ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
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

IMAGING COVER PAGE

This cover page is not a part of the original documents but is necessary to avoid obscuring any information on the original documents

Case: 2006 TD 008896
00013099307
Dkt: TD83 Pg#:

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Original Documents Follow

Form 513
{R 12/96}

TAX COLLECTOR'S CERTIFICATION

Application Date/Number
APR 28, 2008 10185

This is to certify that the holder listed below of Tax Sale Certificate Number 2006/ 8896.000, Issued the 01st day of June, 2006, and which encumbers the following described property in the county of Escambia County Tax Collector State of Florida, to-wit:
14-2317-000

Cert Holder SAUTERNES V LLC
DEPT 5193
PO BOX 2153
BIRMINGHAM AL 35287-5193

Property Owner TRACY MICHAEL
2210 N 15TH AVE
PENSACOLA FL, 32503

S1/2 OF LTS 1 2 3 BLK 273
NEW CITY TRACT
OR 4410 P 925
CA 37

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

Certificates owned by Applicant and Filed in Connection With This Application:

Certificate	Date of Sale	Face Amount	T/C Fee	Interest	Total
2006/ 8896.000	06/01/2006	1,029.70	0.00	51.49	1,081.19

Certificates Redeemed by Applicant in Connection With This Tax Deed Application or included (County) in connection with this Tax Deed Application:

Certificate	Date of Sale	Face Amount	T/C Fee	Interest	Total
2007/ 7109.000	06/01/2007	1,064.65	6.25	53.23	1,124.13

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or included (County)	2,205.32
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	
3. Total of Current Taxes Paid by Tax Deed Applicant .{2007}	970.08
4. Ownership and Encumbrance Report Fee	125.00
5. Total Tax Deed Application Fee	75.00
6. Total Certified By Tax Collector To Clerk of Court	3,375.40
7. Clerk of Court Statutory Fee	
8. Clerk of Court Certified Mail Charge	
9. Clerk of Court Advertising Charge	
10. Sheriff's Fee	
11. _____	
12. Total of Lines 6 thru 11	
13. Interest Computed by Clerk of Court Per Florida Statutes .....{ % }	
14. One-half of the assessed value of homestead property, if applicable pursuant to section 197.502, F.S.	34,700.00
15. Total of Lines 12 thru 14 (Statutory Opening Bid)	
16. Redemption Fee	6.25
17. Total Amount to Redeem	

* Done this the 28th day of April, 2008

TAX COLLECTOR OF Escambia County Tax Collector County

Date of Sale: October 6, 2006

By Glenda Madura

* This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.

NOTICE TO TAX COLLECTOR OF APPLICATION FOR TAX DEED

TO: Tax Collector of Escambia County Tax Collector County:

In accordance with the Florida Statutes, I, SAUTERNES V LLC ,
holder of the following tax sale certificate hereby surrender same to the Tax Collector and make tax deed application thereon:

CERT. NO.	DATE	LEGAL DESCRIPTION
8896.000	2006	ACCOUNT # 14-2317-000

THIS CERTIFICATE IS FOR TAX YEAR 2005.
S1/2 OF LTS 1 2 3 BLK 273
NEW CITY TRACT
OR 4410 P 925
CA 37

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

(or agent) 4/24/08

Applicant's Signature Date

Escambia County Receipt of Transaction

Receipt # 2019079549

Cashiered by: mlp

Pam Childers
Clerk of Court
Escambia County, Florida

Received From

MCINTOSH, CHRISTOPHER SAMUEL
4250 URATAN PL
PENSACOLA, FL 32504

On Behalf Of:
CHRISTOPHER SAMUEL MCINTOSH
4250 URATAN PL
PENSACOLA, FL 32504

On: 9/3/19 12:00 pm
Transaction # 101403568

CaseNumber 2018 CF 007222 A

Fee Description	Fee	Prior Paid	Waived	Due	Paid	Balance
(CF60) PROSECUTION COSTS	100.00	0.00	0.00	100.00	100.00	0.00
Total:	**100.00**	**0.00**	**0.00**	**100.00**	**100.00**	**0.00**
Grand Total:	**100.00**	**0.00**	**0.00**	**100.00**	**100.00**	**0.00**

PAYMENTS

Payment Type	Reference		Amount	Refund	Overage	Change	Net Amount
OTC	~ ~ Authorization Code:020505 8507230800	OK	100.00	0.00	0.00	0.00	100.00
	Payments Total:		**100.00**	**0.00**	**0.00**	**0.00**	**100.00**

Credit Card Convenience fee of 3.5% is non-refundable.

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

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Case: 2006 TD 008896



00034663486
Dkt: TD82 Pg#:

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Original Documents Follow

Southern Guaranty Title Company

4400 Bayou Blvd., Suite 13B
Pensacola, Florida 32503
Telephone: (850) 478-8121
Facsimile: (850) 476-1437

OWNERSHIP AND ENCUMBERANCE REPORT

File No.: 6728 May 13, 2008

Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32596
ATTN: Glenda Mahuron

Pursuant to your request, the Company has caused a search to be made of the Public Records of Escambia County, Florida, solely as revealed by records maintained from 05-12-88, through 05-12-08, and said search reveals the following:

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

   Michael Tracy AKA Michael J. Tracy

2. The land covered by this Report is:

   LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF

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

   SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

4. Taxes:

   SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

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

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

Southern Guaranty Title Company

BY: _____
Richard S. Combs

May 13, 2008

OWNERSHIP AND ENCUMBERANCE REPORT
LEGAL DESCRIPTION

File No.: 6728 May 13, 2008

The South 1/2 of Lots 1, 2 and 3, Block 273, New City Tract, City of Pensacola, Escambia County, Florida, according to the map of said City copyrighted by Thomas C. Watson in 1906.

OWNERSHIP AND ENCUMBERANCE REPORT

CONTINUATION PAGE

File No.: 6728 May 13, 2008

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

1. That certain mortgage executed by Michael and Susan Tracy in favor of First National Bank of Florida dated February 18, 2005 and recorded March 4, 2005 in Official Records Book 5586, page 964 of the public records of Escambia County, Florida, in the original amount of $124,800.00.

2. Tax Lien filed by IRS recorded in O.R. Book 6265, page 534.

3. 2006 certificate delinquent. The assessed value is $69,400.00. Tax ID 14-2317-000.

PLEASE NOTE THE FOLLOWING:

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

SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE
PENSACOLA, FLORIDA 32503
TEL. (850) 478-8121 FAX (850) 476-1437
Email: rcsgt@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 10-06-08

TAX ACCOUNT NO.: 14-2317-000

CERTIFICATE NO.: 2006-8896

In compliance with Section 197.256, Florida Statutes, the following is a list of names and addresses of those persons, firms and/or agencies having legal interest in or claim against the above described property. The above referenced tax sale certificate is being submitted as proper notification of tax deed sale.

YES	NO	
___	X	Notify City of Pensacola, P.O. Box 12910, 32596
___	X	Notify Escambia County, 190 Governmental Center, 32501
X	___	Homestead for 2007 tax year.

Michael Tracy aka Michael J. Tracy
2210 N. 15th Ave.
Pensacola, FL 32503

First National Bank of Florida
1289 Airport Blvd.
Pensacola, FL 32504

Internal Revenue Service
STOP 5750 Attn: Liens
550 Water St. #701
Jacksonville, FL 32202

Certified and delivered to Escambia County Tax Collector,
this 15th day of May, 2008.

SOUTHERN GUARANTY TITLE COMPANY

by: Richard S. Combs, President

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

1500
70

OR BK 4410 PG0925
Escambia County, Florida
INSTRUMENT 99-608219

DEED DOC STAMPS PD @ ESC/CO $ 0.70
05/14/99 ERNIE LEE MAGAHA, CLERK
By:

STATE OF FLORIDA

QUIT CLAIM DEED

COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS: That **JOHN M. TRACY and ROSALIE TRACY**, husband and wife, Grantors, whose address is 3288 N. Blue Angel Pkwy, Pensacola, Florida 32525, and whose social security numbers are [redacted] and 364-38-0934, respectively, for and in consideration of the sum of ten dollars ($10.00) and other good and valuable considerations, the receipt whereof is hereby acknowledged, does hereby release, remise, and quitclaim unto **MICHAEL TRACY**, whose mailing address is 2210 North 15th Avenue, Pensacola, Florida 32503, and whose social security number is [redacted] his heirs, executors, administrators and assigns, forever, the following described real property, situate, lying and being in the County of Escambia, State of Florida, to-wit:

The South ½ of Lots, 1, 2 and 3, Block 273, New City Tract, according to the Map of the City of Pensacola, Escambia County, Florida, By Thomas C. Watson, copyrighted in 1906.

Parcel Identification Number is 00-0S-00-9025-002-273

THIS IS NOT THE HOMESTEAD PROPERTY OF THE GRANTORS.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all exemptions and right of homestead.

IN WITNESS WHEREOF, we have hereunto set our hands and seals on this 12th day of May, 1999.

Signed, sealed and delivered in the presence of:

Melissa B. Hurst
Printed Name: Melissa B. Hurst

John M. Tracy
JOHN M. TRACY

Elaine M. Knezovich
Printed Name: ELAINE M. KNEZOVICH

Melissa B. Hurst
Printed Name: Melissa B. Hurst

Rosalie G Tracy
ROSALIE TRACY

Elaine M. Knezovich
Printed Name: ELAINE M. KNEZOVICH

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me on this 12th day of May, 1999, by JOHN M. TRACY, who personally appeared before me and produced _____ personally known as identification.

OFFICIAL NOTARY SEAL
KRISTEN P. MARKS
COMMISSION NO.:
CC 509741
MY COMMISSION EXPIRES
NOVEMBER 13, 1999

Kristen P. Marks
NOTARY PUBLIC
Kristen P. Marks
(typed or printed name)

My Commission Expires: 11/13/99
My Commission No.: CC509741

[Y] Personally known; or [ ] Produced identification
Type of identification produced: _____

OR BK 4410 PG0927
Escambia County, Florida
INSTRUMENT 99-608219

RCD May 14, 1999 02:57 pm
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 99-608219

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me on this 12th day of May, 1999, by ROSALIE TRACY, who personally appeared before me and produced _____ personally known as identification.

OFFICIAL NOTARY SEAL
KRISTEN P. MARKS
COMMISSION NO.:
CC 509741
MY COMMISSION EXPIRES
NOVEMBER 13, 1999

Kristen P. Marks
NOTARY PUBLIC
Kristen P. Marks
(typed or printed name)

My Commission Expires: 11/13/99
My Commission No.: CC509741

[Y] Personally known; or [ ] Produced identification
Type of identification produced:_____

Prepared by and Return to:

KRISTEN P. MARKS
Chase, Quinnell, McIver, Jackson & Marks, P.A.
101 East Government Street
Pensacola, Florida 32501
(850) 434-3601

Recorded in Public Records 03/04/2005 at 11:05 AM, OR Book 5586 Page 964, Instrument #2005341888, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording $35.50 MTG Stamps $436.80 Int. Tax $249.60

This document was prepared by FIRST NATIONAL BANK OF FLORIDA - WANDA WALLACE
State of Florida's Documentary Stamp Tax required by law in the amount of $436.80 has been paid to the Clerk of the Circuit Court (or the County Comptroller, if applicable) for the County of ESCAMBIA, State of Florida.

Prepared by & Return to:
Security First Title Partners
1331 Creighton Road, Ste C.
Pensacola, FL 32504

1650567

State of Florida — Space Above This Line For Recording Data

MORTGAGE
(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Mortgage (Security Instrument) is Feb 18, 2005 and the parties, their addresses and tax identification numbers, if required, are as follows:

MORTGAGOR: MICHAEL TRACY, HUSBAND
SUSAN TRACY, WIFE
2210 NORTH 15TH AVENUE
Pensacola, FL 32503

☐ If checked, refer to the attached Addendum incorporated herein, for additional Mortgagors, their signatures and acknowledgments.

LENDER:
FIRST NATIONAL BANK OF FLORIDA - PENSACOLA OFFICE
1289 AIRPORT BLVD PENSACOLA, FL 32504-9950

2. **CONVEYANCE.** For good and valuable consideration, the receipt and sufficiency of which is acknowledged, and to secure the Secured Debt (defined below) and Mortgagor's performance under this Security Instrument, Mortgagor grants, bargains, conveys and mortgages to Lender the following described property:

SOUTH 1/2 OF LOTS 1, 2 AND 3, BLOCK 273, NEW CITY TRACT, ACCORDING TO MAP OF THE CITY OF PENSACOLA, ESCAMBIA COUNTY, FLORIDA, COPYRIGHTED BY THOMAS C. WATSON IN 1906.

The property is located in ESCAMBIA (County) at 2210 NORTH 15TH AVENUE (Address), Pensacola (City), Florida 32503 (ZIP Code)

Together with all rights, easements, appurtenances, royalties, mineral rights, oil and gas rights, all water and riparian rights, ditches, and water stock and all existing and future improvements, structures, fixtures, and replacements that may now, or at any time in the future, be part of the real estate described above (all referred to as "Property").

3. **SECURED DEBT AND FUTURE ADVANCES.** The term "Secured Debt" is defined as follows:

A. The initial indebtedness secured by this Security Instrument is the debt incurred under the terms of all promissory note(s), contract(s), guaranty(ies) or other evidence of debt described below and all their extensions, renewals, modifications or substitutions. *(When referencing the debts below it is suggested that you include items such as borrowers' names, note amounts, interest rates, maturity dates, etc.)*

PROMISSORY NOTE DATED Feb 18, 2005
IN THE AMOUNT OF 124,800.00
WITH SAID LOAN IN THE NAME(S) OF: MICHAEL TRACY, HUSBAND SUSAN TRACY, WIFE

B. All future advances made within 20 years from the date of this Security Instrument from Lender to Mortgagor or other future obligations of Mortgagor to Lender pursuant to section 4 of this Security Instrument under any promissory note, contract, guaranty, or other evidence of debt executed by Mortgagor in favor of Lender after this Security Instrument whether or not this Security Instrument is specifically referenced. If more than one person signs this Security Instrument, each Mortgagor agrees that this Security Instrument will secure all future advances and future obligations that are given to or incurred by any one or more Mortgagor, or any one or

more Mortgagor and others. All future advances and other future obligations are secured by this Security Instrument even though all or part may not yet be advanced. All future advances and other future obligations are secured as if made on the date of this Security Instrument. Nothing in this Security Instrument shall constitute a commitment to make additional or future loans or advances in any amount. Any such commitment must be agreed to in a separate writing.

C. All obligations Mortgagor owes to Lender, which may later arise, to the extent not prohibited by law, including, but not limited to, liabilities for overdrafts relating to any deposit account agreement between Mortgagor and Lender.

D. All additional sums advanced and expenses incurred by Lender for insuring, preserving or otherwise protecting the Property and its value and any other sums advanced and expenses incurred by Lender under the terms of this Security Instrument.

This Security Instrument will not secure any other debt if Lender fails to give any required notice of the right of rescission.

4. **MAXIMUM OBLIGATION LIMIT; FUTURE ADVANCES .** The total principal amount secured by this Security Instrument at any one time shall not exceed $ $249,600.00 . This limitation of amount does not include interest and other fees and charges validly made pursuant to this Security Instrument. Also, this limitation does not apply to advances made under the terms of this Security Instrument to protect Lender's security and to perform any of the covenants contained in this Security Instrument.

5. **PAYMENTS.** Mortgagor agrees that all payments under the Secured Debt will be paid when due and in accordance with the terms of the Secured Debt and this Security Instrument.

6. **WARRANTY OF TITLE.** Mortgagor warrants that Mortgagor is or will be lawfully seized of the estate conveyed by this Security Instrument and has the right to grant, bargain, convey, sell, and mortgage the Property. Mortgagor also warrants that the Property is unencumbered, except for encumbrances of record.

7. **PRIOR SECURITY INTERESTS.** With regard to any other mortgage, deed of trust, security agreement or other lien document that created a prior security interest or encumbrance on the Property, Mortgagor agrees:

A. To make all payments when due and to perform or comply with all covenants.

B. To promptly deliver to Lender any notices that Mortgagor receives from the holder.

C. Not to allow any modification or extension of, nor to request any future advances under any note or agreement secured by the lien document without Lender's prior written consent.

8. **CLAIMS AGAINST TITLE.** Mortgagor will pay all taxes, assessments, liens, encumbrances, lease payments, ground rents, utilities, and other charges relating to the Property when due. Lender may require Mortgagor to provide to Lender copies of all notices that such amounts are due and the receipts evidencing Mortgagor's payment. Mortgagor will defend title to the Property against any claims that would impair the lien of this Security Instrument. Mortgagor agrees to assign to Lender, as requested by Lender, any rights, claims or defenses Mortgagor may have against parties who supply labor or materials to maintain or improve the Property.

9. **DUE ON SALE OR ENCUMBRANCE.** Lender may, at its option, declare the entire balance of the Secured Debt to be immediately due and payable upon the creation of, or contract for the creation of, any lien, encumbrance, transfer or sale of the Property. This right is subject to the restrictions imposed by federal law (12 C.F.R. 591), as applicable. This covenant shall run with the Property and shall remain in effect until the Secured Debt is paid in full and this Security Instrument is released.

10. **PROPERTY CONDITION, ALTERATIONS AND INSPECTION.** Mortgagor will keep the Property in good condition and make all repairs that are reasonably necessary. Mortgagor shall not commit or allow any waste, impairment, or deterioration of the Property. Mortgagor will keep the Property free of noxious weeds and grasses. Mortgagor agrees that the nature of the occupancy and use will not substantially change without Lender's prior written consent. Mortgagor will not permit any change in any license, restrictive covenant or easement without Lender's prior written consent. Mortgagor will notify Lender of all demands, proceedings, claims and actions against Mortgagor, and of any loss or damage to the Property.

Lender or Lender's agents may, at Lender's option, enter the Property at any reasonable time for the purpose of inspecting the Property. Lender shall give Mortgagor notice at the time of or before an inspection specifying a reasonable purpose for the inspection. Any inspection of the Property shall be entirely for Lender's benefit and Mortgagor will in no way rely on Lender's inspection.

11. **AUTHORITY TO PERFORM.** If Mortgagor fails to perform any duty or any of the covenants contained in this Security Instrument, Lender may, without notice, perform or cause them to be performed. Mortgagor appoints Lender as attorney in fact to sign Mortgagor's name or pay any amount necessary for performance. Lender's right to perform for Mortgagor shall not create an obligation to perform, and Lender's failure to perform will not preclude Lender from exercising any of Lender's other rights under the law or this Security Instrument. If any construction on the Property is discontinued or not carried on in a reasonable manner, Lender may take all steps necessary to protect Lender's security interest in the Property, including completion of the construction.

12. **ASSIGNMENT OF LEASES AND RENTS.** Mortgagor irrevocably grants, bargains, conveys and mortgages to Lender as additional security all the right, title and interest in and to any and all existing or future leases, subleases, and any other written or verbal agreements for the use and occupancy of any portion of the Property, including any extensions, renewals, modifications or substitutions of such agreements (all referred to as "Leases") and rents, issues and profits (all referred to as "Rents"). Mortgagor will promptly provide Lender with true and correct copies of all existing and future Leases. Mortgagor may collect, receive, enjoy and use the Rents so long as Mortgagor is not in default under the terms of this Security Instrument.

Mortgagor agrees that this assignment is immediately effective between the parties to this Security Instrument and effective as to third parties on the recording of this Security Instrument. Mortgagor agrees that Lender is entitled to notify Mortgagor or Mortgagor's tenants to make payments of Rents due or to become due directly to Lender after such recording. However, Lender agrees not to notify Mortgagor's tenants until Mortgagor defaults and Lender notifies Mortgagor in writing of the default and demands that Mortgagor and Mortgagor's tenants pay all Rents due or to become due directly to Lender. On receiving notice of default, Mortgagor will endorse and deliver to Lender any payment of Rents in Mortgagor's possession and will receive any Rents in trust for Lender and will not commingle the Rents with any other funds. Any amounts collected will be applied as provided in this Security Instrument. Mortgagor warrants that no default exists under the Leases or any applicable landlord/tenant law. Mortgagor also agrees to maintain and require any tenant to comply with the terms of the Leases and applicable law.

Expere © 1994 Bankers Systems, Inc., St. Cloud, MN Form RE-MTG-FL 4/19/2002
-C186(FL) (0205)

13. **LEASEHOLDS; CONDOMINIUMS; PLANNED UNIT DEVELOPMENTS.** Mortgagor agrees to comply with the provisions of any lease if this Security Instrument is on a leasehold. If the Property includes a unit in a condominium or a planned unit development, Mortgagor will perform all of Mortgagor's duties under the covenants, by-laws, or regulations of the condominium or planned unit development.

14. **DEFAULT.** Mortgagor will be in default if any party obligated on the Secured Debt fails to make payment when due. Mortgagor will be in default if a breach occurs under the terms of this Security Instrument or any other document executed for the purpose of creating, securing or guarantying the Secured Debt. A good faith belief by Lender that Lender at any time is insecure with respect to any person or entity obligated on the Secured Debt or that the prospect of any payment or the value of the Property is impaired shall also constitute an event of default.

15. **REMEDIES ON DEFAULT.** In some instances, federal and state law will require Lender to provide Mortgagor with notice of the right to cure or other notices and may establish time schedules for foreclosure actions. Subject to these limitations, if any, Lender may accelerate the Secured Debt and foreclose this Security Instrument in a manner provided by law if Mortgagor is in default.

    At the option of Lender, all or any part of the agreed fees and charges, accrued interest and principal shall become immediately due and payable, after giving notice if required by law, upon the occurrence of a default or anytime thereafter. In addition, Lender shall be entitled to all the remedies provided by law, the terms of the Secured Debt, this Security Instrument and any related documents. All remedies are distinct, cumulative and not exclusive, and the Lender is entitled to all remedies provided at law or equity, whether or not expressly set forth. The acceptance by Lender of any sum in payment or partial payment on the Secured Debt after the balance is due or is accelerated or after foreclosure proceedings are filed shall not constitute a waiver of Lender's right to require complete cure of any existing default. By not exercising any remedy on Mortgagor's default, Lender does not waive Lender's right to later consider the event a default if it continues or happens again.

16. **EXPENSES; ADVANCES ON COVENANTS; ATTORNEYS' FEES; COLLECTION COSTS.** Except when prohibited by law, Mortgagor agrees to pay all of Lender's expenses if Mortgagor breaches any covenant in this Security Instrument. Mortgagor will also pay on demand any amount incurred by Lender for insuring, inspecting, preserving or otherwise protecting the Property and Lender's security interest. These expenses will bear interest from the date of the payment until paid in full at the highest interest rate in effect as provided in the terms of the Secured Debt. Mortgagor agrees to pay all costs and expenses incurred by Lender in collecting, enforcing or protecting Lender's rights and remedies under this Security Instrument. This amount may include, but is not limited to, reasonable attorneys' fees, court costs, and other legal expenses. This Security Instrument shall remain in effect until released. Mortgagor agrees to pay for any recordation costs of such release.

17. **ENVIRONMENTAL LAWS AND HAZARDOUS SUBSTANCES.** As used in this section, (1) Environmental Law means, without limitation, the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA, 42 U.S.C. 9601 et seq.), and all other federal, state and local laws, regulations, ordinances, court orders, attorney general opinions or interpretive letters concerning the public health, safety, welfare, environment or a hazardous substance; and (2) Hazardous Substance means any toxic, radioactive or hazardous material, waste, pollutant or contaminant which has characteristics which render the substance dangerous or potentially dangerous to the public health, safety, welfare or environment. The term includes, without limitation, any substances defined as "hazardous material," "toxic substances," "hazardous waste" or "hazardous substance" under any Environmental Law.

    Mortgagor represents, warrants and agrees that:

    A. Except as previously disclosed and acknowledged in writing to Lender, no Hazardous Substance is or will be located, stored or released on or in the Property. This restriction does not apply to small quantities of Hazardous Substances that are generally recognized to be appropriate for the normal use and maintenance of the Property.

    B. Except as previously disclosed and acknowledged in writing to Lender, Mortgagor and every tenant have been, are, and shall remain in full compliance with any applicable Environmental Law.

    C. Mortgagor shall immediately notify Lender if a release or threatened release of a Hazardous Substance occurs on, under or about the Property or there is a violation of any Environmental Law concerning the Property. In such an event, Mortgagor shall take all necessary remedial action in accordance with any Environmental Law.

    D. Mortgagor shall immediately notify Lender in writing as soon as Mortgagor has reason to believe there is any pending or threatened investigation, claim, or proceeding relating to the release or threatened release of any Hazardous Substance or the violation of any Environmental Law.

18. **CONDEMNATION.** Mortgagor will give Lender prompt notice of any pending or threatened action, by private or public entities to purchase or take any or all of the Property through condemnation, eminent domain, or any other means. Mortgagor authorizes Lender to intervene in Mortgagor's name in any of the above described actions or claims. Mortgagor assigns to Lender the proceeds of any award or claim for damages connected with a condemnation or other taking of all or any part of the Property. Such proceeds shall be considered payments and will be applied as provided in this Security Instrument. This assignment of proceeds is subject to the terms of any prior mortgage, deed of trust, security agreement or other lien document.

19. **INSURANCE.** Mortgagor shall keep Property insured against loss by fire, flood, theft and other hazards and risks reasonably associated with the Property due to its type and location. This insurance shall be maintained in the amounts and for the periods that Lender requires. What Lender requires pursuant to the preceding two sentences can change during the term of the Secured Debt. The insurance carrier providing the insurance shall be chosen by Mortgagor subject to Lender's approval, which shall not be unreasonably withheld. If Mortgagor fails to maintain the coverage described above, Lender may, at Lender's option, obtain coverage to protect Lender's rights in the Property according to the terms of this Security Instrument.

    All insurance policies and renewals shall be acceptable to Lender and shall include a standard "mortgage clause" and, where applicable, "loss payee clause." Mortgagor shall immediately notify Lender of cancellation or termination of the insurance. Lender shall have the right to hold the policies and renewals. If Lender requires, Mortgagor shall immediately give to Lender all receipts of paid premiums and renewal notices. Upon loss, Mortgagor shall give immediate notice to the insurance carrier and Lender. Lender may make proof of loss if not made immediately by Mortgagor.

    Unless otherwise agreed in writing, all insurance proceeds shall be applied to the restoration or repair of the Property or to the Secured Debt, whether or not then due, at Lender's option. Any application of proceeds to principal shall not extend or postpone the due date of the scheduled payment nor change the amount of any payment. Any excess will be paid to the Mortgagor. If the Property is acquired by Lender, Mortgagor's right to any insurance policies and proceeds resulting from damage to the Property before the acquisition shall pass to Lender to the extent of the Secured Debt immediately before the acquisition.

ExpertDoc © 1994 Bankers Systems, Inc., St. Cloud, MN Form RE-MTG-FL 4/19/2002
-C166(FL) (0206)

20. **ESCROW FOR TAXES AND INSURANCE.** Unless otherwise provided in a separate agreement, Mortgagor will not be required to pay to Lender funds for taxes and insurance in escrow.

21. **FINANCIAL REPORTS AND ADDITIONAL DOCUMENTS.** Mortgagor will provide to Lender upon request, any financial statement or information Lender may deem reasonably necessary. Mortgagor agrees to sign, deliver, and file any additional documents or certifications that Lender may consider necessary to perfect, continue, and preserve Mortgagor's obligations under this Security Instrument and Lender's lien status on the Property.

22. **JOINT AND INDIVIDUAL LIABILITY; CO-SIGNERS; SUCCESSORS AND ASSIGNS BOUND.** All duties under this Security Instrument are joint and individual. If Mortgagor signs this Security Instrument but does not sign an evidence of debt, Mortgagor does so only to mortgage Mortgagor's interest in the Property to secure payment of the Secured Debt and Mortgagor does not agree to be personally liable on the Secured Debt. If this Security Instrument secures a guaranty between Lender and Mortgagor, Mortgagor agrees to waive any rights that may prevent Lender from bringing any action or claim against Mortgagor or any party indebted under the obligation. These rights may include, but are not limited to, any anti-deficiency or one-action laws. Mortgagor agrees that Lender and any party to this Security Instrument may extend, modify or make any change in the terms of this Security Instrument or any evidence of debt without Mortgagor's consent. Such a change will not release Mortgagor from the terms of this Security Instrument. The duties and benefits of this

23. **APPLICABLE LAW; SEVERABILITY; INTERPRETATION.** This Security Instrument is governed by the laws of the jurisdiction in which Lender is located, except to the extent otherwise required by the laws of the jurisdiction where the Property is located. This Security Instrument is complete and fully integrated. This Security Instrument may not be amended or modified by oral agreement. Any section in this Security Instrument, attachments, or any agreement related to the Secured Debt that conflicts with applicable law will not be effective, unless that law expressly or impliedly permits the variations by written agreement. If any section of this Security Instrument cannot be enforced according to its terms, that section will be severed and will not affect the enforceability of the remainder of this Security Instrument. Whenever used, the singular shall include the plural and the plural the singular. The captions and headings of the sections of this Security Instrument are for convenience only and are not to be used to interpret or define the terms of this Security Instrument. Time is of the essence in this Security Instrument.

24. **NOTICE.** Unless otherwise required by law, any notice shall be given by delivering it or by mailing it by first class mail to the appropriate party's address on page 1 of this Security Instrument, or to any other address designated in writing. Notice to one mortgagor will be deemed to be notice to all mortgagors.

25. **WAIVERS.** Except to the extent prohibited by law, Mortgagor waives all appraisement and homestead exemption rights relating to the Property.

26. **OTHER TERMS.** If checked, the following are applicable to this Security Instrument:

☐ **Line of Credit.** The Secured Debt includes a revolving line of credit provision. Although the Secured Debt may be reduced to a zero balance, this Security Instrument will remain in effect until released.

☐ **Construction Loan.** This Security Instrument secures an obligation incurred for the construction of an improvement on the Property.

☐ **Fixture Filing.** Mortgagor grants to Lender a security interest in all goods that Mortgagor owns now or in the future and that are or will become fixtures related to the Property. This Security Instrument suffices as a financing statement and any carbon, photographic or other reproduction may be filed of record for purposes of Article 9 of the Uniform Commercial Code.

☐ **Riders.** The covenants and agreements of each of the riders checked below are incorporated into and supplement and amend the terms of this Security Instrument. [Check all applicable boxes]
☐ Condominium Rider ☐ Planned Unit Development Rider ☐ Other .....

☒ **Additional Terms.**
ADDITIONAL REMEDY: UPON DEFAULT, LENDER SHALL ALSO BE ENTITLED TO APPOINTMENT OF A RECEIVER, WITHOUT NOTICE OR BOND AND WITHOUT REGARD TO ADEQUACY OF SECURITY.

☐ **Payment of this note or mortgage is subject to the terms of a home improvement installment contract of even date between maker and payee or mortgagor and mortgagee.**

SIGNATURES: By signing below, Mortgagor agrees to the terms and covenants contained in this Security Instrument and in any attachments. Mortgagor also acknowledges receipt of a copy of this Security Instrument on the date stated on page 1.

(Signature) MICHAEL TRACY (Date)

(Signature) SUSAN TRACY (Date)

(Witness) Michelle Keever

(Witness) Dennis G. Nichols

ACKNOWLEDGMENT:

(Individual) STATE OF Florida, COUNTY OF ESCAMBIA }ss.
This instrument was acknowledged before me this 18th day of February, 2005
by MICHAEL TRACY AND SUSAN TRACY, HUSBAND & WIFE
who is personally known to me or who has produced ..... as identification.
My commiss...

(Seal) MICHELLE KEEVER
MY COMMISSION # DD 275133
EXPIRES: January 18, 2008
Bonded Thru Notary Public Underwriters

(Notary Public)

Recorded in Public Records 12/21/2007 at 10:53 AM OR Book 6265 Page 534, Instrument #2007118510, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording $10.00

5219

Form 668 (Y)(c)
(Rev. February 2004)

Department of the Treasury - Internal Revenue Service

Notice of Federal Tax Lien

Area:	Serial Number	For Optional Use by Recording Office
SMALL BUSINESS/SELF EMPLOYED AREA #3 Lien Unit Phone: (800) 913-6050	408792507	

As provided by section 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.

Name of Taxpayer MICHAEL J TRACY

Residence 2210 N 15TH AVE
PENSACOLA, FL 32503-4731

IMPORTANT RELEASE INFORMATION: For each assessment listed below, unless notice of the lien is refiled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).

Kind of Tax (a)	Tax Period Ending (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
1040	12/31/2002	XXX-XX-9414	02/12/2007	03/14/2017	10255.92
1040	12/31/2003	XXX-XX-9414	02/12/2007	03/14/2017	8714.01
1040	12/31/2004	XXX-XX-9414	12/18/2006	01/17/2017	52349.43

Place of Filing
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY
PENSACOLA, FL 32595

Total $ 71319.36

This notice was prepared and signed at JACKSONVILLE, FL, on this,

the 11th day of December, 2007.

Signature R. A. Mitchell
for C. NICHOLS

Title
REVENUE OFFICER 23-09-2414
(850) 430-1110 x1100

(NOTE: Certificate of officer authorized by law to take acknowledgment is not essential to the validity of Notice of Federal Tax lien Rev. Rul. 71-466, 1971 - 2 C.B. 409)

Part 1 - Kept By Recording Office

Form 668(Y)(c) (Rev. 2-2004)
CAT. NO 60025X

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
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

IMAGING COVER PAGE

This cover page is not a part of the original documents but is necessary to avoid obscuring any information on the original documents

Case: 2006 TD 008896
00084292406
Dkt: TD80 Pg#:

15

Original Documents Follow

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW
JURY ASSEMBLY
JUVENILE
MENTAL HEALTH
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

July 2, 2008

FIRST NATIONAL BANK OF FLORIDA
6512 CAROLINE ST
MILTON FL 32570

Dear Redeemer,

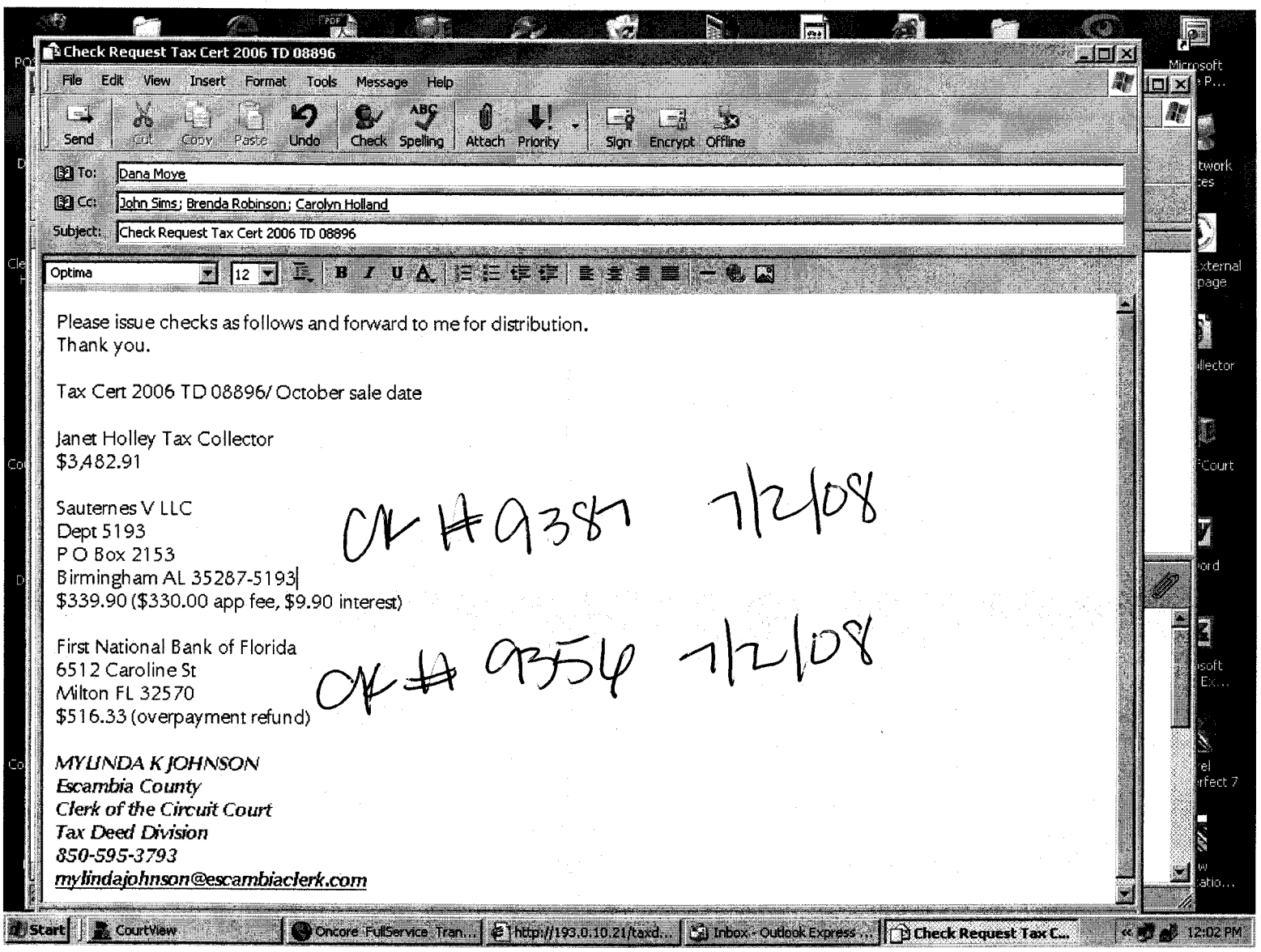
The records of this office show a refund due to you on the following Tax Deed Certificate. This amount represents an overpayment of interest fees. Our system calculates interest through the sale date, and you redeemed prior to that date. Therefore, a refund is generated on the account and the fees enclosed represent such refund. Please do not hesitate to call us if you have any questions.

Tax Cert. No.	Account #	Sale Date	Amount
08896/2006	14-2317-000	10/6/2008	$516.33
		Total	**$516.33**

Very truly yours,

ERNIE LEE MAGAHA
Clerk of the Circuit Court

By:
Mylinda Johnson
Deputy Clerk


Check Request Tax Cert 2006 TD 08896
File Edit View Insert Format Tools Message Help
Send Cut Copy Paste Undo Check Spelling Attach Priority Sign Encrypt Offline
To: Dana Moye
Cc: John Sims; Brenda Robinson; Carolyn Holland
Subject: Check Request Tax Cert 2006 TD 08896
Optima 12
Please issue checks as follows and forward to me for distribution.
Thank you.
Tax Cert 2006 TD 08896/ October sale date
Janet Holley Tax Collector
$3,482.91
Sauternes V LLC
Dept 5193
P O Box 2153
Birmingham AL 35287-5193
$339.90 ($330.00 app fee, $9.90 interest)
CK # 9387 7/2/08
First National Bank of Florida
6512 Caroline St
Milton FL 32570
$516.33 (overpayment refund)
CK # 9354 7/2/08
MYLINDA K JOHNSON
Escambia County
Clerk of the Circuit Court
Tax Deed Division
850-595-3793
mylindajohnson@escambiaclerk.com
Start
CourtView
Oncore FullService Tran...
http://193.0.10.21/taxd...
Inbox - Outlook Express ...
Check Request Tax C...
12:02 PM

Search Property | Property Sheet | Lien Holder's | Redeem | [redacted]ns | Courtview
Redeemed From Sale

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 142317000 Certificate Number: 008896 of 2006

Redemption: Yes | Application Date: 04/28/2008 | Interest Rate: 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 10/06/2008	Redemption Date 06/30/2008
Months	6	2
Tax Collector	$3,375.40	$3,375.40
Tax Collector Interest	$303.79	$101.26
Tax Collector Fee	$6.25	$6.25
Total Tax Collector	$3,685.44	$3,482.91
	$60.00	$60.00
	$60.00	$60.00
	$210.00	$210.00
	$29.70	$9.90
	$359.70	$339.90
	$24.00	$0.00
	$8.00	$8.00
	$4,077.14	$3,830.81
	Repayment Overpayment Refund Amount	$246.33

FF $40.00/ COM RECORDING $19.50
TRACY CAME IN FOR QUOTES. JPS
G CO CALLED FOR QUOTES. MKJ

Submit | Reset | Print Preview

TAX COLLECTOR
CK # 516633
+ 60.00
210.00
516.33

Search Property | Property Sheet | Lien Holder's | Redeem | Forms | Courtview
Redeemed From Sale

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed Sales - Redeemed From Sale

Account: 142317000 Certificate Number: 008896 of 2006

Date Of Redemption: 06/30/2008

Clerk's Check: 453821 Clerk's Total $359.70

Postage: $24.00 Tax Deed Court Registry $327.70

Payor Name:
FIRST NATIONAL BANK OF FLORIDA
6512 CAROLINE ST
MILTON FL 32570

Notes:

Submit | Reset | Print Preview | Print Receipt

Confirm Redemption

Ernie Lee Magaha,
Clerk of the Circuit Court of Escambia County Florida

Receipt Type	**Case**	Outstanding Amount	**0.00**
Receipt Number	**902449**	Receipt Date	**06/30/2008**

Case Number	**2006 TD 008896**
Description	**GULF GROUP HOLDINGS VS**

Action	**TAX DEED REDEMPTION**
Judge	
Received From	**FIRST NATIONAL BANK OF FLORIDA**
On Behalf Of	**GULF GROUP HOLDINGS**

Total Received	**4,077.14**
Net Received	**4,077.14**
Change	**0.00**

Receipt Payments	**Amount**	**Reference Description**
Check	**4,077.14**	**453821**

Receipt Applications	**Amount**
Holding	**4,069.14**
Service Charge	**8.00**

Deputy Clerk: mkj Transaction Date 06/30/2008 11:54:10

Comments

ERNIE LEE MAGAHA
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

ERNIE LEE MAGAHA, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 142317000 Certificate Number: 008896 of 2006

Payor: FIRST NATIONAL BANK OF FLORIDA 6512 CAROLINE ST MILTON FL 32570 **Date** 06/30/2008

Clerk's Check #	453821	Clerk's Total	$359.70
Tax Collector Check #	1	Tax Collector's Total	$3,685.44
		Postage	$24.00
		Researcher Copies	$8.00
		Total Received	$4,077.14

ERNIE LEE MAGAHA
Clerk of the Circuit Court

Received By: _____
Deputy Clerk

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
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OPERATIONAL SERVICES
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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

Case # 2006 TD 008896
Redeemed Date 06/30/2008
Name FIRST NATIONAL BANK OF FLORIDA 6512 CAROLINE ST MILTON FL 32570

☐ Clerk's Total = TAXDEED	$359.70
☐ Due Tax Collector = TAXDEED	$3,685.44
☐ Postage = TD2	$24.00
☐ ResearcherCopies = TD6	$8.00

Apply Docket Codes

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
05/07/2006	TD1	TAX DEED APPLICATION Receipt: 883431 Date: 05/07/2008	60.00	0.00	
05/07/2006	TAXDEED	TAX DEED CERTIFICATES Receipt: 883431 Date: 05/07/2008	270.00	0.00	
05/22/2008	TD83	TAX COLLECTOR CERTIFICATION 3 pages	0.00	0.00	
05/22/2008	TD82	O & E REPORT 13 pages	0.00	0.00	

FINANCIAL SUMMARY

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	$60.00	$60.00	$0.00	$0.00
2	Holding	$270.00	$270.00	$0.00	$0.00
	TOTAL	**$330.00**	**$330.00**	**$0.00**	**$0.00**

Search Property | Property Sheet | Lien Holder's | Sold To | Redeem | Forms | Courtview

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 142317000 Certificate Number: 008896 of 2006

Redemption: No | Application Date: 04/28/2008 | Interest Rate: 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 10/06/2008	Redemption Date 05/21/2008
Months	6	1
Tax Collector	$3,375.40	$0.00
Tax Collector Interest	$303.79	$0.00
Tax Collector Fee	$6.25	$0.00
Total Tax Collector	$3,685.44	$0.00
Clerk Fee	$60.00	$0.00
Sheriff Fee	$60.00	$0.00
Legal Advertisement	$210.00	$0.00
App. Fee Interest	$29.70	$0.00
Total Clerk	$359.70	$0.00
Postage	$24.00	$0.00
Researcher Copies	$8.00	$0.00
Total Redemption Amount	$4,077.14	$0.00
	Repayment Overpayment Refund Amount	$4,077.14

Notes: ACTUAL SHERIFF $40.00/ COM RECORDING $19.50

Submit | Reset | Print Preview

Ernie Lee Magaha,
Clerk of the Circuit Court of Escambia County Florida

Receipt Type **Case**
Receipt Number **883431**
Outstanding Amount **0.00**
Receipt Date **05/07/2008**

Case Number **2006 TD 008896**
Description **GULF GROUP HOLDINGS VS**

Action **TAX DEED APPLICATION**
Judge
Received From **GULF GROUP HOLDINGS**
On Behalf Of **GULF GROUP HOLDINGS**

Total Received	330.00
Net Received	330.00
Change	0.00

Receipt Payments	Amount	Reference Description
Check	330.00	190232583

Receipt Applications	Amount
Holding	270.00
Service Charge	60.00

Deputy Clerk: mkj Transaction Date 05/07/2008 14:56:49

Comments COPIES- 8.00
POSTAGE- 24.00
SHERIFF - 1/1 = 40.00
COM - 19.50

Source: Escambia County Property Appraiser

Restore Full Page Version

General Information	
Name:	TRACY MICHAEL 2210 N 15TH AVE PENSACOLA, FL 32503
Account:	142317000
Reference:	000S009025002273
Situs:	2210 N 15TH AVE
Use Code:	SINGLE FAMILY RESID
Tax Inquiry:	Open Tax Inquiry Window

Tax Inquiry link courtesy of Janet Holley, Escambia County Tax Collector

2007 Certified Roll Assessment	
Improvements:	$60,120
Land:	$61,050
Total:	$121,170
Save Our Homes:	$69,400

Amendment 1 Calculations

Sales Data

Mo/Yr	Book	Page	Value	Type	Deed Search (New Window)
05/1999	4410	0925	$100	QC	View Instr
07/1990	2891	0404	$35,500	WD	View Instr
03/1985	2072	0092	$10,000	WD	View Instr
05/1979	1330	0235	$32,500	WD	View Instr

Deed Search courtesy of Ernie Lee Magaha, Escambia County Clerk of the Court

2007 Certified Roll Exemptions

HOMESTEAD

Legal Description

S1/2 OF LTS 1 2 3 BLK 273 NEW CITY TRACT OR 4410 P 925 CA 37

Extra Features

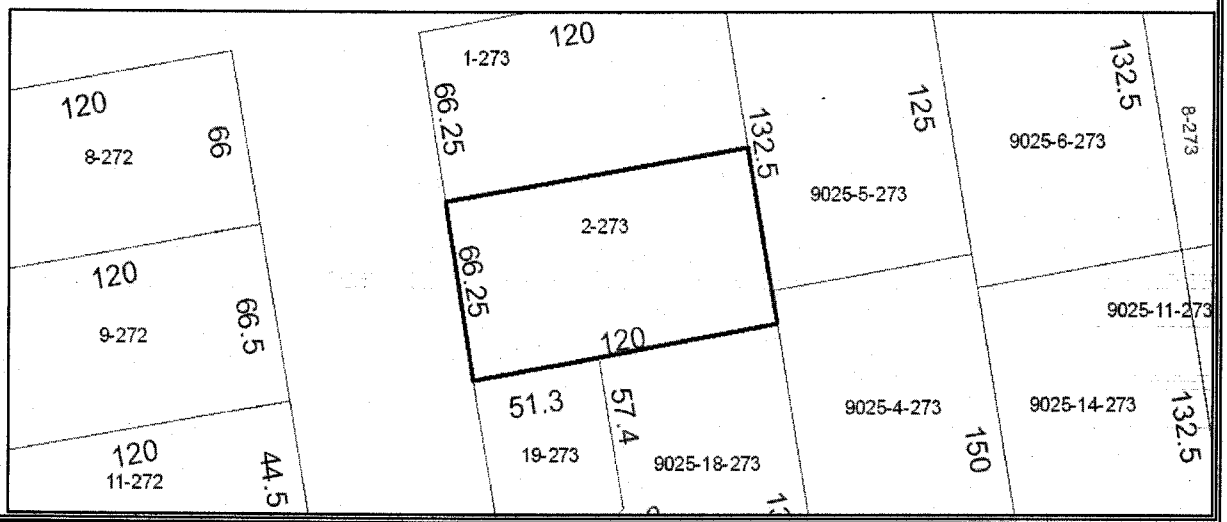
GREENHOUSE
PATIO

Parcel Information

View Online Map

Section Map Id: C037

Approx. Acreage: 0.1800



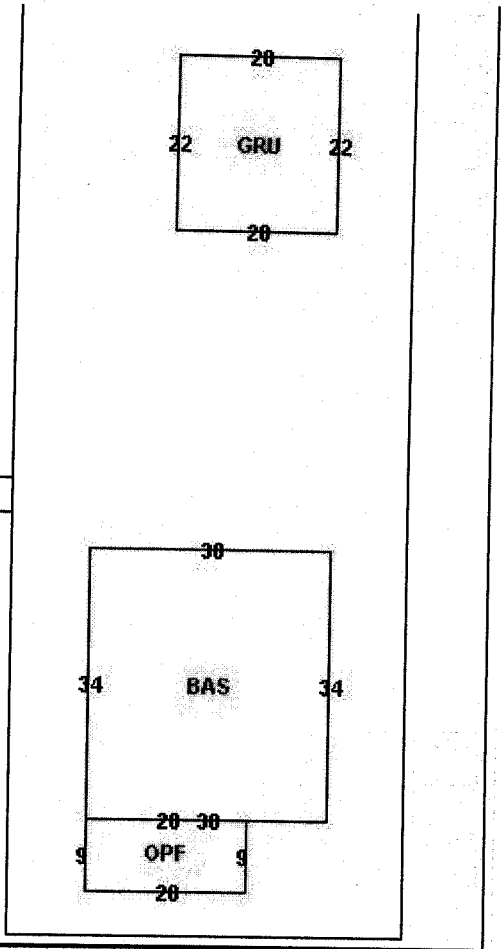
Buildings

Building 1 - Address:2210 N 15TH AVE, Year Built: 1927

Structural Elements

FOUNDATION-WOOD/SUB FLOOR
EXTERIOR WALL-BRICK-FACE
NO. PLUMBING FIXTURES (3)
DWELLING UNITS (1)
ROOF FRAMING-GABLE-HI PITCH

ROOF COVER-COMPOSITION SHG
INTERIOR WALL-DRYWALL-PLASTER
FLOOR COVER-HARDWOOD/PARQET
NO. STORIES (1)
DECOR/MILLWORK-ABOVE AVERAGE
HEAT/AIR-CENTRAL H/AC
STRUCTURAL FRAME-WOOD FRAME



Areas - 1640 Total SF
BASE AREA - 1020
GARAGE UNFIN - 440
OPEN PORCH FIN - 180

Images

None

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

JANET HOLLEY
ESCAMBIA COUNTY TAX COLLECTOR
P O BOX 1312
PENSACOLA FL 32591

REMINDER NOTICE OF CURRENT AND DELINQUENT REAL ESTATE TAXES

ACCOUNT NUMBER	ASSESSED VALUE	EXEMPTIONS	TAXABLE VALUE	MILLAGE CODE
14-2317-000	69,400	25,000	44,400	16

PRIOR YEARS TAXES DUE

TRACY MICHAEL
2210 N 15TH AVE
PENSACOLA FL 32503

S1/2 OF LTS 1 2 3 BLK 273
NEW CITY TRACT
OR 4410 P 925
CA 37

TAX YEAR	FOLIO #	DUE IF PAID BY: 05/30/2008	DUE IF PAID BY: 06/30/2008	DUE IF PAID BY: 07/31/2008
2005	130646.0000	3,432.28	3,482.91	3,533.54
				0.00
TOTAL DUE:		3,432.28	3,482.91	3,533.54

PAYMENT MUST BE MADE BY CASH,
CASHIERS CHECK, OR MONEY ORDER.

Please cut on dotted line and return this portion

REMINDER NOTICE OF CURRENT AND DELINQUENT REAL ESTATE TAXES

ACCOUNT NUMBER	ASSESSED VALUE	EXEMPTIONS	TAXABLE VALUE	MILLAGE CODE
14-2317-000	69,400	25,000	44,400	16

PRIOR YEARS TAXES DUE

TRACY MICHAEL
2210 N 15TH AVE
PENSACOLA FL 32503

S1/2 OF LTS 1 2 3 BLK 273
NEW CITY TRACT
OR 4410 P 925
CA 37

IF PAID BY	May 30, 2008	Jun 30, 2008	Jul 31, 2008
PLEASE PAY	3,432.28	3,482.91	3,533.54

0000000000 0000094183 0000001356810000 0001 6

JANET HOLLEY
ESCAMBIA COUNTY TAX COLLECTOR
P O BOX 1312
PENSACOLA FL 32591

REMINDER NOTICE OF CURRENT AND DELINQUENT REAL ESTATE TAXES

ACCOUNT NUMBER	ASSESSED VALUE	EXEMPTIONS	TAXABLE VALUE	MILLAGE CODE
14-2317-000	69,400	25,000	44,400	16

PRIOR YEARS TAXES DUE

TRACY MICHAEL
2210 N 15TH AVE
PENSACOLA FL 32503

S1/2 OF LTS 1 2 3 BLK 273
NEW CITY TRACT
OR 4410 P 925
CA 37

TAX YEAR	FOLIO #	DUE IF PAID BY: 08/31/2008	DUE IF PAID BY: 09/30/2008	DUE IF PAID BY: 10/06/2008
2005	130646.0000	3,584.17	3,634.81	3,685.44
				0.00
TOTAL DUE:		3,584.17	3,634.81	3,685.44

PAYMENT MUST BE MADE BY CASH,
CASHIERS CHECK, OR MONEY ORDER.

Please cut on dotted line and return this portion

REMINDER NOTICE OF CURRENT AND DELINQUENT REAL ESTATE TAXES

ACCOUNT NUMBER	ASSESSED VALUE	EXEMPTIONS	TAXABLE VALUE	MILLAGE CODE
14-2317-000	69,400	25,000	44,400	16

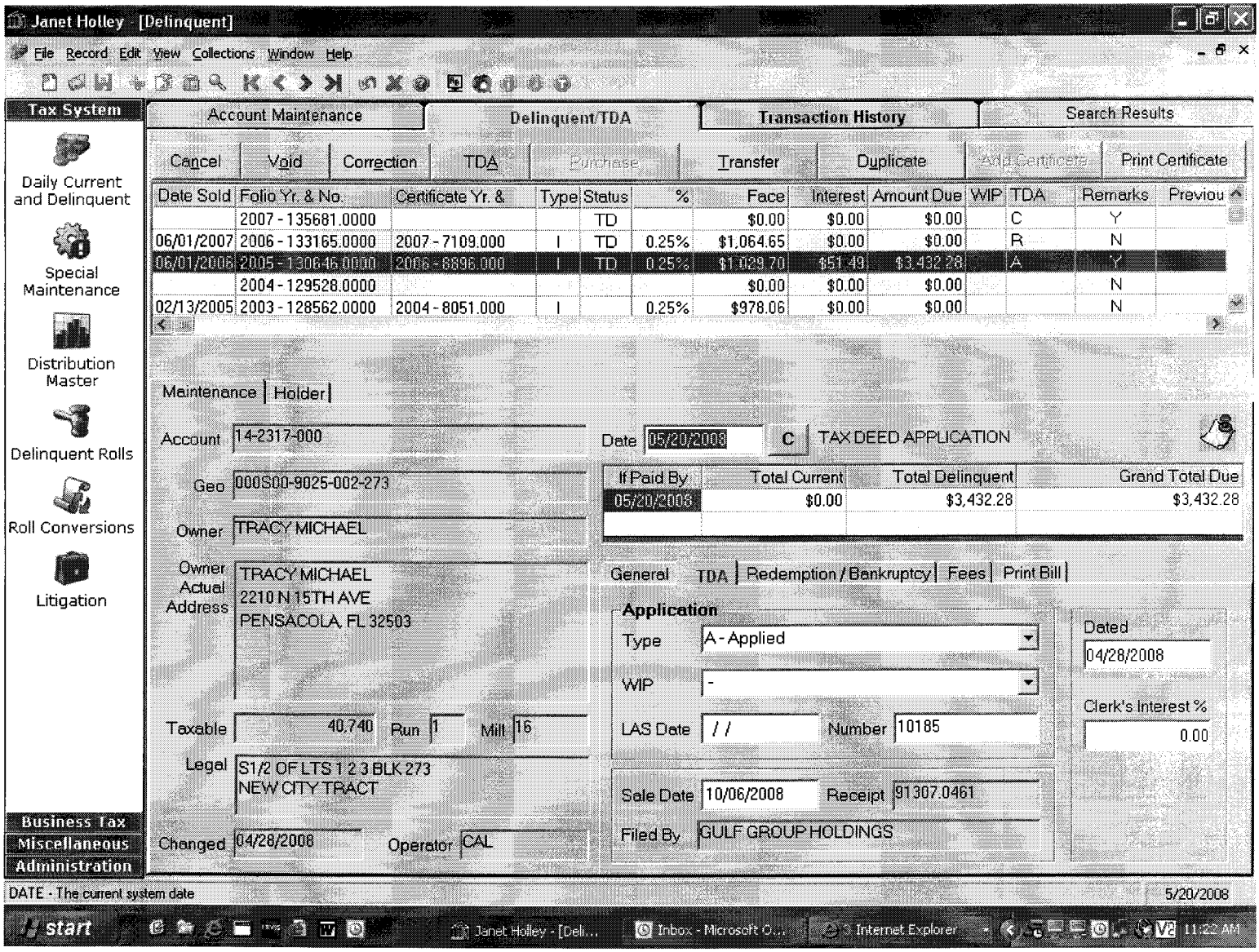
PRIOR YEARS TAXES DUE

TRACY MICHAEL
2210 N 15TH AVE
PENSACOLA FL 32503

S1/2 OF LTS 1 2 3 BLK 273
NEW CITY TRACT
OR 4410 P 925
CA 37

IF PAID BY	Aug 31, 2008	Sep 30, 2008	Oct 06, 2008
PLEASE PAY	3,584.17	3,634.81	3,685.44

0000000000 0000094183 00000013568100000 0001 6



Manatron, Inc. @2005