

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Aug 19, 2013 / 130686

This is to certify that the holder listed below of Tax Sale Certificate Number **2011 / 8698.0000** , 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: 11-2469-225**

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

Property Owner:
KROCHTA MELINDA SUE
4468 HWY 95A
MOLINO , FLORIDA 32577

Legal Description: 02-1N3-134
BEG AT SE COR OF SW1/4 OF SEC W 200 FT FOR POB N 270 5/10 FT (& PARL TO SEC LI) W 100 FT S 270 5/10 FT E 100 FT TO POB OR 5391 P 1631 OR 6561 P 1793/ ...
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	8698.0000	06/01/11	\$159.63	\$0.00	\$64.65	\$224.28

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	7489.0000	06/01/13	\$156.94	\$6.25	\$7.85	\$171.04
2012	8086.0000	06/01/12	\$185.00	\$6.25	\$19.43	\$210.68

- Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County)
- Total of Delinquent Taxes Paid by Tax Deed Application
- Total of Current Taxes Paid by Tax Deed Applicant
- Ownership and Encumbrance Report Fee
- Tax Deed Application Fee
- Total Certified by Tax Collector to Clerk of Court
- Clerk of Court Statutory Fee
- Clerk of Court Certified Mail Charge
- Clerk of Court Advertising Charge
- Sheriff's Fee
- _____
- Total of Lines 6 thru 11
- Interest Computed by Clerk of Court Per Florida Statutes.....(%)
- One-Half of the assessed value of homestead property. If applicable pursuant to section 197.502, F.S.
- Statutory (Opening) Bid; Total of Lines 12 thru 14
- Redemption Fee
- Total Amount to Redeem

\$606.00
\$0.00
\$150.00
\$75.00
\$831.00
\$831.00
\$6.25

*Done this 19th day of August, 2013

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Jenna Stewart

Date of Sale: June 2, 2014

* 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

8/19/2013

FULL LEGAL DESCRIPTION
Parcel ID Number: 11-2469-225

August 29, 2013
Tax Year: 2010
Certificate Number: 8698.0000

BEG AT SE COR OF SW1/4 OF SEC W 200 FT FOR POB N 270 5/10 FT (& PARL TO SEC LI) W 100 FT S 270 5/10 FT
E 100 FT TO POB OR 5391 P 1631 OR 6561 P 1793/1797 OR 6561 P 1798 OR 6595 P 1190

DR-512
R.05/88

Application Number: 130686

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:

Certificate No.	Parcel ID Number	Date	Legal Description
8698.0000	11-2469-225	06/01/2011	02-1N3-134 BEG AT SE COR OF SW1/4 OF SEC W 200 FT FOR POB N 270 5/10 FT (& PARL TO SEC LI) W 100 FT S 270 5/10 FT E 100 FT TO POB OR 5391 P 1631 OR 6561 P 1793/1797 OR 6561 P 1798 OR 6595 P 1190

2012 TAX ROLL

KROCHTA MELINDA SUE
4468 HWY 95A
MOLINO , Florida 32577

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

08/19/2013
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.: 10908

October 1, 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 10-01-1993, through 10-01-2013, and said search reveals the following:

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

Melinda Sue Krochta

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: 

October 1, 2013

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 10908

October 1, 2013

021N313402000006 - Full Legal Description

BEG AT SE COR OF SW1/4 OF SEC W 200 FT FOR POB N 270 5/10 FT (& PARL TO SEC LI) W 100 FT S 270 5/10
FT E 100 FT TO POB OR 5391 P 1631 OR 6561 P 1793/1797 OR 6561 P 1798 OR 6595 P 1190

**OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 10908

October 1, 2013

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

1. Taxes for the year 2010-2012 delinquent. The assessed value is \$7,775.00. Tax ID 11-2469-225.

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: 06-02-2014

TAX ACCOUNT NO.: 11-2469-225

CERTIFICATE NO.: 2011-8698

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.

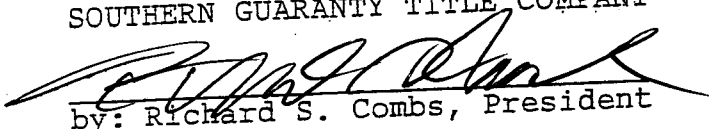
YES NO

- ☒ Notify City of Pensacola, P.O. Box 12910, 32521
☒ Notify Escambia County, 190 Governmental Center, 32502
☒ Homestead for _____ tax year.

Melinda Sue Krochta
4468 Hwy 95A
Molino, FL 32577

Certified and delivered to Escambia County Tax Collector,
this 2nd day of October, 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.

This Instrument was prepared by:
The Law Office of Alishia W. McDonald, Inc
The Blount Building
3 West Garden Street, Suite 351
Pensacola, Florida 32502

(Space above this line reserved for recording office use only)

QUIT-CLAIM DEED

1. IDENTIFICATION OF GRANTOR

Grantor's name and address is: Peter J. Krochta
830 Virecent Road
Cantonment, Florida 32533

The word "I" or "me" as hereafter used means the Grantor.

2. IDENTIFICATION OF GRANTEE

Grantee's name and address is: Melinda Krochta
4468 Highway 95A
Molino, Florida 32577

The word "you" as hereafter used means the Grantee.

3. MEANINGS OF TERMS

The terms "I," "me," "you," "grantor," and "grantee," shall be non-gender specific ((i) masculine, (ii) fembmine, or (iii) neuter, such as corporations, partnerships or trusts), singular or plural, as the context permits or requires, and include heirs, personal representatives, successors or assigns where applicable and permitted.

4. DESCRIPTION OF REAL PROPERTY CONVEYED

Property hereby conveyed (the "Real Property") is described as follows:

Virecent Road, Cantonment, Florida 32533

Legal Description

Beginning at the Southeast Corner of the Southwest Quarter of Section Two (2), Township One (1) North, Range Thirty-One (31) West, Thence West 200 Feet for a Point of Beginning; Thence North 270.5 Feet (and Parallel to Section Line), Thence 100 Feet West, Thence 270.5 Feet South (and Parallel to the Section Line), Thence 100 Feet East to the Point of Beginning, All in Escambia County, Florida, PB 5240 P1607 OR 5240 P1607, according to Plat Book 5240 at page 1607 of the Public Records of Escambia County, Florida

The Property Appraiser's Account Number is 112469225; Reference Number 021N313402000006; Map: 02-1N-31-2

5. CONSIDERATION

Grantor, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand, paid by Grantee, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim to Grantee forever, all the rights, title, interest, claim and demand which she has in and to that real property located in ESCAMBIA County, Florida, and more particularly described in Paragraph 4 above.

6. CONVEYANCE OF REAL PROPERTY

For the consideration described in Paragraph 5, I convey, remise (to give up a claim), and quit claim (transfer without warranty) to you any interest I may have in and to the Real Property.

Executed on this 5 day of April, 2010.

Peter J. Krochta
Peter J. Krochta
830 Virecent Road
Cantonment, Florida 32533

WITNESSES:

Signed in the presence of:

Crystal A. Majors 4-5-10
Witness Signature (Date)

Crystal A. Majors
Print Witness Name

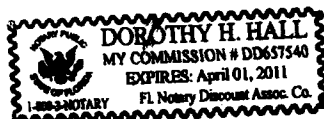
Signed in the presence of:

Charles E. Hall 4-5-10
Witness Signature (Date)

Charles E. HALL
Print Witness Name

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 5th day of April, 2010, by Peter J. Krochta, who has produced a Florida Driver's License as identification.



Dorothy H. Hall
Notary Public - State of Florida

Dorothy H. Hall
Notary Public
State Of Florida At Large

escpaLegal 021N313402000006

Page 1 of 1

Escambia County Property Appraiser
021N313402000006 - Full Legal Description

BEG AT SE COR OF SW1/4 OF SEC W 200 FT FOR POB N 270 5/10 FT (& PARL TO SEC LI) W
100 FT S 270 5/10 FT E 100 FT TO POB OR 5240 P 1607