCAMBIA COUNTY, FLORIDA"
BY: D.C.

CLERK OF CIRCUIT COURT · ESCAMBIA COUNTY, FLORIDA

FINAL JUDGMENT

THIS CAUSE HAVING COME BEFORE THE COURT on the Plaintiff's Motion for Final Judgment and the Court being fully advised in the premises, it is hereby:

ORDERED AND ADJUDGED that Plaintiff, **CACH, LLC**, 4340 S. MONACO, SECOND FLOOR, Denver, CO 80237 by and through undersigned counsel recover from Defendant **MELISSA ELLIS**, ***-**-2745, 11000 University Pkwy # 32243, Pensacola, Fl 32514, the sum of $ 1,590.04 in principal, $ 500.00 for attorneys' fees and costs in the sum of $ 230.00, and prejudgment interest in the sum of $ 332.89, making a total of $ 2,652.93 that shall bear interest at the rate of 6% a year, for which let execution issue.

IT IS FURTHER ORDERED and adjudged that the judgment debtor(s) shall complete under oath Florida Rule of Civil Procedure Form 1.977 (Fact Information Sheet) or Florida Small Claims Rules Form 7.343, including all required attachments, and serve it on the judgment creditor's attorney, or the judgment creditor if the judgment creditor is not represented by an attorney, within 45 days from the date of this final judgment, unless the final judgment is satisfied or post-judgment discovery is stayed.

Case: 2010 SC 003814
0007986248 5
Dkt: CC1033 Pg#: 2

IT IS FURTHER ORDERED that Plaintiff, and anyone acting on Plaintiff's behalf may have contact with any other person necessary to collect the award granted herein.

JURISDICTION OF THIS CASE IS RETAINED to enter further orders that are proper to compel the judgment debtor(s) to complete form 1.977 or 7.343, including all required

attachments, and serve it on the Plaintiff's Counsel, as well as to award additional costs and attorney's fees incurred during execution of this Judgment consistent with § 57.115 Fla. Stat.

PURSUANT TO F.S. 55.10 Defendant is hereby notified that Plaintiff's Address is 4340 South Monaco, Second Floor, Denver Colorado, 80237. However, Defendant is ordered to direct all efforts to satisfy this judgment first to Plaintiff's counsel, then to Plaintiff directly if the law firm cannot be contacted for any reason.

ORDERED at Pensacola, Escambia County, Florida on this 6th day of Dec. _____, 2010.

Judge

cc: Plaintiff at: Law Office of Harold E. Scherr, 1064 Greenwood Blvd, Suite 328, Lake Mary, Florida 32746
1-866-431-7117, 407-995-3004
MELISSA ELLIS,
11000 University Pkwy # 32243
Pensacola, Fl 32514
(FIS ATTACHED AND SENT)

I hereby certify that a true copy of the foregoing has been furnished to the above parties by U.S. Mail this _____day of _____, 2010.

_____

Judicial Assistant

Recorded in Public Records 05/03/2012 at 08:25 AM OR Book 6852 Page 990, Instrument #2012034410, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

Plaintiff,

vs.

Thompson, Melissa

Defendant.

CASE NO: **2010-MM-026576-A**

DIVISION: ONE

Case: 2010 MM 026576 A
00020973229
Dkt: CERTLIEN Pg#:

CIVIL LIEN

THIS CAUSE came before the Court for plea on **April 12. 2012.** Upon the evidence presented, the Court assessed **$75.00 Hearing Fee and $515.00 Cost of Supervision fee.** Therefore, the Court determines that **$590.00** is due to **Department of Community Corrections**. Accordingly, pursuant to the provisions of §938.30, Florida Statutes, it is,

ORDERED AND ADJUDGED that the above-named Defendant shall pay arrears to the **Department of Community Corrections,** in the amount of **$590.00** which shall accrue interest at the rate of four point seventy five percent (4.75%) per annum.

ORDERED FURTHER that nothing in this Civil Lien will bar any subsequent civil remedy or recovery, but the amount paid under this order shall be a set-off against any subsequent independent civil recovery. Any default in payment of the amount due hereunder may be collected by any means authorized by law for the enforcement of a civil judgment, for which let execution issue.

DONE AND ORDERED in Chambers, at Pensacola, Escambia County, Florida, the 26th day of April 2012

JOYCE H. WILLIAMS, COUNTY JUDGE

cc: Community Corrections, Sue Mayo

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2012 APR 27 P 2: 35
COUNTY CRIMINAL DIVISION
FILED & RECORDED

CERTIFIED TO BE A TRUE COPY
OF THE ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
ERNIE LEE MAGAHA, CLERK
CIRCUIT COURT AND COUNTY COURT
ESCAMBIA COUNTY, FLORIDA
BY: _____ D.C.

CLERK OF CIRCUIT COURT • ESCAMBIA COUNTY, FLORIDA

Recorded in Public Records 10/04/2013 at 12:05 PM OR Book 7084 Page 746, Instrument #2013075955, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $10.00

Recorded in Public Records 08/30/2013 at 03:00 PM OR Book 7068 Page 1945, Instrument #2013066104, Pam Childers Clerk of the Circuit Court Escambia County, FL

IN THE COUNTY COURT IN AND FOR
ESCAMBIA COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2012-SC-002113-V

USAA CASULATY INSURANCE COMPANY,
a/s/o Joan M. Overton,

Plaintiff,

vs.

MELISSA KAY THOMPSON,

Defendant,

_____/

FINAL DEFAULT JUDGMENT

COUNTY CIVIL DIVISION
FILED & RECORDED
2013 AUG 28 A 9 14
PAM CHILDERS
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

This action was heard and after entry of default against the defendant, Melissa Kay Thompson:

IT IS HEREBY ORDERED AND ADJUDGED that the Plaintiff, USAA CASULATY INSURANCE COMPANY, a/s/o Joan M. Overton, recover from the Defendant, MELISSA KAY THOMPSON, 6637 Red Snapper Court, Pensacola, FL 32534, the sum of $4,354.90 on principal, with court costs in the sum of $350.00, making a subtotal of $4,704.90, that shall bear interest in the rate of 4.75% a year, and in addition the Plaintiff shall recover prejudgment interest in the sum of $341.17, for all of which let execution issue.

ORDERED in Escambia County, Florida, this 27th day of August, 2013.

COUNTY COURT JUDGE

8-30-13 NW
✓Copies furnished to:
ODALYS NODARSE-BUSCEMI, ESQ. (Our File # 108048)
USAA CASUALTY INSURANCE COMPANY, (Claim No.: 1612097-7102-22-4262)
MELISSA KAY THOMPSON

Plaintiff's address:
USSA Casualty Insurance Company,
c/o Odalys Nodarse-Buscemi, Esq., P. O. Box 941330, Miami, FL 33194

Defendants address:
Melissa Kay Thompson, 6637 Red Snapper Court, Pensacola, FL 32534.

108048

CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
BY: Walker D.C.
DATE: 10-3-13