

PROPERTY 21 INFORMATION

Property Address: 1469 Sanders Road, Graceville, FL, 32440

Auction Date: Tuesday, October 8, 2024, at 2 pm

Property Size: 1.0 Acres

Assessor's Parcel Numbers: 31-7N-12-0000-0040-0031

Property Taxes: Jackson County 2023 - \$173.75

Important Selling Features:

- 🌿 1-acre (+/-) lot located at 1469 Sanders Road in Graceville, FL
- 🌿 Features a tranquil pond, adding natural beauty to the property
- 🌿 Essential utilities already in place: electric, septic, and a well
- 🌿 Ideal for building a dream home or creating a peaceful retreat
- 🌿 Combines the serenity of rural living with the convenience of ready infrastructure
- 🌿 Rare find with both natural beauty and essential utilities available
- 🌿 Unique opportunity to own a well-prepared lot in Graceville



PROPERTY 21 TAX CARD

Jackson County, FL

Owner Information

Primary Owner
[PACKHOUSE TALK LLC](#)
 PO BOX 37003
 TALLAHASSEE, FL 32315

Parcel Summary

ParcelID 31-7N-12-0000-0040-0031
 Location 1469 SANDERS RD Graceville
 Address
 Brief Tax OR 829 P 554 D.I.E. COMM AT NEC OF W1/2 OF N1/2 OF SE1/4 OF NW1/4, RUN S 208 FT TO BEG, RUN W 208 FT, S 208 FT, E 208 FT, N 208 FT TO POB... OR 1666 P 746
 Description (Note: *The Description above is not to be used on legal documents.)
 Property VACANT/EXTRA FEATURE 0070
 Use Code (Note: *The Use Code is a Dept. of Revenue (DOR) code. For zoning information, please contact the Jackson County Community Development office at (850) 482-9637. For zoning information within a [CITY/TOWN](#), please contact that [CITY/TOWN](#) hall.)
 SecTwpRng 31-7N-12
 Tax District 15
 MillageRate 12.378
 Acreage 1
 Homestead N

[View Map](#)

*THIS MAP IS NOT A SURVEY.

Land Information

Land Use	Number of Units	Unit Type	Frontage	Depth
000000 - VAC	1	AC	0	0

Extra Features

Code	Description	Length x Width	Area	Year Built
0955	SEPTIC TANK	0 x 0 x	1	2005
0953	WELL	0 x 0 x	1	2005
0072	ALUMINUM CARPORT	20 x 18 x	360	1999

Sales

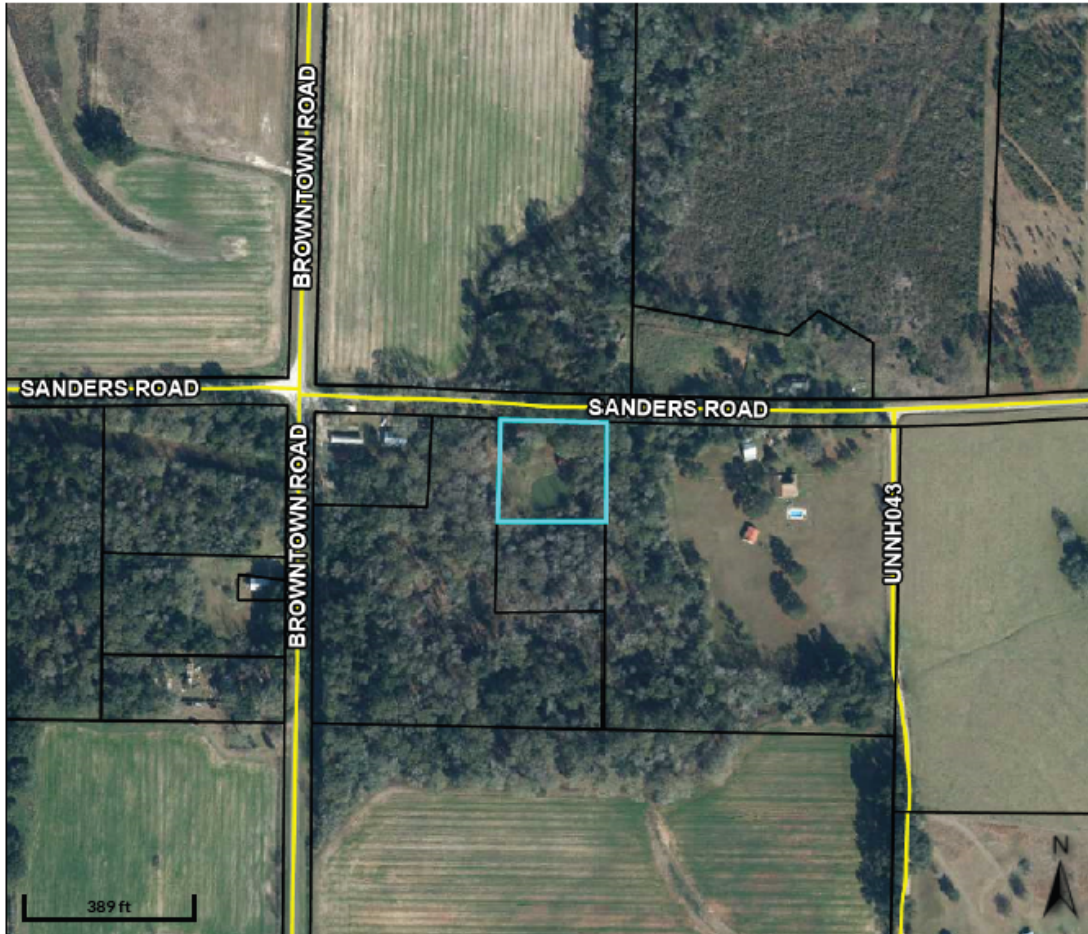
Multi Parcel	Sale Date	Sale Price	Instrument	Book/Page	Qualification	Vacant/Improved	Grantor	Grantee
N	8/11/2020	\$2,000	TX	1666/746	Unqualified	Vacant	CLERK OF COURT	PACKHOUSE TALK LLC
N	8/21/2001	\$100	WD	829/554	Unqualified	Vacant	ROBERT ALLEN HENDERSON	RANDELL SKIPPER

Valuation

	2023 Certified Values	2022 Certified Values
Building Value	\$0	\$0
Extra Features Value	\$4,722	\$4,770
Land Value	\$8,500	\$8,000
Land Agricultural Value	\$0	\$0
Agricultural (Market) Value	\$8,500	\$8,000
Just (Market) Value	\$13,222	\$12,770
Assessed Value	\$13,222	\$12,470
Exempt Value	\$0	\$0
Taxable Value	\$13,222	\$12,470
Maximum Save Our Homes Portability	\$0	\$300

PROPERTY 21 TAX MAP

 Jackson County, FL



Overview



Legend

-  Parcels
-  Roads

Parcel ID	31-7N-12-0000-0040-0031	Alternate ID	12 N 731000000400031	Owner Address	PACKHOUSE TALK LLC
Sec/Twp/Rng	31-7N-12	Class	VACANT/EXTRA FEATURE		PO BOX 37003
Property Address	1469 SANDERS RD Graceville	Acreage	1.0		TALLAHASSEE, FL 32315
District	15				
Brief Tax Description	OR 829 P 554 D.I.E. COMM AT <i>(Note: Not to be used on legal documents)</i>				

This map has been compiled from the most authentic information available and is to be used for assessment purposes only. Jackson County Property Appraiser's Office assumes no responsibility for errors and/or omissions contained herein. **THIS MAP IS NOT A SURVEY.**

Date created: 7/31/2024
Last Data Uploaded: 7/31/2024 7:41:47 AM

Developed by  Schneider
GEOSPATIAL

PROPERTY 21 TAX BILL



Jackson County

[Print Bill](#)

Notice Of AD Valorem Taxes & Non-AD Valorem Assessments

Bill # R 3724000 2023

R 31-7N-12-0000-0040-0031

REAL ESTATE TAX/NOTICE RECEIPT FOR JACKSON COUNTY

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	TAX AMOUNT
SCHOOL-RLE	.00317400	\$41.97
COUNTY	.00794500	\$105.05
NW FL WATER MGMNT	.00002340	\$0.31
SCHOOL-DISC	.00199800	\$26.42
TOTAL AD-VALOREM:		\$173.75

**PACKHOUSE TALK LLC
PO BOX 37003
TALLAHASSEE , FL 32315**

**1.000 ACRES
OR 829 P 554 D.I.E. COMM AT
NEC OF W1/2 OF N1/2 OF SE1/4
OF NW1/4, RUN S 208 FT TO BEG,
RUN W 208 FT, S 208 FT, E 208**

NON-AD VALOREM ASSESSMENTS

TAXING AUTHORITY	TAX AMOUNT
TOTAL NON-AD VALOREM:	\$0.00

COMBINED TAXES & ASMTS: \$173.75
DISCOUNT: \$0.00
UNPAID BALANCE: \$0.00

FAIR MKT VALUE	\$13,222.00	DIST	19
ASSESS	\$13,222.00	EXEMPT VALUE	\$0.00
TAXABLE VALUE	\$13,222.00		

Exemptions:

**** PAID ****

**Property Address:
1469 SANDERS RD Graceville 32440**

Last Payment: 03/29/2024 **Receipt Number: 262374**
Amount Collected: \$173.75 **Discount Amount: \$0.00**

Tax Roll Property Summary

Parcel	Roll Type	Year	Original Gross Tax	Original Assessments	Date Paid	Amount Paid	Total Unpaid
317N12000000400031	R	2023	\$173.75	\$0.00	3/29/2024	\$173.75	\$0.00
317N12000000400031	R	2022	\$155.83	\$0.00	11/29/2022	\$149.60	\$0.00
317N12000000400031	R	2021	\$284.15	\$0.00	11/30/2021	\$272.78	\$0.00
317N12000000400031	R	2020	\$0.00	\$0.00	N/A	\$0.00	\$0.00
317N12000000400031	R	2019	\$0.00	\$0.00	N/A	\$0.00	\$0.00
317N12000000400031	R	2018	\$0.00	\$0.00	N/A	\$0.00	\$0.00
317N12000000400031	R	2017	\$0.00	\$0.00	N/A	\$0.00	\$0.00
317N12000000400031	R	2016	\$0.00	\$0.00	N/A	\$0.00	\$0.00
317N12000000400031	R	2015	\$0.00	\$0.00	N/A		0.00



All rights reserved. Copyright ©1999-2023 [Privacy Policy](#)

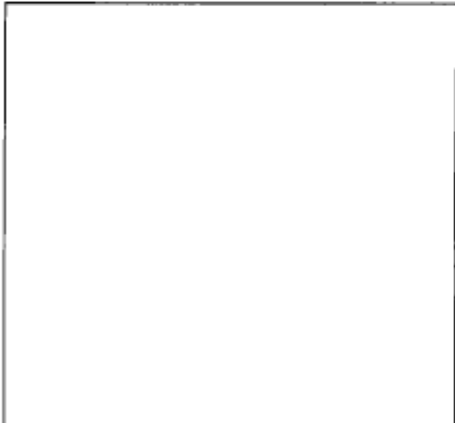
PROPERTY 21 TAX DEED

DR-506 R. 04/16
Rule 12D-16.002
Florida Administrative Code
Eff. 04/16

Tax deed file number 3083 of 2012
Parcel ID number 31-7n-12-0000-0040-0030

TAX DEED

Jackson County, Florida



For official use only

Tax Certificate numbered 3083 of 2012 issued on May 31st, 2012, was filed in the office of the tax collector of Jackson County, Florida. An application has been made for the issuance of a tax deed. The applicant has paid or redeemed all other taxes or tax certificates on the land as required by law. The notice of sale, including the cost and expenses of this sale, has been published as required by law. No person entitled to do so has appeared to redeem the land. On the 11th day of August, 2020, the land was offered for sale. It was sold to Packhouse Talk, LLC address PO BOX 37003, Tallahassee, FL 32315, who was the highest bidder and has paid the sum of the bid as required by law.

The lands described below, including any inherited property, buildings, fixtures, and improvements of any kind and description, situated in this County and State.

Description of lands: See Attached	Inst: 202032010319 Date: 10/02/2020 Time: 9:27AM Page 1 of 2 B: 1666 P: 746, Clayton O. Rooks III, Clerk of Court Jackson, County, By: TW Deputy Clerk Doc Stamp-Deed: 14.00
---------------------------------------	---

On August 11th, 2020, in Jackson County, Florida, for the sum of (\$ 1,992.08) Dollars, the amount paid as required by law.

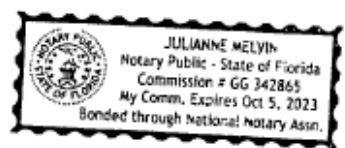
Witnesses: Taylor Hobbs
Signature
 TAYLOR HOBBS
Print Name
Tabitha Pumphrey
Signature
 TABITHA PUMPHREY
Print Name

Clayton O. Rooks III (Seal)
 Clayton O. Rooks, III
 Clerk of Court or County Comptroller
 Jackson County, Florida

Jackson County, Florida
On this 11th day of August, 2020, before me personally appeared Clayton O. Rooks, III, Clerk of the Circuit Court or County Comptroller in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and office seal date aforesaid

Julianne Melvin
 JULIANNE MELVIN



Jackson County Tax Search Henderson Search Affidavit

EXHIBIT "A"

BEGINNING at the NE Corner of the W 1/2 of the N 1/2 of the SE 1/4 of the NW 1/4 of Section 31, Township 7 North, Range 12 West, thence proceed West 208 feet, thence South 208 feet, thence run East 208 feet, thence run North 208 feet to the POINT OF BEGINNING.

LESS AND EXCEPT

BEGINNING at the NE Corner of the W 1/2 of the N 1/2 of the SE 1/4 of the NW 1/4 of Section 31, Township 7 North, Range 12 West, thence proceed South along forty line for a distance of 208 feet to a POINT OF BEGINNING; thence run West 208 feet, thence South 208 feet, thence run East 208 feet, thence run North 208 feet to the POINT OF BEGINNING, containing one acre, more or less.

Inst: 202032010319 Date: 10/02/2020 Time: 9:27AM
Page 2 of 2 B: 1666 P: 747, Clayton O. Rooks III, Clerk of Court
Jackson, County, By: TW
Deputy ClerkDoc Stamp-Deed: 14.00



PROPERTY 22 INFORMATION

Property Address: Union Hill Subdivision, Marianna, Florida, 32446

Auction Date: Tuesday, October 8, 2024, at 2 pm

Property Size: 8.87 Acres

Assessor's Parcel Numbers: 32-5N-10-0415-00G0-0000

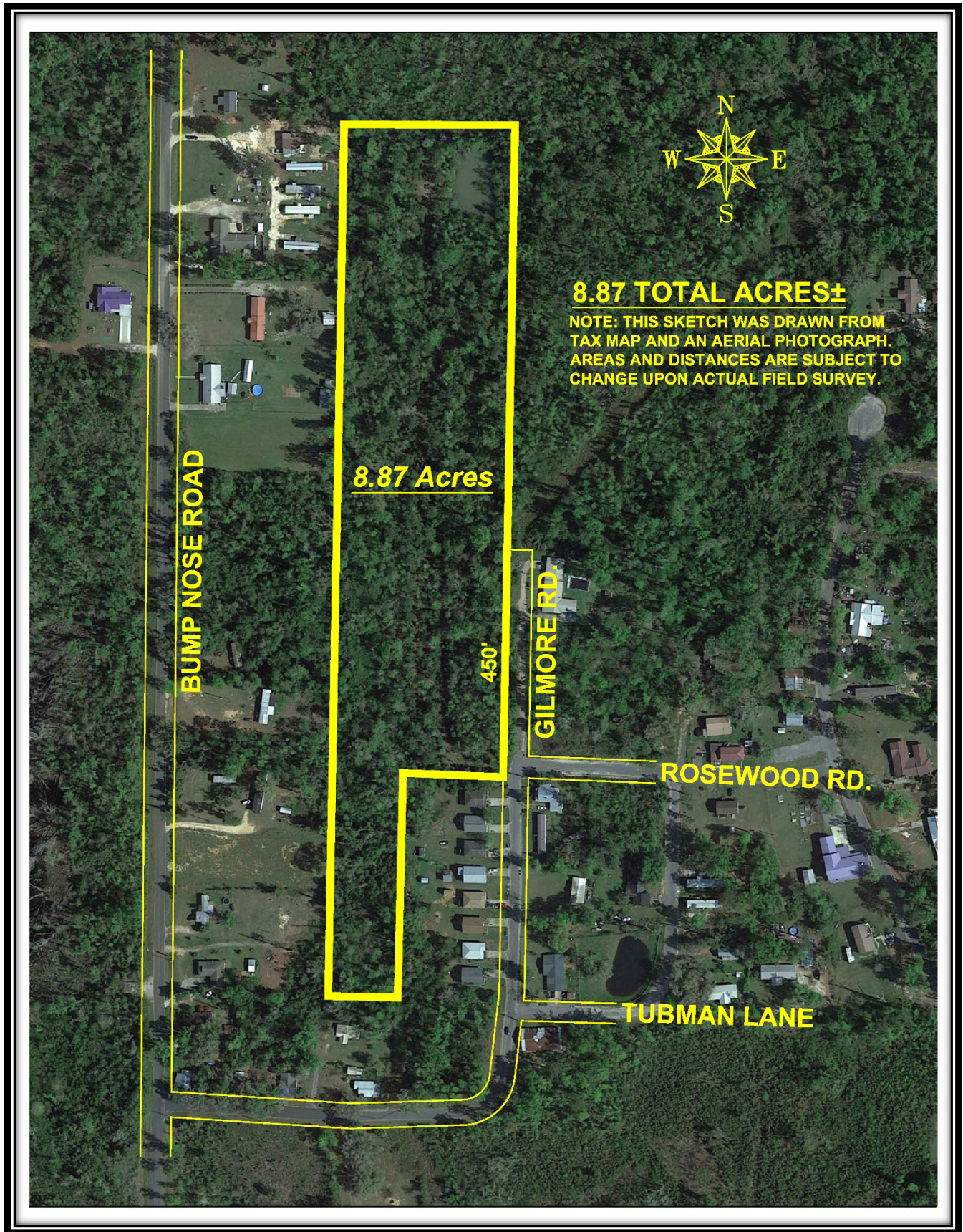
Property Taxes: Jackson County 2023 - \$710.11

Important Selling Features:

- ✦ Expansive 8.87-acre (+/-) residential wooded lot in the Union Hill Subdivision, Marianna, FL
- ✦ Perfect for building a dream estate or a secluded retreat in a serene, private environment
- ✦ Surrounded by lush greenery, offering ample space for various possibilities, including multiple homesites
- ✦ Combines the tranquility of country living with convenient proximity to Marianna's amenities
- ✦ Unique opportunity to own a substantial piece of land in a desirable location



PROPERTY 22 AERIAL MAP



PROPERTY 22 TAX CARD

Jackson County, FL

Owner Information

Primary Owner
[PACKHOUSE TALK LLC](#)
 P O BOX 37003
 TALLAHASSEE, FL 32315

Parcel Summary

ParcelID 32-5N-10-0415-00G0-0000
 Location *Marianna
 Address
 Brief Tax Description BLKS G,H,I,L,M UNION HILL SUBDV... OR 808 P 140 OR 887 P 579 OR 1427 P 748
 (Note: *The Description above is not to be used on legal documents.)
 Property Use Code VACANT 0000
 (Note: *The Use Code is a Dept. of Revenue (DOR) code. For zoning information, please contact the Jackson County Community Development office at (850) 482-9637. For zoning information within a [CITY/TOWN](#), please contact that [CITY/TOWN](#) hall.)
 SecTwpRng 32-5N-10
 Tax District 10
 MillageRate 15.3765
 Acreage 8.87
 Homestead N

[View Map](#)

*THIS MAP IS NOT A SURVEY.

Land Information

Land Use	Number of Units	Unit Type	Frontage	Depth
000000 - VAC	110	LT	0	0

Sales

Multi Parcel	Sale Date	Sale Price	Instrument	Book/Page	Qualification	Vacant/Improved	Grantor	Grantee
N	7/1/2014	\$8,500	TX	1427/748	Unqualified	Vacant	CLERK OF THE COURT	PACKHOUSE TALK LLC
N	3/8/2001	\$50,000	WD	808/140	Qualified	Vacant	WIREGRASS HOMEBUILDERS INC	THREE RIVERS HOUSING FOUNDATION INC

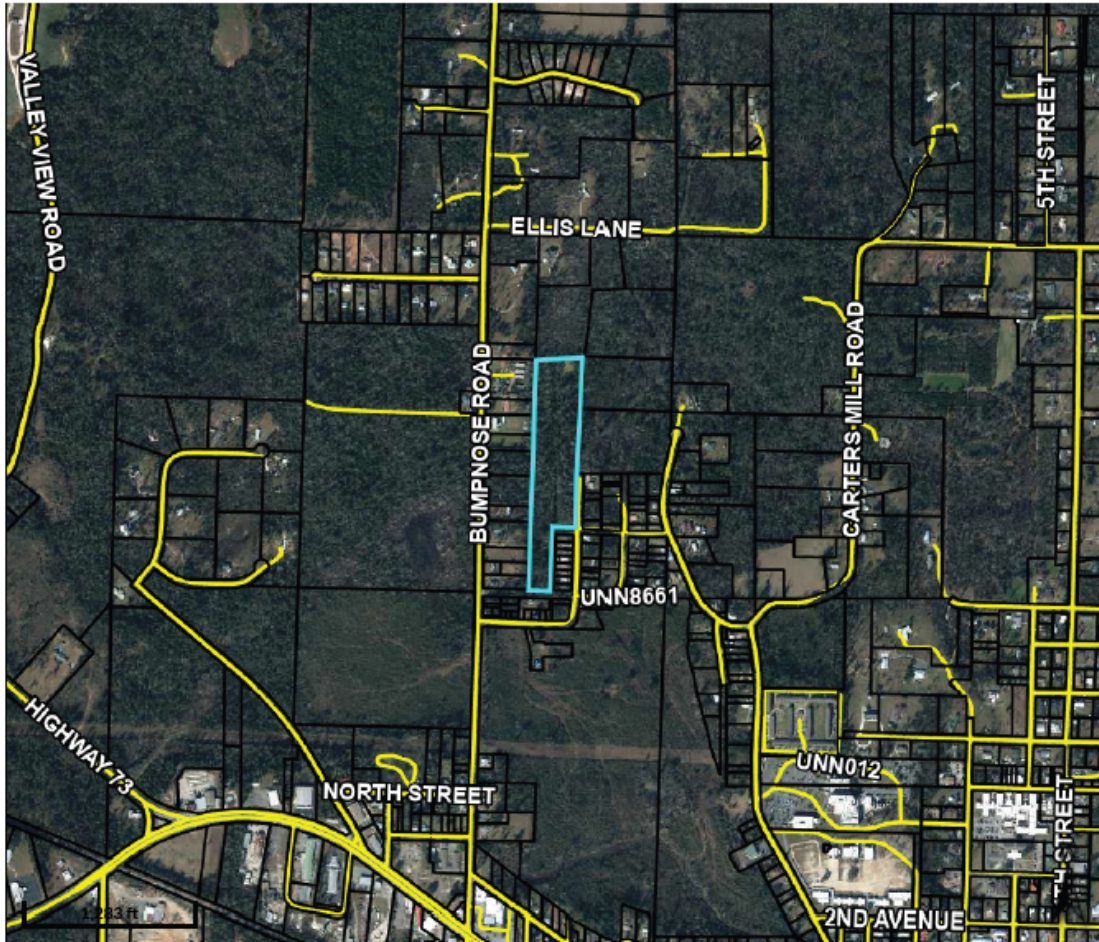
Valuation

	2023 Certified Values	2022 Certified Values
Building Value	\$0	\$0
Extra Features Value	\$0	\$0
Land Value	\$44,000	\$44,000
Land Agricultural Value	\$0	\$0
Agricultural (Market) Value	\$44,000	\$44,000
Just (Market) Value	\$44,000	\$44,000
Assessed Value	\$44,000	\$44,000
Exempt Value	\$0	\$0
Taxable Value	\$44,000	\$44,000
Maximum Save Our Homes Portability	\$0	\$0



PROPERTY 22 TAX MAP

 Jackson County, FL



Overview



Legend

-  Parcels
-  Roads

Parcel ID	32-5N-10-0415-00G0-0000	Alternate ID	10 N 532041500G00000	Owner Address	PACKHOUSE TALK LLC
Sec/Twp/Rng	32-5N-10	Class	VACANT		P O BOX 37003
Property Address *		Acreage	8.87		TALLAHASSEE, FL 32315
	Marianna				
District	10				
Brief Tax Description	BLKS G,H,I,L,M UNION HILL				
	(Note: Not to be used on legal documents)				

This map has been compiled from the most authentic information available and is to be used for assessment purposes only. Jackson County Property Appraiser's Office assumes no responsibility for errors and/or omissions contained herein. **THIS MAP IS NOT A SURVEY.**

Date created: 7/31/2024
 Last Data Uploaded: 7/31/2024 7:41:47 AM

Developed by  Schneider
 GEOSPATIAL

PROPERTY 22 TAX BILL



Jackson County

[Print Bill](#)

Notice Of AD Valorem Taxes & Non-AD Valorem Assessments

Bill # R 2033400 2023

R 32-5N-10-0415-00G0-0000

REAL ESTATE TAX/NOTICE RECEIPT FOR JACKSON COUNTY

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	TAX AMOUNT
SCHOOL-RLE	.00317400	\$139.66
COUNTY	.00794500	\$349.58
MARIANNA	.00299850	\$131.93
NW FL WATER MGMNT	.00002340	\$1.03
SCHOOL-DISC	.00199800	\$87.91
TOTAL AD-VALOREM:		\$710.11

PACKHOUSE TALK LLC
P O BOX 37003
TALLAHASSEE , FL 32315

8.870 ACRES
 BLKS G,H,I,L,M UNION HILL
 SUBDV... OR 808 P 140 OR 887
 P 579 OR 1427 P 748

NON-AD VALOREM ASSESSMENTS

TAXING AUTHORITY	TAX AMOUNT
TOTAL NON-AD VALOREM:	\$0.00
COMBINED TAXES & ASMTS:	\$710.11
DISCOUNT:	\$0.00
UNPAID BALANCE:	\$0.00

FAIR MKT VALUE	\$44,000.00	DIST	10
ASSESS	\$44,000.00	EXEMPT VALUE	\$0.00
TAXABLE VALUE	\$44,000.00		

**** PAID ****

Exemptions:

Property Address:
 * Marianna 32446

Last Payment: 03/29/2024 Receipt Number: 262376
 Amount Collected: \$710.11 Discount Amount: \$0.00

Tax Roll Property Summary

Parcel	Roll Type	Year	Original Gross Tax	Original Assessments	Date Paid	Amount Paid	Total Unpaid
325N10041500G00000	R	2023	\$710.11	\$0.00	3/29/2024	\$710.11	\$0.00
325N10041500G00000	R	2022	\$676.57	\$0.00	11/29/2022	\$649.51	\$0.00
325N10041500G00000	R	2021	\$696.45	\$0.00	11/30/2021	\$668.59	\$0.00
325N10041500G00000	R	2020	\$710.62	\$0.00	11/30/2020	\$682.20	\$0.00
325N10041500G00000	R	2019	\$740.90	\$0.00	11/29/2019	\$711.26	\$0.00
325N10041500G00000	R	2018	\$733.72	\$0.00	12/3/2018	\$704.37	\$0.00
325N10041500G00000	R	2017	\$734.84	\$0.00	11/30/2017	\$705.45	\$0.00
325N10041500G00000	R	2016	\$723.37	\$0.00	11/30/2016	\$694.44	\$0.00
325N10041500G00000	R	2015	\$738.50	\$0.00	11/25/2015	\$708.96	0.00



All rights reserved. Copyright ©1999-2023 [Privacy Policy](#)

PROPERTY 22 TAX DEED

Tax Deed File No. 1062 OF 2009
Property Identification No. 32-5N-10-0415-00G0-0000

BOOK **1427** PAGE **0748**
FILED
CLERK OF THE CIRCUIT COURT
JACKSON COUNTY, FLORIDA
2014 JUL 1 PM 1 23
DALE RABON GUTHRIE

Tax Deed

State of Florida

County of Jackson

Inst: [redacted] Date: 7/3/2014 Time: 11:10 AM
Doc Stamp-Deed: 55.50
DC: Dale Rabon Guthrie, Jackson County Page 1 of 1 B: 1427 P: 748

FOR OFFICIAL USE ONLY

The following Tax Sale Certificate Numbered 1062 OF 2009 issued on 06/01/2009 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 01st day of July, 2014, offered for sale as required by law for cash to the highest bidder and was sold to Packhouse Talk, LLC.

whose address is PO BOX 37003 Tallahassee, FL 32315, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.

Now, on this 01st day of July, 2014 in the County of Jackson, State of Florida, in consideration of the sum of \$ 8,476.43 Dollars,

being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

32-5N-10-0415-00G0-0000

BLOCKS G, H, I, L AND M OF UNION HILL SUBDIVISION, ACCORDING TO MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, JACKSON COUNTY, FLORIDA.

Witness:

~~Tabitha Pumphrey~~

~~Jeanie Hooppell~~

Tabitha Pumphrey
Jeanie Hooppell

State of Florida

Dale Rabon Guthrie

Clerk of Circuit Court or County Comptroller
DALE RABON GUTHRIE

Jackson

County, Florida

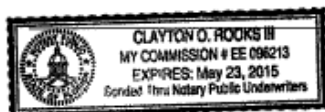
County of Jackson

On this 01st day of July, 2014, before me CLAYTON O. ROOKS III personally appeared DALE RABON GUTHRIE

Clerk of the Circuit Court or County Comptroller in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and office seal date aforesaid.
THIS INSTRUMENT PREPARED BY:
DALE RABON GUTHRIE
P O DRAWER 510
Marianna, FL 32447

Clayton O. Rooks III



Clerk Form DR-508 Rev. 8/2005

PROPERTY 23 INFORMATION

Property Address: 852 Pelham Avenue, Graceville, Florida, 32440

Auction Date: Tuesday, October 8, 2024, at 2 pm

Property Size: 0.48 Acres

Assessor's Parcel Numbers: 34-7N-13-0000-0040-0020

Property Taxes: Jackson County 2023 - \$51.42

Important Selling Features:

- 🌿 .48-acre (+/-) lot located at 852 Pelham Ave, Graceville, FL
- 🌿 Features a house with potential for investment or renovation
- 🌿 Located in a quiet, friendly neighborhood in the heart of Graceville
- 🌿 Mobile home currently on the lot is not included in the sale
- 🌿 Great opportunity to create a charming residence or investment property



PROPERTY 23 AERIAL MAP



PROPERTY 23 TAX CARD

Jackson County, FL

Owner Information

Primary Owner
[PACKHOUSE TALK LLC](#)
 P O BOX 37003
 TALLAHASSEE, FL 32315

Parcel Summary

ParcelID 34-7N-13-0000-0040-0020
 Location 852 PELHAM AVE Graceville
 Address
 Brief Tax Description OR 681 P 864 COMM AT SWC, RUN N 32° W 1450.50 FT, N 85° E 1827.15 FT, N 85° E 304.73 FT, N 1274.43 FT, N 86° E 113.92 FT TO INTERS WITH N RTWY OF PELHAM ST & TO BEGIN, RUN N 210 FT, N 88° W 100 FT, S 210 FT TO INTERS WITH N RTWY N 88° E ALONG N RTWY 100 FT TO POB... OR 1091 P 956 OR 1427 P 744
 (Note: *The Description above is not to be used on legal documents.)
 Property Use Code VACANT 0000
 (Note: *The Use Code is a Dept. of Revenue (DOR) code. For zoning information, please contact the Jackson County Community Development office at (850) 482-9637. For zoning information within a CITY/TOWN, please contact that CITY/TOWN hall.)
 SecTwpRng 34-7N-13
 Tax District 6
 MillageRate 16.378
 Acreage 0.48
 Homestead N

[View Map](#)

*THIS MAP IS NOT A SURVEY.

Land Information

Land Use	Number of Units	Unit Type	Frontage	Depth
000000 - VAC	1	LT	0	0

Sales

Multi Parcel	Sale Date	Sale Price	Instrument	Book/Page	Qualification	Vacant/Improved	Grantor	Grantee
N	7/1/2014	\$2,200	TX	1427/744	Unqualified	Vacant	CLERK OF THE COURT	PACKHOUSE TALK LLC
N	7/5/2006	\$100	QC	1091/956	Unqualified	Vacant	FRED BELLAMY	LUCRETIA BELLAMY
N	3/11/1998	\$4,000	WD	681/864	Qualified	Vacant	TINDEL CONSTRUCTION CO INC	FRED A/LUCRETIA B BELLAMY

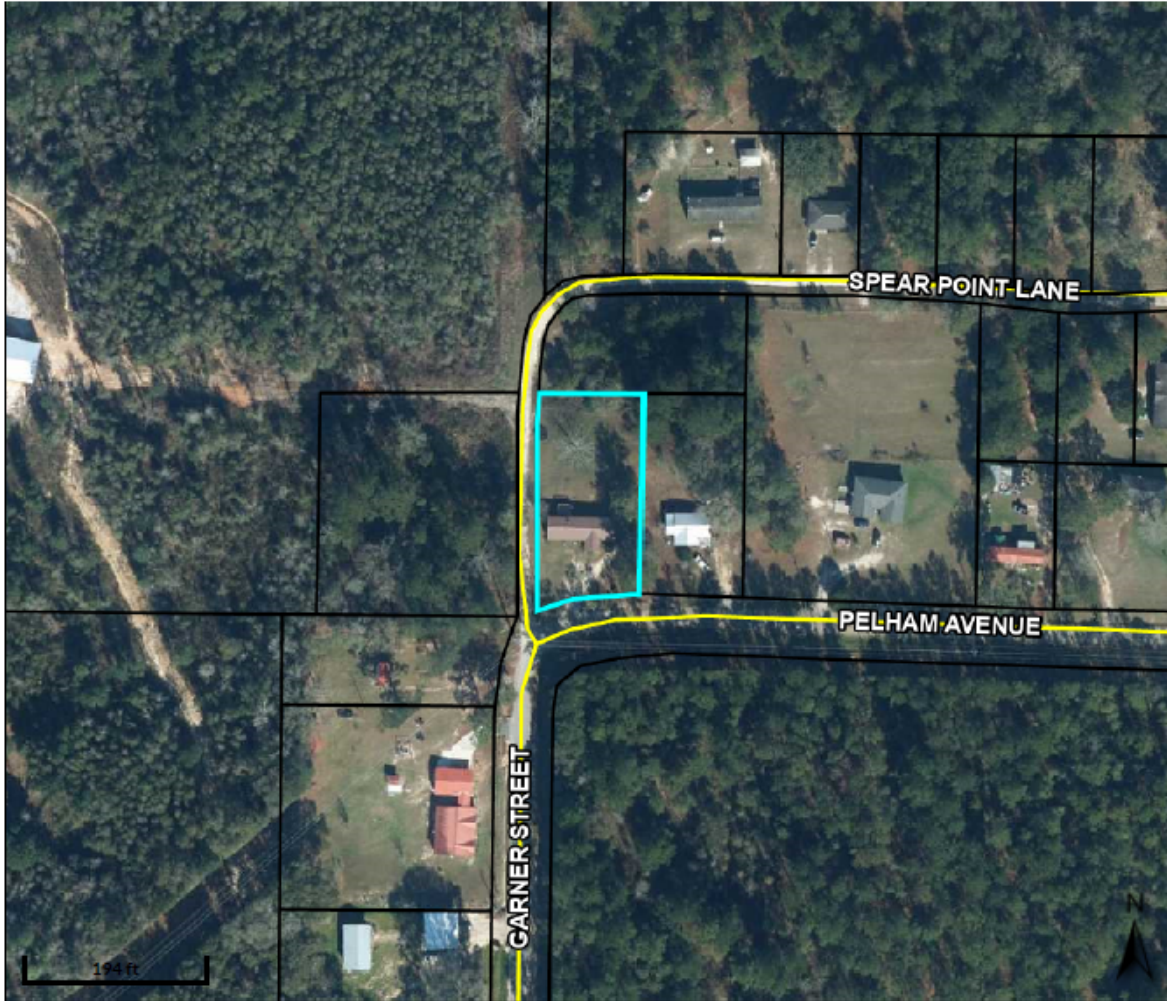
Valuation

	2023 Certified Values	2022 Certified Values
Building Value	\$0	\$0
Extra Features Value	\$0	\$0
Land Value	\$3,000	\$3,000
Land Agricultural Value	\$0	\$0
Agricultural (Market) Value	\$3,000	\$3,000
Just (Market) Value	\$3,000	\$3,000
Assessed Value	\$3,000	\$3,000
Exempt Value	\$0	\$0
Taxable Value	\$3,000	\$3,000
Maximum Save Our Homes Portability	\$0	\$0



PROPERTY 23 TAX MAP



 **qPublic.net**TM Jackson County, FL



Overview



Legend

-  Parcels
-  Roads

Parcel ID	34-7N-13-0000-0040-0020	Alternate ID	13 N 734000000400020	Owner Address	PACKHOUSE TALK LLC
Sec/Twp/Rng	34-7N-13	Class	VACANT		P O BOX 37003
Property Address	852 PELHAM AVE Graceville	Acreege	0.48		TALLAHASSEE, FL 32315

District 6
 Brief Tax Description OR 681 P 864 COMM AT
 (Note: Not to be used on legal documents)

This map has been compiled from the most authentic information available and is to be used for assessment purposes only. Jackson County Property Appraiser's Office assumes no responsibility for errors and/or omissions contained herein. **THIS MAP IS NOT A SURVEY.**

Date created: 7/31/2024
 Last Data Uploaded: 7/31/2024 7:41:47 AM

Developed by  **Schneider**
 GEOSPATIAL

PROPERTY 23 TAX BILL



Jackson County

[Print Bill](#)

Notice Of AD Valorem Taxes & Non-AD Valorem Assessments

Bill # R 1453300 2023

R 03-4N-10-0000-0750-0000

REAL ESTATE TAX/NOTICE RECEIPT FOR JACKSON COUNTY

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	TAX AMOUNT
SCHOOL-RLE	.00317400	\$6.67
COUNTY	.00794500	\$16.68
MARIANNA	.00299850	\$6.30
NW FL WATER MGMNT	.00002340	\$0.05
SCHOOL-DISC	.00199800	\$4.20
TOTAL AD-VALOREM:		\$33.90

**PACKHOUSE TALK LLC
P O BOX 37003
TALLAHASSEE , FL 32315**

0.189 ACRES
DB 356 P 368 OR 259 P 467
COMM AT SE INTERS OF RTWY OF
OLD GREENWOOD-MARIANNA RD &
DAVIS ST, GO W/LY ALONG S RTWY

NON-AD VALOREM ASSESSMENTS

TAXING AUTHORITY	TAX AMOUNT
TOTAL NON-AD VALOREM:	\$0.00
COMBINED TAXES & ASMTS:	\$33.90
DISCOUNT:	\$0.00
UNPAID BALANCE:	\$0.00

FAIR MKT VALUE	\$2,100.00	DIST	10
ASSESS	\$2,100.00	EXEMPT VALUE	\$0.00
TAXABLE VALUE	\$2,100.00		

**** PAID ****

Exemptions:

Property Address:
4517 JACKSON ST Marianna 32448

Last Payment: 03/29/2024 **Receipt Number:** 262358
Amount Collected: \$33.90 **Discount Amount:** \$0.00

Tax Roll Property Summary

Parcel	Roll Type	Year	Original Gross Tax	Original Assessments	Date Paid	Amount Paid	Total Unpaid
034N10000007500000	R	2023	\$33.90	\$0.00	3/29/2024	\$33.90	\$0.00
034N10000007500000	R	2022	\$32.28	\$0.00	11/29/2022	\$30.99	\$0.00
034N10000007500000	R	2021	\$33.23	\$0.00	11/30/2021	\$31.90	\$0.00
034N10000007500000	R	2020	\$33.92	\$0.00	11/30/2020	\$32.56	\$0.00
034N10000007500000	R	2019	\$35.37	\$0.00	11/29/2019	\$33.96	\$0.00
034N10000007500000	R	2018	\$35.01	\$0.00	12/3/2018	\$33.61	\$0.00
034N10000007500000	R	2017	\$35.06	\$0.00	11/30/2017	\$33.66	\$0.00
034N10000007500000	R	2016	\$34.53	\$0.00	11/30/2016	\$33.15	\$0.00
034N10000007500000	R	2015	\$35.25	\$0.00	11/25/2015	\$33.84	0.00



All rights reserved. Copyright ©1999-2023 [Privacy Policy](#)

PROPERTY 23 TAX DEED

Tax Deed File No. 1855 OF 2007
Property Identification No. 34-7N-13-0000-0040-0020

FILED
CLERK OF THE CIRCUIT COURT
JACKSON COUNTY, FLORIDA
2014 JUL 1 PM 1 29
DALE RABON GUTHRIE

Tax Deed

BOOK **1427** PAGE **0744**

State of Florida

County of Jackson

Inst:201432008741 Date:7/3/2014 Time:11:07 AM
Doc Stamp-Deed:15.40
Dale Rabon Guthrie, Jackson County Page 1 of 2 B:1427 P:744

FOR OFFICIAL USE ONLY

The following Tax Sale Certificate Numbered 1855 OF 2007 issued on 05/31/2007 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 01st day of July, 2014, offered for sale as required by law for cash to the highest bidder and was sold to Packhouse talk, LLC.

whose address is PO BOX 37003 Tallahassee, FL 32315, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.

Now, on this 01st day of July, 2014, in the County of Jackson, State of Florida, in consideration of the sum of \$ 2,150.00 Dollars,

being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows: 34-7N-13-0000-0040-0020

SEE EXHIBIT "A"

Witness:

~~Tabitha Pumphrey~~

~~Jeanie Hooppell~~

Tabitha Pumphrey
Jeanie Hooppell

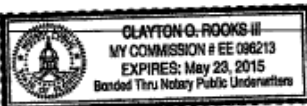
State of Florida

Dale Rabon Guthrie (Seal)
Clerk of Circuit Court or County Comptroller
DALE RABON GUTHRIE
Jackson County, Florida

County of Jackson

On this 01st day of July, 2014, before me CLAYTON O. ROOKS III personally appeared DALE RABON GUTHRIE, Clerk of the Circuit Court or County Comptroller in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and office seal date aforesaid.
THIS INSTRUMENT PREPARED BY:
DALE RABON GUTHRIE
P O DRAWER 510
Marianna, FL 32447



Clerk Form DR-506 Rev. 8/2005

1855 & 2007

BOOK 1427 PAGE 0745

LEGAL DESCRIPTION:

OR 681 P 864 COMM AT SWC, RUN N 32° W 1450.50 FT, N 85° E 1827.15 FT, N 85° E 304.73 FT, N 1274.43 FT, N 86° E 113.92 FT TO INTERS WITH N RTWY OF PELHAM ST & TO BEGIN, RUN N 210 FT, N 88° W 100 FT, S 210 FT TO INTERS WITH N RTWY N 88° E ALONG N RTWY 100 FT TO POB...



PROPERTY 24 INFORMATION

Property Address: Park Road, Alford, Florida, 32420

Auction Date: Tuesday, October 8, 2024, at 2 pm

Property Size: 3.75 Acres

Assessor's Parcel Numbers: 36-4N-12-0000-0160-0000

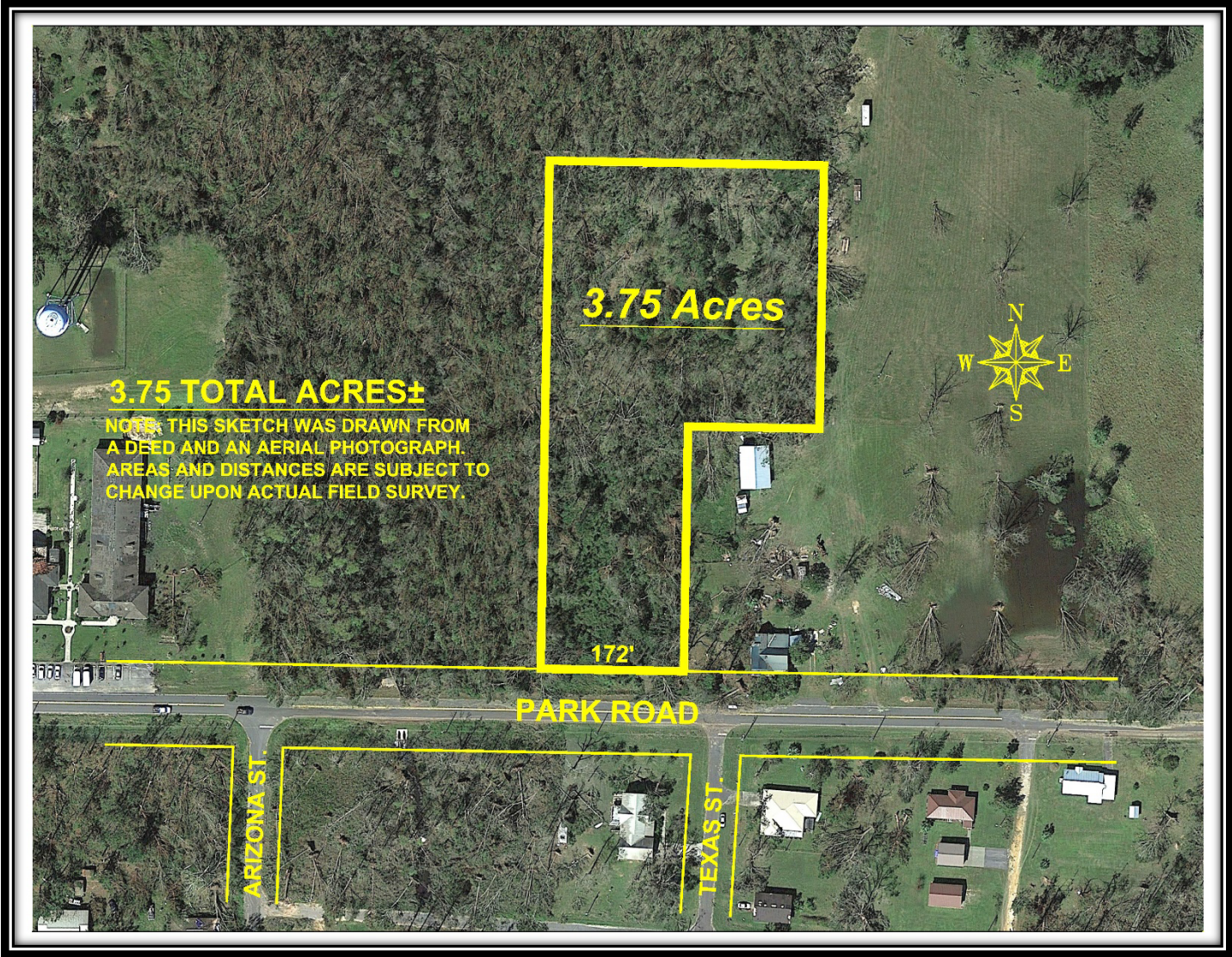
Property Taxes: Jackson County 2023 - \$357.31

Important Selling Features:

- ✦ Expansive 3.75-acre (+/-) wooded lot on Park Road in Alford, FL
- ✦ Ideal for building a dream home or creating a private retreat
- ✦ Surrounded by mature trees and a serene, peaceful environment
- ✦ Located in a charming rural area with easy access to local amenities
- ✦ Opportunity to own a substantial piece of land in picturesque Alford



PROPERTY 24 AERIAL MAP



PROPERTY 24 TAX CARD

Jackson County, FL

Owner Information

Primary Owner
[PACKHOUSE TALK LLC](#)
 P O BOX 37003
 TALLAHASSEE, FL 32315

Parcel Summary

ParcelID 36-4N-12-0000-0160-0000
 Location PARK RDAlford
 Address
 Brief Tax Description DB 505 P 193 DB 573 P 313 OR 925 P 89 COMM AT SEC OF W1/2 OF SW1/4 OF SW1/4, RUN W 158 FT TO BEGIN, N 345 FT, E 158 FT, N 315 FT, W 330 FT, S 410 FT, E 166 FT, S 250 FT, E 6 FT TO POB...SUBJECT TO ROAD RTWY BEING S 50 FT...ALSO: OR 182 P 578 COMM AT SEC OF W1/2 OF SW1/4 OF SW1/4, RUN W 164 FT TO BEGIN, N 250 FT, W 166 FT, S 250 FT, E 166 FT TO POB...OR 1023 P 226 OR 1505 P 168
 (Note: *The Description above is not to be used on legal documents.)
 Property Use Code VACANT 0000
 (Note: *The Use Code is a Dept. of Revenue (DOR) code. For zoning information, please contact the Jackson County Community Development office at (850) 482-9637. For zoning information within a CITY/TOWN, please contact that CITY/TOWN hall.)
 SecTwpRng 36-4N-12
 Tax District 1
 MillageRate 13.9623
 Acreage 3.75
 Homestead N

[View Map](#)

*THIS MAP IS NOT A SURVEY.

Land Information

Land Use	Number of Units	Unit Type	Frontage	Depth
000000 - VAC	3.75	AC	0	0

Sales

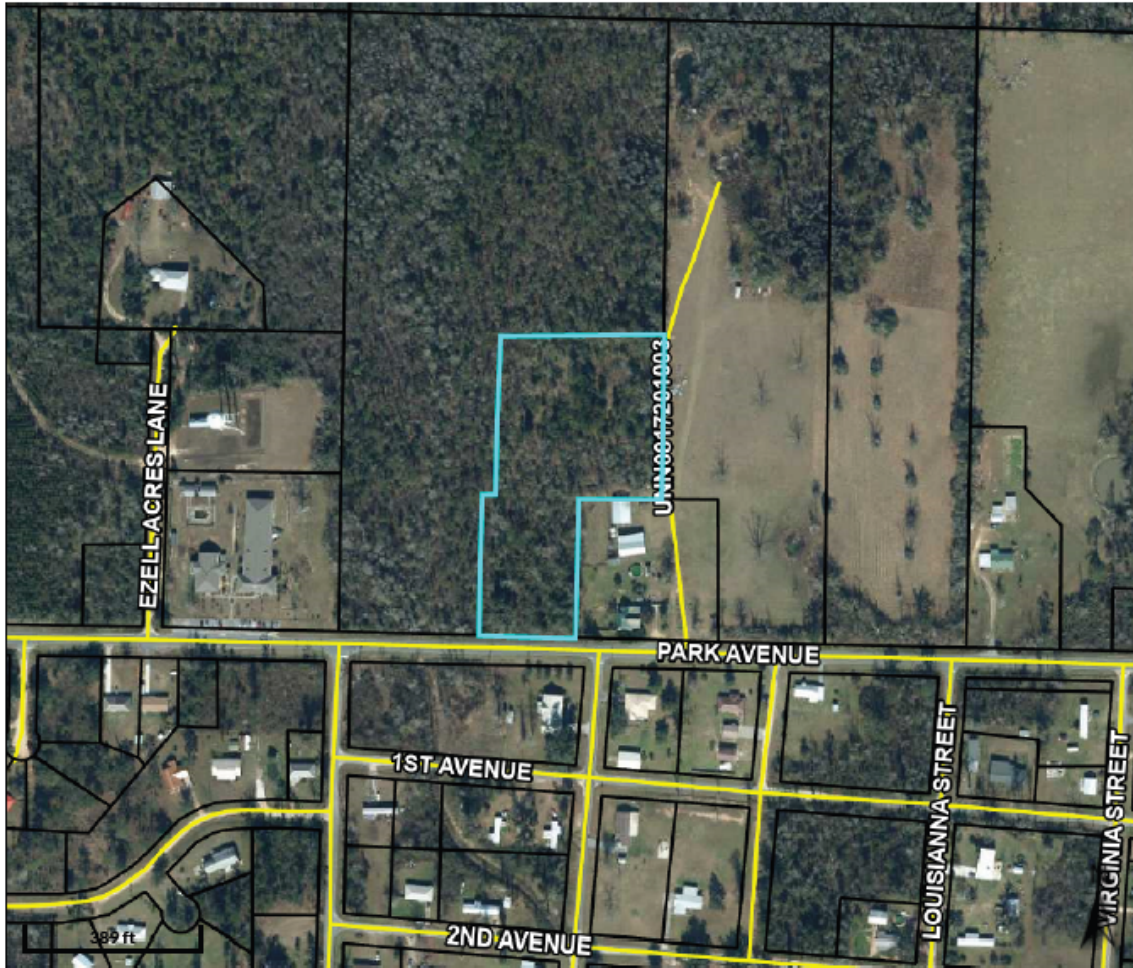
Multi Parcel	Sale Date	Sale Price	Instrument	Book/Page	Qualification	Vacant/Improved	Grantor	Grantee
N	8/9/2016	\$7,500	TX	1505/168	Unqualified	Improved	CLERK OF COURT	PACKHOUSE TALK LLC
N	6/8/2005	\$40,000	WD	1023/226	Qualified	Improved	LINDA ANN JETER -FKA LINDA ANN HILL	ANTOINE DORCIN
N	8/4/2003	\$100	PR	925/89	Unqualified	Vacant	ESTATE OF LAURA E SINGLETON	LINDA ANN JETER

Valuation

	2023 Certified Values	2022 Certified Values
Building Value	\$0	\$0
Extra Features Value	\$0	\$0
Land Value	\$24,375	\$24,375
Land Agricultural Value	\$0	\$0
Agricultural (Market) Value	\$24,375	\$24,375
Just (Market) Value	\$24,375	\$24,375
Assessed Value	\$24,375	\$24,375
Exempt Value	\$0	\$0
Taxable Value	\$24,375	\$24,375
Maximum Save Our Homes Portability	\$0	\$0

PROPERTY 24 TAX MAP

 **qPublic.net**™ Jackson County, FL



Overview



Legend

-  Parcels
-  Roads

Parcel ID	36-4N-12-0000-0160-0000	Alternate ID	12 N 436000001600000	Owner Address	PACKHOUSE TALK LLC
Sec/Twp/Rng	36-4N-12	Class	VACANT		P O BOX 37003
Property Address	PARK RD	Acreage	3.75		TALLAHASSEE, FL 32315
	Alford				
District	1				
Brief Tax Description	DB 505 P 193 DB 573 P 313				
	(Note: Not to be used on legal documents)				

This map has been compiled from the most authentic information available and is to be used for assessment purposes only. Jackson County Property Appraiser's Office assumes no responsibility for errors and/or omissions contained herein. **THIS MAP IS NOT A SURVEY.**

Date created: 7/31/2024
Last Data Uploaded: 7/31/2024 7:41:47 AM

Developed by  **Schneider**
GEOSPATIAL

PROPERTY 24 TAX BILL



Jackson County

[Print Bill](#)

Notice Of AD Valorem Taxes & Non-AD Valorem Assessments

Bill # R 3488500 2023

R 36-4N-12-0000-0160-0000

REAL ESTATE TAX/NOTICE RECEIPT FOR JACKSON COUNTY

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	TAX AMOUNT
SCHOOL-RLE	.00317400	\$77.37
COUNTY	.00794500	\$193.66
ALFORD	.00151840	\$37.01
NW FL WATER MGMNT	.00002340	\$0.57
SCHOOL-DISC	.00199800	\$48.70
TOTAL AD-VALOREM:		\$357.31

PACKHOUSE TALK LLC
P O BOX 37003
TALLAHASSEE , FL 32315

3.750 ACRES
 DB 505 P 193 DB 573 P 313
 OR 925 P 89 COMM AT SEC OF
 W1/2 OF SW1/4 OF SW1/4, RUN W
 158 FT TO BEGIN, N 345 FT, E

NON-AD VALOREM ASSESSMENTS

TAXING AUTHORITY	TAX AMOUNT
TOTAL NON-AD VALOREM:	\$0.00
COMBINED TAXES & ASMTS:	\$357.31
DISCOUNT:	\$0.00
UNPAID BALANCE:	\$0.00

FAIR MKT VALUE	\$24,375.00	DIST	1
ASSESS	\$24,375.00	EXEMPT VALUE	\$0.00
TAXABLE VALUE	\$24,375.00		

**** PAID ****

Exemptions:

Property Address:
PARK RD Alford 32420

Last Payment: 03/29/2024 **Receipt Number:** 262378
Amount Collected: \$357.31 **Discount Amount:** \$0.00

Tax Roll Property Summary

Parcel	Roll Type	Year	Original Gross Tax	Original Assessments	Date Paid	Amount Paid	Total Unpaid
364N12000001600000	R	2023	\$357.31	\$0.00	3/29/2024	\$357.31	\$0.00
364N12000001600000	R	2022	\$340.33	\$0.00	11/29/2022	\$326.72	\$0.00
364N12000001600000	R	2021	\$351.25	\$0.00	11/30/2021	\$337.20	\$0.00
364N12000001600000	R	2020	\$352.88	\$0.00	11/30/2020	\$338.76	\$0.00
364N12000001600000	R	2019	\$375.29	\$0.00	11/29/2019	\$360.28	\$0.00
364N12000001600000	R	2018	\$372.25	\$0.00	12/3/2018	\$357.36	\$0.00
364N12000001600000	R	2017	\$370.57	\$0.00	11/30/2017	\$355.75	\$0.00
364N12000001600000	R	2016	\$550.63	\$0.00	11/30/2016	\$528.60	\$0.00
364N12000001600000	R	2015	\$563.22	\$0.00	6/20/2016	\$590.12	\$0.00



All rights reserved. Copyright ©1999-2023 [Privacy Policy](#)

PROPERTY 24 TAX DEED

Tax Deed File No. 2600 OF 2009
Property Identification No. 36-4N-12-0000-0160-0000

O.R. **1505** PG. **0168**

FILED

AUG 09 2016

DALE RABON GUTHRIE
CLERK, CIRCUIT COURT
JACKSON COUNTY, FLORIDA

Tax Deed

State of Florida

County of JACKSON

Inst: 201632008923 Date: 8/31/2016 Time: 12:21 PM
Doc Stamp: Deed \$2.50
TW DC, Dale Rabon Guthrie, Jackson County Page 1 of 2 B:1505 P:168

FOR OFFICIAL USE ONLY

The following Tax Sale Certificate Numbered 2600 OF 2009 issued on 06/01/2009 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 09TH day of AUGUST, 20 16, offered for sale as required by law for cash to the highest bidder and was sold to PACKHOUSE TALK, LLC

whose address is PO BOX 37003, TALLAHASSEE, FL 32315, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.

Now, on this 09TH day of AUGUST, 20 16 in the County of JACKSON, State of Florida, in consideration of the sum of \$ 7,452.76 Dollars,

being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

36-4N-12-0000-0160-0000
SEE EXHIBIT "A"

Witness:

Tabrina Pumphrey
TABRITHA PUMPHREY
Jane Hoopell
JANE HOOPPELL
State of Florida

Dale Rabon Guthrie (Seal)
Clerk of Circuit Court or County Comptroller
DALE RABON GUTHRIE
JACKSON County, Florida

County of JACKSON

On this 09TH day of AUGUST, 20 16, before me CLAYTON O. ROOKS III personally appeared DALE RABON GUTHRIE Clerk of the Circuit Court or County Comptroller in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and office seal date aforesaid.

Clayton O. Rooks III
CLAYTON O. ROOKS III
MY COMMISSION # FF 205285
EXPIRES: May 23, 2019
Bonded Three Notary Public Underwriters

Clerk Form DR-506 Rev. 8/2005

Exhibit "A"

Parcel 1:

Commence at Southeast corner of W 1/2 of SW 1/4 of SW 1/4 of Section 36, Township 4 North, Range 12 West, Jackson County, Florida and run West 164 feet to the Point of Beginning, thence run North 250 feet, thence run West 166 feet, thence run South 250 feet, thence run East 166 feet, more or less, to the Point of Beginning.

Parcel 2:

Commence at the Southeast corner of the West 1/2 of the Southwest 1/4 of the Southwest 1/4 of Section 36, Township 4 North, Range 12 West, Jackson County, Florida, thence West 158 feet to the Point of Beginning, from said Point of Beginning thence North 345 feet, thence East 158 feet, thence North 316 feet, thence West 330 feet, thence South 410 feet, thence East 166 feet, thence South 250 feet, thence East 6 feet to the Point of Beginning.

Subject to road right of way as being the South 50 feet thereof.

315'



PROPERTY 25 INFORMATION

Property Address: Bayview Lane, Cottondale, Florida, 32341

Auction Date: Tuesday, October 8, 2024, at 2 pm

Property Size: 0.472 Acres

Assessor's Parcel Numbers: 36-4N-12-0329-0000-0070

Property Taxes: Jackson County 2023 - \$52.56

Important Selling Features:

- ✦ Expansive 3.75-acre (+/-) wooded lot on Park Road in Alford, FL
- ✦ Ideal for building a dream home or creating a private retreat
- ✦ Surrounded by mature trees and a serene, peaceful environment
- ✦ Located in a charming rural area with easy access to local amenities
- ✦ Opportunity to own a substantial piece of land in picturesque Alford



PROPERTY 25 TAX CARD

Jackson County, FL

Owner Information

Primary Owner
[PACKHOUSE TALK LLC](#)
 P O BOX 37003
 TALLAHASSEE, FL 32315

Parcel Summary

ParcelID 36-4N-12-0329-0000-0070
 Location BAYVIEW LNCottondale
 Address
 Brief Tax Description OR 1020 P 828 LOT 7 PARROT BAY SUBDV, RECORDED PLAT OR 1397 P 375
 (Note: *The Description above is not to be used on legal documents.)
 Property Use Code VACANT 0000
 (Note: *The Use Code is a Dept. of Revenue (DOR) code. For zoning information, please contact the Jackson County Community Development office at (850) 482-9637. For zoning information within a **CITY/TOWN**, please contact that **CITY/TOWN** hall.)
 SecTwpRng 36-4N-12
 Tax District 15
 MillageRate 12.378
 Acreage 0.472
 Homestead N

[View Map](#)

*THIS MAP IS NOT A SURVEY.

Land Information

Land Use	Number of Units	Unit Type	Frontage	Depth
000000 - VAC	1	LT	0	0

Sales

Multi Parcel	Sale Date	Sale Price	Instrument	Book/Page	Qualification	Vacant/Improved	Grantor	Grantee
N	8/27/2013	\$1,400	TX	1397/375	Unqualified	Vacant	CLERK OF THE COURT	PACKHOUSE TALK LLC
N	5/25/2005	\$6,500	WD	1020/828	Unqualified	Vacant	BENJAMIN P/JANICE G BLACKBURN	JUNIOR MYERS

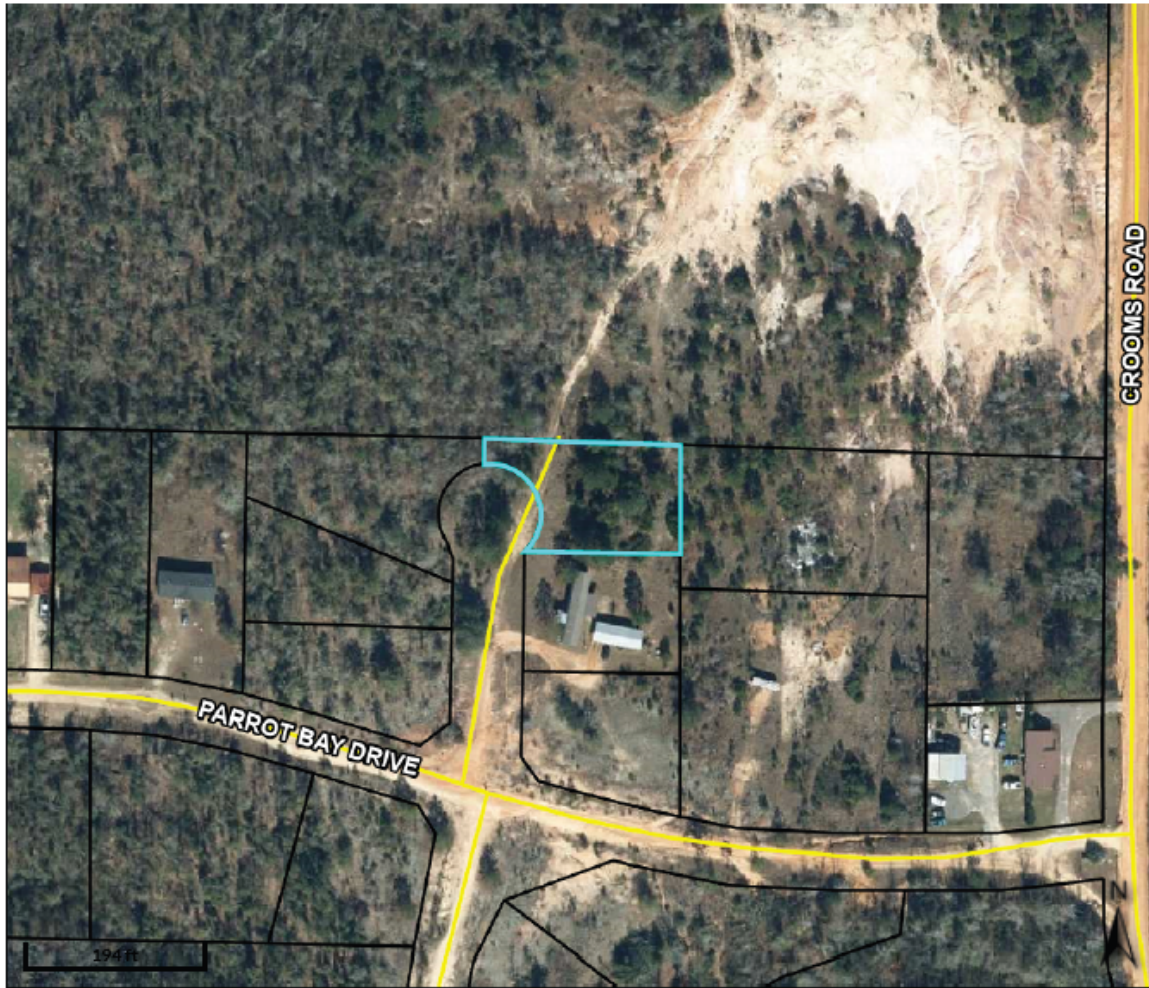
Valuation

	2023 Certified Values	2022 Certified Values
Building Value	\$0	\$0
Extra Features Value	\$0	\$0
Land Value	\$4,000	\$4,000
Land Agricultural Value	\$0	\$0
Agricultural (Market) Value	\$4,000	\$4,000
Just (Market) Value	\$4,000	\$4,000
Assessed Value	\$4,000	\$4,000
Exempt Value	\$0	\$0
Taxable Value	\$4,000	\$4,000
Maximum Save Our Homes Portability	\$0	\$0



PROPERTY 25 TAX MAP

 **qPublic.net**TM Jackson County, FL



Overview



Legend

-  Parcels
-  Roads

Parcel ID	36-4N-12-0329-0000-0070	Alternate ID	12 N 436032900000070	Owner Address	PACKHOUSE TALK LLC
Sec/Twp/Rng	36-4N-12	Class	VACANT		P O BOX 37003
Property Address	BAYVIEW LN Cottondale	Acreage	0.472		TALLAHASSEE, FL 32315
District	15				
Brief Tax Description	OR 1020 P 828 LOT 7 PARROT <i>(Note: Not to be used on legal documents)</i>				

This map has been compiled from the most authentic information available and is to be used for assessment purposes only. Jackson County Property Appraiser's Office assumes no responsibility for errors and/or omissions contained herein. **THIS MAP IS NOT A SURVEY.**

Date created: 7/31/2024

Last Data Uploaded: 7/31/2024 7:41:47 AM

Developed by  Schneider
GEO SPATIAL

PROPERTY 25 TAX BILL



Jackson County

[Print Bill](#)

Notice Of AD Valorem Taxes & Non-AD Valorem Assessments

Bill # R 3494000 2023

R 36-4N-12-0329-0000-0070

REAL ESTATE TAX/NOTICE RECEIPT FOR JACKSON COUNTY

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	TAX AMOUNT
SCHOOL-RLE	.00317400	\$12.70
COUNTY	.00794500	\$31.78
NW FL WATER MGMNT	.00002340	\$0.09
SCHOOL-DISC	.00199800	\$7.99
TOTAL AD-VALOREM:		\$52.56

**PACKHOUSE TALK LLC
P O BOX 37003
TALLAHSSEE , FL 32315**

0.472 ACRES
OR 1020 P 828 LOT 7 PARROT
BAY SUBDV, RECORDED PLAT
OR 1397 P 375

NON-AD VALOREM ASSESSMENTS

TAXING AUTHORITY	TAX AMOUNT
TOTAL NON-AD VALOREM:	\$0.00
COMBINED TAXES & ASMTS:	\$52.56
DISCOUNT:	\$0.00
UNPAID BALANCE:	\$0.00

FAIR MKT VALUE	\$4,000.00	DIST	15
ASSESS	\$4,000.00	EXEMPT VALUE	\$0.00
TAXABLE VALUE	\$4,000.00		

**** PAID ****

Exemptions:

Property Address:
BAYVIEW LN Cottondale 32431

Last Payment: 03/29/2024 **Receipt Number:** 262380
Amount Collected: \$52.56 **Discount Amount:** \$0.00

Tax Roll Property Summary

Parcel	Roll Type	Year	Original Gross Tax	Original Assessments	Date Paid	Amount Paid	Total Unpaid
364N12032900000070	R	2023	\$52.56	\$0.00	3/29/2024	\$52.56	\$0.00
364N12032900000070	R	2022	\$49.51	\$0.00	11/29/2022	\$47.53	\$0.00
364N12032900000070	R	2021	\$51.32	\$0.00	11/30/2021	\$49.27	\$0.00
364N12032900000070	R	2020	\$52.60	\$0.00	11/30/2020	\$50.50	\$0.00
364N12032900000070	R	2019	\$55.36	\$0.00	11/29/2019	\$53.15	\$0.00
364N12032900000070	R	2018	\$55.37	\$0.00	12/3/2018	\$53.16	\$0.00
364N12032900000070	R	2017	\$55.46	\$0.00	11/30/2017	\$53.24	\$0.00
364N12032900000070	R	2016	\$54.45	\$0.00	11/30/2016	\$52.27	\$0.00
364N12032900000070	R	2015	\$55.87	\$0.00	11/25/2015	\$53.64	0.00



All rights reserved. Copyright ©1999-2023 [Privacy Policy](#)

PROPERTY 25 TAX DEED

Tax Deed File No. 1653 OF 2007
Property Identification No. 36-4N-12-0329-0000-0070

BOOK **1397** PAGE **0375**

FILED
CLERK OF THE CIRCUIT COURT
JACKSON COUNTY, FLORIDA
2013 AUG 27 PM 3 58
DALE RABON GUTHRIE

Tax Deed

State of Florida

County of Jackson

Inst: 20130206547 Data: 8/28/2013 Time: 3:53 PM
Doc Stamp-Deed: 9.80
OC Dale Rabon Guthrie Jackson County Page 1 of 1 B:1397 P:375

FOR OFFICIAL USE ONLY

The following Tax Sale Certificate Numbered 1653 OF 2007 issued on 05/31/2007 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 27th day of August, 2013, offered for sale as required by law for cash to the highest bidder and was sold to Packhouse Talk, LLC.

whose address is PO BOX 37003 Tallahassee, FL 32315, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.

Now, on this 27th day of August, 2013 in the County of Jackson, State of Florida, in consideration of the sum of \$ 1,351.57 Dollars,

being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows: 36-4N-12-0329-0000-0070

LOT 7 PARROT BAY SUBDIVISION RECORDED PLAT

Witness:

Tabitha Pumphrey
Jeanie Hooppell
State of Florida

Dale Rabon Guthrie (Seal)
Clerk of Circuit Court or County Comptroller
JACKSON COUNTY, FLORIDA
JACKSON County, Florida

County of Jackson

On this 27th day of August, 2013 before me CLAYTON O. ROOKS III personally appeared DALE RABON GUTHRIE, Clerk of the Circuit Court or County Comptroller in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and office seal date aforesaid.
THIS INSTRUMENT PREPARED BY:
DALE RABON GUTHRIE
P O DRAWER 510
Marianna, FL 32447

Clayton O. Rooks III
CLAYTON O. ROOKS III
MY COMMISSION # EE 098213
EXPIRES: May 23, 2015
Bonded Thru Notary Public Underwriters