

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

0423-22

Part 1: Tax Deed	Application Info	mation					
Applicant Name Applicant Address	TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER PO BOX 54347 NEW ORLEANS, LA 70154			Applic	cation date	Jul 14, 2022	
Property description	NEZOVICH EDWARD CLYDE TRUSTEES FOR NEZOVICH GLADYS MAXINE REVOCABLE TRUST C/O EDWARD CLYDE NEZOVICH 8432 BELLE MEADOW BLVD PENSACOLA, FL 32516 4780 HELTON RD 09-1627-100 BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1 (Full legal attached.)			Certificate # Date certificate issued		2020 / 4770	
						06/01/2020	
Part 2: Certificate	es Owned by App	licant and	I Filed w	ith Tax Deed	Applic	ation	
Column 1 Certificate Numbe	Colum Date of Certif		_	olumn 3 ount of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2020/4770	06/01/2			841.58		42.08	883.66
					1	→Part 2: Total*	883.66
Part 3: Other Cei	tificates Redeem	ed by App	olicant (C	ther than Co	unty)	e e e e e e e e e e e e e e e e e e e	
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Face Ar	mn 3 mount of ertificate	Column 4 Tax Collector's F	Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2022/4033	06/01/2022		534.91		6.25	26.75	567.91
# 2021/3751	06/01/2021		526.91		6.25	26.35	559.51
700 2 ST-00 LOFT - 30 A A A A A A A A A A A A A A A A A A		•			•	Part 3: Total*	1,127.42
Part 4: Tax Colle	ector Certified Am	ounts (Li	nes 1-7)				
Cost of all certi	ficates in applicant's	possession	and other			l by applicant f Parts 2 + 3 above)	2,011.08
2. Delinquent taxo	es paid by the applic	ant					0.00
3. Current taxes p	paid by the applicant						0.00
4. Property inform	nation report fee						200.00
5. Tax deed appli	cation fee						175.00
6. Interest accrue	d by tax collector un	der s.197.54	42, F.S. (s	ee Tax Collecto	r Instru	ictions, page 2)	0.00
7.					Tot	al Paid (Lines 1-6)	2,386.08
-	formation is true and				/ infom	nation report fee, an	d tax collector's fees
\mathcal{R} .	//,					Escambia, Florid	a
Sign here:	tour				_	ate July 27th, 2	022

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

Par	t 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 h	nere: Date of sale 04/03/2023 Signature, Clerk of Court or Designee

INSTRUCTIONS +6.75

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 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1150 FT TO PT ON WLY LI OF SEC NLY ALG WLY LI OF SEC 680 FT TO POB OR 931 P 176 OR 4736 P 286 LESS OR 6601 P 265 NEZOVICH

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

Application Number: 2200479

To: Tax Collector of ESC	AMBIA COUNTY	_, Florida	
I, TLGFY, LLC CAPITAL ONE, N./ PO BOX 54347 NEW ORLEANS, LA 70154, hold the listed tax certificate ar		e same to the Tax	Collector and make tax deed application thereon
Account Number	Certificate No.	Date	Legal Description
09-1627-100	2020/4770	06-01-2020	BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1150 FT TO PT ON WLY LI OF SEC NLY ALG WLY LI OF SEC 680 FT TO POB OR 931 P 176 OR 4736 P 286 LESS OR 6601 P 265 NEZOVICH
I agree to: • pay any current taxe • redeem all outstandi	es, if due and ng tax certificates plus	interest not in my p	possession, and
 pay all delinquent ar 	nd omitted taxes, plus ir	nterest covering the	e property.
 pay all Tax Collector Sheriff's costs, if app 		ation report costs, C	Clerk of the Court costs, charges and fees, and
Attached is the tax sale certific which are in my possession.	cate on which this applic	cation is based and	all other certificates of the same legal description
Electronic signature on file TLGFY, LLC CAPITAL ONE PO BOX 54347 NEW ORLEANS, LA 7015			<u>07-14-2022</u>
Applican	t's signature		Application Date
. •	_		

Real Estate Search

Tangible Property Search

Sale List

Nav. M	ode 💿 /	Accour	nt OPa	rcel ID	, ···	,,			Timerin	endly Version
General Inf	ormation	1				Assessr	nents			
Parcel ID:	2615312	210100	01001	At-cabit	Committee of the Commit	Year	Land	Imprv	Total	<u>Cap Val</u>
Account:	091627	100				2021	\$30,601	\$1,511	\$32,112	\$32,11
Owners:					TRUSTEES FOR REVOCABLE	2020 2019	\$30,601 \$30,601	\$1,511 \$4,998	\$32,112 \$35,599	\$32,11 \$35,59
Mail:	C/O ED\ 8432 BE	LLE M	EADOW	BLVD				Disclaime	er	
Situs:	PENSAC 4780 HE	•					Market	Value Break	down Lette	:r
Use Code:	VACANT	RESID	ENTIAL	- IMP	ROVED 🔑			Tax Estima	tor	
Taxing Authority:	COUNT	MST	J			Fil	e for New I	Homestead	Exemption	Online
Inquiry: Tax Inquiry Escambia C		tesy of	Scott L		d					
Sales Data						2021 C	ertified Roll E	xemptions		
Sale Date	Book	Page	Value	Туре	Official Records (New Window)	None				SHOW THE PARTY OF
10/14/201 10/08/201 07/2001		1241	•	TR	Ca Ca Ca	BEG AT	SLY PARL TO	SEC 26 FOR PC W LI 680 FT V		
01/1975	931	176	\$100		C).	Extra F	eatures			
Official Rec Escambia C Comptrolle	ounty Cle	•	,			11	BUILDING E HOME PORCH			
Parcel nformation						-	· · · · ·		Launch Int	eractive Ma

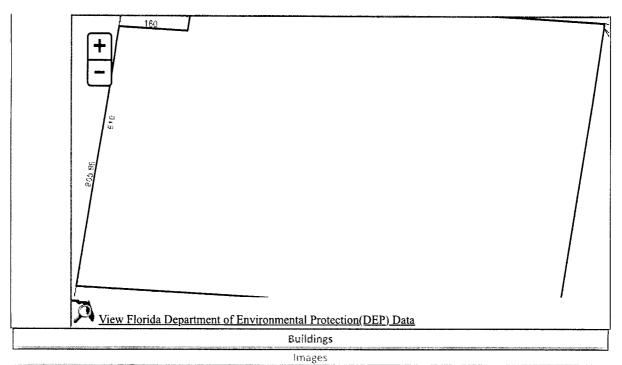
Map Id:
26-1S-31-1

Approx.
Acreage:
16.6861

Zoned:
LDR

Evacuation
& Flood
Information

Open Report





5/1/2019 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.5498)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2022087449 8/29/2022 11:32 AM
OFF REC BK: 8848 PG: 1558 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That TLGFY LLC CAPTIAL ONE NA, AS COLLATER holder of Tax Certificate No. 04770, 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 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1150 FT TO PT ON WLY LI OF SEC NLY ALG WLY LI OF SEC 680 FT TO POB OR 931 P 176 OR 4736 P 286 OR 8181 P 1239 LESS OR 6601 P 265 NEZOVICH

SECTION 26, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 091627100 (0423-22)

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

EDWARD CLYDE NEZOVICH TRUSTEE

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 24th 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.

COUNTRA

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: 091627100 Certificate Number: 004770 of 2020

Payor: MARY FRANCES HARRELL 7912 STELLA DR PENSACOLA, FL 32534 Date 11/1/2022

Clerk's Check # 1

Tax Collector Check # 1

Clerk's Total

\$5\766

#a, 698.85

Tax Collector's Total

\$2,74.45

Postage

\$60.00

Researcher Copies

\$0.00

Recording

\$10.00

Prep Fee

\$7.00

Total Received

\$7.00

\$ a,715.85

PAM CHILDERS
Clerk of the Circuit Court

Received By:_ Deputy Clerk

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

PAM CHILDERS CLERK OF THE CIRCUIT COURT ARCHIVES AND RECORDS CHILDSUPPORT CIRCUIT CIVIL CIRCUIT CRIMINAL COUNTY CIVIL 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 004770 Redeemed Date 11/1/2022

Name MARY FRANCES HARRELL 7912 STELLA DR PENSACOLA, FL 32534

Clerk's Total = TAXDEED	\$517.56 \$2,\(\frac{1}{4}\),\(\frac{1}{4}\)
Due Tax Collector = TAXDEED	\$2,714.45
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$6.00
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 ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

90 WE THE	Account: 091627100 Certificate Nu	ımber: 004770 of 2020
Redemption No 🗸	Application Date 7/14/2022	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 4/3/2023	Redemption Date 11/1/2022
Months	9	4
Tax Collector	\$2,386.08	\$2,386.08
Tax Collector Interest	\$322.12	\$143.16
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$2,714.45	\$2,535.49 T.C.
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	\$27.36
Total Clerk	\$517.56	\$483.36 C.H.
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	\$3,309.01	\$3,035.85 -120-200
	Repayment Overpayment Refund Amount	\$3,035.85 <u>-120-200</u> \$273.16
Book/Page	8848	1558
		

Pam Childers CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY FLORIDA INST# 2022106866 11/1/2022 9:50 AM OFF REC BK: 8882 PG: 1768 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 8848, Page 1558, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 04770, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: 091627100 (0423-22)

DESCRIPTION OF PROPERTY:

BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1150 FT TO PT ON WLY LI OF SEC NLY ALG WLY LI OF SEC 680 FT TO POB OR 931 P 176 OR 4736 P 286 OR 8181 P 1239 LESS OR 6601 P 265 NEZOVICH

SECTION 26, TOWNSHIP 1 S, RANGE 31 W

NAME IN WHICH ASSESSED: EDWARD CLYDE NEZOVICH TRUSTEE

Dated this 1st day of November 2022.

COUNT

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

SCOTT LUNSFORD,	ESCAMBIA COUNTY TA	AX COLLECTOR	
TAX ACCOUNT #:	09-1627-100	CERTIFICATE #:	2020-4770
REPORT IS LIMITED	TO THE PERSON(S) EX		ORS OR OMISSIONS IN THIS Y NAME IN THE PROPERTY NFORMATION REPORT.
listing of the owner(s) of tax information and a li- encumbrances recorded title to said land as liste	of record of the land describ sting and copies of all oper in the Official Record Boo d on page 2 herein. It is the	ped herein together with cur n or unsatisfied leases, mort oks of Escambia County, Fl e responsibility of the party	e user named above includes a rent and delinquent ad valorem gages, judgments and orida that appear to encumber the named above to verify receipt of fice issuing this Report must be
and mineral or any sub-	surface rights of any kind o s, boundary line disputes, a	r nature; easements, restrict	w or in subsequent years; oil, gas, ions and covenants of record; yould be disclosed by an accurate
-	•		cument attached, nor is it to be as any other form of guarantee or
Use of the term "Repor	t" herein refers to the Propo	erty Information Report and	the documents attached hereto.
Period Searched:	uary 14, 2003 to and incl	uding January 14, 2023	Abstractor: Pam Alvarez

Michael A. Campbell,

THE ATTACHED REPORT IS ISSUED TO:

As President

BY

Dated: January 29, 2023

PROPERTY INFORMATION REPORT

CONTINUATION PAGE

January 29, 2023

Tax Account #: 09-1627-100

1. The Grantee(s) of the last deed(s) of record is/are: EDWARD CLYDE NEZOVICH, NANCY ALINE ROBINSON, DOROTHY MARIE BIVENS, WILLIAM FRANK NEZOVICH AND DANIEL PETE NEZOVICH

By Virtue of Trustee's Deed recorded 10/14/2019 in OR 8181/1241

- 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. MSBU Lien in favor of Escambia County recorded 8/19/1999 OR 4455/1091
 - b. Judgment in favor of Regions Bank recorded 10/24/2019 OR 8187/1927
 - c. Judgment in favor of Regions Bank recorded 5/21/2012 OR 6859/1178
 - d. Judgment in favor of Escambia County recorded 7/27/2006 OR 5957/1327
 - e. Judgment in favor of Escambia County recorded 7/28/2006 OR 5958/1257
 - f. Judgment in favor of Asset Acceptance LLC recorded 2/29/2016 OR 7484/10
 - g. Judgment in favor of Asset Acceptance LLC recorded 8/26/2016 OR 7580/1517
- 4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 09-1627-100 Assessed Value: \$35,323.00

Exemptions: NONE

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

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

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

PERDIDO TITLE & ABSTRACT, INC.

PROPERTY INFORMATION REPORT

3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE:	APR 3, 2023
TAX ACCOUNT #:	09-1627-100
CERTIFICATE #:	2020-4770
In compliance with Section 197.522, Florida Statutes, the those persons, firms, and/or agencies having legal interproperty. The above-referenced tax sale certificate is bale.	est in or claim against the above-described
YES NO ☐ ☐ Notify City of Pensacola, P.O. Box 12910 ☐ Notify Escambia County, 190 Government ☐ Homestead for 2022 tax year.	
EDWARD CLYDE NEZOVICH AS TRUSTEE OF	EDWARD CLYDE NEZOVICH
THE GLADYS MAXINE NEZOVICH REVOCABLE	8432 BELLE MEADOW BOULEVARD
TRUST AGREEMENT DATED JULY 3, 2001,	PENSACOLA, FL 32516
EDWARD CLYDE NEZOVICH, NANCY ALINE	
ROBINSON, DOROTHY MARIE BIVENS,	EDWARD C NEZOVICH
WILLIAM FRANK NEZOVICH AND DANIEL	4031 NOWLINBURY DR
PETE NEZOVICH	PENSACOLA, FL 32514
4780 HELTON RD	,
PENSACOLA, FL 32526	EDWARD C NEZOVICH
,	6217 MAYBELLE DR
NANCY ALINE ROBINSON	PENSACOLA, FL 32504
5420 DERWOOD ROAD	,
PENSACOLA, FL 32526	NANCY ROBINSON AKA NANCY G
	ROBINSON
DOROTHY MARIE BIVENS	3809 W LEE ST
2700 MEMPHIS CIRCLE	PENSACOLA, FL 32505-6118
PENSACOLA, FL 32526	
	WILLIAM FRANK NEZOVICH
WILLIAM FRANK NEZOVICH	4780 HELTON LANE
2311 NORTH R STREET	PENSACOLA, FL 32526
	, -

deed

Continued on Page 4

PENSACOLA, FL 32505

Continued from Page 3

DANIEL PETE NEZOVICH 5420 DERWOOD ROAD PENSACOLA, FL 32526

REGIONS BANK 2050 PARKWAY OFFICE BIRMINGHAM, AL 35244 REGIONS BANK 1900 FIFTH AVENUE NORTH BIRMINGHAM, AL 35203

ASSET ACCEPTANCE LLC PO BOX 2036 WARREN, MI 48090

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

PERDIDO TITLE & ABSTRACT, INC.

mhagul

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

January 29, 2023 Tax Account #:09-1627-100

LEGAL DESCRIPTION EXHIBIT "A"

BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1150 FT TO PT ON WLY LI OF SEC NLY ALG WLY LI OF SEC 680 FT TO POB OR 931 P 176 OR 4736 P 286 OR 8181 P 1239 LESS OR 6601 P 265 NEZOVICH

SECTION 26, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 09-1627-100(0423-22)

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

Recorded in Public Records 10/14/2019 3:47 PM OR Book 8181 Page 1241, Instrument #2019090351, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$18.50 Deed Stamps \$0.70

> Prepared by and Return To: Michael D. Tidwell 811 North Spring Street Pensacola, Florida 32501 (without benefit of title search)

The preparer of this Deed represents that: This Deed has been prepared at the express direction of the Grantor and Grantee solely from the legal description provided to the preparer by the Grantor and Grantee; that no title search, survey, or inspection of the property described below has been performed by the preparer; that the title to the property described below has not been examined by the preparer; and that the preparer makes no representations, warranties or guarantees whatsoever as to the status of the title to or ownership of said property.

Trustee's Deed

This Trustee's Deed made this day of the Cladys Maxine Nezovich Revocable Trust Agreement, dated July 3, 2001, whose post office address is 8432 Belle Meadow Boulevard, Pensacola, FL 32516 grantor, and Edward Clyde Nezovich, whose post office address is 8432 Belle Meadow Boulevard, Pensacola, FL 32516 grantee, and Nancy Aline Robinson, whose post office address is 5420 Derwood Road, Pensacola, Florida 32526 grantee, and Dorothy Marie Bivens, whose post office address is 2700 Memphis Circle, Pensacola, Florida 32526 grantee, and William Frank Nezovich, whose post office address is 4780 Helton Lane, Pensacola, Florida 32526 grantee, and Daniel Pete Nezovich whose post office address is 5420 Derwood Road, Pensacola, Florida 32526 grantee:

(Whenever used herein the terms grantor and grantee include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantees heirs and assigns forever, the following described land, situate, lying and being in Escambia County, Florida, to-wit:

Begin at the NW corner of Section 26, Township 1 South, Range 31 West for Point of Beginning and run East along the North line of said Section for 1150.0 feet; thence run Southerly parallel with the West line of said Section 680.0 feet; thence run Westerly parallel with the North line of said Section for 1150.0 feet to a point in the Westerly line of said Section; and thence run Northerly along the Westerly line of said Section for 680.0 feet to said Point of Beginning.

Together with all the tenements, hereditaments and appurtenances thereto belonging 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; that the grantor

BK: 8181 PG: 1242 Last Page

hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under grantors.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Witness Name: Michael D. Titurum Witness Name: Keller Parker	Edward Clyde Nezovich, Individually
State of Forido County of Ford County of Clyde Nezovich, Trustee of the Gladys Maxine Nez 2001, who { } is personally known or { } has produce	ovich Revocable Trust Agreement dated July 3,
[Notary Seal] KELLEY PARKER Notary Public - State of Florida Commission # GG 254709 My Comm. Expires Dec 28, 2022 Bonded through National Notary Assn.	Notary Public Printed Name: Kelley Parker My Commission Expires: Dec 28, 2025

OR BK 4455 PG1091 Escambia County, Florida INSTRUMENT 99-647650

NOTICE OF LIEN

RCD Aug 19, 1999 08:01 am Escambia County, Florida

STATE OF FLORIDA COUNTY OF ESCAMBIA

Ernie Lee Magaha Clerk of the Circuit Court INSTRUMENT 99-647650

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT (MSBU)

Re: NEZOVICH GLADYS MAXINE 4780 HELTON LN

ACCT.NO. 09 1627 100 000

PENSACOLA FL 32526

TRUOMA \$35.20

THIS Notice of Lien is hereby filed pursuant to Section 1-15-63 of the Escambia County, Florida Code of Ordinances for delinquent annual assessments for the fiscal year October 1, 1998 through September 30, 1999 plus a 10% penalty charge against real property, more particularly described as:

BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1150 FT TO PT ON WLY LI OF SEC NLY ALG WLY LI OF SEC PROP.NO. 26 1S 31 2101 001 001

filed in the public records of Escambia County. This constitutes a lien against the property identified above until discharged and satisfied by payment to the Clerk of the Circuit Court of the lien, plus penalties, in the total amount of \$35.20. Evidence of discharge and satisfaction of this lien can be recorded in the public records of Escambia County, Florida by the Clerk of the Circuit Court

This lien shall not be assigned to any person. Until fully satisfied by payment, discharged or barred by law, this lien shall remain equal in rank and dignity with the liens of all state, county, district or municipal taxes and special assessments and superior in rank and dignity to all other subsequently filed liens, encumbrances, titles and claims in, to, or against the property. This lien may be enforced at any time by the Board of County Commissioners subsequent to the date of recording of this Notice of Lien for the amount due under the recorded lien, including all penalties, plus costs and a reasonable attorney's fee by proceedings in a court of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or under the provisions of Chapter 173, Florida Statutes or the collection and enforcement of payment thereof may be accomplished by any other method authorized by law. Ernie Lee Magaha
Clark of the Circuit Cart
Deputy Clerk

Ernie Lee Magaha Clerk of the Cir Circuit Court

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Fig. Count SA COUNTY

Recorded in Public Records 10/24/2019 3:57 PM OR Book 8187 Page 1927, Instrument #2019093914, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$18.50

	IN THE CIRCUIT COURT OF FIRST JUDICIAL CIRCUIT ESCAMBIA COUNTY, FLORI	
REGIONS BANK,)	
Plaintiff, v.)) Civil Action File No: 2016 CA:) Div. A	001859
EDWARD C. NEZOVICH,)	11.40 12.10 12.10 12.10
Defendant.)	. <u>†</u> . <u></u>
ORDER GRANTI	ING FINAL DEFAULT JUDGMENT	٠
		1 5

Having been duly served with the Summons and Complaint, and having failed to appear or plead, judgment is hereby entered against Defendant EDWARD C. NEZOVICH pursuant to Fla. R. Civ. P. 1.500, as follows:

It is hereby ORDERED and ADJUDGED that Plaintiff Regions Bank, 1900 Fifth Avenue North, Birmingham, Alabama 35203, recover of Defendant **EDWARD C. NEZOVICH** the liquidated sum of \$48,433.50 (which consists of principal in the amount of \$44,368.18 and accrued interest in the amount of \$3,374.55 and fees and costs of \$690.77) and shall bear interest at the legal rate as of the date of entry of this Order for which let execution issue.

It is further ORDERED and ADJUDGED that the judgment debtor shall complete under oath Florida Rule of Civil Procedure Form 1.977 (Fact Information Sheet), including all required attachments, and serve it on the judgment creditor's attorney within 45 days from the date of this final judgment, unless the final judgment is satisfied or post-judgment discovery is stayed. Jurisdiction of this case is retained to enter further orders that are

BK: 8187 PG: 1928 Last Page

proper to compel the judgment debtor to complete form 1.977, including all required attachments, and serve it on the judgment creditor's attorney.

IT IS SO ORDERED. This 4 hay of

<u>en</u>, 2019

Judge: Circuit Court, 1st Judicial Circuit

Escumbia County, Florida

Submitted:

Paul W. Burke

Drew Eckl & Farnham, LLP 235 Peachtree St., NE, Ste. 1900

Atlanta, Georgia 30303 Tel: (404) 885-1400 Fax: (404) 876-0992 pwbpleadings@dellaw.com

Stamped Envelopes/Copies to:

Paul W. Burke, Eric Retter & Kristen Johnson – <u>pwbpleadings/a/deflaw.com</u> Edward C. Nezovich, 4031 Nowlinbury Dr., Pensacola, FL 32514

8774976/1 67031-128919 Recorded in Public Records 05/21/2012 at 11:01 AM OR Book 6859 Page 1178, Instrument #2012039403, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$10.00

Recorded in Public Records 03/28/2012 at 11:34 AM OR Book 6836 Page 1536, Instrument #2012023570, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

IN THE CIRCUIT COURT OF THE 1ST JUDICIAL CIRCUIT IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NO.: 2011-CA-001738

REGIONS BANK

Plaintiff,

EDWARD C NEZOVICH & ELISA A NEZOVICH, jointly & severally, Defendants.

ERNO STO MAJAHA CLERK OF CHAUST COURT ESCAMBIA COUNTY, FL

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DEFAULT FINAL JUDGMENT

This action was heard on entry of a Default Final Judgment against the Defendant, EDWARD C NEZOVICH, and IT IS ORDERED AND ADJUDGED that:

REGIONS BANK does have, receive and recover from the Defendant, EDWARD C NEZOVICH, the following:

Principal \$42,012.41
Interest: \$4,517.59
Costs: \$526.00
Attorney's Fees: \$2,500.00

TOTAL \$49,556.00

that shall bear interest at the statutory rate of 4.75% until such time as this Judgment is satisfied. FOR ALL OF THE ABOVE SUMS, LET EXECUTION ISSUE.

- This Court reserves jurisdiction to award further attorney's fees and costs expended for the purpose of satisfaction of this Judgment.
- Defendant(s) shall respond to Plaintiff's post-judgment discovery requests within the allotted time
 as prescribed in the Florida Rules of Civil Procedure.

DONE AND ORDERED in Chambers in ESCAMBIA County, Florida this 23 of March 201

3-26-12 9 MM

Copies furnished to: NOAM J. COHEN, P.A. Attorney for Plaintiff 13899 Biscayne Blvd. #305 North Miami Beach, FL 33181 (305) 341-3545 CIRCUIT COURT JUDGE

Plaintiff's Name and Address: REGIONS BANK 2050 PARKWAY OFFICE BIRMINGHAM, AL., 35244 C/O NOAM J. COHEN, P.A.

√ Defendant: EDWARD C NEZOVICH; 6217 MAYBELLE DR; PENSACOLA FL 32504; SS# ***-**-7705

W000107

"CERTIFIED TO BE A TRUE COPY
THE ORIGINAL ON FILE IN THIS OFFICE
MI MESS MY HAND AND OFFICIAL SEAL
FIRME LEE MAGAHA, CLERK
RICUIT COURT AND COUNTY COURT
ESCAMBIA COUNTY, FLORIDA"

Case: 2011 CA 001738

Dkt: CA1036 Pg#:

13

Recorded in Public Records 07/27/2006 at 09:21 AM OR Book 5957 Instrument #2006075405, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL



IN THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA

CLERK OF CIRCUIT COURT ESCAMBIA COUNTY, FL

STATE OF FLORIDA

29th JUL 17 P # 30

2004 CF 001400 A CASE NO:

DIVISION:

V\$

COURT DIVISION FILED & RECORDED

WILLIAM FRANK NEZOVICH 2311 NORTH R STREET PENSACOLA FL 32505

W/M DOB: 11/03/1965

JUDGMENT AGAINST DEFENDANT FOR ATTORNEY'S FEES AND COSTS

It is hereby ordered and adjudged that the above-named defendant shall pay to the Clerk of the Circuit Court on behalf of the State of Florida, the sum of \$ 50.00 , which the Court has determined to be the reasonable value for the assistance of Court-appointed counsel and for taxable Application Fee to be deposited into the costs in this cause, plus an additional \$ 40.00 Indigent Criminal Defense Trust Fund, for a total of \$ 90.00

It is further ordered and adjudged that, in accordance with Section 938.29(2)(a), Florida Statutes, a lien is hereby created against all of the property, both real and personal, of the defendant and his/her estate, in the amount aforesaid, in favor of the State of Florida and shall bear interest at the rate set out in s.55.03 Florida Statutes, for which let execution issue.

Payment toward this lien should be made to Honorable Ernie Lee Magaha, Clerk of the Circuit Court, Attn: Circuit Criminal Division, PO Box 333, Pensacola, FL 32591-0333.

Note: You have the right to have a hearing with respect to the appropriateness of the Public Defender fee imposed by the Court. If you wish to have a hearing, you must file a written request with the Court within ten days of the date hereof.

DONE AND ORDERED this 17 day of July, 2006

Judge

cc: Defendant

2004 CF 001400 A

00045632139 Dkt: CF361 Pg#: Recorded in Public Records 07/28/2006 at 08:43 AM OR Book 5958 Page 1257, Instrument #2006076002, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL



IN THE CIRCUIT COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

vs.

CASE NO.:

2004 CF 001400 A

DIVISION: F

DEFENDANT: WILLIAM FRANK NEZOVICH

2311 NORTH R STREET PENSACOLA, FL 32505 Case: 2004 CF 001400 A

Dkt: CF618 Pg#:

DATE OF BIRTH: 11/03/1965

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On MAY 17, 2005, an order assessing fines, costs, and additional charges was entered against Defendant requiring payment of certain sums for fines, costs, and additional charges.

Defendant having failed to make full payment,

IT IS ADJUDGED that the Escambia County Clerk of Court, 190 Governmental Center, Pensacola, Florida 32502 recover from Defendant those remaining unpaid fines, costs and additional charges in the sum of \$350.16, the amount of which shall bear interest at the rate prescribed by law (9%) until satisfied.

It is further ORDERED AND ADJUDGED that a lien is hereby created against all of the property, both real and personal, of the defendant.

FOR WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in open court/chambers in Pensacola, Escambia County,

Florida, this day of

CIRCUIT JUDGE

C: ASSISTANT STATE ATTORNEY

€c: PD PUBLIC DEFENDER

cc: DEFENDANT

Recorded in Public Records 02/29/2016 at 08:52 AM OR Book 7484 Page 10, Instrument #2016014184, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$10.00

Recorded in Public Records 09/22/2005 at 02:47 PM OR Book 5735 Page 1516, Instrument #2005423571, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY STATE OF FLORIDA, CIVIL DIVISION

ASSET ACCEPTANCE LLC

Plaintiff,

vs.

Case No: 05SC3494

NANCY ROBINSON

Defendant(s).

ORIGINAL ON FILE IN THE SEAR WITNESS MY HAND AND PERSONAL PAM CHILDERS OF THE CIRCUIT COURT & COMPTROLLER

SSCAMBIA COURTY FLORIDA

BY: DATE: DATE: DATE:

CERTIFIED TO BE A TRUE C

DEFAULT FINAL JUDGMENT

THIS CAUSE having come before the court on 08/24/05 and the Court, finding the Defendant failed to appear at Pre-Trial on 08/24/05 it is hereby:

ORDERED AND ADJUDGED that Final Judgment is hereby entered in favor of Plaintiff, ASSET ACCEPTANCE LLC, P.O. Box 2036, Warren, MI 48090 and against Defendant, NANCY ROBINSON, 3809 W LEE ST, PENSACOLA, FL 32505-6118, in the sum of \$1970.55 on principal, \$306.12 as prejudgment interest, with costs of \$180.00 for a total sum of \$2456.67 for all of which let execution issue and which sum shall bear interest at the rate of 7% per year.

ORDER AND ADJUDGED that defendant shall complete Florida Small Claims Rules 7.343 (Fact Information Sheet) and return it to the Plaintiff's attorney within forty five (45) days from the date of this Final Judgment, unless the Final Judgment is satisfied or a motion for new trial or notice of appeal is filed.

Jurisdiction in this case is retained to enter further orders that are proper to compel the defendant to complete form 7.343 and return it to the plaintiff's attorney.

of September . 2005

COUNTY COURT JUDGE

cc: ASSET ACCEPTANCE LLC c/o Rodolfo J. Miro, P.O. Box 9065; Brandon, FL 33509, Bar-0103799

NANCY ROBINSON, 3809 W LEE ST , PENSACOLA, FL 32505-6118

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Recorded in Public Records 08/26/2016 at 04:03 PM OR Book 7580 Page 1517, Instrument #2016066118, Pam Childers Clerk of the Circuit Court Escambia County, FL

Recorded in Public Records 06/26/2006 at 03:21 PM OR Book 5936 Page 990, Instrument #2006064383, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY STATE OF FLORIDA, CÍVIL DIVISION

FRUIT LET MAGAMA
UT COURT
COUNTY, FL

ASSET ACCEPTANCE LLC

17: JUM 20 P 3: 17

Plaintiff,

CC PATY CIVIL DIVISION

VS.

Case No: 06SC1462

NANCY G ROBINSON

Defendant(s).

DEFAULT FINAL JUDGMENT

THIS CAUSE having come before the court on 05/02/06 and the Court, finding the Defendant failed to appear at Pre-Trial on 05/02/06 it is hereby:

ORDERED AND ADJUDGED that Final Judgment is hereby entered in favor of Plaintiff, ASSET ACCEPTANCE LLC, P.O. Box 2036, Warren, MI 48090 and against Defendant, NANCY G ROBINSON, 3809 W LEE ST, PENSECOLA, FL 32505-6118, in the sum of \$1162.07 on principal, \$251.96 as prejudgment interest, with costs of \$180.00 for a total sum of \$1594.03 for all of which let execution issue and which sum shall bear interest at the rate of 9% per year.

ORDER AND ADJUDGED that defendant shall complete Florida Small Claims Rules 7.343 (Fact Information Sheet) and return it to the Plaintiff's attorney within forty five (45) days from the date of this Final Judgment, unless the Final Judgment is satisfied or a motion for new trial or notice of appeal is filed.

Jurisdiction in this case is retained to enter further orders that are proper to compel the defendant to complete form 7.343 and return it to the plaintiff's attorney.

DONE AND ORDERED at ESCAMBIA COUNTY COURT this 20th day

COUNTY COURT JUDGE

cc: ASSET ACCEPTANCE LLC c/o Rodolfo J. Miro, P.O. Box 9065; Brandon, FL 33509, Bar-0103799

NANCY G ROBINSON, 3809 W LEE ST , PENSECOLA, FL 32505-6118

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CERTIFICATION OF THE ORIGINAL SEAL DEFICIAL SEAL OF THE CITY OF TH

Case: 2006 SC 001462 00053004151 Dkt: CC1033 Pg#: