



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

0323-43

Part 1: Tax Deed Application Information			
Applicant Name Applicant Address	TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER PO BOX 54347 NEW ORLEANS, LA 70154	Application date	Jul 14, 2022
Property description	HOLMAN JOYCE LIFE EST TAYLOR MARLEEN 2317 SEABURY DR CROFTON, MD 21114 3827 SAN GABRIEL DR 01-0959-500 LT 3 BLK 18 BELVEDERE PARK UNIT NO 1 PB 4 P 91 OR 2168 P 736 OR 4121 P 1964 SEC 9/11 T 1S R 29 W	Certificate #	2020 / 102
		Date certificate issued	06/01/2020

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)
# 2020/102	06/01/2020	1,901.89	95.09	1,996.98
→Part 2: Total*				1,996.98

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)
# 2022/80	06/01/2022	2,120.41	6.25	106.02	2,232.68
# 2021/60	06/01/2021	1,976.03	6.25	98.80	2,081.08
Part 3: Total*					4,313.76

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)	6,310.74
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	6,685.74

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

Sign here: _____ Signature, Tax Collector or Designee	Escambia, Florida Date <u>July 27th, 2022</u>
-----------------------------------------------------------	--------------------------------------------------

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

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>03/06/2023</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS +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.

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2200489

To: Tax Collector of ESCAMBIA COUNTY, Florida

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

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

Account Number	Certificate No.	Date	Legal Description
01-0959-500	2020/102	06-01-2020	LT 3 BLK 18 BELVEDERE PARK UNIT NO 1 PB 4 P 91 OR 2168 P 736 OR 4121 P 1964 SEC 9/11 T 1S R 29 W

I agree to:

- pay any current taxes, if due and
- redeem all outstanding tax certificates plus interest not in my possession, and
- pay all delinquent and omitted taxes, plus interest covering the property.
- pay all Tax Collector's fees, property information report costs, Clerk of the Court costs, charges and fees, and Sheriff's costs, if applicable.

Attached is the tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

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

07-14-2022
Application Date

Applicant's signature



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: 091S291000030019 Account: 010959500 Owners: HOLMAN JOYCE LIFE EST TAYLOR MARLEEN ALLEN AARON ALEX Mail: 2317 SEABURY DR CROFTON, MD 21114 Situs: 3827 SAN GABRIEL DR 32504 Use Code: SINGLE FAMILY RESID Taxing Authority: PENSACOLA CITY LIMITS Tax Inquiry: Open Tax Inquiry Window <small>Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector</small>	Assessments <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>2021</td> <td>\$30,000</td> <td>\$74,806</td> <td>\$104,806</td> <td>\$104,806</td> </tr> <tr> <td>2020</td> <td>\$30,000</td> <td>\$68,775</td> <td>\$98,775</td> <td>\$98,775</td> </tr> <tr> <td>2019</td> <td>\$30,000</td> <td>\$64,214</td> <td>\$94,214</td> <td>\$94,214</td> </tr> </tbody> </table> <hr/> <p style="text-align: center;">Disclaimer</p> <hr/> <p style="text-align: center;">Market Value Breakdown Letter</p> <hr/> <p style="text-align: center;">Tax Estimator</p> <hr/> <p style="text-align: center;">File for New Homestead Exemption Online</p>	Year	Land	Imprv	Total	Cap Val	2021	\$30,000	\$74,806	\$104,806	\$104,806	2020	\$30,000	\$68,775	\$98,775	\$98,775	2019	\$30,000	\$64,214	\$94,214	\$94,214
Year	Land	Imprv	Total	Cap Val																	
2021	\$30,000	\$74,806	\$104,806	\$104,806																	
2020	\$30,000	\$68,775	\$98,775	\$98,775																	
2019	\$30,000	\$64,214	\$94,214	\$94,214																	


Sales Data <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>04/1997</td> <td>4121</td> <td>1964</td> <td>\$10,000</td> <td>QC</td> <td></td> </tr> <tr> <td>01/1986</td> <td>2168</td> <td>736</td> <td>\$46,500</td> <td>WD</td> <td></td> </tr> <tr> <td>01/1978</td> <td>1287</td> <td>699</td> <td>\$33,200</td> <td>WD</td> <td></td> </tr> <tr> <td>01/1976</td> <td>1051</td> <td>254</td> <td>\$30,000</td> <td>WD</td> <td></td> </tr> </tbody> </table> <small>Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller</small>	Sale Date	Book	Page	Value	Type	Official Records (New Window)	04/1997	4121	1964	\$10,000	QC		01/1986	2168	736	\$46,500	WD		01/1978	1287	699	\$33,200	WD		01/1976	1051	254	\$30,000	WD		2021 Certified Roll Exemptions None <hr/> Legal Description LT 3 BLK 18 BELVEDERE PARK UNIT NO 1 PB 4 P 91 OR 2168 P 736 OR 4121 P 1964 SEC 9/11 T 1S R 29 W <hr/> Extra Features FRAME BUILDING
Sale Date	Book	Page	Value	Type	Official Records (New Window)																										
04/1997	4121	1964	\$10,000	QC																											
01/1986	2168	736	\$46,500	WD																											
01/1978	1287	699	\$33,200	WD																											
01/1976	1051	254	\$30,000	WD																											

Parcel Information Section Map Id: 09-1S-29-2 Approx. Acreage: 0.2195 Zoned: R-1AAA Evacuation & Flood Information Open Report	Launch Interactive Map
View Florida Department of Environmental Protection (DEP) Data	
Buildings	

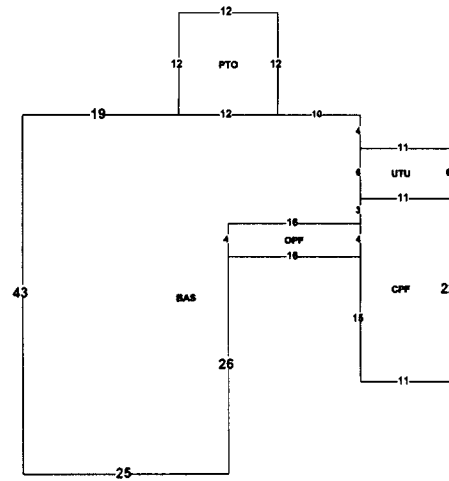
Address: 3827 SAN GABRIEL DR, Year Built: 1959, Effective Year: 1959, PA Building ID#: 35242

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-BRICK-FACE/VENEER
FLOOR COVER-CARPET
FOUNDATION-SLAB ON GRADE
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-5
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-HIP
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

 **Areas - 1799 Total SF**

BASE AREA - 1283
CARPORT FIN - 242
OPEN PORCH FIN - 64
PATIO - 144
UTILITY UNF - 66



images



1/14/2019 12:00:00 AM

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: 08/02/2022 (rc.5850)

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

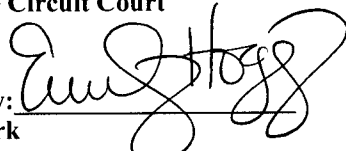
PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 010959500 Certificate Number: 000102 of 2020

Payor: JOHN R TAYLOR 2317 SEABURY DR CROFTON MD 21114 Date 8/9/2022

Clerk's Check #	1	Clerk's Total	\$510.72
Tax Collector Check #	1	Tax Collector's Total	\$7,494.28
		Postage	\$60.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	-\$8,082.00

\$6,952.12

PAM CHILDERS
 Clerk of the Circuit Court

Received By: 
 Deputy Clerk

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

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
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BRANCH OFFICES
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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 # 2020 TD 000102

Redeemed Date 8/9/2022

Name JOHN R TAYLOR 2317 SEABURY DR CROFTON MD 21114

Clerk's Total = TAXDEED	\$510.72	\$510.72 \$6,935.12
Due Tax Collector = TAXDEED	\$7,494.28	
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: 010959500 Certificate Number: 000102 of 2020

Redemption Yes No
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="3/6/2023"/>	Redemption Date <input type="text" value="8/9/2022"/>
Months	8	1
Tax Collector	<input type="text" value="\$6,685.74"/>	<input type="text" value="\$6,685.74"/>
Tax Collector Interest	\$802.29	\$100.29
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$7,494.28	<input type="text" value="\$6,792.28"/> TC
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$119.00"/>	<input type="text" value="\$119.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$54.72	\$6.84
Total Clerk	\$510.72	<input type="text" value="\$462.84"/> CH
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$8,082.00	\$7,272.12
	Repayment Overpayment Refund Amount	\$809.88

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 8837, Page 1842, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00102, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: 010959500 (0323-43)

DESCRIPTION OF PROPERTY:

LT 3 BLK 18 BELVEDERE PARK UNIT NO 1 PB 4 P 91 OR 2168 P 736 OR 4121 P 1964 SEC 9/11 T 1S
R 29 W

SECTION 09, TOWNSHIP 1 S, RANGE 29 W

NAME IN WHICH ASSESSED: EST OF JOYCE HOLMAN and MARLEEN TAYLOR and AARON ALEX
ALLEN

Dated this 9th day of August 2022.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That TLGFY LLC CAPTIAL ONE NA, AS COLLATER holder of **Tax Certificate No. 00102**, issued the **1st** day of **June, A.D., 2020** 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 3 BLK 18 BELVEDERE PARK UNIT NO 1 PB 4 P 91 OR 2168 P 736 OR 4121 P 1964 SEC 9/11 T 1S R 29 W

SECTION 09, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 010959500 (0323-43)

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

EST OF JOYCE HOLMAN and MARLEEN TAYLOR and AARON ALEX ALLEN

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 March, which is the **6th day of March 2023**.

Dated this 9th day of August 2022.

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 #: 01-0959-500 CERTIFICATE #: 2020-0102

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: December 16, 2002 to and including December 16, 2022 Abstractor: Pam Alvarez

BY

Michael A. Campbell,
As President
Dated: December 24, 2022

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

December 24, 2022

Tax Account #: **01-0959-500**

1. The Grantee(s) of the last deed(s) of record is/are: **ESTATE OF MARLEEN TAYLOR AND AARON ALEX ALLEN**

By Virtue of Quit Claim Deed recorded 4/22/1997 in OR 4121/1964

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. NONE

4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 01-0959-500

Assessed Value: \$115,286.00

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: _____ **MAR 6, 2023**

TAX ACCOUNT #: _____ **01-0959-500**

CERTIFICATE #: _____ **2020-0102**

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 type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2022</u> tax year.

**ESTATE OF JOYCE HOLMAN, ESTATE OF
MARLEEN TAYLOR AND AARON ALEX ALLEN
3827 SAN GABRIEL DR
PENSACOLA, FL 32504**

**ESTATE OF MARLEEN TAYLOR
2317 SEABURY DRIVE
CROFTON, MARYLAND 21114**

Certified and delivered to Escambia County Tax Collector, this 24th day of December, 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

December 24, 2022

Tax Account #:01-0959-500

**LEGAL DESCRIPTION
EXHIBIT "A"**

**LT 3 BLK 18 BELVEDERE PARK UNIT NO 1 PB 4 P 91 OR 2168 P 736 OR 4121 P 1964 SEC 9/11 T
1S R 29 W**

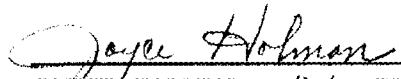
SECTION 09, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 01-0959-500(0323-43)

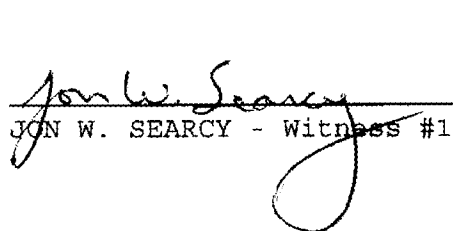
AND/OR GRANTEE(S) SOLELY FROM LEGAL DESCRIPTION(S) PROVIDED TO THE PREPARER BY THE SAID GRANTOR(S) AND/OR GRANTEE(S); THAT NO TITLE SEARCH, SURVEY, OR INSPECTION OF THE ABOVE PROPERTY HAS BEEN PERFORMED BY THE PREPARER; THAT THE PREPARER HAS NOT EXAMINED THE TITLE TO THE ABOVE DESCRIBED REAL PROPERTY; THAT THE PREPARER MAKES ABSOLUTELY NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES WHATSOEVER AS TO THE STATUS OF THE TITLE OR THE OWNERSHIP OF THE REAL PROPERTY DESCRIBED ABOVE; THAT THIS CONVEYANCE IS SUBJECT TO, AND MAY BE AFFECTED BY, ANY AND ALL RESERVATIONS, LIENS, RESTRICTIONS, AND OTHER ENCUMBRANCES OF RECORD AND BY ANY UNPAID AD VALOREM REAL PROPERTY TAXES, PAST OR PRESENT; AND THAT THESE MATTERS HAVE BEEN EXPLAINED TO, AND UNDERSTOOD BY THE SAID GRANTOR(S) AND/OR GRANTEE(S).

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

IN WITNESS WHEREOF, I, JOYCE HOLMAN, a/k/a JOYCE ADAMS, have hereunto set my hand and seal on the 22nd day of April, 1997.

 (SEAL)
JOYCE HOLMAN, a/k/a JOYCE ADAMS

SIGNED, SEALED & DELIVERED
IN THE PRESENCE OF:


JON W. SEARCY - Witness #1



SYLVIA J. COLERIDGE - Witness # 2

STATE OF FLORIDA)
)
COUNTY OF ESCAMBIA)

Before me, the undersigned authority, a Notary Public of the State of Florida, personally appeared JOYCE HOLMAN, a/k/a JOYCE ADAMS, who is either personally known to me or who first produced _____ as identification, and after first taking an oath, signed and executed the foregoing instrument and who further acknowledged and declared that she executed the same for the uses and purposes therein set forth.

Given under my hand and official seal this the 22nd day of April, 1996.

TERESA WATFORD
"Notary Public—State of FL."
Comm. Exp. Dec. 9, 2000
Comm. No. CC 606504



TERESA WATFORD
Notary Public
State of Florida

PREPARED BY:

RETURN TO:

SENIOR CITIZENS LAW CENTER
P. O. Box 28
Pensacola, FL 32591-0028

✓ MS. JOYCE HOLMAN
3827 San Gabriel Drive
Pensacola, FL 32504

RCD Apr 22, 1997 02:15 pm
Escambia County, Florida
Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 97-379521