

Search Property	Property Sheet	Lien Holder's	Redeem	Forms	Courtview	Benchmark
Redeemed From Sale						



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

Tax Deed - Redemption Calculator

Account: 090317360 Certificate Number: 004547 of 2020

Redemption ☐ Yes ☒ No Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 4/3/2023	Redemption Date 8/5/2022
Months	9	1
Tax Collector	\$1,701.43	\$1,701.43
Tax Collector Interest	\$229.69	\$25.52
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$1,937.37	\$1,733.20 IC
Record TDA Notice	\$17.00	\$17.00
Clerk Fee	\$119.00	\$119.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$61.56	\$6.84
Total Clerk	\$517.56	\$462.84 CH
Release TDA Notice (Recording)	\$10.00	\$10.00
Release TDA Notice (Prep Fee)	\$7.00	\$7.00
Postage	\$60.00	\$0.00
Researcher Copies	\$0.00	\$0.00
Total Redemption Amount	\$2,531.93	\$2,213.04
	Repayment Overpayment Refund Amount	\$318.89

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 004547

Redeemed Date 8/5/2022

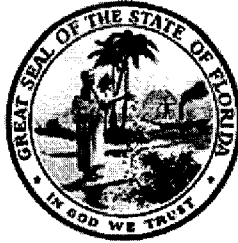
Name LISA DEHAES 2755 CONWAY DR PENSACOLA, FL 32503

Clerk's Total = TAXDEED	\$517.56	\$1876.04
Due Tax Collector = TAXDEED	\$1,987.37	
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
FINANCIAL SUMMARY					
No Information Available - See Dockets					

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

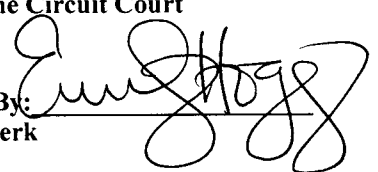
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 090317360 Certificate Number: 004547 of 2020**

Payor: LISA DEHAES 2755 CONWAY DR PENSACOLA, FL 32503 Date 8/5/2022

Clerk's Check #	1	Clerk's Total	\$517.56
Tax Collector Check #	1	Tax Collector's Total	\$1,937.37
		Postage	\$60.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$2,531.93

\$1893.04

**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>**

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TLGFY LLC CAPTIAL ONE NA, AS COLLATER** holder of **Tax Certificate No. 04547**, 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 SEC S 1 DEG 17 MIN 5 SEC W ALG W LI OF SEC 662 1/100 FT TO NW COR OF S1/2 OF NW1/4 OF NW1/4 S 88 DEG 40 MIN 12 SEC E 1118 26/100 FT FOR POB CONT S 88 DEG 40 MIN 12 SEC E 115 3/100 FT S 15 DEG 1 MIN 48 SEC W 681 40/100 FT TO S LI OF S1/2 OF NW1/4 OF NW1/4 N 88 DEG 40 MIN 15 SEC W 275 20/100 FT N 27 DEG 13 MIN 45 SEC E 736 15/100 FT TO POB OR 7834 P 1737

SECTION 07, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 090317360 (0423-19)

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

LISA PRICE DEHAES and MALLORY DEHAES

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Monday in the month of **April**, which is the **3rd day of April 2023**.

Dated this 5th day of August 2022.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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 8836, Page 38, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 04547, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: 090317360 (0423-19)

DESCRIPTION OF PROPERTY:

BEG AT NW COR OF SEC S 1 DEG 17 MIN 5 SEC W ALG W LI OF SEC 662 1/100 FT TO NW COR OF S1/2 OF NW1/4 OF NW1/4 S 88 DEG 40 MIN 12 SEC E 1118 26/100 FT FOR POB CONT S 88 DEG 40 MIN 12 SEC E 115 3/100 FT S 15 DEG 1 MIN 48 SEC W 681 40/100 FT TO S LI OF S1/2 OF NW1/4 OF NW1/4 N 88 DEG 40 MIN 15 SEC W 275 20/100 FT N 27 DEG 13 MIN 45 SEC E 736 15/100 FT TO POB OR 7834 P 1737

SECTION 07, TOWNSHIP 1 S, RANGE 31 W

NAME IN WHICH ASSESSED: LISA PRICE DEHAES and MALLORY DEHAES

Dated this 5th day of August 2022.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2200545

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

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

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

Account Number	Certificate No.	Date	Legal Description
09-0317-360	2020/4547	06-01-2020	BEG AT NW COR OF SEC S 1 DEG 17 MIN 5 SEC W ALG W LI OF SEC 662 1/100 FT TO NW COR OF S1/2 OF NW1/4 OF NW1/4 S 88 DEG 40 MIN 12 SEC E 1118 26/100 FT FOR POB CONT S 88 DEG 40 MIN 12 SEC E 115 3/100 FT S 15 DEG 1 MIN 48 SEC W 681 40/100 FT TO S LI OF S1/2 OF NW1/4 OF NW1/4 N 88 DEG 40 MIN 15 SEC W 275 20/100 FT N 27 DEG 13 MIN 45 SEC E 736 15/100 FT TO POB OR 7834 P 1737

I agree to:

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

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

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

07-14-2022
Application Date

Applicant's signature

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>04/03/2023</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS + 6.25

Tax Collector (complete Parts 1-4)

Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

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

Total. Add the amounts in Columns 3, 4 and 5

Part 4: Tax Collector Certified Amounts (Lines 1-7)

Line 1, enter the total of Part 2 plus the total of Part 3 above.

Total Paid, Line 7: Add the amounts of Lines 1-6

Line 6, Interest accrued by tax collector. Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on Line 6. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

Clerk of Court (complete Part 5)

Line 13: Interest is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of Line 7, minus Line 6, plus Lines 8 through 12. Enter the amount on Line 13.

Line 14: Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.

BEG AT NW COR OF SEC S 1 DEG 17 MIN 5 SEC W ALG W LI OF SEC 662 1/100 FT TO NW COR OF S1/2 OF NW1/4 OF NW1/4 S 88 DEG 40 MIN 12 SEC E 1118 26/100 FT FOR POB CONT S 88 DEG 40 MIN 12 SEC E 115 3/100 FT S 15 DEG 1 MIN 48 SEC W 681 40/100 FT TO S LI OF S1/2 OF NW1/4 OF NW1/4 N 88 DEG 40 MIN 15 SEC W 275 20/100 FT N 27 DEG 13 MIN 45 SEC E 736 15/100 FT TO POB OR 7834 P 1737



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

0423-19

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER PO BOX 54347 NEW ORLEANS, LA 70154	Application date	Jul 14, 2022
Property description	DEHAES LISA PRICE DEHAES MALLORY 2755 CONWAY DR PENSACOLA, FL 32503 8316 MOBILE HWY 09-0317-360 BEG AT NW COR OF SEC S 1 DEG 17 MIN 5 SEC W ALG W LI OF SEC 662 1/100 FT TO NW COR OF S1/2 OF NW1/4 (Full legal attached.)	Certificate #	2020 / 4547
		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)
# 2020/4547	06/01/2020	1,263.27	63.16	1,326.43
→Part 2: Total*				1,326.43

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)
# /					
Part 3: Total*					0.00

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)	1,326.43
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	1,701.43

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 July 27th, 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](#)

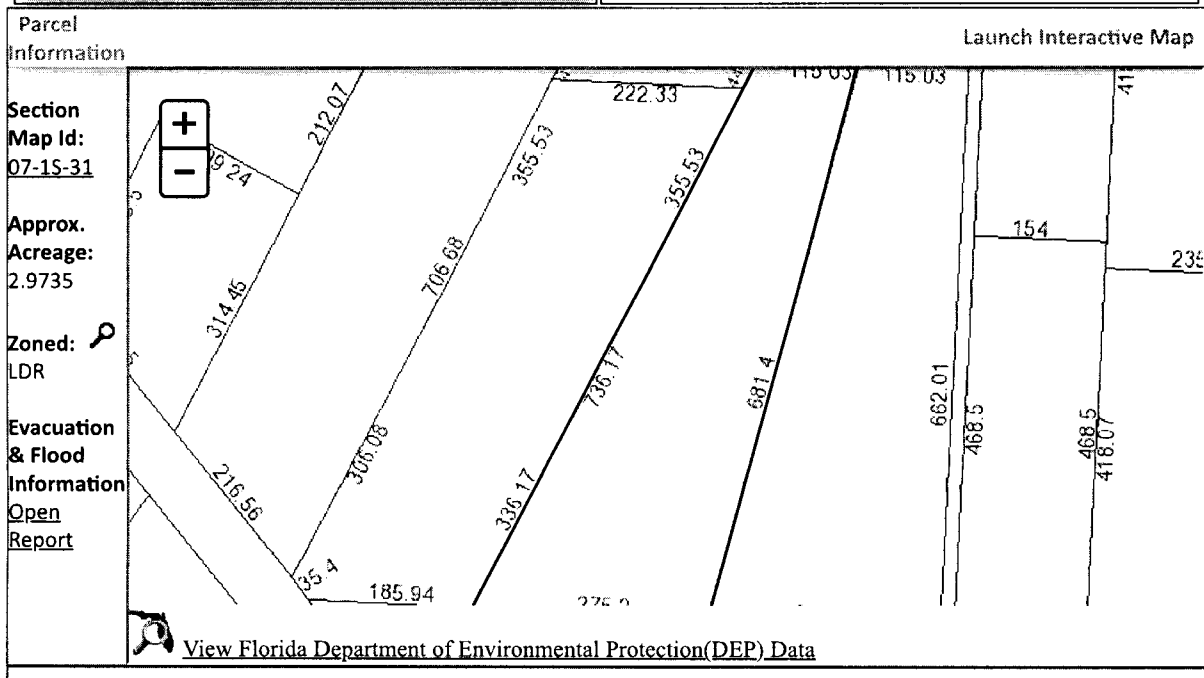
[Sale List](#)

← Nav. Mode ☒ Account ☐ Parcel ID →

[Printer Friendly Version](#)

General Information		Assessments				
Parcel ID:	0715312203000005	Year	Land	Imprv	Total	Cap Val
Account:	090317360	2021	\$54,054	\$20,064	\$74,118	\$74,118
Owners:	DEHAES LISA PRICE DEHAES MALLORY	2020	\$54,054	\$19,319	\$73,373	\$73,373
Mail:	2755 CONWAY DR PENSACOLA, FL 32503	2019	\$54,054	\$18,646	\$72,700	\$72,700
Situs:	8316 MOBILE HWY 32526	Disclaimer				
Use Code:	MOBILE HOME	Market Value Breakdown Letter				
Taxing Authority:	COUNTY MSTU	Tax Estimator				
Tax Inquiry:	Open Tax Inquiry Window	File for New Homestead Exemption Online				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data						2021 Certified Roll Exemptions	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None	
01/05/2018	7834	1737	\$90,000	WD		Legal Description BEG AT NW COR OF SEC S 1 DEG 17 MIN 5 SEC W ALG W LI OF SEC 662 1/100 FT TO NW COR OF S1/2 OF NW1/4 OF NW1/4 S 88...	
08/1996	4040	277	\$44,000	WD			
12/1994	4040	276	\$100	QC			
02/1991	2966	949	\$16,500	WD			
01/1983	1720	519	\$13,500	WD			
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						Extra Features	
						CARPORT FRAME GARAGE	



Buildings

Address: 8316 MOBILE HWY, Year Built: 1991, Effective Year: 1991, PA Building ID#: 128060

Structural Elements

DWELLING UNITS-1

MH EXTERIOR WALL-VINYL/METAL

MH FLOOR FINISH-CARPET

MH FLOOR SYSTEM-TYPICAL

MH HEAT/AIR-HEAT & AIR

MH INTERIOR FINISH-DRYWALL/PLASTER

MH MILLWORK-TYPICAL

MH ROOF COVER-METAL

MH ROOF FRAMING-GABLE HIP

MH STRUCTURAL FRAME-TYPICAL

NO. PLUMBING FIXTURES-6

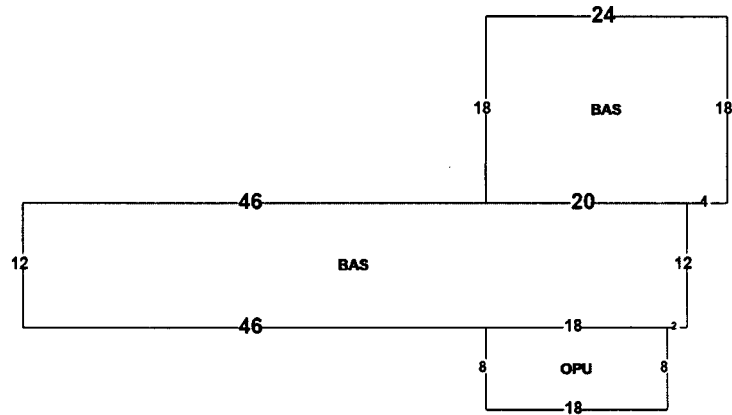
NO. STORIES-1

STORY HEIGHT-0

 Areas - 1368 Total SF

BASE AREA - 1224

OPEN PORCH UNF - 144



Images



3/19/2019 12:00:00 AM

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Last Updated: 08/02/2022 (tc 5364)

BK: 7834 PG: 1741 Last Page

Entered into this 5th day of January, 2018.

Lisa Bruce DeHaes
Buyer

Donald E Schmitz
Owner

Notarized or executed according to governing state law this 5th day of January, 2018.

State of Florida
County of Escambia

The foregoing instrument was acknowledged before me this Jan 5, 2018
by Donald E Schmitz who is personally known to me or has and Lisa Bruce DeHaes
produced Id. DC as identification.

Signature Lisa English
(SEAL)



Parcel # 07153122030000005
Parcel # 715312203000000

BK: 7834 PG: 1740

mortgage rate index chosen by the parties. The parties have chosen NONE as the mortgage rate index to govern this contract. Any changes to interest rate can be made solely by the Owner, but must be provided in writing no less than 30 days prior to the change coming into effect.

Payment for the mortgage is due monthly in the amount of 1200⁰⁰. This amount does ~~not~~ (circle one) include taxes, insurance, and legal, state, and other fees associated with owning the property. Should this amount include these fees and should these fees change due to changes in rates being set by the governing party, such as the state tax authority, the parties will notify each other of any changes that are brought to their attention within 30 days.

Prepayment of all or a portion of the financing extended to Buyer is allowed and carries no penalties.

This agreement is secured by the home. Buyer's failure to pay the mortgage payment when due as described above entitles Owner to initiate foreclosure proceedings as allowed by state against Buyer. Owner has the right to repossess the property after the conclusion of foreclosure proceedings, as outlined and permitted by the laws of the state in which the property is located.

Loan Servicing

Owner will ~~will not~~ (circle one) hire a loan servicing company to draw up the mortgage documents and handle the processing of payments. The selection of the servicing company is solely at the discretion of the Owner. Any fees charged by the chosen company for servicing the loan will be handled directly by the Owner. Owner reserves the right to hire a servicing company at any time. Notification of the choice of servicing company will be provided to the Owner no later than 30 days before payment should be sent to the servicing company.

Owner may change servicing companies at any time without giving prior notice to Owner. However, Owner must notify Buyer or have the new servicing company notify Buyer of any changes to choice of loan servicing company at least 30 days prior to the change in mailing address for monthly payment. Any fees incurred due to the Owner's failure to provide Buyer with notice, either directly or from the service company, and the Buyer's sending payment to the incorrect address shall be paid by Owner.

This contract is full in its entirety. Any additions must be made in writing and amended to this contract.

Don M I Schmitz 1-3-18

Recorded in Public Records 1/5/2018 1:43 PM OR Book 7834 Page 1739.
Instrument #2018001378, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$27.00 MTG Stamps \$437.50 Int. Tax \$250.00



Owner Financing Mortgage Contract

This agreement is entered into on the 1st day of January, 2018
between Donald Schmitz (hereinafter "Owner") and
Lisa & Mallory Dehaese (hereinafter "Buyer") for the sale of the
property located at 8316 Mobile Hwy Per Fl 32526
(hereinafter "property").

At all times the laws of the state in which the property is located govern this contract. This contract is not a sale contract for the property. A separate sale contract for the property must be entered into and executed according to the laws of the state in which the property is located.

Loan Terms

This contract establishes that Owner shall sell and Buyer shall buy the property and that Owner shall finance the balance of the purchase price for the property for Buyer after Buyer delivers a down payment.

The purchase price of the property is 125,000.00, as agreed to by the parties to this contract. This amount was agreed to after an appraisal of the property, which occurred on 4-13-14 and was conducted by Gregory Papasohn.

Buyer ☒ is not (circle one) obtaining financing for any portion of the purchase price of the property from a third party, such as a bank. Buyer must notify Owner of the amount of financing obtained from any third party and provide the name and contact information of the third party within 30 days of obtaining such financing.

The down payment amount of \$ has been agreed to by the parties and is to be delivered no later than 7 Dec, 2017. Failure to provide this down payment nullifies this contract in its entirety.

The amount that Owner will finance for Buyer for the sale of the property is 125,000.00 (hereinafter "Owner finance"). Owner shall carry the promissory note for the entire mortgage term for the amount identified as Owner finance.

Buyer has submitted a mortgage application to obtain this financing and Owner has approved Buyer's finances.

Financing for the mortgage is to last for a period of 15 years and carries an interest rate of 8%. This interest rate ☒ is not (circle one) flexible according to the

This Instrument Prepared by:
Donald E. Schmitz
9821 W. Mobile Hwy, Pensacola, FL 32526

Space Above this line for recording data

WARRANTY DEED

This Warranty Deed, Made this 5th day of January, 2018 by Donald E. Schmitz, a married man,
Whose post office address is 9821 W. Mobile Hwy., Pensacola, FL 32526 herein after called the Grantor.

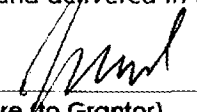
TO Lisa Price Dehaes, a unmarried woman and Mallory Dehaes, a single woman, As Joint Tenants
With Rights of Survivorship whose post office address is 2755 Conway Drive, Pensacola, FL 32503,
hereinafter called the Grantee. (Wherever used herein the terms "Grantor" and "Grantee" include all parties to this instrument and the
heirs, legal representatives, and the successors and assigns of Corporations wherever the context so admits or requires)

Witnesseth, That the Grantor, for and in consideration of the sum of \$10.00 (Ten Dollars) And other
valuable considerations, receipts whereof is hereby acknowledged, hereby grants, bargains, sells, aliens,
remises, releases, conveys and confirms unto the Grantee all that certain land, lying and being in the County
of Escambia, State of Florida, to wit:
PARCEL ID# 071S312203000005 KNOWN AS: 8316 Mobile Hwy., Pensacola, FL
BEG AT NW COR OF SEC S 1 DEG 17 MIN 5 SEC W ALG W LI OF SEC 662 1/100 FT TO NW COR OF S1/2 OF NW1/4 OF NW1/4
S 88 DEG 40 MIN 12 SEC E 1118 26/100 FT FOR POB CONT S 88 DEG 40 MIN 12 SEC E 115 3/100 FT S 15 DEG 1 MIN 48 SEC W
681 40/100 FT TO S LI OF S1/2 OF NW1/4 OF NW1/4 N 88 DEG 40 MIN 15 SEC W 275 20/100 FT N 27 DEG 13 MIN 45 SEC E 736
15/100 FT TO POB OR 4040 P 277

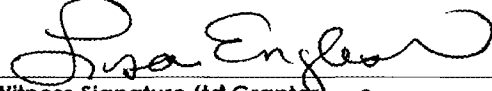
TOGETHER, With all tenements, hereditaments and appurtenances thereto belong or in anywise appertaining.
To Have and to Hold, the same in fee simple forever, and the Grantor hereby covenants with said Grantee
that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful
authority to sell and convey said land and hereby warrants the title to said land and will defend the same
against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances.

In Witness Whereof, said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Witness Signature (to Grantor) 
Printed Name JOAN ENGLISH


Grantor Donald E. Schmitz

Witness Signature (to Grantor) 
Printed Name Lisa English

STATE OF FLORIDA
COUNTY OF ESCAMIBA

The foregoing Instrument was acknowledged before me this January 5, 2018
By Donald E. Schmitz, Who is Personally known to me or who has produced a Florida Drivers License as Identification.


Notary Signature



(SEAL)

PROPERTY INFORMATION REPORT

January 29, 2023

Tax Account #:09-0317-360

LEGAL DESCRIPTION EXHIBIT "A"

BEG AT NW COR OF SEC S 1 DEG 17 MIN 5 SEC W ALG W LI OF SEC 662 1/100 FT TO NW COR OF S1/2 OF NW1/4 OF NW1/4 S 88 DEG 40 MIN 12 SEC E 1118 26/100 FT FOR POB CONT S 88 DEG 40 MIN 12 SEC E 115 3/100 FT S 15 DEG 1 MIN 48 SEC W 681 40/100 FT TO S LI OF S1/2 OF NW1/4 OF NW1/4 N 88 DEG 40 MIN 15 SEC W 275 20/100 FT N 27 DEG 13 MIN 45 SEC E 736 15/100 FT TO POB OR 7834 P 1737

SECTION 07, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 09-0317-360(0423-19)

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

PERDIDO TITLE & ABSTRACT, INC.
PROPERTY INFORMATION REPORT
3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077

Scott Lunsford
Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32591

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: APR 3, 2023

TAX ACCOUNT #: 09-0317-360

CERTIFICATE #: 2020-4547

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 <u>2022</u> tax year.

**LISA PRICE DEHAES AND
MALLORY DEHAES
8316 MOBILE HWY
PENSACOLA, FL 32526**

**LISA PRICE DEHAES AND
MALLORY DEHAES
2755 CONWAY DR
PENSACOLA, FL 32503**

**DONALD SCHMITZ
9821 W MOBILE HWY
PENSACOLA, FL 32526**

Certified and delivered to Escambia County Tax Collector, this 29th day of January, 2023.

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
CONTINUATION PAGE

January 29, 2023

Tax Account #: **09-0317-360**

1. The Grantee(s) of the last deed(s) of record is/are: **LISA PRICE DEHAES AND MALLORY DEHAES**

By Virtue of Warranty Deed recorded 1/5/2018 in OR 7834/1737

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 Donald Schmitz recorded 1/5/2018 OR 7834/1739

4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 09-0317-360

Assessed Value: \$76,633.00

Exemptions: NONE

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **NONE**

Payment of any special liens/assessments imposed by City, County, and/or State.

Note: Escambia County and/or local municipalities may impose special liens/assessments. These liens/assessments are not discovered in a title search or shown above. These special assessments typically create a lien on real property. The entity that governs subject property must be contacted to verify payment status.



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 #: 09-0317-360 CERTIFICATE #: 2020-4547

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

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

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

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

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

Period Searched: January 13, 2003 to and including January 13, 2023 Abstractor: Pam Alvarez

BY

Michael A. Campbell,
As President
Dated: January 29, 2023