ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW
JURY ASSEMBLY
JUVENILE
MENTAL HEALTH
MIS
OPERATIONAL SERVICES
PROBATE
TRAFFIC

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION

CENTURY

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS

OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

IMAGING COVER PAGE

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

Case: 2010 TD 011638
00086967476
Dkt: TD83 Pg#:

3

Original Documents Follow

FORM 513
(r.12/00)

TAX COLLECTOR'S CERTIFICATION

Application Date / Number
Aug 29, 2012 / 120821

This is to certify that the holder listed below of Tax Sale Certificate Number **2010 / 11638** , 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:** 15-0123-000

Certificate Holder:
USAMERIBANK C/O KINGERY/CROUSE MAGNOLIA TC2 LLC
LOCKBOX ACCOUNT NO 500005897
CLEARWATER, FLORIDA 33762-0295

Property Owner:
DAVIS LEOLA EST OF
706 W BRAINARD ST
PENSACOLA , FLORIDA 32501

Legal Description: 00-0S0-090
W 60 FT OF LTS 18 TO 22 DB 315 P 580 BLK 11 WEST KING TRACT CA 107

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	11638	06/01/10	$957.12	$0.00	$172.28	$1,129.40

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
2012	10613.0000	06/01/12	$1,012.63	$6.25	$50.63	$1,069.51
2011	11207.0000	06/01/11	$932.09	$6.25	$171.85	$1,110.19
2009	10894	06/01/09	$1,112.66	$6.25	$634.22	$1,753.13
2008	8706	05/30/08	$1,213.68	$6.25	$946.67	$2,166.60

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County)	$7,228.83
2. Total of Delinquent Taxes Paid by Tax Deed Application	$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	
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	$7,453.83
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	$7,453.83
13. Interest Computed by Clerk of Court Per Florida Statutes.....(%)	
14. One-Half of the assessed value of homestead property. If applicable pursuant to section 197.502, F.S.	
15. Statutory (Opening) Bid; Total of Lines 12 thru 14	
16. Redemption Fee	$6.25
17. Total Amount to Redeem	

*Done this 29th day of August, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Candice Lewis

Date of Sale: June 3, 2013

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

DR-512
R.05/88

Application Number: 120821

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I, **USAMERIBANK C/O KINGERY/CROUSE MAGNOLIA TC2 LLC**
LOCKBOX ACCOUNT NO 500005897
CLEARWATER, Florida, 33762-0295
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
11638	15-0123-000	06/01/2010	00-0S0-090 W 60 FT OF LTS 18 TO 22 DB 315 P 580 BLK 11 WEST KING TRACT CA 107

2011 TAX ROLL
DAVIS LEOLA EST OF
706 W BRAINARD 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.

magnoliatc2tda (Brian Cirillo) — 08/29/2012

Applicant's Signature — Date

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
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COUNTY CRIMINAL
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OFFICE OF THE
CLERK OF THE CIRCUIT COURT

IMAGING COVER PAGE

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Case: 2010 TD 011638

00068946294

Dkt: TD82 Pg#:

6

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.: 9935

November 28, 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 11-28-1992, through 11-28-2012, and said search reveals the following:

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

   Estate of Leola Davis

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: _____

November 28, 2012

OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION

File No.: 9935

November 28, 2012

West 60 feet of Lots 18 to 22, Block 11, West King Tract, Deed Book 315, page 580, CA 107.

OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE

File No.: 9935 November 28, 2012

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

1. Taxes for the year 2007-2011 delinquent. The assessed value is $42,603.00. Tax ID 15-0123-000.

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: 6-3-2013

TAX ACCOUNT NO.: 15-0123-000

CERTIFICATE NO.: 2010-11638

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

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

Estate of Leola Davis
706 W. Brainard St.
Pensacola, FL 32501

Possible beneficiaries:
Tanya Savage
114 Singing Hill Cove
Vicksburg, MS 39180

Della Savage
1111 W. Lee St.
Pensacola, FL 32501

Della Abbott fka
Della Denny
7985 Holgate Rd.
Pensacola, FL 32505

Willie Clarence Davis, Jr.
3446 Godwin Lane
Pensacola, FL 32526

Certified and delivered to Escambia County Tax Collector, this 29th day of November, 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.

DEED # 604

Escambia County)
State of Florida)

"THIS DEED, made this 28th day of March 1950,
by Escambia County, Florida, party of the first part and Joseph Davis and
Leola Davis, party of the second part,
WITNESSETH that the said party of the first part, for and in consideration of the sum of
$ 125.00 to it in hand paid by the party of the second part, receipt whereof is hereby
acknowledged, has granted, bargained and sold to the party of the second part, his heirs
and assigns forever, the following described land lying and being in City of Pensacola
Escambia County, Florida:

West 60 feet of Lots 18 to 22, inclusive, Block 11, West King Tract, Section 28, Township 2 South, Range 30 West, described according to the Map of the City of Pensacola, Copyrighted by Thomas C. Watson in 1903.

IN WITNESS WHEREOF the said party of the first part has caused these presents to be executed in its name by its Board of County Commissioners acting by the Chairman or Vice-Chairman of said Board, the day and year aforesaid.

By its Board of County Commissioners

By Earl Westbrook
Its Chairman (~~or Vice-Chairman~~)

(OFFICIAL SEAL)

ATTEST: Langley Bell
Clerk Circuit Court

Escambia County, Florida

No. 788 FILED MAR 28 1950
AT 1:58 O'CLOCK P.M. RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA IN THE BOOK AND PAGE NOTED ABOVE
LANGLEY BELL CLERK CIRCUIT COURT
BY Inez Lasley DEPUTY CLERK

PAM CHILDERS
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
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OFFICE OF THE
CLERK OF THE CIRCUIT COURT

IMAGING COVER PAGE

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Case: 2010 TD 011638

00097837891

Dkt: TD81 Pg#:

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Original Documents Follow

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 11638 of 2010

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on May 2, 2013, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

EST OF LEOLA DAVIS 706 W BRAINERD ST PENSACOLA FL 32501	TANYA SAVAGE 114 SINGING HILL COVE VICKSBURG, MS 39180
DELLA SAVAGE 1111 W LEE ST PENSACOLA, FL 32501	DELLA ABBOTT FKA DELLA DENNY 7985 HOLGATE RD PENSACOLA, FL 32505
WILLIE CLARENCE DAVIS, JR 3446 GODWIN LANE PENSACOLA, FL 32526	

WITNESS my official seal this 2nd day of May 2013.

SEAL

PAM CHILDERS
CLERK OF THE CIRCUIT COURT

BY:
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 June 3, 2013, 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 **USAMERIBANK** holder of **Tax Certificate No. 11638**, 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:

W 60 FT OF LTS 18 TO 22 DB 315 P 580 BLK 11 WEST KING TRACT CA 107

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 150123000 (13-352)

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

EST OF LEOLA DAVIS

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** Monday in the month of June, which is the **3rd day of June 2013.**

Dated this 2nd day of May 2013.

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.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:

Maryline Avila
Deputy Clerk

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: _____

Maryline Avila
Deputy Clerk

Post Property:
706 W BRAINERD ST

WARNING

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: _____
Maryline Avila
Deputy Clerk

Personal Services:

EST OF LEOLA DAVIS
706 W BRAINERD ST
PENSACOLA FL 32501

7009 2250 0003 8664 7179

U.S. Postal Service
CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	$ 0.46
Certified Fee	3.10
Return Receipt Fee (Endorsement Required)	2.55
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 6.11

USPS 32502-9998 PENSACOLA, FL DOWNTOWN STATION MAY - 2 2013 Postmark Here

Sent To
Street, Apt. No.; or PO Box No.
City, State, ZIP+4

PS Form 3800, A

DELLA ABBOTT FKA
DELLA DENNY [13-352]
7985 HOLGATE RD
PENSACOLA, FL 32505

7009 2250 0003 8664 7162

U.S. Postal Service
CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	$ 0.46
Certified Fee	3.10
Return Receipt Fee (Endorsement Required)	2.55
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 6.11

USPS 32502-9998 PENSACOLA, FL DOWNTOWN STATION MAY - 2 2013 Postmark Here

Sent To
Street, Apt. No.; or PO Box No.
City, State, ZIP+4

PS Form 3800, A

DELLA SAVAGE [13-352]
1111 W LEE ST
PENSACOLA, FL 32501

7009 2250 0003 8664 7155

U.S. Postal Service
CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	$ 0.46
Certified Fee	3.10
Return Receipt Fee (Endorsement Required)	2.55
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 6.11

USPS 32502-9998 PENSACOLA, FL DOWNTOWN STATION MAY - 2 2013 Postmark Here

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

PS Form 3800, A

TANYA SAVAGE [13-352]
114 SINGING HILL COVE
VICKSBURG, MS 39180

7009 2250 0003 8664 7186

U.S. Postal Service
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)
For delivery information visit our website at www.usps.com®
OFFICIAL USE

Postage	$ 0.46
Certified Fee	3.10
Return Receipt Fee (Endorsement Required)	2.55
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 6.11

PENSACOLA, FL DOWNTOWN STATION 325 S Palafox St 32502-9998
MAY 2013
Postmark Here

Sent To
Street, Apt. No.; or PO Box No.
City, State, ZIP+4
PS Form 3800

WILLIE CLARENCE DAVIS, JR [13-352]
3446 GODWIN LANE
PENSACOLA, FL 32526

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

DELLA ABBOTT FKA
DELLA DENNY [13-352]
7985 HOLGATE RD
PENSACOLA, FL 32505

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☐ Agent ☑ Addressee

B. Received by (Printed Name) STEPHEN THOMPSON C. Date of Delivery 5-3-13

D. Is delivery address different from item 1? ☑ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☑ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7009 2250 0003 8664 7179

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

7009 2250 0003 8664 7148

U.S. Postal Service
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)
For delivery information visit our website at www.usps.com®
OFFICIAL USE

Postage	$ 0.46
Certified Fee	3.10
Return Receipt Fee (Endorsement Required)	2.55
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 6.11

PENSACOLA, FL DOWNTOWN STATION 325 S Palafox St 32502-9998
MAY - 2 2013
Postmark Here

Sent To
Street, Apt. No.; or PO Box No.
City, State, ZIP+4
PS Form 3800 A

EST OF LEOLA DAVIS [13-352]
706 W BRAINERD ST
PENSACOLA FL 32501

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

EST OF LEOLA DAVIS [13-352]
706 W BRAINERD ST
PENSACOLA FL 32501

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X Joseph Davis ☑ Agent ☐ Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☑ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

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PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

TANYA SAVAGE [13-352]
114 SINGING HILL COVE
VICKSBURG, MS 39180

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X _____ ☐ Agent ☐ Addressee

B. Received by (Printed Name) | C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☑ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7009 2250 0003 8664 7155

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

DELLA SAVAGE [13-352]
1111 W LEE ST
PENSACOLA, FL 32501

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X _____ ☐ Agent ☐ Addressee

B. Received by (Printed Name) | C. Date of Delivery
SHAWTAUN D SAVAGE 5-3-04

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☑ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7009 2250 0003 8664 7162

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

SENDER COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

WILLIE CLARENCE DAVIS, JR [13-352]
3446 GODWIN LANE
PENSACOLA, FL 32526

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X _____ ☐ Agent ☐ Addressee

B. Received by (Printed Name) KEVIN DAVIS | C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☑ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7009 2250 0003 8664 7186

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO13CIV021588NON **Agency Number:** 13-007747
Court: TAX DEED
County: ESCAMBIA
Case Number: CERT NO 11638, 2010

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEEDS

Plaintiff: RE: EST OF LEOLA DAVIS
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 5/1/2013 at 2:12 PM and served same at 8:55 AM on 5/7/2013 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERKS OFFICE.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____
V. BELL, CPS

Service Fee: $40.00
Receipt No: BILL

Printed By: NDCURRAN

007747

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 June 3, 2013, 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 **USAMERIBANK** holder of **Tax Certificate No. 11638**, 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:

W 60 FT OF LTS 18 TO 22 DB 315 P 580 BLK 11 WEST KING TRACT CA 107

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 150123000 (13-352)

FILED AND RECORDED
2013 MAY -1 P 2:12
ESCAMBIA COUNTY, FLA.

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

EST OF LEOLA DAVIS

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** Monday in the month of June, which is the **3rd day of June 2013.**

Dated this 2nd day of May 2013.

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.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: M Avila

Maryline Avila
Deputy Clerk

Post Property:
706 W BRAINERD ST

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO13CIV021587NON **Agency Number:** 13-007746
Court: TAX DEED
County: ESCAMBIA
Case Number: CERT NO 11638, 2010

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEEDS

Plaintiff: RE: EST OF LEOLA DAVIS
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 5/1/2013 at 2:12 PM and served same at 8:55 AM on 5/7/2013 in ESCAMBIA COUNTY, FLORIDA, by serving EST OF LEOLA DAVIS , the within named, to wit: JOSEPH DAVIS JR, SON.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____
V. BELL, CPS

Service Fee: $40.00
Receipt No: BILL

Printed By: NDCURRAN

007746

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 June 3, 2013, 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

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SECTION 00, TOWNSHIP 0 S, RANGE 00 W

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EST OF LEOLA DAVIS

2013 MAY -1 P 2:12

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Dated this 2nd day of May 2013.

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: _____

Maryline Avila
Deputy Clerk

Personal Services:

EST OF LEOLA DAVIS
706 W BRAINERD ST
PENSACOLA FL 32501

ECPA Home

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:	000S009060182011
Account:	150123000
Owners:	DAVIS LEOLA EST OF
Mail:	706 W BRAINARD ST PENSACOLA, FL 32501
Situs:	706 W BRAINERD 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

2012 Certified Roll Assessment	
Improvements:	$25,218
Land:	$17,385
Total:	$42,603
Save Our Homes:	$0

Disclaimer

Amendment 1 Calculations

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)

None

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

2012 Certified Roll Exemptions

None

Legal Description

W 60 FT OF LTS 18 TO 22 DB 315 P 580 BLK 11 WEST KING TRACT CA 107

Extra Features

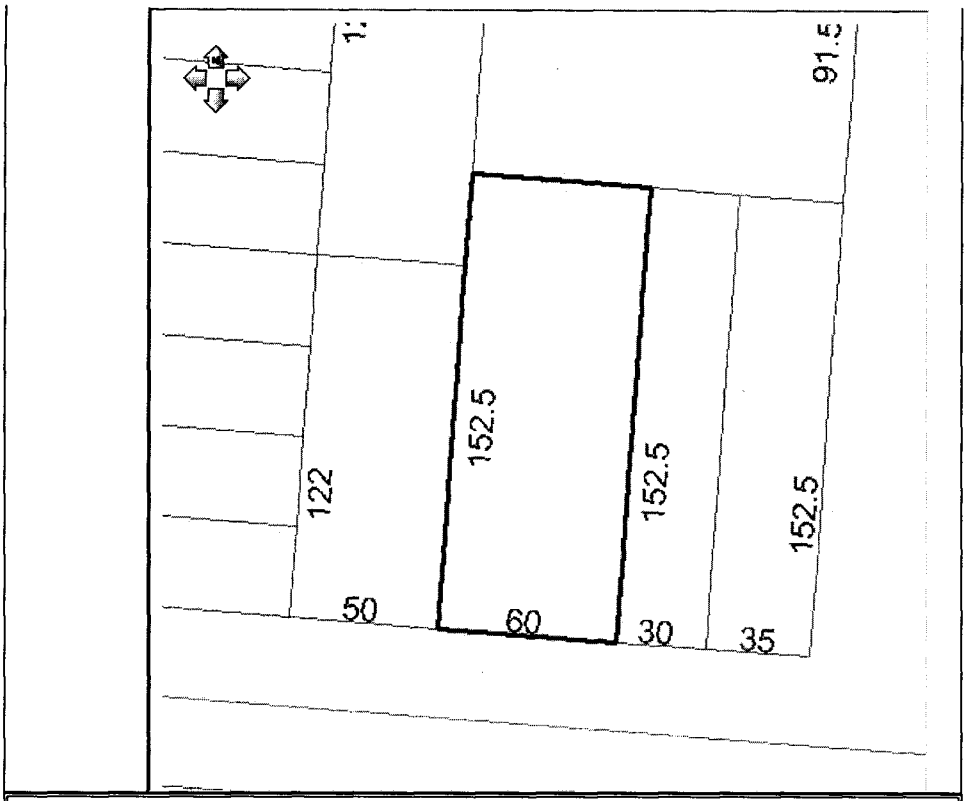
METAL SHED

Parcel Information Restore Map Get Map Image Launch Interactive Map

Section Map Id:
CA107

Approx. Acreage:
0.2100

Zoned:
R-1A

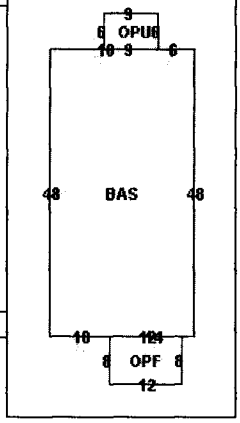


Buildings

Building 1 - Address:706 W BRAINERD ST, Year Built: 1950, Effective Year: 1950

Structural Elements

FOUNDATION-*WOOD/SUB FLOOR*
EXTERIOR WALL-*CONCRETE BLOCK*
NO. PLUMBING FIXTURES-*3.00*
DWELLING UNITS-*1.00*
ROOF FRAMING-*HIP*
ROOF COVER-*COMPOSITION SHG*
INTERIOR WALL-*DRYWALL-PLASTER*
FLOOR COVER-*PINE/SOFTWOOD*
NO. STORIES-*1.00*
DECOR/MILLWORK-*BELOW AVERAGE*
HEAT/AIR-*UNIT HEATERS*
STRUCTURAL FRAME-*WOOD FRAME*



Areas - 1302 Total SF

BASE AREA - *1152*
OPEN PORCH FIN - *96*
OPEN PORCH UNF - *54*

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.

Last Updated:10/10/2012 (tc.1312)

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

Receipt Type	**Case**	Outstanding Amount	**0.00**
Receipt Number	**1459406**	Receipt Date	**10/04/2012**

Case Number	**2010 TD 011638**
Description	**USAMERIBANK VS**

Action	**TAX DEED APPLICATION**
Judge	
Received From	**USAMERIBANK**
On Behalf Of	**USAMERIBANK**

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

Receipt Payments	**Amount**	**Reference Description**
Cash	**401.00**	**ONCORE TRANS#966535**

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

Deputy Clerk: mavila Transaction Date 10/04/2012 16:22:52

Comments

Print Date:
10/4/2012 4:21:31 PM

Transaction #: **966535**
Receipt #: **201259338**
Cashier Date: **10/4/2012 4:21:31 PM** (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: 10/04/2012 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#11638 OF 2010

TAXCR	341	$341.00
TAXCT	1	$60.00

PACER Case Locator

Bankruptcy Party Search
Thu May 30 17:42:21 2013
No Records Found

User: ec0724 P
Client:
Search: Bankruptcy Party Search Name davis, leola Florida Northern Page: 1

No records found

PACER Service Center **Receipt** 05/30/2013 17:42:22 54869013
User ec0724 P
Client
Description Bankruptcy Party Search
Name davis, leola Florida Northern Page: 1
Pages 1 ($0.10)

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 USAMERIBANK holder of Tax Certificate No. 11638, 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:

W 60 FT OF LTS 18 TO 22 DB 315 P 580 BLK 11 WEST KING TRACT CA 107

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 150123000 (13-352)
The assessment of the said property under the said certificate issued was in the name of EST OF LEOLA DAVIS

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 Monday in the month of June, which is the 3rd day of June 2013.

Dated this 2nd day of May 2013.

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.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
(SEAL)
By: Maryline Avila
Deputy Clerk

oaw-4w-5-2-9-16-23-2013

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: 06/03/2013 - TAX CERT #:11638

_____ in the CIRCUIT **Court was published in said newspaper in the issues of**

MAY 2, 9, 16, 23, 2013

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.

PUBLISHER

Sworn to and subscribed before me this 23RD **day of** MAY **A.D., 20** 13

HEATHER PARDEE **NOTARY PUBLIC**

Heather Pardee
Notary Public
State of Florida
My Commission Expires 06/24/2016
My Commission No.EE 210456

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2013050512 07/10/2013 at 11:48 AM
OFF REC BK: 7043 PG: 1430 - 1430 Doc Type: TXD
RECORDING: $10.00 Deed Stamps $63.70

This instrument was prepared by:
Pam Childers, Clerk of the Circuit Court
Escambia County Courthouse
Pensacola, Florida

Tax Deed File No. 13-352
PropertyIdentification No. 000S009060182011
Tax Account No. 150123000

TAX DEED

State of Florida
County of Escambia

The following Tax Sale Certificate Numbered 11638 issued on June 1, 2010 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 3rd day of June 2013, offered for sale as required by law for cash to the highest bidder and was sold to: **MAGNOLIA TC2, LLC**, 2301 LUCIEN WAY SUITE 405 MAITLAND, FL 32751, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.

Now, on this 3rd day of June 2013, in the County of Escambia, State of Florida, in consideration of the sum of ($9,074.85) NINE THOUSAND SEVENTY FOUR AND 85/100 Dollars, being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

W 60 FT OF LTS 18 TO 22 DB 315 P 580 BLK 11 WEST KING TRACT CA 107

**** Property previously assessed to: EST OF LEOLA DAVIS**

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

Pam Childers

PAM CHILDERS, Clerk of the Circuit Court
Escambia County, Florida

CLERK OF CIRCUIT COURT ★ ESCAMBIA COUNTY, FLORIDA ★

Mylinda Johnson
witness Mylinda Johnson

Heather S. Mahoney
witness Heather Mahoney

State of Florida
County of Escambia

On this 9th day of July, 2013 before me Heather Mahoney personally appeared Pam Childers, Clerk of the Circuit Court in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and official seal date aforesaid.

PAM CHILDERS, Clerk of the Circuit Court

By: Heather S. Mahoney
Heather Mahoney, Deputy Clerk

CLERK OF CIRCUIT COURT ★ ESCAMBIA COUNTY, FLORIDA ★

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW
JURY ASSEMBLY
JUVENILE
MENTAL HEALTH
MIS
OPERATIONAL SERVICES
PROBATE
TRAFFIC

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS

OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

June 4, 2013

USAMERIBANK
C/O KINGERY/CROUSE MAGNOLIA TC2 LLC
LOCKBOX 17295
CLEARWATER FL 33762

Dear Certificate Holders:

You are the certificate holder to the following tax certificates that were presented for public sale on June 3, 2013. There were no bidders for these properties; therefore, a tax deed will be issued to you as certificate holder. In order to issue your tax deed to these properties, our office must collect the cost of recording. The cost of recording includes documentary stamp tax and filing fees.

Certificate #	11662 OF 2010	$119.46
	11617 OF 2010	$142.94
	11638 OF 2010	$144.75
	11514 OF 2010	$498.89
	½ HOMESTEAD	$30,896
Total		**$31,802.04**

Please remit the full amount of $31,802.04 payable to the Clerk of the Circuit Court by June 28, 2013. If you have any questions, please call me at area code 850-595-3793. Mail the check to: Clerk of the Circuit Court, Attention: Tax Deed Division, 221 Palafox Place, Suite 110, Pensacola, FL 32502.

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
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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

ISSUE DEED AS FOLLOWS: (Please complete) _____

_____

_____

Sincerely,

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

By:
Maryline Avila
Deputy Clerk

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
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COUNTY OF ESCAMBIA
OFFICE OF THE
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BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS
OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
No Bid Tax Deed Sale

Cert # 011638 of 2010 **Date** 06/03/2013
Name NO BID

Cash Summary

Cash Deposit	$0.00
Total Check	$144.75
Grand Total	$144.75

PAM CHILDERS
Clerk of the Circuit Court

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

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
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ARCHIVES AND RECORDS
JUVENILE DIVISION
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CLERK TO THE BOARD OF
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OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

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No Bid Tax Deed Sale

Cert # 011638 of 2010 **Date** 06/03/2013
Name NO BID

Cash Summary

Cash Deposit	$0.00
Total Check	$144.75
Grand Total	$144.75

Purchase Price $9,074.85 **Opening Bid Amount** $9,074.85 **OverBid Amount** $0.00

		Total Check	**$144.75**
		Adv Recording Deed	**$10.00**
		Adv Doc. Stamps	**$63.70**
		Postage	**$30.55**
		Researcher Copies	**$5.00**
		Adv Recording Mail Cert	**$21.50**
		Clerk's Prep Fee	**$14.00**
Sheriff Services over $60	0		
Legal Ad over $165	0		
		Total Extra TD Registry of Court Fees	**0**

PAM CHILDERS
Clerk of the Circuit Court

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

PAM CHILDERS
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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

Case # 2010 TD 011638
Sold Date 06/03/2013
Name NO BID

☐ RegistryOfCourtT = TAXDEED	0
☐ overbidamount = TAXDEED	$0.00
☐ PostageT = TD2	$30.55
☐ Researcher Copies = TD6	$5.00
☐ prepFee = TD4	$14.00
☐ advdocstampsdeed = TAXDEED	$63.70
☐ advancerecording = TAXDEED	$21.50
☐ AdvRecordingDeedT = TAXDEED	$10.00

Date	Docket	Desc	VIEW IMAGES
06/01/2010	TD1	TAX DEED APPLICATION RECEIPT: 1459406 DATE: 10/04/2012	
06/01/2010	TAXDEED	TAX DEED CERTIFICATES RECEIPT: 1459406 DATE: 10/04/2012	
10/16/2012	TD83	TAX COLLECTOR CERTIFICATION	
12/12/2012	TD82	O & E REPORT	
04/29/2013	TD81	CERTIFICATE OF MAILING	
05/14/2013	TD84	CORRESPONDENCE	

FEES

EffectiveDate	FeeCode	FeeDesc	TotalFee	AmountPaid	WaivedAmount	AmountOutstanding
06/01/2010	TD1	TAX DEED APPLICATION	60.00	60.00	0.00	0.00
06/01/2010	TAXDEED	TAX DEED CERTIFICATES	341.00	341.00	0.00	0.00
		Total	401.00	401.00	0.00	0.00

RECEIPTS

ReceiptDate	ReceiptNumber	Received_from	payment_amt	applied_amt	refunded_amt
10/04/2012	1459406	USAMERIBANK	401.00	401.00	0.00
		Total	401.00	401.00	0.00

REGISTRY

CashierDate	Type	TransactionID	TransactionName	Name	Amount	Status
10/04/2012	Deposit	100072382	USAMERIBANK	RECEIVED FROM:USAMERIBANK	341.00	Deposit

Deposited	Used	Balance
341.00	0.00	341.00