



# 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

0924-62

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	JPL INVESTMENTS CORP AND OCEAN BANK 8724 SW 72 ST #382 MIAMI, FL 33173	Application date	Apr 03, 2024
Property description	BOGGAN ANTHONY 7583 KERSHAW ST PENSACOLA, FL 32534 7527 KERSHAW ST 03-0369-060 BEG AT SW COR OF E 6 ACRES OF LT 2 PORT OF SEC 22 T 1S R 30 S 87 DEG 51 MIN 40 SEC E ALG N LI OF GOV (Full legal attached.)	Certificate #	2022 / 965
		Date certificate issued	06/01/2022

## 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)
# 2022/965	06/01/2022	300.01	15.00	315.01
→ Part 2: Total*				315.01

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

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2021/869	06/01/2021	296.24	6.25	73.44	375.93
Part 3: Total*					375.93

## 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)	690.94
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	273.68
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)	1,339.62

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 N. Cassidy Escambia, Florida  
Signature, Tax Collector or Designee Date April 22nd, 2024

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. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>09/04/2024</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.

BEG AT SW COR OF E 6 ACRES OF LT 2 PORT OF SEC 22 T 1S R 30 S 87 DEG 51 MIN 40 SEC E ALG N LI OF GOVT LT 2 188 75/100 FT N 2 DEG 8 MIN 20 SEC E 250 29/ 100 FT FOR POB CONT N 2 DEG 8 MIN 20 SEC E 60 FT N 87 DEG 51 MIN 40 SEC W 60 FT S 87 DEG 51 MIN 40 SEC E 188 75/100 FT TO POB OR 7941 P 903

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2400053

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

JPL INVESTMENTS CORP AND OCEAN BANK  
8724 SW 72 ST #382  
MIAMI, FL 33173,

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
03-0369-060	2022/965	06-01-2022	BEG AT SW COR OF E 6 ACRES OF LT 2 PORT OF SEC 22 T 1S R 30 S 87 DEG 51 MIN 40 SEC E ALG N LI OF GOVT LT 2 188 75/100 FT N 2 DEG 8 MIN 20 SEC E 250 29/ 100 FT FOR POB CONT N 2 DEG 8 MIN 20 SEC E 60 FT N 87 DEG 51 MIN 40 SEC W 60 FT S 87 DEG 51 MIN 40 SEC E 188 75/100 FT TO POB OR 7941 P 903

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  
JPL INVESTMENTS CORP AND OCEAN BANK  
8724 SW 72 ST #382  
MIAMI, FL 33173

04-03-2024  
Application Date

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



# Chris Jones Escambia County Property Appraiser

[Real Estate Search](#)

[Tangible Property Search](#)

[Sale List](#)

[Back](#)

← Nav. Mode ☒ Account ☐ Parcel ID →

[Printer Friendly Version](#)

General Information		Assessments				
<b>Parcel ID:</b>	221S304301009002	<b>Year</b>	<b>Land</b>	<b>Imprv</b>	<b>Total</b>	<b>Cap Val</b>
<b>Account:</b>	030369060	2023	\$4,752	\$5,878	\$10,630	\$10,552
<b>Owners:</b>	BOGGAN ANTHONY	2022	\$4,752	\$4,885	\$9,637	\$9,593
<b>Mail:</b>	7583 KERSHAW ST PENSACOLA, FL 32534	2021	\$4,752	\$3,969	\$8,721	\$8,721
<b>Situs:</b>	7527 KERSHAW ST 32534	<a href="#">Disclaimer</a>				
<b>Use Code:</b>	MOBILE HOME	<a href="#">Tax Estimator</a>				
<b>Taxing Authority:</b>	COUNTY MSTU	<a href="#">File for Exemption(s) Online</a>				
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>	<a href="#">Report Storm Damage</a>				
Tax inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data						2023 Certified Roll Exemptions	
<b>Sale Date</b>	<b>Book</b>	<b>Page</b>	<b>Value</b>	<b>Type</b>	<b>Official Records (New Window)</b>	None	
07/31/2018	7941	903	\$100	QC		<a href="#">Legal Description</a>	
03/21/2013	6990	1922	\$100	QC		BEG AT SW COR OF E 6 ACRES OF LT 2 PORT OF SEC 22 T 1S R 30 S 87 DEG 51 MIN 40 SEC E ALG N LI OF GOVT LT 2 188 75/100...	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						<a href="#">Extra Features</a>	
						None	

Parcel Information		<a href="#">Launch Interactive Map</a>	
<b>Section</b>	22-1S-30-2		
<b>Map Id:</b>	22-1S-30-2		
<b>Approx. Acreage:</b>	0.2820		
<b>Zoned:</b>	HDMU		
<b>Evacuation &amp; Flood Information</b>	<a href="#">View Florida Department of Environmental Protection (DEP) Data</a>		
<b>Open Report</b>		<a href="#">Buildings</a>	

Year Built: 1995, Effective Year: 1995, PA Building ID#: 147664

#### Structural Elements

##### DWELLING UNITS-1

MH EXTERIOR WALL-WOOD SIDING

MH FLOOR FINISH-CARPET

MH FLOOR SYSTEM-TYPICAL

MH HEAT/AIR-HEAT & AIR

MH INTERIOR FINISH-DRYWALL/PLASTER

MH MILLWORK-TYPICAL

MH ROOF COVER-COMP SHINGLE/WOOD


MH ROOF FRAMING-GABLE HIP

MH STRUCTURAL FRAME-TYPICAL

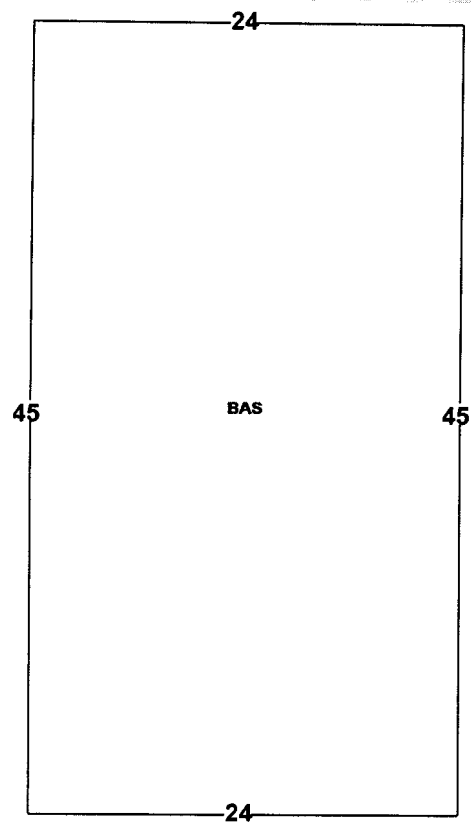
NO. PLUMBING FIXTURES-6

NO. STORIES-1

STORY HEIGHT-0

 Areas - 1080 Total SF

BASE AREA - 1080



#### Images



12/6/2019 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:04/25/2024 (rc.3873)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **JPL INVESTMENTS CORP AND OCEAN BANK** holder of **Tax Certificate No. 00965**, issued the **1st** day of **June, A.D., 2022** 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 SW COR OF E 6 ACRES OF LT 2 PORT OF SEC 22 T 1S R 30 S 87 DEG 51 MIN 40 SEC E  
ALG N LI OF GOVT LT 2 188 75/100 FT N 2 DEG 8 MIN 20 SEC E 250 29/ 100 FT FOR POB CONT N  
2 DEG 8 MIN 20 SEC E 60 FT N 87 DEG 51 MIN 40 SEC W 60 FT S 87 DEG 51 MIN 40 SEC E 188  
75/100 FT TO POB OR 7941 P 903**

**SECTION 22, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 030369060 (0924-62)**

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

**ANTHONY BOGGAN**

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 September, which is the **4th day of September 2024**.

Dated this 26th day of April 2024.

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



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



**PROPERTY INFORMATION REPORT**  
3050 Concho Drive, Pensacola, Florida 32507 | Phone: 850-466-3077

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 03-0369-060 CERTIFICATE #: 2022-0965

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

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

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

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

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

Period Searched: May 10, 2004 to and including May 10, 2024 Abstractor: Pam Alvarez

BY

Michael A. Campbell,  
As President  
Dated: May 26, 2024

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

May 26, 2024

Tax Account #: **03-0369-060**

1. The Grantee(s) of the last deed(s) of record is/are: **ANTHONY BOGGAN**

**By Virtue of Quit Claim Deed recorded 7/31/2018 in OR 7941/903**

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 Statewide Mortgage and Investment Corporation recorded 8/19/1999 OR 4455/1543 as further assigned to William W Brandon and Patricia R Brandon by Assignment recorded 8/19/1999 OR 4455/1552 together with Collateral Assignment in favor of Hancock Bank as assignee of Federal Deposit Insurance Corporation as receiver of Peoples First Community Bank recorded 2/19/2002 OR 4854/1322**
- b. **Certificate of Delinquency recorded 3/15/2007 OR 6106/1764**
- c. **Certificate of Delinquency recorded 11/24/2004 OR 5529/1892**
- d. **Certificate of Delinquency recorded 1/7/2010 OR 6547/1712**
- e. **Judgment in favor of W.S. Badcock Corporation recorded 3/31/2020 OR 8273/232**
- f. **Judgment in favor of Asset Acceptance LLC recorded 6/12/2006 OR 5926/486**

4. Taxes:

**Taxes for the year(s) 2021-2023 are delinquent.**

**Tax Account #: 03-0369-060**

**Assessed Value: \$10,552.00**

**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:** SEPT 4, 2024

**TAX ACCOUNT #:** 03-0369-060

**CERTIFICATE #:** 2022-0965

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

YES	NO	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2023</u> tax year.

ANTHONY BOGGAN  
7527 KERSHAW ST  
PENSACOLA, FL 32534

ANTHONY BOGGAN  
7583 KERSHAW ST  
PENSACOLA, FL 32534

ANTHONY J BOGGAN  
801 ROMAR DRIVE  
PENSACOLA, FL 32534

WILLIAM W BRANDON AND  
PATRICIA R BRANDON  
ADDRESS UNKNOWN

HANCOCK BANK AS ASSIGNEE OF THE  
FEDERAL DEPOSIT INSURANCE  
CORPORATION AS RECEIVER OF PEOPLES  
FIRST COMMUNITY BANK  
2510 14TH STREET  
GULFPORT, MS 39501

CLERK OF CIRCUIT COURT  
DIVISION ENFORCEMENT  
1800 WEST ST MARY'S ST  
PENSACOLA, FL 32501

W S BADCOCK CORPORATION  
PO BOX 724  
MULBERRY, FL 33860

DOR CHILD SUPPORT  
DOMESTIC RELATIONS  
3670B NORTH "L" STREET  
PENSACOLA, FL 32505

ASSET ACCEPTANCE LLC  
PO BOX 2036  
WARREN, MI 48090

Certified and delivered to Escambia County Tax Collector, this 26<sup>th</sup> day of May, 2024.  
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**

**May 26, 2024**

**Tax Account #:03-0369-060**

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

**BEG AT SW COR OF E 6 ACRES OF LT 2 PORT OF SEC 22 T 1S R 30 S 87 DEG 51 MIN 40 SEC E  
ALG N LI OF GOVT LT 2 188 75/100 FT N 2 DEG 8 MIN 20 SEC E 250 29/ 100 FT FOR POB CONT N  
2 DEG 8 MIN 20 SEC E 60 FT N 87 DEG 51 MIN 40 SEC W 60 FT S 87 DEG 51 MIN 40 SEC E 188  
75/100 FT TO POB OR 7941 P 903**

**SECTION 22, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 03-0369-060(0924-62)**

**ABTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL  
WITHOUT A CURRENT SURVEY. THE LEGAL ON THE DEED OF RECORD DOES NOT APPEAR  
TO MATCH THE LEGAL ON THE TAX ROLL AT ALL AND WE FIND NO CORRECTIVE DEED  
OF RECORD. PROPERTY APPEARS TO HAVE NO ACCESS.**

Recorded in Public Records 7/31/2018 10:41 AM OR Book 7941 Page 903,  
Instrument #2018060000, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$18.50 Deed Stamps \$0.70

Return to: (enclose self-addressed stamped envelope)

Name:

Address:

This Instrument Prepared by:

Name: Christopher J Boggan

Address: 7583 Kershaw St  
Pensacola FL 32534

Property Appraiser Parcel Identification

Polio Number(s):

Grantee(s) S.S. # (s)

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This Quit Claim Deed, Executed the 31 day of July, by  
Christopher J Boggan  
first party, to Anthony Boggan  
whose post office address is 7583 Kershaw St Pensacola FL 32534  
second party.

(Wherever used herein the terms "first party" and "second party" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth, That the first party, for and in consideration of the sum of \$ \_\_\_\_\_,  
in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release,  
and quit claim unto the second party forever, all the right, title, interest, claim and demand which the said first  
party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of  
Escambia, State of Florida, to-wit:

To Have and to Hold The same together with all and singular the appurtenances thereunto belonging  
or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said  
first party, either in law or equity to the only proper use, benefit and behoof of the said second party forever.

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

Signed, sealed and delivered in the presence of:

Whitney Cabbage  
Witness Signature (as to first Grantor)

Whitney Cabbage  
Printed Name

Heather S. Mahoney  
Witness Signature (as to first Grantor)

Heather S. Mahoney  
Printed Name

Witness Signature (as to Co-Grantor, if any)

Printed Name

Witness Signature (as to Co-Grantor, if any)

Printed Name

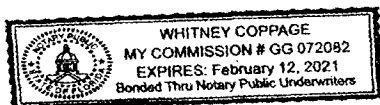
STATE OF Florida

COUNTY OF Escambia

Christopher J Boggan

known to me to be the person \_\_\_\_\_ described in and who executed the foregoing instrument, who acknowledged before me that he  
executed the same, and an oath was not taken. (Check one: ☐ Said person(s) is/are personally known to me. ☒ Said person(s) provided the  
following type of identification: FL DL

NOTARY RUBBER STAMP SEAL



Christopher J Boggan  
Grantor Signature

Christopher J Boggan  
Printed Name

Post Office Address

Co-Grantor Signature, (if any)

Printed Name

Post Office Address

I hereby Certify that on this day, before me, an officer duly authorized  
to administer oaths and take acknowledgments, personally appeared

Witness my hand and official seal in the County and State last aforesaid  
this 31st day of July, 2018

Whitney Cabbage  
Notary Signature

Whitney Cabbage  
Printed Name

Recorded in Public Records 03/21/2013 at 01:40 PM OR Book 6990 Page 1922,  
Instrument #2013019624, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00 Deed Stamps \$0.70

### QUIT CLAIM DEED

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS, That RALPH BOGGAN, for and 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 CHRISTOPHER JEROME BOGGAN, his heirs, executors, administrators and assigns forever, the following described property, situated in Escambia County, State of Florida to wit:

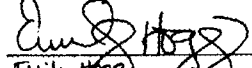
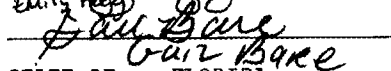
COMMENCE AT THE SOUTHWEST CORNER OF THE EAST 6 ACRES OF LOT 2, A PORTION OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE GO S 87°51'40" E ALONG THE NORTH LINE OF GOVERNMENT LOT 2 FOR A DISTANCE OF 188.75 FEET; THENCE GO N 02°08'20" E FOR A DISTANCE OF 250.29 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N 02°08'20" E FOR A DISTANCE OF 60.00 FEET; THENCE GO N 87°51'40" W FOR A DISTANCE OF 188.75 FEET; THENCE GO S 02°08'20" W FOR A DISTANCE OF 60.00 FEET; THENCE GO S 87°51'40" E FOR A DISTANCE OF 188.75 FEET TO THE POINT OF BEGINNING. ALL LYING AND BEING IN SECTION 22, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA AND CONTAINING 0.24 ACRES, MORE OR LESS.

Parcel ID#

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, I have hereunto set my hand and seal this 21 day of March, 2013.

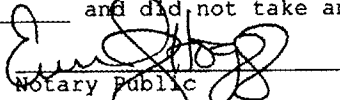
Signed, sealed and delivered  
in our presence

  
Emily Hogg  
  
Ralph Boggan

  
RALPH BOGGAN

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 21<sup>st</sup> day of March 2013, by Ralph Boggan, who produced identification of FL ID Card and did not take an oath.

  
Notary Public

Prepared By:  
Christopher Jerome Boggan  
7583 Kershaw Street  
Pensacola, FL 32534  
Return To: Same Name and Address as Above



DR BK 4455 PG1543  
Escambia County, Florida  
INSTRUMENT 99-647855

MTG DOC STAMPS PD @ ESC CO \$ 73.50  
08/19/99 ERNIE LEE MAGANA, CLERK  
By: Sallye Arnold

INTANGIBLE TAX PD @ ESC CO \$ 42.00  
08/19/99 ERNIE LEE MAGANA, CLERK  
By: Sallye Arnold

PREPARED BY AND RETURN TO:

✓ Wilson, Harrell, Smith, Boles & Farrington  
307 S. Palafox Street  
Pensacola, Florida 32501  
5431-27559

-----SPACE ABOVE THIS LINE FOR RECORDING DATA-----

## MORTGAGE

**THIS IS AN INTEREST ONLY MORTGAGE AND THE FINAL PRINCIPAL PAYMENT OR PRINCIPAL BALANCE DUE UPON MATURITY IS \$ 21,000.00 TOGETHER WITH ACCRUED INTEREST IF ANY, AND ALL ADVANCES MADE UNDER THE TERMS OF THIS MORTGAGE.**

**THIS MORTGAGE** ("Security Instrument") is given on 7/20/99. The mortgagor is **RALPH BOGGAN, A WIDOWED MAN** ("Borrower"). This Security Instrument is given to **STATEWIDE MORTGAGE AND INVESTMENT CORPORATION**, which is organized and existing under the laws of the State of **FLORIDA**, and whose address is **672 BRENT LANE PENSACOLA, FL 32503** ("Lender"). Borrower owes Lender the principal sum of **TWENTY ONE THOUSAND Dollars (U. S. \$21,000.00)**. This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on 7/26/2002. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications of the Note; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender the following described property located in **ESCAMBIA County, Florida**.

**SEE ATTACHED EXHIBIT "A"**

which has the address of **1262 WEST HOPE DRIVE, PENSACOLA, FLORIDA 32534**  
("Property Address")

**TOGETHER WITH** all the improvements now or hereafter erected on the property, and all easements, appurtenances and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

**BORROWER COVENANTS** that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

**THIS SECURITY INSTRUMENT** combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

**UNIFORM COVENANTS.** Borrower and Lender covenant and agree as follows:

FLORIDA - Single Family - FNMA/FHLMC UNIFORM INSTRUMENT Form 3010  
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**1. Payment of Principal and Interest; Prepayment and Late Charges.**

Borrower shall promptly pay when due the principal and interest on the debt evidenced by the Note and any prepayment and late charges due under the Note.

**2. Funds for Taxes and Insurance.** Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments are due under the Note, until the Note is paid in full, a sum ("Funds") for: (a) yearly taxes and assessments which may attain priority over this Security Instrument as a lien on the Property; (b) yearly leasehold payments or ground rents on the Property, if any; (c) yearly hazard or property insurance premiums; (d) yearly flood insurance premiums, if any; (e) yearly mortgage insurance premiums, if any; and (f) any sums payable by borrower to Lender, in accordance with the provisions of paragraph 8, in lieu of the payment of mortgage insurance premiums. These items are called "escrow items." Lender may estimate the Funds due on the basis of current data and reasonable estimates of expenditures of future Escrow Items or otherwise in accordance with applicable law.

The Funds shall be held in an institution the deposits or accounts of which are insured or guaranteed by a federal or state agency (including Lender if Lender is such an institution). Lender shall apply the Funds to pay the escrow items. Lender may not charge for holding and applying the Funds, analyzing the account or verifying the escrow items, unless Lender pays Borrower interest on the Funds and applicable law permits Lender to make such a charge. However, Lender may require Borrower to pay a one-time charge for an independent real estate tax reporting service used by Lender in connection with this loan, unless applicable law provides otherwise. Unless an agreement is made or applicable law requires interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Borrower and Lender may agree in writing that interest shall be paid on the Funds. Unless an agreement is made or applicable law requires interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Lender shall give Borrower, without charge, an annual accounting of the Funds showing credits and debits to the Funds and the purpose for which each debit to the Funds was made. The Funds are pledged as additional security for the sums secured by this Security Instrument.

If the funds held by Lender exceed the amount permitted to be held by applicable law, Lender shall account to Borrower for the excess Funds in accordance with the requirements of applicable law. If the amount of the Funds held by Lender at any time is not sufficient to pay the escrow items when due, Lender may so notify Borrower in writing, and, in such case Borrower shall pay to Lender the amount necessary to make up the deficiency. Borrower shall make up the deficiency in no more than twelve monthly payments, at Lender's sole discretion.

Upon payment in full of all sums by this Security Instrument, Lender shall promptly refund to Borrower any Funds held by Lender. If under paragraph 21 the Property is sold or acquired by Lender, Lender shall apply, no later than immediately prior to the sale of the Property or its acquisition by Lender, any Funds held by Lender at the time of application as a credit against the sums secured by this Security Instrument.

**3. Application of Payments.** Unless applicable law provides otherwise, all payments received by Lender under paragraphs 1 and 2 shall be applied: first, to any prepayment charges due under the Note; second, to amounts payable under paragraph 2; third, to interest due; fourth, to principal due; and last, to any late charges due under the Note.

**4. Charges; Liens.** Borrower shall pay all taxes, assessments, charges, fines and impositions attributed to the Property which may attain priority over this Security Instrument, and leasehold payments or ground rents, if any. Borrower shall pay these obligations in the manner provided in paragraph 2, or if not paid in that manner, Borrower shall pay them on time directly to the person owed payment. Borrower shall promptly furnish to Lender all notices of amounts to be paid under this paragraph. If Borrower makes these payments directly, Borrower shall promptly furnish to Lender receipts evidencing the payments.

Borrower shall promptly discharge any lien which has priority over this Security Instrument unless Borrower: (a) agrees in writing to the payment of the obligation secured by the lien in a manner acceptable to Lender; (b) contests in good faith the lien by, or defends against enforcement of the lien in, legal proceedings which in the Lender's opinion operate to prevent the enforcement of the lien or forfeiture of any part of the Property; or (c) secures from the holder of the lien an agreement satisfactory to Lender subordinating the lien to this Security Instrument. If Lender determines that any part of the Property is subject to a lien which may attain priority over

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this Security Instrument, Lender may give Borrower a notice identifying the lien. Borrower shall satisfy the lien or take one or more of the actions set forth above within 10 days of the giving of notice.

**5. Hazard Insurance.** Borrower shall keep the improvements now existing or hereafter erected on the Property insured against loss by fire, hazards included within the term "extended coverage" and any other hazards, including floods or flooding, for which Lender requires insurance. This insurance shall be maintained in the amounts and for the periods Lender requires. The insurance carrier, providing the insurance shall be chosen by Borrower subject to Lender's approval which shall not be unreasonably withheld. If Borrower fails to maintain coverage described above, Lender may, at Lender's option, obtain coverage to protect Lender's rights in the Property in accordance with paragraph 7.

All insurance policies and renewals shall be acceptable to Lender and shall include a standard mortgage clause. Lender shall have the right to hold the policies and renewals. If Lender requires, Borrower shall promptly give to Lender all receipts of paid premiums and renewal notices. In the event of loss, Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower.

Unless Lender and Borrower otherwise agree in writing, insurance proceeds shall be applied to restoration or repair of the Property damaged, if the restoration or repair is economically feasible and Lender's security is not lessened. If the restoration or repair is not economically feasible or Lender's security would be lessened, the insurance proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with any excess paid to Borrower. If Borrower abandons the Property, or does not answer within 30 days a notice from Lender that the insurance carrier has offered to settle a claim, then Lender may collect the insurance proceeds. Lender may use the proceeds to repair or restore the Property or to pay sums secured by this Security Instrument, whether or not then due. The 30-day period will begin when the notice is given.

Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend or postpone the due date of the monthly payments referred to in paragraphs 1 and 2 or change the amount of the payments. If under paragraph 21 the Property is acquired by Lender, Borrower's right to any insurance policies and proceeds resulting from damage to the Property prior to the acquisition shall pass to Lender to the extent of the sums secured by this Security Instrument immediately prior to the acquisition.

**6. Occupancy, Preservation, Maintenance and Protection of the Property; Borrower's Loan Application; Leaseholds.** Borrower shall occupy, establish, and use the Property as Borrower's principal residence within sixty days after the execution of this Security Instrument and shall continue to occupy the Property as Borrower's principal residence for at least one year after the date of occupancy, unless Lender otherwise agrees in writing, which consent shall not be unreasonably withheld, or unless extenuating circumstances exist which are beyond Borrower's control. Borrower shall not destroy, damage or impair the Property, allow the Property to deteriorate or commit waste on the Property. Borrower shall be in default if any forfeiture action or proceeding, whether civil or criminal, is begun that in Lender's good faith judgement could result in forfeiture of the Property or otherwise materially impair the lien created by this Security Instrument or Lender's security interest. Borrower shall also be in default if Borrower, during the loan application process, gave materially false or inaccurate information or statements to Lender (or failed to provide Lender with material information) in connection with the loan evidenced by the Note, including, but not limited to, representations concerning Borrower's occupancy of the Property as principal residence. If this Security Instrument is on a leasehold, Borrower shall comply with all the provisions of the lease. If Borrower acquires fee title to the Property, the leasehold and fee title shall not merge unless Lender agrees to the merger in writing.

**7. Protection of Lender's Rights in the Property; Mortgage Insurance.** If Borrower fails to perform the covenants and agreements contained in this Security Instrument, or there is a legal proceeding that may significantly affect Lender's rights in the Property (such as a proceeding in bankruptcy, probate, for condemnation or forfeiture or to enforce laws or regulations), then lender may do and pay for whatever is necessary to protect the value of the Property and Lender's rights in the Property. Lender's actions may include paying any sums secured by a lien which has priority over this Security Instrument, appearing in court, paying reasonable attorney's fees and entering on the Property to make repairs. Although Lender may take action under this paragraph 7, Lender does not have to do so.

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Any amounts disbursed by Lender under this paragraph 7 shall become additional debt of Borrower secured by this Security Instrument. Unless borrower and Lender agree to other terms of payment, these amounts shall bear interest from the date of disbursement at the Note rate and shall be payable, with interest, upon notice from Lender to Borrower requesting payment.

**8. Mortgage Insurance.** If Lender required mortgage insurance as a condition of making the loan secured by this Security Instrument, Borrower shall pay the premiums required to maintain the insurance in effect. If, for any reason, the mortgage insurance coverage required by Lender lapses or ceases to be in effect, Borrower shall pay the premiums required to obtain coverage substantially equivalent to the cost to Borrower of the mortgage insurance previously in effect, from an alternate mortgage insurer approved by Lender. If substantially equivalent mortgage insurance coverage is not available, Borrower shall pay to Lender each month a sum equal to one-twelfth of the yearly mortgage insurance premium being paid by Borrower when the insurance coverage lapsed or ceased to be in effect. Lender will accept, use and retain these payments as a loss reserve in lieu of mortgage insurance. Loss reserve payments may no longer be required, at the option of Lender, if mortgage insurance coverage (in the amount and for the period that Lender requires) provided by an insurer approved by Lender again becomes available and is obtained. Borrower shall pay the premiums required to maintain mortgage insurance in effect, or to provide a loss reserve, until the requirement for mortgage insurance ends in accordance with any written agreement between Borrower and Lender or applicable law.

**9. Inspection.** Lender or its agent may make reasonable entries upon and inspections of the Property. Lender shall give Borrower notice at the time of or prior to an inspection specifying reasonable cause for the inspection.

**10. Condemnation.** The proceeds of any award or claim for damages, direct or consequential, in connection with any condemnation or other taking of any part of the Property, or for conveyance in lieu of condemnation, are hereby assigned and shall be paid to Lender.

In the event of a total taking of the Property, the proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with any excess paid to Borrower. In the event of a partial taking of the Property in which the fair market value of the Property immediately before the taking is equal to or greater than the amount of the sums secured by this Security Instrument immediately before the taking, unless Borrower and Lender otherwise agree in writing, the sums secured by this Security Instrument shall be reduced by the amount of the proceeds multiplied by the following fraction: (a) the total amount of the sums secured immediately before the taking, divided by (b) the fair market value of the Property immediately before the taking. Any balance shall be paid to the borrower. In the event of a partial taking of the Property in which the fair market value of the Property immediately before the taking is less than the amount of the sums secured immediately before the taking, unless Borrower and Lender otherwise agree in writing or unless applicable law otherwise provides, the proceeds shall be applied to the sums secured by this Security Instrument whether or not the sums are due.

If the Property is abandoned by Borrower, or if, after notice by Lender to Borrower that the condemnor offers to make an award or settle a claim for damages, Borrower fails to respond to Lender within 30 days after the date the notice is given, Lender is authorized to collect and apply the proceeds, at its option, either to restoration or repair of the Property or to the sums secured by this Security Instrument, whether or not then due.

Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend or postpone the due date of the monthly payments referred to in paragraphs 1 and 2 or change the amount of such payments.

**11. Borrower Not Released; Forbearance By Lender Not a Waiver.** Extension of the time for payment or modification or amortization of the sums secured by this Security Instrument granted by Lender to any successor in interest of Borrower shall not operate to release the liability of the original Borrower or Borrower's successors in interest. Lender shall not be required to commence proceedings against any successor in interest or refuse to extend time for payment or otherwise modify amortization of the sums secured by this Security Instrument by reason of any demand made by the original Borrower or Borrower's successors in interest. Any forbearance by Lender in exercising any right or remedy shall not be a waiver of or preclude the exercise of any right or remedy.

**12. Successors and Assigns Bound; joint and Several Liability; Co-Signers.** The covenants and agreements of this Security Instrument shall bind and benefit the successors and assigns of Lender and Borrower,



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subject to the provisions of paragraph 17. Borrower's covenants and agreements shall be joint and several. Any borrower who co-signs this Security Instrument but does not execute the Note: (a) is co-signing this Security Instrument only to mortgage, grant and convey that borrower's interest in the Property under the terms of this Security Instrument; and (c) agrees that Lender and any other Borrower may agree to extend, modify, forbear or make any accommodations with regard to the terms of this Security Instrument or the Note without that Borrower's consent.

**13. Loan Charges.** If the loan secured by this Security Instrument is subject to a law which sets maximum loan charges and that law is finally interpreted so that the interest or other loan charges collected or to be collected in connection with the loan exceed the permitted limits, then: (a) any such loan charge shall be reduced by the amount necessary to reduce the charge to the permitted limit; and (b) any sums already collected from Borrower which exceeded permitted limits will be refunded to Borrower. Lender may choose to make this refund by reducing the principal owed under this Note or by making a direct payment to Borrower. If a refund reduces principal, the reduction will be treated as a partial prepayment without any prepayment charge under the Note.

**14. Notices.** Any notice to Borrower provided for in this Security Instrument shall be given by delivering it or by mailing it by first class mail unless applicable law requires use of another method. The notice shall be directed to the Property Address or any other address Borrower designates by notice to Lender. Any notice to Lender shall be given by first class mail to Lender's address stated herein or any other address Lender designates by notice to Borrower. Any notice provided for in this Security Instrument shall be deemed to have been given to Borrower or Lender when given as provided in this paragraph.

**15. Governing Law; Severability.** This Security Instrument shall be governed by federal law and the law of the jurisdiction in which the Property is located. In the event that any provision or clause of this Security Instrument or the Note conflict with applicable law, such conflict shall not affect other provision of this Security Instrument or the Note which can be given effect without the conflicting provision. To this end the provisions of this Security Instrument and the Note are declared to be severable.

**16. Borrower's Copy.** Borrower shall be given one conformed copy of the Note and of this Security Instrument.

**17. Transfer of the Property or a Beneficial Interest in Borrower.** If all or any part of the Property or any interest in it is sold or transferred (or if a Beneficial interest in Borrower is sold or transferred and Borrower is not a natural person) without Lender's prior written consent, Lender may, at its option, require immediate payment in full of all sums secured by this Security Instrument. However, this option shall not be exercised by Lender if exercise is prohibited by federal law as of the date of this Security Instrument.

If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is delivered or mailed within which borrower must pay all sums secured by this Security Instrument. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies permitted by this Security Instrument without further notice or demand on Borrower.

**18. Borrower's Right to Reinstate.** If Borrower meets certain conditions, Borrower shall have the right to have enforcement of this Security Instrument discontinued at any time prior to the earlier of (a) 5 days (or such other period as applicable law may specify for reinstatement) before sale of the Property pursuant to any power of sale contained in this Security Instrument; or (b) entry of a judgement enforcing this Security Instrument. Those conditions are that Borrower: (a) pays Lender all sums which then would be due under this Security Instrument and the Note had no acceleration occurred; (b) cures any default of any other covenants or agreements; (c) pays all expenses incurred in enforcing this Security Instrument, including but not limited to, reasonable attorney's fees; and (d) takes such action as Lender may reasonably require to assure that the lien of this Security Instrument, Lender's rights in the Property and Borrower's obligation to pay the sums secured by this Security Instrument shall continue unchangeable. Upon reinstatement by borrower, this Security Instrument and the obligations secured hereby shall remain fully effective as if no acceleration had occurred. However, this right to reinstate shall not apply in the case of acceleration under paragraph 17.

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**19. Sale of Note; Change of Loan Servicer.** The Note or a partial interest in the Note (together with this Security Instrument) may be sold one or more times without prior notice to Borrower. A sale may result in a change in the entity (known as the "Loan Servicer") that collects monthly payments due under the Note and this Security Instrument. There also may be one or more changes of the Loan Servicer unrelated to a sale of the Note. If there is a change of the Loan Servicer, Borrower will be given written notice of the change in accordance with Paragraph 14 above and applicable law. The notice will state the name and address of the new Loan Servicer and the address to which payments should be made. The notice will also contain any other information required by applicable law.

**20. Hazardous Substances.** Borrower shall not cause or permit the presence, use, disposal, storage, or release of any Hazardous Substances on or in the Property. Borrower shall not do, nor allow anyone else to do, anything affecting the Property that is in violation of any Environmental Law. The preceding two sentences shall not apply to the presence, use, or storage on the Property.

Borrower shall promptly give Lender written notice of any investigation, claim, demand, lawsuit or other action by any governmental or regulatory agency or private party involving the Property and any Hazardous Substance or Environmental Law of which Borrower has actual knowledge. If borrower learns, or is notified by any governmental or regulatory authority, that any removal or other remediation of any Hazardous Substance affecting the property is necessary, Borrower shall promptly take all necessary remediations in accordance with Environmental Law.

As used in this paragraph 20, "Hazardous Substances" are those substances defined as toxic or hazardous substances by Environmental Law and the following substances: gasoline, kerosene, other flammable or toxic petroleum products, toxic pesticides and herbicides, volatile solvents, materials containing asbestos or formaldehyde, and radioactive materials. As used in this paragraph 20, "Environmental Law" means federal laws and laws of the jurisdiction where the Property is located that relate to health, safety or environmental protection.

**NON UNIFORM COVENANTS.** Borrower and Lender further covenant and agree as follows:

**21. Acceleration; Remedies.** Lender shall give notice to Borrower prior to acceleration following Borrower's breach of any covenant or agreement in this Security Instrument (but not prior to acceleration under paragraph 17 unless applicable law provides otherwise). The notice shall specify: (a) the default; (b) the action required to cure the default; (c) a date, not less than 30 days from the date the notice is given to Borrower, by which the default must be cured; and (d) that failure to cure the default on or before the date by judicial proceeding and sale of the Property. The notice shall further inform borrower of the right to reinstate after acceleration and the right to assert in the foreclosure proceeding the non-existence of a default or any other defense of borrower to acceleration and foreclosure. If the default is not cured on or before the date specified in the notice, Lender at its option may require immediate payment in full of all sums secured by this Security Instrument without further demand and may foreclose this Security Instrument by judicial proceeding. Lender shall be entitled to collect all expenses incurred in pursuing the remedies provided in this paragraph 21, including, but not limited to, reasonable attorney's fees and costs of title evidence.

**22. Lender in Possession.** Upon acceleration under paragraph 19 or abandonment of the Property, Lender (in person, by agent or by judicially appointed receiver) shall be entitled to enter upon, take possession of and manage the Property and to collect the rents of the Property including those past due. Any rents collected by Lender or the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including, but not limited to, receiver's fees, premiums on receiver's bonds and reasonable attorney's fees, and then to the sums secured by this Security Instrument.

**23. Release.** Upon payment of all sums secured by this Security Instrument, Lender shall cancel this Security Instrument without charge to the Borrower. Borrower shall pay any recordation costs.

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**24. Attorney's Fees.** As used in this Security Instrument and the Note, "attorney's fees" shall include any attorneys' fees awarded by an appellate court.

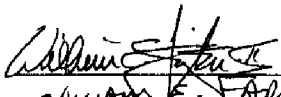
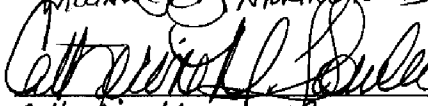
**25. Riders to this Security Instrument.** If one or more riders are executed by Borrower and recorded together with this Security Instrument, the covenants and agreements of each such rider shall be incorporated into and shall amend and supplement the covenants and agreements of this Security Instrument as if the rider(s) were a part of this Security Instrument. [Check applicable box(es)]

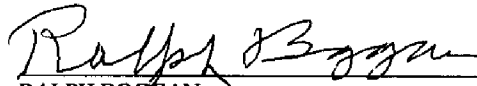
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<input checked="" type="checkbox"/> Balloon Rider	<input type="checkbox"/> Graduated Payment Rider	<input type="checkbox"/> 1-4 Family Rider
<input type="checkbox"/> Biweekly Payment Rider	<input type="checkbox"/> V.A. Rider	<input type="checkbox"/> Rate Improvement Rider
<input type="checkbox"/> Planned Unit Development Rider		

**THIS IS AN INTEREST ONLY MORTGAGE AND THE FINAL PRINCIPAL PAYMENT OR THE PRINCIPAL BALANCE DUE UPON MATURITY IS \$21,000.00 TOGETHER WITH ACCRUED INTEREST, IF ANY, AND ALL ADVANCEMENTS MADE UNDER THE TERMS OF THIS MORTGAGE.**

BY SIGNING BELOW, Borrower accepts and agrees to the terms contained in this Security Instrument and in any rider(s) executed by Borrower and recorded with it.

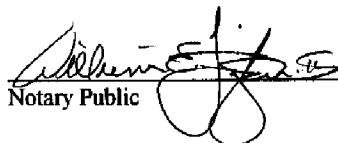
Signed, sealed and delivered in the presence of:

  
\_\_\_\_\_  
William E. Farrington, II  
  
\_\_\_\_\_  
Catherine H. Fowler

  
\_\_\_\_\_  
RALPH BOGGAN

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 20TH of JULY 1999 by RALPH BOGGAN and , A WIDOWED MAN, who is personally known to me or who has produced DRIVERS LICENSE as identification.

  
\_\_\_\_\_  
Notary Public

**WILLIAM E. FARRINGTON, II**  
"Notary Public-State of FL"  
Comm. Exp. November 1, 2002  
Comm. No. CC 778458

Commission expires:

OR BK 4455 PG 1550  
Escambia County, Florida  
INSTRUMENT 99-647855


### BALLOON PAYMENT RIDER TO NOTE AND SECURITY INSTRUMENT


THIS BALLOON PAYMENT RIDER ("Rider") is made this 20TH day of JULY 1999, and amends a Note in the amount of \$ 21,000.00 (the "Note") made by the person(s) who sign below ("Borrower") to Statewide Mortgage and Investment Corporation ("Lender") and the Mortgage, Deed of Trust or Security Deed (the "Security Instrument") dated the same date and given by Borrower to secure repayment of the Note.

In addition to the agreements and provisions made in the Note and Security Instrument, both Borrower and Lender further agree as follows:

IF NOT PAID EARLIER, THIS LOAN IS PAYABLE IN FULL ON 7/26/2002, (THE "MATURITY DATE"). BORROWER MUST REPAY THE ENTIRE PRINCIPAL BALANCE OF THE LOAN AND INTEREST THEN DUE. THIS IS CALLED A "BALLOON PAYMENT". THE LENDER IS UNDER NO OBLIGATION TO REFINANCE THE LOAN AT THAT TIME.

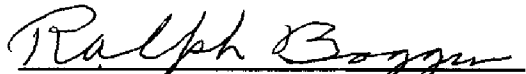
At least ninety (90) but not more than one hundred twenty (120) days prior to the Maturity Date, Lender must send Borrower a notice which states the Maturity Date and the amount of the "balloon payment" which will be due on the Maturity Date (assuming all scheduled payments due between the date of the notice and the Maturity Date are made on time).

  
Witness-- Catherine M. Fowler

  
Witness-- L. S. B. H. K. J.

Witness--

Witness--

 7-20-99  
Borrower--RALPH BOGGAN

Borrower--

Borrower--

Borrower--

OR BK 4455 PG1551  
Escambia County, Florida  
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### EXHIBIT "A"

Parcel A: BEGIN AT THE SOUTHWEST CORNER OF THE EAST 6 ACRES OF LOT 2, A PORTION OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, THENCE RUN S 87°51'40" E ALONG THE NORTH LINE OF GOVERNMENT LOT 2 A DISTANCE OF 97.38 FEET; THENCE N 02°08'20" E A DISTANCE OF 115.00 FEET; THENCE S 87°51'40" E A DISTANCE OF 91.38 FEET; THENCE N 02°08'20" W A DISTANCE OF 255.29 FEET; THENCE N 87°51'40" W A DISTANCE OF 188.75 FEET; THENCE S 02°08'20" W A DISTANCE OF 370.29 FEET, TO THE POINT OF BEGINNING. BEING IN AREA 1.36 ACRES, MORE OR LESS.

Parcel B: A PORTION OF LOT 2, A SUBDIVISION OF S ½ OF LOT 4, ACCORDING TO PLAT RECORDED IN DEED BOOK 18, AT PAGE 557, PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA, BEING IN SECTION 22, TOWNSHIP 1 SOUTH, RANGE 30 WEST, DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE EAST 6 ACRES OF LOT 2, A PORTION OF SECTION 22, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, THENCE RUN S 87°51'40" E ALONG THE NORTH LINE OF GOVERNMENT LOT 2 A DISTANCE OF 97.38 FEET FOR THE POINT OF BEGINNING; THENCE N 02°08'20" E A DISTANCE OF 115.00 FEET; THENCE S 87°51'40" E A DISTANCE OF 91.38 FEET; THENCE S 02°08'20" W A DISTANCE OF 115.00 FEET; THENCE N 87°51'40" W A DISTANCE OF 91.38 FEET TO THE POINT OF BEGINNING. BEING IN AREA 0.24 ACRES, MORE OR LESS.

Parcel C: That portion of the following described property:

Begin at the SE corner of Section 23, N 0 deg 32 min 19 sec, E 1101.1 ft to point of W li of Sec 22, S 89 deg 56 min 41 sec, E 33 ft for POB, cont same course 402.68 ft S 0 deg 25 min 19 sec, W 815.61 ft, S 89 deg 27 min 41 sec, E 390.18 ft to point on N line of Sec 26, S 56 deg 49 min 19 sec, W alg N line of Sec 26 116.53 ft, S 85 deg 59 min 1 sec, W 59.12 ft N 79 deg 46 min 19 sec, W 385.26 ft N 54 deg 39 min 6 sec, W 103.98 ft, S 13 deg 13 min 41 sec, W 100 ft to point on curve on N r/w li of interstate h/w, Nwly alg r/w curve 156.99 ft, N 0 deg 32 min 19 sec, E 819.69 ft to POB, DB 557 p 471 less OR 693 p 960-Wentworth; less OR 99 p 501 State Rd r/w; less re S/D of Mt. Olive S/D PB 6 p 45, S/D of S 1/2 of Lot 4, Plat DB 18 p 557, Section 22, Township 1 South, Range 30 West

Lying south of and adjacent to the following described property owned by Grantee:

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Parcel B: A PORTION OF LOT 2, A SUBDIVISION OF S ½ OF LOT 4, ACCORDING TO PLAT RECORDED IN DEED BOOK 18, AT PAGE 557, PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA, BEING IN SECTION 22, TOWNSHIP 1 SOUTH, RANGE 30 WEST, DESCRIBED AS FOLLOWS:

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RCD Aug 19, 1999 12:42 pm  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 99-647855

Return to: 5431.27559  
 Wilson, Harrell & Smith, P.A.  
 307 South Palafox Street  
 Pensacola, Florida 32501

OR BK 4455 PG1552  
 Escambia County, Florida  
 INSTRUMENT 99-647856

# REAL ESTATE LIEN ASSIGNMENT

STATE OF FLORIDA  
 COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS THAT **STATEWIDE MORTGAGE AND INVESTMENT CORPORATION** (the Transferor, whether one or more) for and in consideration of the sum of U. S. **TWENTY ONE THOUSAND dollars (\$21,000.00)** paid to the Transferor by **WILLIAM W. BRANDON AND PATRICIA R. BRANDON** (the "Transferee"), the receipt of which is hereby acknowledged, does hereby **TRANSFER, SET OVER AND ASSIGN** unto the Transferee, that certain Promissory Note and Mortgage (the "LIEN") for U. S. **TWENTY ONE THOUSAND dollars (\$21,000.00)** dated 7/20/99 made by **RALPH BOGGAN, A WIDOWED MAN** being payable to **STATEWIDE MORTGAGE AND INVESTMENT CORPORATION** or order, and said Mortgage filed of record \_\_\_\_\_ in official records book 4455 page 1543, public records of ESCAMBIACounty, FLORIDA.

## SEE ATTACHED EXHIBIT "A"

AND, the Transferor does hereby **REMISE, RELEASE AND QUITCLAIM** unto the Transferee all of the rights, title and interest of the Transferor in and to the premises and property designated in the Lien, it being the intention of the undersigned to transfer to the Transferee the said debt and the note which evidences the same and said security therefore. And, the Transferor represents and warrants to the Transferee that (I) the Lien has not been amended, (II) that there have been no defaults under the Lien, (III) that the Transferor has made no prior assignments of the Lien, (IV) that the Transferee has good and lawful right to assign the same, (V) that there are no liens superior to the Lien except: ( X ) **NONE** or ( ) which the transferor warrants the unpaid balance on such debt to be no more than \$0.00 (VI) that all disclosures and notices required by the Federal Consumer Credit Protection Act and by the regulations of the Board of Governors promulgated pursuant thereto have been properly made and given in regard to the Lien and (VII) that all other laws, rules, and regulations applicable to the Lien have been fully and faithfully complied with.

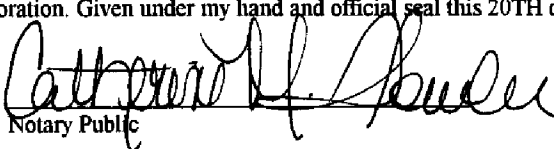
The Transferor hereby warrants the unpaid balance of said Note to be not less than **\$21,000.00**.

IN WITNESS WHEREOF, the Transferor has executed this assignment, and set the Transferor's hand and seal on this 20TH day of JULY, 1999.

STATEWIDE MORTGAGE & INVESTMENT CORP.  
 BY:   
 ROBERT W. KIMBALL, PRESIDENT

STATE OF FLORIDA  
 COUNTY OF ESCAMBIA

I, the undersigned, a Notary Public in and for the said County and State, hereby certify that **ROBERT W. KIMBALL**, whose name as **PRESIDENT of STATEWIDE MORTGAGE AND INVESTMENT CORP, A FLORIDA CORPORATION**, is signed to the forgoing instrument and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, he in his capacity as such officer executed the same voluntarily on the day the same bears date, with full authority for and as the act of said corporation. Given under my hand and official seal this 20TH day of JULY 1999.

  
 Notary Public

PREPARED BY AND RETURN TO:  
 MICKI FOWLER  
 STATEWIDE MORTGAGE  
 672 BRENT LANE  
 PENSACOLA FLORIDA 32503

(Seal)



CATHERINE M. FOWLER  
 Notary Public, State of Florida  
 My Comm. Exp. Jan. 7, 2000  
 Comm. No. CC 520596

OR BK 4455 PG1553  
Escambia County, Florida  
INSTRUMENT 99-647856

### EXHIBIT "A"

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RCD Aug 19, 1999 12:42 pm  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 99-647856

OR BK 4854 PG 1322  
Escambia County, Florida  
INSTRUMENT 2002-933743

**COLLATERAL ASSIGNMENT OF NOTE AND MORTGAGE**

FOR VALUE RECEIVED, the undersigned, WILLIAM W. BRANDON and wife, PATRICIA R. BRANDON, hereby assigns, transfers and sets over unto PEOPLES FIRST COMMUNITY BANK, its successors and assigns, that certain Note and Mortgage made by RALPH BOGGIN to STATEWIDE MORTGAGE AND INVESTMENT CORPORATION, its successors and assigns, dated June 20, 1999, in the original principal amount of \$21,000.00 as recorded in Official Records Book 4455, Page 1543, of the Public Records of Escambia County, Florida.

This is a collateral assignment of the above-described Note and Mortgage being given to PEOPLES FIRST COMMUNITY BANK to secure that certain Promissory Note and Assumption and Modification Agreement made by BRANDEVELOPERS FLORIDA, LLC, to PEOPLES FIRST COMMUNITY BANK, dated December 10, 2001 in the sum of \$1,257,246.37, with interest as stated therein, and any and all extensions and renewals thereof, and also to secure the payment of any and all debts, liabilities and obligations of the Assignor to the Assignee, its successors and assigns, including without limitation any and all notes, liabilities or obligations, or any of them, now in existence or accruing or arising hereafter, it being the intent and purpose of the Assignor to secure by this assignment all notes, claims, demands, liabilities and obligations which the Assignee, its successors or assigns, may have, hold, or acquire at any time during the life of this assignment against the Assignor.

Assignor represents and warrants that no prepayment has been made under the Note and Mortgage herein assigned, the payments herein are not in default and that WILLIAM W. BRANDON and wife, PATRICIA R. BRANDON are the owner's thereof with good right and authority to make this assignment. The condition of which the collateral assignment is made is that if Assignor shall well and truly pay the obligation above-described to Assignee, these presents shall be null and void and the Assignee shall reassign the Note and Mortgage to Assignor, otherwise, this assignment shall become absolute and remain in full force and effect.

The Assignee shall not be responsible for laches or failure to collect any moneys due or to become due under the Note and Mortgage, nor failure to enforce any rights under this assignment, but shall be accountable only for sums actually collected.

IN WITNESS WHEREOF, the Assignor has hereunto set his hand and seal this 20<sup>th</sup> day of January, 2002.

Signed, sealed and delivered  
in the presence of:

Bette Disbee

Yona R. Darrow

BY:

William W. Brandon

BY:

Patricia R. Brandon



OR BK 4854 PG1323  
Escambia County, Florida  
INSTRUMENT 2002-933743

RCD Feb 19, 2002 03:15 pm  
Escambia County, Florida

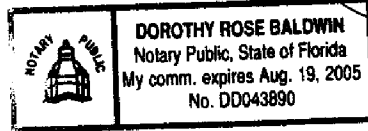
ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
INSTRUMENT 2002-933743

STATE OF FLORIDA

COUNTY OF Okaloosa

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, personally appeared WILLIAM W. BRANDON and wife, PATRICIA R. BRANDON, who are personally known to me to be the persons described in and who executed the foregoing instrument or who produced personally known as identification, and who after having taken an oath, acknowledged before me the execution of same.

WITNESS my hand and official seal in the County and State last aforesaid this 25<sup>th</sup> day of January, 2002.



Dorothy Rose Baldwin  
Notary Public

Typed Name Dorothy Rose Baldwin

My Commission Expires: August 19, 2005

Commission No. DD 043890

**Recorded in Public Records 3/31/2020 11:05 AM OR Book 8273 Page 232,  
Instrument #2020027570, Pam Childers Clerk of the Circuit Court Escambia  
County, FL**

Filing # 105613141 E-Filed 03/30/2020 02:04:34 PM

In the County Court of Escambia County, Florida

W. S. Badcock Corporation, a  
Florida Corporation,  
Post Office Box 724  
Mulberry, Florida 33860  
Plaintiff,

vs.

Case No.: 2019 SC 001477

Chris Boggan  
7583 Kersaw Street  
Pensacola, FL 32534  
milliondollarcream10@icloud.com

Defendant.

FINAL JUDGMENT

At a Small Claims Pretrial Conference on May 8, 2019, the parties appeared and entered into a Mediated Agreement for payments. The plaintiff notified the court that the defendant failed to pay as agreed. Therefore the plaintiff is entitled to a Final Judgment and it is

ORDERED AND ADJUDGED that the plaintiff shall recover from the defendant, \$2,222.51, plus court costs of \$236.48, for which sum let execution issue. The Judgment shall bear interest pursuant to section 55.03, Florida Statute.

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



Escambia County Court Judge PAT KINSEY  
on 03/30/2020 10:09:50 Yevxyx\A

Copies furnished to:

Plaintiff

Chris Boggan  
Defendant

Recorded in Public Records 06/12/2006 at 01:02 PM OR Book 5926 Page 486,  
Instrument #2006059123, 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.

RALPH BOGGAN

Defendant(s).

ERNIE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
ESC/ FLA COUNTY CL

2006 JUN -8 A 10:00

Case No: 06SC565

COUNTY CIVIL DIVISION  
FILED & RECORDED

FINAL JUDGMENT AFTER STIPULATED AGREEMENT

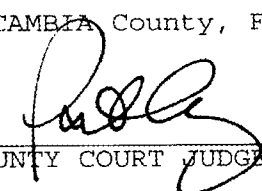
THIS CAUSE having come before the court, and the court having  
considered the court file and the affidavit of non-payment/non-compliance

IT IS ORDERED AND ADJUDGED that final judgment is hereby entered in  
favor of the Plaintiff, ASSET ACCEPTANCE LLC, P.O. Box 2036, Warren, MI,  
48090, and against Defendant, RALPH BOGGAN,  
1262 W HOPE DR PENSACOLA, FL 32534,  
in the sum of \$1600.00 on principal \$0.00 as prejudgment  
interest, \$0.00 for attorneys fees with costs of \$180.00  
less \$0.00 in payments, for a total sum of 1780.00 which  
sum shall bear interest at the rate of 9% per year all of which let  
execution issue.

ORDERED AND ADJUDGED that defendant shall complete Florida Small  
Claims Rules Form 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  
a 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 in chambers at ESCAMBIA County, Florida on this  
17th day of June, 2006.

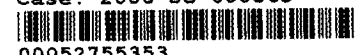
  
COUNTY COURT JUDGE

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

RALPH BOGGAN, 1262 W HOPE DR PENSACOLA, FL  
32534

21670511

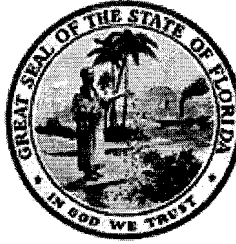
Case: 2006 SC 000565



00052755353

Dkt: CC1033 Pg#: 1

**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: 030369060 Certificate Number: 000965 of 2022**

**Payor: CHRISTOPHER BOGGAN 7583 KERSHAW ST PENSACOLA, FL 32534      Date 7/12/2024**

Clerk's Check #            1  
 Tax Collector Check #    1

Clerk's Total	\$490.20
Tax Collector's Total	\$1,446.34
Postage	\$73.80
Researcher Copies	\$0.00
Recording	\$10.00
Prep Fee	\$7.00
Total Received	\$2,027.34

**PAM CHILDERS**  
 Clerk of the Circuit Court

Received By:   
 Deputy Clerk

*Reduced*  
*\$1579.67*

**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>**