

TAX COLLECTOR'S CERTIFICATION

**Application
Date / Number
Apr 21, 2014 / 140083**

This is to certify that the holder listed below of Tax Sale Certificate Number **2012 / 1745.0000** , issued the **1st day of June, 2012**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number: 03-1489-000**

Certificate Holder:
BRIDGE TAX LLC - 447 US BANK % BRIDGE TAX LLC-447
PO BOX 645040
CINCINNATI, OHIO 45264

Property Owner:
PENTECOSTAL TEMPLE CHURCH OF GOD IN CHRIST INC
6550 N PALAFOX ST
PENSACOLA , FLORIDA 32503

Legal Description:
BEG AT NE COR OF LT 30 WLY ALG N LI 89 FT SLY 87 DEG 22 MIN TO LEFT 130 14/100 FT ELY 92 DEG 38 MIN TO LEFT 94 98/100 FT TO E LI OF LT NLY ALG E LI O ...

See attachment for full legal description.

has surrendered same in my office and made written application for tax deed in accordance with Florida Statutes. I certify that the following tax certificates, interest, ownership and encumbrance report fee, and Tax Collector's fees have been paid:

CERTIFICATES OWNED BY APPLICANT AND FILED IN CONNECTION WITH THIS TAX DEED APPLICATION:

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
2012	1745.0000	06/01/12	\$1,166.53	\$0.00	\$58.33	\$1,224.86

CERTIFICATES REDEEMED BY APPLICANT OR INCLUDED (COUNTY) IN CONNECTION WITH THIS APPLICATION:

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
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- 1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County)
- 2. Total of Delinquent Taxes Paid by Tax Deed Application
- 3. Total of Current Taxes Paid by Tax Deed Applicant (2013)
- 4. Ownership and Encumbrance Report Fee
- 5. Tax Deed Application Fee
- 6. Total Certified by Tax Collector to Clerk of Court
- 7. Clerk of Court Statutory Fee
- 8. Clerk of Court Certified Mail Charge
- 9. Clerk of Court Advertising Charge
- 10. Sheriff's Fee
- 11. _____
- 12. Total of Lines 6 thru 11
- 13. Interest Computed by Clerk of Court Per Florida Statutes.....(%)
- 14. One-Half of the assessed value of homestead property. If applicable pursuant to section 197.502, F.S.
- 15. Statutory (Opening) Bid; Total of Lines 12 thru 14
- 16. Redemption Fee
- 17. Total Amount to Redeem

\$1,224.86
\$0.00
\$1,022.44
\$250.00
\$75.00
\$2,572.30
\$2,572.30
\$6.25

*Done this 21st day of April, 2014

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Jenna Stewart

Date of Sale: October 6, 2014

* This certification must be surrendered to the Clerk of the Circuit Court no later than ten days after this date.

FORM 513
(r.12/00)

TAX COLLECTOR'S CERTIFICATION

APPLICATION DATE

4/21/2014

FULL LEGAL DESCRIPTION
Parcel ID Number: 03-1489-000

April 28, 2014
Tax Year: 2011
Certificate Number: 1745.0000

BEG AT NE COR OF LT 30 WLY ALG N LI 89 FT SLY 87 DEG 22 MIN TO LEFT 130 14/100 FT ELY 92 DEG 38 MIN TO LEFT 94 98/100 FT TO E LI OF LT NLY ALG E LI OF LT 130 FT TO POB PART OF LT 30 OAKFIELD ESTATES PB 5 P 5 OR 6691 P 1935/1925 SEC 27/28/38 T1S R 30

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**BRIDGE TAX LLC - 447 US BANK % BRIDGE TAX
LLC-447
PO BOX 645040
CINCINNATI, Ohio, 45264**

holder of the following tax sale certificate hereby surrender same to the Tax Collector and make tax deed application thereon:

Certificate No.	Parcel ID Number	Date	Legal Description
1745.0000	03-1489-000	06/01/2012	BEG AT NE COR OF LT 30 WLY ALG N LI 89 FT SLY 87 DEG 22 MIN TO LEFT 130 14/100 FT ELY 92 DEG 38 MIN TO LEFT 94 98/100 FT TO E LI OF LT NLY ALG E LI OF LT 130 FT TO POB PART OF LT 30 OAKFIELD ESTATES PB 5 P 5 OR 6691 P 1935/1925 SEC 27/28/38 T1S R 30

2013 TAX ROLL

PENTECOSTAL TEMPLE CHURCH OF GOD IN
CHRIST INC
6550 N PALAFOX ST
PENSACOLA , Florida 32503

I agree to pay all delinquent taxes, redeem all outstanding certificates not in my possession, pay any omitted taxes, and pay current taxes, if due, covering the land, and pay any interest earned (a) on tax certificates not in my possession, (b) on omitted taxes or (c) on delinquent taxes. I also agree to pay all Tax Collector's fees, ownership and encumbrance reports costs, Clerk of the Court costs, charges and fees and Sheriff's costs, if applicable. Attached is the above-mentioned tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

towercap (Donna Ernwein)

Applicant's Signature

04/21/2014

Date



Chris Jones
Escambia County Property Appraiser

- Real Estate Search
- Tangible Property Search
- Sale List
- Amendment 1/Portability Calculations

[Back](#)

◀ Navigate Mode Account Reference ▶ Printer Friendly Version

<p>General Information</p> <p>Reference: 271S301204000301</p> <p>Account: 031489000</p> <p>Owners: PENTECOSTAL TEMPLE CHURCH OF GOD IN CHRIST INC</p> <p>Mail: 6550 N PALAFOX ST PENSACOLA, FL 32503</p> <p>Situs: 6053 ARCTIC ST 32503</p> <p>Use Code: SINGLE FAMILY RESID </p> <p>Taxing Authority: COUNTY MSTU</p> <p>Tax Inquiry: Open Tax Inquiry Window</p> <p>Tax Inquiry link courtesy of Janet Holley Escambia County Tax Collector</p>	<p>2013 Certified Roll Assessment</p> <table style="width: 100%; border-collapse: collapse;"> <tr> <td>Improvements:</td> <td style="text-align: right;">\$47,519</td> </tr> <tr> <td>Land:</td> <td style="text-align: right;">\$11,970</td> </tr> <tr> <td>Total:</td> <td style="text-align: right;">\$59,489</td> </tr> <tr> <td>Save Our Homes:</td> <td style="text-align: right;">\$0</td> </tr> </table> <p style="text-align: center;">Disclaimer</p> <hr/> <p style="text-align: center;">Amendment 1/Portability Calculations</p>	Improvements:	\$47,519	Land:	\$11,970	Total:	\$59,489	Save Our Homes:	\$0
Improvements:	\$47,519								
Land:	\$11,970								
Total:	\$59,489								
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<p>Sales Data</p> <table style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>02/15/2011</td> <td>6691</td> <td>1925</td> <td>\$100</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>02/01/2011</td> <td>6690</td> <td>1447</td> <td>\$100</td> <td>OT</td> <td>View Instr</td> </tr> <tr> <td>01/26/2011</td> <td>6691</td> <td>1935</td> <td>\$100</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>07/22/2009</td> <td>6490</td> <td>42</td> <td>\$119,000</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>03/1998</td> <td>4237</td> <td>1171</td> <td>\$65,000</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>01/1981</td> <td>1508</td> <td>718</td> <td>\$100</td> <td>CT</td> <td>View Instr</td> </tr> <tr> <td>07/1980</td> <td>1459</td> <td>962</td> <td>\$100</td> <td>QC</td> <td>View Instr</td> </tr> <tr> <td>07/1965</td> <td>242</td> <td>536</td> <td>\$14,000</td> <td>WD</td> <td>View Instr</td> </tr> </tbody> </table> <p>Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller</p>	Sale Date	Book	Page	Value	Type	Official Records (New Window)	02/15/2011	6691	1925	\$100	WD	View Instr	02/01/2011	6690	1447	\$100	OT	View Instr	01/26/2011	6691	1935	\$100	WD	View Instr	07/22/2009	6490	42	\$119,000	WD	View Instr	03/1998	4237	1171	\$65,000	WD	View Instr	01/1981	1508	718	\$100	CT	View Instr	07/1980	1459	962	\$100	QC	View Instr	07/1965	242	536	\$14,000	WD	View Instr	<p>2013 Certified Roll Exemptions</p> <p>None</p> <hr/> <p>Legal Description </p> <p>BEG AT NE COR OF LT 30 WLY ALG N LI 89 FT SLY 87 DEG 22 MIN TO LEFT 130 14/100 FT ELY 92 DEG 38 MIN TO...</p> <hr/> <p>Extra Features</p> <p>CARPORT FRAME GARAGE</p>
Sale Date	Book	Page	Value	Type	Official Records (New Window)																																																		
02/15/2011	6691	1925	\$100	WD	View Instr																																																		
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Parcel Information [Launch Interactive Map](#)


Section Map Id:
27-1S-30-1

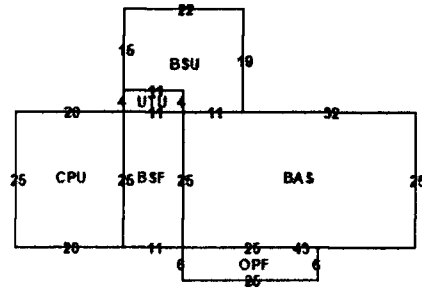
Approx. Acreage:
0.2900

Zoned:
R-5

Evacuation & Flood Information
[Open Report](#)

Buildings
Building 1 - Address:6053 ARCTIC ST, Year Built: 1963, Effective Year: 1963

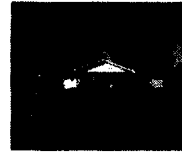
Structural Elements DECOR/MILLWORK-AVERAGE DWELLING UNITS-1.00 EXTERIOR WALL-BRICK-FACE FLOOR COVER-CARPET FOUNDATION-SLAB ON GRADE HEAT/AIR-CENTRAL H/AC INTERIOR WALL-DRYWALL-PLASTER NO. PLUMBING FIXTURES-6.00 NO. STORIES-1.00 ROOF COVER-COMPOSITION SHG ROOF FRAMING-GABLE STRUCTURAL FRAME-WOOD FRAME
 Areas - 2418 Total SF BASE AREA - 1075 BASE SEMI FIN - 275 BASE SEMI UNF - 374 CARPORT UNF - 500 OPEN PORCH FIN - 150 UTILITY UNF - 44



Images



6/19/02



10/23/13

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.

Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 11351

July 17, 2014

Escambia County Tax Collector

P.O. Box 1312

Pensacola, Florida 32591

Pursuant to your request, the Company has caused a search to be made of the Public Records of Escambia County, Florida, solely as revealed by records maintained from 07-17-1994, through 07-17-2014, and said search reveals the following:

1. THE GRANTEE(S) OF THE LAST DEED(S) OF RECORD IS:

Pentecostal Temple Church of God in Christ, Inc.

2. The land covered by this Report is:

LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF

3. The following unsatisfied mortgages, liens and judgments affecting the land covered by this Report appear of record:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

4. Taxes:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

The foregoing report is prepared and furnished for information only, is not intended to constitute or imply any opinion, warranty, guaranty, insurance, or similar assurance as to the status of title, and no determination has been made of the authenticity of any instrument described or referred to herein. The name search for the purposes of determining applicable judgments and liens is limited to the apparent record owner(s) shown herein. No attempt has been made to determine whether the land is subject to liens or assessments which are not shown as existing liens by the public records. The Company's liability hereunder shall not exceed the cost of this Report, or \$1,000.00 whichever is less.

THIS REPORT SHALL NOT BE USED FOR THE ISSUANCE OF TITLE INSURANCE.

Southern Guaranty Title Company

By: 

July 17, 2014

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 11351

July 17, 2014

271S301204000301 - Full Legal Description

BEG AT NE COR OF LT 30 WLY ALG N LI 89 FT SLY 87 DEG 22 MIN TO LEFT 130 14/100 FT ELY 92 DEG 38
MIN TO LEFT 94 98/100 FT TO E LI OF LT NLY ALG E LI OF LT 130 FT TO POB PART OF LT 30 OAKFIELD
ESTATES PB 5 P 5 OR 6691 P 1935/1925 SEC 27/28/38 T1S R 30

**OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 11351

July 17, 2014

UNSATISFIED MORTGAGES, LIENS AND JUDGMENTS AFFECTING THE LAND COVERED BY THIS REPORT THAT APPEAR OF RECORD:

1. Mortgage executed by Pentecostal Temple Church of God in Christ, Inc. to Richard A. Hamilton, dated 07/22/2009 and recorded in Official Record Book 6490 on page 46 of the public records of Escambia County, Florida. given to secure the original principal sum of \$109,000.00. Mortgage Modification recorded in O.R. Book 6690, page 1739.

2. Taxes for the year 2011 and 2013 delinquent. The assessed value is \$59,489.00. Tax ID 03-1489-000.

PLEASE NOTE THE FOLLOWING:

- A. Subject to current year taxes.
- B. Taxes and assessments due now or in subsequent years.
- C. Subject to Easements, Restrictions and Covenants of record.
- D. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey and inspection of the premises.
- E. Oil, gas and mineral or any other subsurface rights of any kind or nature.

SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE

PENSACOLA, FLORIDA 32503

TEL. (850) 478-8121 FAX (850) 476-1437

Email: rcsqt@aol.com

Janet Holley
Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32596

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 10-6-2014

TAX ACCOUNT NO.: 03-1489-000

CERTIFICATE NO.: 2012-1745

In compliance with Section 197.256, 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

 X Notify City of Pensacola, P.O. Box 12910, 32521

 X Notify Escambia County, 190 Governmental Center, 32502

 X Homestead for tax year.

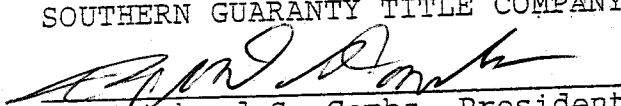
Pentecostal Temple Church
of God in Christ, Inc.
6550 N. Palafox St.
Pensacola, FL 32503

Unknown Tenants
6053 Arctic St.
Pensacola, FL 32503

Richard A. Hamilton
P.O. Box 4957
Pensacola, FL 32507

Certified and delivered to Escambia County Tax Collector,
this 17th day of July, 2014.

SOUTHERN GUARANTY TITLE COMPANY


by: Richard S. Combs, President

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

RECORDED AS RECEIVED

Processing Data Space	Recording Data Space
This Instrument Was Prepared By: MICHAEL L. GUTTMANN 314 South Baylen Street Suite 201 Pensacola, FL 32501 (904) 434-7445	

CORRECTIVE WARRANTY DEED

This Corrective Warranty Deed has been executed, on the date indicated below, by RICHARD A. HAMILTON, a married man, hereafter called the grantor, to PENTECOSTAL TEMPLE CHURCH OF GOD IN CHRIST, INC., a non-profit Florida corporation, hereafter called the grantee, whose post office address is 6550 North Palafox Street, Pensacola, Florida 32503.

This Corrective Warranty Deed is executed to correct the legal description of the property known as 6053 Arctic Street, Pensacola, Florida 32503.

(Wherever used herein, the terms "grantor" and "grantee" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth, that the said grantor, for and in consideration of the sum of Ten Dollars (\$10.00), in hand paid by the said grantee, the receipt whereof is hereby acknowledged, does hereby grant, bargain, and sell to the said grantee, and the grantee's heirs and assigns forever, the following described land, situated, lying, and being in Escambia County, Florida, to wit:

6053 Arctic Street, Pensacola, Florida 32503 more particularly described as follows:

Begin at the northeast corner of Lot 30, Oakfield Estates, according to plat recorded in Plat Book 5 at page 5 of the Public Records of Escambia County, Florida; thence run westerly along the north line of said Lot 30 for 89 feet; thence run southerly, deflecting at an angle of 87°22' to the left for 130.14 feet; thence run easterly, deflecting at an angle of 92°38' to the left for 94.98 feet to the east line of said Lot 30; thence run northerly along the east line of said Lot 30 for 130 feet to the Point of Beginning. (Parcel I.D. 27-1S-30-1204-00-301)

and

The Westerly half of Lot 30, Oakfield Estates, a subdivision of a portion of Sections 27, 28 and 38, Township 1 South, Range 30 West, Escambia County, Florida, according to plat of said subdivision recorded in Plat Book 5 at Page 5 of the Public Records of Escambia County, Florida, LESS AND EXCEPT THE FOLLOWING-DESCRIBED PROPERTY: Begin at the Southwest corner of Lot 30, Oakfield Estates, according to the plat recorded in Plat Book 5 at Page 5 of the Public Records of Escambia County, Florida, for Point of Beginning; thence run

RECORDED AS RECEIVED

Northerly along the Western boundary line of said Lot 30 a distance of 128.5 feet; thence run a straight line in an Easterly direction to the Northwest corner of that certain property owned by Vester D. McArthur and Lennie A. McArthur, husband and wife, as described in that certain deed located in O. R. Book 142 at Page 265 of the Public Records of Escambia County, Florida; thence run a line in a Southerly direction along the Western boundary of the property described in O. R. Book 142 at Page 265 of the Public Records of Escambia County, Florida; more fully described hereinbelow to the intersection with the Southern boundary line of said Lot 30; thence in a Westerly direction along the Southern boundary line of said Lot 30 to Point of Beginning of this description. (Parcel I.D. 27-1S-30-120-000-302)

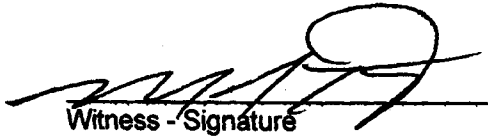
The said party of the first part does hereby fully warrant the title to the said land, and will defend the same against the lawful claims of all persons whomsoever.

In witness whereof, each of the grantors signed this Corrective Warranty Deed on the date indicated next to each grantor's signature.


Grantor - RICHARD A. HAMILTON

February 15, 2011
Date

P. O. Box 4957, Pensacola, Florida 32507 - Grantor's Post Office Address


Witness - Signature

Michael L. Guttman
(Printed Name)


Witness - Signature

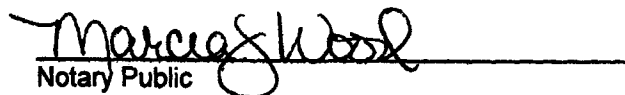
Marcia J. Wood
(Printed Name)

State of Florida
County of Escambia

Affirmed before me, on February 15, 2011, by RICHARD A. HAMILTON:

- who is personally known to me, or
- who produced the following identification: _____

RICHARD A. HAMILTON personally appeared before me at the time of notarization, and, after being given the oath, acknowledged signing the foregoing document.


Notary Public

MARCIA J. WOOD
Notary Public-State of FL
Comm. Exp. April 11, 2012
Comm. No. DD 750821

Rec 35.50
Doc 381.50
Int 218.00

Processing Data Space	Recording Data Space
This Instrument Was Prepared By: MICHAEL L. GUTTMANN 314 South Baylen Street Suite 201 Pensacola, FL 32502 (850) 434-7445	

THIS IS A BALLOON MORTGAGE AND THE FINAL PRINCIPAL PAYMENT OR THE PRINCIPAL BALANCE DUE UPON MATURITY IS \$94,314.63, TOGETHER WITH ACCRUED INTEREST, IF ANY AND ALL ADVANCEMENTS MADE BY THE MORTGAGEE UNDER THE TERMS OF THIS MORTGAGE.

MORTGAGE DEED

This mortgage deed, executed by PENTECOSTAL TEMPLE CHURCH OF GOD IN CHRIST, INC. OF PENSACOLA, a non-profit Florida corporation, herein called the mortgagor, to RICHARD A. HAMILTON, a married man, herein called the mortgagee, represents the full and complete mortgage agreement between the parties hereto.

[The word mortgagor and the word mortgagee includes the heirs, executors, administrators, legal representatives, and assigns of individuals, and the successors and assigns of corporations, and shall denote the singular and/or plural, the masculine and/or feminine, and natural and/or artificial persons, whenever and wherever the context so requires.]

The mortgagor, for good and valuable consideration, and in consideration of the sum of ONE HUNDRED NINE THOUSAND DOLLARS (\$109,000.00), paid by the mortgagee to the mortgagor, the receipt whereof is hereby acknowledged, grants, bargains, sells, and conveys, in fee simple, to the mortgagee, to have and to hold, together with the tenements, hereditaments, and appurtenances thereto, and the rents, issues, and profits thereof, the following described land, owned by the mortgagor, located in Escambia County, Florida:

Attached hereto as Exhibit "A" and incorporated herein by reference thereto (Parcel I.D. # 27-1S-30-1204-000-301) also known as 6053 Arctic Street, Pensacola, FL 32503.

The mortgagor fully warrants the title to the said land and will defend the same against the lawful claims of all persons whomsoever.

Provided, however, that if the mortgagor pays to the mortgagee the promissory note executed by the mortgagor, a copy of which is attached hereto, and shall perform, comply with, and abide by all the stipulations, agreements, conditions, and covenants of the promissory note and this mortgage, then this mortgage and the estate hereby created shall cease and be null and void. The mortgagor further agrees to pay the interest and principal on the promissory note promptly when due; to pay the taxes and assessments on the land; to keep the buildings, now or hereafter on the land, insured against damage by fire, lightning, windstorm, or any other casualty, in a sum not less than the sum secured by this mortgage, in a company or companies satisfactory to the mortgagee, with a standard mortgage loss clause, providing for payment to the mortgagee, to the extent of the indebtedness remaining at the time of the loss, the said insurance policy to be held by the mortgagee; to keep the mortgaged property, and any buildings thereon, in good and proper repair; and to pay all costs and expenses of collection of any amounts due, with or without suit, including a reasonable attorney's fee.

If any payment provided for in the promissory note or this mortgage is not paid when due, or if any of the above covenants are broken, then the promissory note, and all money secured by this mortgage, shall, without demand, if the mortgagor so elects, at once become due and payable, and the mortgage shall be foreclosed.

In witness whereof, the mortgagors signed this Mortgage Deed on the date indicated next to each mortgagor's signature.

PENTECOSTAL TEMPLE CHURCH
OF GOD IN CHRIST, INC. OF PENSACOLA

John D. Young Sr.
By John D. Young Sr.
Its President

7/22/09
Date

6550 North Palafox Street, Pensacola, FL 32503
Mortgagor's Post Office Address

Marcia J. Wood
Witness - Signature

Michael L. Guttman
Witness - Signature

Marcia J. Wood
(Printed Or Typed Name)

Michael L. Guttman
(Printed Or Typed Name)

State of Florida
County of Escambia

Affirmed before me, on July 22, 2009, by John D. Young Sr. as
President, of PENTECOSTAL TEMPLE CHURCH OF GOD IN
CHRIST, INC. OF PENSACOLA, a non-profit Florida corporation, on behalf of the
corporation

[] who is personally known to me, or
[] who produced the following identification: FLDL.

John D. Young Sr. personally appeared before me at the time of notarization,
and, after being given the oath, acknowledged signing the foregoing document.

Marcia J. Wood
Notary Public

MARCIA J. WOOD
Notary Public-State of FL
Comm. Exp. April 11, 2012
Comm. No. DD 750821

OR BK 4237 PG 1 173
Escambia County, Florida
INSTRUMENT 98-468955
RCD Mar 25, 1998 03:38 pm
Escambia County, Florida

Exhibit "A"

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 98-468955

The Westerly half of Lot 30, Oakfield Estates, a subdivision of a portion of Sections 27, 28 and 38, Township 1 South, Range 30 West, Escambia County, Florida, according to plat of said subdivision recorded in Plat Book 5 at Page 5 of the Public Records of Escambia County, Florida, LESS AND EXCEPT THE FOLLOWING-DESCRIBED PROPERTY: Begin at the Southwest corner of Lot 30, Oakfield Estates, according to the plat recorded in Plat Book 5 at Page 5 of the Public Records of Escambia County, Florida, for Point of Beginning; thence run Northerly along the Western boundary line of said Lot 30 a distance of 128.5 feet; thence run a straight line in an Easterly direction to the Northwest corner of that certain property owned by Vester D. McArthur and Lennie A. McArthur, husband and wife, as described in that certain deed located in O.R. Book 142 at Page 265 of the Public Records of Escambia County, Florida; thence run a line in a Southerly direction along the Western boundary of that property described in O.R. Book 152 at Page 265 of the Public Records of Escambia County, Florida; more fully described hereinbelow to the intersection with the Southern boundary line of said Lot 30; thence in a Westerly direction along the Southern boundary line of said Lot 30 to Point of Beginning of this description.

27-15-30-1204-000-301

Prepared By: Michael L. Guttman, Esquire
314 South Baylen Street, Suite 201
Pensacola, FL 32502

STATE OF FLORIDA
COUNTY OF ESCAMBIA

NOTE TO THE CLERK: Documentary Stamps and intangible
Taxes were paid on the mortgage dated July 22, 2009 recorded
in Official Records Book 6490, Page 46

MORTGAGE MODIFICATION AGREEMENT

THIS MORTGAGE MODIFICATION AGREEMENT (the "Agreement"), is made and entered into as of the 15th day of February, 2011 by PENTECOSTAL TEMPLE CHURCH OF GOD IN CHRIST, INC. OF PENSACOLA, a non-profit Florida corporation, whose mailing address is 6550 North Palafox Street, Pensacola, FL 32503 ("Borrower") in favor of RICHARD A. HAMILTON, a married man, whose mailing address is P. O. Box 4957, Pensacola, FL 32507, (collectively "Lender").

WITNESSETH:

WHEREAS, Borrower executed and delivered that certain promissory note (the "Note") dated as of the 22nd day of July, 2009, payable to the order of the Lender in the principal amount of One Hundred Nine Thousand Dollars (\$109,000.00), and a Mortgage Deed dated July 22, 2009 in Official Records Book 6490, Page 46, of the public records of Escambia County, Florida (the "Mortgage"); and

WHEREAS, Lender and Borrower desire to correct the legal description of the property which is the subject of this mortgage to be described as follows:

6053 Arctic Street, Pensacola, Florida 32503 more particularly described as follows:

Begin at the northeast corner of Lot 30, Oakfield Estates, according to plat recorded in Plat Book 5 at page 5 of the Public Records of Escambia County, Florida; thence run westerly along the north line of said Lot 30 for 89 feet; thence run southerly, deflecting at an angle at 87°22' to the left for 130.14 feet; thence run easterly, deflecting at an angle of 92°38' to the left for 94.98 feet to the east line of said Lot 30; thence run northerly along the east line of said Lot 30 for 130 feet to the Point of Beginning. (Parcel I.D. 27-1S-30-1204-00-301)

and

The Westerly half of Lot 30, Oakfield Estates, a subdivision of a portion of Sections 27, 28 and 38, Township 1 South, Range 30 West, Escambia County, Florida, according to plat of said subdivision recorded in Plat Book 5 at Page 5 of the Public Records of Escambia County, Florida, LESS AND EXCEPT THE

FOLLOWING-DESCRIBED PROPERTY: Begin at the Southwest corner of Lot 30, Oakfield Estates, according to the plat recorded in Plat Book 5 at Page 5 of the Public Records of Escambia County, Florida, for Point of Beginning; thence run Northerly along the Western boundary line of said Lot 30 a distance of 128.5 feet; thence run a straight line in an Easterly direction to the Northwest corner of that certain property owned by Vester D. McArthur and Lennie A. McArthur, husband and wife, as described in that certain deed located in O. R. Book 142 at Page 265 of the Public Records of Escambia County, Florida; thence run a line in a Southerly direction along the Western boundary of the property described in O. R. Book 142 at Page 265 of the Public Records of Escambia County, Florida; more fully described hereinbelow to the intersection with the Southern boundary line of said Lot 30; thence in a Westerly direction along the Southern boundary line of said Lot 30 to Point of Beginning of this description. (Parcel I.D. 27-1S-30-120-000-302)

to secure the payment of the Note and the performance of all of the obligations of the Borrower secured thereby; and

NOW, THEREFORE, in consideration of the premises and the sum of Ten Dollars (\$10.00), and for other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, the Borrower hereby affirms:

1. Agreement. The parties to this Agreement hereby agree that the real property located in Escambia County, Florida, all as more specifically described herein shall now be subject to the lien of the Mortgage. Accordingly, without limitation, "Real Property" as defined in the Mortgage, is hereby amended.

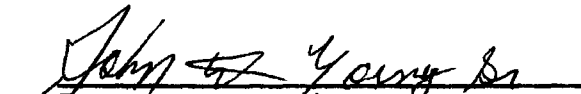
2. Acknowledgement. Borrower agrees that the Lender has complied with each and every term covenant and condition of the Note and Mortgage, and all other agreements relating thereof, and that Borrower as of the date hereof, has no set off or claim of any nature again the Lender relating to the Note and Mortgage.

3. Affirmation. Except as modified hereby, the Note and Mortgage shall remain in full force and effect.

4. Successors and Assigns. This Agreement shall be binding upon the parties hereto and their respective successors and assigns.

IN WITNESS WHEREOF, Borrower has caused this Agreement to be executed on the date first written above.

PENTECOSTAL TEMPLE CHURCH
OF GOD IN CHRIST, INC. OF PENSACOLA


By John D. Young Sr.
Its President

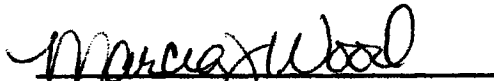
6550 North Palafox Street, Pensacola, FL 32503

Mortgagor's Post Office Address



Witness - Signature

Michael L. Guttman
(Printed Or Typed Name)



Witness - Signature

Marcia J. Wood
(Printed Or Typed Name)

State of Florida
County of Escambia

Affirmed before me, on February 15, 2011, by John D Young Sr.
as President, of PENTECOSTAL TEMPLE CHURCH OF GOD IN
CHRIST, INC. OF PENSACOLA, a non-profit Florida corporation, on behalf of the
corporation:

[] who is personally known to me, or
[x] who produced the following identification: FLDL

John D. Young Sr. personally appeared before me at the time of
notarization, and, after being given the oath, acknowledged signing the foregoing
document.


Notary Public

MARCIA J. WOOD
Notary Public-State of FL
Comm. Exp. April 11, 2012
Comm. No. DD 750821

Prepared By: Michael L. Guttman, Esquire
314 South Baylen Street, Suite 201
Pensacola, FL 32502

STATE OF FLORIDA
COUNTY OF ESCAMBIA

NOTE TO THE CLERK: Documentary Stamps and intangible
Taxes were paid on the mortgage dated July 22, 2009 recorded
in Official Records Book 6490, Page 46

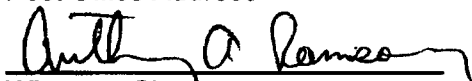
ACKNOWLEDGEMENT OF MORTGAGE MODIFICATION AGREEMENT

Mortgagee/Lender, RICHARD A. HAMILTON, a married man, hereby acknowledges
and accepts the Mortgage Modification Agreement (the "Agreement") dated February
15, 2011 executed by PENTECOSTAL TEMPLE CHURCH OF GOD IN CHRIST, INC.
OF PENSACOLA, a non-profit Florida corporation, which Agreement was recorded in
Official Records Book 6690, Page 1739 - 1741 of the public records of Escambia
County, Florida.



RICHARD A. HAMILTON

P. O. Box 4957, Pensacola, FL 32507
Post Office Address



Witness - Signature

ANTHONY A RAMSAY
(Printed Or Typed Name)



Witness - Signature

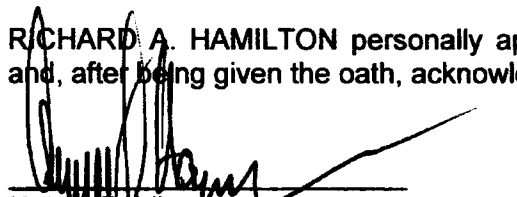
Robert Freeman
(Printed Or Typed Name)

State of Florida
County of Escambia

Affirmed before me, on 31st, 2011, by RICHARD A. HAMILTON:

who is personally known to me, or
 who produced the following identification: _____

RICHARD A. HAMILTON personally appeared before me at the time of notarization,
and, after being given the oath, acknowledged signing the foregoing document.



Notary Public
