



# 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

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 9022 PO BOX 71540 PHILADELPHIA, PA 19176-1540	Application date	Apr 22, 2024
Property description	JOHNSON MARIE 1812 LOYOLA AVE PENSACOLA, FL 32504 1812 LOYOLA AVE 03-3207-100 LT 14 BLK A 1ST ADDN COLLEGE PARK PB 6 P 70 OR 3883 P 819	Certificate #	2022 / 1332
		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)
# 2022/1332	06/01/2022	610.39	30.52	640.91
→Part 2: Total*				640.91

## 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)
# 2023/1308	06/01/2023	609.21	6.25	39.09	654.55
Part 3: Total*					654.55

## 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)	1,295.46
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	543.85
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)	2,214.31

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:

Signature, Tax Collector or Designee

Escambia, Florida

Date April 24th, 2024

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

<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.	31,907.00
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>04/02/2025</u> Signature, Clerk of Court or Designee	

## INSTRUCTIONS + 6.25

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

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

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

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

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

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

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

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

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

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

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

### Clerk of Court (complete Part 5)

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

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

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2400506

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
KEYS FUNDING LLC - 9022  
PO BOX 71540  
PHILADELPHIA, PA 19176-1540,

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
03-3207-100	2022/1332	06-01-2022	LT 14 BLK A 1ST ADDN COLLEGE PARK PB 6 P 70 OR 3883 P 819

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  
KEYS FUNDING LLC - 9022  
PO BOX 71540  
PHILADELPHIA, PA 19176-1540

04-22-2024  
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>	3215301700140001	<b>Year</b>	<b>Land</b>	<b>Imprv</b>	<b>Total</b>	<b>Cap Val</b>
<b>Account:</b>	033207100	2023	\$16,000	\$97,017	\$113,017	\$63,814
<b>Owners:</b>	JOHNSON MARIE	2022	\$16,000	\$86,568	\$102,568	\$61,956
<b>Mail:</b>	1812 LOYOLA AVE PENSACOLA, FL 32504	2021	\$16,000	\$69,013	\$85,013	\$60,152
<b>Situs:</b>	1812 LOYOLA AVE 32504	<b>Disclaimer</b>				
<b>Use Code:</b>	SINGLE FAMILY RESID	<b>Tax Estimator</b>				
<b>Taxing Authority:</b>	COUNTY MSTU	<b>File for Exemption(s) Online</b>				
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>	<b>Report Storm Damage</b>				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data						2023 Certified Roll Exemptions	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	HOMESTEAD EXEMPTION	
11/1995	3883	819	\$40,900	WD		<b>Legal Description</b> LT 14 BLK A 1ST ADDN COLLEGE PARK PB 6 P 70 OR 3883 P 819	
08/1994	3628	996	\$100	WD			
05/1994	3599	580	\$18,100	WD			
01/1989	2647	264	\$20,000	WD			
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						Extra Features	
						None	

**Section**  
**Map Id:**  
32-15-30

**Approx. Acreage:**  
0.4519

**Zoned:**

MDR  
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**Parcel Information**

[Launch Interactive Map](#)

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

MDR  
MDR


**Evacuation  
& Flood  
Information**  
Open  
Report

**Buildings**

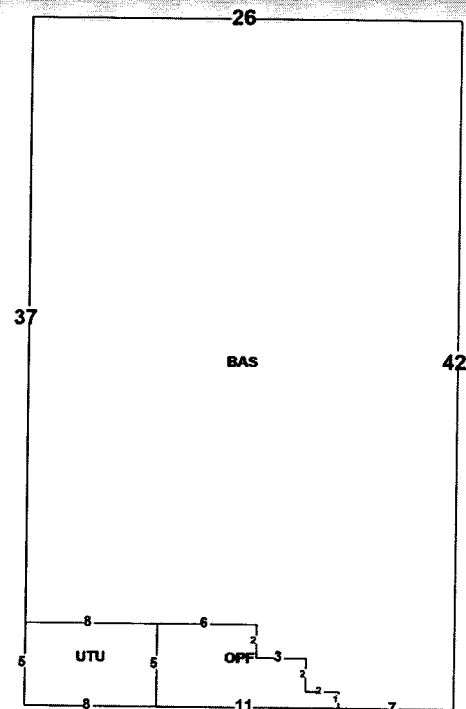
Address: 1812 LOYOLA AVE, Year Built: 1995, Effective Year: 1995, PA Building ID#: 59878

**Structural Elements**

DECOR/MILLWORK-AVERAGE  
DWELLING UNITS-1  
EXTERIOR WALL-VINYL SIDING  
FLOOR COVER-CARPET  
FOUNDATION-SLAB ON GRADE  
HEAT/AIR-CENTRAL H/AC  
INTERIOR WALL-DRYWALL-PLASTER  
NO. PLUMBING FIXTURES-3  
NO. STORIES-1  
ROOF COVER-COMPOSITION SHG  
ROOF FRAMING-GABLE  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

 Areas - 1173 Total SF

BASE AREA - 1092  
OPEN PORCH FIN - 41  
UTILITY UNF - 40



**Images**



3/21/2024 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: 05/07/2024 (rc.5204)



**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 #: 03-3207-100 CERTIFICATE #: 2022-1332

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: December 12, 2004 to and including December 12, 2024 Abstractor: K GERARD

BY

Michael A. Campbell,  
As President  
Dated: December 16, 2024

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

December 16, 2024

Tax Account #: **03-3207-100**

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

**By Virtue of Special Warranty Deed recorded 11/30/1995 in OR 3883/819**

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 Pensacola Habitat for Humanity Inc recorded 12/8/1995 OR 3883/0821 most recently assigned in favor of Pensacola Habitat for Humanity Inc recorded 03/24/2006 OR 5868/757**
- b. **MSBU Lien in favor of Escambia County recorded 07/26/1999 in OR 4443/319**
- c. **Lien in favor of the Emerald Coast Utilities Authority recorded 7/5/2023 OR 9002/217**

4. Taxes:

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

**Tax Account #: 03-3207-100**

**Assessed Value: \$65,728.00**

**Exemptions: Homestead Exemption**

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

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

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

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

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

**CERTIFICATION: TITLE SEARCH FOR TDA**

**TAX DEED SALE DATE:** APR 2, 2025

**TAX ACCOUNT #:** 03-3207-100

**CERTIFICATE #:** 2022-1332

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 checked="" type="checkbox"/>	<input type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2024</u> tax year.

**MARIE JOHNSON**  
**1812 LOYOLA AVE**  
**PENSACOLA, FL 32504**

**PENSACOLA HABITAT FOR HUMANITY INC**  
**1060 N GUILLEMARD ST**  
**PENSACOLA, FL 32501**

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

**Certified and delivered to Escambia County Tax Collector, this 16<sup>th</sup> day of December, 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**

**December 16, 2024**

**Tax Account #:03-3207-100**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 14 BLK A 1ST ADDN COLLEGE PARK PB 6 P 70 OR 3883 P 819**

**SECTION 32, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 03-3207-100( 0425-13)**

10.50 Rec  
286.30 Doc

OR Bk3883 Pg0819  
INSTRUMENT 00258184

This instrument prepared by:  
Stephen R. Moorhead, Esquire  
McDonald, Fleming, Moorhead &  
Ferguson, Attorneys at Law  
4300 Bayou Blvd, Stes 12&13  
Pensacola, Florida 32503  
95-S-4521

**SPECIAL WARRANTY DEED**

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

D S PD \$286.30  
Mort \$0.00 ASUM \$0.00  
DECEMBER 8, 1995  
Ernie Lee Magaha,  
Clerk of the Circuit Court  
BY *[Signature]* D.C.

THIS INDENTURE, made this 30<sup>th</sup> day of November, 1995, between PENSACOLA HABITAT FOR HUMANITY, INC., a Florida not for profit corporation, party of the first part, whose mailing address is P.O. Box 13204, Pensacola, Florida 32591-3204 and **MARIE JOHNSON, a single woman**, whose mailing address is 1812 Loyola Street, Pensacola, FL 32504, Soc Sec. No. \_\_\_\_\_, party of the second part,

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN DOLLARS AND NO/100 DOLLARS, to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said party of the second part, its successors and assigns, forever, the property described as follows, situate, lying and being in the County of Escambia, State of Florida, to-wit:

Lot 14, Block A, First Addition to College Park, a subdivision of a portion of Section 32, Township 1 South, Range 30 West, Escambia County, Florida, according to plat recorded in Plat Book 6 at Page 70 of the Public Records of said county.

Parcel ID#: 32-1S-30-1700-140-001

To have and to hold the same unto the said party of the second part in fee simple.

And the said party of the first part does hereby covenant with the said party of the second part, that except as above noted, that at the time of the delivery of this deed the premises were free from all encumbrances made by it, and that it will warrant and defend the same against the lawful claims and demands of all persons claiming by, through or under him, but against none other.

Subject to taxes for the current year, zoning ordinances and restrictions, limitations and easements of record.

IN WITNESS WHEREOF, the undersigned has hereunto set the seal of the corporation on this the 30<sup>th</sup> day of November, 1995.

Signed, sealed and delivered  
in the presence of:

PENSACOLA HABITAT FOR HUMANITY, INC.

By: *Betty H. Salter*  
BETTY H. SALTER, its President

*Angela R. Stull*  
Printed name of Witness

*Angela C. Westmoreland*  
Printed name of Witness

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 30<sup>th</sup> day of November, 1995, by BETTY H. SALTER, President of PENSACOLA HABITAT FOR HUMANITY, INC., a Florida not for profit corporation, who executed same on behalf of the said corporation, who is personally known to me.

*Angela R. Stull*  
NOTARY PUBLIC



ANGELA R. STULL  
My Comm Exp. 7/04/99  
Bonded By Service ins  
No. CC477817  
☒ Personally Known ☐ Other I.D.

OR Bk3883 Pg0820  
INSTRUMENT 00258184RESIDENTIAL SALES ABUTTING  
ROADWAY MAINTENANCE DISCLOSURE

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County, or if not, what person or entity will be responsible for maintenance. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. Note: Acceptance by filing County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of Roadway: 1812 Loyola Street

Legal Address of Property:

Lot 14, Block A, First Addition to College Park, a subdiv

The County (☒ has ☐ has not) accepted the abutting  
roadway for maintenance.This form completed by: Stephen R. Moorhead, P.A.  
4300 Bayou Blvd., Ste. 12 & 13  
Pensacola, Florida 32503

AS TO THE SELLER(S):

Angela R. Stull  
Witness: Angela R. Stull  
Angelyn C. Westmoreland  
Witness: Angelyn C. Westmoreland

Betty H. Satter  
Seller: Pensacola Habitat for  
Humanity, Inc.  
Seller:

AS TO BUYER(S):

Angela R. Stull  
Witness: Angela R. Stull  
Angelyn C. Westmoreland  
Witness: Angelyn C. Westmoreland

Marie Johnson  
Buyer: Marie Johnson

Instrument 00258184  
Buyer: Filed and recorded in the  
Official Records  
DECEMBER 8, 1995  
at 03:27 P.M.  
ERNIE LEE MAGAHA,  
CLERK OF THE CIRCUIT COURT  
Escambia County,  
Florida

1950 Lec  
213.15 Doc

OR Bk3883 Pg0821  
INSTRUMENT 00258185

This instrument prepared by:  
Stephen R. Moorhead, Esquire  
McDonald, Fleming, Moorhead & Ferguson  
4300 Bayou Boulevard, Suites 12 & 13  
Pensacola, Florida 32503  
95-S-4521

D S PD \$0.00  
Mort \$213.15 ASUM \$0.00  
DECEMBER 8, 1995  
Ernie Lee Magaha,  
Clerk of the Circuit Court  
BY *J. Knighton* D.C.

This instrument is exempt  
from tax due on  
Class 'C' Intangible Personal  
Property.  
ERNIE LEE MAGAHA,  
CLERK OF THE CIRCUIT COURT  
Escambia County, FL

### MORTGAGE AND SECURITY AGREEMENT

**THIS MORTGAGE** (hereinafter "Mortgage"), is made and entered into this 30<sup>th</sup> day of November, 1995, between the Mortgagor, **MARIE JOHNSON** (herein "**Borrower**"), and the Mortgagee, **PENSACOLA HABITAT FOR HUMANITY, INC.**, a Florida not for profit corporation, whose mailing address is Post Office Box 13204, Pensacola, Florida 32591-3204 (herein "**Habitat**").

### W I T N E S S E T H :

1.01 **PREMISES.** For and in consideration of an Indebtedness from Borrower to Lender in the principal sum of Sixty Thousand Eight Hundred Eighty-seven and 51/100 Dollars (\$60,887.51), which Indebtedness is evidenced by the Purchase and Loan Agreement between Borrower and Habitat (herein "**Loan Agreement**") and Borrower's Notes of even date herewith (herein "**Notes**"). In order to secure the Indebtedness and other obligations of Borrower hereinafter set forth, Borrower does hereby grant, bargain, sell, convey, assign, transfer, pledge and set over unto Lender and the successors, successors in title, and assigns of Lender all of the following land and interest in land, estates, easements, rights, improvements, personal property, fixtures, equipment, furniture, furnishings, appliances, and appurtenances (herein referred to individually and collectively as the "**Premises**").

A. **LAND.** All those certain tracts, pieces or parcels of land (herein "**Property**") located in the County of Escambia, State of Florida, described as follows:

Lot 14, Block A, First Addition to College Park, a subdivision of a portion of Section 32, Township 1 South, Range 30 West, Escambia County, Florida, according to plat recorded in Plat Book 6 at Page 70 of the Public Records of said county.

B. **APPURTENANCES.** All easements, rights-of-way, strips and gores of land, vaults, streets, ways, alleys, and passages, sewer rights, water rights and powers, minerals, flowers, shrubs, trees and other emblements now or hereafter located on the land or under or above the same or any part or parcel thereof and all estates, rights, titles, interests, privileges, liberties, tenements, hereditaments and appurtenances, reversions and remainders, whatsoever, in any way belonging, relating or appertaining to the Premises or any part thereof, or which hereafter shall in any way belong, relate or be appurtenant thereto, whether now owned or hereafter acquired by Borrower (hereinafter sometimes referred to as "Appurtenances").

1.02 **WARRANTIES OF TITLE.** Borrower covenants that Borrower is lawfully seized and possessed of the Premises as aforesaid, and has a good right to convey the same, that the same are unencumbered, and that Borrower does warrant and will forever defend the title thereto against the claims of all persons whomsoever.

1.03 **INDEBTEDNESS.** This mortgage is given to secure the performance of all obligations set forth herein and the following described Indebtedness:

A. The debt evidenced by the Loan Agreement and Promissory Note referred to in Paragraph 1.01, together with any and all renewals, modifications, consolidations and extensions of the Indebtedness evidenced by the Notes;

B. Any and all additional advances made by Lender to protect or preserve the Premises or the security interest created hereby on the Premises, or for taxes, assessments or insurance premiums as hereinafter provided or for performance of any of Borrower's obligations hereunder provided or for performance of any of Borrower's obligations hereunder or for any other purpose provided herein (whether or not Borrower remains the owner of the Premises at the time of such advances); and

Provided, always, and it is the true intent and meaning of the parties to these presents, that when Borrower, his successors or assigns, shall pay or cause to be paid to Lender, his successors or assigns, the Indebtedness according to the conditions and agreements of the Notes and of this Mortgage, and shall perform all of the obligations according to the true intent and meaning of the Notes and this Mortgage and the conditions thereunder and hereunder, then this Mortgage shall cease, determine and be null and void; otherwise this Mortgage shall remain in full force and effect.

### COVENANTS AND AGREEMENTS

2.01 **PAYMENT OF INDEBTEDNESS** Borrower shall pay the Notes according to the tenure thereof and the remainder of the Indebtedness promptly as the same shall become due and payable in accordance with the terms of the Notes.

### 2.02 **TAXES, LIENS AND OTHER CHARGES.**

A. Borrower shall pay, on or before the due date thereof, all taxes, assessments, levies, license fees, permit fees and other charges (in each case whether general or special, ordinary or extraordinary, foreseen or unforeseen) of every character whatsoever (including all penalties and interests thereon) now or hereafter levied, assessed, confirmed or imposed on, or in respect of, or which may be a lien upon, the Premises or any part thereof, or any estate, right or interest therein, or

upon the rents, issues, income or profits thereof, and shall submit to Lender such evidence of the due and punctual payment of all taxes, assessments and other fees and charges as Lender may require.

B. Borrower shall pay, on or before the due date thereof, all taxes, assessments, charges, expenses, costs and fees which may now or hereafter be levied upon, or assessed or charged against, or incurred in connection with, the Notes, the other Indebtedness, this Mortgage or any other instrument now or hereafter evidencing, securing or otherwise relating to the Indebtedness, and shall submit to Lender such evidence of the due and punctual payment of all such taxes, assessments, charges, expenses, costs and fees as Lender may require.

C. In the event of the passage of any state, federal, municipal or other governmental law, order, rule or regulation, subsequent to the date hereof, in any manner changing or modifying the law now in force governing the taxation of mortgages to secure debt or security agreements or debts secured thereby or the manner of collecting such taxes so as to adversely affect Borrower, Lender will pay any such tax on or before the due date thereof.

D. Borrower will not permit or suffer any construction, mechanic's, materialmen's, laborers or statutory or other liens to be filed of record or to remain outstanding against the Premises or any portion thereof.

#### 2.03 PRESERVATION AND MAINTENANCE OF PROPERTY.

A. Borrower will keep the buildings, improvements, facilities, furnishings, landscaping, the Premises and other improvements of any kind now or hereafter erected on the Land or any part thereof in good repair and shall not commit waste or permit impairment or deterioration of the property. Borrower will do nothing which would or could increase the risk of fire or other hazard to the Premises or any part thereof or which would or could result in the cancellation of any insurance policy carried with respect to the Premises.

B. Borrower will not allow the removal, demolition or alteration of the structural character of any improvement located on the land, and once the improvements are completed, without the written consent of Lender. Borrower shall not remove or permit to be removed from the Land any item or items referred to in Paragraph 1.01(B) of this Mortgage which are or may hereafter be in any way attached or affixed to the Land or any improvements thereof.

C. If the Premises or any part thereof is damaged by fire or other cause, Borrower will give immediate written notice thereof to Lender.

D. Lender or its representative is hereby authorized to enter upon and inspect the Premises at any time during normal business hours.

E. Borrower will promptly comply with all present and future laws, ordinances, rules and regulations of any governmental authority affecting the Premises or any part thereof.

F. Violation of any of the foregoing provisions shall constitute a default.

2.04 LIMIT OF VALIDITY. If from any circumstances whatsoever, fulfillment of any provision of this Mortgage or the Notes which it secures, at the time performance of such provision shall be due, shall involve transcending the limit of validity presently prescribed by any applicable usury statute or any other applicable law, with regard to obligations of like character and amount, then, ipso facto, the obligation to be fulfilled shall be reduced to the limit of such validity, so that in no event shall any exaction be possible under this Mortgage or under the Notes that is in excess of the current limit of such validity, but such obligation shall be fulfilled to the limit of such validity. The provisions of this paragraph shall control every other provision of this Mortgage and of the Notes.

2.05 CONVEYANCE OR ENCUMBRANCE OF PREMISES. Borrower hereby acknowledges to Lender that any encumbrance which encumbrance is in addition to those set forth in this Mortgage, of the Premises or any portion thereof would materially impair or jeopardize the security granted to Lender by this Mortgage. Borrower therefore covenants and agrees with Lender, as part of the consideration for the extending to Borrower of the Indebtedness evidenced by the Notes, that Borrower shall not directly or indirectly encumber (including, but not by way of limitation, increasing of the outstanding principal amount of any existing encumbrance) pledge, convey, transfer or assign any or all of Borrower's interest in the Premises during the term of this Mortgage. A violation of the terms of this provision shall be a default hereunder and, in that event, all of the sums secured by this Mortgage shall be immediately due and payable. If Borrower fails to pay such sums when due, Lender may without further notice or demand on Borrower, invoke any remedies permitted by this instrument.

2.06 OCCUPATION OF PREMISES. Borrower shall occupy and use the premises as Borrower's principal place of residency during the term of this mortgage. A violation of the terms of this provision shall be a default hereunder and, in that event, all of the sums secured by this Mortgage shall be immediately due and payable. If Borrower fails to pay such sums when due, Lender may without further notice or demand on Borrower, invoke any remedies permitted by this instrument.

#### DEFAULT AND REMEDIES

3.01 DEFAULT. The terms "Default" or "Defaults", wherever used in this Mortgage, shall mean any one or more of the following events:

A. Failure by Borrower to pay as and when due and payable any portion of the Indebtedness as evidenced by the first mortgage; or

B. Failure by Borrower duly to observe or perform any other term, covenant, condition or agreement of the first Mortgage; or

C. Failure by Borrower to pay as and when due and payable any portion of the Indebtedness; or

D. Failure by Borrower duly to observe or perform any other term, covenant, condition or agreement of this Mortgage; or

E. Failure by Borrower duly to observe or perform any term, covenant, condition, or agreement in any other agreement now or hereafter evidencing, securing or otherwise relating to the Notes or this Mortgage or the Indebtedness including the Loan Agreement; or

F. Any representation or warranty of Borrower relating to the Notes, the Loan Agreement, Borrower's program application to become a recipient of a home constructed by Habitat, this Mortgage or the Indebtedness proves to be untrue or misleading in any material respect; or

G. The filing by Borrower (or any maker, endorser or guarantor of the Notes of a voluntary petition in bankruptcy or the filing by Borrower (or such maker, endorser or guarantor) of any petition or answer seeking or acquiescing in any reorganization, arrangement, composition, readjustment, liquidation, dissolution or similar relief for itself under any present or future federal, state or other law or regulation relating to bankruptcy, insolvency or other relief for debtors, or Borrower (or any such makers, endorsers or guarantors) seeking or consenting to or acquiescing in the appointment of any trustee, receiver or liquidator of Borrower (such maker, endorser or guarantor) or of all or any substantial part of the Premises or of any other property or assets of Borrower (such maker, endorser or guarantor) or of any or all of the income, rents, issues, profits or revenues thereof, or the making by Borrower (or any such maker, endorser or guarantor) of any general assignment for the benefit of creditors, or the admission in writing by Borrower (or for any such maker, endorser or guarantor) of its inability to pay its debts generally as they become due or the commission by Borrower (or any such maker, endorser or guarantor) of an act of bankruptcy; or

H. The filing of a petition against Borrower (or any maker, endorser or guarantor) of the Notes, seeking any reorganization, arrangement, composition, readjustment, liquidation, dissolution or similar relief under any present or future federal, state or other law or regulation relating to bankruptcy, insolvency or other relief for debtors, or the appointment of any trustee, receiver or liquidator of Borrower (or any such maker, endorser or guarantor) or of all or any substantial part of the Premises or of any or all of the income, rents, issues, profits or revenues thereof unless such petition shall be dismissed within thirty (30) days after such filing, but in any event prior to the entry of an order, judgment or decree approving such petition; or

I. The Premises are subjected to actual or threatened waste, or any part thereof is removed, demolished or altered without the prior written consent of Lender.

3.02 ACCELERATION OF MATURITY. If a default shall have occurred, then the entire Indebtedness shall accelerate, at the option of Lender, immediately become due and payable in full without notice or demand, time being of the essence of the Notes and of this Mortgage; and no omission on the part of Lender to exercise such option when entitled to do so shall be construed as a waiver of such right.

3.03 RIGHT TO ENTER AND TAKE POSSESSION. If a Default shall have occurred, Borrower, upon demand of Lender, shall forthwith surrender to Lender the actual possession of the Premises and if, and to the extent, permitted by law, Lender itself, or by such officers or agents as it may appoint, may enter and take possession of all of the Premises without the appointment of a receiver, or an application therefor, and may exclude Borrower.

3.04 RECEIVER. If a Default shall have occurred, Lender, upon application to a court of competent jurisdiction, shall be entitled as a matter of strict right, without notice and without regard to the adequacy or value of any security for the Indebtedness of the solvency of any party bound for its payment, to the appointment of a receiver to take possession of and to operate the Premises and to collect and apply the incomes, rents, issues, profits and revenues thereof. The receiver shall have all of the rights and powers permitted under the laws of the State of Florida. Borrower will pay to Lender upon demand all expenses, including reasonable receiver's fees, reasonable attorney's fees, costs and agent's compensation, incurred pursuant to the provisions of this Article III and any such amounts paid by Lender shall be added to the Indebtedness and shall be secured by this Mortgage.

3.05 ENFORCEMENT.

A. If a Default shall have occurred, Lender, at its option, may institute legal proceedings for the foreclosure of any or all of its rights under this Mortgage.

B. Lender shall have the right from time to time to enforce any legal or equitable remedy against Borrower, including without limitation suing for any sums, whether interest, principal or any installment of either or both, taxes, penalties or any other sums required to be paid under the terms of this Mortgage, as the same become due, without regard to whether or not all of the Indebtedness shall then be due, and without prejudice to the right of Lender thereafter to enforce any other remedy, including without limitation an action of foreclosure, whether or not such other remedy be based upon a Default which existed at the time of commencement of an earlier or pending action, and whether or not such remedy be based upon the same Default upon which an earlier or pending action is based.

3.06 **WAIVER OF EXEMPTIONS.** Borrower warrants that no portion of the Premises constitutes the "homestead" of any person whomsoever as defined by the laws and constitution of the State of Florida and hereby waives and renounces all exemption rights in and to the Premises as against the collection of the Indebtedness or any part thereof.

3.07 **REMEDIES CUMULATIVE.** No right, power or remedy conferred upon or reserved to Lender by this Mortgage is intended to be exclusive or any other right, power or remedy, but each and every right, power and remedy shall be cumulative and concurrent and shall be in addition to any other right, power and remedy given hereunder or now or hereafter existing at law, in equity or by statute.

3.08 **WAIVER.** Any forbearance by Lender in exercising any right or remedy hereunder, or otherwise afforded by applicable law, shall not be a waiver of or preclude the exercise of any such right or remedy. The procurement of insurance or the payment of taxes or other liens or charges by Lender shall not be a waiver of Lender's rights to accelerate the maturity of the Indebtedness secured by this Mortgage.

3.09 **SUITS TO PROTECT THE PREMISES.** Lender shall have the power to institute and maintain such suits and proceedings as it may deem expedient (i) to prevent any impairment of the Premises by any acts which may be unlawful or constitute a Default under this Mortgage, (ii) to preserve or protect its interest in the Premises and in the income, rents, issues, profits and revenues arising therefrom and (iii) to restrain the enforcement of or compliance with any legislation or other governmental enactment, rule or order that be unconstitutional or otherwise invalid, if the enforcement of or compliance with such enactment, rule or order would impair the security hereunder or be prejudicial to the interest of Lender. In any such action Lender shall be entitled to receive from Borrower all costs and reasonable attorney's fees.

**MISCELLANEOUS**

4.01 **SUCCESSORS AND ASSIGNS.** This Mortgage shall inure to the benefit of and be binding upon Borrower and Lender and their respective heirs, executors, legal representatives, successors, successors-in-title and assigns. Whenever a reference in this Mortgage is made to "Borrower" or "Lender" such reference shall be deemed to include a reference to the heirs, executors, legal representatives, successors, successors-in-title and assigns of Borrower and Lender, as the case may be. The foregoing shall not authorize the encumbrance, pledge, conveyance, transfer or assignment of all or any portion of Borrower's interest in the Premises without the prior written consent of Lender.

4.02 **SEVERABILITY.** If any provision of this Mortgage or the application thereof to any person or circumstance shall be invalid or unenforceable to any extent, the remainder of this Mortgage and the application of such provisions to other persons or circumstances shall not be affected thereby and shall be enforced to the greatest extent permitted by law.

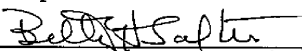
4.03 **APPLICABLE LAW.** This instrument shall be governed by and construed in accordance with the laws of the State of Florida.

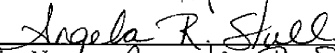
4.04 **TIME OF THE ESSENCE.** Time is of the essence with respect to each and every covenant, agreement and obligation of Borrower under this Mortgage, the Notes and any and all other instruments now or hereafter evidencing, securing or otherwise relating to the Indebtedness.

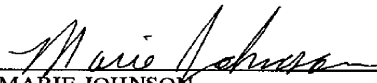
4.05 **ATTORNEY'S FEES.** The enforcement of the Notes, this Mortgage or any other obligation evidencing, securing or otherwise relating to the Indebtedness, Lender shall be entitled to recover from Borrower all costs and reasonable attorney's fees. The meaning of the term "legal fees" or "attorney's fees" or other references to the fees of attorneys or counsel, wherever used in this Mortgage, shall be deemed to include, without limitation, all reasonable legal fees relating to litigation or appeals at any and all levels of courts and administrative tribunals.

IN WITNESS WHEREOF, Borrower has executed this Mortgage as of the date first above written.

Signed, sealed and delivered  
in the presence of:

  
Print Name Betty H. Salter

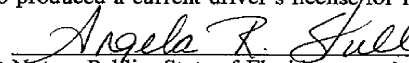
  
Print Name Angela R. Stull

  
MARIE JOHNSON

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was sworn to and acknowledged before me this 30<sup>th</sup> day of November, 1995 by MARIE JOHNSON, ~~who is personally known to me or~~ who produced a current driver's license for identification.

My Commission expires:

  
Notary Public, State of Florida

HabitatJohnson.mrg



ANGELA R. STULL  
My Comm Exp. 7/04/99  
Bonded By Service Ins  
No. CC477817  
☒ Personally Known ☐ Other I.D.

Instrument 00258185  
Filed and recorded in the  
Official Records  
DECEMBER 8, 1995  
at 03:27 P.M.  
ERNIE LEE MAGAHA,  
CLERK OF THE CIRCUIT COURT  
Escambia County,  
Florida

Prepared by:  
Suzanne Blankenship, Esquire  
McDonald, Fleming, Moorhead  
& Ferguson  
4300 Bayou Blvd., Suites 12&13  
Pensacola, FL 32503

**BULK ASSIGNMENT OF REAL ESTATE MORTGAGE**

WHEREAS, certain borrowers executed, acknowledged, and delivered to PENSACOLA HABITAT FOR HUMANITY, INC. ("Assignor") those certain real estate mortgages (each a "Mortgage") which were recorded in the public records of Escambia County, Florida;

WHEREAS, each Mortgage is secured by a Promissory Note executed by the respective borrowers, payable to Assignor;

WHEREAS, the Assignor is the present legal and equitable owner and holder of the Promissory Note and Mortgage;

NOW, THEREFORE, in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration the sufficiency of which is otherwise acknowledged paid to the Assignor by HABITAT FOR HUMANITY INTERNATIONAL, INC. ("HFHI"), the undersigned hereby (i) grants, assigns and transfers to HFHI (A) all the right, title and interest of the undersigned in and to those certain Mortgages, partial copies of which, containing the parties, recording information and property description of such mortgage, are attached hereto as Schedule A and each of which has been recorded in the public records of Escambia County, State of Florida, pertaining, respectively, to the real estate legally described on the pages attached to each Mortgage, (B) all right, title and interest in and to the property described in each Mortgage, (C) the notes executed in connection with each Mortgage and (D) all other loan documents executed in connection with each Mortgage, (ii) constitutes and appoints HFHI its attorney irrevocable to collect and receive said debt, and to foreclose, enforce and satisfy each Mortgage the same as it might or could have done were these presents not executed, but at the cost of HFHI, and (iii) covenants with and represents and warrants to HFHI, its successors and assigns, that it has good right and title to sell, assign and transfer the same.

TOGETHER with the note or notes therein described or referred to, the money due and to become due thereon with interest, and all rights accrued or to accrue under said Mortgage.

BY SIGNING BELOW, the undersigned agrees to the foregoing.

DATED: December 17, 1998

Witnesses:

Angela Heck  
Printed name of witness Angela Heck

Wendy L. Yancey  
Printed name of witness Wendy L. Yancey

PENSACOLA HABITAT FOR HUMANITY, INC.,  
a Florida corporation

By: Betty Salter  
BETTY SALTER, Its President

CTI-100050517  
RECORD & RETURN TO:  
COURT EXPLORERS, INC.  
300 RECTOR PLACE  
NEW YORK, NY 10280  
212-945-8324





STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was sworn to and subscribed before me this 7<sup>th</sup> day of Dec, 1998 by Betty Salter, the President of Pensacola Habitat for Humanity, Inc., a Florida corporation, on behalf of the corporation, who has produced \_\_\_\_\_ as identification or who is personally known to me.

Marjorie C. Ellsworth  
NOTARY PUBLIC

Habitat\AAR\Bulk-Asn



MARJORIE C. ELLSWORTH  
MY COMMISSION #CC 512990 EXPIRES  
NOVEMBER 29, 1999

## SCHEDULE A

(To Bulk Assignment by Pensacola Habitat for Humanity, Inc.)

	<u>Grantor</u>	<u>Dated</u>	<u>Book and Page*</u>
1.	Allen, Irene Scott	March 11, 1998	Official Records Book 4256, Page 376
2.	Angeles, Zenaida A.	September 30, 1997	Official Records Book 4177, Page 880
3.	Bell, Willie J. and June B.	November 30, 1995	Official Records Book 3883, Page 834
4.	Betties, Yvonne	July 29, 1996	Official Records Book 4022, Page 665
5.	Bloxson, Laura	June 14, 1997	Official Records Book 4130, Page 1466
6.	Charley, Mary Eliza	April 27, 1998	Official Records Book 4251, Page 265
7.	Crosby, Edward and Evie	December 1, 1995	Official Records Book 3917, Page 0639
8.	Elzy, Amy Ricard	December 23, 1996	Official Records Book 4085, Page 222
9.	Farrow, Vivian K.	May 14, 1997	Official Records Book 4130, Page 1425
10.	Feacher, Cheryl Lynnette	April 11, 1995	Official Records Book 3758, Page 105
11.	Gandy, Terri	March 12, 1998	Official Records Book 4239, Page 603
12.	Glover, Donna D.	July 29, 1998	Official Records Book 4288, Page 207
13.	Grace, Debra Ann	April 11, 1995	Official Records Book 3758, Page 121
14.	Harris, Michael L. and Tammy L.	October 30, 1997	Official Records Book 4177, Page 872
15.	Hicks, Kimberly	November 1995	Official Records Book 3883, Page 851
16.	Hicks, Donna Michelle	December 15, 1997	Official Records Book 4203, Page 1188
17.	Jackson, Cathy	June 28, 1996	Official Records Book 4003, Page 734
18.	Johnson, Cynthia M.	June 2, 1998	Official Records Book 4266, Page 1012
19.	Johnson, Marie	November 30, 1995	Official Records Book 3883, Page 821

\* All documents are recorded in the public records of Escambia County, Florida.

SCHEDULE A TO BULK ASSIGNMENT BY PENSACOLA HABITAT FOR HUMANITY, INC.

- |     |   |                    |  |
|-----|---|--------------------|--|
| 20. | Jenkins, Tommy and<br>Priscilla             | May 20, 1998       | Official Records Book 4262, Page 188     |
| 21. | Mackovic,<br>Patricia Diane                 | November 30, 1995  | Official Records Book 3883, Page 857     |
| 22. | Miller, Mary L.                             | February 6, 1998   | Official Records Book 4221, Page 548     |
| 18. | Morrisette, Deborah                         | April 22, 1998     | Official Records Book 4251, Page 279     |
| 23. | Philyaw, Gladys                             | August 26, 1994    | Official Records Book 3637, Page 978     |
| 24. | Penton, Sylvia Ann                          | September 30, 1997 | Official Records Book 4178, Page 0168    |
| 25. | Pleasant, Wade and<br>Cora Ann              | November 3, 1995   | Official Records Book 3873, Page 406     |
| 26. | Moorer, Robert Lee and<br>Beverly Joann     | August 6, 1997     | Official Records Book 4230, Page 1808    |
| 27. | Scott, Kay                                  | December 23, 1996  | Official Records Book 4085, Page 198     |
| 28. | Perry, Ronnie Byrne and<br>Deanna Lynn      | April 11, 1995     | Official Records Book 3758, Page 113     |
| 29. | Stacey, Shirley                             | October 11, 1996   | Official Records Book 4061, Page 1896    |
| 31. | Williams, Larry and<br>Perrilee             | August 1, 1995     | Official Records Book 3813, Page 515     |
| 32. | Sumler, Johnny M. and<br>Phyllis L. Stromas | December 8, 1997   | Official Records Book 4200, Page 1321    |
| 33. | Eubanks, Nathan<br>& Gwendolyn              | May 20, 1998       | Official Records Book<br>4260, Page 1374 |

RCD Jan 13, 1999 12:33 pm  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 99-570334

-----SPACE ABOVE THIS LINE FOR RECORDER'S USE-----

Record and Return to:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

#### **BULK ASSIGNMENT OF REAL ESTATE MORTGAGES**

FOR VALUE RECEIVED, the undersigned hereby (i) grants, assigns and transfers to PENSACOLA HABITAT FOR HUMANITY, INC., having an address at 1060 North Guillemard Street, Pensacola, Florida 32501 ("PHFH") (A) all the right, title and interest of the undersigned in and to those certain real estate mortgages (each a "Mortgage"), attached hereto as Schedule A and each of which has been recorded in the Escambia County Records, State of Florida pertaining, respectively, to the real estate legally described on the pages attached to each Mortgage, (B) all right, title and interest in and to the property described in each Mortgage, (C) the note executed in connection with each Mortgage, and (D) all other loan documents executed in connection with each Mortgage, (ii) constitutes and appoints PHFH its attorney irrevocable to collect and receive said debt, and to foreclose, enforce and satisfy each Mortgage the same as it might or could have done were these presents not executed, but at the cost of PHFH, and (iii) covenants with and represents and warrants to PHFH, its successors and assigns, that it has good right and title to sell, assign and transfer the same.

TOGETHER with the note or notes therein described or referred to, the money due and to become due thereon with interest, and all rights accrued or to accrue under said Mortgage. As of the date herewith, said note or notes have been affixed with an allonge and indorsement, which is to become part of the said note or notes, to PHFH.

[balance of page left intentionally blank]

BY SIGNING BELOW, the undersigned agrees to the foregoing.

EXECUTED THIS 17<sup>th</sup> DAY OF March, 2006.

HABITAT FOR HUMANITY INTERNATIONAL,  
INC. a Georgia nonprofit corporation having an  
address at 121 Habitat Street, Americus, Georgia  
31709

By: Lyn Jensen  
Printed Name: Lyn Jensen  
Title: Senior Vice President of Administration & Chief  
Financial Officer

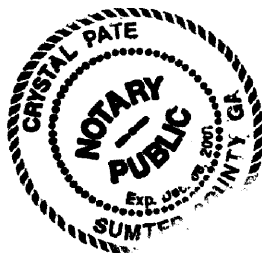
Brenda Callaway  
Name of witness: Brenda Callaway

Beth Fanous  
Name of witness: Beth Fanous

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

I hereby certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared Lyn Jensen as Senior Vice President of Administration & Chief Financial Officer of Habitat for Humanity International, Inc., who is [X] personally known to me, or [ ] who produced \_\_\_\_\_ as identification, and that he/she acknowledged executing the same in the presence of two subscribing witnesses freely and voluntarily under authority duly vested by said corporation and that the seal affixed thereto is the true corporate seal of said corporation.

Witness by hand and official seal in the County and State last aforesaid this  
17<sup>th</sup> day of March, 2006.



Crystal Pate  
NOTARY PUBLIC- Crystal Pate  
(Type or Print Notary Name)  
Serial No., if any \_\_\_\_\_  
My Commission Expires: 12-8-07

## SCHEDULE A

## To Bulk Assignment of Mortgages by Pensacola Habitat for Humanity, Inc. ("PHFH")

<u>Mortgagor/Borrower</u>	<u>Mortgagee/Lender</u>	<u>Dated</u>	<u>Official Records Book/Page<sup>1</sup></u>
1. Allen, Irene Scott	Pensacola Habitat for Humanity, Inc.	March 11, 1998	Book 4256 Page 376
2. Bell, Willie J. and June B.	Pensacola Habitat for Humanity, Inc.	November 30, 1995	Book 3883 Page 834
3. Betties, Yvonne	Pensacola Habitat for Humanity, Inc.	July 29, 1996	Book 4022 Page 665
4. Bloxson, Laura	Pensacola Habitat for Humanity, Inc.	June 14, 1997	Book 4130 Page 1466
5. Brown, Ruby	Pensacola Habitat for Humanity, Inc.	April 13, 1998	Book 4244 Page 1871
6. Crosby, Edward and Evie	Pensacola Habitat for Humanity, Inc.	December 1, 1995	Book 3917 Page 0639
7. Elzy, Amy Ricard	Pensacola Habitat for Humanity, Inc.	December 23, 1996	Book 4085 Page 222
8. Eubanks, Nathan and Gwen	Pensacola Habitat for Humanity, Inc.	May 20, 1998	Book 4260 Page 1374
9. Eggleton, Melanie L.	Pensacola Habitat for Humanity, Inc.	January 30, 2001	Book 4656 Page 0082
10. Feacher, Cheryl Lynette	Pensacola Habitat for Humanity, Inc.	April 11, 1995	Book 3758 Page 105
11. Gandy, Terri	Pensacola Habitat for Humanity, Inc.	March 12, 1998	Book 4239 Page 603
12. Glover, Donna D.	Pensacola Habitat for Humanity, Inc.	July 29, 1998	Book 4288 Page 207
13. Grace, Debra Ann	Pensacola Habitat for Humanity, Inc.	April 11, 1995	Book 3758 Page 121
14. Harris, Michael L. and Tammy L.	Pensacola Habitat for Humanity, Inc.	October 30, 1997	Book 4177 Page 872
15. Hicks, Donna Michelle	Pensacola Habitat for Humanity, Inc.	December 15, 1997	Book 4203 Page 1188
16. Hicks, Kimberly	Pensacola Habitat for Humanity, Inc.	November 30, 1995	Book 3883 Page 851
17. Jenkins, Tommy &	Pensacola Habitat for Humanity, Inc.	May 20, 1998	Book 4262 Page 188
18. Johnson, Cynthia	Pensacola Habitat for Humanity, Inc.	June 2, 1998	Book 4266 Page 1012
19. Johnson, Marie	Pensacola Habitat for Humanity, Inc.	November 30, 1995	Book 3883 Page 821
20. Mackovic, Patricia Diane	Pensacola Habitat for Humanity, Inc.	November 30, 1995	Book 3883 Page 857

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<sup>1</sup> Document recorded in the in public records of Escambia County.

21. McCastle, Ethel	Pensacola Habitat for Humanity, Inc.	May 19, 1994	Book 3599 Page 0939
22. Miller, Mary	Pensacola Habitat for Humanity, Inc.	February 6, 1998	Book 4178 Page 0168
23. Moorer, Robert Lee	Pensacola Habitat for Humanity, Inc.	August 6, 1997	Book 4230 Page 1808
and Beverly Joanne			
24. Morrisette, Deborah	Pensacola Habitat for Humanity, Inc.	April 22, 1998	Book 4251 Page 279
25. Penton, Sylvia Ann	Pensacola Habitat for Humanity, Inc.	September 30, 1997	Book 4178 Page 0168
26. Perry, Ronnie Byrne	Pensacola Habitat for Humanity, Inc.	April 11, 1995	Book 3758 Page 113
and Deanna Lynn			
27. Philyaw, Gladys	Pensacola Habitat for Humanity, Inc.	August 26, 1994	Book 3637 Page 978
28. Pleasant, Wade and Cora Ann	Pensacola Habitat for Humanity, Inc.	November 3, 1995	Book 3873 Page 406
29. Scott, Kay	Pensacola Habitat for Humanity, Inc.	December 23, 1996	Book 4085 Page 198
30. Smith Christopher & Lakeisha	Pensacola Habitat for Humanity, Inc.	August 2, 2000	Book 4590 Page 0655
31. Stacey, Shirley	Pensacola Habitat for Humanity, Inc.	October 11, 1996	Book 4061 Page 1896
32. Sumler, Johnny M. and Phyllis L. Stromas	Pensacola Habitat for Humanity, Inc.	December 8, 1997	Book 4200 Page 1321
33. Williams, Larry and Perrilee	Pensacola Habitat for Humanity, Inc.	August 1, 1995	Book 3813 Page 515

OR BK 4443 P60319  
Escambia County, Florida  
INSTRUMENT 99-634131

RCD Jul 26, 1999 03:56 pm  
Escambia County, Florida

NOTICE OF LIEN

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 99-634131

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT(MSBU)

Re: JOHNSON MARIE  
1812 LOYOLA AVE  
PENSACOLA FL 32504

ACCT.NO. 03 3207 100 000

AMOUNT \$35.20

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

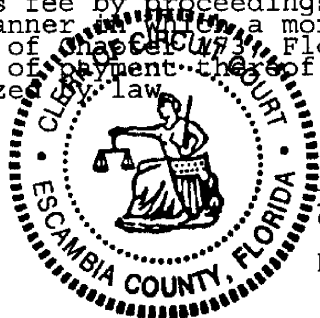
LT 14 BLK A  
1ST ADDN COLLEGE PARK  
PB 6 P 70  
OR 3883 P 819

PROP.NO. 32 1S 30 1700 140 001

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

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

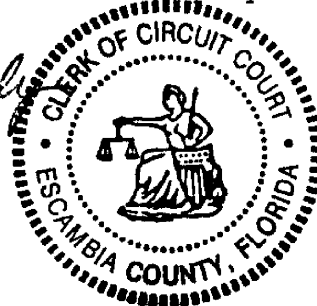
Date: 05/24/1999



Ernie Lee Magaha  
Clerk of the Circuit Court  
by: *Wanda M. McBrearty*  
Wanda M. McBrearty  
Deputy Finance Director

Ernie Lee Magaha  
Clerk of the Circuit Court

by: *George B. Donnelly*  
Deputy Clerk





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



## NOTICE OF LIEN

### STATE OF FLORIDA COUNTY OF ESCAMBIA

Notice is hereby given that the EMERALD COAST UTILITES AUTHORITY has a lien against the following described real property situated in Escambia County, Florida, for water, wastewater and/or sanitation service provided to the following customer:  
LT 14 BLK A 1ST ADDN COLLEGE PARK PB 6 P 70 OR 3883 P 819

Customer: JOHNSON MARIE C

Account Number: 165567-99352

Amount of Lien: \$293.75, together with additional unpaid utility service charges, if any, which may accrue subsequent to the date of this notice and simple interest on unpaid charges at 18 percent per annum, or at such lesser rate as may be allowed by law.

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

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

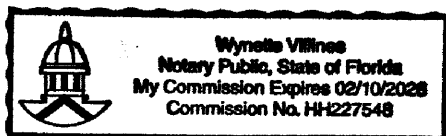
Dated: 06/26/2023

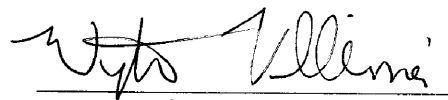
EMERALD COAST UTILITIES AUTHORITY

BY: 

### STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 26 day of JUNE, 2023, by SUE ELLEN DUMAGUING of the Emerald Coast Utilities Authority, who is personally known to me and who did not take an oath.



  
Notary Public - State of Florida

**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: 033207100 Certificate Number: 001332 of 2022**

**Payor: HEATHER MOTT 1812 LOYOLA AVE PENSACOLA, FL 32504      Date 2/20/2025**

Clerk's Check #	1	Clerk's Total	<del>\$538.08</del>
Tax Collector Check #	1	Tax Collector's Total	<del>\$2,619.14</del>
		Postage	<del>\$24.60</del>
		Researcher Copies	<del>\$0.00</del>
		Recording	<del>\$10.00</del>
		Prep Fee	<del>\$7.00</del>
		Total Received	<del>\$3,198.82</del>

**\$2,757.11**

**PAM CHILDERS  
 Clerk of the Circuit Court**

**Received By:  
 Deputy Clerk**

**\$2,774.11  
 +97.09 card fee  
 \$2,871.20**

*[Signature]*

**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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 OPERATIONAL SERVICES  
 PROBATE  
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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

**Case # 2022 TD 001332**

**Redeemed Date 2/20/2025**

**Name HEATHER MOTT 1812 LOYOLA AVE PENSACOLA, FL 32504**

Clerk's Total = TAXDEED	\$538.08	<del>\$2,757.11</del>
Due Tax Collector = TAXDEED	\$2,619.14	
Postage = TD2	\$24.60	
ResearcherCopies = TD6	\$0.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

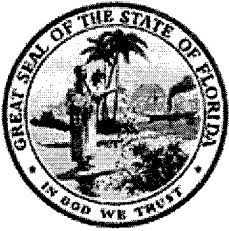
• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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**FINANCIAL SUMMARY**

No Information Available - See Dockets

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



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

**Tax Deed - Redemption Calculator**

**Account: 033207100 Certificate Number: 001332 of 2022**

Redemption ☐ Yes ☒ No Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="4/2/2025"/>	Redemption Date <input type="text" value="2/20/2025"/>
Months	12	10
Tax Collector	<input type="text" value="\$2,214.31"/>	<input type="text" value="\$2,214.31"/>
Tax Collector Interest	\$398.58	\$332.15
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$2,619.14	<input type="text" value="\$2,552.71"/> TC
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="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$82.08	\$68.40
Total Clerk	\$538.08	<input type="text" value="\$524.40"/> CF
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="\$24.60"/>	<input type="text" value="\$24.60"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$3,198.82	\$3,118.71
	Repayment Overpayment Refund Amount	\$80.11