



# 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

0125-74

## 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	RICH BENJAMIN D JR RICH LOTTIE ELIZABETH 8901 ARCADIA RD PENSACOLA, FL 32534 1228 OLD CORRY FIELD RD 08-0150-500 BEG AT SW COR OF LT 17 BLK 4 N 58 3/100 FT E 152 FT S 58 FT W 164 FT TO POB BEING A PART OF LTS 16 & (Full legal attached.)	Certificate #	2022 / 3432
		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)
# 2022/3432	06/01/2022	1,127.74	56.39	1,184.13
→Part 2: Total*				1,184.13

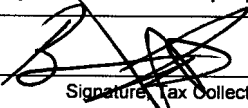
## Part 3: Other Certificates Redeemed by Applicant (Other than County)

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)
# 2023/3450	06/01/2023	1,243.68	6.25	62.18	1,312.11
Part 3: Total*					1,312.11

## 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)	2,496.24
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,343.06
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)	4,214.30

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 29th, 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.	
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 <u>1/8/2025</u>	

INSTRUCTIONS 46.25

**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 SW COR OF LT 17 BLK 4 N 58 3/100 FT E 152 FT S 58 FT W 164 FT TO POB BEING A PART OF LTS 16 & 18 AND ALL LT 17 BLK 4 AERO VISTA PB 1 P 31/53 SEC 50/51 T 2S R 30 OR 3320 P 235 OR 7487 P 971 OR 7509 P 826 CA 205

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2400843

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
08-0150-500	2022/3432	06-01-2022	BEG AT SW COR OF LT 17 BLK 4 N 58 3/100 FT E 152 FT S 58 FT W 164 FT TO POB BEING A PART OF LTS 16 & 18 AND ALL LT 17 BLK 4 AERO VISTA PB 1 P 31/53 SEC 50/51 T 2S R 30 OR 3320 P 235 OR 7487 P 971 OR 7509 P 826 CA 205

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:	502S305000017004				
Account:	080150500				
Owners:	RICH BENJAMIN D JR RICH LOTTIE ELIZABETH				
Mail:	1228 OLD CORRY FIELD RD PENSACOLA, FL 32507				
Situs:	1228 OLD CORRY FIELD RD 32507				
Use Code:	SINGLE FAMILY RESID 🔑				
Taxing Authority:	COUNTY MSTU				
Tax Inquiry:	<a href="#">Open Tax Inquiry Window</a>				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector					

Assessments				
Year	Land	Imprv	Total	Cap Val
2023	\$30,000	\$79,312	\$109,312	\$75,895
2022	\$8,000	\$70,831	\$78,831	\$68,996
2021	\$8,000	\$55,888	\$63,888	\$62,724
Disclaimer				
Tax Estimator				
File for Exemption(s) Online				
<a href="#">Report Storm Damage</a>				

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
04/01/2016	7509	826	\$100	WD	📄
03/04/2016	7487	971	\$100	WD	📄
01/1993	3320	235	\$25,000	WD	📄
02/1992	3211	947	\$100	QC	📄
12/1988	2656	487	\$25,000	SC	📄
01/1974	778	454	\$12,000	WD	📄
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					

2023 Certified Roll Exemptions
None
Legal Description
BEG AT SW COR OF LT 17 BLK 4 N 58 3/100 FT E 152 FT S 58 FT W 164 FT TO POB BEING A PART OF LTS 16 & 18 AND ALL... 🔑
Extra Features
FRAME GARAGE

Parcel Information

[Launch Interactive Map](#)

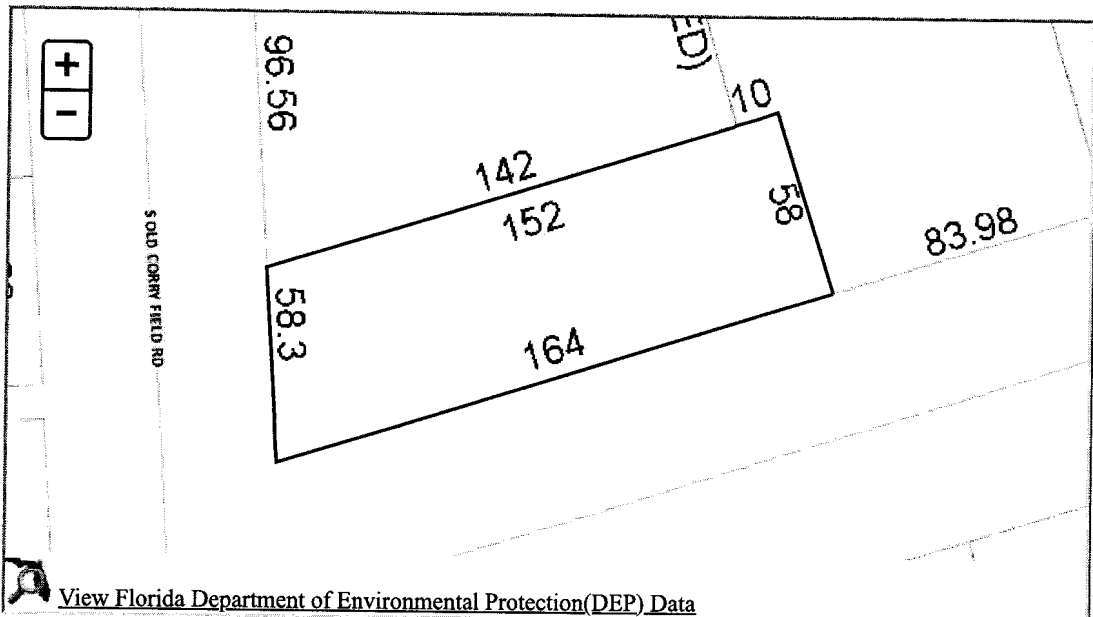
Section  
Map Id:  
CA205

Approx.  
Acreage:  
0.2037

Zoned:

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

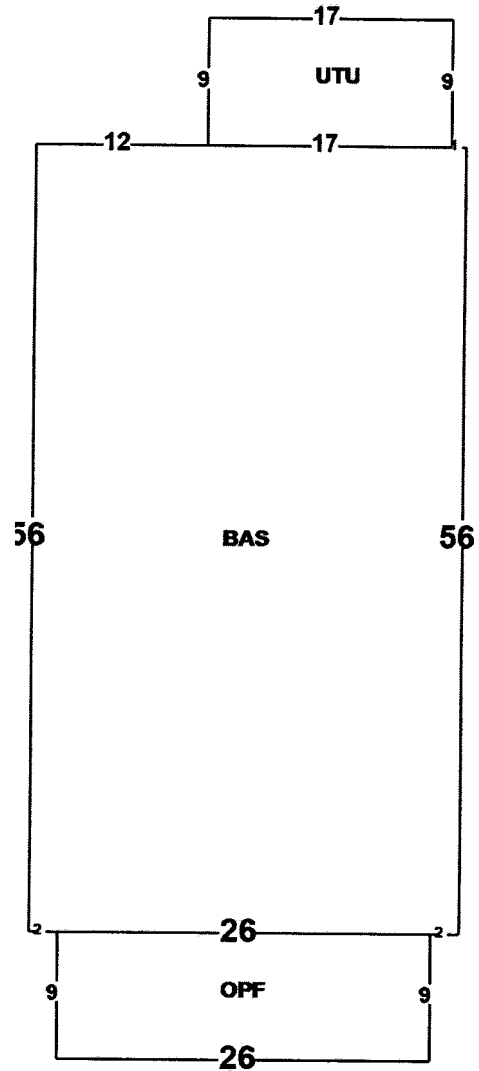


#### Buildings

Address: 1228 OLD CORRY FIELD RD, Year Built: 1938, Effective Year: 1938, PA Building ID#: 86637

Structural Elements

DECOR/MILLWORK-BELOW AVERAGE  
DWELLING UNITS-1  
EXTERIOR WALL-SIDING-SHT.AVG.  
FLOOR COVER-HARDWOOD/PARQET  
FOUNDATION-WOOD/NO SUB FLR  
HEAT/AIR-WALL/FLOOR FURN  
INTERIOR WALL-DRYWALL-PLASTER  
INTERIOR WALL-PANEL-PLYWOOD  
NO. PLUMBING FIXTURES-3  
NO. STORIES-1  
ROOF COVER-COMPOSITION SHG  
ROOF FRAMING-GABL/HIP HI PTC  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME



Areas - 2067 Total SF

BASE AREA - 1680  
OPEN PORCH FIN - 234  
UTILITY UNF - 153

Images

Click on image to  
view enlarged  
version

3/10/2015 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:05/08/2024 (tc.4698)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **JPL INVESTMENTS CORP AND OCEAN BANK** holder of **Tax Certificate No. 03432**, issued the **1st** day of **June, A.D., 2022** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

**BEG AT SW COR OF LT 17 BLK 4 N 58 3/100 FT E 152 FT S 58 FT W 164 FT TO POB BEING A PART OF LTS 16 & 18 AND ALL LT 17 BLK 4 AERO VISTA PB 1 P 31/53 SEC 50/51 T 2S R 30 OR 3320 P 235 OR 7487 P 971 OR 7509 P 826 CA 205**

**SECTION 50, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 080150500 (0125-74)**

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

**BENJAMIN D RICH JR and LOTTIE ELIZABETH RICH**

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.

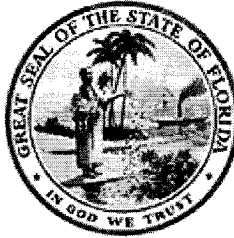
In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding 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

**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: 080150500 Certificate Number: 003432 of 2022**

**Payor: BENJAMIN RICH 105 SUMMERSIDE CT WINSTON SALEM NC 27107 Date 7/17/2024**

Clerk's Check #	502237251	Clerk's Total	<del>\$517.56</del> <b>\$4,566.71</b>
Tax Collector Check #	1	Tax Collector's Total	<del>\$4,789.48</del>
		Postage	<del>\$100.00</del>
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$5,424.04</del>

**\$4,583.71**

**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>



**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

**Case # 2022 TD 003432**

**Redeemed Date 7/17/2024**

**Name BENJAMIN RICH 105 SUMMERSIDE CT WINSTON SALEM NC 27107**

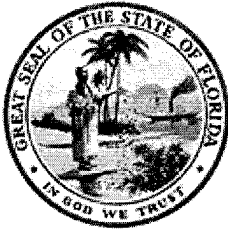
Clerk's Total = TAXDEED	\$517.56 <b>\$ 4,566.71</b>
Due Tax Collector = TAXDEED	<del>\$4,789.48</del>
Postage = TD2	<del>\$100.00</del>
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

• For Office Use Only

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

No Information Available - See Dockets



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

**Tax Deed - Redemption Calculator**

**Account: 080150500 Certificate Number: 003432 of 2022**

Redemption  Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="1/8/2025"/>	Redemption Date <input type="text" value="7/17/2024"/>
Months	9	3
Tax Collector	<input type="text" value="\$4,214.30"/>	<input type="text" value="\$4,214.30"/>
Tax Collector Interest	\$568.93	\$189.64
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$4,789.48	<input type="text" value="\$4,410.19"/> 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	\$61.56	\$20.52
Total Clerk	\$517.56	<input type="text" value="\$476.52"/> CH
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="\$100.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$5,424.04	\$4,903.71
	Repayment Overpayment Refund Amount	\$520.33
Book/Page	<input type="text" value="9144"/>	<input type="text" value="1777"/>



**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 #: 08-0150-500 CERTIFICATE #: 2022-3432

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 2, 2004 to and including September 2, 2024 Abstractor: Mike Campbell

BY

Michael A. Campbell,  
As President  
Dated: September 9, 2024

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

September 9, 2024

Tax Account #: **08-0150-500**

1. The Grantee(s) of the last deed(s) of record is/are: **BENJAMIN DALLAS RICH, LOTTIE ELIZABETH RICH AND BENJAMIN D. RICH, JR.**

**By Virtue of Warranty Deed recorded 2/22/1993 in OR 3320/235 and Warranty Deed recorded 3/4/2016 - OR 7487/971 and Corrective Warranty Deed recorded 4/19/2016 - OR 7509/826.**

**ABTRACTOR'S NOTE: WE FIND NO PROOF OF DEATH RECORDED FOR BENJAMIN DALLAS RICH.**

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. **MSBU fire tax lien in favor of Escambia County recorded 10/5/1998 – or 4317/309**
  - b. **MSBU fire tax lien in favor of Escambia County recorded 8/12/1999 – OR 4452/521**

**ABSTRACTOR'S NOTE: WE CAN NOT CERTIFY THAT ALL RECORDS HAVE BEEN SEARCHED AS THE TAX ACCOUNT APPEARS TO BE REDACTED. WE ARE UNSURE IF OTHER RECORDS HAVE BEEN REDACTED. WE ARE SHOWING ONLY WHAT IS FOUND IN THE PUBLIC RECORDS.**

4. Taxes:

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

**Tax Account #: 08-0150-500**

**Assessed Value: \$75,895.00**

**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 #:** 08-0150-500

**CERTIFICATE #:** 2022-3432

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 type="checkbox"/>	Homestead for <u>2023</u> tax year.

**BENJAMIN D. RICH**  
**BENJAMIN D. RICH JR. AND**  
**LOTTIE ELIZABETH RICH**  
**1222 S OLD CORRY FIELD RD.**  
**PENSACOLA, FL 32507**

**BENJAMIN D. RICH**  
**BENJAMIN D. RICH JR. AND**  
**LOTTIE ELIZABETH RICH**  
**1228 S. OLD CORRY FIELD RD.**  
**PENSACOLA, FL 32507**

**Certified and delivered to Escambia County Tax Collector, this 15<sup>th</sup> 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 9, 2024**

**Tax Account #:08-0150-500**

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

**BEG AT SW COR OF LT 17 BLK 4 N 58 3/100 FT E 152 FT S 58 FT W 164 FT TO POB BEING A  
PART OF LTS 16 & 18 AND ALL LT 17 BLK 4 AERO VISTA PB 1 P 31/53 SEC 50/51 T 2S R 30 OR  
3320 P 235 OR 7487 P 971 OR 7509 P 826 CA 205**

**SECTION 50, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 08-0150-500(0125-74)**

541.00 Ric  
175.00 Doc  
181.00

3320M.235

Form 140  
PRINTED AND FOR SALE  
HAYES PRINTING CO.  
PENSACOLA, FLA.

State of Florida  
Escambia County

## WARRANTY DEED

Know All Men by These Presents: That ARNOLD LEE RICH, AS TRUSTEE OF THE  
TRUST CREATED IN THE LAST WILL AND TESTAMENT OF FRANCIS MARION RICH

for and in consideration of TWENTY FIVE THOUSAND DOLLARS (25,000.00)

the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto BENJAMIN DALLAS RICH  
AND LOTTIE ELIZABETH RICH, HUSBAND AND WIFE

✓ 1222 South Bay Road 32507

heirs, executors, administrators and assigns, forever, the following described real property,  
situate, lying and being in the County of ESCAMBIA State of FLORIDA  
to-wit:

Lot 17, Block 4, property in Aero Vista, a subdivision of part of section  
50 and 51, Township 2 South, Range 30, West; a strip, six and one - half  
feet wide, of Lot 16, Block 4, property in Aero Vista, a subdivision of  
part of section 50 and 51, Township 2 south, Range 30 West, commencing  
at southwest corner of said lot, extending six and one-half feet north  
thence one hundred and fifty feet east, and lying parallel to lot 17; and  
a strip of lot 18, Block 4, property in Aero Vista, a subdivision of part  
of Section 50 and 51, Township 2 South, Range 30 West commencing at southwest  
corner of said lot, extending fourteen feet east, thence fifty-eight feet  
north and two feet west, thereupon ending at the eastern line of Lot 16.

D.S. PD. \$ 175.00  
DATE 2-22-93  
JOE A. FLESCA, COMPTROLLER  
OF REVENUE  
CERT. NO. 88-3320M-27-01

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise apper-  
taining, free from all exemptions and right of homestead.

And... covenant that... will seized of an indefeasible  
estate in fee simple in the said property, and he... a good right to convey the same; that it is free of lien or encum-  
brance, and that... heirs, executors and administrators, the said grantee... heirs,  
executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof against all persons  
lawfully claiming the same, shall and will forever warrant and defend.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 30th day of January A.D. 1993.

Signed, sealed and delivered in the presence of

David J. Howard (SEAL)  
David J. Howard (SEAL)  
David J. Howard (SEAL)  
David J. Howard (SEAL)

State of Florida  
Escambia County

Before the subscriber personally appeared Arnold Lee Rich  
IN PERSON, and

his wife, known to me, and known to me to be the individual described by said name in... who executed the  
foregoing instrument and acknowledged that... he executed the same for the uses and purposes therein set forth.

Given under my hand and official seal this 30th day of January A.D. 1993.

This instrument was prepared by  
James M. McLean  
2201 S. Woodward Ave  
Pensacola, Fla. 32505

My commission expires July 22, 1993

Recorded in Public Records 03/04/2016 at 02:27 PM OR Book 7487 Page 971,  
Instrument #2016016089, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$18.50 Deed Stamps \$0.70

## FLORIDA WARRANTY DEED - INDIVIDUAL GRANTOR(S)

Prepared By and Return To: Benjamin D. Rich Jr.

Property Appraiser's Parcel I.D. Number: 5025305000017004

This Warranty Deed made this 4 day of March, 2016, by  
and between Lottie E. Rich hereinafter called the  
Grantor; and Benjamin D. Rich Jr. or Lottie E. Rich, hereinafter called  
the Grantee, whose mailing address is 1222 S. Old Corey Rd Pensacola FL

WITNESSETH, that the Grantor, for and in consideration of the sum of  
0 and other valuable consideration,  
the receipt whereof is hereby acknowledged, hereby grants, bargains, and sells  
unto the Grantee, and Grantee's successors, heirs, and assigns forever, all that  
certain parcel of land in the County of Escambia, State of  
Florida, to wit:

Lot 17, Block 4, property in Aero Vista, a subdivision of part of section 50 and 51, Township 2 South,  
Range 30, West; a strip, six and one - half feet wide, of lot 16, Block 4, property in Aero Vista, a  
subdivision of part of section 50 and 51, Township 2 South, Range 30 West, commencing at southwest  
corner of said lot extending six and one - half feet north thence one hundred and fifty feet east, and lying  
parallel to lot 17; and a strip of lot 18, Block 4, property in Aero Vista, a subdivision of part of section 50  
and 51, Township 2 South, Range 30 West commencing at southwest corner of said lot, extending fourteen  
feet east, thence fifty-eight feet north and two feet west, thereupon ending at the eastern line of lot 16.

BEG AT SW COR OF LT 17 BLK 4 N 58 3/100 FT E 152 FT S 58 FT W 164 FT  
TO POB BEING A PART OF LTS 16 & 18 AND ALL LT 17 BLK 4 AERO VISTA  
PB 1 P 31/53 SEC 50/51 T 2S R 30 OR 3320 P 235 CA 205

TOGETHER with all of the tenements, hereditaments and appurtenances thereto  
belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the Grantor hereby covenants with the 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 this land; that the Grantor hereby fully warrants the  
title to the land and will defend the same against the lawful claims of all persons  
whomsoever; and that the land is free of all encumbrances, except taxes  
accruing subsequent to December 31, \_\_\_\_\_, and restrictions,  
covenants, and easements of record.

IN WITNESS WHEREOF, the Grantor has signed and sealed these presents the  
day and year first above written.

Signed, sealed and delivered in the presence of:

Edina O. Simmons  
Witness Signature  
Edina O Simmons

Lottie E. Rich  
Grantor Signature  
Lottie E. Rich



BK: 7487 PG: 972 Last Page

Marcie M Jensen  
Witness Signature  
MARCIE M JENSEN  
Printed Name

Lottie E. Rich  
Grantor Signature  
Lottie E. Rich  
Printed Name

STATE OF FLORIDA

COUNTY OF Escambia

The foregoing instrument was acknowledged before me this 4<sup>th</sup> day of  
March, 2016 by Lottie E. Rich  
who are (is) personally known to me or who have (has) produced  
as identification and who did (did not) take an  
oath.

Tonya Oakes  
Notary Public

(Notarial Seal)

Printed Name

My Commission Number:

My Commission Expires:



TONYA OAKES  
Notary Public, State of Florida  
My Comm. Expires Oct. 8, 2018  
Commission No. EE 219544

Recorded in Public Records 04/19/2016 at 09:54 AM OR Book 7509 Page 826,  
Instrument #2016027991, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00

Prepared By and Return To: **Lottie E. Rich**

1228 S. Old Corry Field Road, Pensacola, FL 32507

Property Appraiser's Parcel I.D. Number: \_\_\_\_\_

**CORRECTIVE  
FLORIDA WARRANTY DEED  
INDIVIDUAL GRANTOR**

This Warranty Deed made this 1 day of April, 2016, by and between **Lottie E. Rich** hereinafter called the Grantor; and **Benjamin D. Rich Jr.**, as joint tenants with rights of survivorship, hereinafter called the Grantees, whose mailing address is 1228 S. Old Corry Field Road, Pensacola, FL 32507, hereinafter called the Grantees: (Wherever used herein the terms "grantor" and Grantee" include all parties to this instrument and the heirs, legal representatives and assigns of individuals. And the successors and assigns of corporations.

WITNESSETH, that the Grantor, for and in consideration of the sum **10 and 00/100 (\$10.00)** and other valuable consideration, the receipt whereof is hereby acknowledged, hereby grants, bargains, and sells unto the Grantee, and Grantee's successors, heirs, and assigns forever, all that certain parcel of land in the County of ESCAMBIA, State of Florida, to wit:

**BEG AT SW COR OF LT 17 BLK 4 N 58 3/100 FT E 152 FT S 58 FT W 164 FT TO POB BEING A PART OF LTS 16 & 18 AND ALL LT 17 BLK 4 AERO VISTA PB 1 P 31/53 SEC 50/51 T 2S R 30 OR 3320 P 235 CA 205**

**TOGETHER** with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**TO HAVE AND TO HOLD**, the same in fee simple forever.

**AND** the Grantor hereby covenants with the 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 this land; that the Grantor hereby fully warrants the title to the land and will defend the same against the lawful claims of all persons whomsoever; and that the land is free of all encumbrances, except taxes accruing subsequent to December 31, 2015, and restrictions, covenants, and easements of record.

IN WITNESS WHEREOF, the Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Marcie M Jensen  
Witness 1 Signature  
MARCI E M JENSEN  
Printed Name

Lottie E. Rich  
Grantor Signature  
Lottie E. Rich  
Printed Name

Edina O. Simmons  
Witness 2 Signature  
Edina O. Simmons  
Printed Name

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 1 day of April, 2016 by **Lottie E. Rich** who are (is) personally known to me or who have produced \_\_\_\_\_ as identification.

Tonya Oakes  
Notary Public

SEAL

Printed Name TONYA OAKES  
My Commission Number: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_  
Notary Public, State of Florida  
My Comm. Expires Oct. 8, 2018  
Commission No. EE 219844

## NOTICE OF LIEN

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

OR BK 4317 PG0309  
Escambia County, Florida  
INSTRUMENT 98-532558  
RCD Oct 05, 1998 03:59 pm  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 98-532558

## FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT(MSBU)

Re: RICH BENJAMIN D &  
LOTTIE ELIZABETH  
1222 S OLD CORY FIELD RD  
PENSACOLA FL 32507

ACCT.NO. 08 0150 500 000

AMOUNT \$195.20

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 fiscal years prior to and including September 30, 1998 plus a 10% penalty charge against real property, more particularly described as:

BEG AT SW COR OF LT 17 BLK  
4 N 58 3/100 FT E 152 FT  
S 58 FT W 164 FT TO POB  
BEING A PART OF LTS 16 & 18  
AND ALL LT 17 AERO VISTA  
PB 1 P 31/53  
PROP.NO. 50 2S 30 5000 017 004

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 \$195.20. 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: 09/04/1998

Ernie Lee Magaha  
Clerk of the Circuit Court

Deputy Finance Director

Ernie Lee Magaha  
Clerk of the Circuit Court

Deputy Clerk

OR BK 4452 PG0521  
Escambia County, Florida  
INSTRUMENT 99-644021

## NOTICE OF LIEN

RCD Aug 12, 1999 08:00 am  
Escambia County, Florida

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 99-644021

## FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT (MSBU)

Re: RICH BENJAMIN D &  
LOTTIE ELIZABETH  
1222 S OLD CORRY FIELD RD  
PENSACOLA FL 32507

ACCT.NO. 08 0150 500 000

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:

BEG AT SW COR OF LT 17 BLK  
4 N 58 3/100 FT E 152 FT  
S 58 FT W 164 FT TO POB  
BEING A PART OF LTS 16 & 18  
AND ALL LT 17 BLK 4  
AERO VISTA PB 1 P 31/53  
PROP.NO. 50 2S 30 5000 017 004

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 *Barbara B. Donnelly*  
Deputy Clerk

Ernie Lee Magaha  
Clerk of the Circuit Court  
by *Theresa M. McQuerty*  
Deputy Financial Director

