

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION

CENTURY

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

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: 2010 TD 002919



00060797318

Dkt: TD82 Pg#:

8

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.: 9161

May 1, 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 05-01-1992, through 05-01-2012, and said search reveals the following:

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

Deborah D. Wilson

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

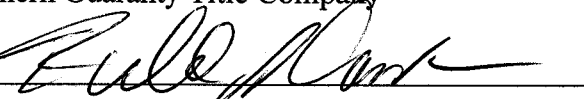
4. Taxes:

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: 

May 1, 2012

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 9161

May 1, 2012

**Lot 7, Block 2, Woodland Heights, as per plat thereof, recorded in Plat Book 4, Page 68, of
the Public Records of Escambia County, Florida**

**OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 9161

May 1, 2012

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

1. Taxes for the year 2009-2010 delinquent. The assessed value is \$65,365.00. Tax ID 04-4205-000.

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: rcsgr@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 7-2-2012

TAX ACCOUNT NO.: 04-4205-000

CERTIFICATE NO.: 2010-2919

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, 32502

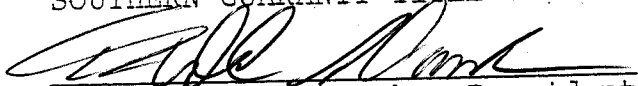
 X Homestead for tax year.

Deborah D. Wilson
P.O. Box 4857
Antioch, CA 94531

Dunaway, Inc.
P.O. Box 150603 #9834
Atlanta, GA 30348-5603

Certified and delivered to Escambia County Tax Collector,
this 3rd day of May, 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.

Prepared By:
JAMES C. TAYLOR
Taylor & Van Matre, P.A.
4300 Bayou Blvd., Suite #16
Pensacola, Florida 32503
File Number: TVM12-1439
Sales Price \$58,000.

WARRANTY DEED (CORPORATE)

This WARRANTY DEED, dated April 30, 2012
by

DUNAWAY, INC., a Florida Corporation

whose post office address is:

P.O. BOX 105603 #9834, ATLANTA, GA 30348-5603

hereinafter called the GRANTOR, to

DEBORAH D. WILSON

whose post office address is:

P.O. BOX 4857, ANTIOCH, CA 94531

hereinafter called the GRANTEE:

(Wherever used herein the terms "Grantor" and "Grantee" include all parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations.)

WITNESSETH: That the GRANTOR, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the GRANTEE, all that certain land situate in Escambia County, Florida, viz:

LOT 7, BLOCK 2, WOODLAND HEIGHTS, UNIT NUMBER 4, A SUBDIVISION OF A PORTION OF SECTION 49, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 68, OF THE PUBLIC RECORDS OF SAID COUNTY.

Parcel ID#491S30-5003-007-002

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the current year and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any,


TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

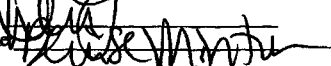
TO HAVE AND TO HOLD, the same in fee simple forever.

AND THE GRANTOR hereby covenants with said GRANTEE that except as above noted, the GRANTOR is lawfully seized of said land in fee simple; that the GRANTOR has good right and lawful authority to sell and convey said land; that the GRANTOR hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

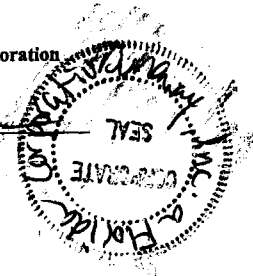
Signed, sealed and delivered in our presence:

Witness Signature: 
Witness Print Name: YVONNE BOUDREAUX

Witness Signature: 
Witness Print Name: TANIA DEAN

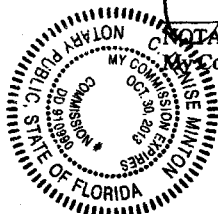
DUNAWAY, INC., a Florida Corporation

BY: 
TANIA DEAN
Vice President



State of Florida
County of Escambia

THE FOREGOING INSTRUMENT was acknowledged before me this April 30, 2012 by TANIA DEAN, Vice President of DUNAWAY, INC., a Florida Corporation, on behalf of the corporation. She is personally known to me or who has produced Drivers License as identification and who did not take an oath.



NOTARY PUBLIC
My Commission Expires:

WATSON TITLE INSURANCE, INC.
1800 N.W. 49th ST.

SUITE 120

FT. LAUDERDALE, FL 33309

HF ASSET ID #0423217397

Prepared By and Return To:

Name: Tanya Freeman

Watson Title Insurance

1800 Northwest 49th Street

Suite 120

Fort Lauderdale, Florida 33309

WTI #26-00697-FL

Folio Number: 04-4205-000

Special Warranty Deed

THIS INDENTURE, made this 30 day of January, 2007, **U.S. BANK, N.A., AS TRUSTEE hereinafter called the Grantor** whose address is 9350 WAXIE WAY, SAN DIEGO, CALIFORNIA 92123

and

DUNAWAY INC., A FLORIDA CORPORATION hereinafter called the Grantee whose address is 8550 SCENIC HIGHWAY, UNIT E, PENSACOLA, FLORIDA 32514

[Wherever used herein the terms "Grantor and Grantee" include the parties to this instrument and their heirs, legal representatives and assignees of individuals, and assigns of corporations)

WITNESSETH: the Grantor, for and in consideration of the sum of TEN AND 00/100 DOLLARS (\$10.00) and other good and valuable consideration, receipt whereof is hereby acknowledged by these presents does grant, bargain and sell, alien, remise, release, convey and confirm unto the Grantee, all that certain land situate in Escambia County, Florida, viz:

LOT 7, BLOCK 2, WOODLAND HEIGHTS, UNIT NUMBER 4, A SUBDIVISION OF A PORTION OF SECTION 49, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 68, OF THE PUBLIC RECORDS OF SAID COUNTY.

A/K/A 643 BERKLEY DRIVE, PENSACOLA, FLORIDA 32503

Subject to: Restrictions, limitations, conditions, reservations, covenants and easements of Record, if any, all applicable zoning ordinances, and Taxes for year 2007 and all subsequent years.

TOGETHER with all the tenements, hereditament and appurtenances thereto belonging or in otherwise appertaining.

AND the Grantor hereby covenants with said Grantee that it is lawfully seized of said land in fee simple, that it has good right and lawful authority to sell and convey said land, that it hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the said Grantor.

IN WITNESS WHEREOF the Grantor has caused these presents to be executed in its' name, and its' corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Wherever the text in this Deed so requires, the use of any gender shall be deemed to include all genders, and the use of the singular shall include the plural.

**Signed, sealed and delivered
in our presence:**

**U.S. BANK, N.A., AS TRUSTEE BY
RESIDENTIAL FUNDING COMPANY,
LLC, AS ATTORNEY IN FACT**

BY: Sharmel Dawson-Tyau
TITLE:

POA RECORDED IN O.R. BOOK 5572, PAGE 39,
ESCAMBIA COUNTY, FLORIDA

MaryJane Cady
WITNESS:

MaryJane Cady

(Printed Signature)

Patricia Flores
WITNESS:

Patricia Flores

(Printed Signature)

STATE OF CA
COUNTY OF San Diego

SS:

The foregoing instrument was acknowledged before me this 30 of January, 2007 by Sharmel Dawson-Tyau as VP of **RESIDENTIAL FUNDING COMPANY, LLC, AS ATTORNEY IN FACT FOR U.S. BANK, N.A., AS TRUSTEE** personally known to me and who did take oath.

(SEAL)



Grace Pire Silva
NOTARY PUBLIC (SIGNATURE)

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
VOID AFTER 6 MONTHS

9000015850

03-27
631

PAY

TWENTY THOUSAND TWO HUNDRED FIFTY EIGHT AND 75/100

JANET HOLLEY TAX COLLECTOR

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

DATE

AMOUNT

05/08/2012

20,258.76

Ernie Lee Magaha
ERNIE LEE MAGAHA, CLERK OF THE COURT



⑈9000015850⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000015850

Date	Case Number	Description	Amount
05/08/2012	2010 TD 002919	PAYMENT TAX DEEDS	4,951.59
05/08/2012	2009 TD 009914	PAYMENT TAX DEEDS	18.75
05/08/2012	2010 TD 005101	PAYMENT TAX DEEDS	2,017.17
05/08/2012	2009 TD 010002	PAYMENT TAX DEEDS	571.67
05/08/2012	2009 TD 007490	PAYMENT TAX DEEDS	6.25
05/08/2012	2009 TD 002152	PAYMENT TAX DEEDS	8,056.87
05/08/2012	2010 TD 011590	PAYMENT TAX DEEDS	4,698.46

9000015850

Check: 9000015850 05/08/2012 JANET HOLLEY TAX COLLECTOR

Check Amount: 20,258.76

Plunk M
5-9-12

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

12-077

BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS

OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

5/11/2012

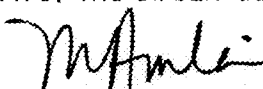
TAYLOR & VAN MATRE
4300 BAYOU BLVD. STE 16
PENSACOLA, FL 32503

Dear Owner:

The records of this office show a refund due to you on the following Tax Deed Certificate. This amount represents an overpayment of interest/application fees. Our system automatically calculates interest through the sale date and you redeemed in the month prior on 4/30/2012 which generates a refund.

<u>Tax Cert. #</u>	<u>Account #</u>	<u>Sale Date</u>	
02919/2010	04-4205-000	7/02/2012	581.31

Very truly yours,
ERNIE LEE MAGAHA
Clerk of the Circuit Court

By: 
Maryline Avila, Tax Deeds Division

Enclosure

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
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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

5/9/2012

PPF HOLDINGS III LTD
C/O US BANK AS CUSTODIAN
PO BOX 645051
CINCINNATI, OH 45264

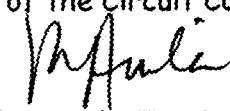
Dear Certificate Holder:

Our records indicate that you made application for a tax deed to be issued on the following properties represented by the numbered certificates below. These properties were redeemed prior to our scheduled sale date. Your application fees are now refundable in the amount shown below.

Tax Cert. #	Account #	Sale	Appl. Fees	Interest	Total
02919/2010	04-4205-000	7/02/2012	401.00	0	401.00
05101/2010	08-0341-000	8/06/2012	401.00	6.02	407.02
11590/2010	14-4161-000	9/04/2012	401.00	6.02	407.02

TOTAL \$1,215.04

Very truly yours,
ERNIE LEE MAGAHA
Clerk of the Circuit Court

By: 
Maryline Avila, Tax Deeds Division

Enclosure

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER
P.O. BOX 333
PENSACOLA, FL 32501-0333
(850) 595-4140
REGISTRY ACCOUNT

Bank of America

PENSACOLA, FL

VOID AFTER 6 MONTHS

63-27
631

9000015855

PAY

*FIVE HUNDRED EIGHTY ONE AND 31/100

TAYLOR & VAN MATRE

DATE

AMOUNT

TO THE TAYLOR & VAN MATRE
ORDER 4300 BAYOU BLVD, STE 16
OF PENSACOLA, FL 32503

05/08/2012

581.31

Ernie Lee Magaha
ERNIE LEE MAGAHA, CLERK OF THE COURT



⑈9000015855⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000015855

Date	Case Number	Description
05/08/2012	2010 TD 002919	PAYMENT TAX DEEDS

Amount
581.31

Check: 9000015855 05/08/2012 TAYLOR & VAN MATRE

Check Amount:

581.31

9000015855

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, FL

VOID AFTER 6 MONTHS

63-27
631

9000015854

PAY

*ONE THOUSAND TWO HUNDRED FIFTEEN AND 04/100

PPF HOLDINGS III LTD

DATE

AMOUNT

05/08/2012

1,215.04

TO THE ORDER OF PPF HOLDINGS III LTD
C/O US BANK AS CUSTODIAN
P.O. BOX 645051
CINCINNATI, OH 45264

Ernie Lee Magaha
ERNIE LEE MAGAHA, CLERK OF COURT



⑈9000015854⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000015854

Date	Case Number	Description	Amount
05/08/2012	2010 TD 002919	PAYMENT TAX DEEDS	401.00
05/08/2012	2010 TD 005101	PAYMENT TAX DEEDS	407.02
05/08/2012	2010 TD 011590	PAYMENT TAX DEEDS	407.02

9000015854

Check: 9000015854 05/08/2012 PPF HOLDINGS III LTD

Check Amount: 1,215.04

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1407167	Receipt Date	05/01/2012

Case Number	2010 TD 002919
Description	PPF HOLDINGS III LTD VS

Action TAX DEED REDEMPTION
Judge
Received From TAYLOR VAN MATRE
On Behalf Of PPF HOLDINGS III LTD

Total Received	5,692.90
Net Received	5,692.90
Change	0.00

Receipt Payments	Amount	Reference Description
Check	5,692.90	6609300131

Receipt Applications	Amount
Holding	5,592.90
Service Charge	100.00

Deputy Clerk: nlk Transaction Date 05/01/2012 10:03:20

Comments



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

Tax Deed - Redemption Calculator

Account: 044205000 Certificate Number: 002919 of 2010

Redemption ☒ Yes Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="07/02/2012"/>	Redemption Date <input type="text" value="04/30/2012"/>
Months	3	0
Tax Collector	<input type="text" value="\$4,939.09"/>	<input type="text" value="\$4,939.09"/>
Tax Collector Interest	\$222.26	\$0.00
Tax Collector Fee	<input type="text" value="\$12.50"/>	<input type="text" value="\$12.50"/>
Total Tax Collector	\$5,173.85	\$4,951.59
Clerk Fee	<input type="text" value="\$60.00"/>	<input type="text" value="\$60.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$221.00"/>	<input type="text" value="\$221.00"/>
App. Fee Interest	\$18.05	\$0.00
Total Clerk	\$419.05	\$401.00
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$60.00"/>
Researcher Copies	<input type="text" value="\$40.00"/>	<input type="text" value="\$40.00"/>
Total Redemption Amount	\$5,692.90	\$5,452.59
	Repayment Overpayment Refund Amount	\$240.31 + 120 + 221 = 581.31

ACTUAL SHERIFF \$40.00 COM FEE \$

Notes ☐ 04/25/2012 Denise from Taylor Van Metre called for quote and ☐

Submit

Reset

Print Preview

PERMITTED ON FINE MARK PAPER - HOLD TO LIGHT TO VIEW. FOR ADDITIONAL SECURITY FEATURES SEE BACK.

6609300131

CASHIER'S CHECK

00000003 11-24
Office AU # 121000

Operator I.D.: #001517 R002720

April 30, 2012

PAY TO THE ORDER OF ***CLERK OF CIRCUIT COURT***

Five thousand six hundred ninety-two dollars and 90 cents **\$5,692.90**

WELLS FARGO BANK, N.A.
4441 BAYOU BLVD
PENSACOLA, FL 32503
FOR INQUIRIES CALL (480) 394-3122

VOID IF OVER US \$ 5,692.90

Richard Levy
CONTROLLER

Security Features Included. Details on Back.

⑆6609300131⑆ ⑆12100024814861513257⑈

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1407053	Receipt Date	04/30/2012

Case Number	2010 TD 002919
Description	PPF HOLDINGS III LTD VS

Action TAX DEED REDEMPTION

Judge

Received From TAYLOR & VAN MATRE

On Behalf Of PPF HOLDINGS III LTD

Total Received	5,692.90
Net Received	5,692.90
Change	0.00

Receipt Payments	Amount	Reference Description
Check	5,692.90	6609300131

Receipt Applications	Amount
Holding	5,592.90
Service Charge	100.00

Deputy Clerk: nlk Transaction Date 04/30/2012 16:54:29

Comments

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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 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 # 2010 TD 002919

Redeemed Date 04/30/2012

Name TAYLOR & VAN MATRE 4300 BAYOU BLVD. STE 16 PENSACOLA, FL 32503

Clerk's Total = TAXDEED	\$419.05
Due Tax Collector = TAXDEED	\$5,173.85
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$40.00

Apply Docket Codes

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Payee Due	Name
06/01/2010	TD1	TAX DEED APPLICATION Receipt: 1405699 Date: 04/27/2012	60.00	0.00	
06/01/2010	TAXDEED	TAX DEED CERTIFICATES Receipt: 1405699 Date: 04/27/2012	341.00	0.00	
04/30/2012	TD2	POSTAGE TAX DEEDS	60.00	60.00	
04/30/2012	TD6	TITLE RESEARCHER COPY CHARGES	40.00	40.00	
04/30/2012	TAXDEED	TAXDEED Due Tax Collector	5,173.85	5,173.85	
04/30/2012	TAXDEED	TAXDEED Clerk's Total	419.05	419.05	

FINANCIAL SUMMARY

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	\$160.00	\$60.00	\$0.00	\$100.00
2	Holding	\$5,933.90	\$341.00	\$0.00	\$5,592.90
	TOTAL	\$6,093.90	\$401.00	\$0.00	\$5,692.90

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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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: 044205000 Certificate Number: 002919 of 2010

Payor: TAYLOR & VAN MATRE 4300 BAYOU BLVD. STE 16 PENSACOLA, FL 32503 Date
04/30/2012

Clerk's Check # 6609300131
Tax Collector Check # 1

Clerk's Total	\$419.05
Tax Collector's Total	\$5,173.85
Postage	\$60.00
Researcher Copies	\$40.00
Total Received	\$5,692.90

ERNIE LEE MAGAHA
Clerk of the Circuit Court

Received By: _____
Deputy Clerk

Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502
(850) 595-3793 • FAX (850) 595-4827 • <http://www.clerk.co.escambia.fl.us>

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 # 2010 TD 002919

Redeemed Date 04/30/2012

Name TAYLOR & VAN MATRE 4300 BAYOU BLVD. STE 16 PENSACOLA, FL 32503

Clerk's Total = TAXDEED	\$419.05
Due Tax Collector = TAXDEED	\$5,173.85
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$40.00

Apply Docket Codes

• For Office Use Only

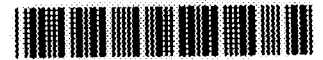
Date	Docket	Desc	Amount Owed	Amount Payee Due	Name
06/01/2010	TD1	TAX DEED APPLICATION Receipt: 1405699 Date: 04/27/2012	60.00	0.00	
06/01/2010	TAXDEED	TAX DEED CERTIFICATES Receipt: 1405699 Date: 04/27/2012	341.00	0.00	
04/30/2012	TD2	POSTAGE TAX DEEDS	60.00	60.00	
04/30/2012	TD6	TITLE RESEARCHER COPY CHARGES	40.00	40.00	
04/30/2012	TAXDEED	TAXDEED Due Tax Collector	5,173.85	5,173.85	
04/30/2012	TAXDEED	TAXDEED Clerk's Total	419.05	419.05	

FINANCIAL SUMMARY

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	\$160.00	\$60.00	\$0.00	\$100.00
2	Holding	\$5,933.90	\$341.00	\$0.00	\$5,592.90
	TOTAL	\$6,093.90	\$401.00	\$0.00	\$5,692.90



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



Print Date:
4/27/2012 9:13:14 AM

Transaction #: 932033
Receipt #: 201225615
Cashier Date: 4/27/2012 9:13:14 AM (MAVILA)

Customer Information	Transaction Information	Payment Summary
(TXD) TAX DEED DIVISION CLERK OF THE CIRCUIT COURT 221 PALAFOX PLACE Pensacola, FL 32502	Date Received: 04/27/2012 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



(MISC FEE) MISCELLANEOUS FEES
TAX CERT#02919 OF 2010

TAXCR	341	\$341.00
TAXCT	1	\$60.00

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1405699	Receipt Date	04/27/2012

Case Number	2010 TD 002919
Description	PPF HOLDINGS III LTD VS

Action TAX DEED APPLICATION

Judge

Received From PPF HOLDINGS III LTD

On Behalf Of PPF HOLDINGS III LTD

Total Received	401.00
Net Received	401.00
Change	0.00

Receipt Payments	Amount	Reference Description
Cash	401.00	ONCORE TRANS#932033

Receipt Applications	Amount
Holding	341.00
Service Charge	60.00

Deputy Clerk: mavila Transaction Date 04/27/2012 09:14:01

Comments

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Apr 5, 2012 / 120069

This is to certify that the holder listed below of Tax Sale Certificate Number **2010 / 2919**, issued the 1st day of **June, 2010**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number: 04-4205-000**

Certificate Holder:
PPF HOLDINGS III LTD.
C/O US BANK AS CUSTODIAN
CINCINNATI, OHIO 45264-5051

Property Owner:
DUNAWAY INC
PO BOX 105603 # 9834
ATLANTA, GEORGIA 30348-5603

Legal Description: 49-1S3-050
LT 7 BLK 2 WOODLAND HEIGHTS UNIT NO 4 PB 4 P 68 OR 6084 P 333

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	2847.0000	06/01/11	\$1,519.89	\$0.00	\$75.99	\$1,595.88
2010	2919	06/01/10	\$1,585.34	\$0.00	\$174.72	\$1,760.06

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
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1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County)
2. Total of Delinquent Taxes Paid by Tax Deed Application
3. Total of Current Taxes Paid by Tax Deed Applicant (2011)
4. Ownership and Encumbrance Report Fee
5. Tax Deed Application Fee
6. Total Certified by Tax Collector to Clerk of Court
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.
15. Statutory (Opening) Bid; Total of Lines 12 thru 14
16. Redemption Fee
17. Total Amount to Redeem

\$3,355.94
\$0.00
\$1,358.15
\$150.00
\$75.00
\$4,939.09
\$4,939.09
\$6.25

*Done this 5th day of April, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Condice Lewis

Date of Sale: July 2, 2012

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

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**PPF HOLDINGS III LTD.
C/O US BANK AS CUSTODIAN
CINCINNATI, Ohio, 45264-5051**

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
2919	04-4205-000	06/01/2010	49-1S3-050 LT 7 BLK 2 WOODLAND HEIGHTS UNIT NO 4 PB 4 P 68 OR 6084 P 333

2011 TAX ROLL

DUNAWAY INC
PO BOX 105603 # 9834
ATLANTA , Georgia 30348-5603

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.

tda2012 (Taimur Jamil)

Applicant's Signature

04/05/2012

Date



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:	491S305003007002
Account:	044205000
Owners:	DUNAWAY INC
Mail:	PO BOX 105603 # 9834 ATLANTA, GA 30348-5603
Situs:	643 BERKLEY DR 32503
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	PENSACOLA CITY LIMITS
Tax Inquiry:	Open Tax Inquiry Window
Tax Inquiry link courtesy of Janet Holley, Escambia County Tax Collector	

2011 Certified Roll Assessment	
Improvements:	\$51,115
Land:	\$14,250
Total:	\$65,365
Save Our Homes:	\$0

[Disclaimer](#)[Amendment 1 Calculations](#)

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
01/2007	6084	333	\$78,000	WD	View Instr
09/2006	6011	680	\$100	CT	View Instr
05/2005	5646	1696	\$106,500	WD	View Instr
05/2004	5423	1579	\$54,500	WD	View Instr
Official Records Inquiry courtesy of Ernie Lee Magaha, Escambia County Clerk of the Court					

2011 Certified Roll Exemptions
None

Legal Description
LT 7 BLK 2 WOODLAND HEIGHTS UNIT NO 4 PB 4 P 68 OR 6084 P 333

Extra Features
None

Parcel Information

[Restore Map](#)[Get Map Image](#)[Launch Interactive Map](#)

Section Map Id:
05-2S-30-1

Approx. Acreage:
0.2300

Zoned:
R-1AAA

Buildings

Building 1 - Address: 643 BERKLEY DR, Year Built: 1961, Effective Year: 1961

Structural Elements

FOUNDATION-WOOD/SUB FLOOR
EXTERIOR WALL-BRICK-FACE
NO. PLUMBING FIXTURES-6.00
DWELLING UNITS-1.00
ROOF FRAMING-GABLE
ROOF COVER-COMPOSITION SHG
INTERIOR WALL-DRYWALL-PLASTER
FLOOR COVER-HARDWOOD/PARQET
NO. STORIES-1.00
FLOOR COVER-CARPET
DECOR/MILLWORK-AVERAGE
HEAT/AIR-CENTRAL H/AC
STRUCTURAL FRAME-WOOD FRAME

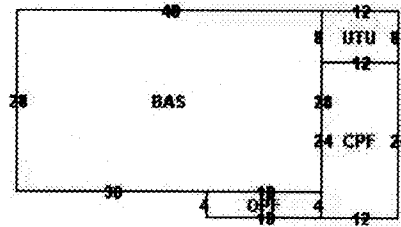
Areas - 1800 Total SF

BASE AREA - 1344

CARPORT FIN - 288

OPEN PORCH FIN - 72

UTILITY UNF - 96



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.