



# 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

1223.56

### Part 1: Tax Deed Application Information

Applicant Name Applicant Address	JUAN C CAPOTE MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK 780 NW 42 AVE #300 MIAMI, FL 33126	Application date	Apr 26, 2023
Property description	JOHNSON THOMAS & JOHNSON JAMON A & 1112 N DAVIS HWY PENSACOLA, FL 32503-5951 2319 N BAYLEN ST 13-2210-500 E 85 FT OF LTS 15 16 BELMONT BLK 134 BELMONT TRACT OR 1131/4597 P 783/1990 CA 81	Certificate #	2021 / 6326
		Date certificate issued	06/01/2021

### 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)
# 2021/6326	06/01/2021	578.84	28.94	607.78
<b>→Part 2: Total*</b>				<b>607.78</b>

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

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2022/6868	06/01/2022	629.92	6.25	31.50	667.67
<b>Part 3: Total*</b>					<b>667.67</b>

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	1,275.45
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	611.42
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
<b>Total Paid (Lines 1-6)</b>	<b>2,261.87</b>
7.	

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: *Jennifer M. Cassidy*  
Signature, Tax Collector or Designee

Escambia, Florida  
Date May 8th, 2023

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

+ \$6.25

<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. <span style="float: right;"><b>Total Paid (Lines 8-13)</b></span>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____	Date of sale <u>12/06/2023</u>
Signature, Clerk of Court or Designee	

**INSTRUCTIONS**

**Tax Collector (complete Parts 1-4)**

**Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application**  
 Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

**Part 3: Other Certificates Redeemed by Applicant (Other than County)**  
**Total.** Add the amounts in Columns 3, 4 and 5

**Part 4: Tax Collector Certified Amounts (Lines 1-7)**  
**Line 1,** enter the total of Part 2 plus the total of Part 3 above.  
**Total Paid, Line 7:** Add the amounts of Lines 1-6

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

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

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

**Clerk of Court (complete Part 5)**

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

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

**APPLICATION FOR TAX DEED**  
Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2300352

To: Tax Collector of ESCAMBIA COUNTY, Florida

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

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

Account Number	Certificate No.	Date	Legal Description
13-2210-500	2021/6326	06-01-2021	E 85 FT OF LTS 15 16 BELMONT BLK 134 BELMONT TRACT OR 1131/4597 P 783/1990 CA 81

I agree to:

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

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

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

04-26-2023  
Application Date

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



# Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Nav. Mode  Account  Parcel ID →

Printer Friendly Version

<b>General Information</b> <b>Parcel ID:</b> 000S009010150134 <b>Account:</b> 132210500 <b>Owners:</b> JOHNSON THOMAS & JOHNSON JAMON A & JOHNSON SHEDRICK <b>Mail:</b> 1112 N DAVIS HWY PENSACOLA, FL 32503-5951 <b>Situs:</b> 2319 N BAYLEN ST 32501 <b>Use Code:</b> SINGLE FAMILY RESID <b>Taxing Authority:</b> COUNTY MSTU <b>Tax Inquiry:</b> <a href="#">Open Tax Inquiry Window</a> Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	<b>Assessments</b> <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2022</td> <td>\$5,368</td> <td>\$32,127</td> <td>\$37,495</td> <td>\$33,303</td> </tr> <tr> <td>2021</td> <td>\$5,368</td> <td>\$25,295</td> <td>\$30,663</td> <td>\$30,276</td> </tr> <tr> <td>2020</td> <td>\$5,368</td> <td>\$22,156</td> <td>\$27,524</td> <td>\$27,524</td> </tr> </tbody> </table> <p style="text-align: center;"><b>Disclaimer</b></p> <p style="text-align: center;"><b>Tax Estimator</b></p> <p style="text-align: center;"><b>File for New Homestead Exemption Online</b></p>	Year	Land	Imprv	Total	Cap Val	2022	\$5,368	\$32,127	\$37,495	\$33,303	2021	\$5,368	\$25,295	\$30,663	\$30,276	2020	\$5,368	\$22,156	\$27,524	\$27,524
Year	Land	Imprv	Total	Cap Val																	
2022	\$5,368	\$32,127	\$37,495	\$33,303																	
2021	\$5,368	\$25,295	\$30,663	\$30,276																	
2020	\$5,368	\$22,156	\$27,524	\$27,524																	

<b>Sales Data</b> <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>08/2000</td> <td>4597</td> <td>1990</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>01/1908</td> <td>1131</td> <td>783</td> <td>\$4,000</td> <td>WD</td> <td></td> </tr> </tbody> </table> Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller	Sale Date	Book	Page	Value	Type	Official Records (New Window)	08/2000	4597	1990	\$100	QC		01/1908	1131	783	\$4,000	WD		<b>2022 Certified Roll Exemptions</b> None <b>Legal Description</b> E 85 FT OF LTS 15 16 BELMONT BLK 134 BELMONT TRACT OR 1131/4597 P 783/1990 CA 81 <b>Extra Features</b> None
Sale Date	Book	Page	Value	Type	Official Records (New Window)														
08/2000	4597	1990	\$100	QC															
01/1908	1131	783	\$4,000	WD															

Parcel Information Launch Interactive Map

**Section Map Id:** CA081

**Approx. Acreage:** 0.1200

**Zoned:** MDR

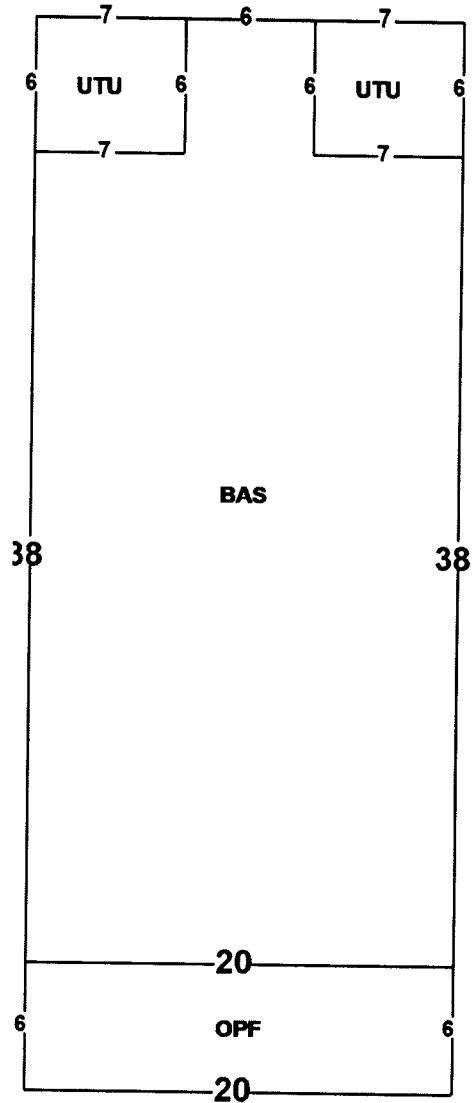
**Evacuation & Flood Information:** [Open Report](#)

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

Buildings
Address: 2319 N BAYLEN ST, Year Built: 1928, Effective Year: 1928, PA Building ID#: 18508

**Structural Elements**

**DECOR/MILLWORK-MINIMUM**  
**DWELLING UNITS-1**  
**EXTERIOR WALL-SIDING-BLW.AVG.**  
**FLOOR COVER-PINE/SOFTWOOD**  
**FOUNDATION-WOOD/NO SUB FLR**  
**HEAT/AIR-UNIT HEATERS**  
**INTERIOR WALL-WOOD/WALLBOARD**  
**NO. PLUMBING FIXTURES-3**  
**NO. STORIES-1**  
**ROOF COVER-CORRUGATED METL**  
**ROOF FRAMING-GABLE**  
**STORY HEIGHT-0**  
**STRUCTURAL FRAME-WOOD FRAME**



**Areas - 1000 Total SF**

**BASE AREA - 796**  
**OPEN PORCH FIN - 120**  
**UTILITY UNF - 84**

Images



10/24/2019 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:05/10/2023 (tc.78418)

Pam Childers  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY FLORIDA  
INST# 2023037827 5/11/2023 4:16 PM  
OFF REC BK: 8975 PG: 1931 Doc Type: TDN

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 06326**, issued the **1st day of June, A.D., 2021** 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:

**E 85 FT OF LTS 15 16 BELMONT BLK 134 BELMONT TRACT OR 1131/4597 P 783/1990 CA 81**

**SECTION 00, TOWNSHIP 0 S, RANGE 00 W**

**TAX ACCOUNT NUMBER 132210500 (1223-56)**

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

**THOMAS JOHNSON and JAMON A JOHNSON and SHEDRICK JOHNSON**

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 Wednesday** in the month of December, which is the **6th day of December 2023**.

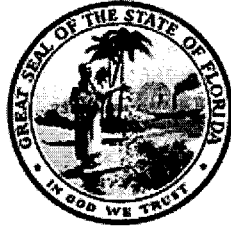
Dated this 10th day of May 2023.

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



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



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

**Tax Deed - Redemption Calculator**

**Account: 132210500 Certificate Number: 006326 of 2021**

Redemption  Yes  No     
 Application Date      
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="12/6/2023"/>	Redemption Date <input type="text" value="6/5/2023"/>
Months	8	2
Tax Collector	<input type="text" value="\$2,261.87"/>	<input type="text" value="\$2,261.87"/>
Tax Collector Interest	\$271.42	\$67.86
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
<b>Total Tax Collector</b>	\$2,539.54	<b>\$2,335.98</b> <i>TC</i>
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$119.00"/>	<input type="text" value="\$119.00"/>
Sheriff Fee	<input type="text" value="\$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	\$59.52	\$13.68
<b>Total Clerk</b>	\$555.52	<b>\$469.68</b> <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="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
<b>Total Redemption Amount</b>	\$3,172.06	\$2,822.66
	Repayment Overpayment Refund Amount	\$349.40

**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 # 2021 TD 006326**  
**Redeemed Date 6/5/2023**

**Name SHEDRICK JOHNSON 4681 CARLYN DR PACE FL 32571**

Clerk's Total = TAXDEED	\$555.52	<del>\$</del> 2,486.86
Due Tax Collector = TAXDEED	\$2,739.54	
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  
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**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: 132210500 Certificate Number: 006326 of 2021**

**Payor: SHEDRICK JOHNSON 4681 CARLYN DR PACE FL 32571      Date 6/5/2023**

Clerk's Check #	456906878	Clerk's Total	<del>\$558.52</del> <b>\$2,486.86</b>
Tax Collector Check #	1	Tax Collector's Total	<del>\$2,539.54</del>
		Postage	\$60.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$3,172.06</del> <b>\$2,503.86</b>

**PAM CHILDERS**  
 Clerk of the Circuit Court

Received By  
 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 8975, Page 1931, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 06326, issued the 1st day of June, A.D., 2021

TAX ACCOUNT NUMBER: 132210500 (1223-56)

DESCRIPTION OF PROPERTY:

**E 85 FT OF LTS 15 16 BELMONT BLK 134 BELMONT TRACT OR 1131/4597 P 783/1990 CA 81**

**SECTION 00, TOWNSHIP 0 S, RANGE 00 W**

NAME IN WHICH ASSESSED: THOMAS JOHNSON and JAMON A JOHNSON and SHEDRICK JOHNSON

Dated this 5th day of June 2023.



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 #: 13-2210-500 CERTIFICATE #: 2021-6326

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

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

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

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

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

Period Searched: August 23, 2003 to and including August 23, 2023 Abstractor: Byron Brown

BY

Michael A. Campbell,  
As President  
Dated: September 13, 2023

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

September 13, 2023

Tax Account #: **13-2210-500**

1. The Grantee(s) of the last deed(s) of record is/are: **THOMAS JOHNSON, JAMON A. JOHNSON AND SHEDRICK JOHNSON**

**By Virtue of Quit Claim Deed recorded 8/25/2000 in OR 4597/1990**

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. **Judgment in favor of Wachovia Bank N.A. f/k/a First Union National Bank recorded 10/3/2011 OR 6769/1731**
  - b. **Judgment in favor of Springleaf Financial Services of America, Inc (n/k/a Onemain Financial of America, Inc.) recorded 3/4/2013 OR 6981/1807**
  - c. **Judgment in favor of State of Escambia County recorded 5/16/2022 OR 8786/320**

4. Taxes:

**Taxes for the year(s) NONE are delinquent.**

**Tax Account #: 13-2210-500**

**Assessed Value: \$33,303.00**

**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:** \_\_\_\_\_ **DEC 6, 2023**  
**TAX ACCOUNT #:** \_\_\_\_\_ **13-2210-500**  
**CERTIFICATE #:** \_\_\_\_\_ **2021-6326**

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.

<b>YES</b>	<b>NO</b>	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2022</u> tax year.

**THOMAS JOHNSON**  
**JAMON A JOHNSON**  
**JAMON A THOMAS**  
**SHEDRICK JOHNSON**  
4681 CARLYN DR  
PACE, FL 32571

**THOMAS JOHNSON**  
**JAMON A JOHNSON**  
**JAMON A THOMAS**  
**SHEDRICK JOHNSON**  
2319 N BAYLEN ST  
PENSACOLA, FL 32501

**WACHOVIA BANK NA F/K/A**  
**FIRST UNION NATIONAL BANK**  
**PO BOX 2248**  
**JACKSONVILLE, FL 32203**

**THOMAS JOHNSON**  
**JAMON A JOHNSON**  
**JAMON A THOMAS**  
**SHEDRICK JOHNSON**  
1112 N DAVIS HWY  
PENSACOLA, FL 32503-5951

**JAMON A JOHNSON**  
**JAMON A THOMAS**  
**SHEDRICK C JOHNSON**  
**6823 COLUMBIA RIDGE DR**  
**CONVERSE, TX 78109**

**ONEMAIN FINANCIAL GROUP**  
**LLC**  
**601 NW 2ND ST**  
**EVANSVILLE, IN 47708**

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

**September 13, 2023**

**Tax Account #:13-2210-500**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**E 85 FT OF LTS 15 16 BELMONT BLK 134 BELMONT TRACT OR 1131/4597 P 783/1990 CA 81**

**SECTION 00, TOWNSHIP 0 S, RANGE 00 W**

**TAX ACCOUNT NUMBER 13-2210-500(1223-56)**

OR BK 4597 PG1990  
Escambia County, Florida  
INSTRUMENT 2000-765012

# QUIT CLAIM DEED

DEED REC STAMPS PD # ESC CO \$ 0.70  
08/25/00 ERNIE LEE MAGAHA, CLERK

By: *Thomas Johnson*

RCD Aug 25, 2000 11:53 am  
Escambia County, Florida

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS, That I, THOMAS JOHNSON,  
A WIDOWER (MARY N. JOHNSON DECEASED) in consideration of the sum of  
TEN DOLLARS (\$10.00), and other valuable considerations, receipt  
whereof is hereby acknowledged, to remise, release, and quit  
claim unto THOMAS, JAMON A. AND SHEDRICK JOHNSON, THEIR heirs,  
executors, administrators and assigns forever, the following  
described property, situated in ESCAMBIA County, State of Florida  
to wit: The East 85 feet of Lots 15 and 16, in Block 134 of the  
East King Tract Belmont Numbering, Escambia County, Florida accord-  
ing to map of the City of Pensacola copyrighted by Thomas C. Watson  
in 1884 said Block 134 lying West of Tarragona Street and said  
Lots 15 and 16 of said Block lying outside the corporate limits  
of the City of Pensacola, subject to easements and restrictions,  
if any, of record and to taxes for 1977 and subsequent years.

Said premises being known as 2319 North Baylen Street Pensacola,  
Florida. (Joint Tenant with survivorship).

Part of the consideration of this conveyance is a purchase  
money mortgage of even date herewith.  
Together with all and singular the tenements, hereditaments and  
appurtenances thereto belonging or in any wise appertaining, free  
from all exemptions and right of homestead.

IN WITNESS WHEREOF, T have hereunto set MY hand and seal  
this 6th day of AUGUST 2000 1900.

Signed, sealed and delivered  
in our presence

*Veronica Von-Jola Fountain*  
Veronica Von-Jola Fountain

*Bucille H. Montgomery*  
Bucille H. Montgomery

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

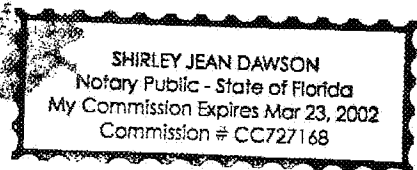
*Thomas Johnson*  
Thomas Johnson

The foregoing instrument was acknowledged before me this 6th  
day of August 2000 1900, by THOMAS JOHNSON, A WIDOWER  
who produced identification of FLORIDA DRIVER LICENSE and  
did not take an oath.



*Shirley Jean Dawson*  
Notary Public

Prepared By:  
Shirley Jean Dawson  
1009 N. "A" Street  
Pensacola, Fl. 32504-3054  
Return To:  
Thomas Johnson  
1112 North Davis Street  
Pensacola, Fl. 32503-5951



Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 2000-765012

Recorded in Public Records 10/03/2011 at 09:26 AM OR Book 6769 Page 1731, Instrument #2011068652, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$10.00

Recorded in Public Records 01/25/2011 at 09:19 AM OR Book 6682 Page 638, Instrument #2011004884, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

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

WACHOVIA BANK N.A. f/k/a  
FIRST UNION NATIONAL BANK,  
P.O. Box 2248  
Jacksonville, Fl 32203

CASE NO.: 2009-SC-5229

Plaintiff,  
vs.

THOMAS JOHNSON (SS# [redacted]) and  
MELISSA G. JOHNSON a/k/a MELISSA  
JOHNSON (SS # [redacted])

Defendants.

ERDIE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
2011 JAN 21 A 9 21  
COUNTY CIVIL DIVISION  
FILED & RECORDED

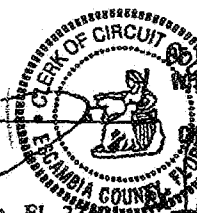
FINAL JUDGMENT UPON DEFAULT IN STIPULATION

THIS CAUSE, coming on to be heard before me upon the Plaintiff's Motion for Entry of Final Judgment Upon Default in Stipulation and the Court having considered said Motion, the Affidavit of Default previously filed by Plaintiff and being otherwise fully advised in the premises, finds that Defendants, THOMAS JOHNSON and MELISSA G. JOHNSON a/k/a MELISSA JOHNSON, defaulted under the terms of the Stipulation previously filed with this Court and the Plaintiff is entitled to a Final Judgment without further notice or hearing. It is therefore,

ORDERED, ADJUDGED and DECREED that the said, Plaintiff, WACHOVIA BANK N.A. f/k/a FIRST UNION NATIONAL BANK, does have and recover of and from said Defendants, THOMAS JOHNSON and MELISSA G. JOHNSON a/k/a MELISSA JOHNSON, jointly and severally, the sum of \$3,772.09 as principal, \$888.15 as pre-judgment interest, \$100.00 as court costs and \$300.00 as attorney's fees, for a total of \$5,060.24, that shall bear interest at the rate of 6% per year, all for which let execution issue.

DONE AND ORDERED in Chambers in Pensacola, Escambia County, Florida this 20<sup>th</sup> day of January, 2011.

  
Pat Kinsey  
County Court Judge



"CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL ON FILE IN THIS OFFICE BY MY HAND AND OFFICIAL SEAL ERDIE LEE MAGAHA, CLERK OF CIRCUIT COURT AND COUNTY COURT ESCAMBIA COUNTY, FLORIDA"

cc: Marc B. Cohen, 250 S Australian Ave, #700, West Palm Beach, Fl 33409  
THOMAS and MELISSA JOHNSON, 8400 GARDENIA CIRCLE, PENSACOLA FL 32534

CM9914598.001  
Case: 2009 SC 005229  
00045905308  
Dkt: CC1033 Pg# 1



Recorded in Public Records 03/04/2013 at 09:21 AM OR Book 6981 Page 1807, Instrument #2013014579, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$10.00

Recorded in Public Records 02/13/2013 at 09:04 AM OR Book 6974 Page 242, Instrument #2013010273, Pam Childers Clerk of the Circuit Court Escambia County, FL

IN THE COUNTY COURT  
IN AND FOR ESCAMBIA COUNTY, FLORIDA

SPRINGLEAF FINANCIAL SERVICES OF AMERICA INC  
6425 N PENSACOLA BLVD, STE 3  
PENSACOLA FL 32505  
PLAINTIFF,

Vs.

JAMON A JOHNSON  
1112 NORTH DAVIS HIGHWAY  
PENSACOLA FL 32503  
DEFENDANT.

CASE NO: 2012 SC 003419  
DIVISION: V

PAM CHILDERS  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL  
2013 FEB 12 A 9 27

COUNTY CIVIL DIVISION  
FILED & RECORDED

FINAL JUDGMENT AGAINST  
JAMON A JOHNSON

THIS CAUSE having come before the Court, and the Court being fully advised in the premises, it is therefore

ORDERED AND ADJUDGED that the Plaintiff SPRINGLEAF FINANCIAL SERVICES OF AMERICA INC hereby recovers from the Defendant JAMON A JOHNSON the sum of \$3,347.48, plus prejudgment interest of \$734.30 and costs of \$350.00 for a total of \$4,431.78 that shall bear interest at the rate of 4.75% per annum, for which let execution issue.

DONE AND ORDERED in Chambers at Pensacola, Escambia County, Florida this 11th day of February, 2013.

Copies to:

- ✓ SPRINGLEAF FINANCIAL SERVICES OF AMERICA INC
- ✓ JAMON A JOHNSON

2-12-13 NW

*[Signature]*  
\_\_\_\_\_  
County Judge



CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL ON FILE IN THIS OFFICE  
WITNESS MY HAND AND OFFICIAL SEAL  
PAM CHILDERS  
CLERK OF THE CIRCUIT COURT & COMPTROLLER  
ESCAMBIA COUNTY, FLORIDA  
BY: *[Signature]* D.C.  
DATE: 3-1-13

Case: 2012 SC 003419  
00005808030  
Dkt: CC1033 Pg#:

Recorded in Public Records 5/16/2022 3:41 PM OR Book 8786 Page 320,  
Instrument #2022050551, Pam Childers Clerk of the Circuit Court Escambia  
County, FL



## Electronically Certified Court Record

This is to certify that this is a true and correct copy of the original document, which may have redactions as required by law.

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### DOCUMENT INFORMATION

<b>Agency Name:</b>	Escambia County Clerk of the Court and Comptroller
<b>Clerk of the Circuit Court:</b>	The Honorable Pam Childers
<b>Date Issued:</b>	5/16/2022 2:58:42 PM
<b>Unique Reference Number:</b>	CAA-CACABGBCBIFBBH-BCADD-BDECAIIFG-DIIIDC- 
<b>Case Number:</b>	172022MM001666XXXAXX
<b>Case Docket:</b>	CIVIL LIEN FOR UNPAID FINES & COSTS
<b>Requesting Party Code:</b>	20201612185117
<b>Requesting Party Reference:</b>	taylor.winans@escambiaclerk.com

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### CERTIFICATION

Pursuant to Sections 90.955(1) and 90.902(1), Florida Statutes, and Federal Rules of Evidence 901(a), 901(b)(7), and 902(1), the attached document is electronically certified by The Honorable Pam Childers, Escambia County Clerk of the Court and Comptroller, to be a true and correct copy of an official record or document authorized by law to be recorded or filed and actually recorded or filed in the office of the Escambia Clerk of the Court. The document may have redactions as required by law.

### HOW TO VERIFY THIS DOCUMENT

This document contains a Unique Reference Number for identification purposes and a tamper-evident seal to indicate if the document has been tampered with. To view the tamper-evident seal and verify the certifier's digital signature, open this document with Adobe Reader software. You can also verify this document by scanning the QR code or visiting <https://Verify.Clerkecertify.com/VerifyImage>.

\*\*The web address shown above contains an embedded link to the verification page for this particular document.



BK: 8786 PG: 321 Last Page

Filing # 149585979 E-Filed 05/13/2022 04:59:53 PM

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

VS

CASE NO: 2022 MM 001666 A

THOMAS WILLIAM JOHNSON

DIVISION: III  
DATE OF BIRTH: 07/30/1986

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On **MAY 10, 2022**, an order assessing fines, costs, and additional charges was entered against the Defendant, **THOMAS WILLIAM JOHNSON**. Defendant has failed to make payment in full in accordance with this order. Therefore,

**IT IS ADJUDGED** that the Escambia County Clerk of the Circuit Court, **190 W GOVERNMENT ST, PENSACOLA, FLORIDA 32502** recover from Defendant those remaining unpaid fines, costs and additional charges in the amount of **\$273.00**, which shall bear interest at the rate prescribed by law, **4.25%**, until satisfied.

It is **FURTHER ORDERED AND ADJUDGED** that a lien is hereby created against all currently owned and after acquired 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.



eSigned by COUNTY COURT JUDGE KERRA SMITH  
on 05/13/2022 14:43:04 mVhCSKyb

COUNTY JUDGE

(CPCTMMFNLCHRGS2 #24984)

Unique Code : CAA-CACABGBCBIFBBH-BCADD-BDECAIFG-DIIDC-I Page 1 of 1

I HEREBY CERTIFY THAT THIS DOCUMENT IS A TRUE AND CORRECT COPY OF AN OFFICIAL RECORD OR DOCUMENT AUTHORIZED BY LAW TO BE RECORDED OR FILED AND ACTUALLY RECORDED OR FILED BY THE OFFICE OF THE ESCAMBIA COUNTY CLERK OF THE CIRCUIT COURT. THIS DOCUMENT MAY HAVE REDACTIONS AS REQUIRED BY LAW.  
VISIT [www.esCambiaclerk.com](http://www.esCambiaclerk.com) TO VALIDATE THIS DOCUMENT



Digitally signed by The Honorable Pam Childers  
Date: 2022.05.16 14:58:43 -05:00  
Escambia County Clerk of the Court and Comptroller  
Location: 190 W Government St., Pensacola, FL 32502