

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2100601

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER  
PO BOX 54347  
NEW ORLEANS, LA 70154,

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

Account Number	Certificate No.	Date	Legal Description
03-0151-000	2019/996	06-01-2019	LT 8 BLK 7 OLIVE MANOR PB 1 P 7 OR 1595 P 555 OR 1717 P 657 OR 2956 P 990

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  
TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER  
PO BOX 54347  
NEW ORLEANS, LA 70154

07-19-2021  
Application Date

\_\_\_\_\_  
Applicant's signature

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
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. <b>Total Paid (Lines 8-13)</b>	
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 <u>07/05/2022</u>	
Signature, Clerk of Court or Designee	

**INSTRUCTIONS**

**PLUS \$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.



# 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

0722.10

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER PO BOX 54347 NEW ORLEANS, LA 70154	Application date	Jul 19, 2021
Property description	SPENCER ROSETTA KNOX EST OF 8013 GRIFFITH ST PENSACOLA, FL 32534 8013 GRIFFITH ST 03-0151-000 LT 8 BLK 7 OLIVE MANOR PB 1 P 7 OR 1595 P 555 OR 1717 P 657 OR 2956 P 990	Certificate #	2019 / 996
		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)
# 2019/996	06/01/2019	439.46	21.97	461.43
# 2020/1097	06/01/2020	448.40	22.42	470.82
<b>→ Part 2: Total*</b>				<b>932.25</b>

## 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)
# 2021/843	06/01/2021	1,137.56	6.25	56.88	1,200.69
<b>Part 3: Total*</b>					<b>1,200.69</b>

## 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)	2,132.94
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
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. <b>Total Paid (Lines 1-6)</b>	<b>2,507.94</b>

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: *Airley Rich, CPCA*  
Signature, Tax Collector or Designee

Escambia, Florida  
Date July 28th, 2021

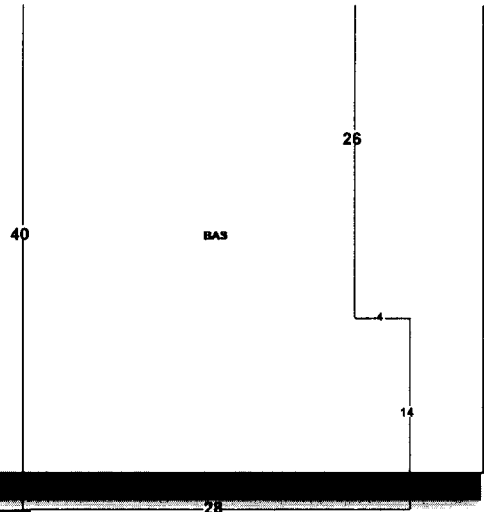
Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

**Structural Elements**

DECOR/MILLWORK-AVERAGE  
DWELLING UNITS-1  
EXTERIOR WALL-SIDING-LAP.AAVG  
FLOOR COVER-CARPET  
FOUNDATION-SLAB ON GRADE  
HEAT/AIR-CENTRAL H/AC  
INTERIOR WALL-DRYWALL-PLASTER  
NO. PLUMBING FIXTURES-3  
NO. STORIES-1  
ROOF COVER-COMPOSITION SHG  
ROOF FRAMING-HIP  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

**Areas - 1016 Total SF**

BASE AREA - 1016



Images



8/29/19

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.



# Chris Jones Escambia County Property Appraiser

[Real Estate Search](#)

[Tangible Property Search](#)

[Sale List](#)

← Nav. Mode  Account  Parcel ID →

[Printer Friendly Version](#)

General Information	
Parcel ID:	221S302401008007
Account:	030151000
Owners:	KNOX WILBUR DWAYNE
Mail:	8013 GRIFFITH ST PENSACOLA, FL 32534
Situs:	8013 GRIFFITH ST 32534
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	<a href="#">Open Tax Inquiry Window</a>
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	

Assessments				
Year	Land	Imprv	Total	Cap Val
2020	\$5,040	\$56,728	\$61,768	\$61,768
2019	\$5,130	\$53,635	\$58,765	\$41,019
2018	\$5,130	\$50,450	\$55,580	\$40,255

[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)
06/22/2021	8558	1761	\$100	CJ	
12/1982	2956	990	\$100	QC	
12/1982	1717	657	\$100	QC	
05/1978	1595	555	\$10,000	QC	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					

2020 Certified Roll Exemptions
None

Legal Description
LT 8 BLK 7 OLIVE MANOR PB 1 P 7 OR 8558 P 1761

Extra Features
CARPORT METAL BUILDING

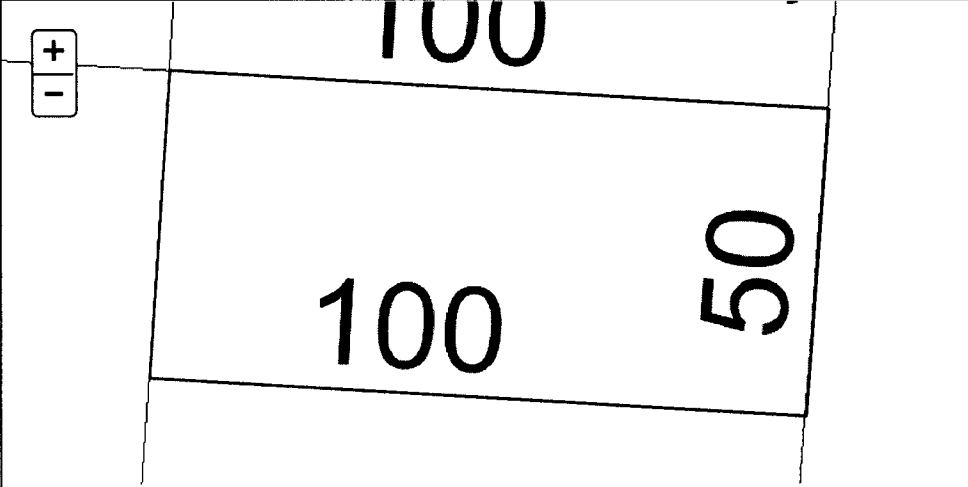
**Parcel Information** [Launch Interactive Map](#)

Section Map Id: 22-15-30-1

Approx. Acreage: 0.1216

Zoned: HDMU

Evacuation & Flood Information [Open Report](#)



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

**Buildings**

Address: 8013 GRIFFITH ST, Year Built: 1995, Effective Year: 1995, PA Building ID#: 54727

**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: 030151000 Certificate Number: 000996 of 2019**

**Payor: GENITA KNOX 8013 GRIFFITH ST PENSACOLA, FL 32534 Date 08/19/2021**

Clerk's Check #	1	Clerk's Total	<del>\$538.08</del> 2707.90
Tax Collector Check #	1	Tax Collector's Total	<del>\$2,971.87</del>
		Postage	<del>\$60.00</del>
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$3,586.95</del>

**PAM CHILDERS  
 Clerk of the Circuit Court**

**\$2717.90  
 + 95.13 fee  
 \$2,813.03**

Received By  
 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

**Case # 2019 TD 000996  
 Redeemed Date 08/19/2021**

**Name GENITA KNOX 8013 GRIFFITH ST PENSACOLA, FL 32534**

Clerk's Total = TAXDEED	\$538.08	2707.90
Due Tax Collector = TAXDEED	<del>\$2,971.87</del>	
Postage = TD2	<del>\$60.00</del>	
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
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**FINANCIAL SUMMARY**

No Information Available - See Dockets



**PAM CHILDERS**  
**CLERK OF THE CIRCUIT COURT**  
**ESCAMBIA COUNTY, FLORIDA**

**Tax Deed - Redemption Calculator**  
**Account: 030151000 Certificate Number: 000996 of 2019**

Redemption  No  Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="07/05/2022"/>	Redemption Date <input type="text" value="08/19/2021"/>
Months	12	1
Tax Collector	<input type="text" value="\$2,507.94"/>	<input type="text" value="\$2,507.94"/>
Tax Collector Interest	\$451.43	\$37.62
Tax Collector Fee	<input type="text" value="\$12.50"/>	<input type="text" value="\$12.50"/>
<b>Total Tax Collector</b>	<b>\$2,971.87</b>	<b>\$2,558.06</b> TC
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$119.00"/>	<input type="text" value="\$119.00"/>
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	\$82.08	\$6.84
<b>Total Clerk</b>	<b>\$538.08</b>	<b>\$462.84</b> 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="\$0.00"/>	<input type="text" value="\$0.00"/>
<b>Total Redemption Amount</b>	<b>\$3,586.95</b>	<b>\$3,037.90</b>
	Repayment Overpayment Refund Amount	\$549.05
Book/Page	<input type="text"/>	<input type="text"/>



## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That TLGFY LLC CAPITAL ONE NA holder of Tax Certificate No. 00996, 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:

**LT 8 BLK 7 OLIVE MANOR PB 1 P 7 OR 1595 P 555 OR 1717 P 657 OR 2956 P 990**

**SECTION 22, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 030151000 (0722-10)**

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

**ROSETTA KNOX SPENCER EST OF**

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Tuesday in the month of July, which is the 5th day of July 2022.

Dated this 19th day of August 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

## 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 8600, Page 1629, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00996, issued the 1st day of June, A.D., 2019

TAX ACCOUNT NUMBER: 030151000 (0722-10)

DESCRIPTION OF PROPERTY:

LT 8 BLK 7 OLIVE MANOR PB 1 P 7 OR 1595 P 555 OR 1717 P 657 OR 2956 P 990

SECTION 22, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: ROSETTA KNOX SPENCER EST OF

Dated this 19th day of August 2021.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

Recorded in Public Records 07/16/2009 at 12:39 PM OR Book 6484 Page 410, Instrument #2009047744, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$10.00 MTG Stamps \$117.95 Int. Tax \$67.38

**MODIFICATION OF MORTGAGE**

THIS MODIFICATION OF MORTGAGE IS DATED July 2, 2009, BETWEEN Rosetta B. Spencer, a single woman (referred to below as "Mortgagor"), whose address is 8013 Griffith Avenue, Pensacola, Florida 32534; and ESCAMBIA COUNTY (referred to below as "Mortgagee"), whose address is 221 PALAFOX PLACE, PENSACOLA, FL 32502.

**MORTGAGE.** Mortgagor and Mortgagee have entered into a mortgage dated October 2, 2008 (the "Mortgage") recorded in Escambia County, State of Florida as follows:

The Mortgage was recorded on October 10, 2008 in Original Book 6385, page 1833, Escambia County, Florida.

**REAL PROPERTY DESCRIPTION.** The Mortgage covers the following described real property (the "Real Property") located in Escambia County, State of Florida:

**Lot 8, Block 7, Olive Manor, Section 22, Township 1 South, Range 30 West, described according to plat recorded in Plat Book 1, Page 7 of the public records of Escambia County, Florida.**

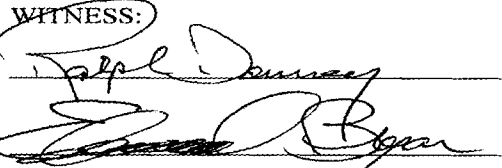
The Real Property or its address is commonly known as 8013 Griffith Avenue, Pensacola, Florida 32534.

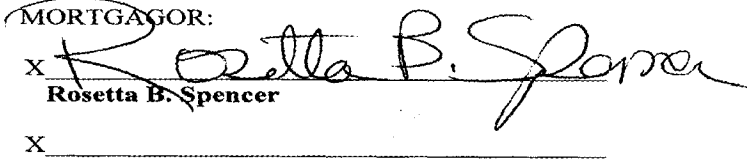
**MODIFICATION.** Mortgagor and Mortgagee hereby modify the Mortgage as follows:

The Mortgage referred to above is hereby modified and amended to provide that the total amount secured by the lien of said Mortgage is increased from \$ 30,000.00 to \$ 63,689.00.

**CONTINUING VALIDITY.** Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect. Consent by Mortgagee to this Modification does not waive Mortgagee's right to require strict performance of the Mortgage as changed above nor obligate Mortgagee to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of the Mortgagee to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Mortgagee in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification.

EACH MORTGAGOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE, AND EACH MORTGAGOR AGREES TO ITS TERMS.

WITNESS:  


MORTGAGOR:  
X   
Rosetta B. Spencer  
X \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 2<sup>nd</sup> day of July, 20 09, by Rosetta B. Spencer, who is personally known to me or who has produced Florida Driver License as identification and who ~~did~~ (did not) take an oath.

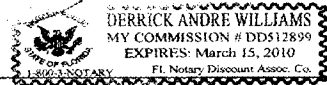
  
Signature  
Notary Public  


Prepared by: Neighborhood Enterprise Foundation, Inc.  
for Escambia County  
Post Office Box 18178  
Pensacola, Florida 32523-8178

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 2nd day of October, 2008, by Rosetta B. Spencer, who is personally known to me or who has produced Florida Driver License as identification and who ~~did~~ (did not) take an oath.

*Derrick Andre Williams*  
Signature



Notary Public

(CA)

Date

From

SHORT FORM

**Mortgage Deed**

RAMCO FORM 69A

Recorded in Public Records 10/10/2008 at 11:23 AM OR Book 6385 Page 1833, Instrument #2008076668, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$18.50 MTG Stamps \$105.00 Int. Tax \$60.00

MORTGAGE DEED  
SHORT FORM

RAMCO FORM 62A

# This Indenture

Made this 2nd day of October, A. D. 20 08,

Between Rosetta B. Spencer, a single woman

hereinafter called the Mortgagor, and Escambia County, whose mailing address is 221 Palafox Place, Pensacola, Florida 32502 hereinafter called the Mortgagee,

**Witnesseth**, That the said Mortgagor, for and in consideration of the sum of One Dollar to her in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, she granted, bargained and sold to the said Mortgagee, its heirs and assigns, forever, the following described land, situate, lying and being in the County of Escambia, State of Florida, to-wit:

Lot 8, Block 7, Olive Manor, Section 22, Township 1 South, Range 30 West, described according to plat recorded in Plat Book 1, Page 7 of the public records of Escambia County, Florida

**\*\*THIS MORTGAGE WILL EXPIRE AND AUTOMATICALLY CANCEL ON OCTOBER 1, 2028.\*\***

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, her heirs, legal representatives or assigns, shall pay unto the said Mortgagee, its legal representatives or assigns, a certain promissory note dated the 2nd day of October, A. D. 2008, for the sum of Thirty Thousand & 00/100 (\$30,000.00) Dollars,

payable if property is sold or any interest in property is transferred with interest at Zero (0%)

**\*\*THIS MORTGAGE WILL NOT BE SUBORDINATED UNDER ANY CIRCUMSTANCES\*\***  
per cent. from October 2, 2008 signed by Rosetta B. Spencer

and shall pay all sums payable hereunder, and perform, comply with and abide by each and every the stipulations, agreements, conditions and covenants of said promissory note and of this mortgage, and shall duly pay all taxes, and also insurance premiums reasonably required, and all costs and expenses including a reasonable attorney's fee, which said 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. **In Witness Whereof**, the said Mortgagor hereunto set

her hand and seal the day and year first above written.

Signed, sealed and delivered in presence of us:

Edward Bryan Rosetta B. Spencer  
Ralph Downey

This Instrument prepared by: Neighborhood Enterprise Foundation, Inc. for Escambia County  
Address Post Office Box 18178, Pensacola, Florida 32523-8178

**PROPERTY INFORMATION REPORT**

**April 25, 2022**

**Tax Account #:03-0151-000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 8 BLK 7 OLIVE MANOR PB 1 P 7 OR 1595 P 555 OR 1717 P 657 OR 2956 P 990**

**SECTION 22, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 03-0151-000(0722-10)**



**PROPERTY INFORMATION REPORT**  
**CONTINUATION PAGE**

April 25, 2022

Tax Account #: **03-0151-000**

1. The Grantee(s) of the last deed(s) of record is/are: **WILBUR DWAYNE KNOX**  
**By Virtue of Order Determining Homestead recorded 6/23/2021 in OR 8558/1761**
  
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 Escambia County recorded 10/10/2008 OR 6385/1833 together with Modification recorded 7/16/2009 OR 6484/410**
  
4. Taxes:  
  
**Taxes for the year(s) 2021 are delinquent.**  
**Tax Account #: 03-0151-000**  
**Assessed Value: \$67,944.00**  
**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.





**PROPERTY INFORMATION REPORT**  
3050 Concho Drive, Pensacola, Florida 32507 | Phone: 850-466-3077

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 03-0151-000 CERTIFICATE #: 2019-0996

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: April 13, 2002 to and including April 13, 2022 Abstractor: Pam Alvarez

BY

Michael A. Campbell,  
As President  
Dated: April 25, 2022