



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

1024-02

Part 1: Tax Deed Application Information			
Applicant Name Applicant Address	ASSEMBLY TAX 36, LLC ASSEMBLY TAX 36 LLC FBO SEC PTY PO BOX 12225 NEWARK, NJ 07101-3411	Application date	Apr 11, 2024
Property description	JACKSON WILLIAM PELHAM JACKSON KATHLEEN THERESE 5505 AVON RD PENSACOLA, FL 32507 206 1/2 BROADMOOR LN 08-4322-100 BEG AT MOST WLY COR OF LT 6 PLAT OF E 86 FT OF LT 4 & ALL OF LT 5 N OF BARRANCAS S/D OF FISHERS 96A (Full legal attached.)	Certificate #	2022 / 3757
		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)
# 2022/3757	06/01/2022	1,164.97	58.25	1,223.22
→Part 2: Total*				1,223.22

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)
# 2023/3828	06/01/2023	1,284.19	6.25	79.46	1,369.90
Part 3: Total*					1,369.90

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)	2,593.12
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,282.79
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)	4,250.91

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: Candice Lewis Escambia, Florida
 Signature, Tax Collector or Designee Date April 22nd, 2024

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

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>10/02/2024</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS + 6.25

Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

BEG AT MOST WLY COR OF LT 6 PLAT OF E 86 FT OF LT 4 & ALL OF LT 5 N OF BARRANCAS S/D OF FISHERS 96A PLAT DB 103 P 547 NLY ALG LTS 5 & 6 117 10/100 FT FOR POB ELY 52 6/10 FT TO E LI OF LT 6 NLY ALG E LI 72 4/10 FT WLY 64 FT SLY 89 5/10 FT ELY 12 FT TO POB AND E 12 FT OF S 117 10/100 FT OF LT 5 FISHERS S/D OF 96A S/D OF PLAT DB 103 P 547 OR 7716 P 1178 CA 195

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2400126

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
ASSEMBLY TAX 36, LLC
ASSEMBLY TAX 36 LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411,

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
08-4322-100	2022/3757	06-01-2022	BEG AT MOST WLY COR OF LT 6 PLAT OF E 86 FT OF LT 4 & ALL OF LT 5 N OF BARRANCAS S/D OF FISHERS 96A PLAT DB 103 P 547 NLY ALG LTS 5 & 6 117 10/100 FT FOR POB ELY 52 6/10 FT TO E LI OF LT 6 NLY ALG E LI 72 4/10 FT WLY 64 FT SLY 89 5/10 FT ELY 12 FT TO POB AND E 12 FT OF S 117 10/100 FT OF LT 5 FISHERS S/D OF 96A S/D OF PLAT DB 103 P 547 OR 7716 P 1178 CA 195

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
ASSEMBLY TAX 36, LLC
ASSEMBLY TAX 36 LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411

04-11-2024
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: 592S302600001003 Account: 084322100 Owners: JACKSON WILLIAM PELHAM JACKSON KATHLEEN THERESE Mail: 5505 AVON RD PENSACOLA, FL 32507 Situs: 206 1/2 BROADMOOR LN 32507 Use Code: SINGLE FAMILY RESID 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>\$8,000</td> <td>\$85,653</td> <td>\$93,653</td> <td>\$78,611</td> </tr> <tr> <td>2022</td> <td>\$5,600</td> <td>\$76,429</td> <td>\$82,029</td> <td>\$71,465</td> </tr> <tr> <td>2021</td> <td>\$5,600</td> <td>\$61,037</td> <td>\$66,637</td> <td>\$64,969</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	\$8,000	\$85,653	\$93,653	\$78,611	2022	\$5,600	\$76,429	\$82,029	\$71,465	2021	\$5,600	\$61,037	\$66,637	\$64,969																						
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Extra Features None																																																				

[Parcel Information](#)

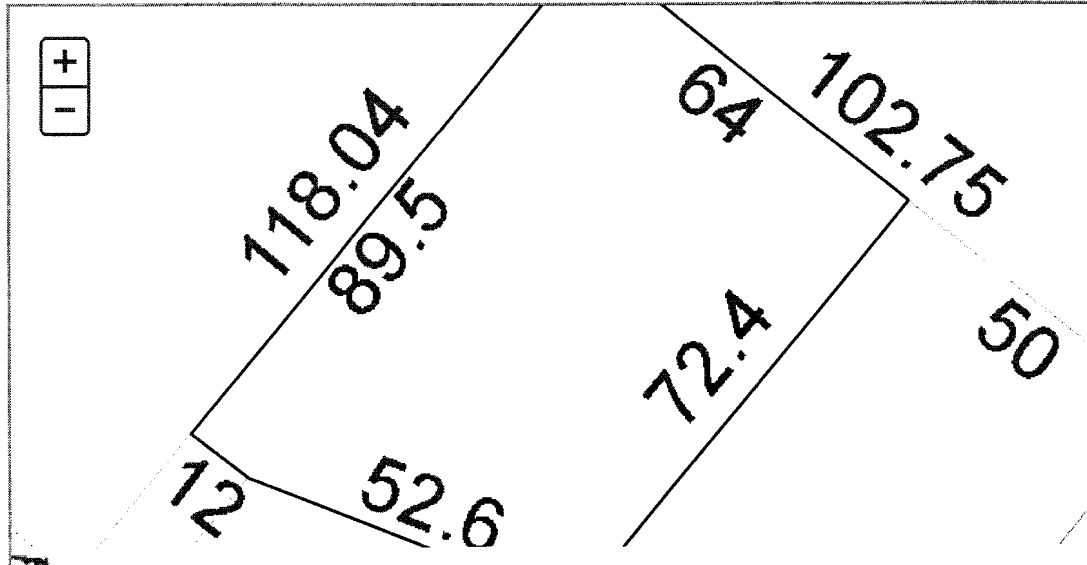
[Launch Interactive Map](#)


Section
Map Id:
CA195



Approx.
Acreage:
0.1148

Zoned: 
MDR
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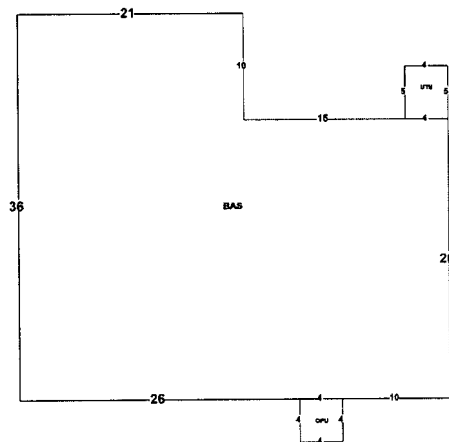
Evacuation
& Flood  [View Florida Department of Environmental Protection\(DEP\) Data](#)
Information
Open
Report


Buildings

Address: 206 1/2 BROADMOOR LN, Year Built: 1948, Effective Year: 1975, PA Building ID#: 91232

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-ASBESTOS SIDING
EXTERIOR WALL-SIDING-SHT.AVG.
FLOOR COVER-CARPET
FOUNDATION-WOOD/NO SUB FLR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABL/HIP COMBO
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME



 Areas - 1286 Total SF

BASE AREA - 1250
OPEN PORCH UNF - 16
UTILITY UNF - 20

Images



4/30/2018 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 **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 03757**, 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 MOST WLY COR OF LT 6 PLAT OF E 86 FT OF LT 4 & ALL OF LT 5 N OF BARRANCAS S/D OF FISHERS 96A PLAT DB 103 P 547 NLY ALG LTS 5 & 6 117 10/100 FT FOR POB ELY 52 6/10 FT TO E LI OF LT 6 NLY ALG E LI 72 4/10 FT WLY 64 FT SLY 89 5/10 FT ELY 12 FT TO POB AND E 12 FT OF S 117 10/100 FT OF LT 5 FISHERS S/D OF 96A S/D OF PLAT DB 103 P 547 OR 7716 P 1178 CA 195

SECTION 59, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 084322100 (1024-62)

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

WILLIAM PELHAM JACKSON and KATHLEEN THERESE JACKSON

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of October, which is the **2nd** day of **October 2024**.

Dated this 26th day of April 2024.

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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 08-4322-100 CERTIFICATE #: 2022-3757

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: June 10, 2004 to and including June 10, 2024 Abstractor: Stacie Wright

BY

Michael A. Campbell,
As President
Dated: June 17, 2024

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

June 17, 2024

Tax Account #: **08-4322-100**

1. The Grantee(s) of the last deed(s) of record is/are: **WILLIAM PELHAM JACKSON AND KATHLEEN THERESE JACKSON**

By Virtue of Warranty Deed recorded 5/22/2017 in OR 7716/1178

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 Linda Christine Bushway recorded 5/22/2017 OR 7716/1180**
 - b. **Judgment in favor of Asset Acceptance LLC recorded 8/17/2005 OR 5709/1568**
 - c. **Judgment in favor of State of FL/Escambia County Department of Community Corrections recorded 1/30/2013 OR 6967/1381**

4. Taxes:

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

Tax Account #: 08-4322-100

Assessed Value: \$78,611.00

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: _____ **OCT 2, 2024**
TAX ACCOUNT #: _____ **08-4322-100**
CERTIFICATE #: _____ **2022-3757**

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.

WILLIAM B JACKSON
KATHLEEN THERESE JACKSON
5505 AVON ROAD
PENSACOLA, FL 32507

WILLIAM B JACKSON
KATHLEEN THERESE JACKSON
512 S NAVY BLVD
PENSACOLA, FL 32507

ESCAMBIA COUNTY DEPARTMENT
OF COMMUNITY CORRECTIONS
2251 N. PALAFOX ST.
PENSACOLA, FL 32501

ASSET ACCEPTANCE LLC
C/O RODOLFO J MIRO
P.O. BOX 9065
BRANDON, FL 33510

ASSET ACCEPTANCE LLC
559 LAKE CATHY DRIVE
BRANDON, FL 33510

ASSET ACCEPTANCE LLC
P.O. BOX 2036
WARREN, MI 48090

LINDA CHRISTINE BUSHWAY
125 CENTER STREET
LOWELL, IN 46356

Certified and delivered to Escambia County Tax Collector, this 17th day of June, 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

June 17, 2024

Tax Account #:08-4322-100

**LEGAL DESCRIPTION
EXHIBIT "A"**

BEG AT MOST WLY COR OF LT 6 PLAT OF E 86 FT OF LT 4 & ALL OF LT 5 N OF BARRANCAS S/D OF FISHERS 96A PLAT DB 103 P 547 NLY ALG LTS 5 & 6 117 10/100 FT FOR POB ELY 52 6/10 FT TO E LI OF LT 6 NLY ALG E LI 72 4/10 FT WLY 64 FT SLY 89 5/10 FT ELY 12 FT TO POB AND E 12 FT OF S 117 10/100 FT OF LT 5 FISHERS S/D OF 96A S/D OF PLAT DB 103 P 547 OR 7716 P 1178 CA 195

SECTION 59, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 08-4322-100(1024-62)

**ABTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL
WITHOUT A CURRENT SURVEY.**

This Instrument was prepared by:
KATHLEEN T. JACKSON
RETURN TO:
Kathleen T. Jackson
5505 Avon Road
Pensacola, Florida 32507

General Warranty Deed

Made this 29th day of August, 2016, A.D. by **Linda C. Bushway**, hereinafter called the grantor, **William Pelham Jackson and Kathleen Therese Jackson, husband and wife**, whose post office address is : 5505 Avon Road, Pensacola, Florida 32507, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the 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 of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Escambia County, Florida, viz:

BEGINNING AT THE MOST WESTERLY CORNER OF LOT 6, OF PLAT OF EAST 86 FEET OF LOT 4, AND ALL OF LOT 5, NORTH OF BARRANCUS AVENUE OF SUBDIVISION OF FISHERS 96 ACRES, AS RECORDED IN DEED BOOK 103, PAGE 547, OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA; THENCE NORTHERLY ALONG LINE BETWEEN LOTS 5 AND 6, A DISTANCE OF 117.10 FEET FOR THE POINT OF BEGINNING, EASTERLY 52.6 FEET TO THE EAST LINE OF LOT 6; THENCE NORTHERLY ALONG EAST LINE OF LOT 6, A DISTANCE OF 72.3 FEET; THENCE WESTERLY 64 FEET; THENCE SOUTHERLY 89.5 FEET; THENCE EASTERLY 12 FEET TO THE POINT OF BEGINNING, SECTION 59, TOWNSHIP 2 SOUTH, RANGE 30 WEST. ALL LYING AND BEING IN ESCAMBIA COUNTY, FLORIDA.

AND 12 FOOT ACCESS EASEMENT DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST WESTERLY CORNER OF LOT 6 OF THE PLAT OF THE EAST 86 FEET OF LOT 4 AND ALL OF LOT 5, NORTH OF BARRANCUS AVENUE OF SUBDIVISION OF FISHERS 96 ACRES, AS RECORDED IN DEED BOOK 103, PAGE 547, OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA; THENCE NORTHERLY ALONG THE LINE BETWEEN LOTS 5 AND 6 FOR THE 117.10 FEET; THENCE WESTERLY FOR 12.00 FEET, THENCE SOUTHERLY FOR 117.10 FEET TO THE EASTERLY RIGHT OF WAY LINE OF BROADMOOR LANE (30' RIGHT OF WAY); THENCE EASTERLY ALONG SAID RIGHT OF WAY LINE FOR 12.00 FEET TO THE POINT OF BEGINNING. ALL LYING AND BEING IN SECTION 59, TOWNSHIP 2 SOUTH, RANGE 30 WEST.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

Parcel ID Number: 59-2S-30-2600-001-003


Together with all the tenements, hereditaments, appurtenances thereto belonging or in anywise appertaining.

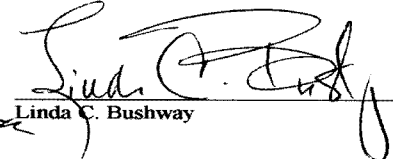
To Have and to Hold, the same in fee simple forever.

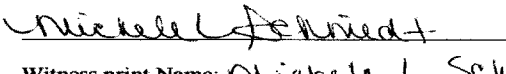
And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the titles to said land and will defend same against any lawful claims of all persons whomever, and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2016.

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

Signed, sealed and delivered in our presence:

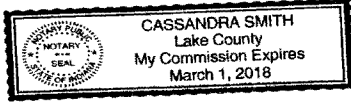

Witness print Name: David Selke


Linda C. Bushway


Witness print Name: Michelle L. Schmidt

State of Indiana
County of Lake

The foregoing instrument was acknowledged before me this 29 day of August, 2016, by Linda C. Bushway, who is/are personally known to me or who has produced drivers license and social security card as identification.



Cassandra Smith
Notary Public
Print Name Cassandra Smith
My Commission Expires: 3.1.18

This Instrument was prepared by:
KATHLEEN T. JACKSON
RETURN TO:
Kathleen T. Jackson
5505 Avon Road
Pensacola, Florida 32507

MORTGAGE

WILLIAM PELHAM JACKSON and KATHLEEN THERESE JACKSON, husband and wife, hereinafter called Mortgagor, in consideration of the principal sum specified in the promissory note hereinafter described, received from LINDA CHRISTINE BUSHWAY, whose address is 125 Center Street, Lowell, Indiana 46356, hereinafter called Mortgagee, (which terms Mortgagor and Mortgagee shall be construed to include the plural as well as the singular, whenever the context so permits or requires) hereby on this 10th day of February, 2010, mortgages to the Mortgagee the real property in Escambia County, Florida described as:

BEGINNING AT THE MOST WESTERLY CORNER OF LOT 6, OF PLAT OF EAST 86 FEET OF LOT 4, AND ALL OF LOT 5, NORTH OF BARRANCUS AVENUE OF SUBDIVISION OF FISHERS 96 ACRES, AS RECORDED IN DEED BOOK 103, PAGE 547, OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA; THENCE NORTHERLY ALONG LINE BETWEEN LOTS 5 AND 6, A DISTANCE OF 117.10 FEET FOR THE POINT OF BEGINNING, EASTERLY 52.6 FEET TO THE EAST LINE OF LOT 6; THENCE NORTHERLY ALONG EAST LINE OF LOT 6, A DISTANCE OF 72.3 FEET; THENCE WESTERLY 64 FEET; THENCE SOUTHERLY 89.5 FEET; THENCE EASTERLY 12 FEET TO THE POINT OF BEGINNING, SECTION 59, TOWNSHIP 2 SOUTH, RANGE 30 WEST. ALL LYING AND BEING IN ESCAMBIA COUNTY, FLORIDA.

AND 12 FOOT ACCESS EASEMENT DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST WESTERLY CORNER OF LOT 6 OF THE PLAT OF THE EAST 86 FEET OF LOT 4 AND ALL OF LOT 5, NORTH OF BARRANCUS AVENUE OF SUBDIVISION OF FISHERS 96 ACRES, AS RECORDED IN DEED BOOK 103, PAGE 547, OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA; THENCE NORTHERLY ALONG THE LINE BETWEEN LOTS 5 AND 6 FOR THE 117.10 FEET; THENCE WESTERLY FOR 12.00 FEET, THENCE SOUTHERLY FOR 117.10 FEET TO THE EASTERLY RIGHT OF WAY LINE OF BROADMOOR LANE (30' RIGHT OF WAY); THENCE EASTERLY ALONG SAID RIGHT OF WAY LINE FOR 12.00 FEET TO THE POINT OF BEGINNING. ALL LYING AND BEING IN SECTION 59, TOWNSHIP 2 SOUTH, RANGE 30 WEST.

As security for the payment of the following:

ONE (1) PROMISSORY NOTE OF EVEN DATE HERewith IN THE ORIGINAL PRINCIPAL AMOUNT OF \$50,000.00 PAYABLE ACCORDING TO ITS TERMS.

AND Mortgagor agrees:

1. To make all payments required by the note and this mortgage promptly when due.
2. To pay all taxes, assessments, liens, and encumbrances on the property promptly

when due. If they are not promptly paid, the Mortgagee may pay them without waiving the option to foreclose, and such payments, with interest at rate 2% higher than the note secured hereby or at the maximum rate allowed by law, whichever is lesser, shall be payable on demand by Mortgagee and shall be secured by this mortgage.

3. To keep all buildings now or hereafter on the land insured against damage by fire, flood and windstorm in the sum secured by this mortgage, by an insurer satisfactory to the Mortgagee, the insurance policy to be held by and payable to the Mortgagee. If the Mortgagor shall not do so, the Mortgagee may do so without waiving the option to foreclose and the cost thereof, with interest thereon from the date of payment at a rate 2% higher than the note secured hereby or at demand by Mortgagee and shall be secured by this mortgage. If any sum becomes payable under such policy, Mortgagee may apply it to the indebtedness secured by this mortgage or may permit the Mortgagor to use it for other purposes, without impairing the lien of this mortgage.
4. That Mortgagor will not commit, permit, or suffer any waste, impairment or keep deterioration of the mortgaged property. Upon the failure of the Mortgagor to keep the buildings on the property in good condition or repair, Mortgagee may demand either the adequate repair of the buildings, an increase in the amount of security or immediate repayment of the debt secured. Failure of Mortgagor to comply with the demand of Mortgagee for a period of fifteen days shall constitute a breach of this mortgage.
5. To pay all expenses reasonably incurred by the Mortgagee due to the failure of Mortgagor to comply with the agreements in the note or this mortgage, including reasonable attorney fees. The cost thereof, with interest thereon from the date of payment at the rate specified in the note, shall also be secured by this mortgage.
6. That if any of the installments of principal and interest due by the terms paid said promissory note are not paid when due, or if any agreement in this mortgage other than the agreement to make the payments is breached, the entire unpaid principal balance of the note plus interest, costs, and attorney fees, shall immediately become due at the option of the Mortgagee, and Mortgagee may foreclose this mortgage in the manner provided by law, and have the mortgaged property sold to satisfy or apply on the indebtedness hereby secured.
7. The rents and profits of the mortgaged property are also hereby mortgaged and if proceedings to foreclose this mortgage shall be instituted, the court having jurisdiction thereof should appoint a receiver of the mortgaged property, and apply those rents and profits to the indebtedness hereby secured, regardless of the solvency of the Mortgagor or the adequacy of the security.
8. If this is a junior mortgage, the Mortgagor shall pay all installments of principal

and interest and perform each and every covenant and obligation of the prior mortgage. Failure of Mortgagor to do so shall constitute a default hereunder. Upon failure of Mortgagor to do so, Mortgagor may (but shall not be required to) make such payments or perform such covenants or obligations and the cost of same, together with interest at a rate 2% higher than the note secured hereby or at the maximum rate allowed by law, whichever is lesser, shall be payable by Mortgagor upon demand by Mortgagee and shall be secured by the lien of this mortgage.

- 9. Notwithstanding any other provisions hereof, Mortgagee shall under no circumstances be entitled to collect any interest or other payment hereunder which would render this instrument usurious as to Mortgagor under the laws of the State of Florida.
- 10. This Mortgage and the Note secured hereby may not be assumed without the prior written consent of the Mortgagee. If all or any part of the Property or any interest in it is sold or transferred without prior written consent, Mortgagee may, at its option, require immediate payment of all sums due under the terms of this Mortgage.
- 11. If this mortgage is prepaid in the first year, there shall be a no prepayment penalty.

IN WITNESS WHEREOF, the said Mortgagor has executed these presents, this the date and year first above written.

Signed, sealed and delivered
In the presence of:

Sign: Broke Pitto
Print: BROOKE PITTINGER

William Pelham Jackson
WILLIAM PELHAM JACKSON

Sign: Kristin Lyborte
Print: KRISTIN LYBORTE

Kathleen Therese Jackson
KATHLEEN THERESE JACKSON

STATE OF FLORIDA
COUNTY OF ESCAMBIA

~~2016~~ ²⁰¹⁷ The foregoing instrument was acknowledged before me this 10 day of February, ~~2016~~ by William Pelham Jackson and Kathleen Therese Jackson, who are personally known to me or who produced personally known and personally known as identification and did not take an oath.



Sign: Vicky Jo Chandler
Print: _____
My Commission Number: FF959391

**RESIDENTIAL SALES AND ABUTTING ROADWAY
MAINTENANCE DISCLOSURE**

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

NAME OF ROADWAY: 206 1/2 Broadmoor Lane

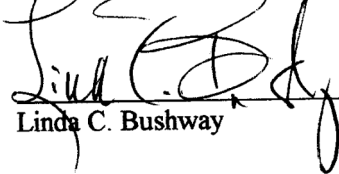
LEGAL ADDRESS OF PROPERTY: 206 1/2 Broadmoor Lane, Pensacola, Florida
32507

The County (✓) has accepted () has not accepted the abutting roadway for maintenance.


This form completed by:

KATHLEEN T. JACKSON
5505 Avon Road
Pensacola, Florida 32507

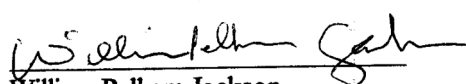
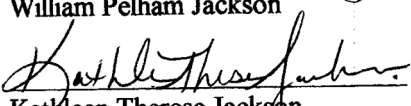
AS TO SELLER(S):


Linda C. Bushway


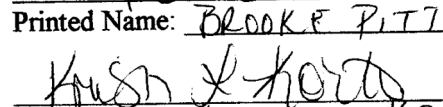
WITNESSES TO SELLER(S):


Printed Name: DAVID SEFTON

AS TO BUYER(S):


William Pelham Jackson

Kathleen Therese Jackson

WITNESSES TO BUYER(S):


Printed Name: BROOKE PITTENGER

Printed Name: KRISTI L. KORTE

This form approved by the
Escambia County Board
Of County Commissioners
Effective 4/15/95

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

Plaintiff,

CASE NO: 2010 MM 028465 A

vs.

DIVISION: TWO

William Jackson

Defendant

CIVIL LIEN

THIS CAUSE came before the Court on **December 20, 2012**.

Upon the evidence presented, the Court assessed **\$495.00** for cost of supervision plus **\$50.00 hearing fee**. Therefore, the Court determines that **\$545.00** is due to **Department of Community Corrections**. Accordingly, pursuant to the provisions of §938.30, Florida Statutes, it is,

ORDERED AND ADJUDGED that the above-named Defendant shall pay cost of supervision arrears to the **Department of Community Corrections**, in the amount of **\$545.00** which shall accrue interest at the rate of four and seventy-five (4.75%) per annum.

ORDERED FURTHER that nothing in this Civil Lien will bar any subsequent civil remedy or recovery, but the amount paid under this order shall be a set-off against any subsequent independent civil recovery. Any default in payment of the amount due hereunder may be collected by any means authorized by law for the enforcement of a civil judgment, for which let execution issue.

DONE AND ORDERED in Chambers, at Pensacola, Escambia County, Florida,
the 15 day of Jan 2013.

Darlene F. Dickey
Judge Darlene F. Dickey

cc: Community Corrections

CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
~~PAM CHILDERS~~
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
BY: *Brenda S. Siew* D.C.
DATE: 1-23-2013

PAM CHILDERS
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2013 JAN 16 P 3:05
COUNTY CRIMINAL DIVISION
FILED & RECORDED



RA

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: 084322100 Certificate Number: 003757 of 2022**

**Payor: KATHLEEN THERESE JACKSON 5505 AVON RD PENSACOLA, FL 32507 Date
 6/28/2024**

Clerk's Check # 602914
 Tax Collector Check # 1

Clerk's Total \$497.04
 Tax Collector's Total \$4,639.74
 Postage \$74.00
 Researcher Copies \$0.00
 Recording \$10.00
 Prep Fee \$7.00
 Total Received \$5,227.78

**PAM CHILDERS
 Clerk of the Circuit Court**

*Redeemed
 \$4551.37*

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>**