



<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>11/06/2024</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.

BEGIN AT THE INTERSECTION OF THE WEST LINE OF THE ST. LOUIS AND SAN FRANCISCO RAILROAD RIGHT OF WAY WITH THE NORTH LINE OF THE TATE SCHOOL ROAD RIGHT OF WAY FOR THE POINT OF BEGINNING; THENCE RUN WESTERLY A LONG THE NORTH LINE OF THE TATE SCHOOL ROAD RIGHT OF WAY 227.54 FEET MORE OR LESS TO ITS INTERSECTION WITH THE WEST LINE OF SECTION 20, TOWNSHIP 1 NORTH, RANGE 30 WEST; THENCE RUN NORTHERLY ALONG SAID SECTION LINE 266.04 FEET MORE OR LESS UNTIL ITS INTERSECTION WITH THE WEST LINE OF THE ST. LOUIS AND SAN FRANCISCO RAILROAD RIGHT OF WAY LINE; THENCE RUN SOUTHERLY ALONG SAID RAILROAD RIGHT OF WAY LINE TO THE POINT OF BEGINNING OR 7221 P 1130

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2400072

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
11-0376-000	2022/5365	06-01-2022	BEGIN AT THE INTERSECTION OF THE WEST LINE OF THE ST. LOUIS AND SAN FRANCISCO RAILROAD RIGHT OF WAY WITH THE NORTH LINE OF THE TATE SCHOOL ROAD RIGHT OF WAY FOR THE POINT OF BEGINNING; THENCE RUN WESTERLY A LONG THE NORTH LINE OF THE TATE SCHOOL ROAD RIGHT OF WAY 227.54 FEET MORE OR LESS TO ITS INTERSECTION WITH THE WEST LINE OF SECTION 20, TOWNSHIP 1 NORTH, RANGE 30 WEST; THENCE RUN NORTHERLY ALONG SAID SECTION LINE 266.04 FEET MORE OR LESS UNTIL ITS INTERSECTION WITH THE WEST LINE OF THE ST. LOUIS AND SAN FRANCISCO RAILROAD RIGHT OF WAY LINE; THENCE RUN SOUTHERLY ALONG SAID RAILROAD RIGHT OF WAY LINE TO THE POINT OF BEGINNING OR 7221 P 1130

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](#)

<b>General Information</b> <b>Parcel ID:</b> 201N302206000001 <b>Account:</b> 110376000 <b>Owners:</b> CLAY LARRY J SR & CLAY SHAWNDR A P <b>Mail:</b> 1081 TATE RD CANTONMENT, FL 32533 <b>Situs:</b> 1400 TATE SCHOOL RD 32533 <b>Use Code:</b> AUTO REPAIR <b>Taxing Authority:</b> COUNTY MSTU <b>Tax Inquiry:</b> <a href="#">Open Tax Inquiry Window</a> Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						<b>Assessments</b> <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>\$19,950</td> <td>\$26,239</td> <td>\$46,189</td> <td>\$46,189</td> </tr> <tr> <td>2022</td> <td>\$19,950</td> <td>\$24,273</td> <td>\$44,223</td> <td>\$44,223</td> </tr> <tr> <td>2021</td> <td>\$19,950</td> <td>\$21,980</td> <td>\$41,930</td> <td>\$41,930</td> </tr> </tbody> </table> <p style="text-align: center;"><b>Disclaimer</b></p> <p style="text-align: center;"><b>Tax Estimator</b></p> <p style="text-align: center;"><b><a href="#">Report Storm Damage</a></b></p> <p style="text-align: center;"><b>Enter Income &amp; Expense Survey</b>  <b>Download Income &amp; Expense Survey</b></p>					Year	Land	Imprv	Total	Cap Val	2023	\$19,950	\$26,239	\$46,189	\$46,189	2022	\$19,950	\$24,273	\$44,223	\$44,223	2021	\$19,950	\$21,980	\$41,930	\$41,930																
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<b>Sales Data</b> <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>09/02/2014</td> <td>7221</td> <td>1130</td> <td>\$150,000</td> <td>WD</td> <td></td> </tr> <tr> <td>06/2005</td> <td>5662</td> <td>329</td> <td>\$72,000</td> <td>WD</td> <td></td> </tr> <tr> <td>05/2005</td> <td>5636</td> <td>1738</td> <td>\$50,000</td> <td>WD</td> <td></td> </tr> <tr> <td>08/1986</td> <td>2266</td> <td>824</td> <td>\$43,000</td> <td>WD</td> <td></td> </tr> <tr> <td>01/1974</td> <td>802</td> <td>878</td> <td>\$4,600</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)	09/02/2014	7221	1130	\$150,000	WD		06/2005	5662	329	\$72,000	WD		05/2005	5636	1738	\$50,000	WD		08/1986	2266	824	\$43,000	WD		01/1974	802	878	\$4,600	WD		<b>2023 Certified Roll Exemptions</b> None				
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<b>Legal Description</b> BEGIN AT THE INTERSECTION OF THE WEST LINE OF THE ST. LOUIS AND SAN FRANCISCO RAILROAD RIGHT OF WAY WITH... 																																														
<b>Extra Features</b> CHAINLINK FENCE																																														
<b>Parcel Information</b>					<a href="#">Launch Interactive Map</a>																																									

Section  
Map Id:  
20-1N-30-1



Approx.  
Acreage:  
0.7165

Zoned:

HC/LI  
HC/LI  
HC/LI  
HC/LI  
HC/LI  
HC/LI  
HC/LI  
HC/LI  
HC/LI

258.73

255.81

266.04

227.74

Evacuation  
& Flood  
Information  
[Open](#)  
Report

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

### Buildings

Address: 1400 TATE SCHOOL RD, Year Built: 1975, Effective Year: 1975, PA Building ID#: 2668

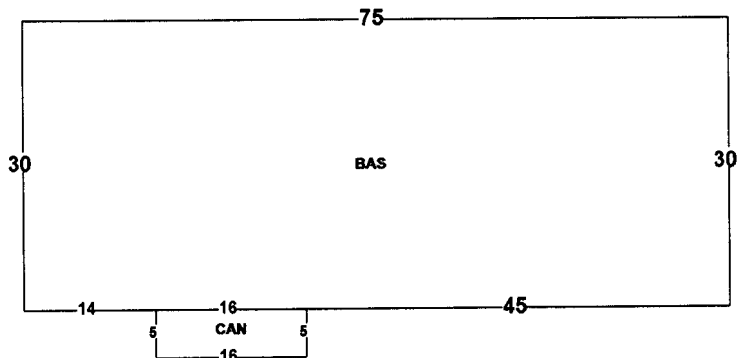
#### Structural Elements

DECOR/MILLWORK-MINIMUM  
DWELLING UNITS-0  
EXTERIOR WALL-METAL-MODULAR  
FLOOR COVER-CONCRETE-FINISH  
FOUNDATION-SLAB ON GRADE  
HEAT/AIR-NONE  
INTERIOR WALL-UNFINISHED  
NO. STORIES-1  
ROOF COVER-CORRUGATED METL  
ROOF FRAMING-RIGID FRAME/BAR  
STORY HEIGHT-14  
STRUCTURAL FRAME-RIGID FRAME

Areas - 2330 Total SF

BASE AREA - 2250

CANOPY - 80



### images



3/15/2023 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. 05365**, 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:

(see attached)

**SECTION 20, TOWNSHIP 1 N, RANGE 30 W**

**TAX ACCOUNT NUMBER 110376000 (1124-30)**

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

**LARRY J CLAY SR and SHAWNDR A P CLAY**

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 November, which is the **6th day of November 2024**.

Dated this 29th 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

## LEGAL DESCRIPTION

BEGIN AT THE INTERSECTION OF THE WEST LINE OF THE ST. LOUIS AND SAN FRANCISCO RAILROAD RIGHT OF WAY WITH THE NORTH LINE OF THE TATE SCHOOL ROAD RIGHT OF WAY FOR THE POINT OF BEGINNING; THENCE RUN WESTERLY A LONG THE NORTH LINE OF THE TATE SCHOOL ROAD RIGHT OF WAY 227.54 FEET MORE OR LESS TO ITS INTERSECTION WITH THE WEST LINE OF SECTION 20, TOWNSHIP 1 NORTH, RANGE 30 WEST; THENCE RUN NORTHERLY ALONG SAID SECTION LINE 266.04 FEET MORE OR LESS UNTIL ITS INTERSECTION WITH THE WEST LINE OF THE ST. LOUIS AND SAN FRANCISCO RAILROAD RIGHT OF WAY LINE; THENCE RUN SOUTHERLY ALONG SAID RAILROAD RIGHT OF WAY LINE TO THE POINT OF BEGINNING OR 7221 P 1130



**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: 110376000 Certificate Number: 005365 of 2022**

**Payor: SETCO SERVICES LLC 700 S PALAFOX PLACE PENSACOLA FL 32502 Date 5/20/2024**

Clerk's Check #	1152241	Clerk's Total	\$503.88
Tax Collector Check #	1	Tax Collector's Total	\$3,230.78
		Postage	\$100.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$3,851.66</del>

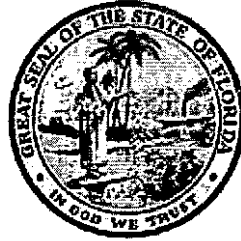
**\$3,110.99**

**\$3,127.99**

**PAM CHILDERS  
 Clerk of the Circuit Court**

Received By:  
 Deputy Clerk

**PAM CHILDERS**  
 CLERK OF THE CIRCUIT COURT  
 ARCHIVES AND RECORDS  
 CHILDSUPPORT  
 CIRCUIT CIVIL  
 CIRCUIT CRIMINAL  
 COUNTY CIVIL  
 COUNTY CRIMINAL  
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**BRANCH OFFICES**  
**ARCHIVES AND RECORDS**  
**JUVENILE DIVISION**  
**CENTURY**

CLERK TO THE BOARD OF  
 COUNTY COMMISSIONERS  
 OFFICIAL RECORDS  
 COUNTY TREASURY  
 AUDITOR

**COUNTY OF ESCAMBIA**  
**OFFICE OF THE**  
**CLERK OF THE CIRCUIT COURT**

**Case # 2022 TD 005365**  
**Redeemed Date 5/20/2024**

**Name SETCO SERVICES LLC 700 S PALAFOX PLACE PENSACOLA FL 32502**

Clerk's Total = TAXDEED	\$503.88	<b>\$3,110.99</b>
Due Tax Collector = TAXDEED	\$3,280.78	
Postage = TD2	\$100.00	
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
------	--------	------	-------------	------------	------------

**FINANCIAL SUMMARY**

No Information Available - See Dockets



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

**Tax Deed - Redemption Calculator**

**Account: 110376000 Certificate Number: 005365 of 2022**

Redemption  No  Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="11/6/2024"/>	Redemption Date <input type="text" value="5/20/2024"/>
Months	7	1
Tax Collector	<input type="text" value="\$2,918.13"/>	<input type="text" value="\$2,918.13"/>
Tax Collector Interest	\$306.40	\$43.77
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$3,230.78	\$2,968.15 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	\$47.88	\$6.84
Total Clerk	\$503.88	\$462.84 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	\$3,851.66	\$3,447.99
	Repayment Overpayment Refund Amount	\$403.67
Book/Page	<input type="text" value="9138"/>	<input type="text" value="571"/>



**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 #: 11-0376 000 CERTIFICATE #: 2022-5365

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 26, 2004 to and including June 26, 2024 Abstractor: Vicki Campbell

BY

Michael A. Campbell,  
As President  
Dated: June 27, 2024

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

June 27, 2024

Tax Account #: **11-0376 000**

1. The Grantee(s) of the last deed(s) of record is/are: **OMAR MACHO**  
**By Virtue of Warranty Deed recorded 5/14/2024 in OR 9146/717**
  
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. **NONE**
  
4. Taxes:  
  
**Taxes for the year(s) NONE are delinquent.**  
**Tax Account #: 11-0376 000**  
**Assessed Value: \$46,189.00**  
**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:** NOV 6, 2024

**TAX ACCOUNT #:** 11-0376 000

**CERTIFICATE #:** 2022-5365

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 type="checkbox"/>	<input checked="" type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2023</u> tax year.

**OMAR MACHO**  
**LARRY J CLAY SR AND**  
**SHAWANDRA P CLAY**  
**1400 TATE SCHOOL RD**  
**CANTONMENT, FL 32533**

**LARRY J CLAY SR**  
**AND SHAWNDRA P CLAY**  
**1081 TATE RD**  
**CANTONMENT, FL 32533**

**OMAR MACHO**  
**5510 W FAIRFIELD DR**  
**PENSACOLA, FL 32506**

**Certified and delivered to Escambia County Tax Collector, this 27<sup>th</sup> 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 27, 2024**

**Tax Account #:11-0376 000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**BEGIN AT THE INTERSECTION OF THE WEST LINE OF THE ST. LOUIS AND SAN FRANCISCO RAILROAD RIGHT OF WAY WITH THE NORTH LINE OF THE TATE SCHOOL ROAD RIGHT OF WAY FOR THE POINT OF BEGINNING; THENCE RUN WESTERLY A LONG THE NORTH LINE OF THE TATE SCHOOL ROAD RIGHT OF WAY 227.54 FEET MORE OR LESS TO ITS INTERSECTION WITH THE WEST LINE OF SECTION 20, TOWNSHIP 1 NORTH, RANGE 30 WEST; THENCE RUN NORTHERLY ALONG SAID SECTION LINE 266.04 FEET MORE OR LESS UNTIL ITS INTERSECTION WITH THE WEST LINE OF THE ST. LOUIS AND SAN FRANCISCO RAILROAD RIGHT OF WAY LINE; THENCE RUN SOUTHERLY ALONG SAID RAILROAD RIGHT OF WAY LINE TO THE POINT OF BEGINNING OR 7221 P 1130**

**SECTION 20, TOWNSHIP 1 N, RANGE 30 W**

**TAX ACCOUNT NUMBER 11-0376 000 (1124-30)**

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

Prepared by and return to:

Erika Jackson  
SETCO Services, LLC  
700 South Palafox Street  
Suite 205-B  
Pensacola, FL 32502  
(850) 650-6161  
File No PL-24-1261

Documentary Stamp Taxes were collected in the amount of 875.00 based on the purchase price of 125,000.00.

Parcel Identification No 20-1N-30-2206-000-001

[Space Above This Line For Recording Data]

# WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

**This indenture made the 3rd day of May, 2024 between Larry J. Clay, Sr and Shawndra P. Clay, husband and wife, whose post office address is 1081 Tate Road, Cantonment, FL 32533, Grantors, to Omar Macho, a married man, whose post office address is 5510 West Fairfield Drive, Pensacola, FL 32506, Grantee:**

**Witnesseth**, that said Grantors, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantors in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Escambia, Florida, to-wit:

BEGIN AT THE INTERSECTION OF THE WEST LINE OF THE ST. LOUIS AND SAN FRANCISCO RAILROAD RIGHT OF WAY WITH THE NORTH LINE OF THE TATE SCHOOL ROAD RIGHT OF WAY FOR THE POINT OF BEGINNING; THENCE RUN WESTERLY ALONG THE NORTH LINE OF THE TATE SCHOOL ROAD RIGHT OF WAY 227.54 FEET MORE OR LESS TO ITS INTERSECTION WITH THE WEST LINE OF SECTION 20, TOWNSHIP 1 NORTH, RANGE 30 WEST; THENCE RUN NORTHERLY ALONG SAID SECTION LINE 266.04 FEET MORE OR LESS UNTIL ITS INTERSECTION WITH THE WEST LINE OF THE ST. LOUIS AND SAN FRANCISCO RAILROAD RIGHT OF WAY LINE; THENCE RUN SOUTHERLY ALONG SAID RAILROAD RIGHT OF WAY LINE TO THE POINT OF BEGINNING; ALL LYING AND BEING IN SECTION 20, TOWNSHIP 1 NORTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA.

**Said property is not the homestead property of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) nor any member of the household of Grantor(s) reside thereon.**

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

**Subject to** taxes for 2024 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

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

**And Grantors hereby covenant with the Grantee that the Grantors are lawfully seized of said land in fee simple, that Grantors have good right and lawful authority to sell and convey said land and that the Grantors hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.**



In Witness Whereof, Grantors have hereunto set Grantors' hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Witness #1

Signature: [Handwritten Signature]

Print name: Enki Jackson

Address: 700 S. Palatka St Suite 205 B

Pensacola FL 32502

Witness #2

Signature: [Handwritten Signature]

Print name: Charitelle Pennington

Address: 4507 Woodbine Road

Pace FL 32571

[Handwritten Signature]  
Larry J. Clay, Sr

[Handwritten Signature]  
Shawndra P. Clay

STATE OF Florida  
COUNTY OF Escambia

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization this 3 day of May, 2024, by Larry J. Clay, Sr and Shawndra P. Clay, who is known to me or who has produced Driver License as photo identification.

(AFFIX NOTARY SEAL HERE)



ERIKA JACKSON  
Commission # HH 183979  
Expires October 9, 2025  
Bonded Thru Budget Notary Services

[Handwritten Signature]  
Notary Public  
Printed Name: Enki Jackson  
My Commission Expires: \_\_\_\_\_