ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
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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: 2010 TD 010982
00017276754
Dkt: TD83 Pg#:

3

Original Documents Follow

FORM 513
(r.12/00)

TAX COLLECTOR'S CERTIFICATION

Application Date / Number
Apr 5, 2012 / 120202

This is to certify that the holder listed below of Tax Sale Certificate Number **2010 / 10982** , 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:** 13-2053-000

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

Property Owner:
PICKETT SELLERS L
1906 N BAYLEN ST
PENSACOLA , FLORIDA 32501

Legal Description: 00-0S0-090
LTS 3 4 BEL NO BLK 112 BELMONT TRACT OR 2941 P 165 CA 80

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	10567.0000	06/01/11	$750.28	$0.00	$39.55	$789.83
2010	10982	06/01/10	$730.85	$0.00	$80.55	$811.40

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

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County)	$1,601.23
2. Total of Delinquent Taxes Paid by Tax Deed Application	$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant (2011)	$700.21
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	$2,526.44
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	$2,526.44
13. Interest Computed by Clerk of Court Per Florida Statutes.....(%)	
14. One-Half of the assessed value of homestead property. If applicable pursuant to section 197.502, F.S.	$34,917.50
15. Statutory (Opening) Bid; Total of Lines 12 thru 14	
16. Redemption Fee	$6.25
17. Total Amount to Redeem	

*Done this 5th day of April, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By _____

Date of Sale: 9/4/12

* 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: 120202

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
10982	13-2053-000	06/01/2010	00-0S0-090 LTS 3 4 BEL NO BLK 112 BELMONT TRACT OR 2941 P 165 CA 80

2011 TAX ROLL
PICKETT SELLERS L
1906 N BAYLEN ST
PENSACOLA , Florida 32501

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) — 04/05/2012

Applicant's Signature — Date

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
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CIRCUIT CIVIL
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COUNTY CRIMINAL
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CENTURY

CLERK TO THE BOARD OF
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IMAGING COVER PAGE

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Case: 2010 TD 010982
00002603939
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.: 9291 May 31, 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 05-31-1992, through 05-31-2012, and said search reveals the following:

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

   Sellers Lee Pickett

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 31, 2012

OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION

File No.: 9291

May 31, 2012

Lots 3 and 4, Block 112, East King Tract, Belmont Numbering, City of Pensacola, Escambia County, Florida, according to the map of said City copyrighted by Thomas C. Watson in 1906.

OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE

File No.: 9291 May 31, 2012

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

1. Certificate of Delilnquency filed by Trina A. Pickett recorded in O.R. Book 4744, page 558.

2. Taxes for the year 2009-2010 delinquent. The assessed value is $69,835.00. Tax ID 13-2053-000.

PLEASE NOTE THE FOLLOWING:

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

SOUTHERN GUARANTY TITLE COMPANY

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

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 9-4-2012

TAX ACCOUNT NO.: 13-2053-000

CERTIFICATE NO.: 2010-10982

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 2011 tax year.

Sellers Lee Pickett
1906 N. Baylen St.
Pensacola, FL 32501

Trina A. Pickett
c/o Clerk of Court
1800 St. Mary Ave.
Pensacola, FL 32501

Certified and delivered to Escambia County Tax Collector,
this 31st 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.

3115.50
164.45

CASH SALE PMLH 17-4-734766 BK 2941 PG 165

FLORIDA

VA Form 26-6103a—Jan 1986 Rev
Section 1820, Title 38, U.S.C.

THIS INDENTURE, made this 23rd day of November, 1990,

BETWEEN the Secretary of Veterans Affairs, an Officer of the United States of America, whose address is Department of Veterans Affairs, Washington, D. C. 20420, hereinafter called Grantor, and

SELLERS LEE PICKETT, A SINGLE MAN

with permanent post-office address at 1906 N. Baylen St. Pensacola 32501, hereinafter called Grantee(s).

in the County of Escambia, State of Florida

WITNESSETH, That said Grantor for and in consideration of the sum of ten dollars ($10) in hand paid by Grantee(s) and other valuable consideration

the receipt whereof is acknowledged, hereby grants, bargains, and sells to Grantee(s) and Grantee's heirs or successors and assigns, forever, the following-described land in the County of Escambia Florida, to wit:

Lots 3 and 4, Block 112, East King Tract, Belmont Numbering, according to Map of the City of Pensacola, copyrighted by Thomas C. Watson in 1906.

D.S. PD. 164.45
DATE 12-4-90
JOE A. FLOWERS, COMPTROLLER
BY: J Cantrell D.C.
CERT. REG. #59-2043328-27-01

This instrument was prepared by:
ROBERT E. GIBSON Chief
Property Management Section (264)
Department of Veterans Affairs
P.O. Box 1437
St. Petersburg, Florida 33731

TO HAVE AND TO HOLD the above-described property, with appurtenances, unto said Grantee(s) and Grantee's heirs or successors and assigns, forever.

Grantor hereby warrants the title to said lands against the lawful claims of any person claiming the same by, through, or under Grantor.

IN WITNESS WHEREOF, Grantor on the day and year first above written has caused this instrument to be signed and sealed in his/her name and on his/her behalf by the undersigned employee, being thereunto duly appointed, qualified, and

Chelsea Title T54790-C

acting pursuant to title 38, United States Code, sections 212 and 1820, and title 38, Code of Federal Regulations, sections 36.4342 and 36.4520, pursuant thereto, as amended, and who is authorized to execute this instrument.

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF US:

Secretary of Veterans Affairs

By: _____ [SEAL]
THOMAS B. JOHNSON

Title Acting Loan Guaranty Officer

VA Regional Office
St. Petersburg, Florida
Telephone: 1-800-282-8821
(Pursuant to a delegation of authority contained in 38 C.F.R. 36.4342 and 36.4520.)

STATE OF FLORIDA
County of Pinellas } ss:

I HEREBY CERTIFY, That on this day before me, the undersigned authority, personally appeared THOMAS B. JOHNSON to me well known to be the person described in and who executed the foregoing instrument, who, being by me first duly sworn, stated that he/she is an employee of the Department of Veterans Affairs, a department of the Federal Executive Branch, duly authorized to execute this deed in behalf of the Secretary of Veterans Affairs, and he/she acknowledged to me that he/she executed the same as said employee in behalf of said Secretary and that said instrument is the free act and deed of said Secretary, and of such officer in his/her behalf, for the uses and purposes therein expressed.

IN WITNESS WHEREOF, I have hereunto set may hand and affixed my official seal at St. Petersburg in the County and State aforesaid, this 23rd day of November, 19 90

My commission expires:

NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES APRIL 22, 1991
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Kevin P. Murphy
Notary Public (Or at large) County, State of Florida.

*NOTE—Print, typewrite, or stamp name of the employee executing this instrument, also names of witnesses and notary public immediately below each signature.

842670

FILED AND RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLA.
Dec 4 11 09 AM '90
IN BOOK & PAGE NOTED ABOVE
E. A. FLOWERS, COMPTROLLER
ESCAMBIA COUNTY

Chelsea Title

WARRANTY DEED

SECRETARY OF VETERANS AFFAIRS
TO

Dated _____, 19 __

ABSTRACT OF DESCRIPTION

STATE OF FLORIDA,
County of _____

On this _____ day of _____, 19 ____, at _____ o'clock ____ M., this instrument was filed for record, and being duly acknowledged and proven, I have recorded the same on pages _____ to _____ of Book _____ in the public records of said county.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of the Circuit Court of the _____ judicial Circuit of said State in and for said County, this _____ day of _____, 19 ____.

_____ Clerk.

By _____, D.C.
When recorded, mail to:

_____

_____

_____

J.

OR BK 4744 PG0558
Escambia County, Florida
INSTRUMENT 2001-866348

IN THE CIRCUIT COURT OF FLORIDA
FIRST JUDICIAL CIRCUIT, IN AND
FOR ESCAMBIA COUNTY, CIVIL ACTION

FILED & RECORDED

In Re: CASE NO.: 00-0002444-CJ

2001 JUL 20 P 4:00

PICKETT, TRINA A.

Petitioner.

vs.

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY

PICKETT, SELLERS L,
1906 N BAYLEN ST
PENSACOLA, FL 32501

RCD Jul 26, 2001 09:49 am
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 2001-866348

Respondent.

JUDGMENT/CERTIFICATE OF DELINQUENCY

The undersigned, being the duly authorized and responsible local depository for court-ordered support payments pursuant to F.S. 61.181, in ESCAMBIA County hereby certifies that PICKETT, SELLERS L. has failed to pay into the depository the court-ordered support payment as mandated by the current Support Order in this cause. As of this date, the total support arrearage is $550.00 balance at terms, not including any costs or fees.

I further certify that PICKETT, SELLERS L. was issued a Notice of Delinquency on 06/21/2001, and thirty (30) or more days having elapsed since the delinquent payment referenced above was due. Pursuant to F.S. 61.14 this Certificate evidences a Final Judgment by operation of law for all past due and future payments together with all applicable costs and fees as otherwise provided by law for which execution may issue and which has the full force, effect and attributes of a Judgment entered by a Court in the State of Florida.

Dated this 20th day of July, 2001.

ERNIE LEE MAGAHA
CLERK OF THE COURT

By: Robin M Marty
Deputy Clerk

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
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CIRCUIT CRIMINAL
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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

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Case: 2010 TD 010982
00005267074
Dkt: TD81 Pg#:

5

Original Documents Follow

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 10982 of 2010

I, ERNIE LEE MAGAHA, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on August 2, 2012, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

SELLERS L PICKETT 1906 N BAYLEN ST PENSACOLA, FL 32501	TRINA A PICKETT C/O CLERK OF COURT 1800 ST MARY AVE PENSACOLA, FL 32501

WITNESS my official seal this 2nd day of August 2012.

SEAL

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

BY: MAvila
Maryline Avila
Deputy Clerk

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 4, 2012, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **PPF HOLDINGS III LTD** holder of **Tax Certificate No. 10982,** issued the **1st** day of **June, A.D., 2010** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LTS 3 4 BEL NO BLK 112 BELMONT TRACT OR 2941 P 165 CA 80

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 132053000 (12-193)

The assessment of the said property under the said certificate issued was in the name of

SELLERS L PICKETT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at the courthouse door at 9:00 A.M. on the **first** Tuesday in the month of September, which is the **4th day of September 2012.**

Dated this 2nd day of August 2012.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Maryline Avila not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.

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

By: MAvila

Maryline Avila
Deputy Clerk

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

Post Property:
1906 N BAYLEN ST

By: MAvila

Maryline Avila
Deputy Clerk

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

By: MAvila

Maryline Avila
Deputy Clerk

Personal Services:

SELLERS L PICKETT
1906 N BAYLEN ST
PENSACOLA, FL 32501

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
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AUDITOR

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Case: 2010 TD 010982
00035942025
Dkt: TD84 Pg#:

2

Original Documents Follow

7007 0710 0001 2342 8639

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
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For delivery information visit our website at www.usps.com®

OFFICIAL USE

Postage	$ 0.45
Certified Fee	2.95
Return Receipt Fee (Endorsement Required)	2.35
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 5.75

PENSACOLA, FL DOWNTOWN STATION
-2 2012
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USPS

Sent To
Street, Apt. No. or PO Box No.
City, State, ZIP

SELLERS L PICKETT [12-193]
1906 N BAYLEN ST
PENSACOLA, FL 32501

PS Form 3800

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

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Case: 2010 TD 010982
00017793208
Dkt: TD84 Pg#:

5

Original Documents Follow

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO12CIV035962NON **Agency Number:** 12-010654
Court: TAX DEED
County: ESCAMBIA
Case Number: CERT. 10982, 2010

Attorney/Agent:
ERNIE LEE MAGAHA
CLERK OF THE COURT
TAX DEEDS

Plaintiff: IN RE: SELLERS L PICKETT
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 8/3/2012 at 9:32 AM and served same at 9:46 AM on 8/7/2012 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: Karen M Hughes 933
K. HUGHES, CPS

Service Fee: $40.00
Receipt No: BILL

Printed By: PMYVARRA

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 4, 2012, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **PPF HOLDINGS III LTD** holder of **Tax Certificate No. 10982,** issued the **1st** day of **June, A.D., 2010** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LTS 3 4 BEL NO BLK 112 BELMONT TRACT OR 2941 P 165 CA 80

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 132053000 (12-193)

The assessment of the said property under the said certificate issued was in the name of

SELLERS L PICKETT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at the courthouse door at 9:00 A.M. on the **first** Tuesday in the month of September, which is the **4th day of September 2012.**

Dated this 2nd day of August 2012.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Maryline Avila not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.

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

Post Property:
1906 N BAYLEN ST

By: M Avila

Maryline Avila
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO12CIV035970NON **Agency Number:** 12-010655
Court: TAX DEED
County: ESCAMBIA
Case Number: CERT. 10982, 2010

Attorney/Agent:
ERNIE LEE MAGAHA
CLERK OF THE COURT
TAX DEEDS

Plaintiff: IN RE: SELLERS L PICKETT
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Substitute

Received this Writ on 8/3/2012 at 9:32 AM and served same on SELLERS L PICKETT , in ESCAMBIA COUNTY, FLORIDA, at 9:46 AM on 8/7/2012 by leaving a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: TRINA PICKETT, WIFE, as a member of the household and informing said person of their contents.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: Karen M Hughes 937
K. HUGHES, CPS

Service Fee: $40.00
Receipt No: BILL

Printed By: PMYVARRA

010655

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 4, 2012, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

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Dated this 2nd day of August 2012.

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

By: M Avila

Maryline Avila
Deputy Clerk

Personal Services:

SELLERS L PICKETT
1906 N BAYLEN ST
PENSACOLA, FL 32501

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

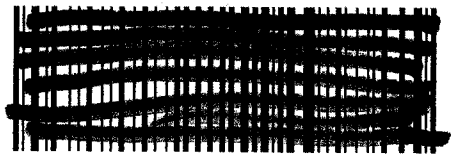
Case: 2010 TD 010982
00000988269
Dkt: TD84 Pg#:

2

Original Documents Follow

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT & COMPTROLLER
OFFICIAL RECORDS DIVISION
221 Palafox Place
P.O. Box 333
Pensacola, FL 32591-0333

CERTIFIED MAIL™



7007 0710 0001 2342 8639

neopost
08/02/2012
US POSTAGE

FIRST-CLASS MAIL
$05.75⁰

ZIP 32502
041L11221084

ERNIE LEE MAGAHA
CLERK OF [illegible] COURT
ESCAMBIA COUNTY, FL
[illegible]

MAILROOM

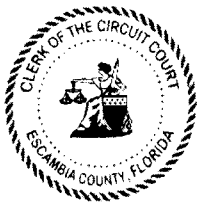
SELLERS L PICKETT [12-193]
1906 N BAYLEN ST
PENSACOLA, FL 32501

* 375 DF 1 N C 77 08/04/12
UNABLE TO FORWARD/FOR REVIEW
C022

BC: 32501717106 DU *2087-04892-02-37

32501021021012





Print Date:
4/30/2012 11:29:15 AM

Transaction #: **932509**
Receipt #: **201226094**
Cashier Date: **4/30/2012 11:29:15 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: 04/30/2012 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#10982 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	**1406616**	Receipt Date	**04/30/2012**

Case Number **2010 TD 010982**

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#932509**

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

Deputy Clerk: mavila Transaction Date 04/30/2012 11:30:03

Comments

Chris Jones
Escambia County Property Appraiser

Back

Navigate Mode ◉ Account ○ Reference

Printer Friendly Version

General Information

Reference: 000S009010030112
Account: 132053000
Owners: PICKETT SELLERS L
Mail: 1906 N BAYLEN ST
PENSACOLA, FL 32501
Situs: 1906 N BAYLEN ST 32501
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:	$45,597
Land:	$24,938
Total:	$70,535
Save Our Homes:	$69,835

Disclaimer

Amendment 1 Calculations

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
12/1990	2941	165	$29,900	WD	View Instr
12/1990	2789	159	$100	CT	View Instr
09/1988	2607	562	$100	SC	View Instr
01/1988	2504	174	$1,000	CT	View Instr

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

2011 Certified Roll Exemptions

HOMESTEAD EXEMPTION

Legal Description

LTS 3 4 BEL NO BLK 112 BELMONT TRACT OR 2941 P 165 CA 80

Extra Features

METAL BUILDING
PATIO

Parcel Information

Restore Map | Get Map Image | Launch Interactive Map

Section Map Id:
CA080

Approx. Acreage:
0.1800

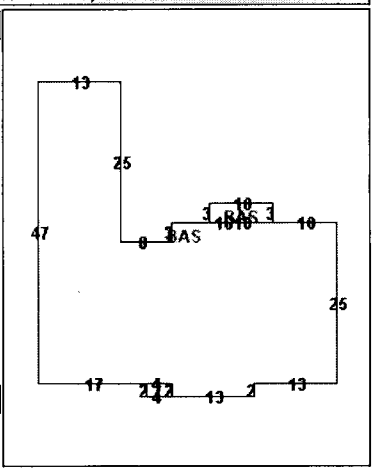
Zoned:
R-1AAA

Buildings

Building 1 - Address:1906 N BAYLEN ST, Year Built: 1948, Effective Year: 1960

Structural Elements

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



Areas - 1501 Total SF

BASE AREA - *1493*
OPEN PORCH FIN - *8*

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.

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER
P.O. BOX 3[illegible]
PENSACOLA, FL 32591-0333
(850) 595-4140
REGISTRY ACCOUNT

Bank of America
PENSACOLA, FLORIDA

63-27
631

9000016388

VOID AFTER 6 MONTHS

PAY *FIFTY EIGHT THOUSAND EIGHT HUNDRED FIFTY FOUR AND 11/100

JANET HOLLEY TAX COLLECTOR

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

DATE	AMOUNT
09/04/2012	58,854.11

Ernie Lee Magaha
ERNIE LEE MAGAHA, CLERK OF THE COURT

4

⑈9000016388⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000016388

Date	Case Number	Description	Amount
09/04/2012	2010 TD 011681	PAYMENT TAX DEEDS	5,817.39
09/04/2012	2010 TD 011999	PAYMENT TAX DEEDS	3,999.46
09/04/2012	2010 TD 008901	PAYMENT TAX DEEDS	1,069.76
09/04/2012	2008 TD 003858	PAYMENT TAX DEEDS	2,604.92
09/04/2012	2010 TD 011986	PAYMENT TAX DEEDS	834.29
09/04/2012	2010 TD 009021	PAYMENT TAX DEEDS	3,589.02
09/04/2012	2010 TD 010982	PAYMENT TAX DEEDS	2,690.53
09/04/2012	2010 TD 010308	PAYMENT TAX DEEDS	5,584.33
09/04/2012	2010 TD 011507	PAYMENT TAX DEEDS	5,161.44
09/04/2012	2009 TD 003166	PAYMENT TAX DEEDS	2,729.36

There are additional check details for this check that total: 24,753.67

9000016388

Check: 9000016388 09/04/2012 JANET HOLLEY TAX COLLECTOR Check Amount: 58,854.11

2005 TD 01604 3,040.39
2010 TD 09273 4,081.47
2010 TD 12094 4,016.12
2010 TD 11360 5,543.13
2010 TD 09197 2,060.45
2010 TD 06696 3,052.98
2010 TD 09057 2,955.53

Glenda M. 9-4-12

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

Bank of America
PENSACOLA, FLORIDA
63-27
631
VOID AFTER 6 MONTHS

9000016398

PAY *FOUR THOUSAND EIGHT HUNDRED EIGHTY SIX AND 60/100

PPF HOLDINGS III LTD

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

DATE	AMOUNT
09/04/2012	4,886.60

Ernie Lee Magaha
ERNIE LEE MAGAHA, CLERK OF THE COURT

HEAT SENSITIVE

⑈9000016398⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000016398

Date	Case Number	Description	Amount
09/04/2012	2010 TD 011999	PAYMENT TAX DEEDS	425.06
09/04/2012	2010 TD 011507	PAYMENT TAX DEEDS	425.06
09/04/2012	2010 TD 009197	PAYMENT TAX DEEDS	425.06
09/04/2012	2010 TD 011360	PAYMENT TAX DEEDS	425.06
09/04/2012	2010 TD 010308	PAYMENT TAX DEEDS	425.06
09/04/2012	2010 TD 012094	PAYMENT TAX DEEDS	552.26
09/04/2012	2010 TD 011551	PAYMENT TAX DEEDS	467.46
09/04/2012	2010 TD 009021	PAYMENT TAX DEEDS	425.06
09/04/2012	2010 TD 010982	PAYMENT TAX DEEDS	425.06
09/04/2012	2010 TD 009273	PAYMENT TAX DEEDS	466.40

There are additional check details for this check that total: 425.06

9000016398

Check: 9000016398 09/04/2012 PPF HOLDINGS III LTD Check Amount: 4,886.60

2010 TD 09057 425.06

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

Bank of America
PENSACOLA, FLO..DA

63-27
631

9000016400

VOID AFTER 6 MONTHS

PAY *EIGHTY THREE AND 91/100

SELLERS L PICKETT

TO THE ORDER OF
SELLERS L PICKETT
1906 N BAYLEN ST
PENSACOLA, FL 32501

DATE	AMOUNT
09/04/2012	83.91

Ernie Lee Magaha
ERNIE LEE MAGAHA, CLERK OF THE COURT

HEAT SENSITIVE

⑈9000016400⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000016400

Date	Case Number	Description	Amount
09/04/2012	2010 TD 010982	PAYMENT TAX DEEDS	83.91

9000016400

Check: 9000016400 09/04/2012 SELLERS L PICKETT Check Amount: 83.91

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: 132053000 Certificate Number: 010982 of 2010

Redemption: Yes | Application Date: 04/05/2012 | Interest Rate: 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 09/04/2012	Redemption Date 08/30/2012
Months	5	4
Tax Collector	$2,526.44	$2,526.44
Tax Collector Interest	$189.48	$151.59
Tax Collector Fee	$12.50	$12.50
Total Tax Collector	$2,728.42	$2,690.53
Clerk Fee	$60.00	$60.00
Sheriff Fee	$120.00	$120.00
Legal Advertisement	$221.00	$221.00
App. Fee Interest	$30.08	$24.06
Total Clerk	$431.08	$425.06
Postage	$12.00	$12.00
Researcher Copies	$5.00	$5.00
Total Redemption Amount	$3,176.50	$3,132.59
	Repayment Overpayment Refund Amount	$43.91 + 40 = 83.91

Notes: ACTUAL SHERIFF $80.00 COM FEE $18.50
8/7/2012 owner's wife called for redemption quote..207-4396..mva

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	**1447488**	Receipt Date	**08/30/2012**

Case Number **2010 TD 010982**

Description **PPF HOLDINGS III LTD VS**

Action **TAX DEED REDEMPTION**

Judge

Received From **SELLERS PICKETT**

On Behalf Of **PPF HOLDINGS III LTD**

Total Received	3,176.50
Net Received	3,176.50
Change	0.00

Receipt Payments	**Amount**	**Reference Description**
Check	3,176.50	2393007

Receipt Applications	**Amount**
Holding	3,159.50
Service Charge	17.00

Deputy Clerk: mavila Transaction Date 08/30/2012 11:08:56

Comments

NOTICE TO CASHIER: BE SURE WATERMARK IS ON REVERSE SIDE BEFORE CASHING

PEN AIR FEDERAL CREDIT UNION

1495 EAST NINE MILE ROAD
PENSACOLA, FL 32514
(850) 505-3200
TOLL FREE 1-877-473-6247

63-8169/2632

00 0002393007

DATE
08/30/12

$3,176.50

PAY

PEN AIR FEDERAL CREDIT UNION

** Three Thousand One Hundred Seventy-Six and 50/100 DOLLARS **

TO THE ORDER OF
ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

RE:SELLERS L PICKETT

AUTHORIZED SIGNATURE

VOID AFTER 90 DAYS

⑈0239300 7⑈ ⑆263281695⑆ 41243029⑈

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: 132053000 Certificate Number: 010982 of 2010

Payor: SELLERS L PICKETT 1906 N BAYLEN ST PENSACOLA, FL 32501 **Date** 08/30/2012

Clerk's Check #	2393007	Clerk's Total	$431.08
Tax Collector Check #	1	Tax Collector's Total	$2,728.42
		Postage	$12.00
		Researcher Copies	$5.00
		Total Received	$3,176.50

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 # 2010 TD 010982
Redeemed Date 08/30/2012
Name SELLERS L PICKETT 1906 N BAYLEN ST PENSACOLA, FL 32501

Clerk's Total = TAXDEED	$431.08
Due Tax Collector = TAXDEED	$2,728.42
Postage = TD2	$12.00
ResearcherCopies = TD6	$5.00

Apply Docket Codes

• **For Office Use Only**

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
06/01/2010	TAXDEED	TAX DEED CERTIFICATES Receipt: 1406616 Date: 04/30/2012	341.00	0.00	
06/01/2010	TD1	TAX DEED APPLICATION Receipt: 1406616 Date: 04/30/2012	60.00	0.00	
05/04/2012	TD83	TAX COLLECTOR CERTIFICATION	0.00	0.00	
06/11/2012	TD82	O & E REPORT	0.00	0.00	
08/07/2012	TD81	CERTIFICATE OF MAILING	0.00	0.00	
08/20/2012	TD84	CORRESPONDENCE(certified mail receipt)mva	0.00	0.00	
08/21/2012	TD84	CORRESPONDENCE(sheriff notice, property posted, Sellers Picket was served through his wife Trina Pickett)mva	0.00	0.00	
08/21/2012	TD84	CORRESPONDENCE(returned certified mail sent to Sellers L Pickett)mva	0.00	0.00	
08/30/2012	TAXDEED	TAXDEED Due Tax Collector	2,728.42	2,728.42	
08/30/2012	TD6	TITLE RESEARCHER COPY CHARGES	5.00	5.00	
08/30/2012	TD2	POSTAGE TAX DEEDS	12.00	12.00	
08/30/2012	TAXDEED	TAXDEED Clerk's Total	431.08	431.08	

FINANCIAL SUMMARY

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	$77.00	$60.00	$0.00	$17.00
2	Holding	$3,500.50	$341.00	$0.00	$3,159.50
	TOTAL	**$3,577.50**	**$401.00**	**$0.00**	**$3,176.50**

THE ESCAMBIA SUN-PRESS , LLC

PUBLISHED WEEKLY SINCE 1948

(Warrington) Pensacola, Escambia County, Florida

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That PPF HOLDINGS III LTD holder of Tax Certificate No. 10982, issued the 1st day of June, A.D., 2010 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LTS 3 4 BEL NO BLK 112 BELMONT TRACT OR 2941 P 165 CA 80

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 132053000 (12-193)

The assessment of the said property under the said certificate issued was in the name of SELLERS L PICKETT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at the courthouse door at 9:00 A.M. on the first Tuesday in the month of September, which is the 4th day of September 2012.

Dated this 2nd day of August 2012.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Maryline Avila not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone. 850-595-3793.

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
(SEAL)
By: Maryline Avila
Deputy Clerk

oaw-4w-8-2-9-16-23-2012

STATE OF FLORIDA

County of Escambia

Before the undersigned authority personally appeared Michael P. Driver

who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a NOTICE **in the matter of** SALE
DATE: 09/04/2012 - TAX CERT #:10982

_____ in the CIRCUIT **Court was published in said newspaper in the issues of**
AUGUST 2, 9, 16, 23, 2012

Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

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