FLORIDA

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

0525-22

Part 1: Tax Deed Application Information			
Applicant Name Applicant Address	TLGFY, LLC CAPITAL ONE, N.A., AS COLLATERAL ASSIGNEE OF TLGFY, LLC PO BOX 669139 DALLAS, TX 75266-9139	Application date	Apr 22, 2024
Property description	MILSTEAD ESTHER FEARN 6103 1/2 E SHORE DR APT A PENSACOLA, FL 32505 6103 EAST SHORE DR 1/2 UNIT A 04-1927-715 BEG AT SE COR OF LT 27 BLK 22 CRESCENT LAKE UNIT 7 PB 6 P 57 SLY ALG WLY R/W LI OF EAST SHORE DRIVE (Full legal attached.)	Certificate #	2022 / 1672
		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)
# 2022/1672	06/01/2022	397.80	19.89	417.69
			➔Part 2: Total*	**417.69**

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

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# /					
				Part 3: Total*	**0.00**

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	417.69
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. **Total Paid** (Lines 1-6)	792.69

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

H

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. **Total Paid** (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	19,581.50
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	

Sign here: _____ Date of sale 05/07/2025
Signature, Clerk of Court or Designee

INSTRUCTIONS +6.25

Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

BEG AT SE COR OF LT 27 BLK 22 CRESCENT LAKE UNIT 7 PB 6 P 57 SLY ALG WLY R/W LI OF EAST SHORE DRIVE 39 5/10 FT FOR POB WLY ON A LI THAT IS RADIAL TO CURVE OF SD R/W LI 75 1/10 FT DEFLECT 90 DEG LEFT 31 1/10 FT DEFLECT 90 DEG LEFT 57 2/10 FT 90 DEG LEFT 6 60/100 FT 90 DEG RT 17 90/100 FT TO SD R/W LI NLY ALG R/W LI 24 50/100 FT TO POB OR 3320 P 664

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2400685

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
TLGFY, LLC
CAPITAL ONE, N.A., AS COLLATERAL ASSIGNEE OF TLGFY, LLC
PO BOX 669139
DALLAS, TX 75266-9139,
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
04-1927-715	2022/1672	06-01-2022	BEG AT SE COR OF LT 27 BLK 22 CRESCENT LAKE UNIT 7 PB 6 P 57 SLY ALG WLY R/W LI OF EAST SHORE DRIVE 39 5/10 FT FOR POB WLY ON A LI THAT IS RADIAL TO CURVE OF SD R/W LI 75 1/10 FT DEFLECT 90 DEG LEFT 31 1/10 FT DEFLECT 90 DEG LEFT 57 2/10 FT 90 DEG LEFT 6 60/100 FT 90 DEG RT 17 90/100 FT TO SD R/W LI NLY ALG R/W LI 24 50/100 FT TO POB OR 3320 P 664

I agree to:

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

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

Electronic signature on file
TLGFY, LLC
CAPITAL ONE, N.A., AS COLLATERAL ASSIGNEE OF
TLGFY, LLC
PO BOX 669139
DALLAS, TX 75266-9139

Applicant's signature

04-22-2024
Application Date

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

Parcel ID:	441S303001008001
Account:	041927715
Owners:	MILSTEAD ESTHER FEARN
Mail:	6103 1/2 E SHORE DR APT A PENSACOLA, FL 32505
Situs:	6103 EAST SHORE DR 1/2 UNIT A 32505
Use Code:	SINGLE FAMILY - TOWNHOME
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	Open Tax Inquiry Window

Tax Inquiry link courtesy of Scott Lunsford
Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	*Cap Val*
2023	$8,750	$87,880	$96,630	$39,163
2022	$8,750	$76,380	$85,130	$38,023
2021	$5,750	$59,735	$65,485	$36,916

Disclaimer

Tax Estimator

File for Exemption(s) Online

Report Storm Damage

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
02/1993	3320	664	$36,000	WD	
02/1986	2183	722	$100	WD	
03/1985	2033	723	$39,900	WD	
05/1982	1642	402	$45,000	WD	

Official Records Inquiry courtesy of Pam Childers
Escambia County Clerk of the Circuit Court and Comptroller

2023 Certified Roll Exemptions

HOMESTEAD EXEMPTION

Legal Description

BEG AT SE COR OF LT 27 BLK 22 CRESCENT LAKE UNIT 7 PB 6 P 57 SLY ALG WLY R/W LI OF EAST SHORE DRIVE 39 5/10 FT FOR...

Extra Features

None

Parcel Information

Launch Interactive Map

Section Map Id:
44-1S-30-2

Approx. Acreage:
0.0621

Zoned:
MDR
MDR
MDR
MDR
MDR
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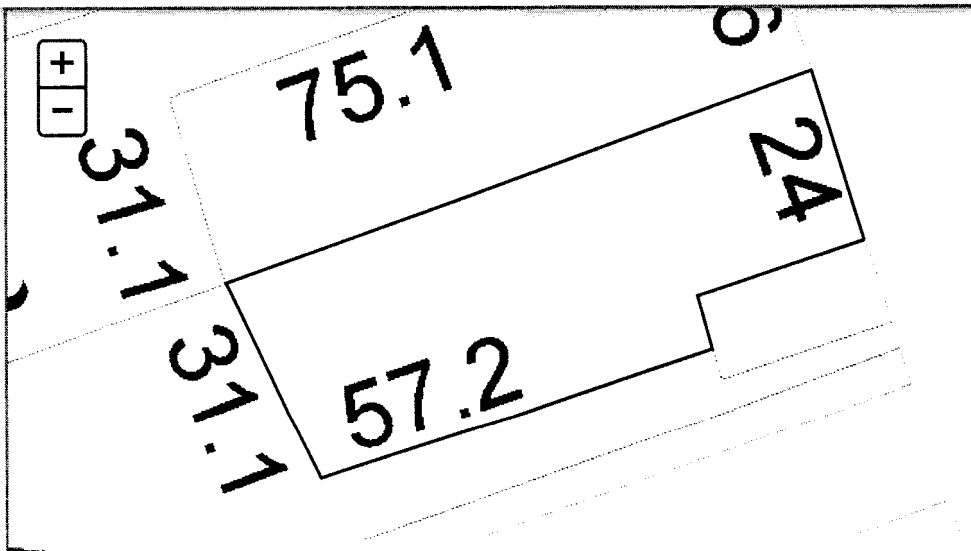


View Florida Department of Environmental Protection(DEP) Data

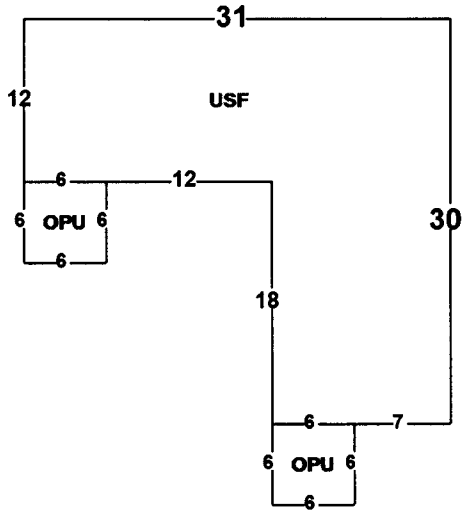
Evacuation
& Flood
Information
Open
Report

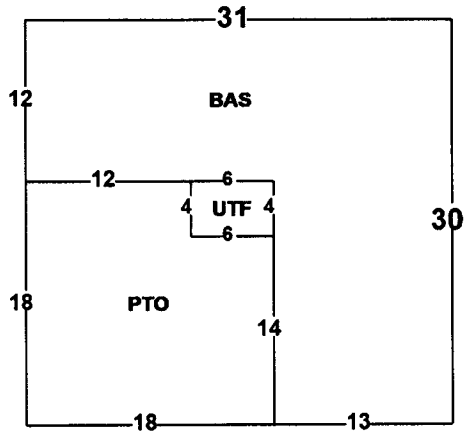
Buildings

Address:6103 EAST SHORE DR 1/2 UNIT A, Year Built: 1981, Effective Year: 1981, PA Building ID#: 68646

Structural Elements

DECOR/MILLWORK-*AVERAGE*
DWELLING UNITS-*1*
EXTERIOR WALL-*SIDING-LAP.AAVG*
FLOOR COVER-*CARPET*
FOUNDATION-*SLAB ON GRADE*
HEAT/AIR-*CENTRAL H/AC*
INTERIOR WALL-*DRYWALL-PLASTER*
NO. PLUMBING FIXTURES-*5*
NO. STORIES-*2*
ROOF COVER-*COMPOSITION SHG*
ROOF FRAMING-*MANSARD/GAMBREL*
STORY HEIGHT-*0*
STRUCTURAL FRAME-*WOOD FRAME*

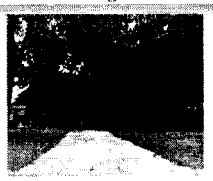




Areas - 1608 Total SF

BASE AREA - *606*
OPEN PORCH UNF - *72*
PATIO - *300*
UPPER STORY FIN - *606*
UTILITY FIN - *24*

Images



7/9/2015 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:05/03/2024 (tc.4740)

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: 041927715 Certificate Number: 001672 of 2022

Payor: ESTHER FEARN MILSTEAD \6103 1/2 E SHORE DR APT A PENSACOLA, FL 32505
Date 6/26/2024

Clerk's Check #	1
Tax Collector Check #	1

Clerk's Total	$544.92
Tax Collector's Total	$953.51
Postage	$100.00
Researcher Copies	$0.00
Recording	$10.00
Prep Fee	$7.00
Total Received	$1,615.43

Refunded $989.40

PAM CHILDERS
Clerk of the Circuit Court

Received By:
Deputy Clerk

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

perdido
title & abstract, inc.

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 #: **04-1927-715** CERTIFICATE #: **2022-1672**

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

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

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

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

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

Period Searched: **January 15, 2005 to and including January 15, 2025** Abstractor: **Vicki Campbell**

BY

Michael A. Campbell,
As President
Dated: January 16, 2025

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

January 16, 2025
Tax Account #: **04-1927-715**

1. The Grantee(s) of the last deed(s) of record is/are: **ESTHER FEARN MILSTEAD**

   By Virtue of Warranty Deed recorded 2/22/1993 in OR 3320/664

   ABSTRACTOR'S NOTE: WE FIND NO PROOF OF DEATH FOR ESTHER FEARN MILSTEAD BUT WE DO FIND A POA TO HER SON VINCENT H. MILSTEAD IN OR 7067/559 AND AN EXPIRED NOTICE OF COMMENCEMENT FOR NEW ROOF IN 2023 SHOWING VINCENT MILSTEAD AS THE OWNER SO WE HAVE ALSO NOTIFIED HIM.

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. **Lien for Medical Payments in favor of Alabama Medicaid Agency recorded 4/2/2014 OR 7153/1483**

4. Taxes:

   Taxes for the year(s) NONE are delinquent.
   Tax Account #: 04-1927-715
   Assessed Value: $40,337.00
   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: **MAY 7, 2025**

TAX ACCOUNT #: **04-1927-715**

CERTIFICATE #: **2022-1672**

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

YES	NO	
☐	☒	**Notify City of Pensacola, P.O. Box 12910, 32521**
☐	☒	**Notify Escambia County, 190 Governmental Center, 32502**
☒	☐	**Homestead for _2024_ tax year.**

ESTHER FEARN MILSTEAD
VINCENT H. MILSTEAD
6103 EAST SHOR DR 1/2 UNIT A
PENSACOLA, FL 32505

VINCENT H. MILSTEAD
360 COX RD
MCDAVID, FL 32568

ALABAMA MEDICAID AGENCY
PO BOX 5624
MONTGOMERY, AL 36103-5624

Certified and delivered to Escambia County Tax Collector, this 16th day of January, 2025.

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

January 16, 2025
Tax Account #:04-1927-715

LEGAL DESCRIPTION
EXHIBIT "A"

BEG AT SE COR OF LT 27 BLK 22 CRESCENT LAKE UNIT 7 PB 6 P 57 SLY ALG WLY R/W LI OF EAST SHORE DRIVE 39 5/10 FT FOR POB WLY ON A LI THAT IS RADIAL TO CURVE OF SD R/W LI 75 1/10 FT DEFLECT 90 DEG LEFT 31 1/10 FT DEFLECT 90 DEG LEFT 57 2/10 FT 90 DEG LEFT 6 60/100 FT 90 DEG RT 17 90/100 FT TO SD R/W LI NLY ALG R/W LI 24 50/100 FT TO POB OR 3320 P 664

SECTION 44, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 04-1927-715(0525-22)

ABSTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL WITHOUT A CURRENT SURVEY. PROPERTY APPEARS TO BE A DUPLEX WITH A PARTY WALL.

OR BOOK 3320 PG 664

FILE NO. 93015344
DOC. 252.00
REC. 5H ~~6.00~~
TOTAL 258.00

Warranty Deed

TAX ID # 44-1S-30-3001-008-001

Prepared by and return to:
Judy Dykes of
Stewart Title of Pensacola, Inc.
401 E. Chase St., Suite 104
Pensacola, Florida 32501.
Pursuant to the issuance of
a Title Insurance Policy.

STATE OF FLORIDA
COUNTY OF Escambia

KNOW ALL MEN BY THESE PRESENTS: That
Rudolph DeJong and Violet DeJong, Husband and Wife
, Grantor*
for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations the receipt of which is hereby acknowledged has bargained, sold, conveyed and granted unto Esther Fearn Milstead, a widow
, Grantee*
Address: 6103½ East Shore Drive, Pensacola, FL 32505
grantee's heirs, executors, administrators and assigns, forever, the following described property, situate, lying and being in the County of Escambia, State of Florida, to wit:

Commencing at the Southeast corner of Lot 27, Block 22, Cresent Lake Unit 7, a subdivision in a portion of Section 44, Township 1 South, Range 30 West, Escambia County, Florida, according to plat recorded in plat Book 6, at page 57 of the public records of said county; thence Southerly along the Westerly right of way line of East Shore Drive a distance of 39.5 feet for the point of beginning; thence Westerly on a line that is radial to the curve of said right of way line a distance of 75.1 feet; thence deflect 90 degrees to the left a distance of 31.1 feet; thence deflect 90 degrees to the left a distance of 57.2 feet; thence 90 degrees left a distance of 6.60 feet; thence 90 degrees right a distance of 17.90 feet to said right of way line; thence Northerly along said right of way line a distance of 24.50 feet to the point of beginning.

D.S. PD. $252.00
DATE 2-22-93
JOE A. FLOWERS, COMPTROLLER
BY: J. Knighten D.C.
CERT. REG. #59-2043328-27-01

FEB 22 4 54 PM '93

023210

Subject to taxes for current year and to valid easements and restrictions affecting the above property, if any, which are not hereby reimposed. Subject also to oil, gas and mineral reservations of record.

Said grantor does fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

*Wherever used herein, the term "grantee/grantor" shall include the heirs, personal representatives, successors and/or assigns of the respective parties hereto; the use of singular member shall include the plural, and the plural the singular; the use of any gender shall include the genders.

IN WITNESS WHEREOF, grantor has hereunto set grantor's hand and seal on February ✓, 1993

Signed, sealed and delivered in the presence of:

✓ Diane F. Stumm
(Witness #1 - Print Name: ✓ Diane F. Stumm

✓ Charlotte Wolfe
(Witness#2 - Print Name: ✓ Charlotte Wolfe

✓ Rudolph H. DeJong (SEAL)
Rudolph DeJong (SEAL)

✓ Violet DeJong (SEAL)
Violet DeJong (SEAL)

STATE OF PENNSYLVANIA
COUNTY OF ✓ Philadelphia

Before me the subscriber personally appeared Rudolph DeJong and Violet DeJong, Husband and Wife
known to me, and known to me to be the individual described by said name in and who executed the foregoing instrument and acknowledged that, as grantor, executed the same for the uses and purposes therein set forth, who produced their driver's licenses as identification and who XX did ____ did not take an oath.

Given under my hand and seal on February ✓ 17th 19 93.

CLERK FILE NO.

✓ (SEAL)

✓ Marilyn Reiter
Notary Public Print Name: ✓ MARILYN REITER
My Commission Expires: ✓ 02/06/96
Serial #: ✓

NOTARIAL SEAL
MARILYN REITER
COMMISSIONER OF DEEDS
MY COMMISSION EXPIRES FEB. 03, 1996

Recorded in Public Records 08/28/2013 at 01:22 PM OR Book 7067 Page 559, Instrument #2013065137, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $18.50

STATE OF FLORIDA
COUNTY OF ESCAMBIA

DURABLE POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, that I, ESTHER THERESA FEARN MILSTEAD a/k/a ESTHER FEARN MILSTEAD, of Escambia County, Florida, have made, constituted and appointed and by these presents do make, constitute and appoint my son, VINCENT H. MILSTEAD, as my true and lawful attorney for me and in my name, place and stead, and for my use and benefit, to ask, demand, sue for, recover, collect and receive all such sums of money, debts, dues and accounts, legacies, bequests, interests, dividends, annuities and demands whatsoever as are now or shall hereafter become due, owing, payable or belonging to me, and have, use and take all lawful ways and means in my name or otherwise for the recovery thereof, by attachments, arrests, distress or otherwise, and to compromise and agree for the same, and acquittance, or other sufficient discharges for the same, for me, and in my name, to make, seal and deliver; tobargain, contract, agree for, purchase, receive, to take lands, tenements, hereditament and accept the seizing and possession of all lands and all deeds and other assurances, in the law therefore, and to lease, let, demise, bargain, sell, remise, convey, mortgage and hypothecate lands, tenements, and hereditament, upon such terms and conditions and under such covenants, as my attorney shall think fit. Additionally, my attorney shall have the authority to arrange for and consent to medical, therapeutic and surgical procedures for me, including the administration of drugs, and also the authority to make on my behalf decisions with respect to withholding or withdrawing life prolonging procedures and any and all persons acting in reliance thereon shall have full acquittance therefor. Also, to bargain and agree for, buy, sell, mortgage, hypothecate, invest in, and in any and every way and manner deal in and with goods, wares, and merchandise, stock certificates, bonds, chose in action and other property in possession or in action, and to make, do and transact all and every kind of business of whatever nature or kind, and also to borrow money by providing security or otherwise, and to encumber real or personal property by mortgage, pledge or otherwise, for the debt of a co-owner of any property so mortgaged or pledged. Further, for me and in my name, and as my act and deed, to sign, seal, execute, deliver and acknowledge such deeds, leases and assignment of leases, covenants, disclaimers, indentures, agreements, mortgages, pledges, hypothecation, bottomries, charter-parties, bills of lading, bills, bonds, notes, receipts, evidences of debt, assignments, releases and satisfaction of mortgages, judgments and other debts and such other instruments in writing of whatever kind and nature as may be necessary, appropriate or desired; and to do any and all of the foregoing for such consideration, or no consideration, and at public or private transactions, or otherwise, all as my attorney deems appropriate. My said attorney is expressly authorized to make gifts of any real or personal property to my lineal descendants or others, as my attorney shall see fit, in such amounts as my attorney shall determine. My attorney shall have the power to disclaim or enunciate on my behalf, in accordance with the applicable provisions of Chapters 689 or 732 of the Florida Statutes, or Section 2518 of the Internal Revenue Code, as appropriate, any interest in real or personal property to which I may become entitled. Without in any way limiting the generality of the foregoing, I hereby specifically give and grant unto my said attorney the power to invest in and purchase, on margin or otherwise, for me, and in my name, certain United States Treasury Bonds redeemable at par in payment of United States Taxes (said bonds commonly referred to as "flower bonds"), and to borrow money by providing security or otherwise, and to encumber said United States Treasury Bonds or real or personal property by mortgage, pledge, assignment or otherwise, for the debt of the principal, all for the purposes of making such investment or purchase.

The powers conferred upon my attorney in fact extend to all of my right, title and interest in property in which I may have an interest jointly with any other person, whether in an estate by the entirety. joint tenancy or tenancy in common.

This Durable Power of Attorney is executed for the purpose of creating a durable power of attorney pursuant to Section 709.08, Florida Statutes. This Durable Power of Attorney shall not be affected by disability of the principal except as provided by statute.

This instrument is executed to be, and is a full and complete general power of attorney, the powers, duties and responsibilities under which are to be exercised and discharged in every instance by my attorney named herein. This instrument is executed by me in the State of Florida, but it is my intention that this power of attorney shall be exercisable in any other state or jurisdiction where I may have any property or interests in property. Any words or phrases used herein are to be construed as words of description, and not words of limitation. and this document is to be construed so as to effect the intent and purposes of a full and complete general power of attorney; giving and granting unto my said attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as full to all intents and purposes as I might or could do if personally present, hereby ratifying and confirming all that my said attorney shall lawfully do or cause to be done by virtue of these presents.

IN WITNESS WHEREOF, I have hereunto set my hand and seal to this instrument this 22nd day of June, 2006.

Signed and sealed in the presence of:

Sherry E. Ware
Printed name: Sherry E. Ware

Joni J Self
Printed name: Joni J Self

Esther Fearn Milstead
ESTHER FEARN MILSTEAD

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 22nd day of June, 2006, by ESTHER FEARN MILSTEAD, who personally appeared before me and is personally known to me or who has produced _____ as identification.

(SEAL)

A. G. CONDON, JR.
Notary Public-State of FL
Comm. Exp. Feb. 10, 2009
Comm. No. DD 389777

NOTARY PUBLIC

A. G. CONDON, JR.
Notary Public-State of FL
Comm. Exp. Feb. 10, 2009
Comm. No. DD 389777

Recorded in Public Records 9/19/2023 12:34 PM OR Book 9043 Page 1599, Instrument #2023076487, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $10.00

THIS INSTRUMENT PREPARED BY:
Name: Norma Southard
Address: 218 Hewitt St.
Pensacola, FL 32503

STATE OF FLORIDA
COUNTY OF ESCAMBIA

NOTICE OF COMMENCEMENT

Permit Number _____ Parcel ID Number (PID) 441S303001008001

THE UNDERSIGNED hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement.

1. **DESCRIPTION OF PROPERTY:** (legal description of the property, and street address if available. Attach a separate if necessary) Lt 27 Blk 22 Crescent Lake

2. **GENERAL DESCRIPTION OF IMPROVEMENT:** Re roof

3. **OWNER INFORMATION:**
   Name and address: Vincent Millstead 1103 1/2 E Shore Dr Apt A Pensacola Fl 32505
   Interest in property:
   Name and address of fee simple titleholder (if other than Owner):

4. **CONTRACTOR:** (name, address and phone number): Guy Brothers Roofing & Siding LLC., 218 Hewitt St., Pensacc 32503, 850-434-1785

5. **SURETY:**
   Name, address and phone number:
   Amount of bond $

6. **LENDER:** (name, address and phone number)

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by § 713.13(1)(a)7, Florida Statutes: (name, address and phone number)

8. In addition to him/herself, Owner designates _____ of _____ receive a copy of the Lienor's Notice as provided in § 713.13(1)(b), Florida Statutes.

9. Expiration date of notice of commencement (the expiration date is 1 year from the date of recording unless a different date is specified) _____.

WARNING TO OWNER: **ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART 1, SECTION 713.13 FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.**

STATE OF FLORIDA — COUNTY OF ESCAMBIA

Vincent H Milstead
OWNER'S SIGNATURE

Vincent H Milstead
OWNER'S PRINTED NAME

The foregoing instrument was acknowledged before me this 15 day of September, 2023 by Vincent H Milstead Who is personally known to me OR who has produced identification _____. VERIFICATION PURSUANT TO § 92.525 FLORIDA STATUTES.

UNDER PENALTIES OF PERJURY, I DECLARE THAT I HAVE READ THE FOREGOING AND THAT THE FACTS STATED IN IT ARE TRUE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

SIGNATURE OF OWNER OR OWNER'S AUTHORIZED OFFICER/DIRECTOR/PARTNER/MANAGER

NOTARY PUBLIC – STATE OF FLORIDA

SIGNATORY'S TITLE/OFFICE

PRINT OR STAMP COMMISSIONED NAME OF NOTARY

NORMA J. SOUTHARD
Commission # HH 298606
Expires December 8, 2026

ESCAMBIA COUNTY BUILDING INSPECTIONS DIVISION

Form 100.15

Revised 10/8/09

NORMA J. SOUTHARD
Commission # HH 298606
Expires December 8, 2026

Recorded in Public Records 04/02/2014 at 04:47 PM OR Book 7153 Page 1483, Instrument #2014022695, Pam Childers Clerk of the Circuit Court Escambia County, FL

STATE OF ~~ALABAMA~~ Florida
COUNTY OF Escambia

18995

LIEN FOR MEDICAL PAYMENTS UNDER ALABAMA MEDICAID AGENCY

Whereas, Esther Milstead, ("Medicaid Claimant") is justly indebted to the Alabama Medicaid Agency ("Agency") to the extent that the Agency has paid medical benefits for Medicaid Claimant under the Alabama Medicaid Program ("the Program"); and

WHEREAS, Medicaid Claimant may hereafter become indebted to the Agency to the extent that the Agency pays future benefits for Medicaid Claimant,

NOW, therefore, in order to secure the repayment of said indebtedness and in order for Medicaid Claimant to obtain medical benefits under the Program, the Medicaid Claimant, joined by (his)(her) spouse, does hereby GRANT, BARGAIN, SELL, ASSIGN and CONVEY unto the Agency, its successors and assigns, a lien for the full dollar value of said medical benefits paid and to be paid, on the following described real estate situated in Escambia County, ~~Alabama~~ Florida to-wit:

Commencing at the Southeast corner of Lot 27, Block 22, Cresent Lake Unit 7, a subdivision in a portion of Section44, Township 1 South, Range 30 West, Escambia County, Florida, according to plat recorded in plat Book 6, at page 57 of the public records of said county; thence Southerly along the Westerly right of way line of East Shore Drive a distance of 39.5 feet for the point of beginning; thence Westerly on a line that is radial to the curve of said right of way line a distance of 75.1 feet; thence deflect 90 degrees to the left a distance of 31.1 feet; thence deflect 90 degrees tot he left a distance of 57.2 feet; thence 90 degrees left a distance of 6.60 feet; thence 90 degrees right a distance of 17.90 feet to said right of way line; thence Northerly along said right of way line a distance of 24.50 feet to the point of beginning.

Subject, however to all existing liens now on said property.

Notice of this lien will be recorded in said County. The dollar value of this lien as it may exist from time to time, may be obtained by writing to: Lien Office, Alabama Medicaid Agency, Post Office Box 5624, Montgomery, Alabama 36103-5624. This lien shall be due and payable upon the sale, transfer or lease of said property, or upon the death of Medicaid claimant, and shall otherwise be enforceable in accordance with the limitations of 42 U.S.C. s1396a(18) as the same may be amended.

IN WITNESS WHEREOF, the undersigned has duly executed this instrument to voluntarily grant the aforesaid lien on this the 13 day of Feburary, 2014.

Vincent H Milstead P.O.A.
MEDICAID CLAIMANT

SPOUSE

WITNESS: Kim Graham
ADDRESS: 11110 Lillian Hury Pensacola
TELEPHONE: 207-9747

WITNESS:
ADDRESS: 15 E. DEVANE ST
TELEPHONE: 850-512-8127

STATE OF ~~ALABAMA~~ Florida
COUNTY OF Escambia

I, the undersigned, A Notary Public in and for said State and County, hereby certify that Esther Milstead whose name as an Alabama Medicaid claimant, a (single)(married) person, is signed to the foregoing instrument, and _____ (his)(her) spouse, whose name is also signed to said instrument, acknowledged before me on this day that being informed of the contents of said instrument (they)(he)(she) executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 13 day of February, 2014.

(SEAL)

MARGARET C. GODWIN
MY COMMISSION # EE 099781
EXPIRES: October 3, 2015
Bonded Thru Notary Public Underwriters

Margaret C Godwin
NOTARY PUBLIC

5141 Crary Rd, Century, FL 32535
ADDRESS

Commission Expires Oct. 3, 2015

PREPARED BY: Alabama Medicaid Agency
2800 Dauphin Street Suite 105
Mobile, AL 36606