



# 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

1022-38

**Part 1: Tax Deed Application Information**

Applicant Name Applicant Address	JUAN C CAPOTE MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK 780 NW 42 AVE #300 MIAMI, FL 33126	Application date	Apr 13, 2022
Property description	PICKENS ELIZABETH 381 EUCLID ST PENSACOLA, FL 32503 381 EUCLID ST 04-3969-500 LT 25 PINEGLADES PB 3 P 61 OR 6236 P 337 OR 6674 P 238 OR 7750 P 1017 SEC 49/5 T 1/2S R 30	Certificate #	2020 / 2082
		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)
# 2020/2082	06/01/2020	896.91	44.85	941.76
<b>→Part 2: Total*</b>				<b>941.76</b>

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

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2021/1655	06/01/2021	925.51	6.25	46.28	978.04
<b>Part 3: Total*</b>					<b>978.04</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)	1,919.80
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	867.01
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>3,161.81</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: <u><i>Shirley Dick, CPCA</i></u> Signature, Tax Collector or Designee	<u>Escambia, Florida</u> Date <u>April 26th, 2022</u>
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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.	42,884.50
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>10/03/2022</u>	
Signature, Clerk of Court or Designee	

**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.

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2200082

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
JUAN C CAPOTE  
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK  
780 NW 42 AVE #300  
MIAMI, FL 33126,

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
04-3969-500	2020/2082	06-01-2020	LT 25 PINEGLADES PB 3 P 61 OR 6236 P 337 OR 6674 P 238 OR 7750 P 1017 SEC 49/5 T 1/2S R 30

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  
JUAN C CAPOTE  
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK  
780 NW 42 AVE #300  
MIAMI, FL 33126

04-13-2022  
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:	4915302100000025
Account:	043969500
Owners:	PICKENS ELIZABETH
Mail:	381 EUCLID ST PENSACOLA, FL 32503
Situs:	381 EUCLID ST 32503
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	PENSACOLA CITY LIMITS
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	\$40,000	\$88,543	\$128,543	\$85,769
2020	\$40,000	\$77,555	\$117,555	\$84,585
2019	\$40,000	\$75,945	\$115,945	\$82,684

**Disclaimer**

**Market Value Breakdown Letter**

**Tax Estimator**

**File for New Homestead Exemption Online**

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
07/26/2017	7750	1017	\$100	QC	
03/14/2013	6987	1468	\$100	OT	
12/30/2010	6674	238	\$100	QC	
10/15/2007	6236	337	\$138,000	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 25 PINEGLADES PB 3 P 61 OR 6236 P 337 OR 6674 P 238 OR 7750 P 1017 SEC 49/5 T 1/2S R 30

Extra Features
None

**Parcel Information**

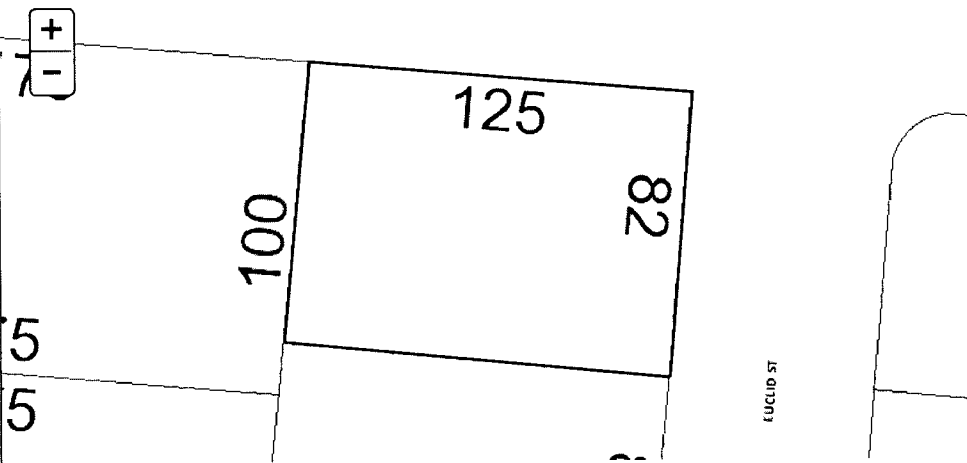
[Launch Interactive Map](#)

Section Map Id:  
05-2S-30-1

Approx. Acreage:  
0.2624

Zoned:   
R-1AAA

Evacuation & Flood Information  
[Open Report](#)



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

**Buildings**

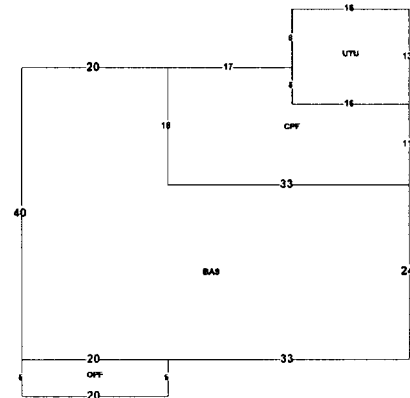
Address: 381 EUCLID ST, Year Built: 1958, Effective Year: 1958, PA Building ID#: 70630

**Structural Elements**

DECOR/MILLWORK-AVERAGE  
DWELLING UNITS-1  
EXTERIOR WALL-BRICK-FACE/VENEER  
FLOOR COVER-HARDWOOD/PARQET  
FOUNDATION-WOOD/SUB FLOOR  
HEAT/AIR-CENTRAL H/AC  
INTERIOR WALL-DRYWALL-PLASTER  
NO. PLUMBING FIXTURES-6  
NO. STORIES-1  
ROOF COVER-COMPOSITION SHG  
ROOF FRAMING-HIP  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

**Areas - 2348 Total SF**

BASE AREA - 1592  
CARPORT FIN - 448  
OPEN PORCH FIN - 100  
UTILITY UNF - 208

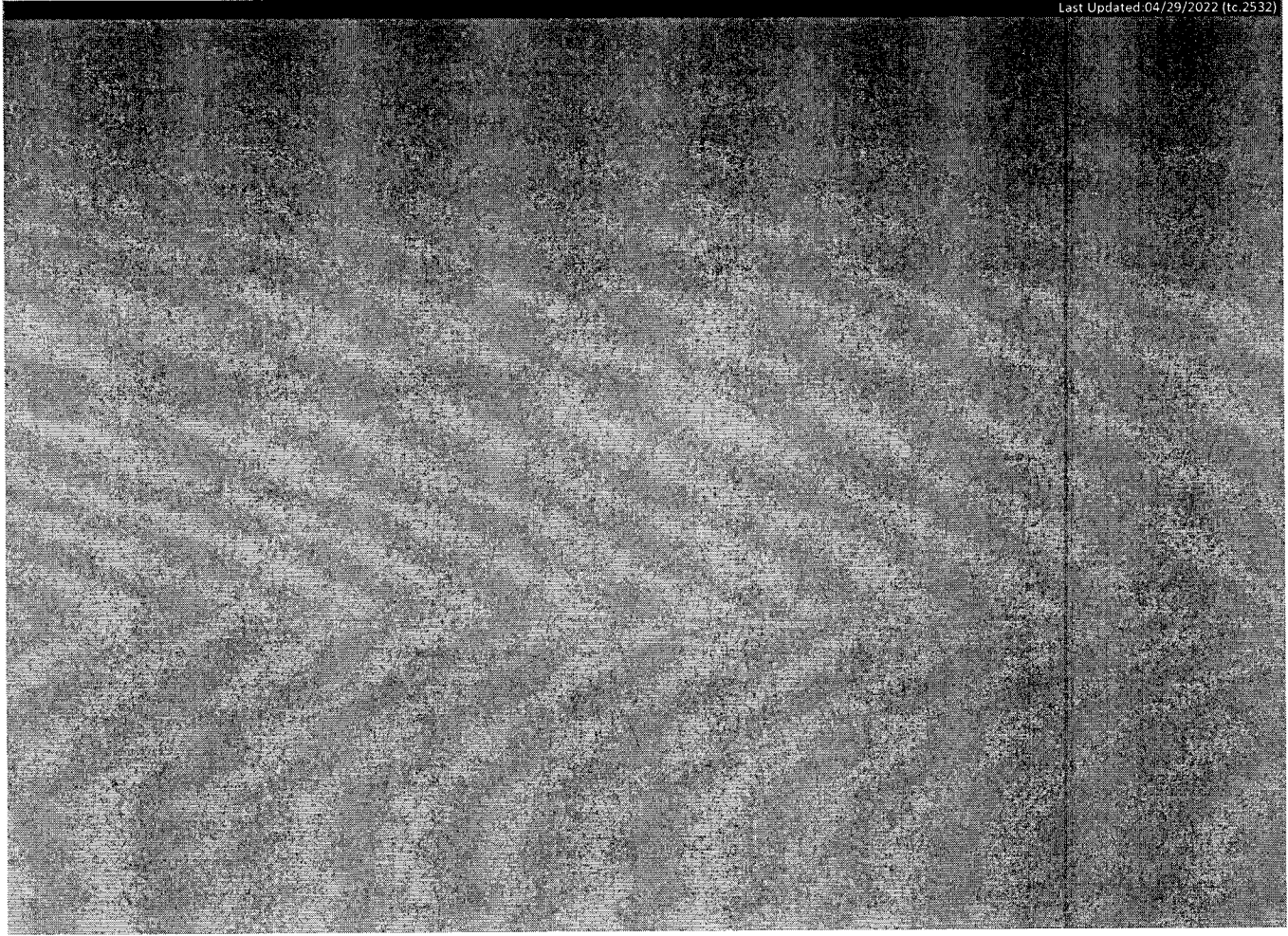


**Images**



10/3/2017 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.



## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 02082**, 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 25 PINEGLADES PB 3 P 61 OR 6236 P 337 OR 6674 P 238 OR 7750 P 1017 SEC 49/5 T 1/2S R 30**

**SECTION 49, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 043969500 (1022-38)**

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

**ELIZABETH PICKENS**

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 **October**, which is the **3rd day of October 2022**.

Dated this 4th day of May 2022.

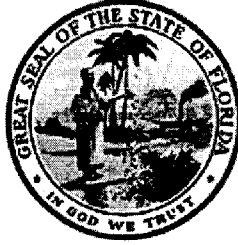
In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding 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

**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: 043969500 Certificate Number: 002082 of 2020**

**Payor: ELIZABETH PICKENS 381 EUCLID ST PENSACOLA, FL 32503      Date 5/4/2022**

Clerk's Check #            5507650537  
 Tax Collector Check #    1

Clerk's Total	<del>\$497.04</del>	<b>\$ 3,418.33</b>
Tax Collector's Total	<del>\$3,482.62</del>	
Postage	<del>\$60.00</del>	
Researcher Copies	\$0.00	
Recording	\$10.00	
Prep Fee	\$7.00	
Total Received	<del>\$4,026.66</del>	<b>\$ 3,435.33</b>

**PAM CHILDERS  
 Clerk of the Circuit Court**

Received By: *N. Copping*  
 Deputy Clerk

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



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

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

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

**Case # 2020 TD 002082**

**Redeemed Date 5/4/2022**

**Name ELIZABETH PICKENS 381 EUCLID ST PENSACOLA, FL 32503**

Clerk's Total = TAXDEED	\$457.04	<del>\$3,452.62</del> <b>\$3,418.33</b>
Due Tax Collector = TAXDEED	\$3,452.62	
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



Redeemed From Sale



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

**Tax Deed - Redemption Calculator**

**Account: 043969500 Certificate Number: 002082 of 2020**

Redemption	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Application Date	<input type="text" value="4/13/2022"/>	Interest Rate	<input type="text" value="18%"/>
		Final Redemption Payment	ESTIMATED	Redemption Overpayment	ACTUAL
		Auction Date	<input type="text" value="10/3/2022"/>	Redemption Date	<input type="text" value="5/4/2022"/>
Months	6				1
Tax Collector	<input type="text" value="\$3,161.81"/>				<input type="text" value="\$3,161.81"/>
Tax Collector Interest	\$284.56				\$47.43
Tax Collector Fee	<input type="text" value="\$6.25"/>				<input type="text" value="\$6.25"/>
Total Tax Collector	\$3,452.62				\$3,215.49 <i>T.C.</i>
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	\$41.04				\$6.84
Total Clerk	\$497.04				\$462.84 <i>C.H.</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"/>
Total Redemption Amount	\$4,026.66				\$3,695.33 <i>-120-200</i>
		Repayment Overpayment Refund Amount			\$331.33 <i>\$3,375.33</i>
Book/Page	<input type="text"/>				<input type="text"/>

Notes

*Check \$3435.33*  
*- \$3,375.33*  


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*\$ 60.00 to Redeemer*

## 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 8777, Page 1620, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 02082, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: 043969500 (1022-38)

DESCRIPTION OF PROPERTY:

LT 25 PINEGLADES PB 3 P 61 OR 6236 P 337 OR 6674 P 238 OR 7750 P 1017 SEC 49/5 T 1/2S R 30

SECTION 49, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: ELIZABETH PICKENS

Dated this 4th day of May 2022.



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 #: 04-3969-500 CERTIFICATE #: 2020-2082

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: June 21, 2002 to and including June 21, 2022 Abstractor: Ashley McDonald

BY

Michael A. Campbell,  
As President  
Dated: July 5, 2022

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

July 5, 2022

Tax Account #: **04-3969-500**

1. The Grantee(s) of the last deed(s) of record is/are: **ELIZABETH PICKENS**  
**By Virtue of Quitclaim Deed recorded 7/27/2017 in OR 7750/1017**
  
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 #: 04-3969-500**  
**Assessed Value: \$85,769.00**  
**Exemptions: HOMESTEAD**
  
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:** \_\_\_\_\_ **OCT 3, 2022** \_\_\_\_\_  
**TAX ACCOUNT #:** \_\_\_\_\_ **04-3969-500** \_\_\_\_\_  
**CERTIFICATE #:** \_\_\_\_\_ **2020-2082** \_\_\_\_\_

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>2021</u> tax year.

**ELIZEBETH PICKENS**  
**381 EUCLID ST**  
**PENSACOLA, FL 32503**

Certified and delivered to Escambia County Tax Collector, this 5<sup>th</sup> day of July, 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**

**July 5, 2022**

**Tax Account #:04-3969-500**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 25 PINEGLADES PB 3 P 61 OR 6236 P 337 OR 6674 P 238 OR 7750 P 1017 SEC 49/5 T 1/2S R 30**

**SECTION 49, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 04-3969-500(1022-38)**

Recorded in Public Records 7/27/2017 8:07 AM OR Book 7750 Page 1017,  
Instrument #2017057223, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$18.50 Deed Stamps \$0.70

Prepared by:  
Thurston A. Shell, of  
Shell, Fleming, Davis & Menge  
9<sup>th</sup> Floor, Seville Tower  
P.O. Box 1831  
Pensacola, Florida 32591-1831  
File No. S501.14368

**QUITCLAIM DEED**

STATE OF FLORIDA

COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS that **Patricia Ann Pickens**, an unmarried widow, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, the receipt whereof is hereby acknowledged, does remise, release and quitclaim to **Elizabeth D. Pickens**, whose address is 381 Euclid Street, Pensacola, FL 32503, an undivided one-half interest, together with all other interest Grantor may hold in the real property located at 381 Euclid Street, Pensacola, Escambia County, Florida 32503 described as:


Lot 25, Pineglades, according to the map or plat thereof as recorded in Plat Book 3, Page(s) 61, public records of Escambia County, Florida. OR 6236 P 337 Section 49/5, Township 1/2 South, Range 30 West.

Subject to all rights, reservations, restrictions, agreements and easements of record, if any.

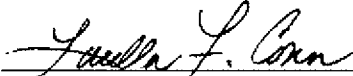
To have and to hold unto the said Grantee, her heirs and assigns, forever, together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 26<sup>th</sup> day of July, 2017.

Signed and sealed in the presence of:

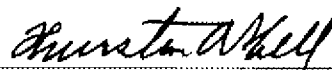
  
\_\_\_\_\_  
Thurston A. Shell

  
\_\_\_\_\_  
PATRICIA ANN PICKENS

  
\_\_\_\_\_  
Louella F. Conn

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 26<sup>th</sup> day of July, 2017, by **Patricia Ann Pickens** who is personally known to me.



NOTARY PUBLIC - STATE OF FLORIDA  
Thurston A. Shell

