

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

0/210.00

| Part 1: Tax Deed | Application Infor | | t. TX | | | | | |
|--|--|-------------------------|----------------------------------|-------------------------------|-------------------------|-----------------------------------|--|--|
| Applicant Name Applicant Address | JPL INVESTMENTS CORP AND OCEAN BANK 8724 SW 72 ST #382 MIAMI, FL 33173 | | | Application date | | Apr 25, 2025 | | |
| Property description | BORDEN AIDEN 1/8 INT BORDEN LANDON 1/8 INT | | | | Certificate # | | 2023 / 51 | |
| 8167 TIPPIN AVE PENSACOLA, FL 32514 8167 TIPPIN AVE 01-0405-521 LT 6 BLK A GATEWOOD ESTATES PB 6 P 92 OR 3289 P 694 OR 7079 P 346 OR 8257 P 1529 | | Date certificate issued | | 06/01/2023 | | | | |
| Part 2: Certificat | es Owned by App | licant and | d Filed wi | th Tax Deed. | Applica | tion | | |
| Column 1 Certificate Number | Column er Date of Certifi | | | olumn 3 unt of Certificate | | Column 4 Interest | Column 5: Total (Column 3 + Column 4) | |
| # 2023/51 | 06/01/2 | 023 | 1,795.45 | | | 89.77 | 1,885.22 | |
| | | | | | | →Part 2: Total* | 1,885.22 | |
| Part 3: Other Ce | rtificates Redeem | ed by Ap | plicant (O | ther than Co | unty) | | | |
| Column 1 Certificate Number | Column 2 Date of Other Certificate Sale | Colu Face A | umn 3 mount of certificate | Column 4 Tax Collector's | | Column 5 Interest | Total (Column 3 + Column 4 + Column 5) | |
| # 2024/58 | 06/01/2024 | | 2,190.51 | | 6.25 | 140.56 | 2,337.32 | |
| | | | , , | | | Part 3: Total* | 2,337.32 | |
| Part 4: Tax Colle | ector Certified Am | ounts (Li | ines 1-7) | | 4.4.4 | | | |
| 1. Cost of all cert | ificates in applicant's | possessio | n and othe | r certificates red | deemed to Total of F | oy applicant Parts 2 + 3 above | 4,222.54 | |
| 2. Delinquent tax | es paid by the applic | ant | | | | | 0.00 | |
| 3. Current taxes | paid by the applicant | | | | | | 2,171.67 | |
| 4. Property inform | mation report fee | | | | | | 200.00 | |
| 5. Tax deed appl | ication fee | | | | | | 175.00 | |
| 6. Interest accrue | ed by tax collector un | der s.197.5 | 542, F.S. (s | ee Tax Collecto | or Instruc | tions, page 2) | 0.00 | |
| 7. | | | | | Total | Paid (Lines 1-6) | 6,769.21 | |
| | nformation is true and | | | | y informa | ition report fee, a | nd tax collector's fees | |
| 2 | | | | | | Escambia, Florid | da | |
| Sign here: | | | | | Dat | e April 29th, | 2025 | |

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

| Par | t 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 h | nere: Date of sale <u>01/07/2026</u> Signature, Clerk of Court or Designee |

INSTRUCTIONS

Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

Application Number: 2500506

| To: Tax Collector of Es | SCAMBIA COUNTY | _, Florida | |
|---|---|-----------------------|--|
| I, JPL INVESTMENTS CORP / 8724 SW 72 ST #382 | AND OCEAN BANK | | |
| MIAMI, FL 33173, hold the listed tax certificate | e and hereby surrender the | e same to the Tax | Collector and make tax deed application thereor |
| | , | | |
| | | | |
| Account Number | Certificate No. | Date | Legal Description |
| 01-0405-521 | 2023/51 | 06-01-2023 | LT 6 BLK A GATEWOOD ESTATES PB 6 P 92 OR 3289 P 694 OR 7079 P 346 OR 8257 P 1529 |
| I agree to: • pay any current to • redeem all outsta | axes, if due and nding tax certificates plus | interest not in my | possession, and |
| pay all delinquen | t and omitted taxes, plus in | nterest covering th | e property. |
| pay all Tax Collection Sheriff's costs, if an arrangement | | ation report costs, (| Clerk of the Court costs, charges and fees, and |
| Attached is the tax sale ce which are in my possession | | cation is based and | d all other certificates of the same legal description |
| Electronic signature on fil JPL INVESTMENTS COR 8724 SW 72 ST #382 MIAMI, FL 33173 | | | |
| | | | 04-25-2025 Application Date |

Applicant's signature



Gary "Bubba" Peters

Escambia County Property Appraiser

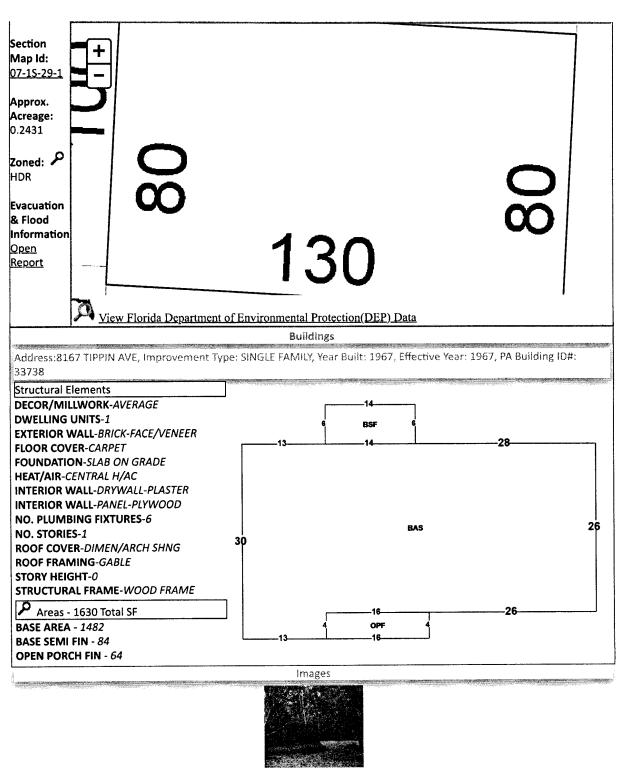
Real Estate Search

Tangible Property Search

Sale List

Back

| General Information | | | | | Assessments | | | | | |
|---|---|---|---------------------------------|--|--|-----------------------------|--|--------------|---------------|----------|
| Parcel ID: | 071529110 | 0060001 | | All the second | | Year | Land | Imprv | Total | Cap Val |
| Account: | 010405521 | | | | | 2024 | \$40,000 | \$114,685 | \$154,685 | \$152,51 |
| Owners: | BORDEN AI | DEN 1/8 IN | Г | | | 2023 | \$25,000 | \$113,652 | \$138,652 | \$138,65 |
| | BORDEN LA | | | | AIDEN | 2022 | \$16,150 | \$101,457 | \$117,607 | \$105,72 |
| | 6/8 INT | RI BORDEN | LAND | ON BORDEN | AIDEN | | | | | |
| Mail: | 8167 TIPPII | N AVF | | | • | | | Disclaim | er | |
| IAIGII. | PENSACOL | | | | | | | Tax Estima | ntor | |
| Situs: | 8167 TIPPII | N AVE 3251 | 4 | | | | | Tax Estima | ator | |
| Use Code: | SINGLE FAM | AILY RESID | ٥ | | | | Cl | hange of A | ddress | |
| Taxing Authority: | COUNTY M | STU | | | | | File fo | r Exemptio | n(s) Online | } |
| Tax Inquiry: | | nquiry Wind | | | | | <u>Rep</u> | ort Storm | <u>Damage</u> | |
| Tax Inquiry | link courtes | y of Scott Li | insford | 1 | | | | | | |
| | ounty Tax Co | | | | | | | | | |
| Escambia C | | ollector | | | and the second s | 2024 (| Certified Roll | l Exemptions | | |
| Escambia C | Type List: | pllector | | Multi Parcel | Records | 2024 C None | Certified Roll | Exemptions | | |
| Sales Data Sale Date | Type List: 4 | pollector pe Value | | | Records | | Certified Roll | Exemptions | | |
| Sales Data Sale Date 09/28/202 | Type List: 4 Book Pag | pollector ge Value 05 \$100 | Type QC | Multi Parcel | D _o | | Certified Roll | Exemptions | | |
| Sales Data Sale Date 09/28/202 03/08/202 | Type List: 4 Book Pag 2 8871 156 2 8738 73 | pollector ge Value 05 \$100 7 \$100 | Type QC CJ | Multi Parcel N | Co Co | None Legal I | Description | | | |
| Sales Data Sale Date 09/28/202 03/08/202 | Type List: 4 Book Page 2 8871 156 2 8738 73 | pollector ge Value 55 \$100 7 \$100 4 \$100 | Type QC CJ | Multi Parcel N N | [] [] [] | None Legal L | Description LK A GATEW | OOD ESTATES | S PB 6 P 92 O | R 8738 P |
| Sales Data Sale Date 09/28/202 03/08/202 03/08/202 03/04/202 | Type List: 4 Book Page 2 8871 156 2 8738 73 2 8738 73 2 8738 73 2 8738 73 | ge Value 05 \$100 7 \$100 4 \$100 | Type QC CJ CJ OT | Multi Parcel N N N N | 1 1 1 1 1 | None Legal L | Description | OOD ESTATES | | R 8738 P |
| Sales Data Sale Date 09/28/202 03/08/202 03/08/202 03/04/202 09/23/201 | Type List: 4 Book Page 2 8871 156 2 8738 73 2 8738 73 20 8257 15 3 7079 34 | ge Value 7 \$100 4 \$100 29 \$100 6 \$100 | Type QC CJ CJ OT WD | Multi Parcel N N N N N | | None Legal L | Description LK A GATEW | OOD ESTATES | | R 8738 P |
| Sales Data Sale Date 09/28/202 03/08/202 03/08/202 03/04/202 | Type List: 4 Book Page 2 8871 156 2 8738 73 2 8738 73 20 8257 15 3 7079 34 | ge Value 05 \$100 7 \$100 4 \$100 29 \$100 6 \$100 4 \$43,900 | Type QC CJ CJ OT WD | Multi Parcel N N N N N | 44444 | None Legal L | Description LK A GATEW | OOD ESTATES | | R 8738 P |
| Sales Data Sale Date 09/28/202 03/08/202 03/08/202 03/04/202 09/23/201 | Type List: 4 Book Page 2 8871 156 2 8738 73 2 8738 73 2 8738 73 3 7079 34 3289 69 | ge Value 05 \$100 7 \$100 4 \$100 29 \$100 6 \$100 4 \$43,900 | Type QC CJ CJ OT WD | Multi Parcel N N N N N | 라 | Legal I LT 6 BI 734 O | Description LK A GATEW(R 8871 P 150 | OOD ESTATES | | R 8738 P |
| Sales Data Sale Date 09/28/202 03/08/202 03/08/202 03/04/202 09/23/201 12/1992 | Type List: 4 Book Page 2 8871 156 82 8738 73 82 8738 73 83 8257 156 83 7079 34 83 3289 69 83 2359 96 | ge Value 7 \$100 4 \$100 29 \$100 4 \$43,900 8 \$14,800 | Type QC CJ OT WD WD | Multi Parcel N N N N N | 866666666 | Legal I LT 6 Bi 734 O | Description LK A GATEW R 8871 P 150 | OOD ESTATES | | R 8738 P |
| Sales Data Sale Date 09/28/202 03/08/202 03/08/202 03/04/202 09/23/201 12/1992 03/1987 | Type List: 4 Book Page 2 8871 156 2 8738 73 2 8738 73 2 8738 73 3 7079 34 3289 69 2359 90 2070 98 | ge Value 05 \$100 7 \$100 4 \$100 29 \$100 4 \$43,900 6 \$14,800 8 \$14,800 | Type QC CJ CJ OT WD WD WD WD | Multi Parcel N N N N N N N N N | 라 | Legal I LT 6 BI 734 O | Description LK A GATEW R 8871 P 150 | OOD ESTATES | | R 8738 P |
| Sales Data Sale Date 09/28/202 03/08/202 03/08/202 03/04/202 03/04/202 03/1987 06/1985 01/1974 Official Rec | Type List: 4 Book Page 2 8871 156 2 8738 73 2 8738 73 3 8257 156 3 7079 34 3289 69 2359 90 2070 98 855 55 cords Inquiry | ge Value 7 \$100 4 \$100 6 \$100 4 \$43,900 6 \$14,800 6 \$37,600 7 \$25,300 | Type QC CJ OT WD WD WD WD WD WD | Multi Parcel N N N N N N N N N N N N N | 6666666666 | Legal I LT 6 Bi 734 O | Description LK A GATEW R 8871 P 150 | OOD ESTATES | | R 8738 P |



1/13/2015 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.

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2025037146 5/20/2025 1:04 PM
OFF REC BK: 9320 PG: 664 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That JPL INVESTMENTS CORP AND OCEAN BANK holder of Tax Certificate No. 00051, issued the 1st day of June, A.D., 2023 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LT 6 BLK A GATEWOOD ESTATES PB 6 P 92 OR 3289 P 694 OR 7079 P 346 OR 8257 P 1529

SECTION 07, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 010405521 (0126-06)

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

AIDEN BORDEN 1/8 INT and LANDON BORDEN 1/8 INT and KERI BORDEN and LANDON BORDEN and AIDEN BORDEN 6/8 INT

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 January, which is the 7th day of January 2026.

Dated this 20th day of May 2025.

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.

COUNTY

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk

Mylinda Johnson (COC)

To:

jpico@jplinv.com

Cc:

Emily Hogg (COC)

Subject:

Tax Certificate 2023 TD 00051 (Jan 7 2026 Auction)

Dear Certificate Holder:

The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. There are additional fees needed to process your application.

If you have any questions, please feel free to contact me at (850) 595-4816. Check payable to Escambia Clerk of Court, Attn: Tax Deeds, 221 Palafox Place, Ste 110, Pensacola, FL 32502, or you can wire the funds.

*Wire: Account holder: Escambia County Clerk of the Circuit Court, 190 Governmental Center, Pensacola FL 32502

Banking Institution: Bank of America, 400 W Garden St., Pensacola FL 32502, Acct # 898033991356 Routing # 026009593

TAX CERT

ADDITIONAL FEES

2023 TD 00051

\$40.00 - Sheriff Fee



Mylinda Johnson

Operations Supervisor 850-595-4813 mjohnson@escambiaclerk.com

Office of Pam Childers
Escambia County Clerk of the Circuit Court
& Comptroller
221 S. Palafox Street, Suite 110, Pensacola, FL 32502
www.EscambiaClerk.com

Under Florida law, written communication to or from the Escambia County Clerk's Office may be subject to public records disclosure.





PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

Tax Deed Sales - Redeemed From Sale Account: 010405521 Certificate Number: 000051 of 2023

| Date Of Redemption | 6/30/2025 | |
|-----------------------|---|----------|
| Clerk's Check | Clerk's Total \$817.20 | |
| Postage | \$0.00 Tax Deed Court Registry \$783.20 | |
| Payor Name | RYAN BALL 160 HILTON RD COCHRANVILLE PA 19330 | ^ |
| Notes | | ~ |
| | Submit Reset Print Preview Print Receipt | |

Commit Redemption

Show of the state of the state

PERDIDO TITLE SOLUTIONS

Precise · Professional · Proven

PROPERTY INFORMATION REPORT

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

| THE ATTACHED REPORT IS ISSUED TO: | | | | | |
|-----------------------------------|--|---|---|---------------------------------------|-------------------------|
| SCOTT LUNSF | ORD, ESCAN | ИВІА COUNTY Т | AX COLLECTOR | | |
| TAX ACCOUN | T #: | 01-0405-521 | CERTIFICATE #: _ | 2023- | 51 |
| REPORT IS LIN | MITED TO TH | HE PERSON(S) EX | THE LIABILITY FOR ERR XPRESSLY IDENTIFIED F T(S) OF THE PROPERTY | BY NAME IN TH | IE PROPERTY |
| listing of the ow tax information | ner(s) of recor and a listing a ecorded in the | d of the land descr nd copies of all ope Official Record Bo | n the instructions given by the ribed herein together with cu en or unsatisfied leases, mor ooks of Escambia County, F | rrent and delinqu tgages, judgment | ent ad valorem s and |
| and mineral or a | ny subsurface | | or nature; easements, restrict. | _ | |
| | e insurance po | | dity or sufficiency of any do title, a guarantee of title, or | | |
| Use of the term | "Report" here | in refers to the Pro | perty Information Report an | d the documents | attached hereto. |
| Period Searched: | October x | x, 2025 to and inc | cluding October xx, 2025 | _ Abstractor: _ | Vicki Campbell |
| BY | Cph V | | | | |

Michael A. Campbell, As President

Dated: October 17, 2025

PROPERTY INFORMATION REPORT

CONTINUATION PAGE

October 17, 2025

Tax Account #: 01-0405-521

1. The Grantee(s) of the last deed(s) of record is/are: SUCCESSOR TRUSTEE OF THE ELISABETH ROSS RICHBOURG REVOCABLE TRUST AGREEMENT DATED SEPTEMBER 23, 2103

By Virtue of Warranty Deed recorded 9/14/2013 in OR 7079/346 ABSTRACTOR'S NOTE: ALTHOUGH THE ABOVE DEED WAS RECORDED PUTTING THE PROPERTY INTO THE TRUST AND HER LW&T LEFT ALL TO THE TRUST THERE WAS AN ORDER DETERMING HOMESTEAD OR 8738/734 AND SUMMARY ADMINISTRATION OR 8738/737 PUTTING THE PROPERTY IN THE NAME OF THE HEIRS AND A SUBSEQUENT QUIT CLAIM DEED OR 8871/1505 SO WE HAVE SHOWN THEM ALL FOR NOTICE.

- 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. Judgment in favor of Escambia County recorded 3/25/2025 OR 9292/680
- 4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 01-0405-521 Assessed Value: \$152,517.00

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 Property Information Report 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 SOLUTIONS

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: | : PROPERTY INFORMATION REPORT FOR TDA | L |
|----------------|---------------------------------------|---|
| | | |

| TAX DEED SALE DATE: | JAN 7, 2026 |
|---|--|
| TAX ACCOUNT #: | 01-0405-521 |
| CERTIFICATE #: | 2023-51 |
| those persons, firms, and/or agencies having le | tatutes, the following is a list of names and addresses of egal interest in or claim against the above-described icate is being submitted as proper notification of tax deed |
| YES NO ☐ ☐ Notify City of Pensacola, P.O. B ☐ Notify Escambia County, 190 G ☐ Homestead for 2025 tax year. | overnmental Center, 32502 |
| SUCCESSOR TRUSTEE OF THE | KERI BORDEN INDIVIDUALLY AND |
| ELISABETH ROSS RICHBOURG | AS GUARDIAN OF AIDEN BORDEN |
| REVOCABLE TRUST AGREEMENT | AND LANDON BORDEN AND |
| DATED SEPTEMBER 23, 2013 | AIDEN BORDEN AND LANDON |
| KERI BORDEN INDIVIDUALLY AND | BORDEN INDIVIDUALLY |
| AS GUARDIAN OF AIDEN BORDEN AND | 609 ROYAL OAK CIR |
| LANDON BORDEN AND | GULF SHORES, AL 36542 |
| AIDEN BORDEN AND LANDON BORDEN | , |
| INDIVIDUALLY | |
| 8167 TIPPIN AVE | |

Certified and delivered to Escambia County Tax Collector, this day

day of October 2025.

PERDIDO TITLE SOLUTIONS, A DIVISION OF PERDIDO TITLE & ABSTRACT, INC.

BY: Michael A. Campbell, As Its President

Milalphel

PENSACOLA, FL 32514

NOTE: The above-mentioned addresses are based upon current information available, but addresses are not guaranteed to be true or correct.

PROPERTY INFORMATION REPORT

October 17, 2025 Tax Account #:01-0405-521

LEGAL DESCRIPTION EXHIBIT "A"

LT 6 BLK A GATEWOOD ESTATES PB 6 P 92 OR 3289 P 694 OR 7079 P 346 OR 8257 P 1529

SECTION 07, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 01-0405-521 (0126-06)

State of Morivate Decount of Arranty DEED COUNTY OF ESCAMB FILE INSURANCE OF A ESCAMB FILE INSURANCE

1991 #07-15-29-100-060-001

0830013289N 694

| KNOW ALL MEN BY THESE PRESENTS: That MARRIED WOMAN AND J WILLIAM DAVIS, JR. A | POSE MARY REGISTER FKA ROSE MARY MCGRAW, A |
|--|--|
| | and valuable consideration, Grantor, |
| 8167 TIPPIN AVENUE PENSACOLA FLORIDA 32 | Grantee, of |
| e following described real property, situate, lying and being in the State o | of Florida and County of ESCAMPIA |
| OT 6. BLOCK A. GATEWOOD ESTATE, IN ESCAMBI ECORDED IN PLAT BOOK 6 PAGE 92 OF THE PUBL | A COUNTY OF ANTON |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | · |
| 0. s. PDA 3012. 30 | |
| TOE A FLOWERS, COMPTROLLER | : |
| J. Carred O.C. | |
| . HEG. #59-2043328-27-01 | |
| of the terms of animal year and on whall easements, immeral retervations and restrictions of record of the terms of animal and granted shall include singular or plural, the macoulties or the femiline, who wend in shall the k-me rogeliher with all and singular the tenements, hereditaments and apputen the granter covenants that he is well selected of an indefensible extent in testing its simple in this said proper executors and administrators, the said grantee, his hers, executors, administrators and assigns, in shall and will forever fully warrant and dis femd. | ere approprise, and shall also include, but not be limbed to, their heirs, assigns or successors in interest) ances thereto belonging or in anywise appertaining, froe from all exemptions and right of homestead riy, and has a good right to convey the same, that it is free of lien or encumbrance, and that he, his the quiet and penceable possession and enjoyment thereof, against all persons lawfully claiming the |
| IN WITNESS WHEREOF, the said grantor has signed and seale Signed, sealed and delivered in the presence of: | d these presents this 14th day of December , 1992. |
| Vichelle L. Andron | Proceeding the |
| Michelle L. Goodson | ROSE MARY RESIDIER FXA ROSE MARY MOGR |
| CLAS ENGLE BILLIER | 1/1/1/1/1 / / h. h |
| WAREN MCCLAMMY | WICEIAM DAVIS, JR. |
| Oral Cham) | ERNESTINE DAVIS (seal) |
| | (seal) |
| ATE OF FLORIDA L NELSON | |
| UNTY OF OKALOOSA | · |
| foregoing instrument was acknowledged before me this J. WILLIAM DAVIS, IR. AND ERNESTINE DAVIS, | the 14th day of December, 1992, by |
| | |
| onally known to me o r who produced | as identification and who did not take an oath. |
| | |
| en e | |
| | Notary Public |
| THORNLEY TO WEHLING MY COMMISSION EXPIRES | Commission number: <u>CC 082301</u> |
| March 5, 1995 BONDED THRU NOTARY PUBLIC UNDERWRITE | Commission expires: |

STATE OF FLORION' COUNTY OF ESCAMBIA

08903289N 695

The foregoing instrument was acknowledged before me this the 18th of December, 1992 by ROSEMARY REGISTER FKA ROSE MARY MCGRAW, personally known to me or who produced as identification and who did not take an each.

Hotar Public Commission number:

My commission expires:...

KARES SIGNALLY

G တ



Return to: Ms. Elisabeth Ross Richbourg

8167 Tippin Avenue

Pensacola, Florida 32514

Prepared by: Kathleen K. DeMaria

Smith, Sauer & DeMaria

P.O. Box 12446

Pensacola, FL 32591-2446

This deed is being prepared without the examination of title, with legal description being provided to preparer by grantor.

WARRANTY DEED

this indenture, made this day of Sententer, 2013, between Elisabeth R. Richbourg, a single woman, of the County of Escambia, State of Florida, hereinafter referred to as "grantor" and Elisabeth Ross Richbourg for her life, without any liability for waste, and with full power and authority in said life tenant to sell, convey, mortgage, lease or otherwise manage and dispose of the property described herein, in fee simple, with or without consideration, without joinder of the remaindermen, and with full power and authority to retain any and all proceeds generated thereby, and upon the death of the last life tenant, the remainder, if any, to Elisabeth Ross Richbourg as Trustee of the Elisabeth Ross Richbourg Revocable Trust Agreement dated Sententer and Elisabeth Ross Richbourg as Trustee, whose post office address is 8167 Tippin Avenue, Pensacola, Florida 32514, hereinafter called "grantee".

Lot 6, Block A, Gatewood Estate, in Escambia County, Florida, according to Plat thereof recorded in Plat Book 6 Page 92 of the Public Records of said County.

THIS IS THE HOMESTEAD OF THE GRANTOR.

Subject to taxes for the current year, zoning ordinances and restrictions, limitations and easements of record.

The above described property bearing Property Appraiser Parcel Identification No. $\underline{07-1S-29-1100-060-001}$.

(NOTARY SEA)

And said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever. Grantor of the trust has conferred on the trustee the power and authority to protect, conserve, sell, lease, encumber, or otherwise manage and dispose of the real property described in this instrument.

*"Grantor" and "Grantee" are used for singular or plural, as context requires.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

| Dubnuh M. Zulloa | Elipaudik & Richlous |
|--|--|
| | Elisabeth R. Richbourg |
| Printed Name of Witness | |
| In Shipm | |
| Printed Name of Witness | |
| | |
| STATE OF FLORIDA | |
| COUNTY OF ESCAMBIA | |
| The foregoing instrument was accepted, 2013, by Elisabeth | knowledged before me this day of R. Richbourg, |
| () to me personally known () Identified by Driver's Lic () Identified by | cense |
| THE SOON TO | Kathlee & Dolharie |
| | Kathleen K. DeMaria |

Printed Name of Notary My Commission Expires: Recorded in Public Records 10/10/2022 11:00 AM OR Book 8871 Page 1505, Instrument #2022100518, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$52.50 Deed Stamps \$0.70

Prepared by and return to: Kerry Anne Schultz, Esquire Schultz Law Group, P.L.L.C. 2779 Gulf Breeze Parkway Gulf Breeze, Florida 32563 File #: 22-00967.RL

QUIT CLAIM DEED

Witnesseth, that said Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said Grantor 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 County, Florida more particularly described in Exhibit "A" attached hereto and incorporated herein by reference.

and said Grantor do hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said GRANTOR, either in law or equity, to the only proper use, benefit and behalf of the said GRANTEE forever.

NOTE: THE PREPARER OF THIS DEED REPRESENTS THAT: THIS DEED HAS BEEN PREPARED AT THE EXPRESS DIRECTION AND REQUEST OF THE ABOVE GRANTOR AND/OR GRANTEE SOLELY FROM LEGAL DESCRIPTION PROVIDED TO THE PREPARER BY THE SAID GRANTOR AND/OR GRANTEE; THAT, NO SURVEY, OR INSPECTION OF THE ABOVE PROPERTY HAS BEEN PERFORMED BY THE PREPARER, NOR HAS THE PREPARER BEEN PROVIDED SUCH DOCUMENTS; THAT THE TITLE TO THE ABOVE-DESCRIBED REAL PROPERTY HAS NOT BEEN EXAMINED BY THE PREPARER; THAT THE PREPARER MAKES ABSOLUTELY NO REPRESENTATIONS, WARRANTIES, OR GUARANTEE WHATSOEVER AS TO THE STATUS OF THE TITLE OR THE OWNERSHIP OF THE REAL PROPERTY DESCRIBED ABOVE; THAT THIS CONVEYANCE IS SUBJECT TO, AND MAY BE AFFECTED BY, ANY AND ALL RESERVATIONS, LIENS, RESTRICTIONS, AND OTHER ENCUMBRANCES OF RECORD AND BY ANY UNPAID AD VALOREM REAL PROPERTY TAXES, PAST OR PRESENT; AND THAT THESE MATTERS HAVE BEEN EXPLAINED TO, AND UNDERSTOOD BY, THE ABOVE SAID GRANTOR AND/OR GRANTEE.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

| WITNESSES: | GRANTOR: |
|---------------------------------------|---------------------|
| Print: Nicole Stewart | Rynn |
| amy d'Wolter | RYAN BALL |
| Print: 1 Amy I. Wolfer Meale Sterent | Catherine Richard |
| Amy of Wolter | CATHERINE RICHBOURG |
| Print: 1 Amy J. Walter | |
| Print: | JOSEPH RICHBOURG |
| Print: | |

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

| WITNESSES: | GRANTOR: |
|------------------------|--------------------|
| \ | 10 |
| Print: | RYAN BALL |
| | / |
| Print: | |
| | |
| Print: | CATHERINGRICHBOURG |
| | / |
| Print: | |
| Dura Kille | - AA |
| Print: Donna R. Wilson | JOSEPH RICHBOURG |
| a de Que | |
| Print: Am & Soullach | |

| STATE OF TENDS AND COUNTY OF TENDS | |
|--|--|
| presence or \square online notarization, this 23 BALL, who is \square personally known | nowledged before me by means of physical day of physical 2022, by RYAN who has produced cation and has not taken an oath. NOTARY PUBLIC Commission No.: 1387892 My Commission Expires: April 8, 2025 |
| COUNTY OF POWERS | |
| oresence or \square online notarization, this CATHERINE RICHBOURG, who is \square pe | nowledged before me by means of physical 23 day of physical 23. And the physical phy |
| STATE OF | |
| oresence or online notarization, this \rightarrow RICHBOURG, who is personally | howledged before me by means of \square physical day of, 2022, by JOSEPH known to me or \square who has produced ation and has not taken an oath. |
| | NOTARY PUBLIC Commission No.: |
| | My Commission Expires: |

| STATE OF | |
|---|--|
| COUNTY OF | |
| The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this day of, 2022, by RYAN BALL, who is personally known to me or who has produced as identification and has not taken an oath. | |
| NOTARY PUBLIC Commission No.: My Commission Expires: | |
| STATE OF COUNTY OF | |
| The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this day of, 2022, by CATHERINE RICHBOURG, who is personally known to me or who has produced as identification and has not taken an oath. NOTARY PUBLIC Commission No.: My Commission Expires: | |
| STATE OF HORIDA COUNTY OF ESCAMBIA | |
| The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this day of control of the personal | |
| NOTARY PUBLIC Commission No.: My Commission Expires SEAN A. PARKER MY COMMISSION # HH86906 EXPIRES: January 31, 2025 | |

BK: 8871 PG: 1510 Last Page

Exhibit "A"

Lot 6, Block A, Gatewood Estate, in Escambia County, Florida, according to Plat thereof recorded in Plat Book 6 Page 92 of the Public Records of said County.



Electronically Certified Court Record

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

DOCUMENT INFORMATION

Agency Name: Escambia County Clerk of the Court and Comptroller

Clerk of the Circuit Court: The Honorable Pam Childers

Date Issued: 3/18/2025 11:58:14 AM

Unique Reference CAA-CACABGBCCDAIBJ-BCADD-BDJEDAACD-

Number: BBDEAJC-J

Case Number: 172024MM004110XXXAXA

Case Docket: CIVIL LIEN FOR UNPAID FINES & COSTS

Requesting Party Code: 20201612230819

Requesting Party niki.brooks@escambiaclerk.com

Reference:

CERTIFICATION

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

HOW TO VERIFY THIS DOCUMENT

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



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

Filing # 219044900 E-Filed 03/18/2025 10:07:45 AM

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

VS CASE NO: 2024 MM 004110 A

KERI RENEE BORDEN 8167 TIPPIN AVE PENSACOLA, FL 32514

DIVISION: IV DATE OF BIRTH: 05/04/1977

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On SEPTEMBER 4, 2024, an order assessing fines, costs, and additional charges was entered against the Defendant, KERI RENEE BORDEN. Defendant has failed to make payment in full in accordance with this order. Therefore,

IT IS ADJUDGED that the Escambia County Clerk of the Circuit Court, 190 W GOVERNMENT ST, PENSACOLA, FLORIDA 32502 recover from Defendant those remaining unpaid fines, costs and additional charges in the amount of \$323.00, which shall bear interest at the rate prescribed by law, 9.38%, until satisfied.

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

FOR WHICH LET EXECUTION ISSUE.

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

gned by COUNTY COURT JUDGE SCOTT RITCHIE 03/18/2025 08:03:33 UAZ65bX7

COUNTY JUDGE

(CFCTMMFNLCHRGS2 #24984)

