



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

092540

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	ELEVENTH TALENT B, LLC PO BOX 769 PALM CITY, FL 34991	Application date	Apr 17, 2025
Property description	CHAVERS MATTHEW 130 MARY WOOD DR FLOMATON, AL 36441 HIGHWAY 4-A 11-2022-000 LT 3 LYING S OF STATE LI RD AND LT 6 E OF CANOE CENTURY RD OR 7887 P 1884 LESS DB 479 P 18 RD R/W	Certificate #	2023 / 5749
		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)
# 2023/5749	06/01/2023	1,051.83	362.88	1,414.71
→Part 2: Total*				1,414.71

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)
# 2024/5876	06/01/2024	1,393.46	6.25	213.95	1,613.66
Part 3: Total*					1,613.66

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)	3,028.37
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
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)	3,403.37

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: Condice Lewis Escambia, Florida
 Signature, Tax Collector or Designee Date April 21st, 2025

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

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>09/03/2025</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS

+ 6.25

Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2500147

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
ELEVENTH TALENT B, LLC
PO BOX 769
PALM CITY, FL 34991,

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

Account Number	Certificate No.	Date	Legal Description
11-2022-000	2023/5749	06-01-2023	LT 3 LYING S OF STATE LI RD AND LT 6 E OF CANOE CENTURY RD OR 7887 P 1884 LESS DB 479 P 18 RD R/W

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
ELEVENTH TALENT B, LLC
PO BOX 769
PALM CITY, FL 34991

04-17-2025
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		Assessments				
Parcel ID:	316N302401000000	Year	Land	Imprv	Total	Cap Val
Account:	112022000	2024	\$122,508	\$0	\$122,508	\$82,240
Owners:	CHAVERS MATTHEW	2023	\$119,520	\$0	\$119,520	\$74,764
Mail:	130 MARY WOOD DR FLOMATON, AL 36441	2022	\$67,968	\$0	\$67,968	\$67,968
Situs:	HIGHWAY 4-A 32535	Disclaimer				
Use Code:	NON-AG ACREAGE	Tax Estimator				
Taxing Authority:	COUNTY MSTU	Change of Address				
Tax Inquiry:	Open Tax Inquiry Window	File for Exemption(s) Online				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector		Report Storm Damage				

Sales Data Type List:							2024 Certified Roll Exemptions
Sale Date	Book Page	Value	Type	Multi Parcel	Records		None
04/16/2018	7887 1884	\$115,000	WD	N			
07/2002	4936 1429	\$62,700	WD	N			
02/2002	4854 1145	\$5,100	CT	Y			
02/1998	4248 278	\$100	QC	Y			
11/1996	4079 1057	\$100	WD	Y			
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller							Legal Description
							LT 3 LYING S OF STATE LI RD AND LT 6 E OF CANOE CENTURY RD OR 7887 P 1884 LESS DB 479 P 18 RD R/W
							Extra Features
							None

Parcel Information
[Launch Interactive Map](#)

Section Map Id:
31-6N-30

Approx. Acreage:
37.3496

Zoned:
RR

Evacuation & Flood Information
[Open Report](#)

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

Buildings
Images
None

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

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ELEVENTH TALENT B LLC** holder of **Tax Certificate No. 05749**, 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 3 LYING S OF STATE LI RD AND LT 6 E OF CANOE CENTURY RD OR 7887 P 1884 LESS DB
479 P 18 RD R/W**

SECTION 31, TOWNSHIP 6 N, RANGE 30 W

TAX ACCOUNT NUMBER 112022000 (0925-40)

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

MATTHEW CHAVERS

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 September, which is the **3rd day of September 2025**.

Dated this 14th day of May 2025.

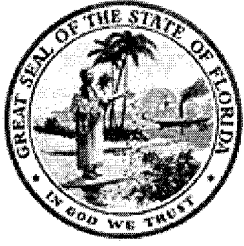
In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

Redeemed From Sale



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

Tax Deed Sales - Redeemed From Sale
Account: 112022000 Certificate Number: 005749 of 2023

Date Of Redemption

Clerk's Check Clerk's Total \$774.00

Postage Tax Deed Court Registry \$740.00

Payor Name

Notes

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 #: 11-2022-000 CERTIFICATE #: 2023-5749

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 any other form of guarantee or warranty of title.

Use of the term "Report" herein refers to the Property Information Report and the documents attached hereto.

Period Searched: June 18, 2005 to and including June 18, 2025 Abstractor: Andrew Hunt

BY



Michael A. Campbell,
As President
Dated: June 20, 2025

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

June 20, 2025

Tax Account #: **11-2022-000**

1. The Grantee(s) of the last deed(s) of record is/are: **MATTHEW CHAVERS**

By Virtue of Statutory Warranty Deed recorded 4/20/2018 in OR 7887/1884

ABTRACTOR'S NOTE: LEGAL DESCRIPTION ON DEED IS WRITTEN AS SECTIONAL AND LEGAL ON TAX ROLL IS WRITTEN AS GOVERNMENT LOTS. LOTS 3 AND 6 SHOWN ON TAX ROLL ARE SHOWN ON MAP IN DEED BOOK 59, PAGE 141. WE HAVE INCLUDED A COPY.

2. The land covered by this Report is: **See Attached Exhibit "A"**
3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:
 - a. **Mortgage in favor of Frank Beasley and Ima Sue Beasley recorded 4/20/2018 – OR 7887/1887**

4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 11-2022-000

Assessed Value: \$82,240.00

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

TAX DEED SALE DATE: SEPT 3, 2025
TAX ACCOUNT #: 11-2022-000
CERTIFICATE #: 2023-5749

In compliance with Section 197.522, Florida Statutes, the following is a list of names and addresses of those persons, firms, and/or agencies having legal interest in or claim against the above-described property. The above-referenced tax sale certificate is being submitted as proper notification of tax deed sale.

YES	NO	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2024</u> tax year.

MATTHEW CHAVERS
130 MARY WOOD DR
FLOMATION, AL 36441

FRANK BEASLEY AND IMA SUE BEASLEY
PO BOX 705
FLOMATION, AL 36441

Certified and delivered to Escambia County Tax Collector, this 20th day of June 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

June 20, 2025

Tax Account #:11-2022-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

**LT 3 LYING S OF STATE LI RD AND LT 6 E OF CANOE CENTURY RD OR 7887 P 1884 LESS DB
479 P 18 RD R/W**

SECTION 31, TOWNSHIP 6 N, RANGE 30 W

TAX ACCOUNT NUMBER 11-2022-000(0925-40)

Recorded in Public Records 4/20/2018 3:38 PM OR Book 7887 Page 1884,
Instrument #2018030588, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording S27.00 Deed Stamps S805.00

(Space Above This Line For Recording Data)

STATE OF FLORIDA,)

STATUTORY WARRANTY DEED

ESCAMBIA COUNTY.)

KNOW ALL MEN BY THESE PRESENTS: That **FRANK BEASLEY and wife, IMA SUE BEASLEY**, whose address is P. O. Box 705, Flomaton, AL, 36441, herein called GRANTOR (whether one or more and referred to in the singular, masculine gender), for and in consideration of One Hundred Fifteen Thousand and No/100 (\$115,000.00) Dollars, to me, in hand paid by **MATTHEW CHAVERS, a single person**, whose address is 130 Mary Wood Drive, Flomaton, AL, 36441, herein called the GRANTEE, (whether one or more and referred to in the singular, masculine gender), the receipt whereof is hereby acknowledged, do grant, bargain, sell and convey unto the said Grantee, the following described property, situated in Escambia County, Florida, to wit:

PARCEL #10:

The South 846.00 feet of the Southeast Quarter of the Northwest Quarter lying East of Leg "A" of State Road No. S-4-A of Section 31, Township 6 North, Range 30 West, Escambia County, Florida.

PARCEL #11:

That portion of the East Half of the Northwest Quarter of Section 31, Township 6 North, Range 30 West, Escambia County, Florida, lying South of State Road No. S-4-A and East of Leg "A" of State Road No. S-4-A and less and except the South 846.00 feet.

BK: 7887 PG: 1885

Tax/Parcel ID Number: 31-6N-30-2401-000-000

Being the same property conveyed to the Grantors by instrument recorded in OR Book 4936 at page 1429 in the Office of the Circuit Clerk of Escambia County, Florida.

EASEMENTS

Said property is conveyed subject to any easements and/or rights-of-way of record or which may be visible on the premises.

MINERAL RESERVATION

Said property is conveyed subject to any prior mineral conveyances or reservations of record, and the Grantor does hereby reserve unto himself, his heirs and assigns, all of the oil, gas and other minerals presently owned by him in, on or under the above described property, along with the free right of ingress and egress for development purposes.


Subject to zoning and other requirements imposed by governmental authorities; restrictions and matters appearing on the plat, if there is a recorded plat, or otherwise common the subdivision, if the property is located within a subdivision; valid easements and mineral reservations of record affecting the property, if any, which are not hereby reimposed; and taxes for the current and subsequent years.

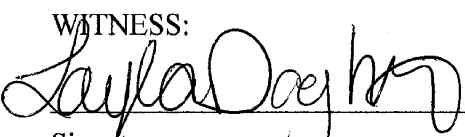
AD VALOREM TAXES

Taxes for the year 2018 will be paid by the Grantor.

TO HAVE AND TO HOLD the same unto the said Grantee, and the heirs and assigns of the Grantee forever.

In Witness Whereof, I have hereunto set my hand and seal this 16th day of April, 2018.


FRANK BEASLEY
ALDL 2435053

WITNESS:

Signature
Name (please print) Taylor Doughty

BK: 7887 PG: 1886 Last Page

Monica M Grimes
Signature

Name (please print) Monica M Grimes

Ima Sue Beasley
IMA SUE BEASLEY

ALDL 2812959

WITNESS:

Taylor Doughty
Signature

Name (please print) Taylor Doughty

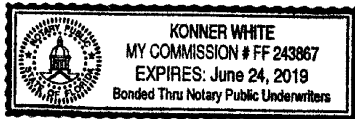
Monica M Grimes
Signature

Name (please print) Monica M Grimes

STATE OF Florida)
Santa Rosa COUNTY.)

I, Konner White, a Notary Public in and for the State and County aforesaid, hereby certify that **FRANK BEASLEY and IMA SUE BEASLEY**, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of said conveyance, they executed the same voluntarily on the day the same bears date.

Witness my hand and seal this 16th day of April, 2018.



(S E A L)

Konner White
NOTARY PUBLIC

My Commission Expires: June 24, 2019

This instrument prepared
WITHOUT THE BENEFIT
OF A SURVEY OR TITLE
EXAMINATION

by:

Frank Beasley
P. O. Box 705
Flomaton, AL 36441

Recorded in Public Records 4/20/2018 3:38 PM OR Book 7887 Page 1887,
Instrument #2018030589, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$69.50 MTG Stamps \$402.50 Int. Tax \$230.00

(Space Above This Line For Recording Data)

STATE OF FLORIDA,)

MORTGAGE

ESCAMBIA COUNTY.)

KNOW ALL MEN BY THESE PRESENTS: That whereas, **MATTHEW CHAVERS, a single person**, whose address is 130 Mary Wood Drive, Flomaton, AL, 36441 (hereinafter called "Mortgagor", whether one or more), is indebted to **FRANK BEASLEY and wife, IMA SUE BEASLEY**, or the survivor of them, whose address is P. O. Box 705, Flomaton, AL, 36441 (hereinafter called "Mortgagee", whether one or more), in the sum of One Hundred Fifteen Thousand and No/100 (\$115,000.00) Dollars, evidenced by a promissory note of even date herewith payable as follows:

One note for \$115,000.00 bearing interest at 5.5% per annum and being due and payable in one hundred eighty (180) monthly installments of principal and interest in the amount of \$939.65, with the first payment being due and payable on the 13th day of May, 2018, and like payments thereafter until paid in full.

And Whereas, Mortgagor agreed, in incurring said indebtedness, that this mortgage should be given to secure the prompt payment thereof.

Now, therefore, in consideration of the premises, said Mortgagor, and all others executing this mortgage, do hereby grant, bargain, sell and convey unto the Mortgagee the following described real estate, situated in Escambia County, Florida, to-wit:

PARCEL #10:

The South 846.00 feet of the Southeast Quarter of the Northwest Quarter lying East of Leg "A" of State Road No. S-4-A of Section 31, Township 6

BK: 7887 PG: 1888

North, Range 30 West, Escambia County, Florida.

PARCEL #11:

That portion of the East Half of the Northwest Quarter of Section 31, Township 6 North, Range 30 West, Escambia County, Florida, lying South of State Road No. S-4-A and East of Leg "A" of State Road No. S-4-A and less and except the South 846.00 feet.

Tax/Parcel ID Number: 31-6N-30-2401-000-000

The total advance made on this mortgage shall not exceed the principal amount, as stated herein, and no future advances shall be made under this mortgage.

Said property is warranted free from all encumbrances and against any adverse claims, except as stated above.

The Mortgagor reserves the right to pre-pay this indebtedness on any installment date, either in full or in an amount equal to one or more of the next principal payments as shown by the payment schedule, without penalty.

Mortgagor shall keep the buildings now or hereafter on said land insured against loss by fire and such other and additional hazards as may be now or hereafter required by the Mortgagee, in such amounts under insurance policies as will be satisfactory to the Mortgagee, which policies shall be held by the Mortgagee and shall have attached thereto a loss payable clause approved by the Mortgagee, payable to the Mortgagee as its interest may appear; and in the event any sum of money becomes payable under such policies, the Mortgagee shall have the option to receive and apply the same on account of the indebtedness hereby secured, or to permit the Mortgagor to receive and use it or any part thereof for other purposes without thereby waiving or impairing any lien or right under this mortgage; and, not less than ten (10) days in advance of the expiration of each policy, the Mortgagor shall deliver to the Mortgagee a renewal thereof to be approved by the Mortgagee, together with a receipt for the amount of such renewal premiums; and in the event the Mortgagor shall for any reason fail to keep the property so insured, or fail to deliver promptly any of the policies of insurance to the Mortgagee, or fail promptly to pay any premiums therefor, or in any respect fail to comply with this covenant or any part

BK: 7887 PG: 1889

thereof, the Mortgagee may, at its option, place and pay for such insurance without waiving or affecting any option or other right under this mortgage and the full amount of each such payment shall be immediately due and payable, and every payment so made shall be secured by this mortgage. No lien upon any policy or upon any refund or return premium which may be payable on the cancellation or termination thereof shall be given to anyone other than the Mortgagee except by proper endorsement affixed to such policy and approved by the Mortgagee.

TO HAVE AND TO HOLD the above granted property unto the said Mortgagee, Mortgagee's successors, heirs and assigns forever; and for the purpose of further securing the payment of said indebtedness, the undersigned agrees to pay all taxes or assessments when imposed legally upon said premises, and should default be made in the payment of the same, the said Mortgagee may at Mortgagee's option pay off the same; all amounts so expended by said Mortgagee for taxes, or assessments shall become a debt to said Mortgagee or assigns, additional to the debt hereby specially secured, and shall be covered by this Mortgage, or assigns, and be at once due and payable.

Upon condition, however, that if the said Mortgagor pays said indebtedness, and reimburses said Mortgagee or assigns for any amounts Mortgagee may have expended for taxes and assessments, this conveyance to be null and void; but should default be made in the payment of any sum expended by the said Mortgagee or assigns, or should said indebtedness hereby secured, or any part thereof, remain unpaid at maturity, or should the interest of said Mortgagee or assigns in said property become endangered by reason of the enforcement of any prior lien or encumbrance thereon, so as to endanger the debt hereby secured, then in any one of said events, the whole of said indebtedness hereby secured shall at once become due and payable, and this mortgage be subject to foreclosure as now provided by law in case of past due mortgages. The rents and profits of the mortgaged property are also hereby mortgaged, and if proceedings to foreclose this mortgage shall be instituted, the court having jurisdiction thereof should appoint a receiver of the mortgaged property, and apply those rents and profits to the indebtedness hereby secured, regardless of the solvency of the Mortgagor or the adequacy of the security.

BK: 7887 PG: 1890

In the event the ownership of the mortgaged property, or any part thereof, becomes vested in a person other than the Mortgagor, the Mortgagee may, without notice to the Mortgagor, deal with such successor or successors in interest with reference to this mortgage and the indebtedness hereby secured, in the same manner as with the Mortgagor without in any way vitiating or discharging the Mortgagor's liability hereunder or upon the indebtedness hereby secured. No sale of the property hereby mortgaged and no forbearance on the part of the Mortgagee, and no extension of the time for payment of the indebtedness hereby secured given by the Mortgagee shall operate to release, discharge, modify, change or affect the original liability of the Mortgagor herein either in whole or in part.

IN WITNESS WHEREOF, the undersigned have hereunto set their signatures and seals, on this 16th day of April, 2018.

WITNESS:

Mat Chavers
MATTHEW CHAVERS
AIDL 8980356

Taylor Doughty
Signature
Name (please print) Taylor Doughty

Monica M Brimes
Signature
Name (please print) Monica M Brimes

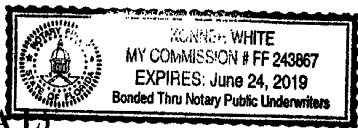
STATE OF Florida,)
Santa Rosa County)
~~ESCAMBIA COUNTY.~~)

I, Konner White, a Notary Public in and for the State and County aforesaid, hereby certify that **MATTHEW CHAVERS**, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily

BK: 7887 PG: 1891

on the day the same bears date.

Witness my hand and seal this 16th day of April, 2018.



(S E A L)

Komen White

NOTARY PUBLIC

My Commission Expires: June 24, 2019

*This instrument was prepared by:
Frank Beasley
P. O. Box 705
Flomaton, AL 36441*

BK: 7887 PG: 1892

STATE OF ALABAMA,)

COUNTY OF ESCAMBIA.)

PROMISSORY NOTE

FOR VALUE RECEIVED, the undersigned promises to pay to the order of **FRANK BEASLEY and wife, IMA SUE BEASLEY**, or the survivor of them, whose address is P. O. Box 705, Flomaton, AL, 36441, or at such other place as the holder hereof may designate in writing, the principal sum of One Hundred Fifteen Thousand and No/100 (\$115,000.00) Dollars, to and received by the undersigned with interest thereon upon terms and conditions as follows:

One note for \$115,000.00 bearing interest at 5.5% per annum and being due and payable in one hundred eighty (180) monthly installments of principal and interest in the amount of \$939.65, with the first payment being due and payable on the 13th day of May, 2018, and like payments thereafter until paid in full.

Each maker and endorser hereby waives all right of exemption under the Constitution and Laws of Florida, and agrees to pay the cost of collection, including a reasonable attorney's fee, if this obligation is not paid at maturity.

Demand, protest and notice of protest, and all requirements necessary to hold them jointly and severally are hereby waived by each and every maker and endorser of this note.

If default shall be made in the payment of principal or interest when the same becomes due, or in the performance of any of the covenants or agreements contained in that certain real estate Mortgage given and Security Agreement to secure the payment hereof or any collateral document defined herein, or any other instrument now or hereafter evidencing or securing the indebtedness evidenced hereby, then the entire unpaid principal of this note, with interest thereon, shall become due at once at the option of the holder of this note and may be sued upon and collected in like manner as if the full time provided in this note had expired. This note may be declared due and payable with interest computed or abated to date at any time by notation hereon by the holder in the event of insolvency of, general assignment by, judgment or petition in bankruptcy by or against any party liable hereunder, subject to the terms of the mortgage. The failure to

BK: 7887 PG: 1893

exercise such option, or any delay in exercising such option, shall not constitute a waiver of the right to exercise the same. Presentment for payment, notice of dishonor, protest and notice of protest are hereby waived.

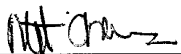
In the event that any payment shall not be received by the holder hereof within fifteen (15) days from its due date, a late charge of five percent (5%) of the annual principal and interest payment so over due may be charged by the holder for the purpose of defraying the expenses incident to handling such delinquent payments.

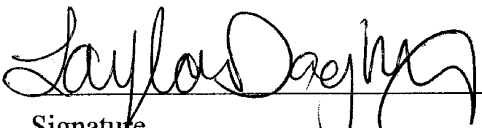
As part of the negotiation between the payor and payee regarding the interest rate charged on this note, both parties to this instrument agree that this note shall become due and payable at the option of the payee, if the payor shall convey, lease or assign any interest in the mortgaged premises, or if title thereto shall become vested in any other party.

The parties to this instrument, whether maker, endorser, surety or guarantor, each for himself, hereby severally waives as to this debt or any renewal thereof, all rights of exemption under the Constitution and laws of Florida, or of any other state as to personal or real property, and they each severally agree to pay all costs of collecting or securing or attempting to collect or secure this note, including a reasonable attorneys' fee, whether the same be collected or secured by any attorney consulted with reference to suit or otherwise.

This note is made, executed and delivered under the seal of the undersigned, on the 16th day of April, 2018.

WITNESS:


MATTHEW CHAVERS
ALDL 8980356


Signature
Name (please print) Taylor Doughty

Monica U Grimes

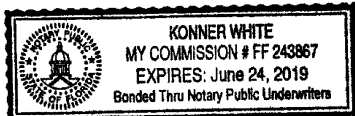
Signature

Name (please print) Monica U Grimes

STATE OF Florida,)
Santa Rosa
ESCAMBIA COUNTY.)

I, Konner White, a Notary Public in and for the State and County aforesaid, hereby certify that **MATTHEW CHAVERS**, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily on the day the same bears date.

Witness my hand and seal this 16th day of April, 2018.



(SEAL)

Konner White

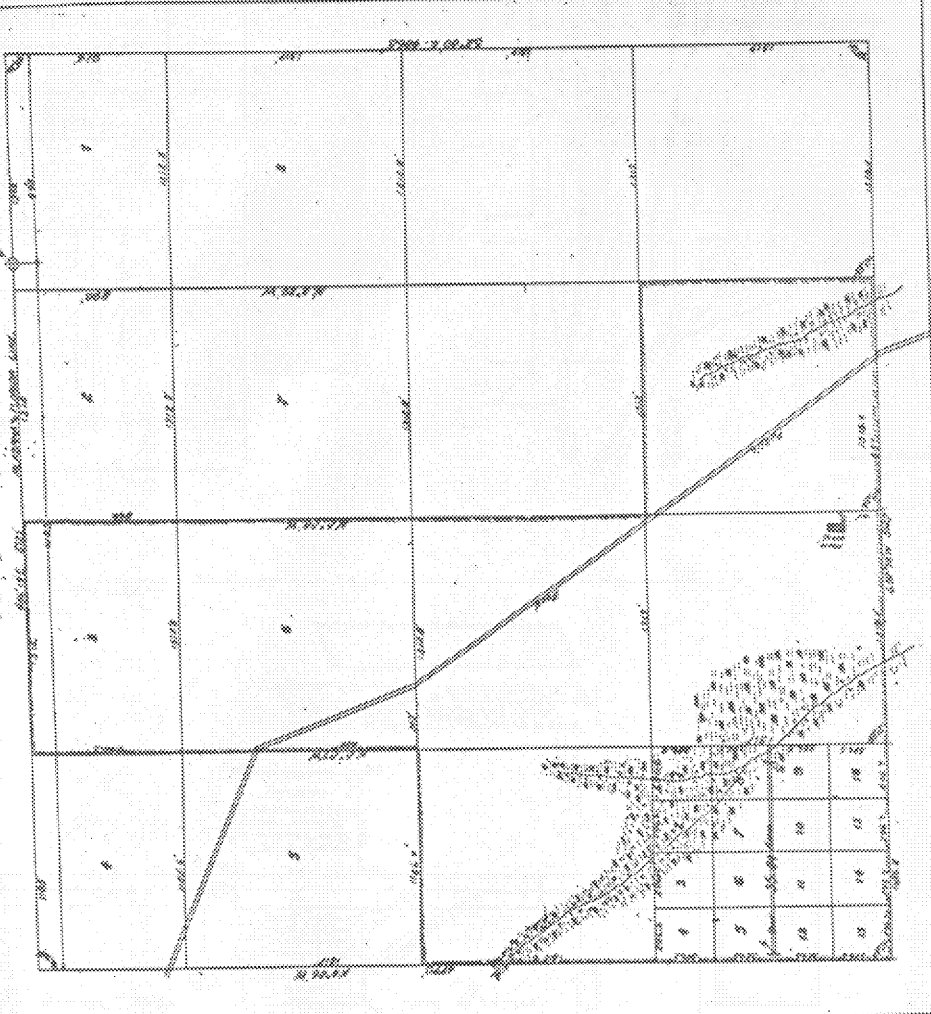
NOTARY PUBLIC

My Commission Expires: June 24, 2019

MAP

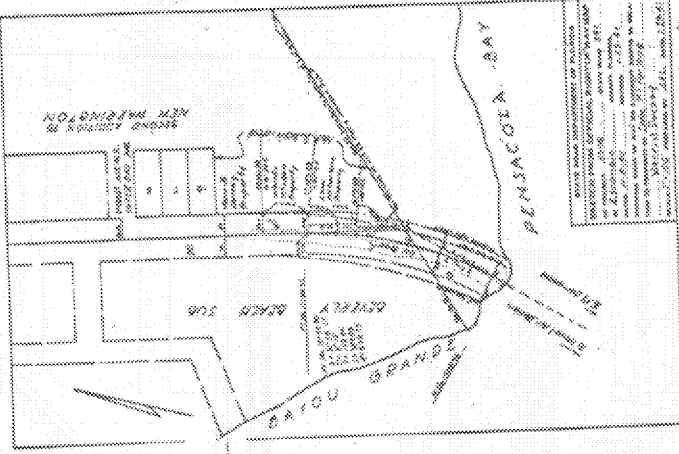
SECTION E1/4, T13N, R13W

- Surveyed by *John H. ...*
 - Date of Survey *...*
 - Name of Survey *...*
 - Name of Owner *...*



Recorded by the County
DEED BOOK 57 AT PAGE 152
John H. ...
 Clerk County Court
 Date March 25, 1908

Surveyed by *...*
 Date of Survey *...*
 Name of Survey *...*



Recorded by the County
DEED BOOK 7 AT PAGE 410
John H. ...
 Clerk County Court
 Date March 25, 1908