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

BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION

CENTURY

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS

OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

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: 2009 TD 005580
00021893965
Dkt: TD83 Pg#:

3

Original Documents Follow

FORM 513
(r.12/00)

TAX COLLECTOR'S CERTIFICATION

Application Date / Number
May 10, 2012 / 120537

This is to certify that the holder listed below of Tax Sale Certificate Number **2009 / 5580** , issued the **1st** day of **June, 2009**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number:** 09-0805-636

Certificate Holder:
BLACKWELL EDDIE J & MARY J TRUSTEE BLACKWELL LIVIN
723 OVERBROOK DRIVE
FT WALTON BEACH, FLORIDA 32547

Property Owner:
CLASSIC HOMEBUILDERS INC
6833 CEDAR RIDGE DR
PENSACOLA , FLORIDA 32526

Legal Description: 17-1S3-122
LT 7 BLK C TWIN SPIRES PLANTATION PB 18 P 31/31A OR 4960 P 696 SEC 8/17 T 1S R 31W

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

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

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
2011	5669.0000	06/01/11	$674.37	$0.00	$104.53	$778.90
2009	5580	06/01/09	$784.39	$0.00	$282.38	$1,066.77

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

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
2010	5907	06/01/10	$663.48	$6.25	$126.06	$795.79
2008	4450	05/30/08	$796.98	$6.25	$478.19	$1,281.42

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County)	$3,922.88
2. Total of Delinquent Taxes Paid by Tax Deed Application	$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant (2011)	$630.67
4. Ownership and Encumbrance Report Fee	$150.00
5. Tax Deed Application Fee	$75.00
6. Total Certified by Tax Collector to Clerk of Court	$4,778.55
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	$4,778.55
13. Interest Computed by Clerk of Court Per Florida Statutes.....(%)	
14. One-Half of the assessed value of homestead property. If applicable pursuant to section 197.502, F.S.	
15. Statutory (Opening) Bid; Total of Lines 12 thru 14	
16. Redemption Fee	$6.25
17. Total Amount to Redeem	

*Done this 10th day of May, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Gloria Wahlrow

Date of Sale: February 4, 2013

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

DR-512
R.05/88

Application Number: 120537

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I, **BLACKWELL EDDIE J & MARY J TRUSTEE**
BLACKWELL LIVIN
723 OVERBROOK DRIVE
FT WALTON BEACH, Florida, 32547
holder of the following tax sale certificate hereby surrender same to the Tax Collector and make tax deed application thereon:

Certificate No.	Parcel ID Number	Date	Legal Description
5580	09-0805-636	06/01/2009	17-1S3-122 LT 7 BLK C TWIN SPIRES PLANTATION PB 18 P 31/31A OR 4960 P 696 SEC 8/17 T 1S R 31W

2011 TAX ROLL
CLASSIC HOMEBUILDERS INC
6833 CEDAR RIDGE DR
PENSACOLA , Florida 32526

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

ejbgator (EDDIE BLACKWELL) — 05/10/2012

Applicant's Signature — Date

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

BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION

CENTURY

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS

OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

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: 2009 TD 005580
00052918280
Dkt: TD82 Pg#:

16

Original Documents Follow

Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B
Pensacola, Florida 32503
Telephone: 850-478-8121
Facsimile: 850-476-1437

OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 9638

July 24, 2012

Escambia County Tax Collector
P.O. Box 1312
Pensacola, Florida 32569

Pursuant to your request, the Company has caused a search to be made of the Public Records of Escambia County, Florida, solely as revealed by records maintained from 07-24-1992, through 07-24-2012, and said search reveals the following:

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

   Classic Homebuilders, Inc.

2. The land covered by this Report is:

   LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF

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

   SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

4. Taxes:

   SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

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

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

Southern Guaranty Title Company

By: _____

July 24, 2012

OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION

File No.: 9638 July 24, 2012

Lot 7, Block C, Twin Spires Plantation, as per plat thereof, recorded in Plat Book 18, Page 31 & 31A, of the Public Records of Escambia County, Florida

OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE

File No.: 9638 July 24, 2012

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

1. Mortgage executed by Classic Homebuilders, Inc. to Coastal Bank & Trust formerly Bank of Pensacola, dated 07/24/2002 and recorded in Official Record Book 4960 on page 699 of the public records of Escambia County, Florida. given to secure the original principal sum of $288,000.00 Assignment of Rents & Leases recorded in O.R. Book 5902, page 1619., and subject to Modifications of record.

2. Non-Certified Judgment filed by Lajerrold A. and Tracy R. White recorded in O.R. Book 6874, page 205.

3. Notice of Lis Pendens filed by Synovus Bank successor by merger to Coastal Bank & Trust successor by merger to Bank of Pensacola recorded in O.R. Book 6645, page 1586.

4. Taxes for the year 2007-2011 delinquent. The assessed value is $33,250.00. Tax ID 09-0805-636.

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: 2-4-2013

TAX ACCOUNT NO.: 09-0805-636

CERTIFICATE NO.: 2009-5580

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

YES	NO	
___	X	Notify City of Pensacola, P.O. Box 12910, 32521
___	X	Notify Escambia County, 190 Governmental Center, 32502
___	X	Homestead for _____ tax year.

Classic Homebuilders, Inc.
6833 Cedar Ridge Dr.
Pensacola, FL 32526

Coastal Bank & Trust
125 W. Romana St., 4th Floor
Pensacola, FL 32502

Synovus Bank
successor by merger to Coastal Bank & Trust successor by merger to Bank of Pensacola
c/o its attorneyScott Remington
Clark, Partingtom, Hart
P.O. Box 13010
Pensacola, FL 32591-3010

Layerrold A. White and
Tracy R. White
6518 Mint Julep Trail
Pensacola, FL 32526

Certified and delivered to Escambia County Tax Collector, this 27th day of July, 2012.

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.

15.50
2324.00

OR BK 4960 PG0696
Escambia County, Florida
INSTRUMENT 2002-999124

DEED DOC STAMPS PD @ ESC CO $2324.00
08/23/02 ERNIE LEE MAGAHA, CLERK
By:

Prepared by and return to:
Robert O. Beasley
Litvak & Beasley, LLP
220 West Garden Street Suite 205
Pensacola, Florida 32501

CORPORATION WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that **Grande Ridge Development Company, a Florida corporation**(Grantor) whose mailing address is: 3000 Langley Avenue, Suite 402, Pensacola FL 32504, for and in consideration of Ten Dollars and other good and valuable considerations, the receipt whereof is hereby acknowledged, does bargain, sell, convey and grant unto **CLASSIC HOMEBUILDERS INC., a Florida corporation**, (whether one or more, hereinafter Grantee) whose mailing address is: 6833 Cedar Ridge Drive, Pensacola, FL 32526, forever, the following described real property, situate, lying and being in County of Escambia, State of Florida, to-wit:

SEE ATTACHED EXHIBIT "A" LEGAL DESCRIPTION

Subject to taxes for the current year and to valid restrictions, easements, and reservations of record affecting the above property, if any, which are not hereby reimposed.

To have and to hold, unto Grantee forever, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, free from all exemptions and right of homestead. And Grantor covenants that it is well seized of an indefeasible estate in fee simple in said property and has a good right to convey the same; that it is free from liens and encumbrances, except as set forth above; that Grantor will make such further assurances to protect fee simple title to said property in Grantee as may reasonably be required; and that it shall and will forever warrant and defend Grantee in the quiet and peaceful possession and enjoyment thereof, against all persons lawfully claiming the same, subject to the exceptions set forth above. Whenever used herein, the terms "Grantor" and "Grantee" include those hereinabove specified and their respective heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations and other entities.

IN WITNESS WHEREOF, Grantor, in pursuance of due and legal action of its stockholders and Board of Directors, has executed these presents, causing its name to be signed by its Vice President, and its corporate seal to be affixed hereto this 24th day of July, 2002.

Signed, sealed and delivered
in the presence of:

Name:

Name:

Grande Ridge Development Company,
A Florida Corporation

By:

Rodger K. Lowery, its Vice President

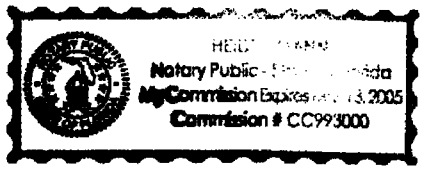
(CORPORATE SEAL)

OR BK 4960 PG0697
Escambia County, Florida
INSTRUMENT 2002-999124

STATE OF FLORIDA,
COUNTY OF ESCAMBIA:

The foregoing instrument was acknowledged before me this 24th day of July, 2002, by Rodger K. Lowrey, the Vice President of Grande Ridge Development Company, a Florida corporation, on behalf of the corporation, who personally appeared before me and who is personally known to me or who produced _____ as identification.

Heidi L. Mann
NOTARY PUBLIC



OR BK 4960 PG0698
Escambia County, Florida
INSTRUMENT 2002-999124

RCD Aug 23, 2002 10:05 am
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2002-999124

EXHIBIT "A"

LEGAL DESCRIPTION

A PARCEL OF LAND LYING IN SECTIONS 8 AND 17, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT AN EXISTING RAILROAD SPIKE MARKING THE NORTHWEST CORNER OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE SOUTH 88 DEGREES 26 MINUTES 21 SECONDS EAST ALONG THE NORTH LINE OF SAID SECTION 17 FOR 644.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 02 DEGREES 00 MINUTES 43 SECONDS WEST FOR 1109.21 FEET TO THE NORTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY 90 (MOBILE HIGHWAY 66' R/W); THENCE SOUTH 60 DEGREES 06 MINUTES 16 SECONDS EAST AND ALONG SAID NORTH RIGHT-OF-WAY FOR 764.77 FEET; THENCE NORTH 02 DEGREES 00 MINUTES 43 SECONDS EAST FOR 1472.19 FEET TO A POINT ON THE NORTH LINE OF SAID SECTION 17 AND LYING 1320.00 FEET EAST FROM THE NORTHWEST CORNER OF SAID SECTION; THENCE NORTH 02 DEGREES 01 MINUTES 21 SECONDS EAST FOR 1324.80 FEET; THENCE NORTH 88 DEGREES 59 MINUTES 14 SECONDS WEST FOR 900.02 FEET; THENCE SOUTH 02 DEGREES 03 MINUTES 07 SECONDS WEST FOR 729.92 FEET; THENCE SOUTH 87 DEGREES 53 MINUTES 32 SECONDS EAST FOR 145.60 FEET; THENCE SOUTH 02 DEGREES 03 MINUTES 14 SECONDS WEST FOR 584.88 FEET TO THE NORTH LINE OF SAID SECTION 17; THENCE SOUTH 88 DEGREES 26 MINUTES 21 SECONDS EAST ALONG SAID NORTH LINE FOR 79.00 FEET TO THE POINT OF BEGINNING. CONTAINING 45.36 ACRES MORE OR LESS.

THIS INSTRUMENT WAS PREPARED BY/
RETURN TO:
Robert O. Beasley
Litvak & Beasley, LLP
220 W. Garden Street, Suite 205
Pensacola, Florida 32501
File No. 02-ROB-244

OR BK 4960 PG 0699
Escambia County, Florida
INSTRUMENT 2002-999125

MTG DOC STAMPS PD @ ESC CO $1008.00
08/23/02 ERNIE LEE MAGAHA, CLERK
By:

INTANGIBLE TAX PD @ ESC CO $ 576.00
08/23/02 ERNIE LEE MAGAHA, CLERK
By:

STATE OF FLORIDA
COUNTY OF ESCAMBIA

46.50
1008.00
576.00

MORTGAGE
AND
SECURITY AGREEMENT

KNOW ALL MEN BY THESE PRESENTS, That **CLASSIC HOMEBUILDERS INCORPORATED, a Florida corporation**, hereinafter called Mortgagor, for and in consideration of the sum of **Two Hundred Eighty Eight Thousand and 00/100** Dollars, (**$288,000.00**) to it in hand paid by **Bank of Pensacola, NA,** whose mailing address is: 400 West Garden Street, Pensacola, FL 32501, hereinafter called Mortgagee, the receipt whereof is hereby acknowledged, has granted, bargained and sold, and by these presents do grant, bargain, sell, alien, remise, release, convey and confirm unto the said Mortgagee forever, the following described real estate, situate, lying and being in the County of Escambia, State of Florida, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

TOGETHER WITH all improvements now or hereafter located on said real property and all fixtures, appliances, apparatus, equipment, fittings, furnishings, accessories, heating and air conditioning equipment, plumbing, machinery, articles of personal property, and all building materials, supplies and goods delivered to the real property for purposes of being affixed to, installed, incorporated or otherwise used in the buildings, structures or other improvements now or hereafter located thereon, together with all additions and replacements of any of same (except those owned by lessees of said real property) now or hereafter affixed or attached (whether actually or constructively) thereto, placed upon, or used in any way in connection with the complete or comfortable use, occupancy, operation or maintenance of said real property, all licenses and permits used or required in connection with the use of said real property, all leases of said real property now or hereafter entered into and all right, title and interest of Mortgagor thereunder, including, without limitation, cash or securities deposited thereunder pursuant to said leases, and all rents, issues, proceeds, revenues and profits accruing from said real property and, without limitation, all oil, gas, minerals, water, crops, trees, timber and other emblements, and any rights or interest therein, and together with all proceeds of the conversion, voluntary or involuntary, of any of the foregoing into cash or liquidated claims, including, without limitation, proceeds of insurance and condemnation awards (the foregoing real property and tangible and intangible personal property hereinafter referred to collectively as the Mortgaged Property). Mortgagor hereby grants to Mortgagee a security interest in the foregoing described tangible and intangible personal property.

TO HAVE AND TO HOLD the Mortgaged Property, together with all and singular the tenements, hereditaments, easements and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders thereof and all the estate, right, title, interest, homestead, separate estate, possession, claim and demand whatsoever, as well in law as in

commit or permit waste, or if there be commenced any action or proceeding affecting the Mortgaged Property or the title thereto, or the interest of Mortgagee therein, including, but not limited to, eminent domain and bankruptcy or reorganization proceedings, then Mortgagee, at its option, may pay said claim, lien, encumbrance, tax, assessment or premium, with right of subrogation thereunder, may make such repairs and take such steps as it deems advisable to prevent or cure such waste, and may appear in any such action or proceeding and retain counsel therein, and take such action therein as Mortgagee deems advisable, and for any such purposes Mortgagee may advance such sums of money, including all costs, reasonable attorney's fees and other items of expense as it deems necessary, and in so doing any funds advanced shall bear interest at the maximum rate provided by law and shall be due and repayable immediately without demand, and any such expenditures shall be secured by the lien of this mortgage. In such event, Mortgagee shall be the sole judge of the legality, validity and priority of any such claim, lien, encumbrance, tax, assessment and premium and of the amount necessary to be paid in satisfaction thereof. Mortgagee shall not be held accountable for any delay in making any such payment, which delay may result in any additional interest, costs, charges, expenses or otherwise. Mortgagee shall be subrogated for further security to the lien of any and all liens or encumbrances paid out of the proceeds of the loan secured by this mortgage, even though the lien or encumbrances are to be paid from such proceeds and to be released.

18. If a construction and/or development loan agreement or commitment between Mortgagor and Mortgagee is being executed contemporaneously herewith (or if Mortgagee's performance under any such previously existing agreement is intended by Mortgagor and Mortgagee to be secured hereby), then Mortgagor hereby covenants that it will comply with all of the terms, provisions and covenants of said construction and/or development loan agreement or commitment, will diligently construct the improvements pursuant to the terms thereof, all of the terms thereof which are incorporated herein by reference as though set forth fully herein, and Mortgagor will permit no defaults to occur thereunder and if a default shall occur thereunder, it shall constitute a default under this mortgage and the note.

19. That this mortgage pertains to real property situate, lying and being in the State of Florida and shall be construed and enforced in accordance with the laws of the State of Florida.

Wherever used herein the terms "Mortgagor" and "Mortgagee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations; and the term "note" includes all the notes herein described if more than one. Wherever used the singular numbers shall include the plural and the plural the singular, and the use of any gender shall include all genders.

IN WITNESS WHEREOF, the parties hereto have hereunto set its hand(s) and seal(s) this 24th day of July, 2002.

Signed, sealed and delivered in the presence of:

Mona L. McClintock

Classic Homebuilders Incorporated,
a Florida corporation

By: _____
Ricky L. Faciane, Vice President

OR BK 4960 PG0708
Escambia County, Florida
INSTRUMENT 2002-999125

RCD Aug 23, 2002 10:05 am
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2002-999125

EXHIBIT "A"

LEGAL DESCRIPTION

A PARCEL OF LAND LYING IN SECTIONS 8 AND 17, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT AN EXISTING RAILROAD SPIKE MARKING THE NORTHWEST CORNER OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE SOUTH 88 DEGREES 26 MINUTES 21 SECONDS EAST ALONG THE NORTH LINE OF SAID SECTION 17 FOR 644.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 02 DEGREES 00 MINUTES 43 SECONDS WEST FOR 1109.21 FEET TO THE NORTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY 90 (MOBILE HIGHWAY 66' R/W); THENCE SOUTH 60 DEGREES 06 MINUTES 16 SECONDS EAST AND ALONG SAID NORTH RIGHT-OF-WAY FOR 764.77 FEET; THENCE NORTH 02 DEGREES 00 MINUTES 43 SECONDS EAST FOR 1472.19 FEET TO A POINT ON THE NORTH LINE OF SAID SECTION 17 AND LYING 1320.00 FEET EAST FROM THE NORTHWEST CORNER OF SAID SECTION; THENCE NORTH 02 DEGREES 01 MINUTES 21 SECONDS EAST FOR 1324.80 FEET; THENCE NORTH 88 DEGREES 59 MINUTES 14 SECONDS WEST FOR 900.02 FEET; THENCE SOUTH 02 DEGREES 03 MINUTES 07 SECONDS WEST FOR 729.92 FEET; THENCE SOUTH 87 DEGREES 53 MINUTES 32 SECONDS EAST FOR 145.60 FEET; THENCE SOUTH 02 DEGREES 03 MINUTES 14 SECONDS WEST FOR 584.88 FEET TO THE NORTH LINE OF SAID SECTION 17; THENCE SOUTH 88 DEGREES 26 MINUTES 21 SECONDS EAST ALONG SAID NORTH LINE FOR 79.00 FEET TO THE POINT OF BEGINNING. CONTAINING 45.36 ACRES MORE OR LESS.

Recorded in Public Records 10/12/2010 at 09:00 AM OR Book 6645 Page 1586, Instrument #2010066691, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

IN THE CIRCUIT COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2010 OCT -4 P 4:21
CIRCUIT CIVIL DIVISION
FILED & RECORDED

SYNOVUS BANK, a Georgia banking corporation, formerly known as Columbus Bank and Trust Company, as successor in interest through name change and by merger with Coastal Bank and Trust of Florida, successor by merger to Bank of Pensacola,

Plaintiff,

v.

CASE NO. 2010 CA 2934 K

CLASSIC HOMEBUILDERS INCORPORATED, a Florida corporation, **RICKY L. FACIANE; DANIEL J. SPERANZO; ADVANTAGE HOMES INC.,** a Florida corporation; **BELLVIEW SITE CONTRACTORS, INC. CREEKWOOD HOMEOWNERS' ASSOCIATION OF PENSACOLA, INC.; TWIN SPIRES PLANTATION HOMEOWNERS' ASSOCIATION, INC.**

Defendants.

NOTICE OF LIS PENDENS

To: Defendants: CLASSIC HOMEBUILDERS INCORPORATED, RICKY L. FACIANE, DANIEL J. SPERANZO, ADVANTAGE HOMES, INC., BELLVIEW SITE CONTRACTORS, INC., and to ALL OTHERS WHOM IT MAY CONCERN:

YOU ARE NOTIFIED of the following:

(a) The Plaintiff has instituted this action against you seeking to foreclose a mortgage with respect to the property described below, against Defendants, CLASSIC HOMEBUILDERS INCORPORATED, RICKY L. FACIANE, DANIEL J. SPERANZO and ADVANTAGE HOMES, INC:

(b) The Plaintiff in this action is SYNOVUS BANK;

Case: 2010 CA 002934
00014266164
Dkt: CA1039 Pg#: 4

(c) The date on the clerk's electronic receipt for the action's filing is noted above or in the alternative, the date the action was filed is noted in the caption above or the case number of the action is as shown in the caption;

(d) The property that is the subject of this action is in Escambia County, Florida and is described as follows:

Real Property

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 8 TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE NORTH 89 DEGREES 52 MINUTES 00 SECONDS EAST ALONG THE SOUTH LINE OF SAID SECTION FOR A DISTANCE OF 1328.35 FEET TO THE WEST LINE OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 8 AND THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 21 MINUTES 50 SECONDS EAST ALONG SAID WEST LINE FOR A DISTA.NCE OF 2644.49 FEET TO A 4"X4" CONCRETE MONUMENT ON THE NORTH LINE OF SAID SOUTHWEST QUARTER; THENCE SOUTH 89 DEGREES 59 MINUTES 19 SECONDS EAST ALONG THE NORTH LINE OF SAID SOUTHWEST QUARTER OF SAID SECTION FOR A DISTANCE OF 1321.99 FEET TO A 4"X 4" CONCRETE MONUMENT (LB#6783); THENCE SOUTH 00 DEGREES 09 MINUTES 40 SECONDS WEST FOR A DISTANCE OF 1056.47 FEET TO A 4"X 4" CONCRETE MONUMENT (LB#6783); THENCE NORTH 89 DEGREES 54 MINUTES 12 SECONDS EAST FOR A DISTANCE OF 1329.43 FEET TO A 4"X 4" CONCRETE MONUMENT; THENCE SOUTH 00 DEGREES 13 MINUTES 56 SECONDS WEST FOR A DISTANCE OF 888.87 FEETTO A 4"X 4" CONCRETE MONUMENT (LB#6783); THENCE CONTINUE SOUTH 00 DEGREES 13 MINUTES 56 SECONDS WEST FOR 694.91 FEET TO THE SOUTH LINE OF SAID SECTION; THENCE SOUTH 89 DEGREES 52 MINUTES 00 SECONDS WEST ALONG THE SOUTH LINE OF SAID SECTION FOR A DISTANCE OF 2658.83 FEET TO THE POINT OF BEGINNING, CONTAINING 128.80 ACRES MORE OR LESS.

ALSO:

COMMENCE AT THE NORTHWEST CORNER OF SECTION 17, TOWNSHIP 1 SOUTH. RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA. THENCE GO NORTH 89 DEGREES 26 MINUTES 56 SECONDS EAST ALONG THE NORTH LINE OF SAID SECTION 17 FOR A DISTANCE OF 1320.00 FEET TO THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17 SAID POINT ALSO BEING THE POINT OF BEGINNING. THENCE CONTINUE NORTH 89 DEGREES 26 MINUTES 56 SECONDS EAST ALONG SAID NORTH LINE OF SECTION 17 FOR A DISTANCE OF 339.99 FEET; THENCE DEPARTING SAID NORTH LINE OF SECTION 17 GO SOUTH 00 DEGREES 06 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 346.70 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF A GULF POWER EASEMENT (200' R/W); THENCE GO NORTH 62 DEGREES 24 MINUTES 38 SECONDS WEST ALONG SAID NORTHERLY RIGHT OF WAY LINE OF FOR A DISTANCE OF 158.10 FEET; THENCE

GO SOUTH 00 DEGREES 06 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 182.40 FEET; THENCE GO SOUTH 62 DEGREES 25 MINUTES 32 SECONDS EAST FOR A DISTANCE OF 158.60 FEET; THENCE GO SOUTH 56 DEGREES 42 MINUTES 23 SECONDS EAST FOR A DISTANCE OF 387.64 FEET; TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF A GULF POWER COMPANY ELECTRICAL EASEMENT; THENCE GO SOUTH 62 DEGREES 24 MINUTES 38 SECONDS EAST ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 352.46 FEET; THENCE DEPARTING SAID SOUTH LINE GO SOUTH 09 DEGREES 31 MINUTES 00 SECONDS WEST FOR A DISTANCE OF 125.30 F.EET; THENCE GO SOUTH 02 DEGREES 17 MINUTES 24 SECONDS WEST FOR A DISTANCE OF 930.86 FEET TO A POINT OF INTERSECTION WITH THE NORTHERLY RIGHT OF WAY LINE OF MOBILE HIGHWAY (STATE ROAD 10-A (66' R/W), THENCE GO NORTH 62 DEGREES 13 MINUTES 00 SECONDS WEST ALONG SAID RIGHT OF WAY FOR A DISTANCE OF 433.34 FEET; THENCE DEPARTING SAID NORTHERLY RIGHT OF WAY LINE GO NORTH 01 DEGREES 37 MINUTES 52 SECONDS EAST FOR A DISTANCE OF 675.22 FEET; THENCE GO NORTH 57 DEGREES 22 MINUTES 45 SECONDS WEST FOR A DISTANCE OF 420.62 FEET; THENCE GO SOUTH 89 DEGREES 54 MINUTES 17 SECONDS WEST FOR A DISTANCE OF 199.93 FEET TO A POINT OF INTERSECTION WITH THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17; THENCE GO NORTH 00 DEGREES 06 MINUTES 00 SECONDS WEST ALONG WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 17 FOR A DISTANCE OF 852.39 FEET TO THE POINT OF BEGINNING. THE ABOVE DESCRIBED PARCEL OF LAND IS SITUATED IN A PORTION OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA AND CONTAINS 18.04 ACRES MORE OR LESS.

ALSO:

LOT 3, BLOCK B, LOTS 3 AND 7, BLOCK C, LOTS 1 AND 2, BLOCK D, LOTS 2, 6 AND 9, BLOCK E AND PARCEL F LIFT STATION, TWIN SPIRES PLANTATION AS RECORDED IN PLAT BOOK 18, PAGES 31 AND 31A, ESCAMBIA COUNTY, FLORIDA.

ALSO:

LOT 43, BLOCK D, CREEKWOOD PHASE I, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGES 31-31A OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

ALSO:

A PARCEL OF LAND LYING IN SECTIONS 8 AND 17, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT AN EXISTING RAILROAD SPIKE MARKING THE NORTHWEST CORNER OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE SOUTH 88°26'21" EAST ALONG THE NORTH LINE OF SAID SECTION 17 FOR 644.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 02°00'43" WEST FOR 1109.21 FEET TO THE NORTH RIGHT OF WAY LINE OF U.S. HIGHWAY 90 (MOBILE HIGHWAY 66' R/W); THENCE SOUTH 60°06'16" EAST AND ALONG SAID NORTH RIGHT OF WAY FOR 764.77; THENCE NORTH 02°00'43" EAST FOR 1472.19 FEET TO A POINT ON THE NORTH LINE OF SAID SECTION 17 AND LYING 1320.00 FEET EAST FROM THE NORTHWEST CORNER OF SAID SECTION; THENCE NORTH 02°01'21" EAST FOR 1324.80 FEET; THENCE NORTH 88°59'14" WEST FOR 900.02 FEET; THENCE SOUTH 02°03'07"

WEST FOR 729.92 FEET; THENCE SOUTH 87°53'32" EAST FOR 145.60 FEET; THENCE SOUTH 02°03'14" WEST FOR 584.88 FEET TO THE NORTH LINE OF SAID SECTION 17; THENCE SOUTH 88°26'21" EAST ALONG SAID NORTH LINE FOR 79.00 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT LOTS 1 THROUGH 7, BLOCK A; LOTS 1 THROUGH 4, BLOCK B; LOTS 1 THROUGH 12, BLOCK C; LOTS 1 AND 2, BLOCK D; AND LOTS 1 THROUGH 13, BLOCK E, TWIN SPIRES PLANTATION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGES 31 AND 31A, OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

Dated this 30th day of September, 2010.

SCOTT A. REMINGTON
Florida Bar No. 122483
MEGAN F. FRY
Florida Bar No. 0058608
CLARK, PARTINGTON, HART, LARRY, BOND & STACKHOUSE
P.O. Box 13010 (32591-3010)
125 West Romana Street, Suite 800
Pensacola, FL 32502
(850) 434-9200 phone
(850) 432-7340 fax
Attorney for Plaintiff

NOTE THIS FORM IS NOT TO BE RECORDED WITHOUT THE CLERK'S CASE NUMBER.

Recorded in Public Records 06/25/2012 at 09:08 AM OR Book 6874 Page 205, Instrument #2012048931, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

IN THE COUNTY COURT
IN AND FOR ESCAMBIA COUNTY, FLORIDA

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

2012 JUN 21 P 2:21

COUNTY CIVIL DIVISION
FILED & RECORDED

LAJERROLD A WHITE
TRACY R WHITE
6518 MINT JULEP TRAIL
PENSACOLA FL 32526
PLAINTIFFS,

Vs.

CASE NO: 2012 SC 000357
DIVISION: V

CLASSIC HOMEBUILDERS INCORPORATED
6833 CEDAR RIDGE DR
PENSACOLA FL 32526
DEFENDANT.

FINAL JUDGMENT AGAINST
CLASSIC HOMEBUILDERS INCORPORATED

THIS CAUSE having come before the Court, and the Court being fully advised in the premises, it is therefore

ORDERED AND ADJUDGED that the Plaintiffs LAJERROLD A WHITE and TRACY R WHITE hereby recovers from the Defendant CLASSIC HOMEBUILDERS INCORPORATED the sum of $225.00, plus prejudgment interest of $0.00 and costs of $0.00 for a total of $225.00 that shall bear interest at the rate of 4.75% per annum, for which let execution issue.

DONE AND ORDERED in Chambers at Pensacola, Escambia County, Florida this 21 day of ~~May~~ June, 2012.

County Judge

Copies to:

✓LAJERROLD A WHITE

✓TRACY R WHITE

✓CLASSIC HOMEBUILDERS INCORPORATED

Copied in court

Case: 2012 SC 000357
[redacted]
00031016178
Dkt: CC1033 Pg#: 1

EXECUTIVE ADMINISTRATION
ACCOUNTING DIVISION
APPEALS DIVISION
ARCHIVES AND RECORDS
CENTURY DIVISION
CLERK TO THE BOARD
COUNTY CIVIL
COUNTY CRIMINAL
COURT DIVISION
CIRCUIT CIVIL
CIRCUIT CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT AND COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
• AUDITOR • ACCOUNTANT • EX-OFFICIO CLERK TO THE BOARD • CUSTODIAN OF COUNTY FUNDS •

FINANCE
JURY ASSEMBLY
GUARDIANSHIP
HUMAN RESOURCES
JUVENILE DIVISION
MARRIAGE
MENTAL HEALTH
MANAGEMENT INFORMATION SYSTEMS
OFFICIAL RECORDS
ONE STOP
OPERATIONAL SERVICES
PROBATE DIVISION
TRAFFIC DIVISION
TREASURY

December 27, 2012

Eddie J & Mary J Blackwell Trustees
Blackwell Living Trust
723 Overbrook Dr
Fort Walton Beach FL 32547

Re: Tax Account 09-0805-636 , Tax Cert 2009 TD 05580

Dear Mr. and Mrs. Blackwell,

Enclosed please find our check #9000016989 in the amount of $443.11. The property on this account was redeemed from sale on December 19, 2012, therefore we are refunding your app fees of $401.00, along with interest of $42.11.

If you have any questions, or need any additional information, please feel free to contact me. Have a great day!

Sincerely,

Hon Ernie Lee Magaha
Clerk of the Circuit Court

Enclosure

EXECUTIVE ADMINISTRATION
ACCOUNTING DIVISION
APPEALS DIVISION
ARCHIVES AND RECORDS
CENTURY DIVISION
CLERK TO THE BOARD
COUNTY CIVIL
COUNTY CRIMINAL
COURT DIVISION
CIRCUIT CIVIL
CIRCUIT CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT AND COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
• AUDITOR • ACCOUNTANT • EX-OFFICIO CLERK TO THE BOARD • CUSTODIAN OF COUNTY FUNDS •

FINANCE
JURY ASSEMBLY
GUARDIANSHIP
HUMAN RESOURCES
JUVENILE DIVISION
MARRIAGE
MENTAL HEALTH
MANAGEMENT INFORMATION SYSTEMS
OFFICIAL RECORDS
ONE STOP
OPERATIONAL SERVICES
PROBATE DIVISION
TRAFFIC DIVISION
TREASURY

December 27, 2012

Clark Partington & Hart
Attn: Linda Christenson
P O Box 13010
Pensacola FL 32591

Re: Tax Account 09-0805-636 / Classic Homebuilders Inc

Dear Ms. Christenson,

Enclosed please find our check # 9000016987 in the amount of $496.38. The property on this account was redeemed from sale on December 19, 2012, therefore the interest for January is being refunded to you. These fees also represent a refund of unused sheriff/legal ad fees.

If you have any questions, or need any additional information, please feel free to contact me. Have a great day!

Sincerely,

Hon Ernie Lee Magaha
Clerk of the Circuit Court

Enclosure

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER
P.O. BOX 333
PENSACOLA, FL 32591-0333
(850) 595-4140
REGISTRY ACCOUNT

Bank of America
PENSACOLA, FLORIDA

63-27
631

9000016999

VOID AFTER 6 MONTHS

PAY *FIFTY THOUSAND TWO HUNDRED FIFTY SIX AND 74/100

JANET HOLLEY TAX COLLECTOR

TO THE ORDER OF JANET HOLLEY TAX COLLECTOR
213 PALAFOX PLACE
PENSACOLA, FL 32502

DATE	AMOUNT
12/26/2012	50,256.74

Ernie Lee Magaha

ERNIE LEE MAGAHA, CLERK OF THE COURT

⑈9000016999⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000016999

Date	Case Number	Description	Amount
12/26/2012	2010 TD 005998	PAYMENT TAX DEEDS	7,841.52
12/26/2012	2010 TD 003950	PAYMENT TAX DEEDS	13,455.32
12/26/2012	2009 TD 005580	PAYMENT TAX DEEDS 13-101	5,292.80
12/26/2012	2010 TD 010889	PAYMENT TAX DEEDS	2,925.03
12/26/2012	2010 TD 006930	PAYMENT TAX DEEDS	2,649.86
12/26/2012	2010 TD 007626	PAYMENT TAX DEEDS	18,092.21

9000016999

Check: 9000016999 12/26/2012 JANET HOLLEY TAX COLLECTOR Check Amount: 50,256.74

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

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

Tax Deed - Redemption Calculator

Account: 090805636 Certificate Number: 005580 of 2009

Redemption: Yes | Application Date: 05/10/2012 | Interest Rate: 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 02/04/2013	Redemption Date 12/19/2012
	9	7
r	$4,778.55	$4,778.55
r Interest	$645.10	$501.75
r Fee	$12.50	$12.50
llector	$5,436.15	$5,292.80
	$60.00	$60.00
	$120.00	$120.00
sement	$221.00	$221.00
rest	$54.14	$42.11
	$455.14	$443.11
Postage	$30.00	$30.00
Researcher Copies	$11.00	$11.00
Total Redemption Amount	$5,932.29	$5,776.91
	Repayment Overpayment Refund Amount	$155.38 + 120 + 221 = 496.38

Notes: ACTUAL SHERIFF $80.00 COM FEE $21.50
05/23/2012 rICK FROM CLASSIC HOME BUILDERS CALLED FOR REDEMPTION QUOTE..MVA

Submit | Reset | Print Preview

LINDA F. CHRISTENSON
REAL ESTATE LOAN CLOSER
CLARK, PARTINGTON, HART, LARRY, BOND & STACKHOUSE
ATTORNEYS AT LAW
P.O. BOX 13010
PENSACOLA, FL 32591-3010
DIRECT: 434-8576
REAL ESTATE: (850) 434-8721
FAX: (850) 433-9599
E-MAIL: lchristenson@cphlaw.com
SUITE 800
125 WEST ROMANA STREET
PENSACOLA, FL 32502

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

Receipt Type **Case**
Outstanding Amount **0.00**

Receipt Number **1481231**
Receipt Date **12/19/2012**

Case Number **2009 TD 005580**

Description **BLACKWELL, EDDIE J & MARY J VS**

Action **TAX DEED REDEMPTION**

Judge

Received From **CLARK, PARTINGTON, HART**

On Behalf Of **BLACKWELL, EDDIE J & MARY J**

Total Received	5,932.29
Net Received	5,932.29
Change	0.00

Receipt Payments	**Amount**	**Reference Description**
Check	5,932.29	183011663

Receipt Applications	**Amount**
Holding	5,891.29
Service Charge	41.00

Deputy Clerk: mavila Transaction Date 12/19/2012 12:38:38

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: 090805636 Certificate Number: 005580 of 2009

Payor: CLARK, PARTINGTON, HART **Date** 12/19/2012

Clerk's Check #	183011663	Clerk's Total	$455.14
Tax Collector Check #	1	Tax Collector's Total	$5,436.15
		Postage	$30.00
		Researcher Copies	$11.00
		Total Received	$5,932.29

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
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

Case # 2009 TD 005580
Redeemed Date 12/19/2012
Name CLARK, PARTINGTON, HART

Clerk's Total = TAXDEED	$455.14
Due Tax Collector = TAXDEED	$5,436.15
Postage = TD2	$30.00
ResearcherCopies = TD6	$11.00

Apply Docket Codes

• **For Office Use Only**

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
06/01/2009	TAXDEED	TAX DEED CERTIFICATES Receipt: 1416078 Date: 05/25/2012	341.00	0.00	
06/01/2009	TD1	TAX DEED APPLICATION Receipt: 1416078 Date: 05/25/2012	60.00	0.00	
06/06/2012	TD83	TAX COLLECTOR CERTIFICATION	0.00	0.00	
10/15/2012	TD82	O & E REPORT	0.00	0.00	
12/19/2012	TAXDEED	TAXDEED Clerk's Total	455.14	455.14	
12/19/2012	TAXDEED	TAXDEED Due Tax Collector	5,436.15	5,436.15	
12/19/2012	TD6	TITLE RESEARCHER COPY CHARGES	11.00	11.00	
12/19/2012	TD2	POSTAGE TAX DEEDS	30.00	30.00	

FINANCIAL SUMMARY

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	$101.00	$60.00	$0.00	$41.00
2	Holding	$6,232.29	$341.00	$0.00	$5,891.29
	TOTAL	**$6,333.29**	**$401.00**	**$0.00**	**$5,932.29**

DOCUMENT CONTROL NO.

OFFICIAL CHECK

183011663

64-60
611

Coastal Bank and Trust
a division of SYNOVUS BANK
P.O. BOX 12966 • PENSACOLA, FL 32591-2966

DATE December 18, 2012

PAY FIVE THOUSAND NINE HUNDRED THIRTY TWO DOLLARS AND TWENTY NINE CENTS

$**********5,932.29

TO THE ORDER OF Clerk of Court

REMITTER Classic Homebuilders,Inc.
FOR past due taxes#09080536

PAYABLE THROUGH SYNOVUS BANK COLUMBUS, GEORGIA

AUTHORIZED SIGNATURE

⑈183011663⑈ ⑆061100606⑆ 30135745⑈

DELUXE SENTINEL

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

Receipt Type	**Case**	Outstanding Amount	**0.00**
Receipt Number	**1416078**	Receipt Date	**05/25/2012**

Case Number	**2009 TD 005580**
Description	**BLACKWELL, EDDIE J & MARY J VS**

Action	**TAX DEED APPLICATION**
Judge	
Received From	**EDDIE J & MARY J BLACKWELL**
On Behalf Of	**BLACKWELL, EDDIE J & MARY J**

Total Received	**401.00**
Net Received	**401.00**
Change	**0.00**

Receipt Payments	**Amount**	**Reference Description**
Cash	401.00	**ONCORE TRANS#938471**

Receipt Applications	**Amount**
Holding	341.00
Service Charge	60.00

Deputy Clerk: mavila Transaction Date 05/25/2012 09:14:25

Comments

Print Date:
5/25/2012 9:13:38 AM

Transaction #: **938471**
Receipt #: **201231944**
Cashier Date: **5/25/2012 9:13:38 AM** (MAVILA)

ERNIE LEE MAGAHA
Clerk of the Circuit Court
Escambia County, FL
P.O. Box 333
Pensacola, FL 32591
850-595-3930

Customer Information	Transaction Information	Payment Summary
(TXD) TAX DEED DIVISION CLERK OF THE CIRCUIT COURT 221 PALAFOX PLACE Pensacola, FL 32502	DateReceived: 05/25/2012 Source Code: Over the Counter Q Code: Return Code: Government Trans Type: Recording Agent Ref Num:	Total Fees $401.00 Total Payments $401.00

1 Payments

CLERK $401.00

0 Recorded Items

0 Search Items

1 Miscellaneous Items

(MISCFEE) MISCELLANEOUS FEES
TAX CERT#05580 OF 2009

TAXCR	341	$341.00
TAXCT	1	$60.00

Message Confirmation Report

MAY-22-2012 04:19 PM TUE

Fax Number : 8505955247
Name : OFFICIAL RECORDS

Name/Number : 99442261
Page : 2
Start Time : MAY-22-2012 04:19PM TUE
Elapsed Time : 00'44"
Mode : STD ECM
Results : [O.K]

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

FAX COVER SHEET

FAX NUMBER TRANSMITTED TO: 944-2261

To: Rick

Of: Classic Home Builders

From: Maryline Avila

Client/Matter: TAX DEED

Date: 5/22/2012

DOCUMENTS	NUMBER OF PAGES*
	2

COMMENTS:

* NUMBER OF PAGES, INCLUDING COVER.

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

FAX COVER SHEET

FAX NUMBER TRANSMITTED TO: 944-2261

To: Rick

Of: Classic Home Builders

From: Marylinc Avila

Client/Matter: TAX DEED

Date: 5/22/2012

DOCUMENTS	NUMBER OF PAGES*
	2

COMMENTS:

* NUMBER OF PAGES, INCLUDING COVER:

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: 090805636 Certificate Number: 005580 of 2009

Redemption: No | Application Date: 05/10/2012 | Interest Rate: 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 02/04/2013	Redemption Date 02/04/2013
Months	9	9
Tax Collector	$4,778.55	$0.00
Tax Collector Interest	$645.10	$0.00
Tax Collector Fee	$12.50	$0.00
Total Tax Collector	$5,436.15	$0.00
Clerk Fee	$60.00	$0.00
Sheriff Fee	$120.00	$0.00
Legal Advertisement	$221.00	$0.00
App. Fee Interest	$54.14	$0.00
Total Clerk	$455.14	$0.00
Postage	$60.00	$0.00
Researcher Copies	$40.00	$0.00
Total Redemption Amount	$5,991.29	$0.00
	Repayment Overpayment Refund Amount	$5,991.29

Notes: ACTUAL SHERIFF $80.00 COM FEE $

Submit | Reset | Print Preview

amount needed to redeem property.

Chris Jones
Escambia County Property Appraiser

Real Estate Search | Tangible Property Search | Amendment 1 Calculations

Back

Navigate Mode ◉ Account ○ Reference

Printer Friendly Version

General Information

Reference: 171S312203070003
Account: 090805636
Owners: CLASSIC HOMEBUILDERS INC
Mail: 6833 CEDAR RIDGE DR
PENSACOLA, FL 32526
Situs: 8042 THOROUGHBRED RD 32526
Use Code: VACANT RESIDENTIAL
Taxing Authority: COUNTY MSTU
Tax Inquiry: Open Tax Inquiry Window
Tax Inquiry link courtesy of Janet Holley, Escambia County Tax Collector

2011 Certified Roll Assessment

Improvements:	$0
Land:	$33,250
Total:	$33,250
Save Our Homes:	$0

Disclaimer

Amendment 1 Calculations

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
None					

Official Records Inquiry courtesy of Ernie Lee Magaha, Escambia County Clerk of the Court

2011 Certified Roll Exemptions

None

Legal Description

LT 7 BLK C TWIN SPIRES PLANTATION PB 18 P 31/31A OR 4960 P 696...

Extra Features

None

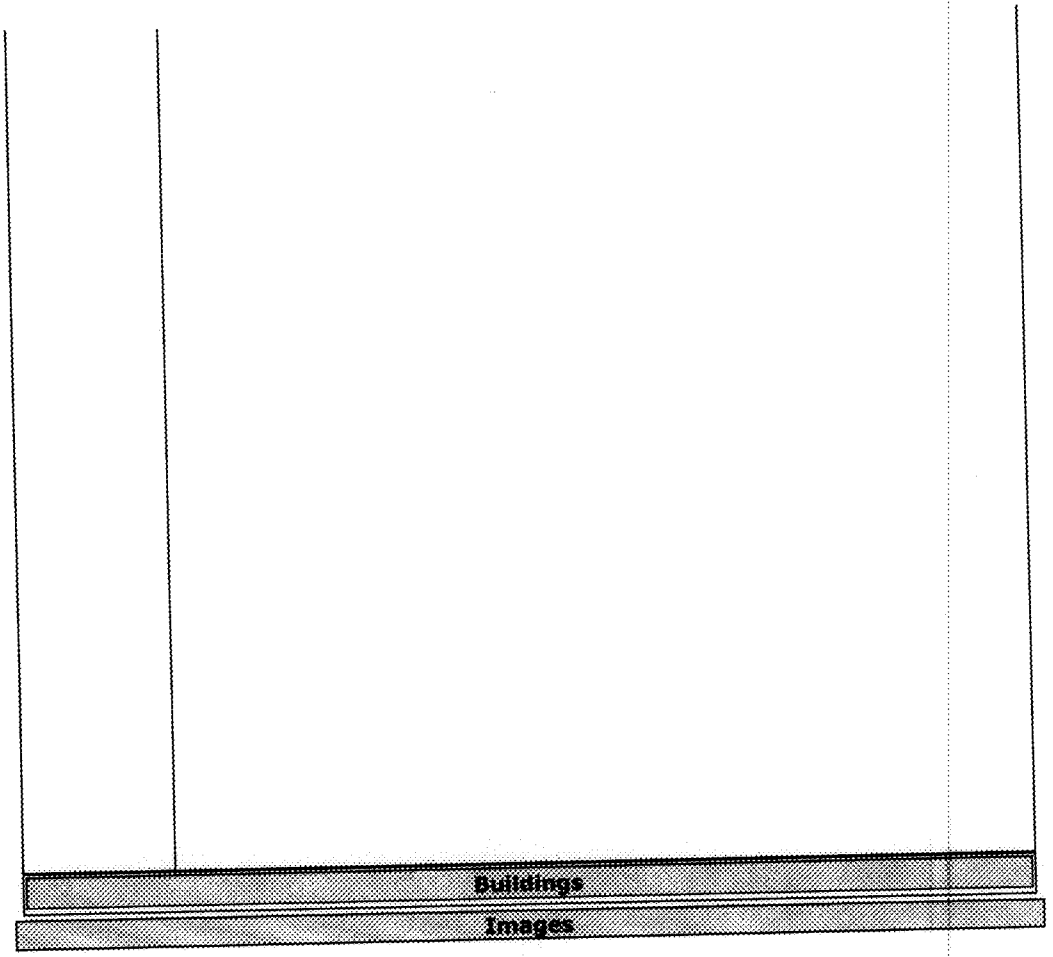
Parcel Information

Restore Map | Get Map Image | Launch Interactive Map

Section Map Id:
17-1S-31

Approx. Acreage:
0.8400

Zoned:
R-2



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.