

# **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

125.58

| Part 1: Tax Deed                    | Applic   | ation Inforr                      | nation     |                                     |                            |                      |   |  |
|-------------------------------------|--|-----------------------------------|------------|-------------------------------------|----------------------------|----------------------|---|--|
| Applicant Name<br>Applicant Address | KEYS FUNDING LLC - 6023<br>PO BOX 71540<br>PHILADELPHIA, PA 19176-1540   |                                   |            |                                     | Application date           |                      | Apr 21, 2025                                  |  |
| Property description                | CREAMER CHARLES D<br>5584 TERRELL LOWERY RD<br>JAY, FL 32565   |                                   |            |                                     | Certificate #              |                      | 2023 / 5704                                   |  |
|                                     | 301 SALTERS LAKE RD 11-1770-150 BEG AT INTER OF WLY R/W LI CSX RR (100 FT R/W) AND S LI OF SEC NELY ALG WLY R/W OF SD RR 621 68/100 (Full legal attached.) |                                   |            |                                     | Date certificate issued    |                      | 06/01/2023                                    |  |
| Part 2: Certificat                  | es Own   | ed by Appl                        | icant and  | l Filed wi                          | th Tax Deed                | Appli                | cation  |  |
| Column 1 Certificate Number         | er   | Column 2 Date of Certificate Sale |            | Column 3 Face Amount of Certificate |                            | Column 4<br>Interest |   | Column 5: Total<br>(Column 3 + Column 4)     |
| # 2023/5704                         |  | 06/01/20                          | )23        | 1,896.59                            |                            | 94.83                |   | 1,991.42                                     |
|                                     | •  |                                   |            |                                     |                            |                      | →Part 2: Total*                               | 1,991.42                                     |
| Part 3: Other Ce                    | rtificate  | s Redeeme                         | d by Ap    | olicant (C                          | ther than Co               | unty)                |   |  |
| Column 1<br>Certificate Number      |  | Date of Other Face Ar             |            | mn 3<br>mount of<br>ertificate      | ount of Tay Collector's Fe |                      | Column 5<br>Interest                          | Total<br>(Column 3 + Column 4<br>+ Column 5) |
| #/                                  |  |                                   |            |                                     |                            |                      | D 40 T 4-1+                                   | 0.00   |
| Dart 4: Tay Call                    | C  | antifical Area                    | ounto /I : | 4 7\                                |                            |                      | Part 3: Total*                                | 0.00   |
| 1. Cost of all cert                 |  |                                   |            |                                     |                            |                      | d by applicant<br>of Parts 2 + 3 above)       | 1,991.42                                     |
| 2. Delinquent tax                   | es paid b  | by the applica                    | ınt        |                                     |                            |                      |   | 0.00   |
| Current taxes paid by the applicant |  |                                   |            |                                     | 1,993.29                   |                      |   |  |
| 4. Property information report fee  |  |                                   |            |                                     | 200.00                     |                      |   |  |
| 5. Tax deed application fee 175     |  |                                   |            |                                     | 175.00                     |                      |   |  |
| 6. Interest accrue                  | ed by tax  | collector und                     | er s.197.5 | 42, F.S. (s                         | ee Tax Collecto            | r Instr              | ructions, page 2)                             | 0.00   |
| 7.                                  |  |                                   |            |                                     |                            | То                   | tal Paid (Lines 1-6)                          | 4,359.71                                     |
| I certify the above in              |  |                                   |            |                                     |                            | y infor              | mation report fee, an                         | d tax collector's fees                       |
| Sign here:                          | ature, Nax   | Cellector or Desig                |            |                                     | , and a second             |                      | Escambia, Florid<br>Date <u>April 24th, 2</u> |  |

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

| Par  | Part 5: Clerk of Court Certified Amounts (Lines 8-14)   |  |  |  |  |
|------|---|--|--|--|--|
| 8.   | Processing tax deed fee   |  |  |  |  |
| 9.   | Certified or registered mail charge   |  |  |  |  |
| 10.  | Clerk of Court advertising, notice for newspaper, and electronic auction fees                         |  |  |  |  |
| 11.  | Recording fee for certificate of notice   |  |  |  |  |
| 12.  | Sheriff's fees  |  |  |  |  |
| 13.  | Interest (see Clerk of Court Instructions, page 2)  |  |  |  |  |
| 14.  | Total Paid (Lines 8-13)   |  |  |  |  |
| 15.  | Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S. |  |  |  |  |
| 16.  | Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)                                |  |  |  |  |
|      |   |  |  |  |  |
| Sign | here: Date of sale 12/03/2025 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.

BEG AT INTER OF WLY R/W LI CSX RR (100 FT R/W) AND S LI OF SEC NELY ALG WLY R/W OF SD RR 621 68/100 FT FOR POB CONT NELY ALG SD WLY R/W LI 215 FT NWLY 98 DEG 55 MIN 0 SEC LEFT 215 FT SWLY 81 DEG 5 MIN 0 SEC LEFT AND PARL WITH WLY R/W LI OF RR 215 FT SELY 98 DEG 55 MIN 0 SEC LEFT 215 FT TO POB OR 4736 P 55 OR 8853 P 1784

# **APPLICATION FOR TAX DEED**

Section 197.502, Florida Statutes

Application Number: 2500292

| To: Tax Collector of <u>ESCAMBIA COUNTY</u> , FI                                    |   | Florida          |   |  |  |
|---|---|------------------|---|--|--|
| I, KEYS FUNDING LLC - 6 PO BOX 71540 PHILADELPHIA, PA 19 hold the listed tax certif | 9176-1540,                              | ame to the Tax   | Collector and make tax deed application thereon:  |  |  |
| Account Number  | Certificate No.                         | Date             | Legal Description   |  |  |
| 11-1770-150   | 2023/5704                               | 06-01-2023       | BEG AT INTER OF WLY R/W LI CSX RR (100 FT R/W) AND S LI OF SEC NELY ALG WLY R/W OF SD RR 621 68/100 FT FOR POB CONT NELY ALG SD WLY R/W LI 215 FT NWLY 98 DEG 55 MIN 0 SEC LEFT 215 FT SWLY 81 DEG 5 MIN 0 SEC LEFT AND PARL WITH WLY R/W LI OF RR 215 FT SELY 98 DEG 55 MIN 0 SEC LEFT 215 FT TO POB OR 4736 P 55 OR 8853 P 1784 |  |  |
| <ul><li>redeem all ou</li><li>pay all delino</li><li>pay all Tax C</li></ul>        |   | rest covering th |   |  |  |
|   | • | ion is based and | l all other certificates of the same legal description  |  |  |
| Electronic signature of<br>KEYS FUNDING LLO<br>PO BOX 71540<br>PHILADELPHIA, PA     | C - 6023                                |                  | <u>04-21-2025</u><br>Application Date   |  |  |
|   | Applicant's signature                   |                  |   |  |  |



# Gary "Bubba" Peters Escambia County Property Appraiser

**Real Estate Search** 

**Tangible Property Search** 

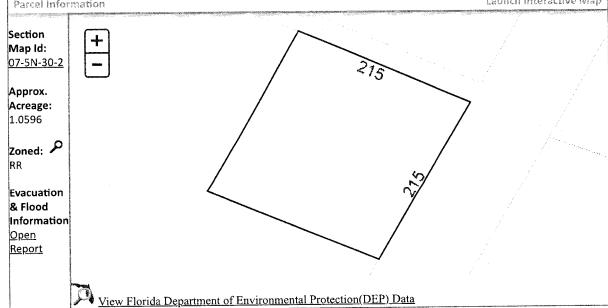
Sale List

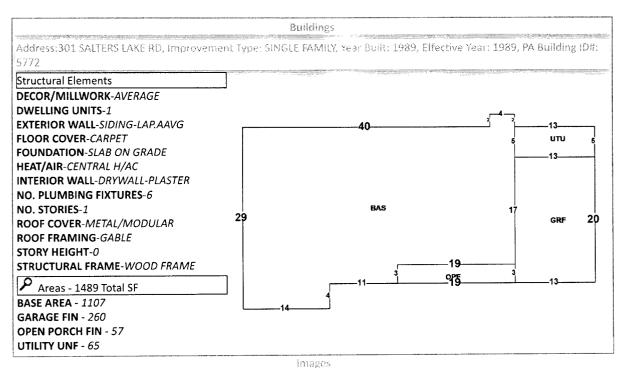
<u>Back</u>

Printer Friendly Version Nav. Mode 

Account 

Parcel ID General Information Assessments Total Cap Val Land **Imprv** 075N304204002001 Year Parcel ID: \$147,496 \$135,408 \$139,016 Account: 111770150 2024 \$8,480 2023 \$8,480 \$133,766 \$142,246 \$123,099 Owners: CREAMER CHARLES D \$125,559 \$111,909 2022 \$5,035 \$120,524 Mail: 5584 TERRELL LOWERY RD JAY, FL 32565 301 SALTERS LAKE RD 32535 Situs: Disclaimer SINGLE FAMILY RESID 🔑 Use Code: **Tax Estimator Taxing COUNTY MSTU** Authority: **Change of Address** Open Tax Inquiry Window Tax Inquiry: Tax Inquiry link courtesy of Scott Lunsford File for Exemption(s) Online Escambia County Tax Collector **Report Storm Damage** 2024 Certified Roll Exemptions Sales Data Type List: 🔑 None Sale Date Book Page Value Type Multi Parcel Records 09/06/2022 8853 1784 \$100 OT Legal Description 07/06/2017 8890 112 \$100 WD BEG AT INTER OF WLY R/W LI CSX RR (100 FT R/W) AND S LI OF SEC NELY ALG WLY R/W OF SD RR 621 68/100 FT FOR 06/2001 4736 55 \$28,000 WD Ν POB CONT... 🔑 \$100 CT 07/1999 4443 266 03/1989 2673 761 \$100 WD Extra Features Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and METAL GARAGE Comptroller Launch Interactive Map Parcel information Section Map Id:





9/25/2023 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.

Last Updated:05/21/2025 (tc.6604)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2025037696 5/22/2025 8:26 AM
OFF REC BK: 9321 PG: 475 Doc Type: TDN

### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** holder of **Tax Certificate No. 05704**, 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:

BEG AT INTER OF WLY R/W LI CSX RR (100 FT R/W) AND S LI OF SEC NELY ALG WLY R/W OF SD RR 621 68/100 FT FOR POB CONT NELY ALG SD WLY R/W LI 215 FT NWLY 98 DEG 55 MIN 0 SEC LEFT 215 FT SWLY 81 DEG 5 MIN 0 SEC LEFT AND PARL WITH WLY R/W LI OF RR 215 FT SELY 98 DEG 55 MIN 0 SEC LEFT 215 FT TO POB OR 4736 P 55 OR 8853 P 1784

SECTION 07, TOWNSHIP 5 N, RANGE 30 W

TAX ACCOUNT NUMBER 111770150 (1225-58)

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

### CHARLES D CREAMER

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 December, which is the 3rd day of December 2025.

Dated this 22nd 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.

O COMPTRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk



# **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:

Michael A. Campbell,

Dated: September 12, 2025

As President

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

| TAX ACCOUNT #:  | 11-1770-150   | CERTIFICATE #:   | 2023-5704                                      |         |  |
|---|---|--|--|---------|--|
| REPORT IS LIMITED T   | O THE PERSON(S) EXP   | E LIABILITY FOR ERRO<br>RESSLY IDENTIFIED BY<br>S) OF THE PROPERTY IN  | NAME IN THE PROPE                              | ERTY    |  |
| listing of the owner(s) of tax information and a list   | record of the land describe<br>ing and copies of all open<br>n the Official Record Book | ne instructions given by the<br>ed herein together with curr<br>or unsatisfied leases, mortg<br>ks of Escambia County, Flo | ent and delinquent ad valorages, judgments and | orem    |  |
| 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. |   |  |  |         |  |
|   |   | y or sufficiency of any docu<br>le, a guarantee of title, or an  |  |         |  |
| Use of the term "Report"  | herein refers to the Prope  | rty Information Report and   | the documents attached he                      | ereto.  |  |
| Period Searched: Septem   | ber 11, 2005 to and inclu   | ding September 11, 2025  | Abstractor: Pam A                              | Alvarez |  |
| ВҮ  |   |  |  |         |  |
| Malphel   |   |  |  |         |  |

### PROPERTY INFORMATION REPORT

**CONTINUATION PAGE** 

September 12, 2025

Tax Account #: 11-1770-150

1. The Grantee(s) of the last deed(s) of record is/are: CHARLES D CREAMER

By Virtue of Warranty Deed recorded 7/10/2001 in OR 4736/55 and Warranty Deed recorded 11/15/2022 OR 8890/112 Certification of Death for Linda Sue Creamer recorded 9/6/2022 in OR 8853/1784

- 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 #: 11-1770-150 Assessed Value: \$135,408.00

**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

**CHARLES D CREAMER** 

301 SALTERS LAKE RD

**CENTURY, FL 32535** 

| CERT                | TFICA                    | TION: PROPERTY       | Y INFORMATION REPORT FOR TDA  |  |  |  |
|---------------------|--------------------------|----------------------|---|--|--|--|
| TAX DEED SALE DATE: |                          | SALE DATE:           | DEC 3, 2025   |  |  |  |
| TAX ACCOUNT #:      |                          | J <b>NT #:</b>       | 11-1770-150   |  |  |  |
| CERT                | TFICA                    | TE #:                | 2023-5704   |  |  |  |
| those <sub>j</sub>  | persons                  | , firms, and/or ager | 522, Florida Statutes, the following is a list of names and addresses of noise having legal interest in or claim against the above-described tax sale certificate is being submitted as proper notification of tax deed |  |  |  |
| YES                 | NO<br>     <br>     <br> |                      | sacola, P.O. Box 12910, 32521<br>County, 190 Governmental Center, 32502<br>024 tax year.  |  |  |  |

**CHARLES D CREAMER** 

**JAY, FL 32565** 

5584 TERRELL LOWERY RD

Certified and delivered to Escambia County Tax Collector, this 12th day of September 2025.

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

BY: Michael A. Campbell, As Its President

Malphel

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

### PROPERTY INFORMATION REPORT

September 12, 2025 Tax Account #:11-1770-150

# LEGAL DESCRIPTION EXHIBIT "A"

BEG AT INTER OF WLY R/W LI CSX RR (100 FT R/W) AND S LI OF SEC NELY ALG WLY R/W OF SD RR 621 68/100 FT FOR POB CONT NELY ALG SD WLY R/W LI 215 FT NWLY 98 DEG 55 MIN 0 SEC LEFT 215 FT SWLY 81 DEG 5 MIN 0 SEC LEFT AND PARL WITH WLY R/W LI OF RR 215 FT SELY 98 DEG 55 MIN 0 SEC LEFT 215 FT TO POB OR 4736 P 55 OR 8853 P 1784 OR 8890 P 112

**SECTION 07, TOWNSHIP 5 N, RANGE 30 W** 

TAX ACCOUNT NUMBER 11-1770-150(1225-58)

This Instrument Was Prepared By:
Annette M. Starkey
REO Closing Coordinator
LAW OFFICES OF DAVID J. STERN, P.A.
801 S. University Drive, Suite 500
Plantation, FL 33324
File No.: 01-C10147
Grantee(s) Fed. I.D. No.:

Tax Folio No.: 07-5N-30-4204-002-001/11-1770-150

OR BK 4736 PGOOSS Escambia County, Florida INSTRUMENT 2001-860931 DEED DOC STANDS PD & ESC CD \$ 1%.00 07/10/01 ENNIE LEE ANGOLD, DERK By:

### SPECIAL WARRANTY DEED

THIS INDENTURE, made this 18th day of June, 2001, between STATE STREET BANK AND TRUST COMPANY, AS TRUSTEE OF MORTGAGE OBLIGATION STRUCTURED TRUST 1993-1 UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF MARCH 1, 1993, whose post-office mailing address is 909 Hidden Ridge Drive, Suite 200, Irving, TX 75038, hereinafter called the Grantor, and LINDA S. CREAMER, A MARRIED WOMAN, whose post-office mailing address is 5584 Terrel Lowrey Road, Jay, FL 32565, hereinafter called the Grantee.

(Wherever used herein the terms "Grantor" and "Grantee" include the parties to this instrument and their heirs, legal representatives and assignees of individuals, and assigns of corporations)

WITNESSETH: the Grantor, for and in consideration of the sum of TEN and 00/100 (\$10.00) DOLLARS and other good and valuable consideration, receipt whereof is hereby acknowledged by these presents, does grant, bargain and sell, alien, remise, release, convey and confirm unto the Grantee all that certain land, situate in Escambia County Florida, viz:

LENGTHY LEGAL, See Exhibit "A" attached hereto and made a part hereof, by reference

Subject to: Restrictions, limitations, conditions, reservations, covenants and easements of record, if any; all applicable zoning ordinances; and taxes for the year 2001 and subsequent years.

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

AND the Grantor hereby covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the Grantor.

The undersigned Agent further states that the below-described Power of Attorney has not been heretofore revoked by the Principal and is still in full force and effect.

Wherever the text in this Special Warranty Deed so requires, the use of any gender shall be deemed to include all genders, and the use of the singular shall include the plural.

IN WITNESS WHEREOF the Grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officer(s) thereunto duly authorized, the day and year first above written.

- 06/18/01 MON 09:21 FAX 9542338333

DAVID STERN CLOSING DEPT

Signed, sealed and delivered in our presence:

Print Name: Sisan Peterson,
Brooke Sauel
Print Name: Brooke Sauel

OR BK 4736 P60056 Escambia County, Florida INSTRUMENT 2001-860931

Washington Mutual Home Loans, Inc. f/k/a PNC
Mortgage Corp. of America, as Attorney-in-Fact for
STATE STREET BANK AND TRUST COMPANY,
AS TRUSTEE OF MORTGAGE OBLIGATION
STRUCTURED TRUST 1993-1 UNDER THE
POOLING AND SERVICING AGREEMENT DATED
AS OF MARCH 1, 1993

By: Karen Batt, 2nd Vote Francisco.

Its Attorney in Fact, pursuant to this ted Fower of Attorney, recorded in G.R. Rook 651, Page 210, of (Corporate Seas Escaphia County, FL 18: Vice-President

P. O. Mailing Address: 75 N. Fairway Drive Vernon Hills, IL 60061

STATE OF \_\_\_\_\_\_\_

The fo egoing instrument was acknowledged before me this 1911 clay of June, 2001, by

Kauch Bould South Sout

Mortgage Corp. of America, as Attorney-in-Fact for STATE STREET BANK AND TRUST COMPANY, AS TRUSTEE OF MORTGAGE OBLIGATION STRUCTURED TRUST 1993-1 UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF MARCH 1, 1993, who executed same on behalf of the said

corporation and who did take an oath. He/She is personally known to me or has produced

Dury Secuse as identification.

Notary Bublic, State of

Print Neme: BBY JEAN CHUOBA

My commission expires:

Exhibit A

OR BK 4736 P60057 Escambia County, Florida INSTRUMENT 2001-860931

RCD Jul 10, 2001 11:44 am Escambia County, Florida

Ernie Lee Magaha Clerk of the Circuit Court INSTRUMENT 2001-860931

AGENT'S REFERENCE NO.: 01-C10147

COMMENCE AT THE INTERSECTION OF THE WESTERLY RICHT-OF-WAY LIME OF THE CSX RAILROAD (FORMERLY THE LOUISVILLE AND MASHVILLE PAILROAD, 100' R/W) AND THE SOUTH LINE OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 30 WEST, AS MONUMENTED BY ST. REGIS MONUMENTS; THENCE NORTHEASTERLY ALONG THE WESTERLY RIGHT-OF-WAY OF SAID RAILROAD FOR A DISTANCE OF 621.68 FRET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTHEASTERLY ALONG SAID WESTERLY RIGHT-OF-WAY LINE FOR A DISTANCE OF 215.00 FEET; THENCE MORTHWESTERLY DEFLECTING AT AM ANGLE OF 98\*55'00" TO THE LEFT FOR A DISTANCE OF 215.00 FEET; THENCE SOUTHWESTERLY DEFLECTING AT AN ANGLE OF 81°05'00" LEFT AND PARALLEL WITH THE WESTERLY RIGHT-OF-WAY LINE OF SAID RAILROAD FOR A DISTANCE OF 215.00 FEET; THENCE SOUTHEASTERLY DEFLECTING AT AN ANGLE OF 98°55'00" LEFT FOR A DISTANCE OF 215.00 PEST Recorded in Public Records 11/15/2022 11:07 AM OR Book 8890 Page 112, Instrument #2022111223, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$18.50 Deed Stamps \$0.70

# Warranty Deed

JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF FLORIDA **ESCAMBIA COUNTY** 

KNOW ALL MEN BY THESE PRESENTS that in consideration of the sum of One Hundred (\$100.00) DOLLARS to the undersigned GRANTOR in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, I, Linda S Creamer, a married woman, (herein referred to as GRANTOR) do grant, bargain, sell and convey unto Linda S Creamer and Charles D Creamer, wife and husband (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate in the County of Escambia, and the State of Florida, to-wit:

See "Exhibit A" Attached Hereto and Made a Part Hereof

Said property herein conveyed is intended to be the same property as conveyed in instrument number 2001-860931, as recorded in O.R. Book 4736, Page 0055, on July 10, 2001 and is not the homestead of the Grantor.

For ad Valorem tax appraisal purposes, the mailing address for subject property is: 5584 Terrel Lowrey Road, Jay. FL 32565.

This conveyance is made subject to any and all recorded mortgages, restrictions, right of ways, easements and reservations appearing of record.

TO HAVE AND TO HOLD Unto the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to their heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And I do for myself and for my hoirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, I have hereunto set my hand and seal this 6th day of July 2017.

STATE OF <u>Alabama</u> COUNTY OF Scambia

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Linda S Creamer, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of July 2017.

INOTARIAL SEAL

NOTARY PUBLIC

My commission expires: 11-14-2018

BK: 8890 PG: 113 Last Page

Exhibit A

AGENTS REPERENCE NO.: 01-C18147

OR BK 4736 PBOOST Escapbia County, Florida INSTRUMENT 2001-860931 RCD Jul 10, 2001 11:44 au

RCD Jul 10, 2001 11:44 am Escambia County, Florida

Ernie Lee Magaha Clerk of the Circuit Court INSTRUMENT 2001-860931

COMMENCE AT THE INTERSECTION OF THE WESTERLY THE RICHE-OF-MAX LINE OF THE GRY HALLSOAD (FORMERLY THE LOUISVILLE AND HASTYLLE HALLSOAD, 100° R/M) AND YER LOUISVILLE AND HASTYLLE HALLSOAD, 100° R/M) AND YER SOUTH LINE OF SECTION 7. TOWNERS 5 MORTH, RANGE 10 MARY, AS MORDHESTED BY ST. MERITALY RICHT-OF-MAY OF SAID HOSTHERAPORTHAL ALCOHOL SET MERITALY RICHT-OF-MAY OF SAID RAILROAD FOR A DISTANCE OF 521.68 FERT TO THE POINT OF SHIPSINGHIS, THEREOR CONTINUE MORTHERAFERLY ALCOHOL SAID MORTHMEN, THEREOR CONTINUE MORTHMENT ALCOHOL SAID PREST, THEREOR MORTHMENTHALY DEPLECTING AT AN ANGLE OF 98°55'00" TO THE LEFT FOR A DISTANCE OF 215.00 FEST, SHIPSINGE SOUTHMENTHALY DEFLECTING AT AN ARREST OF SINGS OF LEFT AND PARALLEL MITTH THE WISTERLY RICHT-OF-MAY LINE OF SAID RAILBOAD FOR A DISTANCE OF 215.00 FRET.