

# CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

0521-37

513  
R. 07/19

<b>Part 1: Tax Deed Application Information</b>					
Applicant Name Applicant Address	PLEASANT VALLEY CAPITAL LLC - 18 US BANK % PLEASANT VALLEY CAPITAL LLC - 18 PO BOX 645040 CINCINNATI, OH 45264-5040	Application date	Apr 21, 2020		
Property description	ERRINGTON KENNETH M & ERRINGTON PATRICIA 4001 TOM LANE DR PENSACOLA, FL 32504 4001 TOM LANE DR LT 28 BLK 7A OR 80 P 729 BELVEDERE PARK UNIT NO 2 PB 5 P 26 OR 6569 P 1629 SEC 9/11 T 1S R 29 W	Certificate #	2018 / 56		
		Date certificate issued	06/01/2018		
		Deed application number	2000456		
		Account number	01-0869-000		
<b>Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application</b>					
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)	
# 2018/56	06/01/2018	2,215.76	110.79	2,326.55	
<b>→Part 2: Total*</b>				<b>2,326.55</b>	
<b>Part 3: Other Certificates Redeemed by Applicant (Other than County)</b>					
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)
# 2019/74	06/01/2019	2,351.20	6.25	117.56	2,475.01
<b>Part 3: Total*</b>					<b>2,475.01</b>
<b>Part 4: Tax Collector Certified Amounts (Lines 1-7)</b>					
1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)					4,801.56
2. Delinquent taxes paid by the applicant					0.00
3. Current taxes paid by the applicant					2,262.18
4. Property information report fee and Deed Application Recording and Release Fees					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
<b>7. Total Paid (Lines 1-6)</b>					<b>7,438.74</b>
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: _____				Escambia County, Florida	
Signature, Tax Collector or Designee				Date <u>May 12th, 2020</u>	

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

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
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. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Other outstanding certificates and delinquent taxes not included in this Application, if applicable per Florida statutes	
17. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
18. Redemption fee	6.25
19. Total amount to redeem	
Sign here: _____ Date of sale <u>05/03/2021</u> Signature, Clerk of Court or Designee	

**INSTRUCTIONS**

**Tax Collector (complete Parts 1-4)**

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

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

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

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

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

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

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

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

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

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

**Clerk of Court (complete Part 5)**

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

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

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2000456

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
PLEASANT VALLEY CAPITAL LLC - 18  
US BANK % PLEASANT VALLEY CAPITAL LLC - 18  
PO BOX 645040  
CINCINNATI, OH 45264-5040,

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
01-0869-000	2018/56	06-01-2018	LT 28 BLK 7A OR 80 P 729 BELVEDERE PARK UNIT NO 2 PB 5 P 26 OR 6569 P 1629 SEC 9/11 T 1S R 29 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  
PLEASANT VALLEY CAPITAL LLC - 18  
US BANK % PLEASANT VALLEY CAPITAL LLC - 18  
PO BOX 645040  
CINCINNATI, OH 45264-5040

04-21-2020  
Application Date

\_\_\_\_\_  
Applicant's signature



# Chris Jones Escambia County Property Appraiser

Real Estate Search | Tangible Property Search | Sale List

← Navigate Mode  Account  Reference →

Printer Friendly Version

<p><b>General Information</b></p> <p><b>Reference:</b> 091S291000028008  <b>Account:</b> 010869000  <b>Owners:</b> ERRINGTON KENNETH M &amp; ERRINGTON PATRICIA  <b>Mail:</b> 4001 TOM LANE DR PENSACOLA, FL 32504  <b>Situs:</b> 4001 TOM LANE DR 32504  <b>Use Code:</b> SINGLE FAMILY RESID   <b>Taxing Authority:</b> PENSACOLA CITY LIMITS  <b>Tax Inquiry:</b> <a href="#">Open Tax Inquiry Window</a>                  Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector</p>	<p><b>Assessments</b></p> <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2019</td> <td>\$30,000</td> <td>\$92,489</td> <td>\$122,489</td> <td>\$122,489</td> </tr> <tr> <td>2018</td> <td>\$30,000</td> <td>\$85,936</td> <td>\$115,936</td> <td>\$115,936</td> </tr> <tr> <td>2017</td> <td>\$28,500</td> <td>\$78,564</td> <td>\$107,064</td> <td>\$107,064</td> </tr> </tbody> </table> <p style="text-align: center;"><b>Disclaimer</b></p> <hr/> <p style="text-align: center;"><b>Tax Estimator</b></p> <hr/> <p style="text-align: center;">&gt; <b>File for New Homestead Exemption Online</b></p>	Year	Land	Imprv	Total	Cap Val	2019	\$30,000	\$92,489	\$122,489	\$122,489	2018	\$30,000	\$85,936	\$115,936	\$115,936	2017	\$28,500	\$78,564	\$107,064	\$107,064
Year	Land	Imprv	Total	Cap Val																	
2019	\$30,000	\$92,489	\$122,489	\$122,489																	
2018	\$30,000	\$85,936	\$115,936	\$115,936																	
2017	\$28,500	\$78,564	\$107,064	\$107,064																	
<p><b>Sales Data</b></p> <table border="1"> <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>03/12/2010</td> <td>6569</td> <td>1629</td> <td>\$140,000</td> <td>WD</td> <td><a href="#">View Instr</a></td> </tr> <tr> <td>11/1990</td> <td>2939</td> <td>59</td> <td>\$100</td> <td>WD</td> <td><a href="#">View Instr</a></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)	03/12/2010	6569	1629	\$140,000	WD	<a href="#">View Instr</a>	11/1990	2939	59	\$100	WD	<a href="#">View Instr</a>	<p><b>2019 Certified Roll Exemptions</b></p> <p>None</p> <hr/> <p><b>Legal Description</b></p> <p>LT 28 BLK 7A OR 80 P 729 BELVEDERE PARK UNIT NO 2 PB 5 P 26 OR 6569 P 1629 SEC 9/11 T 1S R 29 W</p> <hr/> <p><b>Extra Features</b></p> <p>CARPOT METAL BUILDING</p>		
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03/12/2010	6569	1629	\$140,000	WD	<a href="#">View Instr</a>																
11/1990	2939	59	\$100	WD	<a href="#">View Instr</a>																

**Parcel Information** [Launch Interactive Map](#)

**Section Map Id:** 09-1S-29-2

**Approx. Acreage:** 0.2986

**Zoned:** R-1AAA

**Evacuation & Flood Information**  
[Open Report](#)


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

**Buildings**

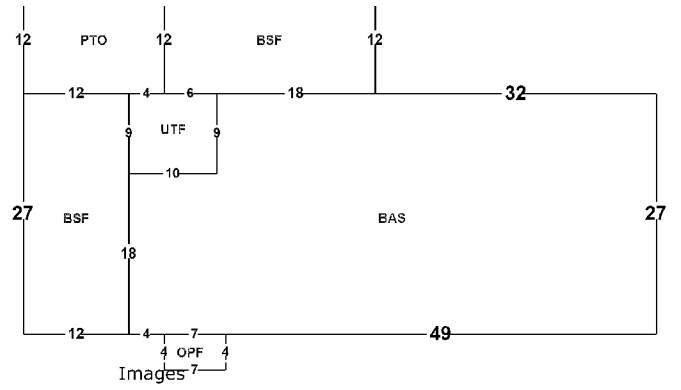
Address: 4001 TOM LANE DR, Year Built: 1963, Effective Year: 1963

<p><b>Structural Elements</b></p> <p><b>DECOR/MILLWORK-AVERAGE</b>  <b>DWELLING UNITS-1</b>  <b>EXTERIOR WALL-BRICK-COMMON</b>  <b>FLOOR COVER-CARPET</b>  <b>FOUNDATION-SLAB ON GRADE</b>  <b>HEAT/AIR-CENTRAL H/AC</b>  <b>INTERIOR WALL-DRYWALL-PLASTER</b>  <b>NO. PLUMBING FIXTURES-6</b>  <b>NO. STORIES-1</b></p>	
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**ROOF COVER-COMPOSITION SHG**  
**ROOF FRAMING-HIP**  
**STORY HEIGHT-0**  
**STRUCTURAL FRAME-WOOD FRAME**

 Areas - 2452 Total SF

**BASE AREA - 1530**  
**BASE SEMI FIN - 612**  
**OPEN PORCH FIN - 28**  
**PATIO - 192**  
**UTILITY FIN - 90**



1/14/19

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:05/14/2020 (tc.9771)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **PLEASANT VALLEY CAPITAL LLC - 18 US BANK** holder of **Tax Certificate No. 00056**, issued the **1st** day of **June, A.D., 2018** 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 28 BLK 7A OR 80 P 729 BELVEDERE PARK UNIT NO 2 PB 5 P 26 OR 6569 P 1629 SEC 9/11 T 1S R 29 W**

**SECTION 09, TOWNSHIP 1 S, RANGE 29 W**

**TAX ACCOUNT NUMBER 010869000 (0521-37)**

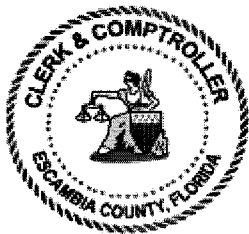
The assessment of the said property under the said certificate issued was in the name of

**KENNETH M ERRINGTON and PATRICIA ERRINGTON**

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** Monday in the month of May, which is the **3rd** day of **May 2021**.

Dated this 3rd day of June 2020.

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



# 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

<b>Part 1: Tax Deed Application Information</b>			
Applicant Name Applicant Address	PLEASANT VALLEY CAPITAL LLC - 18 US BANK % PLEASANT VALLEY CAPITAL LLC - 18 PO BOX 645040 CINCINNATI, OH 45264-5040	Application date	Apr 21, 2020
Property description	ERRINGTON KENNETH M & ERRINGTON PATRICIA 4001 TOM LANE DR PENSACOLA, FL 32504 4001 TOM LANE DR 01-0869-000 LT 28 BLK 7A OR 80 P 729 BELVEDERE PARK UNIT NO 2 PB 5 P 26 OR 6569 P 1629 SEC 9/11 T 1S R 29 W	Certificate #	2018 / 56
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5. Tax deed application fee	175.00
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7. <b>Total Paid (Lines 1-6)</b>	<b>7,438.74</b>

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

Sign here: \_\_\_\_\_  
Signature, Tax Collector or Designee
Escambia, Florida  
Date August 25th, 2020

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

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
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. <b>Total Paid (Lines 8-13)</b>	
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>05/03/2021</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS + 6.25

**Tax Collector (complete Parts 1-4)**

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**Clerk of Court (complete Part 5)**

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





**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 #: 01-0869-000 CERTIFICATE #: 2018-56

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 appear to encumber the title to said land as listed on page 2 herein. It is the responsibility of the party named above to verify receipt of each document listed. If a copy of any document listed is not received, the office issuing this Report must be contacted immediately.

**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, and any other matters that would be disclosed by an accurate survey and inspection of the premises.

This Report does not insure or guarantee the validity or sufficiency of any document attached, nor is it to be considered a title insurance policy, an opinion of title, a guarantee of title, or as any other form of guarantee or warranty of title.

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

Period Searched: February 18, 2001 to and including February 18, 2021 Abstractor: Cody Campbell

BY

Michael A. Campbell,  
As President

Dated: February 24, 2021

**PROPERTY INFORMATION REPORT**  
**CONTINUATION PAGE**

February 24, 2021

Tax Account #: 01-0869-000

1. The Grantee(s) of the last deed(s) of record is/are: **KENNETH M. ERRINGTON AND PATRICIA ERRINGTON**

**By Virtue of Warranty Deed recorded 03/16/2010 – OR 6569/1629**

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 Thomas J. Hayes and Lynn B. Hayes recorded 03/16/2010 – OR 6569/1631**

4. Taxes:

**Taxes for the year(s) 2017-2019 are delinquent.**

**Tax Account #:01-0869-000**

**Assessed Value: \$124,641**

**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 title search 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 & ABSTRACT, INC.**  
**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: TITLE SEARCH FOR TDA**

**TAX DEED SALE DATE:** MAY 03, 2021

**TAX ACCOUNT #:** 01-0869-000

**CERTIFICATE #:** 2018-56

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

Notify City of Pensacola, P.O. Box 12910, 32521  
  Notify Escambia County, 190 Governmental Center, 32502  
  Homestead for 2020 tax year.

**KENNETH M. ERRINGTON AND  
PATRICIA ERRINGTON  
4001 TOM LANE  
PENSACOLA, FL 32504**

**THOMAS J. HAYES AND  
LYNN B. HAYES  
5122 GULL POINT RD  
PENSACOLA, FL 32504**

Certified and delivered to Escambia County Tax Collector, this 24<sup>th</sup> day of February, 2021.

**PERDIDO TITLE & ABSTRACT, INC.**



BY: Michael A. Campbell, As It's President

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

**PROPERTY INFORMATION REPORT**

**February 24, 2021**

**Tax Account #:01-0869-000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 28 BLK 7A OR 80 P 729 BELVEDERE PARK UNIT NO 2 PB 5 P 26 OR 6569 P 1629 SEC 9/11 T  
1S R 29 W**

**SECTION 09, TOWNSHIP 1 S, RANGE 29 W**

**TAX ACCOUNT NUMBER 01-0869-000 (0521-37)**

THIS INSTRUMENT PREPARED BY:  
Denis A. Braslow  
Attorney at Law  
917 N. 12th Avenue  
Pensacola, FL. 32501

Parcel ID Number: 09-1S-29-1000-028-008

# Warranty Deed

This Indenture, Made this **12th** day of **March**, 2010 A.D., Between **Richard E. Mertins, Jr., Steve D. Mertins, and Michael D. Mertins, as Trustees of the Richard E. Mertins Revocable Trust, dated January 26, 1990**

of the County of **Escambia**, State of **Florida**, grantors, and **Kenneth M. Errington and Patricia Errington, husband and wife**

whose address is: **4001 Tom Lane, Pensacola, FL 32504**

of the County of **Escambia**, State of **Florida**, grantees.

**Witnesseth** that the GRANTORS, for and in consideration of the sum of

----- DOLLARS,  
and other good and valuable consideration to GRANTORS in hand paid by GRANTEEES, the receipt whereof is hereby acknowledged, have granted, bargained and sold to the said GRANTEEES and GRANTEEES' heirs, successors and assigns forever, the following described land, situate, lying and being in the County of **Escambia** State of **Florida** to wit:

**Lot 28, Block 7A, Unit No. 2, Belvedere Park, a subdivision in a portion of Sections 9 and 11, Township 1 South, Range 29 West, according to plat thereof recorded in Plat Book 5 at page 26 in the public records of Escambia County, Florida.**

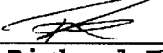
and the grantors do hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

**In Witness Whereof**, the grantors have hereunto set their hands and seals the day and year first above written.


Signed, sealed and delivered in our presence:


**Richard E. Mertins Revocable Trust, dated January 26, 1990**

  
Printed Name: Denis Braslow  
Witness

By:  Trustee (Seal)  
**Richard E. Mertins, Jr.**  
Trustee  
P.O. Address:

  
Printed Name: Terrie Langham  
Witness


By:  TRUSTEE (Seal)  
**Steve D. Mertins, Trustee**  
P.O. Address:

 Trustee (Seal)  
**Michael D. Mertins, Trustee**  
P.O. Address:

STATE OF **Florida**  
COUNTY OF **Escambia**

The foregoing instrument was acknowledged before me this **12th** day of **March**, 2010 by **Richard E. Mertins, Jr., Steve D. Mertins, and Michael D. Mertins, as Trustees on behalf of said Florida trust** who are personally known to me or who have produced their **Florida driver's license** as identification.



  
Printed Name: \_\_\_\_\_  
Notary Public  
My Commission Expires: \_\_\_\_\_

**RESIDENTIAL SALES  
ABUTTING ROADWAY MAINTENANCE DISCLOSURE**



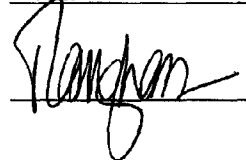



ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. Note: Acceptance for filing by County Employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of Roadway: 4001 Tom Lane  
Legal Address of Property: 4001 Tom Lane, Pensacola, FL 32504

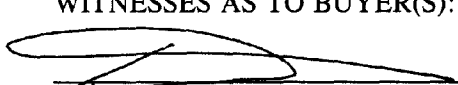
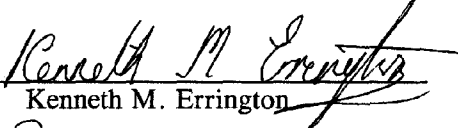
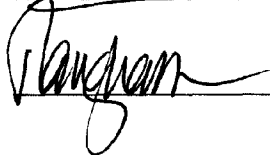
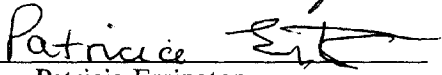
The County  has accepted ( ) has not accepted the abutting roadway for maintenance.

This form completed by: Denis A. Braslow, Attorney at Law  
917 N. 12<sup>th</sup> Avenue  
Pensacola, FL 32501

WITNESSES AS TO SELLER(S):

	
_____	Richard E. Mertins, Jr., as Trustee
	
_____	Steve D. Mertins, as Trustee
	
_____	Michael D. Mertins, as Trustee

WITNESSES AS TO BUYER(S):

	
_____	Kenneth M. Errington
	
_____	Patricia Errington

THIS FORM IS APPROVED BY THE  
ESCAMBIA COUNTY BOARD OF COUNTY  
COMMISSIONERS

THIS INSTRUMENT PREPARED BY:  
**Denis A. Braslow**  
Attorney at Law  
917 N. 12th Avenue  
Pensacola, Fl. 32501

## Real Estate Mortgage

THIS MORTGAGE made this **12th** day of **March** A.D. **2010** between  
**Kenneth M. Errington and Patricia Errington, husband and wife**

herein called Mortgagor, in consideration of the sum named in the promissory note herein described received from  
**Thomas J. Hayes and Lynn B. Hayes, husband and wife**

herein called Mortgagee, (the terms "Mortgagor" and "Mortgagee" include all parties in each capacity to this instrument and their respective heirs, personal representatives, successors and assigns; the term "note" includes all promissory notes described herein) Mortgagor hereby mortgages to Mortgagee the real property in **Escambia** County, **Florida**, described as:

**Lot 28, Block 7A, Unit No. 2, Belvedere Park, a subdivision in a portion of Sections 9 and 11, Township 1 South, Range 29 West, according to plat thereof recorded in Plat Book 5 at page 26 in the public records of Escambia County, Florida.**

**THIS MORTGAGE SECURES ONE (1) PROMISSORY NOTE OF EVEN DATE HERewith IN THE ORIGINAL PRINCIPAL AMOUNT OF \$100,000.00, PAYABLE ACCORDING TO ITS TERMS.**

**Prepayment may be made at any time without penalty.**

**If a conveyance should be made by the Mortgagor of the premises herein described, or any part thereof, without prior written consent of the Mortgagee and upon the terms and at such rate as Mortgagee shall request, then in such event, and at the option of the Mortgagee, all sums of money secured hereby shall immediately and concurrently with such conveyance become due and payable.**

**Failure by the Mortgagors herein to comply with the tax and insurance requirements set forth herein shall be a material breach of this mortgage, for which the Mortgagee would have the right to**

**(Continued on Attached)**

TOGETHER with all easements, connected therewith, improvements now or hereafter made thereon, fixtures attached thereto, any furniture or furnishings located thereon or therein and any reversions, remainders, rents, issues and profits thereof as security for the payment of the promissory note, a copy of which is attached.

AND Mortgagor hereby covenants:

1. That Mortgagor is in actual possession and seized of said real property in fee simple with full power and lawful right to mortgage the same; that said property is free from all liens and encumbrances except as set forth herein; that Mortgagor fully warrants the title to said real property and will defend the same against lawful claims of all persons whomsoever.

2. To pay all money required by said note and this mortgage, or either, promptly when due.

3. To pay all taxes, assessments, levies, liabilities, obligations and encumbrances of every description now on or which may hereafter accrue on said property, this mortgage and the debt secured hereby, or any of these, when due. If any part thereof is not paid when due, Mortgagee may pay it without waiving the option to foreclose this mortgage or any other right hereunder.

4. To pay all costs and expenses together with reasonable attorney's fees (including appellate proceedings) incurred by Mortgagee because of any default by Mortgagor under this mortgage and said note, or either.

5. To keep the improvements now or hereafter on said property insured against loss by fire or other hazards included in the terms "extended coverage" and "other perils" in the amount secured by this mortgage by an insurer approved by Mortgagee. The policy shall be held by and made payable to Mortgagee by standard New York mortgagee clause without contribution as Mortgagee's interest may appear. If any money becomes payable under such policy, then all checks for said money will be made payable to Mortgagor and Mortgagee and the proceeds shall be first applied to restore the mortgaged property to the condition it was immediately before the loss occurred and if there be any excess or if the property not so restored then Mortgagee may apply the same to the payments last due on the debt secured hereby or may permit Mortgagor to use it, or any part thereof, for other purposes without waiving or impairing any lien or right hereunder. If Mortgagor fails to obtain such policy, Mortgagee may procure it and pay therefor without waiving the option to foreclose this mortgage or any other right hereunder.

6. To permit, commit or suffer no waste, impairment or deterioration of said property or any part thereof.

7. That if said property, or any part thereof, is taken by eminent domain, Mortgagee shall have the right to receive and apply all money paid for such taking to the payments last due on the debt secured hereby or may permit Mortgagor to use it, or any part thereof, for other purposes without waiving or impairing any lien or right under this mortgage. If the remaining part of said property is inadequate security for the unpaid balance of said debt, Mortgagee may accelerate payment thereof immediately.

8. That if Mortgagee shall hold another mortgage or lien on said property, a default under such other mortgage or lien shall constitute a default under this mortgage also. Any default under this mortgage shall likewise constitute a default under such other mortgage or lien. If foreclosure proceedings under any mortgage or lien (whether held by Mortgagee or another) affecting said property are instituted, this shall constitute a default under this mortgage.

9. That Mortgagee may forbear to enforce defaults under this mortgage and said note, or either, or may extend the time for payment of any money secured hereby or may take other or additional security and may deal directly with any owner of said property in all respects pertaining to this mortgage and said note, or either, without notice to or the consent of any person liable under this mortgage and said note, or either, and without discharging or affecting the liability of any person liable under this mortgage and said note, or either.

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**Real Estate Mortgage - Page 2**

10. That the rents, profits, income, issues and revenues of said property (including any personal property located thereon or therein) are assigned and pledged as further security for the payment of the debt secured hereby with the right (but no duty) on the part of Mortgagee to demand and receive and apply them on said debt at any time after a default hereunder. If suit is instituted to foreclose or reform this mortgage or to determine the validity or priority thereof, Mortgagee shall be entitled to appointment of a receiver pendente lite without notice for said property and of all rents, income, profits, issues and revenue thereof. It is covenanted and agreed that the court shall forthwith appoint a receiver of said property and of such rents, income, profits, issues and revenues. Such appointment shall be made as a matter of strict right to Mortgagee without reference to the adequacy or inadequacy of the value of the property hereby mortgaged or to the solvency or insolvency of Mortgagor.

11. That if any dispute arises involving said note and this mortgage, or either, wherein Mortgagee incurs any costs (regardless of whether or not legal proceedings are instituted) or if any action or proceeding (including appellate proceedings) shall be maintained by any person other than Mortgagee wherein Mortgagee is made a party, all expenses incurred by Mortgagee to prosecute or defend the rights created by this mortgage and said note, or either, together with reasonable attorney's fees and costs, whether same be rendered for negotiation, trial or appellate work, shall be paid by Mortgagor.


12. That if any money secured hereby is not fully paid within **THIRTY (30)** days after it becomes due, or if any covenant or agreement of said note and this mortgage, or either, is breached, Mortgagee shall have the option to accelerate payment of the entire principal and any other money secured hereby as immediately due and payable without notice. Time is of the essence of this mortgage. Any payment made by Mortgagee under paragraphs 3, 4, 5, or 11 shall bear interest at the maximum legal rate from the date of payment and shall be secured by this mortgage. No waiver of or failure to enforce any default or obligation under this mortgage and said note, or either, shall constitute a waiver of any subsequent default or of the terms of either instrument. If there is any conflict between the terms of this mortgage and said note, the terms of this mortgage shall prevail.

**In Witness Whereof**, the mortgagors have hereunto set their hands and seals the day and year first above written.


Signed, sealed and delivered in our presence:


  
\_\_\_\_\_

**Dennis A. Braslow**  
Witness

  
\_\_\_\_\_

**Terrie Langham**  
Witness

  
\_\_\_\_\_ (Seal)  
**Kenneth M. Errington**  
P.O. Address:

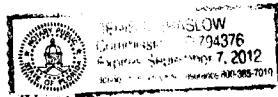
  
\_\_\_\_\_ (Seal)  
**Patricia Errington**  
P.O. Address:

**STATE OF Florida**  
**COUNTY OF Escambia**

The foregoing instrument was acknowledged before me this **12th** day of **March**, 2010 by **Kenneth M. Errington and Patricia Errington, husband and wife**

who are personally known to me or who have produced their **Florida driver's license** as identification.

\_\_\_\_\_  
**Printed Name:**  
**Notary Public**  
My Commission Expires:





**Real Estate Mortgage - Page 3**

**foreclosure.**

**Mortgagor will provide to Mortgagee proof of renewal of insurance coverage at each renewal period.**

**PAM CHILDERS**  
 CLERK OF THE CIRCUIT COURT  
 ARCHIVES AND RECORDS  
 CHILDSUPPORT  
 CIRCUIT CIVIL  
 CIRCUIT CRIMINAL  
 COUNTY CIVIL  
 COUNTY CRIMINAL  
 DOMESTIC RELATIONS  
 FAMILY LAW  
 JURY ASSEMBLY  
 JUVENILE  
 MENTAL HEALTH  
 MIS  
 OPERATIONAL SERVICES  
 PROBATE  
 TRAFFIC



**COUNTY OF ESCAMBIA  
 OFFICE OF THE  
 CLERK OF THE CIRCUIT COURT**

**BRANCH OFFICES  
 ARCHIVES AND RECORDS  
 JUVENILE DIVISION  
 CENTURY**

CLERK TO THE BOARD OF  
 COUNTY COMMISSIONERS  
 OFFICIAL RECORDS  
 COUNTY TREASURY  
 AUDITOR

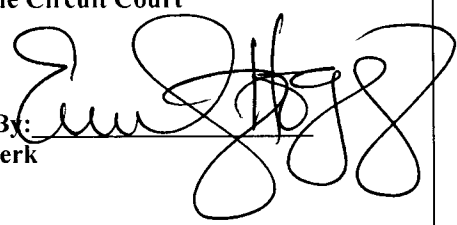
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
 Tax Certificate Redeemed From Sale  
 Account: 010869000 Certificate Number: 000056 of 2018**

**Payor: KENNETH M ERRINGTON AND PATRICIA ERRINGTON 4001 TOM LANE DR  
 PENSACOLA, FL 32504 Date 03/05/2021**

Clerk's Check #	6609202388	Clerk's Total	\$58.07
Tax Collector Check #	1	Tax Collector's Total	\$8,895.54
		Postage	\$30.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$9,500.61</del>

**\$8896.44**  
~~\$58.07~~  
~~\$8,895.54~~  
~~\$30.00~~  
~~\$10.00~~  
~~\$7.00~~  
~~\$9,500.61~~  
**\$8913.44**

**PAM CHILDERS  
 Clerk of the Circuit Court**

Received By:   
 Deputy Clerk

**PAM CHILDERS**  
 CLERK OF THE CIRCUIT COURT  
 ARCHIVES AND RECORDS  
 CHILDSUPPORT  
 CIRCUIT CIVIL  
 CIRCUIT CRIMINAL  
 COUNTY CIVIL  
 COUNTY CRIMINAL  
 DOMESTIC RELATIONS  
 FAMILY LAW  
 JURY ASSEMBLY  
 JUVENILE  
 MENTAL HEALTH  
 MIS  
 OPERATIONAL SERVICES  
 PROBATE  
 TRAFFIC



**BRANCH OFFICES**  
**ARCHIVES AND RECORDS**  
**JUVENILE DIVISION**  
**CENTURY**

CLERK TO THE BOARD OF  
 COUNTY COMMISSIONERS  
 OFFICIAL RECORDS  
 COUNTY TREASURY  
 AUDITOR

**COUNTY OF ESCAMBIA**  
**OFFICE OF THE**  
**CLERK OF THE CIRCUIT COURT**

**Case # 2018 TD 000056**  
**Redeemed Date 03/05/2021**

**Name KENNETH M ERRINGTON AND PATRICIA ERRINGTON 4001 TOM LANE DR PENSACOLA, FL 32504**

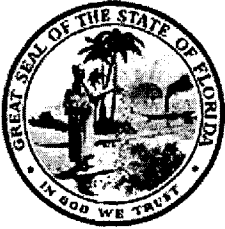
Clerk's Total = TAXDEED	\$ <del>558.07</del>	889644
Due Tax Collector = TAXDEED	\$8,895.54	
Postage = TD2	\$30.00	
ResearcherCopies = TD6	\$0.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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**FINANCIAL SUMMARY**

No Information Available - See Dockets



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

**Tax Deed - Redemption Calculator**

Account: 010869000 Certificate Number: 000056 of 2018

Redemption  Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="05/03/2021"/>	Redemption Date <input type="text" value="03/05/2021"/>
Months	13	11
Tax Collector	<input type="text" value="\$7,438.74"/>	<input type="text" value="\$7,438.74"/>
Tax Collector Interest	\$1,450.55	\$1,227.39
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$8,895.54	<input type="text" value="\$8,672.38"/> <b>ITC</b>
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$91.07	\$77.06
Total Clerk	\$558.07	<input type="text" value="\$544.06"/> <b>CH</b>
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$30.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$9,500.61	\$9,233.44
	Repayment Overpayment Refund Amount	\$267.17
Book/Page	<input type="text" value="8306"/>	<input type="text" value="1463"/>

## RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8306, Page 1463, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00056, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 010869000 (0521-37)

DESCRIPTION OF PROPERTY:

LT 28 BLK 7A OR 80 P 729 BELVEDERE PARK UNIT NO 2 PB 5 P 26 OR 6569 P 1629 SEC 9/11 T  
1S R 29 W

SECTION 09, TOWNSHIP 1 S, RANGE 29 W

NAME IN WHICH ASSESSED: KENNETH M ERRINGTON and PATRICIA ERRINGTON

Dated this 5th day of March 2021.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk