



# 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

0422-608

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 1019 US BANK CF KEYS FUNDING LLC - 1019 PO BOX 645040 CINCINNATI, OH 45264-5040	Application date	Apr 22, 2021
Property description	GRANT SCOTTIE JR 6115 FIREHOUSE DR MOLINO, FL 32577 6115 FIREHOUSE RD 12-0123-927 BEG NE COR OF SE 1/4 N 89 DEG 26 MIN 08 SEC W ALG N LI OF SE 1/4 1326 77/100 FT TO NW COR OF E 1/2 O (Full legal attached.)	Certificate #	2019 / 6791
		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)
# 2019/6791	06/01/2019	713.22	35.66	748.88
<b>→Part 2: Total*</b>				<b>748.88</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)
# /					
<b>Part 3: Total*</b>					<b>0.00</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)	748.88
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	651.01
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>1,774.89</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: Shirley Birch, CFEA  
Signature, Tax Collector or Designee

Escambia, Florida  
Date May 4th, 2021

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

<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.	38,161.50
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>4 April 2022</u>	
Signature, Clerk of Court or Designee	

**INSTRUCTIONS**

**PLUS \$6.25**

**Tax Collector (completes 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 NE COR OF SE 1/4 N 89 DEG 26 MIN 08 SEC W ALG N LI OF SE 1/4 1326 77/100 FT TO NW COR OF E 1/2 OF SE 1/4 S 00 DEG 51 MIN 20 SEC W ALG W LI OF E 1/2 1340 63/100 FT TO NW COR OF SE 1/4 OF SE 1/4 S 89 DEG 24 MIN 43 SEC E ALG N LI OF S 1/2 OF SE 1/4 317 54/100 FT S 00 DEG 50 MIN 45 SEC W 431 63/100 FT FOR POB CONT SAME COURSE 188 60/100 FT S 89 DEG 26 MIN 26 SEC E 230 97/100 FT N 00 DEG 50 MIN 45 SEC E 188 60/100 FT N 89 DEG 26 MIN 26 SEC W 230 97/100 FT TO POB OR 5916 P 1174 OR 6315 P 575

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2100428

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

KEYS FUNDING LLC - 1019  
US BANK CF KEYS FUNDING LLC - 1019  
PO BOX 645040  
CINCINNATI, OH 45264-5040,

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

Account Number	Certificate No.	Date	Legal Description
12-0123-927	2019/6791	06-01-2019	BEG NE COR OF SE 1/4 N 89 DEG 26 MIN 08 SEC W ALG N LI OF SE 1/4 1326 77/100 FT TO NW COR OF E 1/2 OF SE 1/4 S 00 DEG 51 MIN 20 SEC W ALG W LI OF E 1/2 1340 63/100 FT TO NW COR OF SE 1/4 OF SE 1/4 S 89 DEG 24 MIN 43 SEC E ALG N LI OF S 1/2 OF SE 1/4 317 54/100 FT S 00 DEG 50 MIN 45 SEC W 431 63/100 FT FOR POB CONT SAME COURSE 188 60/100 FT S 89 DEG 26 MIN 26 SEC E 230 97/100 FT N 00 DEG 50 MIN 45 SEC E 188 60/100 FT N 89 DEG 26 MIN 26 SEC W 230 97/100 FT TO POB OR 5916 P 1174 OR 6315 P 575

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  
KEYS FUNDING LLC - 1019  
US BANK CF KEYS FUNDING LLC - 1019  
PO BOX 645040  
CINCINNATI, OH 45264-5040

04-22-2021  
Application Date

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



# Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Nav. Mode  Account  Reference →

[Printer Friendly Version](#)

<b>General Information</b> Reference: 042N314304003002 Account: 120123927 Owners: GRANT SCOTTIE JR Mail: 6115 FIREHOUSE DR MOLINO, FL 32577 Situs: 6115 FIREHOUSE RD 32577 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		<b>Assessments</b> <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2020</td> <td>\$8,478</td> <td>\$92,474</td> <td>\$100,952</td> <td>\$76,323</td> </tr> <tr> <td>2019</td> <td>\$8,478</td> <td>\$87,279</td> <td>\$95,757</td> <td>\$74,608</td> </tr> <tr> <td>2018</td> <td>\$8,478</td> <td>\$81,944</td> <td>\$90,422</td> <td>\$73,217</td> </tr> </tbody> </table>		Year	Land	Imprv	Total	Cap Val	2020	\$8,478	\$92,474	\$100,952	\$76,323	2019	\$8,478	\$87,279	\$95,757	\$74,608	2018	\$8,478	\$81,944	\$90,422	\$73,217
Year	Land	Imprv	Total	Cap Val																			
2020	\$8,478	\$92,474	\$100,952	\$76,323																			
2019	\$8,478	\$87,279	\$95,757	\$74,608																			
2018	\$8,478	\$81,944	\$90,422	\$73,217																			
		<a href="#">Disclaimer</a>																					
		<a href="#">Market Value Breakdown Letter</a>																					
		<a href="#">Tax Estimator</a>																					
		<a href="#">File for New Homestead Exemption Online</a>																					
		<a href="#">Report Storm Damage</a>																					

<b>Sales Data</b> <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>04/14/2008</td> <td>6315</td> <td>575</td> <td>\$100</td> <td>WD</td> <td></td> </tr> <tr> <td>05/2006</td> <td>5916</td> <td>1174</td> <td>\$100</td> <td>QC</td> <td></td> </tr> </tbody> </table> Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller		Sale Date	Book	Page	Value	Type	Official Records (New Window)	04/14/2008	6315	575	\$100	WD		05/2006	5916	1174	\$100	QC		<b>2020 Certified Roll Exemptions</b> HOMESTEAD EXEMPTION	
Sale Date	Book	Page	Value	Type	Official Records (New Window)																
04/14/2008	6315	575	\$100	WD																	
05/2006	5916	1174	\$100	QC																	
		<b>Legal Description</b> BEG NE COR OF SE 1/4 N 89 DEG 26 MIN 08 SEC W ALG N LI OF SE 1/4 1326 77/100 FT TO NW COR OF E 1/2 OF SE 1/4 S 00...																			
		<b>Extra Features</b> None																			

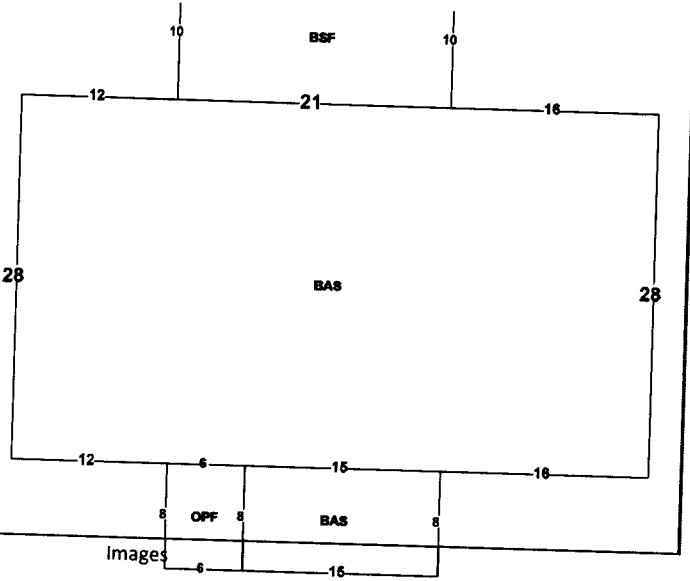
<b>Parcel Information</b> Section Map Id: 04-2N-31 Approx. Acreage: 0.9696 Zoned:  RMU Evacuation & Flood Information <a href="#">Open Report</a>		<a href="#">Launch Interactive Map</a>	
<a href="#">View Florida Department of Environmental Protection (DEP) Data</a>			
<b>Buildings</b> Address: 6115 FIREHOUSE RD, Year Built: 2006, Effective Year: 2006, PA Building ID#: 11976			

**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-6
- NO. STORIES-1
- ROOF COVER-DIMEN/ARCH SHNG
- ROOF FRAMING-HIP
- STORY HEIGHT-0
- STRUCTURAL FRAME-WOOD FRAME

Areas - 1750 Total SF

- BASE AREA - 1492
- BASE SEMI FIN - 210
- OPEN PORCH FIN - 48



Images



8/3/17

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.

**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

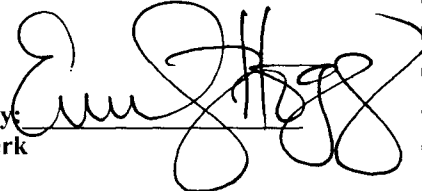
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
 Tax Certificate Redeemed From Sale  
 Account: 120123927 Certificate Number: 006791 of 2019**

**Payor: SCOTTIE GRANT JR 6115 FIREHOUSE DR MOLINO, FL 32577      Date 05/27/2021**

Clerk's Check #	1	Clerk's Total	<del>\$551.06</del>	1961.77
Tax Collector Check #	1	Tax Collector's Total	<del>\$2,100.62</del>	
		Postage	<del>\$0.00</del>	
		Researcher Copies	\$0.00	
		Recording	\$10.00	
		Prep Fee	\$7.00	
		Total Received	\$2,728.68	

**\$1978.77**

**PAM CHILDERS  
 Clerk of the Circuit Court**

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  
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**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 006791**

**Redeemed Date 05/27/2021**

**Name SCOTTIE GRANT JR 6115 FIREHOUSE DR MOLINO, FL 32577**

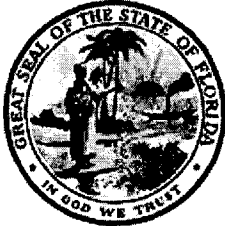
Clerk's Total = TAXDEED	\$551.06	1961.77
Due Tax Collector = TAXDEED	\$2,100.62	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$0.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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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: 120123927 Certificate Number: 006791 of 2019

Redemption  Yes  No     
 Application Date      
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="04/04/2022"/>	Redemption Date <input type="text" value="05/27/2021"/>
Months	12	1
Tax Collector	<input type="text" value="\$1,774.89"/>	<input type="text" value="\$1,774.89"/>
Tax Collector Interest	\$319.48	\$26.62
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
<b>Total Tax Collector</b>	\$2,100.62	<input type="text" value="\$1,807.76"/> <i>TC</i>
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$84.06	\$7.01
<b>Total Clerk</b>	\$551.06	<input type="text" value="\$474.01"/> <i>CH</i>
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>	\$2,728.68	\$2,298.77
	Repayment Overpayment Refund Amount	\$429.91
Book/Page	<input type="text" value="8537"/>	<input type="text" value="1322"/>



## 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 8537, Page 1322, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 06791, issued the 1st day of June, A.D., 2019

TAX ACCOUNT NUMBER: 120123927 (0422-68)

### DESCRIPTION OF PROPERTY:

**BEG NE COR OF SE 1/4 N 89 DEG 26 MIN 08 SEC W ALG N LI OF SE 1/4 1326 77/100 FT TO NW  
COR OF E 1/2 OF SE 1/4 S 00 DEG 51 MIN 20 SEC W ALG W LI OF E 1/2 1340 63/100 FT TO NW  
COR OF SE 1/4 OF SE 1/4 S 89 DEG 24 MIN 43 SEC E ALG N LI OF S 1/2 OF SE 1/4 317 54/100 FT  
S 00 DEG 50 MIN 45 SEC W 431 63/100 FT FOR POB CONT SAME COURSE 188 60/100 FT S 89  
DEG 26 MIN 26 SEC E 230 97/100 FT N 00 DEG 50 MIN 45 SEC E 188 60/100 FT N 89 DEG 26 MIN  
26 SEC W 230 97/100 FT TO POB OR 5916 P 1174 OR 6315 P 575**

**SECTION 04, TOWNSHIP 2 N, RANGE 31 W**

NAME IN WHICH ASSESSED: SCOTTIE GRANT JR

Dated this 27th day of May 2021.



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# 2021057353 5/25/2021 11:35 AM  
OFF REC BK: 8537 PG: 1322 Doc Type: TDN

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC-1019** holder of **Tax Certificate No. 06791**, 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 NE COR OF SE 1/4 N 89 DEG 26 MIN 08 SEC W ALG N LI OF SE 1/4 1326 77/100 FT TO NW COR OF E 1/2 OF SE 1/4 S 00 DEG 51 MIN 20 SEC W ALG W LI OF E 1/2 1340 63/100 FT TO NW COR OF SE 1/4 OF SE 1/4 S 89 DEG 24 MIN 43 SEC E ALG N LI OF S 1/2 OF SE 1/4 317 54/100 FT S 00 DEG 50 MIN 45 SEC W 431 63/100 FT FOR POB CONT SAME COURSE 188 60/100 FT S 89 DEG 26 MIN 26 SEC E 230 97/100 FT N 00 DEG 50 MIN 45 SEC E 188 60/100 FT N 89 DEG 26 MIN 26 SEC W 230 97/100 FT TO POB OR 5916 P 1174 OR 6315 P 575**

**SECTION 04, TOWNSHIP 2 N, RANGE 31 W**

**TAX ACCOUNT NUMBER 120123927 (0422-68)**

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

**SCOTTIE GRANT JR**

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 April, which is the **4th day of April 2022**.

Dated this 25th 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



**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 #: 12-0123-927 CERTIFICATE #: 2019-6791

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: January 18, 2002 to and including January 18, 2022 Abstractor: Vicki Campbell

BY

Michael A. Campbell,  
As President  
Dated: January 20, 2022

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

January 20, 2022

Tax Account #: **12-0123-927**

1. The Grantee(s) of the last deed(s) of record is/are: **SCOTTIE GRANT, JR**

**By Virtue of Quit Claim Deed recorded 5/30/2006 in OR 5916/1174 and Corrective Special Warranty Deed and Grant of Easements recorded 4/17/2008. ABTRACTOR'S NOTE: DEED INCLUDES EASEMENTS FOR INGRESS AND EGRESS AND DEED MAY CREATE A CLOUD BY DESCRIPTION DEEDED TO MARY HARIGEL SO WE HAVE INCLUDED MARY HARIGEL 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. **Judgment in favor of Asset Acceptance, LLC recorded 12/29/2015 – OR 7455/1121**

4. Taxes:

**Taxes for the year(s) 2018 and 2020 are delinquent.**

**Tax Account #: 12-0123-927**

**Assessed Value: \$76,323.00**

**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:** \_\_\_\_\_ **APR 4, 2022**  
**TAX ACCOUNT #:** \_\_\_\_\_ **12-0123-927**  
**CERTIFICATE #:** \_\_\_\_\_ **2019-6791**

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                                  |  |
|-------------------------------------|-------------------------------------|--|
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Notify City of Pensacola, P.O. Box 12910, 32521        |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Notify Escambia County, 190 Governmental Center, 32502 |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | Homestead for <u>2020</u> tax year.                    |

**SCOTTIE GRANT JR**  
**6115 FIREHOUSE DR**  
**MOLINO, FL 32577**

**ASSETT ACCEPTANCE LLC**  
**P O BOX 2036**  
**WARREN, MI 48090**

**MARY HARIGEL**  
**6135 FIREHOUSE RD**  
**MOLINO, FL 32577**

**Certified and delivered to Escambia County Tax Collector, this 20<sup>th</sup> day of January, 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**

**January 20, 2022**

**Tax Account #:12-0123-927**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**BEG NE COR OF SE 1/4 N 89 DEG 26 MIN 08 SEC W ALG N LI OF SE 1/4 1326 77/100 FT TO NW  
COR OF E 1/2 OF SE 1/4 S 00 DEG 51 MIN 20 SEC W ALG W LI OF E 1/2 1340 63/100 FT TO NW  
COR OF SE 1/4 OF SE 1/4 S 89 DEG 24 MIN 43 SEC E ALG N LI OF S 1/2 OF SE 1/4 317 54/100 FT S  
00 DEG 50 MIN 45 SEC W 431 63/100 FT FOR POB CONT SAME COURSE 188 60/100 FT S 89 DEG  
26 MIN 26 SEC E 230 97/100 FT N 00 DEG 50 MIN 45 SEC E 188 60/100 FT N 89 DEG 26 MIN 26 SEC  
W 230 97/100 FT TO POB OR 5916 P 1174 OR 6315 P 575**

**SECTION 04, TOWNSHIP 2 N, RANGE 31 W**

**TAX ACCOUNT NUMBER 12-0123-927(0422-68)**

Recorded in Public Records 05/30/2006 at 03:26 PM OR Book 5916 Page 1174, Instrument #2006054395, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$27.00 Deed Stamps \$0.70



Above Space Reserved for Recording

[If required by your jurisdiction, list above the name & address of: 1) where to return this form; 2) preparer; 3) party requesting recording.]

# Quitclaim Deed

Date of this Document: 5-24-2006

Reference Number of Any Related Documents: 04 2N 31 4304 001 002

Grantor:

Name MARY J HARIGEL  
Street Address 6135 FIREHOUSE RD  
City/State/Zip MOLINO FL 32577

Grantee:

Name SCOTTIE GLEN GRANT JR  
Street Address 6115 FIREHOUSE RD  
City/State/Zip MOLINO FL 32577

Abbreviated Legal Description (i.e., lot, block, plat or section, township, range, quarter/quarter or unit, building and condo name): 1 ACRE LAND 188.60 X 230.97

Assessor's Property Tax Parcel/Account Number(s): See attached Exhibit A 12-0123-923

**THIS QUITCLAIM DEED**, executed this 24 day of MAY, 2006, by first party, Grantor, MARY J HARIGEL, whose mailing address is 6135 FIREHOUSE RD MOLINO FL 32577, to second party, Grantee, SCOTTIE GLEN GRANT JR, whose mailing address is 6115 FIREHOUSE RD MOLINO FL 32577.

**WITNESSETH** that the said first party, for good consideration and for the sum of ONE DOLLAR Dollars (\$ 1.00 ) paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim,

which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Escambia, State of FLORIDA to wit: 1 ACRE LAND 188.60 X 230.97

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

Signature of Witness [Signature]  
Print Name of Witness Bruce Hartford

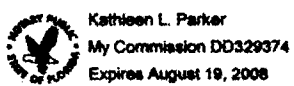
Signature of Witness [Signature]  
Print Name of Witness CAROL PARKS

Signature of Grantor [Signature]  
Print Name of Grantor MARY J HARISEL

State of FLA  
County of ESCAMBIA

On May 24, 2006, before me, Kathleen L Parker appeared MARY J HARISEL, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.  
[Signature]  
Signature of Notary



Affiant  Known  Produced ID  
Type of ID \_\_\_\_\_  
(Seal)



# SKETCH/LEGAL

## FIREHOUSE ROAD

### A PORTION OF SECTION 4, TOWNSHIP 2 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA

Exhibit A

LEGAL DESCRIPTION (AS PREPARED BY THE UNDERSIGNED BY CLIENTS' REQUEST)

COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 2 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE N89°26'08"W ALONG THE NORTH LINE OF SAID SOUTHWEST 1/4 A DISTANCE OF 1,326.77' TO THE NORTHWEST CORNER OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SAID SECTION 4; THENCE S00°51'20"W ALONG THE WEST LINE OF SAID EAST 1/2 A DISTANCE OF 1340.63' TO THE NORTHWEST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION; THENCE S89°24'43"E ALONG THE NORTH LINE OF THE SOUTH 1/2 OF SAID SOUTHEAST 1/4 A DISTANCE OF 317.54'; THENCE S00°50'45"W A DISTANCE OF 431.63' TO THE POINT OF BEGINNING; THENCE CONTINUE S00°50'45"W A DISTANCE OF 188.60'; THENCE S89°26'26"E A DISTANCE OF 230.97'; THENCE N00°50'45"E A DISTANCE OF 188.60'; THENCE N89°26'26"W A DISTANCE OF 230.97' TO THE POINT OF BEGINNING. ALL LYING AND BEING IN SECTION 4 AND CONTAINING 1.00 ACRES MORE OR LESS.

TOGETHER WITH A 30' ACCESS EASEMENT DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 2 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; RUN WEST 1,326.77 FEET; THENCE SOUTH 646.17 FEET TO THE POINT OF BEGINNING; CONTINUE SOUTH 694.46 FEET; THENCE WEST 30.00 FEET; THENCE NORTH 694.46 FEET; THENCE EAST 30.00 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH A 30' ACCESS EASEMENT DESCRIBED AS FOLLOWS: (AS PROPOSED BY THE UNDERSIGNED AT CLIENTS' REQUEST)

COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 2 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE N89°26'08"W ALONG THE NORTH LINE OF SAID SOUTHEAST 1/4 A DISTANCE OF 1,326.77' TO THE NORTHWEST CORNER OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SAID SECTION 4; THENCE S00°51'20"W ALONG THE WEST LINE OF SAID EAST 1/2 A DISTANCE OF 1340.63' TO THE NORTHWEST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION ALSO BEING THE POINT OF BEGINNING; THENCE S89°24'43"E ALONG THE NORTH LINE OF THE SOUTH 1/2 OF SAID SOUTHEAST 1/4 A DISTANCE OF 222.92'; THENCE S00°50'45"W A DISTANCE OF 284.04'; THENCE S89°26'26"E A DISTANCE OF 94.62'; THENCE S00°50'45"W 177.54'; THENCE N89°26'26"W A DISTANCE OF 30.00'; THENCE N00°50'45"E A DISTANCE OF 147.54'; THENCE N89°26'26"W A DISTANCE OF 94.62'; THENCE N00°50'45"E A DISTANCE OF 284.05'; THENCE N89°24'43"W A DISTANCE OF 222.93'; THENCE N00°51'20"E A DISTANCE OF 30.00' TO THE NORTH LINE OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4; THENCE S89°24'43"E ALONG SAID NORTH LINE A DISTANCE OF 30.00' TO THE POINT OF BEGINNING.

Recorded in Public Records 04/17/2008 at 09:32 AM OR Book 6315 Page 575,  
Instrument #2008029249, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL Recording \$69.50 Deed Stamps \$0.70

**CORRECTIVE SPECIAL WARRANTY DEED  
AND GRANT OF EASEMENTS**

WHEREAS the parties hereto, Mary Harigel, Kathryn Archer and Kristin Harigel, were the beneficiaries and heirs of Fred C. Harigel pursuant to probate proceedings in the circuit court in and for Escambia County, Florida, Case No.: 2001 CP 496, and pursuant and subsequent to that proceeding, the parties were designated owners of certain portions of real property in Escambia County, Florida, and the parties previously executed, delivered and recorded a Special Warranty Deed and Grant of Easement recorded in OR Book 5024, Page 228, of th Public Records of Escambia County, Florida, said instrument being dated November 14, 2002 and further, that Mary Harigel subsequently conveyed certain real property located in the same general area to Scottie Grant, Jr. and whereas Scottie Grant, Sr. and his wife, Vickey Grant, had previously been deeded another portion of said property by conveyance recorded in OR Book 2240 at Page 556 and as result of scrivener errors, survey discrepancies and other technical matters, some of the parcels appear to be overlapping or not located where they were intended by the parties, this conveyance is made for purposes of establishing the correct boundaries and locations of all parcels owned by the parties which are in the larger parcel that was previously owned by Fred Harigel.

Further, the parties acknowledge that Mary Harigel is a widowed and unremarried woman, that Scottie Grant, Sr. and Vickey Grant are husband and wife and currently reside upon the property located at 6127 Firehouse Road, Cantonment, Florida 32533; that Scottie Grant, Jr. presently resides upon the portion of property described herein which will subsequently be conveyed to him and that he is a single and unmarried man; that Kathryn Archer is a married woman, presently known as Kathryn Clarke who lives at 968 Chesapeake Drive, Cantonment, Florida with her husband and the property located at that address is her Constitutional homestead; that Kristin Harigel, now married and known as Kristin Cain resides with her husband, Mark Cain, at 260 Jacks Branch Road, Cantonment, Florida and that property is her Constitutional homestead; that the parcels conveyed by Kathryn Archer Clarke and Kristin Harigel Cain herein are unimproved and neither of them resides upon the real property described herein, both maintaining their homestead elsewhere.

THEREFORE, in consideration of one dollar (\$1.00) and other good and valuable considerations, the receipt and sufficiency of which is acknowledged, the parties hereby agree as follows:

1. That Mary Harigel, Kathryn Archer (n/k/a Kathryn Clarke), Scottie Grant, Sr. and Vickey Grant, husband and wife, and Scottie Grant, Jr. hereby grant, remise and quit claim unto Kristin Harigel the following described real property in Escambia County, Florida:

The West 222.94 feet of the following described parcel:

From the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida, run West 1326.77 feet; thence South 1340.63 feet to the point of beginning; thence East 663.56 feet; thence South 124.50 feet; thence West 693.56 feet; thence North 124.50 feet; thence East 30.00 feet to the point of beginning, containing .75 acre more or less.

2. That Kristin Harigel (n/k/a Kristin Cain), Kathryn Archer (n/k/a Kathryn Clarke), Scottie Grant, Sr. and Vickey Grant, husband and wife, and Scottie Grant, Jr. hereby grant, remise and quit claim unto Mary Harigel the following described real property, all in Escambia County, to wit:

The North 188.60 feet of the East 346.04 feet of the West 412.00 feet of the following described parcel: Commence at the Southwest corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; thence run East along the South line of said section for 132.00 feet to the East right of way line of U.S. Highway 29; thence run North along said East right of way line for 433.10 feet to a point; thence continue North for a distance of 476.41 feet; thence run East for 1422.38 feet to a point which is the point of beginning; thence continue East for 457.17 feet; thence run South for 476.41 feet; thence run West for 457.7 feet; thence run North for 476.41 feet to the

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point of beginning.

Also together with land described as follows:

Commence at the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County Florida; thence N 89 degrees 26'08" W along the North line of said Southeast 1/4 a distance of 663.47 feet to the Northwest corner of the East 1/2 of the Northeast 1/4 of the Southeast 1/4 of said section; thence S 00 degrees 50'45" W along the West line of said East 1/2 a distance of 1465.39 feet to the point of beginning; thence continue S 00 degrees 50'45" W a distance of 306.86 feet; thence N 89 degrees 26'26" W a distance of 51.00 feet; thence N 00 degrees 50' 45" East a distance of 147.64 feet; thence N 89 degrees 26'26" W a distance of 295.04 feet thence S 00 degrees 50'45" W a distance of 147.64 feet; thence N 89 degrees 26'26" W a distance of 30.00 feet; thence N 00 degrees 50'45" a distance of 117.54 feet; thence N 89 degrees 26'26" W a distance of 94.62 feet' thence N 00 degrees 50'45" E a distance of 189.55 feet; thence S 89 degrees 24'43" E a distance of 470.61 feet to the point of beginning.

The above described parcels combined contain 3.60 acres more or less.

Together with a 30' access easement described as follows:

From the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; run West 1326.77 feet; thence South 646.17 feet to the Point of Beginning; continue South 694.46 feet; thence West 30.00 feet; thence North 694.46 feet; thence East 30.00 feet to the point of beginning.

Also together with and subject to a 30' access easement described as follows:

Commence at the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; thence N 89 degrees 26'08" W along the North line of said Southeast 1/4 a distance of 1,326.77 feet to the Northwest corner of the East 1/2 of the Southeast 1/4 of said section 4; thence S 00 degrees 5'20" W along the West line of said East 1/2 a distance of 1340.63 feet to the Northwest corner of the Southeast 1/4 of the Southeast 1/4 of said section also being the point of beginning; thence South 89 degrees 24' 43" E along the North line of the South 1/2 of said Southeast 1/4 a distance of 222.92 feet; thence S 00 degrees 50'45" W a distance of 284.04 feet; thence S 89 degrees 26'26" E a distance of 94.62 feet; thence S 00 degrees 50' 45" W 147.54 feet; thence N 89 degrees 26'26" W a distance of 30.00 feet; thence N 00 degrees 50'45" E a distance of 117.54 feet; thence N 89 degrees 26'26" W a distance of 94.62 feet; thence N 00 degrees 50'45" E a distance of 284.05 feet; thence N 89 degrees 24'43" W a distance of 222.93 feet; thence N 00 degrees 50'20" E a distance of 30.00 feet to the North line of the South 1/2 of the Southeast 1/4; thence S 89 degrees 24'43" E along said North line a distance of 30.00 feet to the point of beginning.

3. That Mary Harigel , Kristin Harigel (n/k/a Kristin Cain), Scottie Grant, Sr., and Vickey Grant, husband and wife, and Scottie Grant, Jr. hereby grant, remise and quit claim unto Kathryn Archer (n/k/a Kathryn Clarke), the following described real property, all in Escambia County, Florida, to wit:

The West 412.00 feet of the following described parcel of land:

Commence at the Southwest corner of the Southeast 1/4 of section 4, Township-2 North, Range 31 West; thence run East along the South line of said Section for 132.0 feet to the East right-of-way line of U.S. Highway 29; thence run North along said East right-of-way line for 433.10 feet to a point; thence continue North for a distance of 476.41 feet; thence run East for 1422.38 feet; to a point which is the Point of Beginning; thence continue East for 457.17 feet; thence run South for 476.41 feet; thence run West for 457.17 feet; thence run North for 476.41 feet to the Point of Beginning. Less the North 202.00 feet of the East 400.80 feet of the West

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412.00 feet and the land East of the West line of the East ½ of the Southeast 1/4 of the Southeast 1/4 of Section 4, of the above described parcel of land:

Together with a 30' access easement described as follows:

From the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; run West 1326.77 feet; thence South for 646.17 feet to the point of beginning; continue South 694.46 feet; thence West 30.00 feet; thence North 694.46 feet; thence East 30.00 feet to the point of beginning.

Also together with and subject to a 30' access easement described as follows:

Commence at the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; thence N 89 degrees 26'08" W along the North line of said Southeast 1/4 a distance of 1326.77 feet to the Northwest corner of the East ½ of the Southeast 1/4 of said Section 4; thence S 00 degrees 51'20" W along the West line of said East ½ a distance of 1340.63 to the Northwest corner of the Southeast 1/4 of the Southeast 1/4 of said section also being the point of beginning; thence S 89 degrees 24'43" E along the North line of the South ½ of said Southeast 1/4 a distance of 222.92 feet; thence S 00 degrees 50'45" W a distance of 284.04 feet; thence S 89 degrees 26'26" E a distance of 94.62 feet; thence S 00 degrees 50'45" W 147.54 feet; thence N 89 degrees 26'26" W a distance of 30.00 feet; thence N 00 degrees 50'45" E a distance of 1175.4 feet; thence N 89 degrees 26'26" W a distance of 94.62 feet; thence N 00 degrees 50'45" E a distance of 284.05 feet; thence N 89 degrees 24'43" W a distance of 222.93 feet; thence N 00 degrees 50'20" E a distance of 30.00 feet to the North line of the South ½ of the Southeast 1/4; thence S 89 degrees 24'43" E along said North line a distance of 30.00 feet to the point of beginning.

4. That Mary Harigel, Kathryn Archer (n/k/a /Kathryn Clarke), Scottie Grant, Sr. and Vickey Grant, husband and wife, and Scottie Grant, Jr. hereby grant, remise and quit claim unto Kristin Harigel (n/k/a Kristin Cain), the following described real property, all in Escambia County, Florida, to wit:

Commence at the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; thence N 89 degrees 26'08" W along the North line of said Southeast 1/4 a distance of 663.47 feet to the Northwest corner of the East ½ of the Northeast 1/4 of the Southeast 1/4 of said Section; thence S 00 degrees 50'45" W along West line of said East ½ a distance of 1340.89 feet to the North line of the South ½ of the Southeast 1/4 of said section; thence N 89 degrees 25'13" W along said North line a distance of 470.61 feet to the point of beginning; thence S 00 degrees 50'45" W a distance of 314.05 feet; thence S 89 degrees 26'26" E a distance of 94.62 feet; thence S 00 degrees 50'45" W a distance of 117.54 feet; thence N 89 degrees 26'26" W a distance of 371.63 feet; thence N 00 degrees 50'45" E a distance of 431.73 feet to the North line of the South ½ of the Southeast 1/4; thence S 89 degrees 24'43" E along said North line a distance of 277.01 feet to the point of beginning.

Together with a 30' access easement described as follows:

From the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; run West 1326.77 feet; thence South for 646.17 feet to the point of beginning; continue South 694.46 feet; thence West 30.00 feet; thence North 694.46 feet; thence East 30.00 feet to the point of beginning.

Also together with and subject to a 30' access easement described as follows:

Commence at the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; thence N 89 degrees 26'08" W along the North line of said Southeast 1/4 a distance of 1,326.77 feet to the Northwest

corner of the East ½ of the Southeast 1/4 of said section 4; thence S 00 degrees 51'20" W along the West line of said East ½ a distance of 1340.63 feet to the Northwest corner of the Southeast 1/4 of the Southeast 1/4 of said section also being the Point of Beginning; thence South 89 degrees 24' 43" E along the North line of the South ½ of said Southeast 1/4 a distance of 222.92 feet; thence S 00 degrees 50'45" W a distance of 284.04 feet; thence S 89 degrees 26'26" E a distance of 94.62 feet; thence S 00 degrees 50' 45" W 147.54 feet; thence N 89 degrees 26'26" W a distance of 30.00 feet; thence N 00 degrees 50'45" E a distance of 117.54 feet; thence N 89 degrees 26'26" W a distance of 94.62 feet; thence N 00 degrees 50'45" E a distance of 284.05 feet; thence N 89 degrees 24'43" W a distance of 222.93 feet; thence N 00 degrees 50'20" E a distance of 30.00 feet to the North line of the South ½ of the Southeast 1/4; thence S 89 degrees 24'43" E along said North line a distance of 30.00 feet to the Point of Beginning.

5. That Mary Harigel, Kathryn Archer (n/k/a Kathryn Clarke), Kristin Harigel (n/k/a Kristin Cain), and Scottie Grant, Jr. hereby grant, remise and quit-claim unto Scottie Grant, Sr. and Vickey Grant, husband and wife, the following described real property, all in Escambia County, Florida, to-wit:

Commence at the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; thence N 89 degrees 26'08" West along the North line of said Southwest 1/4 a distance of 1,326.77' to the Northwest corner of the East ½ of the Southeast 1/4 of said Section 4; thence South 00 degrees 51'20" West along the West line of said East ½ a distance of 1340.63' to the Northwest corner of the Southeast 1/4 of the Southeast 1/4 of said section; thence South 89 degrees 24'43" East along the North line of the South ½ of said Southeast 1/4 a distance of 317.54'; thence South 00 degrees 50'45" West a distance of 283.99' to the Point of Beginning; thence continue South 00 degrees 50'45" West a distance of 147.64"; thence South 89 degrees 26'26" East a distance of 295.04'; thence North 00 degrees 50'45" East a distance of 147.64'; thence North 89 degrees 26'26" West a distance of 295.04' to the Point of Beginning.

Together with a 30' access easement described as follows:

From the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; run West 1,326.77 feet; thence South 646.17 feet to the Point of Beginning; continue South 694.46 feet; thence West 30.00 feet; thence North 694.46 feet; thence East 30.00 feet to the Point of Beginning.

Also together with a 30' access easement described as follows:

Commence at the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; thence North 89 degrees 26'08" West along the North line of said Southeast 1/4 a distance of 1,326.77' to the Northwest corner of the East ½ of the Southeast 1/4 of said Section 4; thence South 00 degrees 51'20" West along the West line of said East ½ a distance of 1340.63' to the Northwest corner of the Southeast 1/4 of the Southeast 1/4 of said section also being the Point of Beginning; thence South 89 degrees 24'43" East along the North line of the South ½ of said Southeast 1/4 a distance of 222.92'; thence South 00 degrees 50'45" West a distance of 284.04'; thence South 89 degrees 26'26" East a distance of 94.62'; thence South 00 degrees 50'45" West 147.54'; thence North 89 degrees 26'26" West a distance of 30.00'; thence North 00 degrees 50'45" East a distance of 117.54'; thence North 89 degrees 26'26" West a distance of 94.62'; thence North 00 degrees 50'45" East a distance of 284.05'; thence North 89 degrees 24'43" West a distance of 222.93'; thence North 00 degrees 50'20" East a distance of 30.00' to the North line of the South ½ of the Southeast 1/4; thence South 89 degrees 24'43" East along said North line a distance of 30.00' to the Point of Beginning.

6. That Mary Harigel, Kathryn Archer (n/k/a Kathryn Clarke), Kristin Harigel (n/k/a Kristin Cain), and Scottie Grant, Sr. and Vickey Grant, husband and wife, hereby grant, remise and quit-claim unto Scottie Grant, Jr., the following described real property, all in Escambia County, Florida, to-wit:

Commence at the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; thence North 89 degrees 26'08" West along the North line of said Southwest 1/4 a distance of 1,326.77' to the Northwest corner of the East 1/2 of the Southeast 1/4 of said Section 4; thence South 00 degrees 51'20" West along the West line of said East 1/2 a distance of 1340.63' to the Northwest corner of the Southeast 1/4 of the Southeast 1/4 of said section; thence South 89 degrees 24'43" East along the North line of the South 1/2 of said Southeast 1/4 a distance of 317.54'; thence South 00 degrees 50'45" West a distance of 431.63' to the Point of Beginning; thence continue South 00 degrees 50'45" West a distance of 188.60'; thence South 89 degrees 26'26" East a distance of 230.97'; thence North 00 degrees 50'45" East a distance of 188.60'; thence North 89 degrees 26'26" West a distance of 230.97' to the Point of Beginning, all lying and being in Section 4 and containing 1.00 acres more or less.

Together with a 30' access easement described as follows:

From the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; run West 1,326.77 feet; thence South 646.17 feet to the Point of Beginning; continue South 694.46 feet; thence West 30.00 feet; thence North 694.46 feet; thence East 30.00 feet to the Point of Beginning.

Also together with a 30' access easement described as follows:

Commence at the Northeast corner of the Southeast 1/4 of Section 4, Township 2 North, Range 31 West, Escambia County, Florida; thence North 89 degrees 26'08" West along the North line of said Southeast 1/4 a distance of 1,326.77' to the Northwest corner of the East 1/2 of the Southeast 1/4 of said Section 4; thence South 00 degrees 51'20" West along the West line of said East 1/2 a distance of 1340.63' to the Northwest corner of the Southeast 1/4 of the Southeast 1/4 of said section also being the Point of Beginning; thence South 89 degrees 24'43" East along the North line of the South 1/2 of said Southeast 1/4 a distance of 222.92'; thence South 00 degrees 50'45" West a distance of 284.04'; thence South 89 degrees 26'26" East a distance of 94.62'; thence South 00 degrees 50'45" West 147.54'; thence North 89 degrees 26'26" West a distance of 30.00'; thence North 00 degrees 50'45" East a distance of 117.54'; thence North 89 degrees 26'26" West a distance of 94.62'; thence North 00 degrees 50'45" East a distance of 284.05'; thence North 89 degrees 24'43" West a distance of 222.93'; thence North 00 degrees 50'20" East a distance of 30.00' to the North line of the South 1/2 of the Southeast 1/4; thence South 89 degrees 24'43" East along said North line a distance of 30.00' to the Point of Beginning.

7. The easements granted to the parties herein are for the use of the dominant tenements conveyed to the respective parties above, it is perpetual, nonexclusive, and its use is for the benefit and use of the parties hereto, their heirs, successors and assigns.

8. Each of the grantors herein covenants with the respective grantee that at the time of the delivery of this deed:

- (a) Grantor was well seized of the aforesaid premises;
- (b) Grantor has good right and title to convey;
- (c) The premises are free from all encumbrances to Grantee except current real property ad valorem taxes;
- (d) Grantee shall have the peaceable and quiet possession thereof;

(e) Grantor shall make further assurance as may be reasonably required to perfect the fee simple title to Grantee stemming from any defects since Grantor originally took title.

This conveyance was prepared without the benefit of title work and was based upon a survey provided by the parties hereto.

IN WITNESS WHEREOF we have placed our hands and seals this 14<sup>TH</sup> day of April, ~~2007~~ 2008

Cynthia J. Gordon  
Printed Name: CYNTHIA J. GORDON

Mary Harigel  
MARY HARIGEL

Darlene Henderson  
Printed Name: DARLENE HENDERSON

Kristin Harigel  
KRISTIN HARIGEL  
(n/k/a KRISTIN CAIN)

Cynthia J. Gordon  
Printed Name: CYNTHIA J. GORDON

Darlene Henderson  
Printed Name: DARLENE HENDERSON

Cynthia J. Gordon  
Printed Name: CYNTHIA J. GORDON

Kathryn Archer  
KATHRYN ARCHER  
(n/k/a KATHRYN CLARKE)

Darlene Henderson  
Printed Name: DARLENE HENDERSON

Cynthia J. Gordon  
Printed Name: CYNTHIA J. GORDON

Scott Grant Sr  
SCOTT GRANT, SR.  
SCOTTIE

Candace Phillips  
Printed Name: Candace Phillips

Katrina McDonald  
Printed Name: Katrina McDonald

Vickey Grant  
VICKY GRANT  
VILKEY

Cynthia J. Gordon  
Printed Name: CYNTHIA J. GORDON

Cynthia J. Gordon  
Printed Name: CYNTHIA J. GORDON

Scott Grant Jr  
SCOTT GRANT, JR.  
SCOTTIE

Candace Phillips  
Printed Name: Candace Phillips

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing was acknowledged before me by MARY HARIGEL, who identified this instrument as a Special Warranty Deed and Reaffirmation of Previous Easements, and who signed the instrument willingly.

Sworn to and subscribed before me this the 14<sup>TH</sup> day of April, ~~2007~~ 2008 by MARY HARIGEL, who is        personally known to me or who produced Fh drivers Lic as identification.



Cynthia J. Gordon  
NOTARY PUBLIC  
Printed Name: CYNTHIA J. GORDON

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing was acknowledged before me by KRISTIN HARIGEL (n/k/a KRISTIN CAIN), who identified this instrument as a Special Warranty Deed and Reaffirmation of Previous Easements, and who signed the instrument willingly.

Sworn to and subscribed before me this the 11<sup>TH</sup> day of April, 2008,  
by KRISTIN HARIGEL (n/k/a KRISTIN CAIN), who is \_\_\_\_\_ personally known to me or who  
has produced FL Drivers Lic. as identification.



Cynthia J. Gordon  
NOTARY PUBLIC  
Printed Name: Cynthia J. Gordon

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing was acknowledged before me by a KATHRYN ARCHER (n/k/a KATHRYN CLARKE), who identified this instrument as a Special Warranty Deed and Reaffirmation of Previous Easements, and who signed the instrument willingly.

Sworn to and subscribed before me this the 11<sup>TH</sup> day of April, 2008,  
by KATHRYN ARCHER (n/k/a KATHRYN CLARKE), who is \_\_\_\_\_ personally known to me or  
who has produced FL Drivers Lic. as identification.



Cynthia J. Gordon  
NOTARY PUBLIC  
Printed Name: Cynthia J. Gordon

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing was acknowledged before me by ~~CYNTHIA~~ SCOTTIE GRANT, SR., who identified this instrument as a Special Warranty Deed and Reaffirmation of Previous Easements, and who signed the instrument willingly.

Sworn to and subscribed before me this the 14<sup>TH</sup> day of April, 2008,  
by ~~CYNTHIA~~ SCOTTIE GRANT, SR., who is \_\_\_\_\_ personally known to me or who produced  
FL Drivers License as identification.



Cynthia J. Gordon  
NOTARY PUBLIC  
Printed Name: Cynthia J. Gordon

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing was acknowledged before me by ~~VICKY~~ VICKEY GRANT, who identified this instrument as a Special Warranty Deed and Reaffirmation of Previous Easements, and who signed the instrument willingly.

VICKEY Sworn to and subscribed before me this the 14<sup>TH</sup> day of April, 2008,  
by ~~VICKY~~ VICKEY GRANT, who is \_\_\_\_\_ personally known to me or who has produced  
FL Drivers License as identification.



Cynthia J. Gordon  
NOTARY PUBLIC  
Printed Name: Cynthia J. Gordon



STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing was acknowledged before me by ~~SCOTT GRANT, JR.~~ <sup>SCOTTIE</sup>, who identified this instrument as a Special Warranty Deed and Reaffirmation of Previous Easements, and who signed the instrument willingly.

Sworn to and subscribed before me this the 14<sup>TH</sup> day of April, ~~2007~~ <sup>2008</sup>,  
by ~~SCOTT GRANT, JR.~~ <sup>SCOTTIE</sup>, who is \_\_\_\_\_ personally known to me or who has produced  
FL DRIVERS License as identification.



*Cynthia J. Gordon*  
NOTARY PUBLIC  
Printed Name: Cynthia J. Gordon

This instrument prepared by:  
KENNETH R. RIDLEHOVER, ATTORNEY  
POST OFFICE BOX 12291  
PENSACOLA, FL 32581-2291  
(850)432-3492

Recorded in Public Records 12/29/2015 at 10:54 AM OR Book 7455 Page 1121, Instrument #2015097634, Pam Childers Clerk of the Circuit Court Escambia County, FL

Recorded in Public Records 06/04/2013 at 04:43 PM OR Book 7026 Page 267, Instrument #2013039926, Pam Childers Clerk of the Circuit Court Escambia County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA  
CIVIL DIVISION

ASSET ACCEPTANCE, LLC,  
Plaintiff,

-vs-

SCOTTIE G GRANT JR,  
Defendants.

PAM CHILDERS  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL

2013 JUN -3 A 10:12

Case No. 12-SC-2760

COUNTY CIVIL DIVISION  
FILED & RECORDED

**FINAL JUDGMENT AFTER STIPULATED AGREEMENT**

THIS CAUSE having come before the court, and the court having considered the court file and the affidavit of non-payment/non compliance.

IT IS ORDERED AND ADJUDGED that final judgment is hereby entered in favor of Plaintiff, ASSET ACCEPTANCE, LLC P.O. BOX 2036 WARREN MI 48090, and against Defendant, SCOTTIE G GRANT JR, 6115 FIRE HOUSE RD MOLINO FL 32577 in the sum of \$2,554.28 on principal, \$98.78 as prejudgment interest, with cost of \$355.00, less payments made of \$0.00, for a total sum of \$3,008.06, which shall bear interest at the rate of 4.75% per year, for all of which let execution issue.

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 31 day of May, 2013.

JUDGE

6-4-13  
New ✓ Copies to:  
FULTON, FRIEDMAN & GULLACE, LLP  
On behalf of Plaintiff, ASSET ACCEPTANCE, LLC  
PO BOX 9059  
BRANDON FL 33509-9059  
E-mail: e-servicefl@fultonfriedman.com

✓ Defendant(s)  
SCOTTIE G GRANT JR  
6115 FIRE HOUSE RD  
MOLINO FL 32577

CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL FILED IN THIS OFFICE  
WITNESS MY HAND AND OFFICIAL SEAL  
CLERK OF THE CIRCUIT COURT & COMPTROLLER  
ESCAMBIA COUNTY, FLORIDA  
BY: TK Walker D.C.  
DATE: 12-21-15

FL\_0446G File No.: 12-546390