



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

0125-95

Part 1: Tax Deed Application Information					
Applicant Name Applicant Address	JPL INVESTMENTS CORP AND OCEAN BANK 8724 SW 72 ST #382 MIAMI, FL 33173	Application date	Apr 26, 2024		
Property description	TORRENCE JOHNNY L 5370 DOVER AVE PENSACOLA, FL 32526 5370 DOVER AVE 05-3922-805 LT 6 BLK J KING GEORGE ESTATES 3RD ADDN PB 7 P 63 OR 8508 P 230	Certificate #	2022 / 2303		
		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)	
# 2022/2303	06/01/2022	382.53	19.13	401.66	
→Part 2: Total*				401.66	
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)
# 2023/2272	06/01/2023	572.51	6.25	76.10	654.86
Part 3: Total*					654.86
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)				1,056.52	
2. Delinquent taxes paid by the applicant				0.00	
3. Current taxes paid by the applicant				540.37	
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	
Total Paid (Lines 1-6)				1,971.89	
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:				Escambia, Florida	
Signature, Tax Collector or Designee			Date <u>April 29th, 2024</u>		

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

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.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>08/06/2025</u>	
Signature, Clerk of Court or Designee <i>1/8/2025</i>	

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: 2400852

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

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

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

Account Number	Certificate No.	Date	Legal Description
05-3922-805	2022/2303	06-01-2022	LT 6 BLK J KING GEORGE ESTATES 3RD ADDN PB 7 P 63 OR 8508 P 230

I agree to:

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

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

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

04-26-2024
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 Parcel ID: 132S302400006010 Account: 053922805 Owners: TORRENCE JOHNNY L Mail: 5370 DOVER AVE PENSACOLA, FL 32526 Situs: 5370 DOVER AVE 32526 Use Code: MOBILE HOME Taxing Authority: COUNTY MSTU Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	Assessments <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2023</td> <td>\$10,000</td> <td>\$20,375</td> <td>\$30,375</td> <td>\$29,931</td> </tr> <tr> <td>2022</td> <td>\$9,000</td> <td>\$18,210</td> <td>\$27,210</td> <td>\$27,210</td> </tr> <tr> <td>2021</td> <td>\$9,000</td> <td>\$5,151</td> <td>\$14,151</td> <td>\$14,151</td> </tr> </tbody> </table> <p style="text-align: center;">Disclaimer</p> <p style="text-align: center;">Tax Estimator</p> <p style="text-align: center;">File for Exemption(s) Online</p> <p style="text-align: center;">Report Storm Damage</p>	Year	Land	Imprv	Total	Cap Val	2023	\$10,000	\$20,375	\$30,375	\$29,931	2022	\$9,000	\$18,210	\$27,210	\$27,210	2021	\$9,000	\$5,151	\$14,151	\$14,151
Year	Land	Imprv	Total	Cap Val																	
2023	\$10,000	\$20,375	\$30,375	\$29,931																	
2022	\$9,000	\$18,210	\$27,210	\$27,210																	
2021	\$9,000	\$5,151	\$14,151	\$14,151																	

Sales Data <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>03/05/2021</td> <td>8508</td> <td>230</td> <td>\$51,000</td> <td>WD</td> <td></td> </tr> <tr> <td>07/09/2020</td> <td>8340</td> <td>1</td> <td>\$25,300</td> <td>WD</td> <td></td> </tr> <tr> <td>12/19/2011</td> <td>6798</td> <td>1263</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>07/2007</td> <td>6181</td> <td>1096</td> <td>\$12,000</td> <td>WD</td> <td></td> </tr> <tr> <td>05/2007</td> <td>6155</td> <td>444</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>02/2006</td> <td>5841</td> <td>1637</td> <td>\$100</td> <td>OT</td> <td></td> </tr> <tr> <td>07/1994</td> <td>3610</td> <td>947</td> <td>\$12,000</td> <td>WD</td> <td></td> </tr> </tbody> </table> Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller	Sale Date	Book	Page	Value	Type	Official Records (New Window)	03/05/2021	8508	230	\$51,000	WD		07/09/2020	8340	1	\$25,300	WD		12/19/2011	6798	1263	\$100	QC		07/2007	6181	1096	\$12,000	WD		05/2007	6155	444	\$100	QC		02/2006	5841	1637	\$100	OT		07/1994	3610	947	\$12,000	WD		2023 Certified Roll Exemptions None <hr/> Legal Description LT 6 BLK J KING GEORGE ESTATES 3RD ADDN PB 7 P 63 OR 8508 P 230 <hr/> Extra Features MOBILE HOME ADDITION OPEN PORCH
Sale Date	Book	Page	Value	Type	Official Records (New Window)																																												
03/05/2021	8508	230	\$51,000	WD																																													
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07/1994	3610	947	\$12,000	WD																																													

Parcel Information	Launch Interactive Map
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Section
Map Id:
13-2S-30-1



Approx.
Acreage:
0.1210

Zoned:

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

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

Buildings

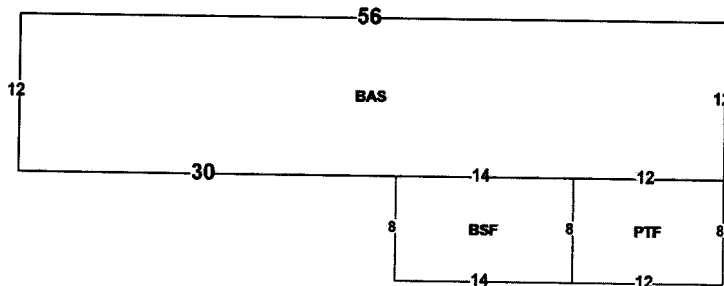
Address: 5370 DOVER AVE, Year Built: 1982, Effective Year: 1995, PA Building ID#: 127539

Structural Elements

- DWELLING UNITS-1
- MH EXTERIOR WALL-VINYL/METAL
- MH FLOOR FINISH-CARPET
- MH FLOOR SYSTEM-TYPICAL
- MH HEAT/AIR-HEAT & AIR
- MH INTERIOR FINISH-DRYWALL/PLASTER
- MH MILLWORK-TYPICAL
- MH ROOF COVER-METAL
- MH ROOF FRAMING-FLAT/SHED
- MH STRUCTURAL FRAME-TYPICAL
- NO. PLUMBING FIXTURES-6
- NO. STORIES-1
- STORY HEIGHT-0

Areas - 880 Total SF

- BASE AREA - 672
- BASE SEMI FIN - 112
- PATIO FINISHED - 96



Images



10/27/2021 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.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **JPL INVESTMENTS CORP AND OCEAN BANK** holder of **Tax Certificate No. 02303**, issued the **1st day of June, A.D., 2022** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LT 6 BLK J KING GEORGE ESTATES 3RD ADDN PB 7 P 63 OR 8508 P 230

SECTION 13, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 053922805 (0125-95)

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

JOHNNY L TORRENCE

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **second** Wednesday in the month of January, which is the **8th day of January 2025**.

Dated this 10th day of May 2024.

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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 05-3922-805 CERTIFICATE #: 2022-2303

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: September 09, 2004 to and including September 09, 2024 Abstractor: Ben Murzin

BY

Michael A. Campbell,
As President

Dated: September 11, 2024

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

September 11, 2024

Tax Account #: **05-3922-805**

1. The Grantee(s) of the last deed(s) of record is/are: **JOHNNY L TORRENCE**
By Virtue of Trustee's Deed recorded 4/15/2021 in OR 8508/230

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 TRSTE LLC, a Florida Limited Liability Company recorded 04/15/2021 OR 8508/231**
 - b. **Final Judgment in favor of Harrison Finance recorded 07/27/2012 OR 6887/1960**
 - c. **Final Judgment in favor of Enterprise Leasing Company of Florida LLC recorded 05/01/2017 OR 7704/328**
 - d. **Notice of Federal Tax Lien recorded 08/18/2023 OR 9027/1798**
 - e. **Final Judgment in favor of Escambia County recorded 07/11/2024 OR 9173/452**

4. Taxes:

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

Tax Account #: 05-3922-805

Assessed Value: \$29,931.00

Exemptions: NONE

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

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

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

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

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: JAN 8, 2025
TAX ACCOUNT #: 05-3922-805
CERTIFICATE #: 2022-2303

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>2023</u> tax year.

JOHNNY L TORRENCE
5370 DOVER AVE
PENSACOLA FL 32526

HARRISON FINANCE
6024 N 9TH AVE STE 1
PENSACOLA FL 32504

JOHNNY L TORRENCE
5440 LONDON AVE
PENSACOLA FL 32526

JOHNNY TORRENCE
6237 WYNDOTTE RD
PENSACOLA FL 32526

DEPARTMENT OF TREASURY
INTERNAL REVENUE SERVICE
400 W BAY ST STE 35045
JACKSONVILLE FL 32202 – 4437

JOHNNY TORRENCE
6232 WYNDOTTE RD
PENSACOLA FL 32526-9462

TRSTE LLC TRUSTEE OF
THE 5370 DOVER LAND TRUST
DATED JULY 2ND 2020
924 W COLONIAL DR
ORLANDO FL 32804

ENTERPRISE LEASING CO OF FL LLC
600 CORPORATE PARK DR
ST LOUIS, MO 63105

Certified and delivered to Escambia County Tax Collector, this 15th day of September, 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

September 11, 2024

Tax Account #:05-3922-805

**LEGAL DESCRIPTION
EXHIBIT "A"**

LT 6 BLK J KING GEORGE ESTATES 3RD ADDN PB 7 P 63 OR 8508 P 230

SECTION 13, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 05-3922-805(0125-95)

Grantee SSN:

Trustee's Deed

This Indenture, made , March 5, 2021 A.D.

Between

TRSTE, LLC, a Florida Limited Liability Company, as Trustee of the the 5370
Dover Land Trust dated July 2nd, 2020 whose post office address is: 924 West
Colonial Drive, Orlando, FL 32804, a land trust existing under the laws of the State
of Florida, Grantor and Johnny L Torrence, a married man whose post office
address is: 5370 Dover Ave., Pensacola, Florida 32526, Grantee,

Witnesseth, that the said Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), to it in hand
paid by the said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee forever, the
following described land, situate, lying and being in the County of Escambia, State of Florida, to wit:

Lot 6, Block J, Third Addition to King George Estates, according to the map or plat thereof, as recorded in Plat
Book 7, Page(s) 63, of the Public Records of Escambia County, Florida.

Parcel Identification Number: 132S302400006010

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the
grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will
defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except easements,
restrictions, reservations, prohibitions, rights-of-way of record, and taxes subsequent to December 31, .

And the said Grantor does hereby covenant with Grantee that Grantor has good and lawful authority to sell and convey the
property, and Grantor warrants the title to the property for any acts of Grantor, and will defend the title against the lawful claims of all
persons claiming by, through, or under Grantor.

And the Trustee(s) hereby swear or affirm under penalties of perjury that the aforesaid trust named the 5370 Dover Land Trust,
dated July 2nd, 2020 has not been amended, modified or revoked, except as heretofore disclosed, and that the Trust is still in full force
and effect and that TRSTE, LLC, is/are still acting trustee(s) and has/have full power to grant, sell, and convey, the real property
described above pursuant to Section 689.073, Florida Statutes; and further, the grantor does not have actual knowledge of any facts
indicating that the trust is invalid

In Witness Whereof, the said Grantor has caused this instrument to be executed in its name by its duly authorized
trustee(s) the day and year first above written.

the 5370 Dover Land Trust dated July 2nd, 2020

Signed and Sealed in Our Presence:

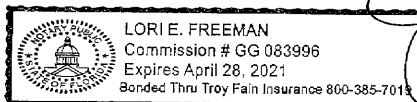
Witness Print Name: Lori E. Freeman

By: TRSTE, LLC
Its: Trustee

By: _____
Joseph E. Seagle
Its: Manager
924 West Colonial Drive, Orlando, FL 32804

State of Florida
County of Orange

The foregoing instrument was acknowledged before me by means of [x] physical presence or [] online notarization, this 5th day of
March, 2021, by Joseph E. Seagle, Manager of TRSTE, LLC, the trustee(s) of the 5370 Dover dated July 2nd, 2020 A trust existing under
the laws of the State of Florida, on behalf of the trust and said limited liability company.
He/She is personally known to me.



Notary Public
Notary/Printed Name: Lori E. Freeman
My Commission Expires: 04/28/2021

(Seal)

Prepared by/Return to:
Yvette Marva
Precision Closing Services, LLC DBA PCS Title
924 West Colonial Drive
Orlando, Florida 32804

File Number: P21-0018

Prepared by
(incidental to the issuance of title insurance)
and return to:
Lori Freeman
Precision Closing Services, LLC DBA PCS Title
924 West Colonial Drive
Orlando, Florida 32804

File Number: P21-0018
Folio Number: 132S302400006010

MORTGAGE

Executed March 10, 2021 by Johnny L Torrence, a married man, joined by his wife, Tabitha Janie Torrence, whose address is 5370 Dover Ave., Pensacola, Florida 32526, hereinafter called the mortgagor to TRSTE, LLC, a Florida limited liability company, as Trustee under the 5370 Dover Land Trust Dated July 2nd, 2020, whose address is 924 W. Colonial Drive, Orlando, Florida 32804, hereinafter called the mortgagee:

Witnesseth, that for good and valuable considerations, and also in consideration of the aggregate sum named in the promissory note of even date herewith, hereinafter described, the mortgagor hereby grants, bargains, sells, aliens, remises, conveys and confirms unto the mortgagee all the certain land of which the mortgagor is now seized and in possession situate in Escambia County, Florida, viz:

Lot 6, Block J, Third Addition to King George Estates, according to the map or plat thereof, as recorded in Plat Book 7, Page(s) 63, of the Public Records of Escambia County, Florida.

To Have and to Hold the same, together with the tenements, hereditaments and appurtenances thereto belonging, and the rents, issues and profits thereof, unto the mortgagee, in fee simple.

And the mortgagor covenants with the mortgagee that the mortgagor is indefeasibly seized of said land in fee simple; that the mortgagor has good right and lawful authority to convey said land as aforesaid; that the mortgagor will make such further assurances to perfect the fee simple title to said land in the mortgagee as may reasonably be required; that the mortgagor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free and clear of all encumbrances except for ad valorem taxes for the year tax year 2020 and subsequent years; easements, restrictions and reservations of record, if any.

Provided Always, that if said mortgagor shall pay unto said mortgagee the certain promissory note hereinafter substantially copied or identified, to wit:

Note executed by Johnny L Torrence, a married man to mortgagee in the amount of **Forty Seven Thousand dollars & no cents (\$47,000.00)** due and payable (if not sooner paid) on **April 1, 2031**, which is called the maturity date, at which time all unpaid principal and interest will be due and payable in full.

And shall perform, comply with and abide by each and every the agreements, stipulations, conditions and covenants thereof, and of this mortgage, then this mortgage and the estate hereby created, shall cease, determine and be null and void.

And the mortgagor hereby further covenants and agrees to pay promptly when due the principal and interest and other sums of money provided for in said note and this mortgage, or either; to pay all and singular the taxes, assessments, levies, liabilities, obligations, and encumbrances of every nature on said property; to permit, commit or suffer no waste, impairment or deterioration of said land or the improvements thereon at any time; to keep the buildings now or hereafter on said land fully insured in a sum of not less than full insurable value in a company or companies acceptable to the mortgagee, the policy or policies to be held by, and payable to, said mortgagee, and in the event any sum of money becomes payable by virtue of such insurance the mortgagee shall have the right to receive and apply the same to the indebtedness hereby secured, accounting to the mortgagor for any surplus; to pay all costs charges, and expenses, including lawyer's fees and title searches, reasonably incurred or paid by the mortgagee because of the failure of the mortgagor to promptly and fully comply with the agreements, stipulations, conditions and covenants of said note and this mortgage, or either; to perform, comply with and abide by each and every of the agreements, stipulation, conditions and covenants set forth in said note and this mortgage or either. In the event the mortgagor fails to pay when due any tax, assessment, insurance premium or other sum of money payable by virtue of said note and this mortgage, or either, the mortgagee may pay the same, without waiving or affecting the option to foreclose or any other right hereunder, and all such payments shall bear interest from date thereof at the highest lawful rate then allowed by the laws of the State of Florida.

If any sum of money herein referred to be not promptly paid within 5 days next after the same

becomes due, or if each and every the agreements, stipulations, conditions and covenants of said note and this mortgage, or either, are not fully performed, complied with and abided by, then the entire sum mentioned in said note, and this mortgage, or the entire balance unpaid thereon, shall forthwith or thereafter, at the option of the mortgagee, become and be due and payable any thing in said note or herein to the contrary notwithstanding. Failure by the mortgagee to exercise any of the rights or options herein provided shall not constitute a waiver of any rights or options under said note or this mortgage accrued or thereafter accruing.

All amounts due under this Mortgage and the Note it secures shall accelerate and become immediately due and payable upon the sale or transfer of the secured Property described hereinabove.

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

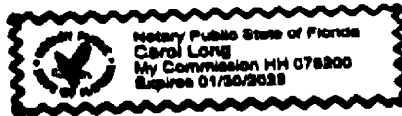
Johnny L. Torrence
Johnny L. Torrence
Address: 5370 Dover Ave., Pensacola, Florida 32526

Tabitha Janie Torrence
Tabitha Janie Torrence
Address: 5370 Dover Ave., Pensacola, Florida 32526

State of Florida
County of Escambia

The foregoing instrument was acknowledged before me by means of [x] physical presence or [] online notarization, this 10th day of March, 2021, by Johnny L Torrence, a married man, joined by his wife, Tabitha Janie Torrence who is/are personally known to me or who has produced valid driver's licenses as identification and did not take an oath.

Escambia My Commission Expires: 1-30-25
Notary Public
Notary Name Printed: Carol Long Carol Long



**IN THE COUNTY COURT
IN AND FOR ESCAMBIA COUNTY, FLORIDA**

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

HARRISON FINANCE
6024 N 9TH AVE STE 1
PENSACOLA FL 32504
PLAINTIFF,

2012 JUL 16 A 9 29

COUNTY CIVIL DIVISION
FILED & RECORDED

Vs.

**CASE NO: 2012 SC 000961
DIVISION: V**

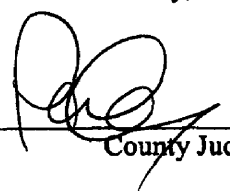
JOHNNY L TORRENCE
5440 LONDON AVENUE
PENSACOLA FL 32526
DEFENDANT.

**FINAL JUDGMENT AGAINST
JOHNNY L TORRENCE**

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

ORDERED AND ADJUDGED that the Plaintiff HARRISON FINANCE hereby recovers from the Defendant JOHNNY L TORRENCE the sum of \$1,845.33, plus prejudgment interest of \$0.00 and costs of \$0.00 for a total of \$1,845.33 that shall bear interest at the rate of 4.75% per annum, for which let execution issue.

DONE AND ORDERED in Chambers at Pensacola, Escambia County, Florida this ____ day of July, 2012.

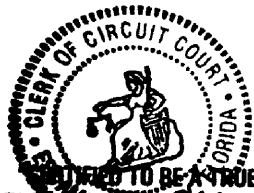


County Judge

Copies to:

- ✓ HARRISON FINANCE
- ✓ JOHNNY L TORRENCE

7-16-12
NW



VERIFIED TO BE A TRUE COPY
OF THE ORIGINAL FILED IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
ERNIE LEE MAGAHA, CLERK
CIRCUIT COURT AND COUNTY COURT
ESCAMBIA COUNTY, FLORIDA

BY: LD Walker D.C.

Case: 2012 SC 000961

00088828428

Dkt: CC1033 Pg#:

Filing # 55656925 E-Filed 04/27/2017 11:00:13 AM

IN THE COUNTY COURT
IN AND FOR ESCAMBIA COUNTY, FLORIDA

SMALL CLAIMS DIVISION

CASE NO.: 2016 SC 003409

ENTERPRISE LEASING COMPANY OF FLORIDA, LLC

Plaintiff,

vs.

JOHNNY TORRENCE,

Defendant.

FINAL JUDGMENT

IT IS ADJUDGED THAT plaintiff, ENTERPRISE LEASING COMPANY OF FLORIDA, LLC, recover from defendant, JOHNNY TORRENCE, Social Security Number XXX-XX-████ the sum of \$4,334.73 on principal, prejudgment interest of \$141.05, attorney's fees in the amount of \$0.00 and court costs in the sum of \$360.00, for a total due of \$4,835.78 that shall bear interest at the rate of 5.05%, for which let execution issue.

It is further ordered and adjudged that the Defendant shall complete Florida Small Claims Rules Form 7.343 (Fact Information Sheet) and return it to plaintiff's attorney within 45 days from the date of this final judgment, unless the final judgment is satisfied or a motion for new trial or notice of appeal is filed.

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

DONE AND ORDERED in ESCAMBIA County, Florida this 27th day of April, 2017.


eSigned by COUNTY COURT JUDGE PAT KINSEY
on 04/27/2017 08:56:46 EOT7321H

Copies furnished to: JOSEPH F.
ROSEN, ESQ. ATTORNEY
FOR PLAINTIFF POLLACK &
ROSEN, P.A.
806 DOUGLAS ROAD, SUITE 200
CORAL GABLES, FLORIDA 33134
LegalPleadings@PollackRosen.com

JOHNNY TORRENCE
6237 WYNDOTTE RD
PENSACOLA FL 32526

File Number:2487144

Form 668 (Y)(c) (Rev. February 2004)	3008 Department of the Treasury - Internal Revenue Service <h3 style="margin: 0;">Notice of Federal Tax Lien</h3>
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Area: SMALL BUSINESS/SELF EMPLOYED AREA #3 Lien Unit Phone: (800) 913-6050	Serial Number 477003023	For Optional Use by Recording Office
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As provided by section 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.

Name of Taxpayer **JOHNNY TORRENCE**


Residence **6232 WYNDOTTE RD
 PENSACOLA, FL 32526-9462**

IMPORTANT RELEASE INFORMATION: For each assessment listed below, unless notice of the lien is refiled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).

Kind of Tax (a)	Tax Period Ending (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
1040	12/31/2019	XXX-XX-██████	05/16/2022	06/15/2032	6877.07

Place of Filing CLERK OF CIRCUIT COURT ESCAMBIA COUNTY PENSACOLA, FL 32595	Total	\$ 6877.07
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This notice was prepared and signed at BALTIMORE, MD, on this,
 the 07th day of August, 2023.

Signature  for K. LINDSEY	Title REVENUE OFFICER (850) 475-7315 23-09-2406
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Electronically Certified Court Record

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

DOCUMENT INFORMATION

Agency Name:	Escambia County Clerk of the Court and Comptroller
Clerk of the Circuit Court:	The Honorable Pam Childers
Date Issued:	7/11/2024 8:40:50 AM
Unique Reference Number:	CAA-CACABGBCBIFBBH-BCADD-BDIBJJJI-JEFDFA-B
Case Number:	172024CO002818XXXAXA
Case Docket:	CIVIL LIEN FOR UNPAID FINES & COSTS
Requesting Party Code:	20201612185117
Requesting Party Reference:	taylor.winans@escambiaclerk.com

CERTIFICATION

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

HOW TO VERIFY THIS DOCUMENT

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

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



Filing # 202138787 E-Filed 07/09/2024 01:14:10 PM

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

VS

CASE NO: 2024 CO 002818 A

JOHNNY LEE TORRENCE

6237 WYNDOTTE RD
PENSACOLA, FL 32506

DIVISION: I
DATE OF BIRTH: 09/06/1986

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On JULY 3, 2024, an order assessing fines, costs, and additional charges was entered against the Defendant, JOHNNY LEE TORRENCE. Defendant has failed to make payment in full in accordance with this order. Therefore,

IT IS ADJUDGED that the Escambia County Clerk of the Circuit Court, 190 W GOVERNMENT ST, PENSACOLA, FLORIDA 32502 recover from Defendant those remaining unpaid fines, costs and additional charges in the amount of \$80.00, which shall bear interest at the rate prescribed by law, 9.46%, until satisfied.

It is FURTHER ORDERED AND ADJUDGED that a lien is hereby created against all currently owned and after acquired property, both real and personal, of the defendant.

FOR WHICH LET EXECUTION ISSUE.

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

Charles P. Young
07/09/2024 11:07:40
2024 CO 002818 A
signed by COUNTY COURT JUDGE CHARLES P YOUNG 07/09/2024 11:07:40 JOrGoQ1n

(CFCTMMFNLCHRGS2 #24984)

Unique Code : CAA-CACABGBCBIFBBH-BCADD-BDIBJJI-JEFDFA-B Page 1 of 1

