



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

0825.47

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	FIG 20, LLC FIG 20, LLC FBO SEC PTY PO BOX 12225 NEWARK, NJ 07101-3411	Application date	Apr 16, 2025
Property description	WARFIELD FRANKLIN D 1460 E 34TH ST PENSACOLA, FL 32503 1460 E 34TH ST 05-0007-000 LT 8 BLK 10 N LAKEVIEW UNIT NO 4 PB 3 P 95 OR N 182 FT OF E 130 9/10 FT OF LT 1 LESS R/W SQR 4 TUNIS (Full legal attached.)	Certificate #	2023 / 1817
		Date certificate issued	06/01/2023

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)
# 2023/1817	06/01/2023	3,402.88	170.14	3,573.02
→ Part 2: Total*				3,573.02

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)
# 2024/1954	06/01/2024	1,019.84	6.25	63.10	1,089.19
Part 3: Total*					1,089.19

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)	4,662.21
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	991.02
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)	6,028.23

I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.

Sign here:

Signature, Tax Collector or Designee

Escambia, Florida

Date April 21st, 2025

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

46.25

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.	46,783.00
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>08/06/2025</u> Signature, Clerk of Court or Designee	

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.

LT 8 BLK 10 N LAKEVIEW UNIT NO 4 PB 3 P 95 OR N 182 FT OF E 130 9/10 FT OF LT 1 LESS R/W SQR 4 TUNIS TRACT PLAT DB 163 P173 OR 8066 P 1395 OR 8366 P 764 OR 8728 P 211

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2500068

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

FIG 20, LLC
FIG 20, 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
05-0007-000	2023/1817	06-01-2023	LT 8 BLK 10 N LAKEVIEW UNIT NO 4 PB 3 P 95 OR N 182 FT OF E 130 9/10 FT OF LT 1 LESS R/W SQR 4 TUNIS TRACT PLAT DB 163 P173 OR 8066 P 1395 OR 8366 P 764 OR 8728 P 211

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
FIG 20, LLC
FIG 20, LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411

04-16-2025
Application Date

Applicant's signature



Gary "Bubba" Peters

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: 032S301001001004
Account: 050007000
Owners: WARFIELD FRANKLIN D
Mail: 1460 E 34TH ST
PENSACOLA, FL 32503
Situs: 1460 E 34TH ST 32503
Use Code: SINGLE FAMILY RESID
Taxing Authority: PENSACOLA CITY LIMITS
Tax Inquiry: [Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Scott Lunsford
Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2024	\$132,000	\$120,666	\$252,666	\$93,566
2023	\$100,000	\$114,223	\$214,223	\$90,841
2022	\$75,000	\$101,921	\$176,921	\$175,338

[Disclaimer](#)

[Tax Estimator](#)

[Change of Address](#)

[File for Exemption\(s\) Online](#)

[Report Storm Damage](#)

Sales Data Type List:

Sale Date	Book	Page	Value	Type	Multi Parcel	Records
02/18/2022	8728	211	\$156,700	WD	N	
09/10/2020	8366	764	\$100	OT	Y	
03/21/2019	8066	1395	\$100	WD	Y	
02/22/2019	8050	1172	\$100	OT	Y	

Official Records Inquiry courtesy of Pam Childers
Escambia County Clerk of the Circuit Court and Comptroller

2024 Certified Roll Exemptions

HOMESTEAD EXEMPTION

Legal Description

LT 8 BLK 10 N LAKEVIEW UNIT NO 4 PB 3 P 95 OR N 182 FT
OF E 130 9/10 FT OF LT 1 LESS R/W SQR 4 TUNIS TRACT
PLAT DB...

Extra Features

None

Parcel Information

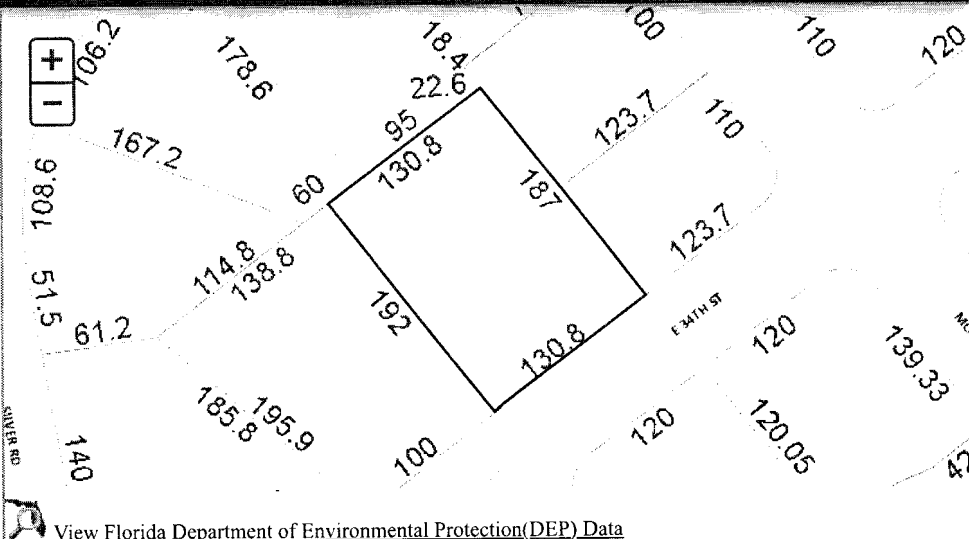
[Launch Interactive Map](#)

Section
Map Id:
04-2S-30-1

Approx.
Acreage:
0.4922

Zoned:
R-1AAAA

Evacuation
& Flood
Information
[Open
Report](#)



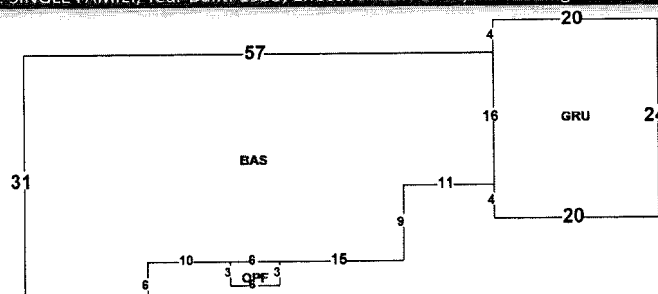
[View Florida Department of Environmental Protection\(DEP\) Data](#)

Buildings

Address: 1460 E 34TH ST, Improvement Type: SINGLE FAMILY, Year Built: 1955, Effective Year: 1955, PA Building ID#: 71145

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-BRICK-COMMON
FLOOR COVER-HARDWOOD
FOUNDATION-WOOD/SUB FLOOR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-5
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-CABLE



STRUCTURAL FRAME-WOOD FRAME

 Areas - 1914 Total SF

BASE AREA - 1416

GARAGE UNFIN - 480

OPEN PORCH FIN - 18

Images



7/17/2019 12:00:00 AM

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Last Updated:04/24/202



NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **FIG 20 LLC** holder of **Tax Certificate No. 01817**, 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 8 BLK 10 N LAKEVIEW UNIT NO 4 PB 3 P 95 OR N 182 FT OF E 130 9/10 FT OF LT 1 LESS R/W
SQR 4 TUNIS TRACT PLAT DB 163 P173 OR 8066 P 1395 OR 8366 P 764 OR 8728 P 211**

SECTION 03, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 050007000 (0825-47)

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

FRANKLIN D WARFIELD

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 August, which is the **6th** day of August 2025.

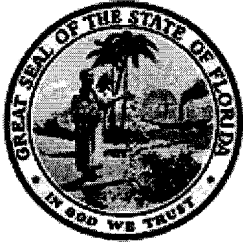
Dated this 28th day of April 2025.

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.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



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

Tax Deed Sales - Redeemed From Sale
Account: 050007000 Certificate Number: 001817 of 2023

Date Of Redemption

Clerk's Check Clerk's Total \$763.20

Postage Tax Deed Court Registry \$729.20

Payor Name

Notes

Submit

Reset

Print Preview

Print Receipt

Commit Redemption ☒

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 LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 05-0007-000 CERTIFICATE #: 2023-1817

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 encumber the title to said land as listed on page 2 herein.

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.

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: May 14, 2005 to and including May 14, 2025 Abstractor: Andrew Hunt

BY



Michael A. Campbell,
As President
Dated: May 23, 2025

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

May 23, 2025

Tax Account #: **05-0007-000**

1. The Grantee(s) of the last deed(s) of record is/are: **FRANKLIN D WARFIELD**

By Virtue of Warranty Deed recorded 5/2/1961 in OR 552/649 together with Death Certificate recorded 2/22/2019 in OR 8050/1172, Warranty Deed recorded 2/22/2019 in OR 8050/1170, Corrective Warranty Deed recorded 3/25/2019 in OR 8066/1395, Death Certificate recorded 9/10/2020 in OR 8366/764, and Warranty Deed recorded 2/23/2022 in OR 8728/211

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) 2022-2024 are delinquent.

Tax Account #: 05-0007-000

Assessed Value: \$93,566.00

Exemptions: HOMESTEAD

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

TAX DEED SALE DATE: AUG 6, 2025

TAX ACCOUNT #: 05-0007-000

CERTIFICATE #: 2023-1817

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 checked="" type="checkbox"/>	<input type="checkbox"/>	Homestead for <u>2024</u> tax year.

FRANKLIN D WARFIELD
1460 E 34TH ST
PENSACOLA, FL 32503

FRANKLIN D WARFIELD
1531 E JORDAN ST
PENSACOLA, FL 32503

Certified and delivered to Escambia County Tax Collector, this 16th day of May 2025.

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



BY: Michael A. Campbell, As Its President

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

PROPERTY INFORMATION REPORT

May 23, 2025

Tax Account #:05-0007-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

**LT 8 BLK 10 N LAKEVIEW UNIT NO 4 PB 3 P 95 OR N 182 FT OF E 130 9/10 FT OF LT 1 LESS R/W
SQR 4 TUNIS TRACT PLAT DB 163 P173 OR 8066 P 1395 OR 8366 P 764 OR 8728 P 211**

SECTION 03, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 05-0007-000(0825-47)

135
4100
365
1558

DEED 552 649

PRINTED AND FOR SALE
MAYES PRINTING CO.
PENSACOLA, FLA.

State of Florida
Escambia County

WARRANTY DEED

Know All Men by These Presents: That we, Theron H. Johnson and Helen M. Johnson, husband and wife,

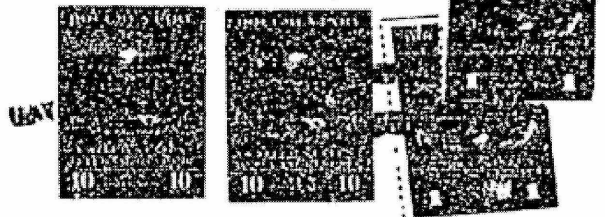
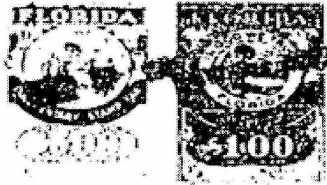
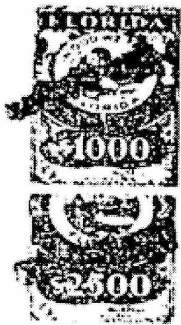
for and in consideration of One Dollar (\$1.00) and other good and valuable con-

siderations, the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto Willard W. Warfield and Catherine S. Warfield, husband and wife,

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

Lot 8, Block 10, North Lakeview, Unit #4, a subdivision of a portion of Sections 3 and 4, Township 2 South, Range 30 West in Escambia County, Florida, according to Plat thereof recorded in Plat Book 3 at Page 95 of the public records of said County.

There are excepted from the warranties hereinafter restrictive covenants and conditions of record, easements of record, if any, and the lien of taxes for 1961.



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

And we covenant that we are well seized of an indefeasible estate in fee simple in the said property, and have a good right to convey the same; that it is free of lien or encumbrance, and that we, our heirs, executors and administrators, the said grantees, their heirs, executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever warrant and defend.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 27th day of April, A.D. 19 61.

Signed, sealed and delivered in the presence of

[Signature]
[Signature]

[Signature] (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)

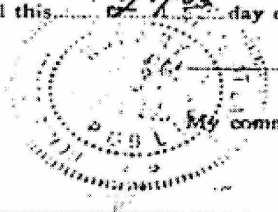
State of Florida
Escambia County



MAY 2 4 31 PM '61
113977

Before the subscriber personally appeared Theron H. Johnson and Helen M. Johnson, his wife, known to me, and known to me to be the individuals described by said name in and who executed the foregoing instrument and acknowledged that they executed the same for the uses and purposes therein set forth.

Given under my hand and official seal this 27th day of April, 19 61.



[Signature]
Notary Public

My commission expires 6/25/63

Recorded in Public Records 2/22/2019 10:55 AM OR Book 8050 Page 1170,
Instrument #2019016354, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$10.00 Deed Stamps \$0.70

Without benefit of title examination
or survey this instrument prepared by:
Marcus A. Huff, Esquire
Beggs & Lane, RLLP
501 Commendencia Street
Pensacola, FL 32502

Note to Recording Clerk: This deed evidences a gratuitous transfer. There has been no exchange of value or consideration paid, and the property is not subject to the lien of any mortgage. Accordingly, minimum documentary stamp taxes of \$0.70 are due on transfer.

STATE OF FLORIDA
COUNTY OF ESCAMBIA

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that **WILLARD W. WARFIELD**, a single man, whose address is 1460 E. 34th Street, Pensacola, Florida, 32503, ("Grantor"), for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, has bargained, sold, conveyed and granted to **FRANKLIN D. WARFIELD**, a single man, whose address is 1531 E. Jordan St., Pensacola, Florida, 32503, **CATHERINE P. WARFIELD**, a single woman, whose address is 9221 S. Loop Rd., Pensacola, Florida, 32507, and **JOHN S. WARFIELD**, a married man, whose address is 4565 Resmondo Ln., Pensacola, Florida, 32526, ("Grantees"), in equal undivided interests as tenants in common, their successors and assigns, forever, the real property located in Escambia County, Florida, described as follows:

LOT 5 AND THE EAST ONE-HALF OF LOT4, BLOCK 249, NEW CITY TRACT, CITY OF PENSACOLA, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO THE MAP OF SAID CITY COPYRIGHTED BY THOMAS C. WATSON IN 1906.

PARCEL ID#: 00-0S-00-9025-040-249

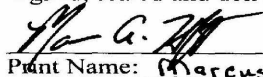
The Grantor, **WILLARD W. WARFIELD**, hereby reserves a life estate to himself in and to the above described real property without any liability for waste, and with full power and authority in said life tenant to sell, convey, mortgage, lease or otherwise manage and dispose of the property described herein, in fee simple, with or without consideration, without joinder of the remaindermen. The property conveyed hereby is presently the homestead of the Grantor as determined under the laws of the State of Florida.

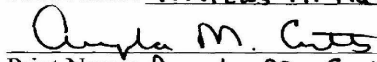
The above property is subject to taxes for current year and to valid easements and restrictions of record affecting the above property, if any, which are not hereby reimposed. Subject also to liens, encumbrances, oil, gas and mineral reservations of record.

Together with all and singular the tenements, hereditaments and appurtenances belonging or in anywise appertaining. To have and to hold the same unto the Grantees named, their successors and assigns forever. Said Grantor does fully warrant the title to said property and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has hereunto set her hand and seal on this 18th day of February, 2019.

Signed, sealed and delivered in the presence of:


Print Name: Marcus A. Huff


Print Name: Angela M. Cutts


WILLARD W. WARFIELD

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 18th day of February, 2019, by **WILLARD W. WARFIELD**, who is personally known to me or who has produced FL DRIVERS LICENSE as identification.



MEGAN STUBBLEFIELD
Notary Public, State of Florida
My Comm. Expires April 10, 2022
Commission No. GG 205374


NOTARY PUBLIC, State of Florida at Large

Recorded in Public Records 3/25/2019 8:56 AM OR Book 8066 Page 1395,
Instrument #2019025707, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$18.50 Deed Stamps \$0.70

Without benefit of title examination
or survey this instrument prepared by:
Marcus A. Huff, Esquire
Beggs & Lane, RLLP
501 Commendancia Street
Pensacola, FL 32502

Note to Recording Clerk: This deed evidences a gratuitous transfer. There has been no exchange of value or consideration paid, and the property is not subject to the lien of any mortgage. Accordingly, minimum documentary stamp taxes of \$0.70 are due on transfer.

This Corrective Warranty Deed is being recorded to correct the legal description identified in that certain Warranty Deed dated February 18, 2019, and recorded on February 22, 2019, in Official Record Book 8050, Page 1170, of the public records of Escambia County, Florida.

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CORRECTIVE WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that **WILLARD W. WARFIELD**, a single man, whose address is 1460 E. 34th Street, Pensacola, Florida, 32503, ("Grantor"), for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, has bargained, sold, conveyed and granted to **FRANKLIN D. WARFIELD**, a single man, whose address is 1531 E. Jordan St., Pensacola, Florida, 32503, **CATHERINE P. WARFIELD**, a single woman, whose address is 9221 S. Loop Rd., Pensacola, Florida, 32507, and **JOHN S. WARFIELD**, a married man, whose address is 4565 Resmondo Ln., Pensacola, Florida, 32526, ("Grantees"), in equal undivided interests as tenants in common, their successors and assigns, forever, the real property located in Escambia County, Florida, described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN
PARCEL ID#: 032S301001001004**

The Grantor, **WILLARD W. WARFIELD**, hereby reserves a life estate to himself in and to the above described real property 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. The property conveyed hereby is presently the homestead of the Grantor as determined under the laws of the State of Florida.

The above property is subject to taxes for current year and to valid easements and restrictions of record affecting the above property, if any, which are not hereby reimposed. Subject also to liens, encumbrances, oil, gas and mineral reservations of record.

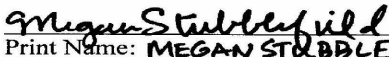
Together with all and singular the tenements, hereditaments and appurtenances belonging or in anywise appertaining. To have and to hold the same unto the Grantees named, their successors and assigns forever. Said Grantor does fully warrant the title to said property and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has hereunto set her hand and seal on this 21st day of March, 2019.

Signed, sealed and delivered in the presence of:


Print Name: Marcus A. Huff


WILLARD W. WARFIELD


Print Name: MEGAN STUBBLEFIELD

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 21st day of March, 2019, by **WILLARD W. WARFIELD**, who is personally known to me or who has produced _____ as identification.


NOTARY PUBLIC, State of Florida, at Large



MEGAN STUBBLEFIELD
Notary Public, State of Florida
My Comm. Expires April 10, 2022
Commission No. 06205374

EXHIBIT "A"

Property

Lot 8, Block 10, North Lakeview, Unit #4, a subdivision of a portion of Sections 3 and 4, Township 2 South, Range 30 West in Escambia County, Florida, according to Plat thereof recorded in Plat Book 3 at Page 95 of the public records of said County.

Recorded in Public Records 2/23/2022 2:02 PM OR Book 8728 Page 211,
Instrument #2022018594, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$27.00 Deed Stamps \$1,096.90

This Instrument Prepared By:
DAVID B. TAYLOR, III
Beggs & Lane, RLLP
Post Office Box 12950
501 Commendencia Street
Pensacola, Florida 32502
(850) 432-2451
Florida Bar No.: 28539
File No.: 20425-82093

Parcel ID#: 032S301001001004

STATE OF FLORIDA
COUNTY OF ESCAMBIA

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that **JOHN S. WARFIELD**, a married man whose address is 4565 Resmondo Lane, Pensacola, FL 32526, and **CATHERINE P. WARFIELD**, an unmarried woman whose address is 9221 S. Loop Road, Pensacola, FL 32507 (herein collectively "Grantor"), for and in consideration of the sum of Ten Dollars and other good and valuable consideration, the receipt, adequacy and sufficiency of which is hereby acknowledged, does hereby bargain, sell, remise, confirm, convey and grant unto **FRANKLIN D. WARFIELD**, a married man whose address is 1460 E. 34th Street, Pensacola, FL 32503 (herein "Grantee"), his heirs and assigns, forever, an undivided two-thirds interest in and to the following described real property located in Escambia County, Florida:

Lot 8, Block 10, NORTH LAKEVIEW UNIT NO. 4, a subdivision of a portion of Sections 3 and 4, Township 2 South, Range 30 West, in Escambia County, Florida, according to the Plat recorded in Plat Book 3 at Page 95 of the Public Records of said County.

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property.

Subject to zoning restrictions, prohibitions and other requirements imposed by governmental authorities; restrictions of record and matters appearing on the Plat, if there is a recorded Plat, affecting the above-described property; easements and mineral reservations of record affecting the property, if any, which are not hereby reimposed; and any liens for ad valorem real property taxes for the year 2022 and subsequent years.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all exemptions and right of homestead, in fee simple forever. And Grantor covenants that Grantor is well seized of an indefeasible estate in fee simple in said property and has a good right to convey the same; that it is free of lien or encumbrances, and that Grantor, Grantor's heirs, executors, administrators, successors and assigns, will forever warrant and defend title to the above-described property against the lawful claims of all persons whomsoever, subject to the exceptions set forth herein.

[SIGNATURE PAGE TO FOLLOW]

BK: 8728 PG: 212

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 18th day of February, 2022.

Signed, sealed and delivered
in the presence of:

Kolleen J. Gammeter
Print: KAROLINA J. GAMMETER
Witness as to both signatures

John S. Warfield
John S. Warfield

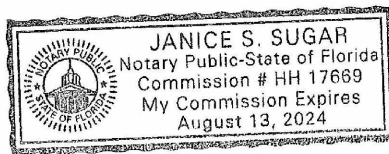
Janice S. Sugar
Print: JANICE S. SUGAR
Witness as to both signatures

Catherine P. Warfield
Catherine P. Warfield

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of (☒) physical presence or (☐) online notarization, this 18th day of February, 2022, by John S. Warfield and Catherine P. Warfield, who (☐) are personally known to me or (☒) produced a current FL driver's license as identification

(Notary Seal Must Be Affixed)



Janice S. Sugar
Notary Public

JANICE S. SUGAR

Name of Notary Printed

My Commission Expires: 8-13-2024

Commission Number: HH 17669

BK: 8728 PG: 213 Last Page

**RESIDENTIAL SALES
ABUTTING ROADWAY
MAINTENANCE DISCLOSURE**

STATE OF FLORIDA
COUNTY OF ESCAMBIA

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure 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 this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made a 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 STREET: E. 34th Street

LEGAL ADDRESS OF PROPERTY: 1460 E. 34th Street, Pensacola, Florida 32503

PARCEL ID NO.: 032S301001001004

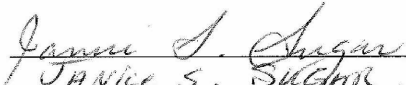
THE COUNTY () **HAS** ACCEPTED, (X) **HAS NOT** ACCEPTED THE ABUTTING
ROADWAY FOR MAINTENANCE.

This form completed by:

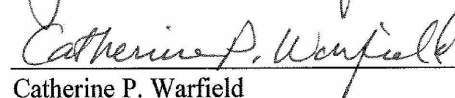
Public Works, Roads & Bridges Division
601 Hwy. 297A
Cantonment, Florida 32533

As to Seller(s):


KATRINA J. GANNER - Witness


JANICE S. SUGAR - Witness



John S. Warfield - Seller


Catherine P. Warfield - Seller

As to Buyer(s):


KATRINA J. GANNER - Witness


JANICE S. SUGAR - Witness


Franklin D. Warfield - Buyer

- Buyer

THIS FORM APPROVED BY THE
ESCAMBIA COUNTY BOARD OF
COUNTY COMMISSIONERS
Effective: 4/5/95