



# 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

122-55

**Part 1: Tax Deed Application Information**

<b>Applicant Name</b>	CITRUS CAPITAL HOLDINGS, LLC	<b>Application date</b>	Apr 21, 2022
<b>Applicant Address</b>	CITRUS CAPITAL HOLDINGS FBO SEC PTY PO BOX 54226 NEW ORLEANS, LA 70154-4226		
<b>Property description</b>	BLOCKER JOHNNIE & ZENNIE MAE 2930 MELODY LN PENSACOLA, FL 32505 2930 MELODY LN 05-2296-000 BEG AT NW COR OF LT 7 SLY ALG W LI OF LT 755 FT ELY 553 FT SLY 210 FT ELY 120 FT FOR POB NLY 105 FT (Full legal attached.)	<b>Certificate #</b>	2020 / 2339
		<b>Date certificate issued</b>	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)
# 2020/2339	06/01/2020	683.53	34.18	717.71
<b>→Part 2: Total*</b>				<b>717.71</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)
# 2021/1861	06/01/2021	711.29	6.25	35.56	753.10
<b>Part 3: Total*</b>					<b>753.10</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)	1,470.81
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	704.73
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. <b>Total Paid (Lines 1-6)</b>	<b>2,550.54</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:  Escambia, Florida  
 Signature, Tax Collector or Designee Date May 6th, 2022

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.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>12/05/2022</u> Signature, Clerk of Court or Designee	

**INSTRUCTIONS** *1625*

**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.

BEG AT NW COR OF LT 7 SLY ALG W LI OF LT 755 FT ELY 553 FT SLY 210 FT ELY 120 FT FOR POB NLY 105 FT ELY 60 FT SLY 105 FT WLY 60 FT TO POB OR 36 P 700

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2200215

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
CITRUS CAPITAL HOLDINGS, LLC  
CITRUS CAPITAL HOLDINGS FBO SEC PTY  
PO BOX 54226  
NEW ORLEANS, LA 70154-4226,

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
05-2296-000	2020/2339	06-01-2020	BEG AT NW COR OF LT 7 SLY ALG W LI OF LT 755 FT ELY 553 FT SLY 210 FT ELY 120 FT FOR POB NLY 105 FT ELY 60 FT SLY 105 FT WLY 60 FT TO POB OR 36 P 700

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  
CITRUS CAPITAL HOLDINGS, LLC  
CITRUS CAPITAL HOLDINGS FBO SEC PTY  
PO BOX 54226  
NEW ORLEANS, LA 70154-4226

04-21-2022  
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:	092S300700450002
Account:	052296000
Owners:	BLOCKER JOHNNIE & ZENNIE MAE
Mail:	2930 MELODY LN PENSACOLA, FL 32505
Situs:	2930 MELODY LN 32505
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	<a href="#">Open Tax Inquiry Window</a>
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	

Assessments				
Year	Land	Imprv	Total	Cap Val
2021	\$4,916	\$35,929	\$40,845	\$40,025
2020	\$4,916	\$31,471	\$36,387	\$36,387
2019	\$4,916	\$29,372	\$34,288	\$34,196
<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>				

Sales Data <a href="#">MLS Listing #604010</a>					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
None					
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					


2021 Certified Roll Exemptions
None
<b>Legal Description</b>
BEG AT NW COR OF LT 7 SLY ALG W LI OF LT 755 FT ELY 553 FT SLY 210 FT ELY 120 FT FOR POB NLY 105 FT ELY 60 FT SLY 105...
<b>Extra Features</b>
None

Parcel Information	<a href="#">Launch Interactive Map</a>
Section Map Id: 09-2S-30-3 	
Approx. Acreage: 0.1446	
Zoned: HDMU	
Evacuation & Flood Information <a href="#">Open Report</a>	
<a href="#">View Florida Department of Environmental Protection(DEP) Data</a>	

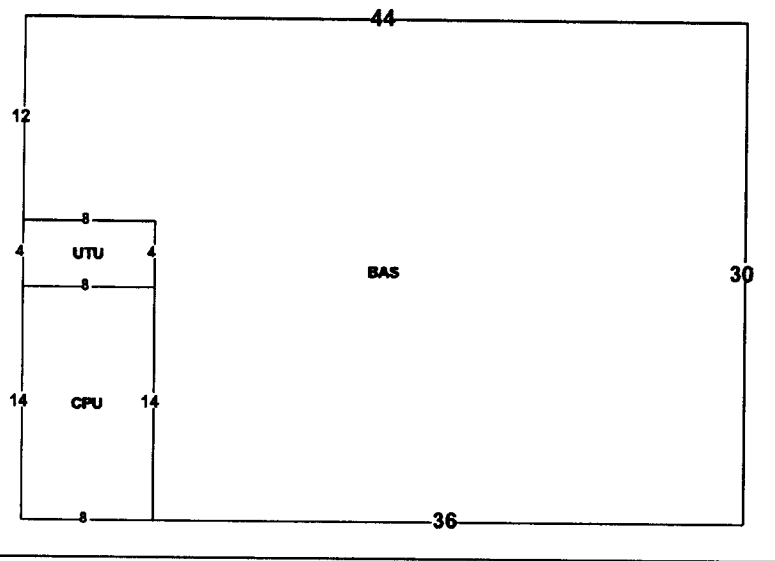
Buildings
Address: 2930 MELODY LN, Year Built: 1950, Effective Year: 1950, PA Building ID#: 73027

**Structural Elements**

**DECOR/MILLWORK-MINIMUM**  
**DWELLING UNITS-1**  
**EXTERIOR WALL-BRICK-FACE/VENEER**  
**FLOOR COVER-CONCRETE-FINISH**  
**FOUNDATION-SLAB ON GRADE**  
**HEAT/AIR-CENTRAL H/AC**  
**INTERIOR WALL-DRYWALL-PLASTER**  
**NO. PLUMBING FIXTURES-3**  
**NO. STORIES-1**  
**ROOF COVER-COMPOSITION SHG**  
**ROOF FRAMING-GABLE**  
**STORY HEIGHT-0**  
**STRUCTURAL FRAME-WOOD FRAME**

 **Areas - 1320 Total SF**

**BASE AREA - 1176**  
**CARPORT UNF - 112**  
**UTILITY UNF - 32**



Images



10/16/2019 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.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **CITRUS CAPITAL HOLDING LLC** holder of **Tax Certificate No. 02339**, 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:

**BEG AT NW COR OF LT 7 SLY ALG W LI OF LT 755 FT ELY 553 FT SLY 210 FT ELY 120 FT FOR POB NLY 105 FT ELY 60 FT SLY 105 FT WLY 60 FT TO POB OR 36 P 700**

**SECTION 09, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 052296000 (1222-55)**

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

**JOHNNIE BLOCKER and ZENNIE MAE BLOCKER**

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 December, which is the **5th day of December 2022**.

Dated this 13th 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

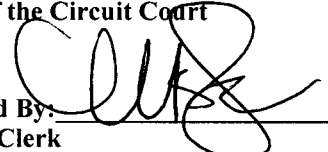
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
Tax Certificate Redeemed From Sale  
Account: 052296000 Certificate Number: 002339 of 2020**

**Payor: HARPER TITLE COMPANY LLC 2107 AIRPORT BLVD PENSACOLA FL 32504 Date  
5/25/2022**

Clerk's Check # 11457  
Tax Collector Check # 1

Clerk's Total \$510.72  
Tax Collector's Total \$2,862.85  
Postage \$60.00  
Researcher Copies \$0.00  
Recording \$10.00  
Prep Fee \$7.00  
Total Received ~~\$3,450.57~~

*Redeemed \$ 2754.89*  
**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>

## 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 8785, Page 212, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 02339, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: **052296000 (1222-55)**

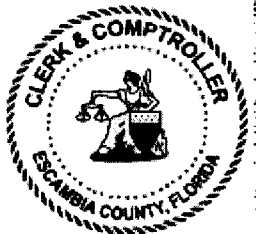
DESCRIPTION OF PROPERTY:

**BEG AT NW COR OF LT 7 SLY ALG W LI OF LT 755 FT ELY 553 FT SLY 210 FT ELY 120 FT  
FOR POB NLY 105 FT ELY 60 FT SLY 105 FT WLY 60 FT TO POB OR 36 P 700**

**SECTION 09, TOWNSHIP 2 S, RANGE 30 W**

NAME IN WHICH ASSESSED: JOHNNIE BLOCKER and ZENNIE MAE BLOCKER

Dated this 25th 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 #: 05-2296-000 CERTIFICATE #: 2020-2339

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: August 26, 2002 to and including August 26, 2022 Abstractor: Stacie Wright

BY

Michael A. Campbell,  
As President  
Dated: September 18, 2022

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

September 18, 2022

Tax Account #: **05-2296-000**

1. The Grantee(s) of the last deed(s) of record is/are: **MARK VU AND EMILY NGUYEN**  
**By Virtue of Warranty Deed recorded 5/25/2022 in OR 8792/533**
  
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. **Code Enforcement Lien in favor of Escambia County recorded 5/16/2022 OR 8785/1422**
  - b. **Notice of Commencement in favor of Mark Taylor Construction LLC recorded 6/3/2022 OR 8796/1132**
  
4. Taxes:  
  
**Taxes for the year(s) NONE are delinquent.**  
**Tax Account #: 05-2296-000**  
**Assessed Value: \$40,025.00**  
**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:** \_\_\_\_\_ **Dec 5, 2022**  
**TAX ACCOUNT #:** \_\_\_\_\_ **05-2296-000**  
**CERTIFICATE #:** \_\_\_\_\_ **2020-2339**

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>2021</u> tax year.                    |

<b>MARK VU</b> <b>EMILY NGUYEN</b> <b>4127 MUSTANG AVE</b> <b>SACHSE, TX 75048</b>	<b>JOHNNIE BLOCKER &amp;</b> <b>ZENNIE MAE BLOCKER</b> <b>MARK VU</b> <b>EMILY NGUYEN</b> <b>2930 MELODY LN</b> <b>PENSACOLA, FL 32505</b>	<b>ESCAMBIA COUNTY CODE</b> <b>ENFORCEMENT</b> <b>3363 W PARK PL</b> <b>PENSACOLA, FL 32505</b>
<b>MARK TAYLOR CONSTRUCTION LLC</b> <b>1719 N 9TH AVE</b> <b>PENSACOLA, FL 32503</b>		

Certified and delivered to Escambia County Tax Collector, this 18<sup>th</sup> day of September, 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**

**September 18, 2022**

**Tax Account #:05-2296-000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**BEG AT NW COR OF LT 7 SLY ALG W LI OF LT 755 FT ELY 553 FT SLY 210 FT ELY 120 FT FOR  
POB NLY 105 FT ELY 60 FT SLY 105 FT WLY 60 FT TO POB OR 36 P 700**

**SECTION 09, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 05-2296-000(1222-55)**

**ABTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL  
WITHOUT A CURRENT SURVEY.**

Prepared by:  
Louis E. Harper III  
Harper Title Company, LLC  
2107 Airport Boulevard  
Pensacola, Florida 32504  
File No: 2022-1489  
Consideration: \$59,000.00

**WARRANTY DEED**

**THIS WARRANTY DEED** made effective the May 17, 2022, by **Zennie Mae Blocker, a widower**, whose mailing address is 3024 Suntan Circle, Pensacola, FL 32526, (herein "Grantor") (whether singular or plural), to **Mark Vu and Emily Nguyen, husband and wife** whose mailing address is 4127 Mustang Avenue, Sachse, TX 75048, ("Grantee") (whether singular or plural).

**WITNESSETH:** that the Grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt of which is acknowledged, grants, sells, and conveys unto the Grantee, the following described real property, situate, lying and being in Escambia County, State of Florida, to-wit:

**That portion of Lot 7 of the West 368 acres of the Carlos Devilliers Grant according to plan of W. H. Davison, Section 9, Township 2 South, Range 30 West, Escambia County, Florida described as follows: Commencing at the Northeast corner of said Lot 7, thence run in a Westerly direction along the Northerly line of said lot to the Northwest corner thereof; thence run Southerly along the West line of said lot a distance of 755 feet, thence Easterly 553 feet, thence Southerly 210 feet, thence Easterly 120 feet to the Point of Beginning, thence Northerly 105 feet, thence Easterly 60 feet, thence Southerly 105 feet, thence Westerly 60 feet to the Point of Beginning.**

**Parcel Identification Number: 092S300700450002**

**THIS CONVEYANCE IS SUBJECT TO:** covenants, conditions, restrictions, reservations, limitations, easements, encumbrances, and agreements of record, if any, but this provision shall not operate to re-impose same; taxes and assessments for the year 2020 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any.

**TOGETHER** with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, free from all exemptions and right of homestead. The land described herein **IS** the homestead of the Grantor.

**TO HAVE AND TO HOLD** unto the Grantee, its successors and assigns, in fee simple forever.

**AND** the Grantor covenants with the Grantee that the Grantor is lawfully seized of an indefeasible estate in fee simple in said property; that the Grantor has good right and authority to sell and convey the property; that the Grantor fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

"Grantor" and "Grantee" are used for singular or plural, as context requires.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first written above.

Signed, sealed and delivered in the presence of:

Stacie Wright  
Signature of Witness

Stacie Wright  
Printed Name of Witness


[Signature]  
Signature of Witness

Meagan Smith  
Printed Name of Witness

Zennie Mae Blocker by Margaret Anne Durant  
Zennie Mae Blocker by  
Margaret Ann Durant, as his/her Attorney-in-Fact

State of Florida  
County of ~~Santa Rosa~~  
Escambia

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 17th day of May, 2022 by Zennie Mae Blocker, by Margaret Ann Durant, as his/her Attorney in Fact who  are personally known or  have produced driver licenses as identification.

[Seal] 

Stacie Wright  
Notary Public  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

DocuSign Envelope ID: DD18FF99-8221-41CF-80C9-ABAB971F498C

# RESIDENTIAL SALES ABUTTING ROADWAY MAINTENANCE DISCLOSURE

**ATTENTION:** Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. Note: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of Roadway: Melody Lane

Legal Address of Property: 2930 Melody Lane Pensacola FL

The County (X) has accepted ( ) has not accepted the abutting roadway for maintenance.

This form completed by: Harper Title Company, LLC

Name  
2107 Airport Blvd  
Address  
Pensacola, FL 32504  
City, State, Zip Code

**AS TO SELLER(S):**

[Signature]  
Seller's Name: Harper Title Company

[Signature]  
Witness' Name: Jackie Wright

Seller's Name: \_\_\_\_\_

Witness' Name: \_\_\_\_\_

**AS TO BUYER(S):**

[Signature]  
Buyer's Name: \_\_\_\_\_

Witness' Name: \_\_\_\_\_

[Signature]  
Buyer's Name: \_\_\_\_\_

Witness' Name: \_\_\_\_\_

THIS FORM APPROVED BY THE  
ESCAMBIA COUNTY BOARD  
OF COUNTY COMMISSIONERS  
Effective: 4/15/95

THE OFFICE OF ENVIRONMENTAL ENFORCEMENT  
SPECIAL MAGISTRATE  
IN AND FOR THE  
COUNTY OF ESCAMBIA, STATE OF FLORIDA

PETITIONER  
ESCAMBIA COUNTY FLORIDA,

CASE NO: CE21063695N  
LOCATION: 2930 MELODY LN  
PR#: 092S300700450002

VS.

BLOCKER, JOHNNIE  
6024 SUNTAN CIR  
PENSACOLA, FL 32526

BLOCKER, ZENNIE MAE  
2930 MELODY LN  
PENSACOLA, FL 32505

RESPONDENT(S)

ORDER

This CAUSE having come before the Office of Environmental Enforcement  
Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged  
violation of the ordinances of the County of Escambia, State of Florida, and the Special  
Magistrate having considered the evidence before him in the form of testimony by the  
Enforcement Officer and the Respondent(s) or representative thereof, <sup>Margaret Durant</sup> Leanne Gussie,  
as well as evidence submitted, and after consideration of the appropriate sections of  
the Escambia County Code of Ordinances, the Special Magistrate finds that a violation  
of the following Code of Ordinances has occurred and continues:

Unsafe Structures - 30-203 (L) Electrical outlets/fixtures/wiring

Unsafe Structures - 30-203 (O) Roof

THEREFORE, the Special Magistrate, being otherwise fully apprised, finds  
as follows:

It is hereby ORDERED that the RESPONDENT(S) shall have until  
11/6/2022 to correct the violation(s) and to bring the violation into compliance.

Judicial Case: 3A4-040630303BILL-A BOARD CACOA-AC1 EB01A-11 Page 1 of 3



Case No: BAACACABORCBLLEFA BOARD CACCFAACTI BEO AF Page 2 of 3

Corrective action shall include:

**Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.**

If Respondent(s) fail to fully correct the violation(s) within the time required,

Respondent(s) will be assessed a fine of **\$25.00** per day, commencing 11/7/2022.

This fine shall continue until the violation(s) is/are abated and the violation(s) brought into compliance, or until as otherwise provided by law. **RESPONDENT IS REQUIRED**, immediately upon full correction of the violation(s), to contact the Escambia County

Office of Environmental Enforcement in writing to request that the office immediately inspect the property to make an official determination of whether the violation(s)

has/have been abated and brought into compliance. If the violation(s) is/are not abated within the specified time period, Escambia County may elect to undertake any

necessary measures to abate the violation(s). These measures could include, but are

not limited to, **DEMOLISHING NON-COMPLIANT STRUCTURES, LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE(S)**.

At the request of Escambia County, the Sheriff shall enforce this order by taking

reasonable law enforcement action to remove from the premises any unauthorized person interfering with the execution of this order or otherwise refusing to leave after warning.

The reasonable cost of such abatement will be assessed against **RESPONDENT(S)** and shall constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs in the amount of **\$235.00** are awarded in favor of Escambia County as the prevailing party against **RESPONDENT(S)**.

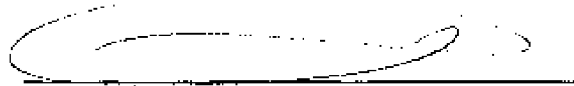
This fine shall be forwarded to the Board of County Commissioners of Escambia County. Under the authority of Sec. 162.09, Fla. Stat., as amended, and Sec. 30-35 of the Escambia County Code of Ordinances, as amended, the Board of County

Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All fees, fines, and costs owing hereunder shall constitute a lien upon **ALL REAL AND PERSONAL PROPERTY OWNED BY RESPONDENT(S)** including property involved herein, which lien can be enforced by foreclosure and as provided by law.

**RESPONDENT(S) have the right** to appeal the order(s) of the Special Magistrate to the Circuit Court of Escambia County. If RESPONDENT(S) wish(es) to appeal, RESPONDENT(S) must provide notice of such appeal in writing to both the Environmental Enforcement Division at 3363 West Park Place, Pensacola, Florida 32505, and the Escambia County Circuit Court, M.C. Blanchard Judicial Building, 190 W. Government St, Pensacola, Florida, 32502, no later than **30 days** from the date of this order. Failure to timely file a Written Notice of Appeal will constitute a waiver of the right to appeal this order.

Jurisdiction is hereby retained to enter such further orders as may be appropriate and necessary.

**DONE AND ORDERED** in Escambia County, Florida on this 10th day of May, 2022.



John B. Trawick  
Special Magistrate  
Office of Environmental Enforcement

THIS INSTRUMENT PREPARED BY  
Name: Mark Vu  
Address: 1775 N 9th Ave  
Pensacola, FL 32503

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

**NOTICE OF COMMENCEMENT**

Permit Number \_\_\_\_\_ Parcel ID Number (PID) 6926300771467\_02

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

- DESCRIPTION OF PROPERTY:** (Legal description of the property, and street address if available. Attach a separate if necessary)  
BEG AT NW COR OF LY 7 SLY A & W L OF LT 755 FT ELY 553 FT SLY 210 FT ELY 120 FT FOR POB NLY 105 FT ELY 60 FT SLY 13.5 FT W. 1/4 Sec 17 TO POB OR 36 P 700 (2530) MELODY LN 32505
- GENERAL DESCRIPTION OF IMPROVEMENT:** Re roof and re-deck
- OWNER INFORMATION:**  
Name and address: Mark Vu (2930 MELODY LN PENSACOLA FL 32505)  
Interest in property: Fee Simple  
Name and address of recipient titleholder (if other than Owner): \_\_\_\_\_
- CONTRACTOR:** (name, address and phone number) Mark Taylor Construction, LLC 1719 N 9th Ave Pensacola, FL 32503  
(850) 554-5440
- SURETY:**  
Name, address and phone number \_\_\_\_\_  
Amount of bond: \$ \_\_\_\_\_
- LENDER:** (name, address and phone number) \_\_\_\_\_
- Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by § 713.13, 1(a)(7), Florida Statutes (name, address and phone number): \_\_\_\_\_
- In addition to him/herself, Owner designates \_\_\_\_\_ of \_\_\_\_\_ receive a copy of the Lender's Notice as provided in § 713.13(1)(b), Florida Statutes.
- Expiration date of notice of commencement (the expiration date is 1 year from the date of recording unless a different date is specified): \_\_\_\_\_

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

STATE OF ~~FLORIDA~~ TEXAS COUNTY OF ~~ESCAMBIA~~ DALLAS

OWNER'S SIGNATURE: \_\_\_\_\_ OWNER'S PRINTED NAME: MARK VU

The foregoing instrument was acknowledged before me this 31 day of May, 2022 by Mark Vu who is personally known to me OR who has produced identification Driver License VERIFICATION PURSUANT TO § 92.525 FLORIDA STATUTES

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

SIGNATURE OF OWNER OR OWNER'S AUTHORIZED OFFICER, DIRECTOR, PARTNER, OR MANAGER

Rosa Lopez  
NOTARY PUBLIC STATE OF FLORIDA Texas

SIGNATORY'S TITLE (OFFICE)

PRINT OR TYPE NAME AND COMMISSION NUMBER OF NOTARY  
  
ROSA LOPEZ  
Notary ID #70640353  
My Commission Expires  
December 1, 2024

ESCAMBIA COUNTY BUILDING INSPECTION DIVISION