

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2100627

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

TLOA OF FLORIDA LLC  
CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077  
NEW ORLEANS, LA 70154-4077,

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

Account Number	Certificate No.	Date	Legal Description
11-0077-662	2019/5916	06-01-2019	LT 32 BLK C EAGLE RIDGE PB 16 P 19/19A OR 6597 P 339

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

TLOA OF FLORIDA LLC  
CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO  
BOX 54077  
NEW ORLEANS, LA 70154-4077

07-23-2021  
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: _____ Signature, Clerk of Court or Designee	Date of sale <u>08/01/2022</u>

**INSTRUCTIONS**

**PLUS \$6.25**

**Tax Collector (complete Parts 1-4)**

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

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

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

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

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

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

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

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

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

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

**Clerk of Court (complete Part 5)**

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

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



# 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

0822-30

<b>Part 1: Tax Deed Application Information</b>				
Applicant Name Applicant Address	TLOA OF FLORIDA LLC CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077 NEW ORLEANS, LA 70154-4077		Application date	Jul 23, 2021
Property description	MARVULLI GENEVIEVE M 1626 IBIS TER CANTONMENT, FL 32533 1626 IBIS TER 11-0077-662 LT 32 BLK C EAGLE RIDGE PB 16 P 19/19A OR 6597 P 339		Certificate #	2019 / 5916
			Date certificate issued	06/01/2019
<b>Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application</b>				
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)
# 2019/5916	06/01/2019	1,562.20	78.11	1,640.31
➔ Part 2: Total*				1,640.31
<b>Part 3: Other Certificates Redeemed by Applicant (Other than County)</b>				
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Total (Column 3 + Column 4 + Column 5)
# 2020/6269	06/01/2020	1,566.86	6.25	78.34
Part 3: Total*				1,651.45
<b>Part 4: Tax Collector Certified Amounts (Lines 1-7)</b>				
1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)				
2. Delinquent taxes paid by the applicant				
3. Current taxes paid by the applicant				
4. Property information report fee				
5. Tax deed application fee				
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)				
7. Total Paid (Lines 1-6)				3,666.76
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	
	Signature, Tax Collector or Designee		Date August 5th, 2021	

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

← Nav. Mode  Account  Parcel ID →

[Printer Friendly Version](#)

General Information	
Parcel ID:	131N303100032003
Account:	110077662
Owners:	MARVULLI GENEVIEVE M
Mail:	1626 IBIS TER CANTONMENT, FL 32533
Situs:	1626 IBIS TER 32533
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
2021	\$20,000	\$151,856	\$171,856	\$136,765
2020	\$20,000	\$134,614	\$154,614	\$134,877
2019	\$20,000	\$127,136	\$147,136	\$131,845

### Disclaimer

### Market Value Breakdown Letter

### Tax Estimator

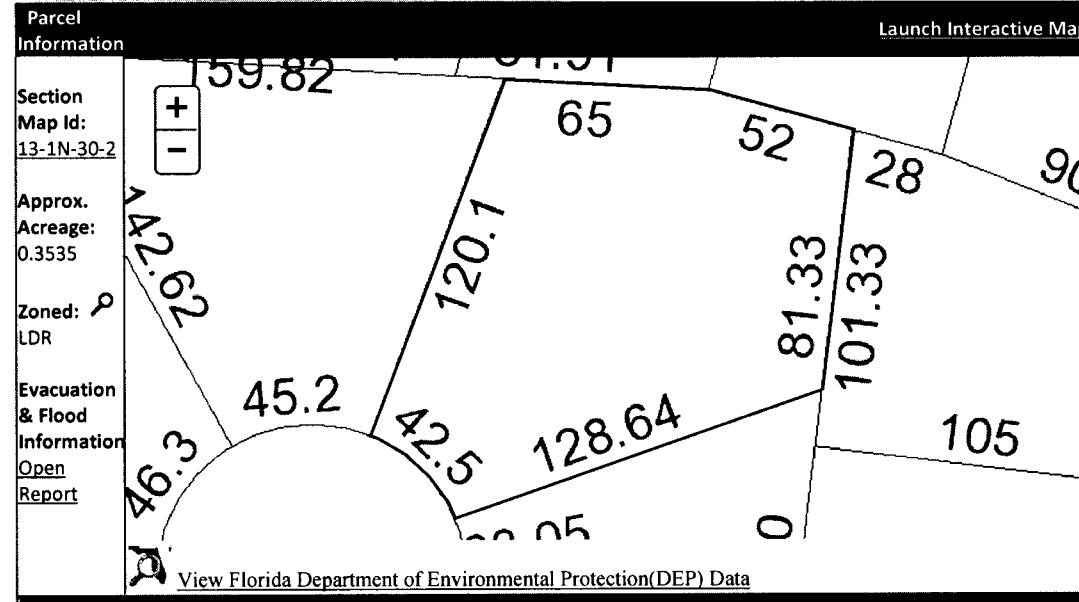
### [File for New Homestead Exemption Online](#)

### [Report Storm Damage](#)

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
05/28/2010	6597	339	\$170,000	WD	
06/26/2008	6348	1882	\$161,000	WD	
07/2004	5454	1028	\$100	QC	
09/2002	4982	870	\$122,500	WD	
08/1998	4294	608	\$104,900	WD	
05/1998	4259	1822	\$15,700	WD	

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

2021 Certified Roll Exemptions	
HOMESTEAD EXEMPTION	
Legal Description	
LT 32 BLK C EAGLE RIDGE PB 16 P 19/19A OR 6597 P 339	
Extra Features	
None	



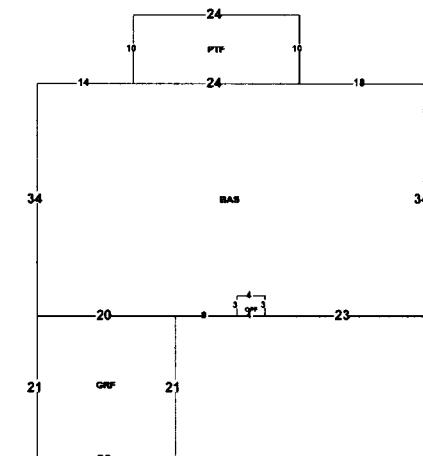
## Buildings

Address: 1626 IBIS TER, Year Built: 1998, Effective Year: 1998, PA Building ID#: 271

### Structural Elements

DECOR/MILLWORK-AVERAGE  
DWELLING UNITS-1  
EXTERIOR WALL-BRICK-FACE/VEENEER  
FLOOR COVER-CARPET  
FOUNDATION-SLAB ON GRADE  
HEAT/AIR-CENTRAL H/AC  
INTERIOR WALL-DRYWALL-PLASTER  
NO. PLUMBING FIXTURES-7  
NO. STORIES-1  
ROOF COVER-COMPOSITION SHG  
ROOF FRAMING-GABLE-HI PITCH  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

 Areas - 2564 Total SF  
BASE AREA - 1892  
GARAGE FIN - 420  
OPEN PORCH FIN - 12  
PATIO FINISHED - 240



## Images



9/2/20

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

Last Updated 08/20/2021 (tc 1664)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TLOA OF FLORIDA LLC CAPITAL ONE BANK** holder of **Tax Certificate No. 05916**, 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 32 BLK C EAGLE RIDGE PB 16 P 19/19A OR 6597 P 339**

**SECTION 13, TOWNSHIP 1 N, RANGE 30 W**

**TAX ACCOUNT NUMBER 110077662 (0822-30)**

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

**GENEVIEVE M MARVULLI**

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 August, which is the 1st day of August 2022.**

Dated this 20th day of December 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  
ESCAMBIA COUNTY FLORIDA  
INST# 2022036442 4/11/2022 1:04 PM  
OFF REC BK: 8760 PG: 1773 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 8687, Page 1559, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 05916, issued the 1st day of June, A.D., 2019

**TAX ACCOUNT NUMBER: 110077662 (0822-30)**

**DESCRIPTION OF PROPERTY:**

**LT 32 BLK C EAGLE RIDGE PB 16 P 19/19A OR 6597 P 339**

**SECTION 13, TOWNSHIP 1 N, RANGE 30 W**

**NAME IN WHICH ASSESSED: GENEVIEVE M MARVULLI**

Dated this 11th day of April 2022.

**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: 110077662 Certificate Number: 005916 of 2019**

Redemption	No <input type="button" value="▼"/>	Application Date	7/23/2021	Interest Rate	18% <input type="button" value="▼"/>
Final Redemption Payment ESTIMATED			Redemption Overpayment ACTUAL		
Auction Date <input type="text" value="8/1/2022"/>			Redemption Date <input type="text" value="4/11/2022"/> 		
Months	13		9		
Tax Collector	<input type="text" value="\$3,666.76"/>		<input type="text" value="\$3,666.76"/>		
Tax Collector Interest	<input type="text" value="\$715.02"/>		<input type="text" value="\$495.01"/>		
Tax Collector Fee	<input type="text" value="\$6.25"/>		<input type="text" value="\$6.25"/>		
Total Tax Collector	<input type="text" value="\$4,388.03"/>		<input type="text" value="\$4,168.02"/> T.C.		
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	<input type="text" value="\$88.92"/>		<input type="text" value="\$61.56"/>		
Total Clerk	<input type="text" value="\$544.92"/>		<input type="text" value="\$517.56"/> C.H.		
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"/>		
Total Redemption Amount	<input type="text" value="\$5,009.95"/>		<input type="text" value="\$4,702.58"/> - 120 - 200		
					<hr/> <input type="text" value="\$4,382.58"/>
Book/Page	<input type="text" value="8687"/>		<input type="text" value="\$307.37"/>		<input type="text" value="1559"/>

Notes

**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



**BRANCH OFFICES**  
 ARCHIVES AND RECORDS  
 JUVENILE DIVISION  
 CENTURY

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

**COUNTY OF ESCAMBIA  
 OFFICE OF THE  
 CLERK OF THE CIRCUIT COURT**

**Case # 2019 TD 005916**

**Redeemed Date 4/11/2022**

**Name GENEVIEVE M MARVULLI 1626 IBIS TER CANTONMENT, FL 32533**

Clerk's Total = TAXDEED	\$544.92	\$4,345.58
Due Tax Collector = TAXDEED	\$4,388.03	
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

<b>Date</b>	<b>Docket</b>	<b>Desc</b>	<b>Amount Owed</b>	<b>Amount Due</b>	<b>Payee Name</b>
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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



**BRANCH OFFICES**  
 ARCHIVES AND RECORDS  
 JUVENILE DIVISION  
 CENTURY

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

**COUNTY OF ESCAMBIA  
 OFFICE OF THE  
 CLERK OF THE CIRCUIT COURT**

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT**

**Tax Certificate Redeemed From Sale**

**Account: 110077662 Certificate Number: 005916 of 2019**

**Payor: GENEVIEVE M MARVULLI 1626 IBIS TER CANTONMENT, FL 32533 Date 4/11/2022**

Clerk's Check #	6609303754	Clerk's Total	\$544.92	\$4,365.58
Tax Collector Check #	1	Tax Collector's Total	\$4,288.03	
		Postage	\$60.00	
		Researcher Copies	\$0.00	
		Recording	\$10.00	
		Prep Fee	\$7.00	
		Total Received	\$5,009.95	
				\$4,382.58

**PAM CHILDERS**  
 Clerk of the Circuit Court

Received By:  
 Deputy Clerk

*Whitney Coppage*

**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>**

Recorded in Public Records 04/01/2016 at 11:46 AM OR Book 7500 Page 1027,  
Instrument #2016023170, Pam Childers Clerk of the Circuit Court Escambia  
County, FL

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

MIDLAND FUNDING LLC  
Plaintiff,

vs. Case No.: 2015 SC 002192

GENEVIEVE MARVULLI  
Defendants.

225 MAR 31 A 8 55

**FINAL JUDGMENT AFTER STIPULATED AGREEMENT**

**THIS CAUSE** came before the Court, upon Plaintiff's Affidavit of Non-Payment/Non-Compliance, and the Court having considered the Court file and the Affidavit,

**IT IS ORDERED AND ADJUDGED** that Plaintiff, whose address is 2365 NORTHSIDE DRIVE SUITE 300, SAN DIEGO, CA 92108, recover from Defendant, GENEVIEVE MARVULLI, 1626 IBIS TER CANTONMENT FL 32533, the sum of \$1,148.08 in principal, costs of \$238.00, which may include a cost to reopen the case, less payments made of \$0.00, for a total of \$1,386.08. For all of which let execution issue. Plaintiff has waived the entry of pre-judgment interest and also waives post-judgment interest accrual.

**IT IS FURTHER ORDERED AND ADJUDGED** that the Defendant(s) shall complete Florida Small Claims Rules Form 7.343 (Fact Information Sheet) and return it to the Plaintiff's attorney within forty five (45) days from the date of this Final Judgment, unless the Final Judgment is satisfied or a motion for new trial or notice of appeal is filed.

Jurisdiction of this case is retained to enter further orders that are proper to compel the defendant(s) to complete form 7.343 and return it to the plaintiff's attorney.

**DONE AND ORDERED** in chambers, at ESCAMBIA County, Florida, on this  
30<sup>th</sup> day of March, 2016.

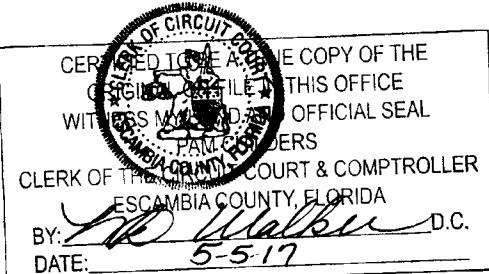
✓ 41-16000

**Copies to:**

**MIDLAND FUNDING LLC, PO BOX 290335 TAMPA FL 33687**  
**E-mail: IL FL@mcmc.com**

Defendant(s)  
GENEVIEVE MARVULLI 1626 IBIS TER CANTONMENT, FL 32533

UJDG



FL 0415G File No.: 15-91352

**FJ After Stipulation**

Filing # 60729817 E-Filed 08/22/2017 01:09:20 PM

PORTFOLIO RECOVERYASSOCIATES,LLC,

Plaintiff,

vs.

GENEVIEVE MARVULLI,

Defendant.

IN THE COUNTY COURT IN AND FOR ESCAMBIA  
COUNTY, FLORIDA

SMALL CLAIMS DIVISION

CASE NO: 2017 SC 001302

**DEFAULT FINAL JUDGMENT**

IT IS ADJUDGED THAT, pursuant to Fla. Sm. Cl. R. 7.170(a) and (b), Plaintiff, (who's address is 140 CORPORATE BLVD NORFOLK VA 23502) recover from Defendant, GENEVIEVE MARVULLI, the sum of \$635.87 on principal, costs in the sum of \$230.00, for a total due of \$865.87, for which let execution issue.

It is further ordered and adjudged that the Defendant shall complete Florida Small Claims Rules Form 7.343 (Fact Information Sheet) and return it to plaintiff's attorney within 45 days from the date of this final judgment, unless the final judgment is satisfied or a motion for new trial or notice of appeal is filed.

Jurisdiction of this case is retained to enter further orders that are proper to compel the Defendant to complete form 7.343 and return it to the plaintiff's attorney.

DONE AND ORDERED in ESCAMBIA County, Florida this 22<sup>nd</sup> day of Aug, 2017



signed by COUNTY COURT JUDGE PAT KINSEY

on 08/22/2017 12:01:10 fsOfOH4

Copies furnished to:

Joseph F. Rosen, Esq.  
Attorney for Plaintiff  
Pollack & Rosen, P.A.  
808 Douglas Road, Suite 200  
Coral Gables, Florida 33134  
Telephone No: 305-448-0006  
LegalPleadings@Pollackrosen.com

GENEVIEVE MARVULLI  
1626 IBIS TER  
CANTONMENT FL. 32533

Our File # 2621738

THIS INSTRUMENT PREPARED BY:  
Name: Edward Petrow  
Address: 544 Wilmington  
Cir., Oviedo, FL 32765  
STATE OF FLORIDA  
COUNTY OF ESCAMBIA

NOTICE OF COMMENCEMENT

Permit Number \_\_\_\_\_ Parcel ID Number (PID) 131N303100032003

THE UNDERSIGNED hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement.

1. **DESCRIPTION OF PROPERTY:** (legal description of the property, and street address if available. Attach a separate if necessary)  
LT 32 BLK C EAGLE RIDGE PB 16 P 19/19A OR 6597 P 339, 1626 IBIS TER. 32533
2. **GENERAL DESCRIPTION OF IMPROVEMENT:** ROOFING (TEAR OFF AND REROOF)
3. **OWNER INFORMATION:**  
Name and address: MARVULLI GENEVIEVE M, 1626 IBIS TER CANTONMENT, FL 32533  
Interest in property: NONE  
Name and address of fee simple titleholder (if other than Owner): NONE
4. **CONTRACTOR:** (name, address and phone number): CCC1331754 Edward Petrow, 407-276-5289  
544 Wilmington Circle, Oviedo, FL 32765
5. **SURETY:**  
Name, address and phone number: NONE  
Amount of bond \$ NA
6. **LENDER:** (name, address and phone number) NONE  
NA
7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by § 713.13(1)(a)7, Florida Statutes: (name, address and phone number) None
8. In addition to him/herself, Owner designates None of None receive a copy of the Lienor's Notice as provided in § 713.13(1)(b), Florida Statutes.
9. Expiration date of notice of commencement (the expiration date is 1 year from the date of recording unless a different date is specified) 10/13/2022

**WARNING TO OWNER:** ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART 1, SECTION 713.13 FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

STATE OF FLORIDA

Genevieve M. Marvulli  
OWNER'S SIGNATURE

COUNTY OF ESCAMBIA

Genevieve M. Marvulli  
OWNER'S PRINTED NAME

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ by \_\_\_\_\_  
Who is personally known to me OR who has produced identification \_\_\_\_\_  
\_\_\_\_\_. VERIFICATION PURSUANT TO § 92.525 FLORIDA STATUTES.

UNDER PENALTIES OF PERJURY, I DECLARE THAT I HAVE READ THE FOREGOING AND THAT THE FACTS STATED IN IT ARE TRUE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Genevieve M. Marvulli  
SIGNATURE OF OWNER OR OWNER'S  
AUTHORIZED OFFICER/DIRECTOR/PARTNER/MANAGER

Mikaela L. Santos  
NOTARY PUBLIC - STATE OF FLORIDA  
Mikaela L. Santos



SIGNATORY'S TITLE/OFFICE

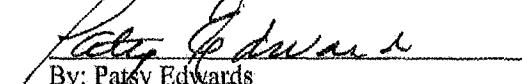
PRINT OR STAMP COMMISSIONED NAME OF NOTARY

ESCAMBIA COUNTY BUILDING INSPECTIONS DIVISION

BK: 8780 PG: 1976 Last Page

EXECUTED this 6<sup>th</sup> day of May, 2022.

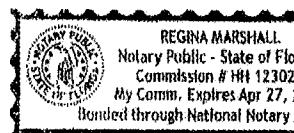
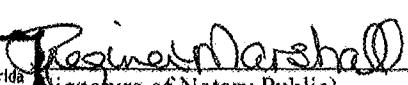
**EAGLE RIDGE HOMEOWNERS  
ASSOCIATION OF PENSACOLA, INC.,**  
a Florida not-for-profit corporation

  
By: Patsy Edwards

Its: Property Manager and Authorized Agent

**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

Sworn to and subscribed before me by means of [X] physical presence or [ ] online notarization, this 6<sup>th</sup> day of May, 2022, by Patsy Edwards as the Property Manager and Authorized Agent for Eagle Ridge Homeowners Association of Pensacola, Inc., a Florida not-for-profit corporation, on behalf of the corporation, who is personally known to me.


  
Signature of Notary Public  
Notary Public, State of Florida

 Print Name: Regina Marshall  
 My Commission Expires: 4-27-15

I HEREBY CERTIFY that a true copy of the foregoing Claim of Lien has been furnished by Certified Mail, Return Receipt # 1001095000019617219 and U.S. Mail to Genevieve M. Marvulli, 1626 Ibis Terrace, Cantonment, FL 32533, on this 10 day of May, 2022.

  
 John "Jay" A. Fraiser, Jr.  
 Moorhead Law Group  
 127 Palafox Place, Suite 200  
 Pensacola, FL 32502  
 Attorneys for Eagle Ridge Homeowners  
 Association of Pensacola, Inc.

**Recorded in Public Records 5/10/2022 11:04 AM OR Book 8780 Page 1975,  
Instrument #2022047642, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$18.50**

Prepared By:  
John "Jay" A. Fraiser, Esq.  
127 Palafox Place, Suite 200  
Pensacola, FL 32502-5813  
RPBZ-1552-008

**CLAIM OF LIEN**

**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

This is a claim of lien for unpaid assessments, together with reasonable attorney's fees and costs incurred by the undersigned Association, whose address is c/o NFI Property Management Solutions, LLC, 7139 N. 9<sup>th</sup> Avenue, Suite P, Pensacola, FL 32504, incident to the collection of the assessments and enforcement of this lien, which is granted by §720.3085, Florida Statutes, and the Declaration of Covenants, Conditions and Restrictions of Eagle Ridge, recorded on December 24, 1997, in Official Records Book 4205, Page 1697 of the public records of Escambia County, Florida, and all supplements and amendments thereto, for the following described property:

Lot 32, Block C, Eagle Ridge, being a portion of Section 13, Township 1 North, Range 30 West, according to the plat thereof as recorded in Plat Book 16, Pages 19 and 19A, of the Public Records of Escambia County, Florida.

The property address is 1626 Ibis Terrace, Cantonment, FL 32533. The record title owner of the property is Genevieve M. Marvulli, whose mailing address is 1626 Ibis Terrace, Cantonment, FL 32533.

This Claim of Lien is to secure the payment of assessments against the owner or owners by the undersigned Association in the following amounts, as well as all amounts which may accrue subsequent to this date:

<u>Item</u>	<u>Amount</u>
Assessments	\$1,663.95
Attorney's Fees	\$275.00
Recording Fees	\$37.50
Mailing Costs	<u>\$7.33</u>
<b>Total Due:</b>	<b>\$1,983.78</b>

In addition, pursuant to the Association's governing documents and Florida Statutes, the foregoing assessments will bear an interest at the rate of eighteen percent (18%) per annum, from the date each assessment became due, administrative late fees, reasonable attorney's fees, and costs incident to the collection and enforcement of this lien.

BK: 8780 PG: 505 Last Page

EXECUTED this 6<sup>th</sup> day of May, 2022.

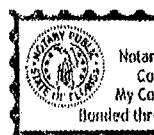
**EAGLE RIDGE HOMEOWNERS  
ASSOCIATION OF PENSACOLA, INC.,**  
a Florida not-for-profit corporation

By: Patsy Edwards

Its: Property Manager and Authorized Agent

**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

Sworn to and subscribed before me by means of [X] physical presence or [ ] online notarization, this 6<sup>th</sup> day of May, 2022, by Patsy Edwards as the Property Manager and Authorized Agent for Eagle Ridge Homeowners Association of Pensacola, Inc., a Florida not-for-profit corporation, on behalf of the corporation, who is personally known to me.



REGINA MARSHALL  
Notary Public - State of Florida  
Commission # HH 123020  
My Comm. Expires Apr 27, 2025  
Bonded through National Notary Assn.

*Regina Marshall*  
(Signature of Notary Public)  
Notary Public, State of Florida  
Print Name: *Regina Marshall*  
My Commission Expires: *4-27-15*

I HEREBY CERTIFY that a true copy of the foregoing Claim of Lien has been furnished by Certified Mail, Return Receipt # 101109500001961719 and U.S. Mail to Genevieve M. Marvulli, 1626 Ibis Terrace, Cantonment, FL 32533, on this 6 day of May, 2022.

*JAY*  
John "Jay" A. Fraiser, Jr.  
Moorhead Law Group  
127 Palafox Place, Suite 200  
Pensacola, FL 32502  
Attorneys for Eagle Ridge Homeowners  
Association of Pensacola, Inc.

Recorded in Public Records 5/9/2022 1:45 PM OR Book 8780 Page 504,  
 Instrument #2022047246, Pam Childers Clerk of the Circuit Court Escambia  
 County, FL Recording \$18.50

Prepared By:  
 John "Jay" A. Fraiser, Esq.  
 127 Palafox Place, Suite 200  
 Pensacola, FL 32502-5813  
 RPBZ-1552-008

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## Schedule A

Lot 32, Block C, Eagle Ridge, being a portion of Section 13, Township 1 North, Range 30 West, according to the plat thereof as recorded in Plat Book 16, Pages 19 and 19A, of the Public Records of Escambia County, Florida.

Recorded in Public Records 05/28/2010 at 04:37 PM OR Book 6597 Page 339,  
 Instrument #2010034368, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
 County, FL Recording \$18.50 Deed Stamps \$1190.00

Sales Price: \$170,000.00  
 Rec  
 Doc 1190.00

Prepared by:  
 Karen McClammy, an employee of  
 Citizens Title Group, Inc.,  
 4300 Bayou Blvd., Suite 34  
 Pensacola Florida 32503  
 Incident to the issuance of a title insurance policy.  
 File Number: 10-042910  
 Parcel ID #: 131N303100032003

## WARRANTY DEED (INDIVIDUAL)

This WARRANTY DEED, dated **May 28, 2010** by **Jerry A French and Michelle L French, husband and wife**, whose post office address is **6111 Enterprise Drive, Apt 2607 Pensacola, FL 32505** hereinafter called the GRANTOR, to **Genevieve M Marvulli, a married woman** whose post office address is **1626 Ibis Terrace Cantonment, Florida 32533** hereinafter called the GRANTEE:

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

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

**SEE ATTACHED EXHIBIT "A" AND BY THIS REFERENCE MADE A PART HEREOF**

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the current year and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any.

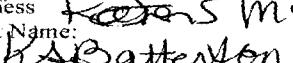
TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

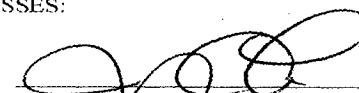
TO HAVE AND TO HOLD, the same in fee simple forever.

AND THE GRANTOR hereby covenants with said GRANTEE that except as above noted, the GRANTOR is lawfully seized of said land in fee simple; that the GRANTOR has good right and lawful authority to sell and convey said land; that the GRANTOR hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

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

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

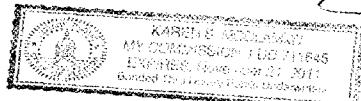
  
 Witness: Karen McClammy  
 Print Name: Karen McClammy  
  
 Witness: Kathleen S Batterson  
 Print Name: Kathleen S Batterson

  
 Jerry A French  
  
 Michelle L French

STATE OF **FLORIDA**  
 COUNTY OF **ESCAMBIA**

THE FOREGOING INSTRUMENT was acknowledged before me this **May 28, 2010** by **Jerry A French and Michelle L French, husband and wife** who is either personally known to me or who produced a driver's license as identification.

(SEAL)



Notary Public  
 Print Name:  
 My Commission Expires:

**PROPERTY INFORMATION REPORT**

**May 19, 2022**  
**Tax Account #:11-0077-662**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 32 BLK C EAGLE RIDGE PB 16 P 19/19A OR 6597 P 339**

**SECTION 13, TOWNSHIP 1 N, RANGE 30 W**

**TAX ACCOUNT NUMBER 11-0077-662(0822-30)**

**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:** AUGUST 1, 2022

**TAX ACCOUNT #:** 11-0077-662

**CERTIFICATE #:** 2019-5916

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 2021 tax year.

**GENEVIEVE M. MARVULLI**  
AKA GENEVIEVE MARVULLI  
1626 IBIS TERRACE  
CANTONMENT, FL 32533

**EAGLE RIDGE HOMEOWNERS  
ASSOCIATION OF PENSACOLA, INC.**  
7139 N. 9TH AVENUE, SUITE P  
PENSACOLA, FL 32504

**EDWARD PETROW**  
544 WILMINGTON CIRCLE  
OVIEDO, FL 32765

**PORTFOLIO RECOVERY ASSOCIATES, LLC**  
140 CORPORATE BLVD  
NORFOLK, VA 23502

**MIDLAND FUNDING LLC**  
2365 NORTHSIDE DRIVE, SUITE 300  
SAN DIEGO, CA 92108

Certified and delivered to Escambia County Tax Collector, this 19<sup>th</sup> day of May, 2022.

**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**

May 19, 2022  
Tax Account #: **11-0077-662**

1. The Grantee(s) of the last deed(s) of record is/are: **GENEVIEVE M. MARVULLI**

**By Virtue of Warranty Deed recorded 5/28/2010 in OR 6597/339**

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. **Lien in favor of Eagle Ridge Homeowners Association of Pensacola, Inc. recorded 5/9/2022 – OR 8780/504, together with Lien recorded 5/10/2022 – OR 8780/1975**
  - b. **Notice of Commencement in favor of Edward Petrow recorded 10/27/2021 – OR 8648/1955**
  - c. **Judgment in favor of Portfolio Recovery Associates, LLC, recorded 8/28/2017 – OR 7766/1696**
  - d. **Judgment in favor of Midland Funding LLC recorded 5/10/2017 – OR 7709/1402**
4. Taxes:

**Taxes for the year(s) 2021 (BEING PAID ON INSTALLMENTS) are delinquent.**  
**Tax Account #: 11-0077-662**  
**Assessed Value: \$136,765.00**  
**Exemptions: HOMESTEAD EXEMPTION**

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **EAGLE RIDGE HOMEOWNERS ASSOCIATION OF PENSACOLA, INC.**

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

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



## PROPERTY INFORMATION REPORT

3050 Concho Drive, Pensacola, Florida 32507 | Phone: 850-466-3077

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 11-0077-662 CERTIFICATE #: 2019-5916

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: May 13, 2002 to and including May 13, 2022 Abstractor: Cody Campbell

BY

Michael A. Campbell,  
As President  
Dated: May 19, 2022