

OF FINANCIAL INTERESTS

Please print or type your name, mailing address, agency name, and position below:

FOR OFFICE USE ONLY:

LAST NAME — FIRST NAME — MIDDLE NAME:  
 ESPINOSA, JACKIE

MAILING ADDRESS:  
 2800 SWOOP CIRCLE

CITY : ZIP : COUNTY :  
 KISSIMMEE 34741 OSCEOLA

NAME OF AGENCY :  
 OSCEOLA BOARD OF COUNTY COMMISSIONERS

NAME OF OFFICE OR POSITION HELD OR SOUGHT :  
 COUNTY COMMISSIONER DISTRICT 4

CHECK IF THIS IS A FILING BY A CANDIDATE

OSC SOE JUN15'2216:49

PART A -- NET WORTH

Please enter the value of your net worth as of December 31, 2021 or a more current date. [Note: Net worth is not calculated by subtracting your reported liabilities from your reported assets, so please see the instructions on page 3.]

My net worth as of JUNE 15, 20 22 was \$ 7,536,000.

PART B -- ASSETS

HOUSEHOLD GOODS AND PERSONAL EFFECTS:

Household goods and personal effects may be reported in a lump sum if their aggregate value exceeds \$1,000. This category includes any of the following, if not held for investment purposes: jewelry; collections of stamps, guns, and numismatic items; art objects; household equipment and furnishings; clothing; other household items; and vehicles for personal use, whether owned or leased.

The aggregate value of my household goods and personal effects (described above) is \$ \_\_\_\_\_

ASSETS INDIVIDUALLY VALUED AT OVER \$1,000:

DESCRIPTION OF ASSET (specific description is required - see instructions p.4)	VALUE OF ASSET
SEE ATTACHED FINANCIAL STATEMENT	

PART C -- LIABILITIES

LIABILITIES IN EXCESS OF \$1,000 (See instructions on page 4):

NAME AND ADDRESS OF CREDITOR	AMOUNT OF LIABILITY
SEE ATTACHED FINANCIAL STATEMENT	

JOINT AND SEVERAL LIABILITIES NOT REPORTED ABOVE:

NAME AND ADDRESS OF CREDITOR	AMOUNT OF LIABILITY
SEE ATTACHED FINANCIAL STATEMENT	

**PART D -- INCOME**

Identify each separate source and amount of income which exceeded \$1,000 during the year, including secondary sources of income. Or attach a complete copy of your 2021 federal income tax return, including all W2s, schedules, and attachments. Please redact any social security or account numbers before attaching your returns, as the law requires these documents be posted to the Commission's website.

I elect to file a copy of my 2021 federal income tax return and all W2's, schedules, and attachments.  
 [If you check this box and attach a copy of your 2021 tax return, you need not complete the remainder of Part D.]

**PRIMARY SOURCES OF INCOME (See instructions on page 5):**

NAME OF SOURCE OF INCOME EXCEEDING \$1,000	ADDRESS OF SOURCE OF INCOME	AMOUNT
See Attached Financial Statement		

**SECONDARY SOURCES OF INCOME** [Major customers, clients, etc., of businesses owned by reporting person--see instructions on page 5]:

NAME OF BUSINESS ENTITY	NAME OF MAJOR SOURCES OF BUSINESS' INCOME	ADDRESS OF SOURCE	PRINCIPAL BUSINESS ACTIVITY OF SOURCE
See Attached			
Financial Statement			

**PART E -- INTERESTS IN SPECIFIED BUSINESSES [Instructions on page 6]**

	BUSINESS ENTITY # 1	BUSINESS ENTITY # 2	BUSINESS ENTITY # 3
NAME OF BUSINESS ENTITY	See Attached Financial		
ADDRESS OF BUSINESS ENTITY	Statement		
PRINCIPAL BUSINESS ACTIVITY			
POSITION HELD WITH ENTITY			
I OWN MORE THAN A 5% INTEREST IN THE BUSINESS			
NATURE OF MY OWNERSHIP INTEREST			

**PART F - TRAINING**

This section applies only to officers required to complete annual ethics training pursuant to section 112.3142, F.S. [See instructions p. 6]

**I CERTIFY THAT I HAVE COMPLETED THE REQUIRED TRAINING.**

**OATH**

I, the person whose name appears at the beginning of this form, do depose on oath or affirmation and say that the information disclosed on this form and any attachments hereto is true, accurate, and complete.

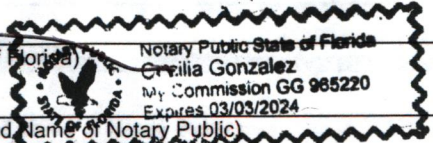
  
 SIGNATURE OF REPORTING OFFICIAL OR CANDIDATE

STATE OF FLORIDA

COUNTY OF Osceola

Sworn to (or affirmed) and subscribed before me by means of  physical presence or  online notarization, this 15<sup>th</sup> day of

June, 2022 by Jackie Espinosa

(Signature of Notary Public--State of Florida)   
 (Print, Type, or Stamp Commissioned Name of Notary Public)

Personally Known  OR Produced Identification \_\_\_\_\_

Type of Identification Produced driver license

If a certified public accountant licensed under Chapter 473, or attorney in good standing with the Florida Bar prepared this form for you, he or she must complete the following statement:

I, \_\_\_\_\_, prepared the CE Form 6 in accordance with Art. II, Sec. 8, Florida Constitution, Section 112.3144, Florida Statutes, and the instructions to the form. Upon my reasonable knowledge and belief, the disclosure herein is true and correct.

\_\_\_\_\_  
 Signature Date

**Preparation of this form by a CPA or attorney does not relieve the filer of the responsibility to sign the form under oath.**

**IF ANY OF PARTS A THROUGH E ARE CONTINUED ON A SEPARATE SHEET, PLEASE CHECK HERE**

## Personal Financial Statement

Name Eva Jacquelyn Espinosa			
Residence Address 2800 Swoop Circle			
Kissimmee, Fl 34741			
Email Address: <a href="mailto:info@jackieespinosa.com">info@jackieespinosa.com</a> or <a href="mailto:info@floridamtgpros.com">info@floridamtgpros.com</a>			
Position or Occupation Mortgage Broker/Business Owner			
<b>Business Name:</b> Florida Mortgage Professionals, LLC.		Suite 201 120 Broadway Kissimmee, Fl. 34741	
Years with Business 29 years			
Res. Phone ( 407.963.7710 )			

### Section 3 – Balance Sheet (attach additional schedules as needed)

Assets	Dollars	Liabilities	Dollars	
Cash , checking, savings	10,000			
Checking/savings	143,000	Primary Residence	210,000	50%
Cash Surrender Value-Life Insurance (Sch D)	100,000	Investment properties/Commercial properties	1,057,000	
General, corporate/Ltd Partnership Interests (Sch E)	2,250,000			
Retirement Accounts	75,000			
Real Estate – Personal Residences (Sch F)	750,000			
Real Estate – Investments (Sch G)	5,325,000			
Household goods	150,000			
<b>TOTAL ASSETS</b>	<b>8,803,000.00</b>	<b>TOTAL LIABILITIES</b>	<b>1,267,000.00</b>	
<b>NET WORTH (total assets minus total liabilities)</b>			<b>7,536,000.00</b>	

### Section 4 – Income Statement

Annual Income	Applicant	Annual Expenses		
Salary	5,000 monthly	Home Mortgage (Principal & Interest)	2,908	
Real Estate Passive income	20,715.00	Loan Payments (including other R/E)	2,066	
		Income Tax (State & Federal)		
		Planned or Required Investments/ Partnership Contributions		
		General Living Expenses		
		Other Expenses (list):		
		120 Broadway Mtg commercial	3255	
All these numbers are monthly	25,715	All these numbers are monthly	8,229	
<b>GROSS INCOME</b>	<b>25,715</b>	<b>TOTAL EXPENSES</b>	<b>8,229</b>	<b>17,486</b>



**Section 5 – Contingent Liabilities (include brief description)**

Are you an endorser or guarantor on other notes/leases/contracts (If YES, Include on Schedule G): N/A

On letters of credit: N/A

Current or pending suits or other litigation: N/A

**Schedule A: Cash & Short-term Investments (certificates of deposit, commercial paper, money market funds, etc.)**

Name of Institution	Savings Accts. (\$ amount)	Checking Accts. (\$ amount)				
SouthState Bank	\$38,0000	105,000				
Cash on Hand			\$10,000			

**Schedule B: Listed Stocks & Bonds (include U.S. Government and Marketable Securities traded on stock exchange)**

Number of Shares or Face Value (Bonds)	Description					
\$75,000	Edward Jones					

**Schedule D: Life Insurance Carried (include individual and group insurance)**

Name of Insurance Company	Owner of Policy	Beneficiary	Face Value			
WFG – Prime	Jackie Espinosa	Jorge Espinosa	100,000.00			

**Schedule E: General, Corporate and/or Limited Partnership Interests**

Name of Corporation	Type of Investment	Sub S	Value owned	Fair Market Value of Interest	Value owned	Pledged? (Y/N)	% owned
Florida Mortgage Pros LLC 120 Broadway Suite 201 Kissimmee, Fl. 34741	LLC – Mortgage School/Finance Co.	Yes	100%	200,000.00	200,000.00	N	100
Adanse LLC dba Chandeliers Ballroom and Event Center 17-19 Broadway Kissimmee, Fl. 34741	LLC. Production Company	Yes	100%	550,000.00	550,000.00	N	100
Kissimmee Diner dba Matadors Tacos and Tapas Bar 120 Broadway, Suite 101-103 Kissimmee, Fl. 34741	LLC Restaurant	Yes	50%	1,500,000.00	750,000.00	N	50%
<b>TOTAL</b>				\$2,250,000.00	1,500,000.	N	

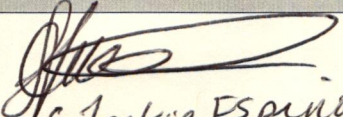
**Schedule F: Real Estate (personal residences)**

Description/Address of Property	Mortgage Holder	Maturity Date	Title in Name of	Purchase Date	Cost	Present Loan Balance	Monthly Paymt.	Market Value
2800 Swoop Circle, Kissimmee 34741	Homebridge	2046	Jorge and Eva J. Espinosa 50/50	03/2016	533,000	390,000	2,908.00	750,000

**Schedule G: Real Estate Investments Personally Owned**

Description/Address of Property	Mortgage Holder	Maturity Date	% Owned	Title in Name of	Purchase Date	Cost	Present Loan Balance	Market Value	Total Annual Rental Income	Monthly Loan Payment	
Oakhurst Circle	n/a	n/a	50/50	Jorge and Eva J. Espinosa	August 2018	100,000	0	195,000	0	0	
120 Broadway Kissimmee Fl 34741	South State	2035	50/50	Jorge and Eva J. Espinosa	April 2004	975,000	485,000	2,850,000	177,600	3,255	50 %

17-19 Broadway Kissimmee, Fl. 34741	n/a	n/a	50/50	Jorge and Eva J. Espinosa Espinosa Family Trust	June, 2017	425,000	0	1,600,000	36,000	0	
715 Portage Street Kissimmee, Fl. 34741	HomeBridge	2051	50/50	Jorge and Eva J. Espinosa	Nov. 2021	240,000	188,000	275,000	20,400	1,098	
136 Juarez Drive Kissimmee, Fl. 34741	HomeBridge	2051	50/50	Jorge and Eva J. Espinosa	May, 2021	198,000	146,000	285,000	18,000	968	
1009 Spring Meadows Kissimmee, Fl. 34741	n/a	n/a	33/33/ 33	Jorge and Eva J. Espinosa and Jailene Espinosa	June 2022	80,000	0	120,000	14,400	0	
<b>Totals: INVESTMENT ONLY</b>						2,018,000	1,057,000 0	5,325,000	248,580 / 12 months \$20,715	7,783	

6/15/22   
E. Jackie Espinosa