

**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

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Case: 2010 TD 003315



00072258025

Dkt: TD83 Pg#:

3

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**Original Documents Follow**

# TAX COLLECTOR'S CERTIFICATION

Application  
Date / Number  
Apr 5, 2012 / 120075

This is to certify that the holder listed below of Tax Sale Certificate Number **2010 / 3315**, 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: 05-2827-000**

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

**Property Owner:**  
BENNETT WENDOLYN & WOODS MARIAN R &  
2025 HESPERIA WAY  
PENSACOLA, FLORIDA 32505

**Legal Description:** 09-2S3-011  
LT 169 HYER PLACE PB 1 P 92 SEC 8/9 T 2S R 30 CASE #84-214 OR 2035 P 506 OR 4871 P 1019

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
2010	3315	06/01/10	\$1,102.58	\$0.00	\$121.51	\$1,224.09

**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
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

\$1,224.09
\$0.00
\$150.00
\$75.00
\$1,449.09
\$1,449.09
\$6.25

\*Done this 5th day of April, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Candice 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:

<b>Certificate No.</b>	<b>Parcel ID Number</b>	<b>Date</b>	<b>Legal Description</b>
3315	05-2827-000	06/01/2010	09-2S3-011 LT 169 HYER PLACE PB 1 P 92 SEC 8/9 T 2S R 30 CASE #84-214 OR 2035 P 506 OR 4871 P 1019

### 2011 TAX ROLL

BENNETT WENDOLYN & WOODS MARIAN R  
&  
2025 HESPERIA WAY  
PENSACOLA , Florida 32505

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

**ERNIE LEE MAGAHA**  
CLERK OF THE CIRCUIT COURT



**BRANCH OFFICES**  
ARCHIVES AND RECORDS  
JUVENILE DIVISION

ARCHIVES AND RECORDS  
CHILD SUPPORT  
CIRCUIT CIVIL  
CIRCUIT CRIMINAL  
COUNTY CIVIL  
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JUVENILE  
MENTAL HEALTH  
MIS  
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**COUNTY OF ESCAMBIA**  
**OFFICE OF THE**  
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CENTURY

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## IMAGING COVER PAGE

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necessary to avoid obscuring any information on  
the original documents

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Case: 2010 TD 003315



00051950653

Dkt: TD82 Pg#:

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**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.: 9166

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:

Wendolyn R. Bennett, Marian R. Woods and Willie J. Roberson

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.: 9166

May 1, 2012

**092S301100000169 - Full Legal Description**

LT 169 HYER PLACE PB 1 P 92 SEC 8/9 T 2S R 30 CASE #84-214 OR 2035 P 506 OR 4871 P  
1019 OR 6591 P 1264

**OWNERSHIP AND ENCUMBRANCE REPORT  
CONTINUATION PAGE**

File No.: 9166

May 1, 2012

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

1. Code Enforcement Lien filed by Escambia County recorded in O.R. Book 6128, page 1588.
2. Judgment filed by Capital One Bank against Marian Woods recorded in O.R. Book 5437, page 2002; O.R. Book 5492, page 1108; and O.R. Book 6367, page 522.
3. Taxes for the year 2009 delinquent . The assessed value is \$52,974.00. Tax ID 05-2827-000.

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.: 05-2827-000

CERTIFICATE NO.: 2010-3315

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, 221 Palafox Place, 4th Floor/  
      190 Governmental Center, 32502  
   X Homestead for    tax year.

Wendolyn R. Bennett  
2025 Hesperia Way  
Pensacola, FL 32505

Karyn Roberson Knott  
2222 Old McGhee Rd.  
Montgomery, AL 36105

Escambia County Code Enforcement  
6708 Plantation Rd.  
Pensacola, FL 32504

Marian R. Woods  
617 North I St.  
Pensacola, FL 32501

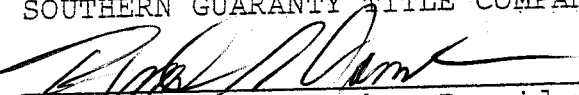
Unknown Tenants  
2332 W. Herman St.  
Pensacola, FL 32505

Willie J. Roberson  
10930 SW 140th Ave.  
Miami, FL 33186

Capital One Bank  
2001 Maywill St.  
Richmond, VA 23230

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.



This Instrument Prepared by:

Name: Karyn Robeesson Knott  
Address: 2222 Old McGehee Road  
Montgomery, AL 36105

Property Appraisers Parcel Identification # \_\_\_\_\_

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## QUIT CLAIM DEED

This Quit Claim Deed, Executed the 1<sup>st</sup> day of March 2012,  
by Willie J. Robeesson, II, whose post office address is  
10930 SW 140<sup>th</sup> Avenue / Miami, FL 33186 first party,  
To Marian B. Woods AND Wendolyn R. Bennett whose post office address  
is 617 North "I" Street / Pensacola, FL 32501 2025 Hesperia Way / Pensacola, FL 32505, second party, third party.

(Wherever used herein the terms "first party" and "second party" include all the parties to this instrument and the heirs, legal representatives, and the successors and assigns of corporations. Wherever the context so admits or requires.)

Witnesseth, That the first party, for and in consideration of the sum of \$ No Dollars

in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit claim  
unto the second party forever, all the right, title, interest, claim and demand which the said first party has in and to the  
following described lot, piece or parcel of land, situate, lying and being in the County of Escambia, State of  
Florida, to wit:

2332 West Herman Street, Pensacola, FL 32505  
Tax Acct # 05-2827-000 / Property Ref. # 092530-1100-000-169  
LT 169 HYER PLACE PB 1 P 92 SEC 8/9 T 2S R 30  
CASE # 84-214 OR 2035 P 506 OR 4871 P 1019.

**To Have and to Hold** The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity to the only proper use, benefit and behoof of the said second party forever.

**IN Witness Whereof**, the said first party has signed and sealed these presents the day and year first written.

Signed, sealed and delivered in the presence of:

Karen R. Knott  
Witness Signature(as to Grantor)

Karen R. Knott  
Printed Name

Curtis L. Knott  
Witness Signature (as to Grantor)

Curtis L. Knott  
Printed Name

Willie J. Roberson, II  
Grantor Signature

Willie J. Roberson, II  
Printed Name

Post Office Address

Witness Signature(as to Co-Grantor)

Printed Name

Co-Grantor Signature

Printed Name

Witness Signature (as to Co-Grantor)

Printed Name

Post Office Address

State of Florida

County of Miami-Dade (Willie J. Roberson, II)

On 1 March 2012 before me, W. J. Roberson II (notary), personally appeared FLDL # R1162-890-52-447-0, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature [Signature]

Affiant X Known        Produced ID       

Type of ID FLDL # R1162-890-52-447-0

(SEAL)

**LIBIA L. GONZALEZ-FADUL**  
Notary Public, State of Florida  
My Comm. Expires Apr. 28, 2015  
No. EE 80160

This Instrument Prepared by:

Name:

Karyn Roberson Knott

Address:

2222 Old McGehee Road  
Montgomery, AL 36105

Property Appraisers Parcel Identification # \_\_\_\_\_

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## QUIT CLAIM DEED

This Quit Claim Deed, Executed the 31<sup>st</sup> day of March 2010,

by Karyn Roberson Knott

, whose post office address is

2222 Old McGehee Road / Montgomery, AL 36105 first party,

To Wendolyn R. Bennett, Willie J. Roberson, II & Marian R. Woods whose post office address

is 2025 Hesperia Way / 10930 SW 140<sup>th</sup> Avenue / 617 North "I" Street  
Pensacola, FL 32505 / Miami, FL 33186 / Pensacola, FL 32501, second party, third party, fourth party.

(Wherever used herein the terms "first party" and "second party" include all the parties to this instrument and the heirs, legal representatives, and the successors and assigns of corporations. Wherever the context so admits or requires.)

**Witnesseth**, That the first party, for and in consideration of the sum of \$ No Dollars

in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit claim unto the second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Escambia, State of Florida, to wit:

- (1) 2105 North "G" Street, Pensacola, FL 32501  
Tax Acct # 06-2687-000 / Property Ref. # 182S30-6000-009-023  
LTS 9 10 FRAC BLK 23 ENGLEWOOD HEIGHTS PLAT DB 59  
P 107 CASE # 84-214 OR 2035 P 506 OR 4871 P.

and

- (2) 2332 West Herman Street, Pensacola, FL 3250  
Tax Acct # 05-2827-000 / Property Ref. # 092S30-1100-000-169  
LT 169 HYER PLACE PB 1 P 92 SEC 8/9 T 2S R 30  
CASE # 84-214 OR 2035 P 506 OR 4871 P 1019.

**To Have and to Hold** The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity to the only proper use, benefit and behoof of the said second party forever.

**IN Witness Whereof**, the said first party has signed and sealed these presents the day and year first written.

Signed, sealed and delivered in the presence of:

Lashcena Williams  
Witness Signature(as to Grantor)

Lashcena Williams  
Printed Name

Shamika K. Butts  
Witness Signature (as to Grantor)

SHAMIKAE BUTTS  
Printed Name

[Signature]  
Grantor Signature

Haegen R. Knott  
Printed Name

2222 Old McGehee Road  
Post Office Address  
Montgomery, AL 36105

\_\_\_\_\_  
Witness Signature(as to Co-Grantor)

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Witness Signature (as to Co-Grantor)

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Co-Grantor Signature

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Post Office Address

State of Alabama  
County of Montgomery

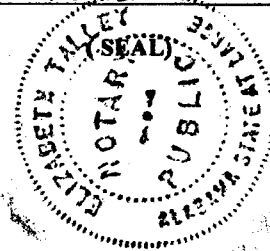
On March 31, 2018 before me, Elizabeth Talley (notary), personally appeared Karen Roberson Knott, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Elizabeth Talley

Affiant Driver License Known \_\_\_\_\_ Produced ID \_\_\_\_\_

Type of ID Driver's License



DEED DOC STAMPS PD @ ESC CO \$ 0.70  
03/20/02 ERNIE LEE WASHAM, CLERK  
By: *Salene Arnold*

PROCESSING DATA SPACE

RECORDING DATA SPACE

This Instrument Prepared By:  
John Lewis Allbritton  
Allbritton & Gant,  
Attorneys at Law  
322 West Cervantes Street  
Pensacola, FL 32501  
(850) 433-3230

After Recording Return To:  
John Lewis Allbritton  
Allbritton & Gant  
322 West Cervantes Street  
Pensacola, FL 32501

**DEED PURSUANT TO ORDER OF  
PROBATE SUMMARY ADMINISTRATION**

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

This deed is created for the purpose of evidencing title to real property pursuant to an Order of Summary Administration entered in the Estate of **EDYTHE GRAY ROBERSON**, deceased, Case Number **2000-CP-810** in the Circuit Court of Escambia County, Florida and recorded in O.R. Book **4840** at Page **212** of the official records of Escambia County, Florida.

Now therefore, **KARYN R. KNOTT** as the Petitioner in the Summary Administration of the Estate of **EDYTHE GRAY ROBERSON**, deceased, for good and valuable consideration hereby acknowledged, release and quit claim unto **KARYN R. KNOTT, WENDOLYN R. BENNETT, MARIAN R. WOODS, and WILLIE J. ROBERSON**, 1/5 interest in the following described real property located in Escambia County, Florida, to-wit:

**Parcel 4**

**LOT 169 HYLER PLACE PB 1 P 92 SEC 8/9 T 2S R 30 - ALSO KNOWN  
AS 2332 WEST HERMAN STREET, PENSACOLA, FL**

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

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 19<sup>th</sup> day of February, 2002.

Signed, sealed and delivered in the presence of:

Signature: *Ana Ramirez*

Print Name: Ana Ramirez

WITNESS

*Karyn R. Knott* (SEAL)  
KARYN R. KNOTT

Signature: *Cristen Knott*

Print Name: Cristen Knott

WITNESS

\_\_\_\_ (SEAL)

STATE OF VIRGINIA

COUNTY OF Dorchester/Harrisonburg

The foregoing instrument was acknowledged before me this 19<sup>th</sup> day of February, 2002 by KARYN R. KNOTT, who has produced US Military I.D. as identification or who is personally known to me and who did take an oath.



Signature: *Kimberly C. Puckett*

Print Name: Kimberly C. Puckett

NOTARY PUBLIC  
MY COMM EXPIRES

8/31/04

This Instrument was prepared by:

JOHN LEWIS ALLBRITTON  
ALLBRITTON & GANT  
Attorneys at Law  
322 West Cervantes Street  
Pensacola, Florida 32501  
(850) 433-3230

RCD Mar 20, 2002 04:10 pm  
Escambia County, Florida

ERNIE LEE MABAMA  
Clerk of the Circuit Court  
INSTRUMENT 2002-944553

**THE OFFICE OF ENVIRONMENTAL ENFORCEMENT  
SPECIAL MAGISTRATE  
IN AND FOR THE  
COUNTY OF ESCAMBIA, STATE OF FLORIDA**

ESCAMBIA COUNTY, FLORIDA

Vs.

Case No.: 06-10-0536  
Location: 1101 Maxwell Street  
PR# 182S30-6000-009-023

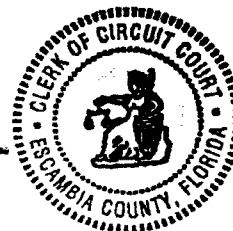
Kayrn R. Knott & Wendolyn Bennett  
& Marion R. Woods & Willie J. Roberson  
2222 Old Mcgehee Road  
Montgomery, AL 36105

**ORDER**

This CAUSE having come before the Office of Environmental  
Enforcement Special Magistrate on the Petition of the Environmental Enforcement  
Officer for alleged violation of the ordinances of the County of Escambia, State of  
Florida, and the Special Magistrate having considered the evidence before him in the  
form of testimony by the Enforcement Officer and the respondent or representative,  
\_\_\_\_\_ as well as evidence submitted and after consideration of the  
appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate  
finds that a violation of the Code of Ordinances 30-203(a), (b)(c) & (e);  
LOC 7.07.06(c).

has occurred and continues.

Certified to be a true copy  
the original on file in this office  
Witness my hand and official seal  
ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
Escambia County Florida  
By: Ernie Lee Magaha D.C.  
Date: 4-19-2007



THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby ORDERED that: Kayon R. Knott, Wandly A. Bennett, Marion L. Jacobs and Willie T. Robertson shall have until May 20 2007 to correct the violation and to bring the violation

into compliance. Corrective action shall include: remove the dilapidated structure

If you fail to fully correct the violation within the time required, you will be assessed a fine of \$50<sup>00</sup> per day, commencing May 21, 2007. This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. Immediately upon your full correction of this violation, you should contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance.

If the violation is not abated within the specified time period, then the County may elect to abate the violation for you and the reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of \$1,100.00 are hereby awarded in favor of Escambia County as the prevailing party against the above named parties.

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1), F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners may make all reasonable repairs necessary to bring the



property into compliance if the violator does not correct the violation by a specified date. The costs of such repairs shall be certified to the Special Magistrate and may be added to any fines imposed pursuant to this order.

All monies owing hereunder shall constitute a lien on all your real and personal property including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

You have the right to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at 6708 Plantation Road Pensacola, Florida 32504 and the Escambia County Circuit Court Clerk at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than 30 days from the date of the Order. Failure to timely file a written Notice of Appeal will waive your rights to appeal.

Jurisdiction is retained to enter such further orders as may be appropriate and necessary.

DONE AND ORDERED at Escambia County, Florida on the 07<sup>th</sup> day of April, 2007.

  
G. Thomas Smith  
Special Magistrate  
Office of Environmental Enforcement

IN THE COUNTY COURT IN AND  
FOR ESCAMBIA COUNTY, FLORIDA

CASE NO. 2003-SC-006309

CAPITAL ONE BANK

Plaintiff,

vs.

Marian Woods

Defendant(s).

BK 5392 PG1 138  
Escambia County, Florida  
INSTRUMENT 2004-231920

RCD Apr 27, 2004 12:16 pm  
Escambia County, Florida

ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
INSTRUMENT 2004-231920

OR BK 5437 PG2002  
Escambia County, Florida  
INSTRUMENT 2004-254469

RCD Jun 22, 2004 03:36 pm  
Escambia County, Florida

ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
INSTRUMENT 2004-254469

### DEFAULT FINAL JUDGMENT

This cause, having come before the court and the court having reviewed the pleadings and being otherwise duly advised in the premises,

IT IS ADJUDGED that Plaintiff, CAPITAL ONE BANK, recover from the Defendant(s), Marian Woods, the sum of \$1305.61 on principal, \$76.79 for interest, and \$94.50 for costs making a total of \$1476.90 that shall bear interest at the rate of 7% per year, for which let execution issue.

ORDERED in Escambia County, Florida, this 22 day of April, 2004.

R. P. B. A.  
COUNTY JUDGE

Plaintiff's Address:

CAPITAL ONE BANK, 2001 Maywill Street, Richmond, VA 23230

Account No: [REDACTED]

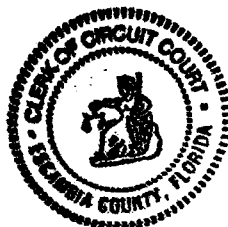
Copies furnished to:

Josie A. Gregory, Esquire, Zakheim & Associates, P.A., 5310 Northwest 33rd Avenue, Suite 100, Ft. Lauderdale, FL 33309

Marian Woods, , 617 N I St, , Pensacola FL 32501-2819, [REDACTED]

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. THIS COMMUNICATION IS FROM A DEBT-COLLECTOR.  
File Number: 9921108429.001

"CERTIFIED TO BE A TRUE COPY  
OF THE INSTRUMENT ON FILE IN THIS OFFICE  
WITNESS MY HAND AND OFFICIAL SEAL  
ERNIE LEE MAGAHA, CLERK  
CIRCUIT COURT AND COUNTY COURT  
ESCAMBIA COUNTY, FLORIDA"  
BY: Chris R. High D.C.



10.00

DR BK 5492 PG1108  
Escambia County, Florida  
INSTRUMENT 2004-283730

BK 5457 PG1891  
Escambia County, Florida  
INSTRUMENT 2004-264750

IN THE COUNTY COURT IN AND  
FOR Escambia County, Florida

RCD Jul 19, 2004 03:27 pm  
Escambia County, Florida

CASE NO. 2004SC000676

RCD Sep 07, 2004 10:07 am  
Escambia County, Florida

ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
INSTRUMENT 2004-264750

CAPITAL ONE BANK

ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
INSTRUMENT 2004-283730

Plaintiff,

vs.

Marian R Woods

Defendant(s).

**FINAL JUDGMENT**

THIS CAUSE, having come before the Court and the Court having reviewed the pleadings and being otherwise duly advised in the premises,

IT IS ADJUDGED that Plaintiff, CAPITAL ONE BANK recover from the Defendant(s), Marian R Woods, the sum of \$1026.90 on principal, \$83.56 for interest, and \$94.50 for costs making a total of \$1204.96 that shall bear interest at the rate of 7% per year, for which let execution issue.

ORDERED in Escambia County, Florida, this 13 day of July, 2004.

  
COUNTY JUDGE

Plaintiff's Address:

CAPITAL ONE BANK 2001 Maywill Street, Richmond, VA 23230

Account No: [REDACTED]

Copies furnished to:

✓ Josie A. Gregory, Esquire, Zakheim & Associates, P.A., 5310 Northwest 33rd Avenue, Suite 100, Ft. Lauderdale, FL 33309

Marian R Woods, , 617 N I St, , Pensacola FL 32501-2819, [REDACTED]

THIS IS AN ATTEMPT TO COLLECT A DEBT AND INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. THIS COMMUNICATION IS FROM A DEBT COLLECTOR.

File Number: 9921105024.001

"CERTIFIED TO BE A TRUE COPY  
OF THE ORIGINAL ON FILE IN THE OFFICE  
WITNESS MY HAND AND OFFICIAL SEAL

ERNIE LEE MAGAHA, CLERK  
CIRCUIT COURT AND COUNTY COURT  
ESCAMBIA COUNTY, FLORIDA

BY: 



ERNIE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
AND COUNTY COURT  
ESCAMBIA COUNTY, FL  
2004 JUL 16 A 10:47  
COUNTY CIVIL DIVISION  
FILED & RECORDED

IN THE County COURT IN AND  
FOR ESCAMBIA COUNTY, FLORIDA

CASE NO: 2008SC002229

CAPITAL ONE BANK (USA), N.A.  
Plaintiff

**FINAL JUDGMENT**

vs.

MARIAN WOODS

Defendant(s)

IT IS HEREBY ORDERED AND ADJUDGED THAT:

Plaintiff whose address is , 6356 Corley Road, Norcross, GA 30071 shall recover from Defendant(s)  
MARIAN WOODS the sum of \$942.31, court costs in the amount of \$185.00 interest in the amount of \$777.22, and  
attorneys' fees in the amount of \$ 600, that shall bear interest at the rate of 11% per annum, for all of which let  
execution issue.

IT IS FURTHER ORDERED AND ADJUDGED THAT:

The Defendant(s) shall complete Florida Small Claims Rules Form 7.343 (Fact Information Sheet) and  
return it to the Plaintiff's attorney, within 45 days from the date of this Final Judgment, unless the Final Judgment is  
satisfied or a motion for new trial or notice of appeal is filed.

Jurisdiction of this case is retained to enter further orders that are proper to compel the Defendant(s) to  
complete form 7.343 and return it to the Plaintiff's attorney.

DONE AND ORDERED at ESCAMBIA County, Florida on this the 14 day of August,  
2008

  
COUNTY COURT JUDGE

Copies furnished to:  
Borack & Associates, P.A.  
2300 Maitland Center Parkway, Ste. 200  
Maitland, Florida 32751

MARIAN WOODS  
617 N I ST  
PENSACOLA FL 32501-2819

07N01386  
5291152115338598

Case: 2008 SC 002229

00015352016

Dkt: CC1033 Pg#: 1

ERNE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL  
2008 AUG 14 P 2:31  
COUNTY CIVIL DIVISION  
FILED & RECORDED

**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

9000015882

PAY

EIGHT THOUSAND TWO HUNDRED SEVENTY SEVEN AND 41/100

JANET HOLLEY TAX COLLECTOR

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

DATE

AMOUNT

05/22/2012

8,277.41

*Ernie Lee Magaha*

ERNIE LEE MAGAHA, CLERK OF THE COURT



⑈9000015882⑈ ⑆063100277⑆ 898033991356⑈

**ERNIE LEE MAGAHA**  
CLERK OF THE COURT & COMPTROLLER

9000015882

Date	Case Number	Description	Amount
05/22/2012	2010 TD 003315	PAYMENT TAX DEEDS	1,477.08
05/22/2012	2010 TD 008387	PAYMENT TAX DEEDS	5,915.25
05/22/2012	2010 TD 000965	PAYMENT TAX DEEDS	885.08

9000015882

check: 9000015882 05/22/2012 JANET HOLLEY TAX COLLECTOR

Check Amount: 8,277.41

*Ernie Lee Magaha*

**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

5/22/2012

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 property represented by the numbered certificate below. This property was 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
03315/2010	05-2827-000	7/02/2012	401.00	6.02	407.02

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

By:

*Maryline Avila*  
Maryline Avila, Tax Deeds Division

Enclosure

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 - Redemption Calculator**

**Account: 052827000 Certificate Number: 003315 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="05/21/2012"/>
Months	3	1
Tax Collector	<input type="text" value="\$1,449.09"/>	<input type="text" value="\$1,449.09"/>
Tax Collector Interest	<input type="text" value="\$65.21"/>	<input type="text" value="\$21.74"/>
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	<input type="text" value="\$1,520.55"/>	<input type="text" value="\$1,477.08"/>
Clerk Fee	<input type="text" value="\$60.00"/>	<input type="text" value="\$60.00"/>
Sheriff Fee	<input type="text" value="\$200.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$221.00"/>	<input type="text" value="\$221.00"/>
App. Fee Interest	<input type="text" value="\$21.65"/>	<input type="text" value="\$6.02"/>
Total Clerk	<input type="text" value="\$502.65"/>	<input type="text" value="\$407.02"/>
Postage	<input type="text" value="\$78.00"/>	<input type="text" value="\$78.00"/>
Researcher Copies	<input type="text" value="\$12.00"/>	<input type="text" value="\$12.00"/>
Total Redemption Amount	<input type="text" value="\$2,113.20"/>	<input type="text" value="\$1,974.10"/>
	Repayment Overpayment Refund Amount	<input type="text" value="\$139.10 + 120 + 221 = 480.10"/>

ACTUAL SHERIFF \$120.00 COM FEE \$22.50

Notes

**Submit**

**Reset**

**Print Preview**

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1414240	Receipt Date	05/21/2012

Case Number	2010 TD 003315
Description	PPF HOLDINGS III LTD VS

Action TAX DEED REDEMPTION

Judge

Received From WENDOLYN BENNETT

On Behalf Of PPF HOLDINGS III LTD

Total Received	2,113.20
Net Received	2,113.20
Change	0.00

Receipt Payments	Amount	Reference Description
Check	2,113.20	0000205627

Receipt Applications	Amount
Holding	2,023.20
Service Charge	90.00

Deputy Clerk: nlk Transaction Date 05/21/2012 13:45:04

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: 052827000 Certificate Number: 003315 of 2010**

**Payor: WENDOLYN BENNETT 45 FAISON ST PENSACOLA, FL 32505 Date 05/21/2012**

Clerk's Check #	205627	Clerk's Total	\$502.65
Tax Collector Check #	1	Tax Collector's Total	\$1,520.55
		Postage	\$78.00
		Researcher Copies	\$12.00
		Total Received	\$2,113.20

**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 003315  
 Redeemed Date 05/21/2012**

**Name WENDOLYN BENNETT 45 FAISON ST PENSACOLA, FL 32505**

Clerk's Total = TAXDEED	\$502.65
Due Tax Collector = TAXDEED	\$1,520.55
Postage = TD2	\$78.00
ResearcherCopies = TD6	\$12.00

**Apply Docket Codes**

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Payee Due	Payee Name
06/01/2010	TAXDEED	TAX DEED CERTIFICATES Receipt: 1405710 Date: 04/27/2012	341.00	0.00	
06/01/2010	TD1	TAX DEED APPLICATION Receipt: 1405710 Date: 04/27/2012	60.00	0.00	
05/03/2012	TD83	TAX COLLECTOR CERTIFICATION	0.00	0.00	
05/14/2012	TD82	O & E REPORT	0.00	0.00	
05/21/2012	TAXDEED	TAXDEED Clerk's Total	502.65	502.65	
05/21/2012	TAXDEED	TAXDEED Due Tax Collector	1,520.55	1,520.55	
05/21/2012	TD2	POSTAGE TAX DEEDS	78.00	78.00	
05/21/2012	TD6	TITLE RESEARCHER COPY CHARGES	12.00	12.00	

**FINANCIAL SUMMARY**

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	\$150.00	\$60.00	\$0.00	\$90.00
2	Holding	\$2,364.20	\$341.00	\$0.00	\$2,023.20
	<b>TOTAL</b>	<b>\$2,514.20</b>	<b>\$401.00</b>	<b>\$0.00</b>	<b>\$2,113.20</b>



Members First

No. 0000205627

Official Check  
This check is payable to the order of the member only.  
It is not valid for cash or other purposes.

OFFICIAL CHECK

05/21/12

PAY TWO THOUSAND ONE HUNDRED THIRTYTHREE DOLLARS AND 20 CENTS

\$2,113.20

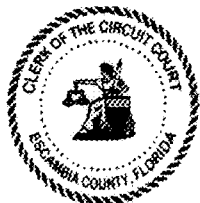
PAY EXACTLY 2,113.20 DOLLARS 20 CENTS

THIS CHECK IS NOT VALID FOR CASH

MEMBER: FRANKIE LEE WARDEN  
SS: HAWKINS, BENNETT

17 MAY 2012

⑆0000205627⑆ ⑆263281624⑆ 10218009999900⑆



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 9:20:26 AM

Transaction #: 932049  
Receipt #: 201225632  
Cashier Date: 4/27/2012 9:20:26 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#03315 OF 2010

TAXCR	341	\$341.00
TAXCT	1	\$60.00



# 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		2011 Certified Roll Assessment	
<b>Reference:</b>	0925301100000169	<b>Improvements:</b>	\$38,876
<b>Account:</b>	052827000	<b>Land:</b>	\$14,098
<b>Owners:</b>	BENNETT WENDOLYN & WOODS MARIAN R & ROBERSON WILLIE J & ROBERSON WILLIE J II	<b>Total:</b>	\$52,974
<b>Mail:</b>	2025 HESPERIA WAY PENSACOLA, FL 32505	<b>Save Our Homes:</b>	\$0
<b>Situs:</b>	2332 W HERMAN ST 32505	<a href="#">Disclaimer</a>	
<b>Use Code:</b>	SINGLE FAMILY RESID	<a href="#">Amendment 1 Calculations</a>	
<b>Taxing Authority:</b>	COUNTY MSTU		
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>		
Tax Inquiry link courtesy of Janet Holley, Escambia County Tax Collector			

Sales Data		2011 Certified Roll Exemptions	
<b>Sale Date</b>	<b>Book Page Value Type</b>	<b>Official Records (New Window)</b>	None
03/31/2010	6591 1264 \$100 QC	<a href="#">View Instr</a>	
03/2002	4871 1019 \$100 WD	<a href="#">View Instr</a>	
Official Records Inquiry courtesy of Ernie Lee Magaha, Escambia County Clerk of the Court		<b>Legal Description</b>	LT 169 HYER PLACE PB 1 P 92 SEC 8/9 T 2S R 30 CASE #84- 214 OR 2035 P 506...
		<b>Extra Features</b>	None

**Parcel Information**[Feature Map](#)[Get Map Image](#)[Launch Interactive Map](#)**Section Map****Id:**

09-2S-30-4

**Approx.****Acreage:**

0.9700

**Zoned:**

C-2







12/23/02

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.

Last Updated: 04/20/2012 (v. 2.1.12)