

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512

R. 12/16

Application Number: 2200041

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

ATCF II FLORIDA-A, LLC

PO BOX 69239

BALTIMORE, MD 21264-9239,

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
06-3063-000	2020/3327	06-01-2020	LTS 1 & E1/2 OF LT 2 BLK 20 KUPFRIAN PARK PLAT DB 62 P 245 DB 469 P 449 & W 1/2 OF ADJ VAC N ST & W 1/2 OF ADJ VAC ALLEYWAY ORD #52-90 & #29-70 CA 114

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

ATCF II FLORIDA-A, LLC

PO BOX 69239

BALTIMORE, MD 21264-9239

04-08-2022  
Application Date

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

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14.	<b>Total Paid (Lines 8-13)</b>
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	45,094.50
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Signature, Clerk of Court or Designee	
Date of sale <u>09/06/2022</u>	

**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.

LTS 1 & E1/2 OF LT 2 BLK 20 KUPFRIAN PARK PLAT DB 62 P 245 DB 469 P 449 & W 1/2 OF ADJ VAC N ST & W 1/2 OF ADJ VAC ALLEYWAY ORD #52-90 & #29-70 CA 114



# 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

0922-49

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	ATCF II FLORIDA-A, LLC PO BOX 69239 BALTIMORE, MD 21264-9239	Application date	Apr 08, 2022
Property description	VILLANUEVA KAREN 1/3 INT MALONE RICHARD 1/3 INT 2000 W GODFREY ST PENSACOLA, FL 32501 2000 W GODFREY ST 06-3063-000 LTS 1 & E1/2 OF LT 2 BLK 20 KUPFRIAN PARK PLAT DB 62 P 245 DB 469 P 449 & W 1/2 OF ADJ VAC N ST & W (Full legal attached.)	Certificate #	2020 / 3327
		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)
# 2020/3327	06/01/2020	1,606.72	80.34	1,687.06
→ Part 2: Total*				1,687.06

## 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)
# 2021/2618	06/01/2021	1,672.14	6.25	83.61	1,762.00
Part 3: Total*					1,762.00

## 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)	3,449.06
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. <b>Total Paid (Lines 1-6)</b>	<b>3,824.06</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: Candice Lewis  
Signature, Tax Collector or Designee

Escambia, Florida  
Date April 18th, 2022

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



# Chris Jones

## Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

[Back](#)
◀ Nav. Mode Ⓐ Account ○ Parcel ID ▶
[Printer Friendly Version](#)

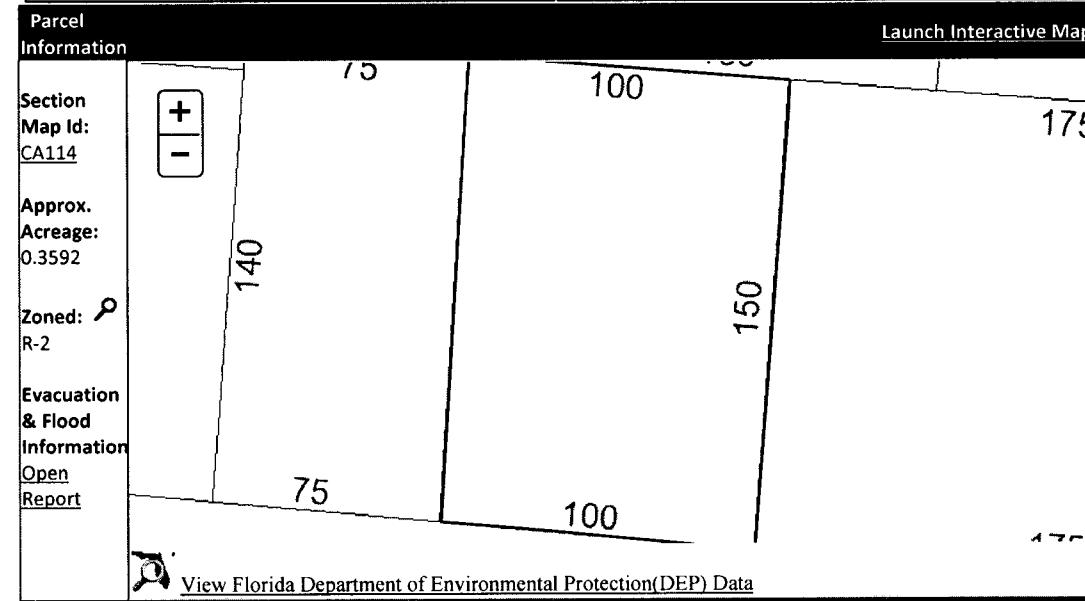
General Information	
Parcel ID:	302S301001001020
Account:	063063000
Owners:	VILLANUEVA KAREN 1/3 INT MALONE RICHARD 1/3 INT CONWAY GWENDOLYN 1/3 INT
Mail:	2000 W GODFREY ST PENSACOLA, FL 32501
Situs:	2000 W GODFREY ST 32501
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	PENSACOLA CITY LIMITS
Tax Inquiry:	<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	\$18,000	\$72,189	\$90,189	\$90,189
2020	\$18,000	\$64,695	\$82,695	\$82,695
2019	\$18,000	\$60,702	\$78,702	\$78,702

[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)
07/14/2020	8331	1231	\$100	CJ	
07/14/2020	8331	1224	\$100	CJ	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					

2021 Certified Roll Exemptions	
HOMESTEAD EXEMPTION, TOTAL & PERMANENT	
Legal Description	
LTS 1 & E1/2 OF LT 2 BLK 20 KUPFRIAN PARK PLAT DB 62 P 245 & W 1/2 OF ADJ VAC N ST & W 1/2 OF ADJ VAC ALLEYWAY ORD...	
Extra Features	
FRAME GARAGE	



Address: 2000 W GODFREY ST, Year Built: 1957, Effective Year: 1970, PA Building ID#: 80418

**Structural Elements**

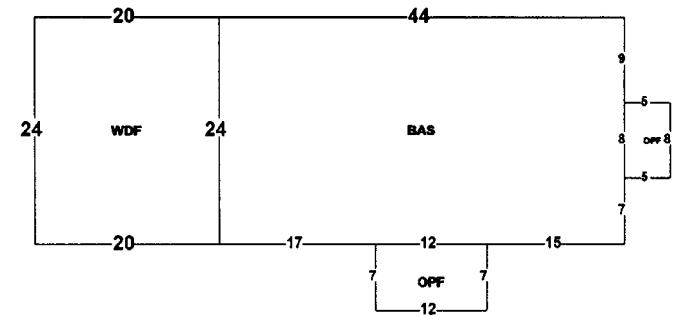
DECOR/MILLWORK-AVERAGE  
DWELLING UNITS-1  
EXTERIOR WALL-BRICK-FACE/VENEER  
EXTERIOR WALL-VINYL SIDING  
FLOOR COVER-HARDWOOD/PARQUET  
FOUNDATION-WOOD/SUB FLOOR  
HEAT/AIR-CENTRAL H/AC  
INTERIOR WALL-DRYWALL-PLASTER  
INTERIOR WALL-PANEL-PLYWOOD  
NO. PLUMBING FIXTURES-3  
NO. STORIES-1  
ROOF COVER-COMPOSITION SHG  
ROOF FRAMING-GABLE  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

 Areas - 1660 Total SF

BASE AREA - 1056

OPEN PORCH FIN - 124

WOOD DECK FIN - 480

**Images**

7/12/2017 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.

Last Updated: 04/19/2022 (tc.82474)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ATCF II FLORIDA-A LLC** holder of **Tax Certificate No. 03327**, 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:

**LTS 1 & E1/2 OF LT 2 BLK 20 KUPFRIAN PARK PLAT DB 62 P 245 & W 1/2 OF ADJ VAC N ST & W 1/2 OF ADJ VAC ALLEYWAY ORD #52-90 & #29-70 CA 114**

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

**TAX ACCOUNT NUMBER 063063000 (0922-49)**

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

**KAREN VILLANUEVA 1/3 INT and RICHARD MALONE 1/3 INT and GWENDOLYN CONWAY 1/3 INT**

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 Tuesday** in the month of September, which is the **6th day of September 2022**.

Dated this 20th day of April 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 #: 06-3063-000 CERTIFICATE #: 2020-3327

THIS REPORT IS NOT TITLE INSURANCE. THE LIABILITY FOR ERRORS OR OMISSIONS IN THIS REPORT IS LIMITED TO THE PERSON(S) EXPRESSLY IDENTIFIED BY NAME IN THE PROPERTY INFORMATION REPORT AS THE RECIPIENT(S) OF THE PROPERTY INFORMATION REPORT.

The attached Report prepared in accordance with the instructions given by the user named above includes a listing of the owner(s) of record of the land described herein together with current and delinquent ad valorem tax information and a listing and copies of all open or unsatisfied leases, mortgages, judgments and encumbrances recorded in the Official Record Books of Escambia County, Florida that appear to encumber the title to said land as listed on page 2 herein. It is the responsibility of the party named above to verify receipt of each document listed. If a copy of any document listed is not received, the office issuing this Report must be contacted immediately.

**This Report is subject to:** Current year taxes; taxes and assessments due now or in subsequent years; oil, gas, and mineral or any subsurface rights of any kind or nature; easements, restrictions and covenants of record; encroachments, overlaps, boundary line disputes, and any other matters that would be disclosed by an accurate survey and inspection of the premises.

This Report does not insure or guarantee the validity or sufficiency of any document attached, nor is it to be considered a title insurance policy, an opinion of title, a guarantee of title, or as any other form of guarantee or warranty of title.

Use of the term "Report" herein refers to the Property Information Report and the documents attached hereto.

Period Searched: May 27, 2002 to and including May 27, 2022 Abstractor: Ashley McDonald

BY

Michael A. Campbell,  
As President  
Dated: June 13, 2022

**PROPERTY INFORMATION REPORT  
CONTINUATION PAGE**

June 13, 2022

Tax Account #: **06-3063-000**

1. The Grantee(s) of the last deed(s) of record is/are: **KAREN VILLANUEVA AND RICHARD MALONE AND GWENDOLYN CONWAY**

**By Virtue of Order of Summary Administration recorded 7/15/2020 in OR 8331/1224 together with Order Determining Homestead recorded 7/15/2020 - OR 8331/1231**

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. **Mortgage in favor of The City of Pensacola recorded 1/9/2003 OR 5048/355**
  - b. **Lien in favor of Emerald Coast Utilities Authority recorded 2/6/2019 OR 8042/966**
  - c. **Judgment in favor of Florida Farm Bureau Insurance Company recorded 2/2/2004 OR 5373/959**
  - d. **Judgment in favor of Members First Credit Union of Florida recorded 4/6/2020 OR 8276/238**

4. Taxes:

**Taxes for the year(s) 2019-2021 are delinquent.**

**Tax Account #: 06-3063-000**

**Assessed Value: \$90,189.00**

**Exemptions: HOMESTEAD, TOTAL & PERMANENT**

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:** SEPT 6, 2022

**TAX ACCOUNT #:** 06-3063-000

**CERTIFICATE #:** 2020-3327

**In compliance with Section 197.522, Florida Statutes, the following is a list of names and addresses of those persons, firms, and/or agencies having legal interest in or claim against the above-described property. The above-referenced tax sale certificate is being submitted as proper notification of tax deed sale.**

**YES      NO**

Notify City of Pensacola, P.O. Box 12910, 32521  
  Notify Escambia County, 190 Governmental Center, 32502  
  Homestead for 2021 tax year.

KAREN VILLANUEVA  
AND RICHARD MALONE  
AND GWENDOLYN CONWAY  
2000 W GODFREY ST  
PENSACOLA, FL 32501

GWENDOLYN CONWAY  
3014 OAKSHADE RD  
CENTURY, FL 32535

KAREN VILLANUEVA  
8513 FIGLAND AVE APT B  
PENSACOLA, FL 32534

EMERALD COAST UTILITIES AUTHORITY  
9255 STURDEVANT ST  
PENSACOLA, FL 32514-0311

RICHARD MALONE  
7491 QUINCY DR  
MOBILE, AL 33655

FLORIDA FARM BUREAU INSURANCE COMPANY  
PO BOX 147033  
GAINESVILLE, FL 32614

RICHARD MALONE  
9150 SAND RIDGE ROAD  
CITRONELLE, AL 36522

MEMBERS FIRST CREDIT UNION OF FLORIDA  
PO BOX 12983  
PENSACOA, FL 32591-2983

Certified and delivered to Escambia County Tax Collector, this 13<sup>th</sup> day of June, 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**

**June 13, 2022**  
**Tax Account #:06-3063-000**

### **LEGAL DESCRIPTION EXHIBIT "A"**

**LTS 1 & E1/2 OF LT 2 BLK 20 KUPFRIAN PARK PLAT DB 62 P 245 & W 1/2 OF ADJ VAC N ST & W 1/2 OF ADJ VAC ALLEYWAY ORD #52-90 & #29-70 CA 114**

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

**TAX ACCOUNT NUMBER 06-3063-000(0922-49)**

Prepared by:  
 M. Thomas Lane  
 Housing Manager  
 City of Pensacola  
 Post Office Box 12910  
 Pensacola, FL 32521-0031

10.50  
 13.50  
 13.90  
 11.00

OR BK 5048 PGO 355  
 Escambia County, Florida  
 INSTRUMENT 2003-047322

NTG DOC STAMPS PD & ESC CO \$ 73.50  
 01/09/03 ERNIE LEE MARSHAL, CLERK

By: *[Signature]*

INTANGIBLE TAX PD & ESC CO \$ 41.95  
 01/09/03 ERNIE LEE MARSHAL, CLERK

By: *[Signature]*

**CITY OF PENSACOLA  
 HOUSING DEPARTMENT  
 HOUSING REHABILITATION PROGRAM**

**M O R T G A G E**

**STATE OF FLORIDA  
 COUNTY OF ESCAMBIA**

[Borrower's Name and Address] Jacquelyn A. Malone, an unmarried widow, 2000 W. Godfrey St., Pensacola, FL 32501 hereinafter called Mortgagor, in consideration of the principal sum specified in the promissory note(s) hereafter described, received from **THE CITY OF PENSACOLA, a municipal corporation organized under the laws of Florida**, Post Office Box 12910, Pensacola, Florida 32521, hereinafter called Mortgagee, (which terms Mortgagor and Mortgagee shall be construed to include the plural as well as the singular, whenever the context so permits or requires) hereby on this 30th day of December 2002 mortgages to the Mortgagee the real property in Escambia County, Florida, (the "Property") described as follows:

**LTS 1 & E 1/2 OF LT 2 BLK 20 KUPFRIAN PARK PLAT DB 62 P 245 DB 469 P 449 & W 1/2 OF ADJ VAC N ST & W 1/2  
 OF ADJ VAC ALLEYWAY ORD #52-90 & #29-70 CA 114**

as security for payment of the certain promissory note(s) (the "Note(s)"), dated this 30th day of December 2002, for the sum of Twenty Thousand Nine Hundred and Eight Two Dollars (20,982.00), payable in 180 installments with interest at the fixed, simple rate of 3 % per year, signed by Jacquelyn A. Malone.

AND Mortgagor agrees:

1. This Mortgage shall also secure all extensions or renewals of the Note(s), such future or additional advances as may be made by the Mortgagee at the option of the Mortgagee to the Mortgagor, and also, the payment of any and all notes, liabilities, and obligations of the Mortgagor to the Mortgagee, its successors or assigns, whether as maker, endorser, guarantor or otherwise, and whether such notes, liabilities or obligations, or any of them, be now in existence or accrue or arise hereafter, or be now owned or held by the Mortgagee, or be acquired hereafter, it being the intent and purpose of the Mortgagor to secure, by this Mortgage, all notes, claims, demands, liabilities and obligations which the Mortgagee, its successors or assigns, may have, hold or acquire at any time during the life of this Mortgage against the Mortgagor. Provided that the total of the amount secured hereby shall not exceed at any one time the sum of Twenty Thousand Nine Hundred and Eight Two Dollars (20,982.00) in the aggregate; and provided, further, that all such advances, notes, claims, demands or liabilities and obligations secured hereby be incurred or arise or come into existence either on or prior to the date of this Mortgage, or on or before 20 years after the date of this Mortgage or within such lesser period of time as may hereafter be provided by law as a prerequisite for the sufficiency of actual notice or record notice of such advances, notes, claims, demands or liabilities and obligations as against the rights of creditors or subsequent purchasers for a valuable consideration.
2. To make all payments required by the Note(s) and this Mortgage promptly when due.
3. To pay all taxes, assessments, liens and encumbrances on the Property promptly when due. If they are not promptly paid, the Mortgagee may pay them without waiving the option to foreclose, and such payments, with interest at the maximum rate allowed by law, shall be payable on demand by Mortgagee and shall be secured by this Mortgage.
4. To keep all buildings and improvements now or hereafter on the Property insured against loss or damage by fire, flood or such other risks and matters, as Mortgagee may from time to time require in amounts required by Mortgagee, not exceeding in the aggregate 100 percent of the full insurable value of the Property and shall pay the premiums for such insurance as the same become due and payable. If the Mortgagor shall not do so, the Mortgagee may do so without waiving the option to foreclose, and the cost thereof, with interest thereon from the date of payment at the maximum rate allowed by law, shall be payable upon demand by Mortgagee and shall be secured by this Mortgage. All policies of insurance (the "Policies") shall be issued by an insurer acceptable to Mortgagee and shall contain the standard New York Mortgagee non-contribution provision naming Mortgagee as the person to which all payments made by such insurance company shall be paid. Mortgagor will provide the Mortgagee a copy of the policy(ies) and Certificate(s) of Insurance from the insurance company listing Mortgagee as an additional named insured. Not later than 30 days prior to the expiration date of the Policies, Mortgagor will deliver to Mortgagee evidence satisfactory to Mortgagee of the renewal of each of the Policies. If the Property shall be damaged or destroyed, in whole or in part, by fire or other casualty, Mortgagor shall give prompt notice thereof to Mortgagee. Sums paid to Mortgagee by any insurer may be retained and applied by Mortgagee toward the payment of the indebtedness secured by this Mortgage in such priority and proportions as Mortgagee in its discretion shall deem proper, or, at the discretion of Mortgagee, the same may be paid, either in whole or in part, to Mortgagor for such purposes as Mortgagee shall designate. If Mortgagee shall receive and retain such insurance money, the lien of this Mortgage shall be reduced only by the amount thereof received after expenses of collection and retained by Mortgagee and actually applied by Mortgagee in reduction of the indebtedness secured thereby.
5. That Mortgagor will not commit, permit or suffer any waste, impairment or deterioration of the Property. Upon failure of Mortgagor to keep the buildings and improvements on the Property in good condition or repair, Mortgagee may demand either the adequate repair of the buildings, an increase in the amount of security, or the immediate repayment of the debt secured hereby. Failure of Mortgagor to comply with the demand of Mortgagee for a period of fifteen days shall constitute a breach of this Mortgage.

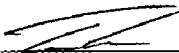
12/CD-896

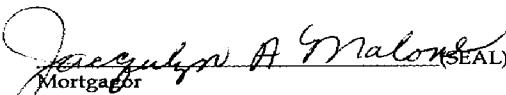
OR BK 5048 PG 356  
 Escambia County, Florida  
 INSTRUMENT 2003-047322

6. To pay all expenses reasonably incurred by Mortgagee due to failure of Mortgagor to comply with the agreements in the Note(s) or this Mortgage including reasonable attorney's fees. The cost thereof, with interest thereon from the date of payment at the maximum rate allowed by law, shall also be secured by this Mortgage.
7. That if any of the installments of principal or interest due by the terms of the Note(s) are not paid when due, or if any agreement in this Mortgage, other than the agreement to make the payments, is breached, the entire unpaid principal balance of the Note(s) plus interest, costs, and expenses, including reasonable attorneys' fees and costs of abstracts of title incurred in collecting or attempting to collect the indebtedness secured hereby, shall immediately become due at the option of Mortgagee, and Mortgagee may foreclose this Mortgage in the manner provided by law, and have the Property sold to satisfy or apply on the indebtedness hereby secured.
8. If this is a junior mortgage, Mortgagor shall pay all installments or principal and interest and perform each and every covenant and obligation of the prior mortgage(s) and shall not increase the amount due on such prior mortgage(s) without the prior written consent of Mortgagee. Failure of Mortgagor to do so shall constitute a default hereunder. Upon failure of Mortgagor to do so, Mortgagee may (but shall not be required to) make such payments or perform such covenants or obligations and the cost of same, together with interest at the maximum rate allowed by law, shall be payable by Mortgagor upon demand by Mortgagee and shall be secured by the lien of this Mortgage.
9. Notwithstanding any other provisions hereof, Mortgagee shall under no circumstances be entitled to collect any interest or other payment hereunder which would render this instrument usurious as to the Mortgagor under the laws of the State of Florida.
10. Additional Provisions: None

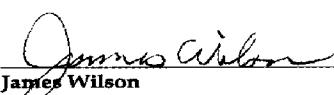
IN WITNESS WHEREOF, Mortgagor has hereunto set Mortgagor's hand and seal the day and year first above written.

Signed, sealed and delivered in the presence of:

  
 Tom Lane

  
 Jacquelyn A. Malone (SEAL)  
 Mortgagor

Jacquelyn A. Malone  
 2000 W Godfrey St., Pensacola, FL 32501

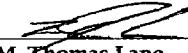
  
 James Wilson

\_\_\_\_\_  
 Mortgagor (SEAL)

STATE OF FLORIDA  
 COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 30th day of December 2002, by Jacquelyn A. Malone (X) who is personally known to me, or who has produced \_\_\_\_\_ as identification and who ( ) did (X) did not take an oath.

Notary Public,

  
 M. Thomas Lane

M. THOMAS LANE  
 Notary Public-State of FL  
 Comm. Exp. Sept. 27, 2005  
 Comm. No. DD 039648

RCD Jan 09, 2003 02:33 PM  
 Escambia County, Florida

ERNIE LEE MAGAHA  
 Clerk of the Circuit Court  
 INSTRUMENT 2003-047322

This Instrument Was Prepared  
By And Is To Be Returned To:  
Processing Dept,  
Emerald Coast Utilities Authority  
9255 Sturdevant Street  
Pensacola, Florida 32514-0311



### NOTICE OF LIEN

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

Notice is hereby given that the EMERALD COAST UTILITIES AUTHORITY has a lien against the following described real property situated in Escambia County, Florida, for water, wastewater and/or sanitation service provided to the following customer:

LTS 1 & E1/2 OF LT 2 BLK 20 KUPFRIAN PARK PLAT DB 62 P 245 DB 469 P 449 & W 1/2 OF ADJ VAC N ST & W 1/2 OF ADJ VAC ALLEYWAY ORD #52-90 & #29-70 CA 114

Customer: Jacquelynn Malone

Account Number: 3927-3352

Amount of Lien: \$ 155.84, together with additional unpaid utility service charges, if any, which may accrue subsequent to the date of this notice and simple interest on unpaid charges at 18 percent per annum, or at such lesser rate as may be allowed by law.

This lien is imposed in accordance with Section 159.17, Florida Statutes, Chapter 92-248, Laws of Florida, as amended and Emerald Coast Utilities Authority Resolution 87-10, as amended, and this lien shall be prior to all other liens on such lands or premises except the lien of state, county, and municipal taxes and shall be on a parity with the lien of such state, county, and municipal taxes.

Provided however, that if the above-named customer has conveyed said property by means of deed recorded in the public records of Escambia County, Florida, prior to the recording of this instrument, or if the interest of the above-named customer is foreclosed by a proceeding in which notice of lis pendens has been filed prior to the recording of this instrument, this lien shall be void and of no effect.

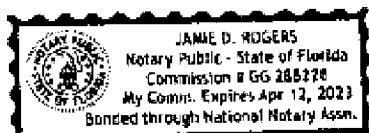
Dated: 2/4/19

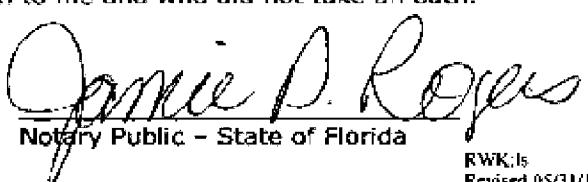
EMERALD COAST UTILITIES AUTHORITY

BY: 

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

The foregoing instrument was acknowledged before me this 4th day of February, 2019, by Lashonda Salter-Wilson of the Emerald Coast Utilities Authority, who is personally known to me and who did not take an oath.



  
Jamie D. Rogers  
Notary Public - State of Florida  
RWK:ls  
Revised (5/31/11)

IN THE COUNTY COURT FOR ESCAMBIA COUNTY, FLORIDA

OR BK 5373 PG 959  
Escambia County, Florida  
INSTRUMENT 2004-221733FLORIDA FARM BUREAU INSURANCE COMPANY  
a/s/o Albert R. Chance,

CASE NO.: 2003-CC-003468

Plaintiff,

OR BK 5336 PG 567  
Escambia County, Florida  
INSTRUMENT 2004-200642

vs.

RCD Feb 02, 2004 10:44 am  
Escambia County, Florida

KAREN ANNETTE VILLANUEVA,

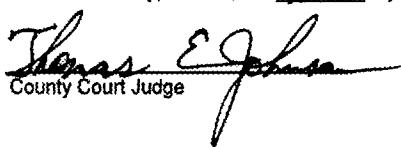
Defendant.

ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
INSTRUMENT 2004-200642**DEFAULT FINAL JUDGMENT**

This cause having come to be considered before this Honorable Court and the Court having been advised that a Default has been entered against the Defendant, KAREN ANNETTE VILLANUEVA, it is thereupon,

**ORDERED AND ADJUDGED** that the Plaintiff does hereby have, receive and recover damages against the Defendant, KAREN ANNETTE VILLANUEVA, in the principal sum of \$ 6,780.00 together with costs of \$198.50, which shall bear interest at the rate of 7% per annum until paid in full and, in addition, prejudgment interest in the sum of \$627.49, for which let execution issue.

DONE AND ORDERED in Chambers at Escambia County, Florida, this 28 day of January, 2004.

  
Thomas E. Johnson  
County Court Judge

Copies Furnished To:

✓ Matthew Fornaro, Esq.  
Norych and Tallis  
3111 University Drive  
Suite 608  
Coral Springs, Florida 33065

Farm Bureau Insurance Company  
File # 147033  
P.O. Box 147033  
Gainesville, Florida 32614  
Attn: Michael M. Smith

Karen Annette Villanueva  
8513 Figland Avenue  
Apt. B  
Pensacola, Florida 32534.

ERNIE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL  
JAN 29 2004 10:41 AM  
FILED & RECORDED  
COUNTY CIVIL DIVISION

02-9080

Certified to be a true copy of  
the original on file in this office.  
Witness my hand and official seal.  
ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
Escambia County, Florida

By:  D.C. RCD Mar 30, 2004 10:41 am  
Date: MAR 29 2004 Escambia County, Florida



ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
INSTRUMENT 2004-221733

Recorded in Public Records 4/6/2020 12:56 PM OR Book 8276 Page 238,  
 Instrument #2020029042, Pam Childers Clerk of the Circuit Court Escambia  
 County, FL Recording \$18.50

Recorded in Public Records 3/31/2020 1:33 PM OR Book 8273 Page 679,  
 Instrument #2020027701, Pam Childers Clerk of the Circuit Court Escambia  
 County, FL

Filing # 105543907 E-Filed 03/27/2020 01:27:16 PM

**IN THE COUNTY COURT, IN AND  
 FOR ESCAMBIA COUNTY, FLORIDA**

MEMBERS FIRST CREDIT UNION  
 OF FLORIDA,

CASE NO. 2018 CC 003587

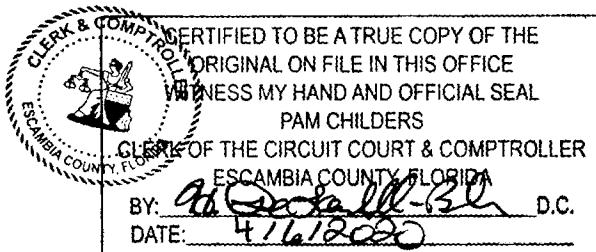
Plaintiff,

DIVISION III

vs.

RICHARD LORENZO MALONE  
 A/K/A RICHARD MALONE,

Defendant.



**FINAL JUDGMENT**

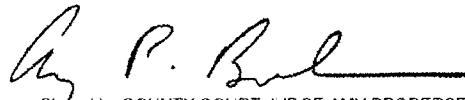
THIS ACTION having come before the Court after entry of Default against  
 Defendant, it is

ORDERED AND ADJUDGED that Plaintiff, MEMBERS FIRST CREDIT UNION OF FLORIDA, recover from Defendant, RICHARD LORENZO MALONE, a/k/a Richard Malone, the principal amount of \$13,408.22, interest in the amount of \$3,047.22, attorneys' fees in the amount of \$1,625.00, costs in the amount of \$503.20, and repossession fees and costs in the amount of \$460.00, making a total of \$19,043.64 that shall bear interest at the rate of 6.83% per annum, for all of which let execution issue.

**BK: 8276 PG: 239 Last Page**

**BK: 8273 PG: 680 Last Page**

DONE AND ORDERED in Chambers at Pensacola, Escambia County, Florida.



eSigned by COUNTY COURT JUDGE AMY BRODERSEN  
on 03/27/2020 12:23:27 -4H1KgA2

**COUNTY JUDGE**

**Plaintiff: MEMBERS FIRST CREDIT UNION OF FLORIDA**  
Post Office Box 12983  
Pensacola, FL 32591-2983

Copies furnished to:

James E. Sorenson, Esquire,  
D. Tyler Van Leuven, Esquire,  
J. Blair Boyd, Esquire,  
Stephen Orsillo, Esquire,  
Zaydee Portomene, Esquire, &  
P. Koren Hardy, Esquire, of  
Sorenson Van Leuven, PLLC  
Post Office Box 3637  
Tallahassee, FL 32315-3637  
[creservice@syllaw.com](mailto:creservice@syllaw.com) (E-Service E-Mail Address)  
Attorneys for Plaintiff

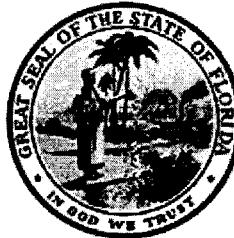
Richard Lorenzo Malone  
a/k/a Richard Malone  
7491 Quincy Drive  
Mobile, AL 33655

and

9150 Sand Ridge Road  
Citronelle, AL 36522

Defendant

**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: 063063000 Certificate Number: 003327 of 2020**

**Payor: RICHARD MALONE 2000 W GODFREY ST PENSACOLA, FL 32501 Date 7/5/2022**

Clerk's Check #	1	Clerk's Total	\$33.20	\$4160.
Tax Collector Check #	1	Tax Collector's Total	\$4,177.11	
		Postage	\$67.98	
		Researcher Copies	\$0.00	
		Recording	\$10.00	
		Prep Fee	\$7.00	
		Total Received	\$4,177.11	

**PAM CHILDERS  
 Clerk of the Circuit Court**

Received By:  
 Deputy Clerk

A handwritten signature in black ink, appearing to read "Pam Childers".

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



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

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

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

**Case # 2020 TD 003327**

**Redeemed Date 7/5/2022**

**Name** RICHARD MALONE 2000 W GODFREY ST PENSACOLA, FL 32501

Clerk's Total = TAXDEED	\$533.20	\$4160.71
Due Tax Collector = TAXDEED	\$4,117.11	
Postage = TD2	\$67.98	
ResearcherCopies = TD6	\$0.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

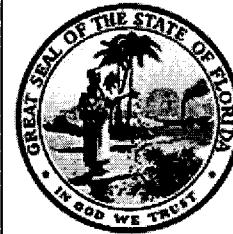
• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
------	--------	------	-------------	------------	------------

**FINANCIAL SUMMARY**

No Information Available - See Dockets

<a href="#">Search Property</a>	<a href="#">Property Sheet</a>	<a href="#">Lien Holder's</a>	<a href="#">Redeem</a>	<a href="#">Forms</a>	<a href="#">Courtview</a>	<a href="#">Benchmark</a>
Redemption Sale						



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

**Tax Deed - Redemption Calculator**

**Account: 063063000 Certificate Number: 003327 of 2020**

Redemption	Yes <input checked="" type="checkbox"/>	Application Date	4/8/2022	Interest Rate	18%
		Final Redemption Payment ESTIMATED		Redemption Overpayment ACTUAL	
		Auction Date <input type="text" value="9/6/2022"/>		Redemption Date <input type="text" value="7/5/2022"/>	
Months	5		3		
Tax Collector	<input type="text" value="\$3,824.06"/>		<input type="text" value="\$3,824.06"/>		
Tax Collector Interest	<input type="text" value="\$286.80"/>		<input type="text" value="\$172.08"/>		
Tax Collector Fee	<input type="text" value="\$6.25"/>		<input type="text" value="\$6.25"/>		
Total Tax Collector	<input type="text" value="\$4,117.11"/>		<input type="text" value="\$4,002.39"/>		
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="\$160.00"/>		<input type="text" value="\$120.00"/>		
Legal Advertisement	<input type="text" value="\$200.00"/>		<input type="text" value="\$200.00"/>		
App. Fee Interest	<input type="text" value="\$37.20"/>		<input type="text" value="\$20.52"/>		
Total Clerk	<input type="text" value="\$533.20"/>		<input type="text" value="\$476.52"/>		<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="\$67.98"/>		<input type="text" value="\$0.00"/>		
Researcher Copies	<input type="text" value="\$0.00"/>		<input type="text" value="\$0.00"/>		
Total Redemption Amount	<input type="text" value="\$4,735.29"/>		<input type="text" value="\$4,495.91"/>		
		Repayment Overpayment Refund Amount	<input type="text" value="\$239.38"/>		

Pam Childers  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY FLORIDA  
INST# 2022067819 7/5/2022 11:42 AM  
OFF REC BK: 8815 PG: 1779 Doc Type: RTD

## RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8768, Page 100, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 03327, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: **063063000 (0922-49)**

### DESCRIPTION OF PROPERTY:

**LTS 1 & E1/2 OF LT 2 BLK 20 KUPFRIAN PARK PLAT DB 62 P 245 & W 1/2 OF ADJ VAC N ST & W 1/2 OF ADJ VAC ALLEYWAY ORD #52-90 & #29-70 CA 114**

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

NAME IN WHICH ASSESSED: KAREN VILLANUEVA 1/3 INT and RICHARD MALONE 1/3 INT and GWENDOLYN CONWAY 1/3 INT

Dated this 5th day of July 2022.

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk