

## TAX COLLECTOR'S CERTIFICATION

Application  
Date / Number  
Jul 28, 2013 / 130518

This is to certify that the holder listed below of Tax Sale Certificate Number **2011 / 6967.0000**, issued the **1st** day of **June, 2011**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number: 10-1060-000**

**Certificate Holder:**

US BANK, AS C/F FL DUNDEE LIEN  
LOCKBOX # 005191  
PO BOX 645191  
CINCINNATI, OHIO 45264

**Property Owner:**

SMITH TOMMY  
3701 THERESA ST  
PENSACOLA, FLORIDA 32505

**Legal Description:** 35-2S3-110

ALL OF LTS 21 22 AND FRAC LT 23 LYING S OF GULF BEACH H/W BLK 140 BEACH HAVEN PLAT DB 46 P 51 OR 4683 P 1960 SEC 54/35 T 2S R 30/31 LESS OR 3279 P 17 ...

**See attachment for full legal description.**

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	6967.0000	06/01/11	\$387.29	\$0.00	\$151.04	\$538.33

**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
2013	5959.0000	06/01/13	\$381.78	\$6.25	\$19.09	\$407.12
2012	6590.0000	06/01/12	\$384.49	\$6.25	\$39.25	\$429.99

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

\$1,375.44
\$0.00
\$150.00
\$75.00
\$1,600.44
\$1,600.44
\$6.25

\*Done this 28th day of July, 2013

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By \_\_\_\_\_

Date of Sale: \_\_\_\_\_

3/3/14

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

FORM 513  
(r.12/00)

**TAX COLLECTOR'S CERTIFICATION**

**APPLICATION DATE**

7/28/2013

**FULL LEGAL DESCRIPTION**  
**Parcel ID Number: 10-1060-000**

August 09, 2013  
Tax Year: 2010  
Certificate Number: 6967.0000

ALL OF LTS 21 22 AND FRAC LT 23 LYING S OF GULF BEACH H/W BLK 140 BEACH HAVEN PLAT DB 46 P 51 OR  
4683 P 1960 SEC 54/35 T 2S R 30/31 LESS OR 3279 P 1770 GULF BEACH HWY R/W

## Notice to Tax Collector of Application for Tax Deed

### TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**US BANK, AS C/F FL DUNDEE LIEN  
LOCKBOX # 005191  
PO BOX 645191  
CINCINNATI, Ohio, 45264**

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>
6967.0000	10-1060-000	06/01/2011	35-2S3-110 ALL OF LTS 21 22 AND FRAC LT 23 LYING S OF GULF BEACH H/W BLK 140 BEACH HAVEN PLAT DB 46 P 51 OR 4683 P 1960 SEC 54/35 T 2S R 30/31 LESS OR 3279 P 1770 GULF BEACH HWY R/W

### **2012 TAX ROLL**

SMITH TOMMY  
3701 THERESA ST  
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.

glfunl (Jacob Prince)  
Applicant's Signature

07/28/2013  
Date

# **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.: 10732

September 10, 2013

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 09-06-1993, through 09-06-2013, and said search reveals the following:

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

Tommy Smith AKA Tommy L. Smith

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: 

September 10, 2013

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**OWNERSHIP AND ENCUMBRANCE REPORT  
LEGAL DESCRIPTION**

File No.: 10732

September 10, 2013

**352S311000021140 - Full Legal Description**

ALL OF LTS 21 22 AND FRAC LT 23 LYING S OF GULF BEACH H/W BLK 140 BEACH HAVEN PLAT DB 46 P 51  
OR 4683 P 1960 SEC 54/35 T 2S R 30/31 LESS OR 3279 P 1770 GULF BEACH HWY R/W

**OWNERSHIP AND ENCUMBRANCE REPORT  
CONTINUATION PAGE**

File No.: 10732

September 10, 2013

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

1. Certificate of Delinquency filed by Deanna Smith recorded in O.R. Book 4145, page 1185.
2. Taxes for the year 2010-2012 delinquent. The assessed value is \$21,030.00. Tax ID 10-1060-000.

PLEASE NOTE THE FOLLOWING:

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

# 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: March 3, 2014

TAX ACCOUNT NO.: 10-1060-000

CERTIFICATE NO.: 2011-6967

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.

Tommy Smith aka  
Tommy L. Smith  
3701 Theresa St.  
Pensacola, FL 32505

Deanna Smith  
c/o Clerk of Court  
1800 St. Mary Ave.  
Pensacola, FL 32501

Certified and delivered to Escambia County Tax Collector,  
this 10th day of September, 2013.

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.

6-1  
Index  
84.00

OR BK 4683 PG1960  
Escambia County, Florida  
INSTRUMENT 2001-828323

DEED DOC STAMPS PD @ ESC CO \$ 84.00  
04/03/01 ERNIE LEE MAGAHA, CLERK  
By: Ernie Lee Magaha

This instrument prepared by:  
David A. Sepp, P.A.  
1017 North 12th Avenue  
Pensacola, Florida 32501  
(850) 438-3231

### WARRANTY DEED

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS: That JOHNNY ROZZELLE, also known as JOHNNY ROZELLE, and BETTY ANN ROZZELLE, also known as BETTY ANN ROZELLE, husband and wife, for and in consideration of Ten Dollars (\$10.00) & Other Valuable Consideration, in hand paid by TOMMY SMITH, an unmarried man, Tax ID#: [REDACTED] the receipt whereof is hereby acknowledged, has granted, bargained and sold, and by these presents does grant, bargain, sell and convey unto the said TOMMY SMITH, his heirs and assigns forever, the following described real estate, situate, lying and being in the County of Escambia, State of Florida, to-wit:

Lots 21 and 22 and a fractional part of Lot 23, all of which lies South of Gulf Beach Highway, in Block 140 of Beach Haven Tract, being a part of the Pablo Granpera, in Section 35, Township 2 South, Range 30 West, and Section 54, Township 2 South, Range 30 West, according to plat of said subdivision as recorded in Deed Book 46, at page 51 of the Public Records of Escambia County, Florida.

Parcel ID#: 35-2S-31-1000-021-140

**TO HAVE AND TO HOLD** the above described premises unto the said, TOMMY SMITH, his heirs and assigns, forever, free from all exemption of homestead right or claim of JOHNNY ROZZELLE and BETTY ANN ROZZELLE, husband and wife, the said grantors, if any such right or claim they possess: And that they, the said grantors, for their heirs, does covenant with the said grantee his heirs and assigns, that he is well seized of the property, and has a good right to convey the same; that it is free from any lien or incumbrance in law or equity, and that the said grantor shall and will warrant and by these presents forever defend the said premises unto the said grantee, its heirs and assigns, against the lawful claims of all and every person or persons whomsoever.

Grantors hereby acknowledge that the above described real property is not homestead property.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal this 3<sup>RD</sup> day of April 2001.

Signed, sealed and delivered in the presence of:

Witness Joshua Adam  
Witness Stacey M Turman

Johnny Rozzelle FLD# R240-472-42-454-0  
JOHNNY ROZZELLE  
Betty Ann Rozzelle FLD# R240-08144  
BETTY ANN ROZZELLE 726-0

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 3<sup>rd</sup> day of April 2001, by JOHNNY ROZZELLE and BETTY ANN ROZZELLE, who are personally known to me or who produced FLD# R240-472-42-454-0 & FLD# R240-08144 as identification and who did not take an oath.



NOTARY PUBLIC:

David A Blair

RCD Apr 03, 2001 12:02 pm  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 2001-828323



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

FILED & REC 2007

In Re:

CASE NO.: 94-0002077-CJ

SMITH, DEANNA

JUN 26 4 55 PM '97

Petitioner.

vs.

SMITH, TOMMY L  
3701 THERESA ST  
PENSACOLA, FL 32505  
Respondent.

DR BK 4145 PG1185  
Escambia County, Florida  
INSTRUMENT 97-397440

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 SMITH, TOMMY 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 \$282.42 balance at terms, not including any fees.

I further certify that SMITH, TOMMY L has been furnished a Notice of Delinquency at the most recent address of record, by certified mail, return receipt requested, on 05/19/1997, and thirty (30) or more days have elapsed since the delinquent payment referenced above was due. Pursuant to F.S. 61.14 (5)(a) 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 26th day of June, 1997.

ERNIE LEE MAGAHA  
CLERK OF THE COURT

By: Alphonse Godby  
Deputy Clerk

