FORM 513
(r.12/00)

TAX COLLECTOR'S CERTIFICATION

Application Date / Number
Apr 15, 2014 / 140017

This is to certify that the holder listed below of Tax Sale Certificate Number **2012 / 1952.0000** , issued the **1st** day of **June, 2012**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number:** 03-3182-000

Certificate Holder:
PPF HOLDINGS III LTD.
U.S. BANK CUSTODIAN FOR PPF HO
P.O. BOX 645051
CINCINNATI, OHIO 45264

Property Owner:
BEEM JAMES N JR
5699 CRESTWOOD DR
MILTON , FLORIDA 32583

Legal Description:
LT 8 OR 533 P 16 CREIGHTON MANOR S/D PB 5 P 48 OR 6734 P 1492

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
2012	1952.0000	06/01/12	$302.11	$0.00	$27.51	$329.62

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)	$329.62
2. Total of Delinquent Taxes Paid by Tax Deed Application	$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant (2013)	$1,019.96
4. Ownership and Encumbrance Report Fee	$250.00
5. Tax Deed Application Fee	$75.00
6. Total Certified by Tax Collector to Clerk of Court	$1,674.58
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	$1,674.58
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 15th day of April, 2014

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Candice Lewis

Date of Sale: September 2, 2014

* 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: 140017

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.
U.S. BANK CUSTODIAN FOR PPF HO
P.O. BOX 645051
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
1952.0000	03-3182-000	06/01/2012	LT 8 OR 533 P 16 CREIGHTON MANOR S/D PB 5 P 48 OR 6734 P 1492

2013 TAX ROLL
BEEM JAMES N JR
5699 CRESTWOOD DR
MILTON , Florida 32583

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) — 04/15/2014

Applicant's Signature — Date

Chris Jones
Escambia CountyProperty Appraiser

ECPA Home

Real Estate Search	Tangible Property Search	Sale List	Amendment 1/Portability Calculations

Back

Navigate Mode ◉ Account ○ Reference

Printer Friendly Version

General Information

Reference:	311S307100000008
Account:	033182000
Owners:	BEEM JAMES N JR
Mail:	5699 CRESTWOOD DR MILTON , FL 32583
Situs:	2130 ELAINE CIR 32504
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

2013 Certified Roll Assessment

Improvements:	$38,633
Land:	$11,400
Total:	$50,033
Save Our Homes:	$0

Disclaimer

Amendment 1/Portability Calculations

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
05/06/2011	6734	1492	$100	QC	View Instr
04/26/2011	6716	1940	$100	CJ	View Instr
04/26/2011	6714	1596	$100	CJ	View Instr
09/1979	1373	357	$8,000	WD	View Instr
01/1971	533	16	$13,900	WD	View Instr
01/1968	396	853	$13,700	WD	View Instr

Official Records Inquiry courtesy of Pam Childers
Escambia County Clerk of the Circuit Court and Comptroller

2013 Certified Roll Exemptions

None

Legal Description

LT 8 CREIGHTON MANOR S/D PB 5 P 48 OR 6734 P 1492

Extra Features

None

Parcel Information

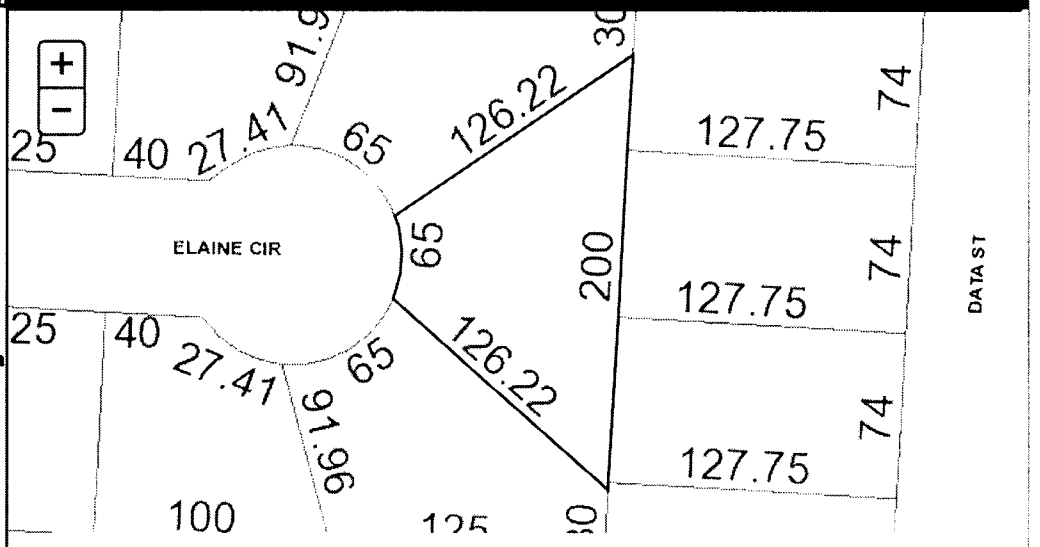
Launch Interactive Map

Section Map Id: 31-1S-30-2

Approx. Acreage: 0.2700

Zoned: R-1AAA

Evacuation & Flood Information Open Report



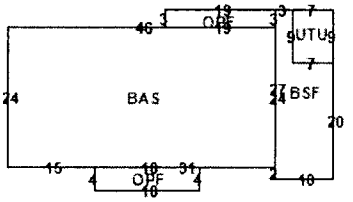
Buildings

Building 1 - Address:2130 ELAINE CIR, Year Built: 1962, Effective Year: 1962

Structural Elements

DECOR/MILLWORK-*AVERAGE*
DWELLING UNITS-*1.00*
EXTERIOR WALL-*BRICK-FACE*

FLOOR COVER-*CARPET*
FOUNDATION-*SLAB ON GRADE*
HEAT/AIR-*HEAT W/DUCTS*
INTERIOR WALL-*DRYWALL-PLASTER*
NO. PLUMBING FIXTURES-*6.00*
NO. STORIES-*1.00*
ROOF COVER-*BLT UP ON WOOD*
ROOF FRAMING-*GABLE*
STRUCTURAL FRAME-*WOOD FRAME*



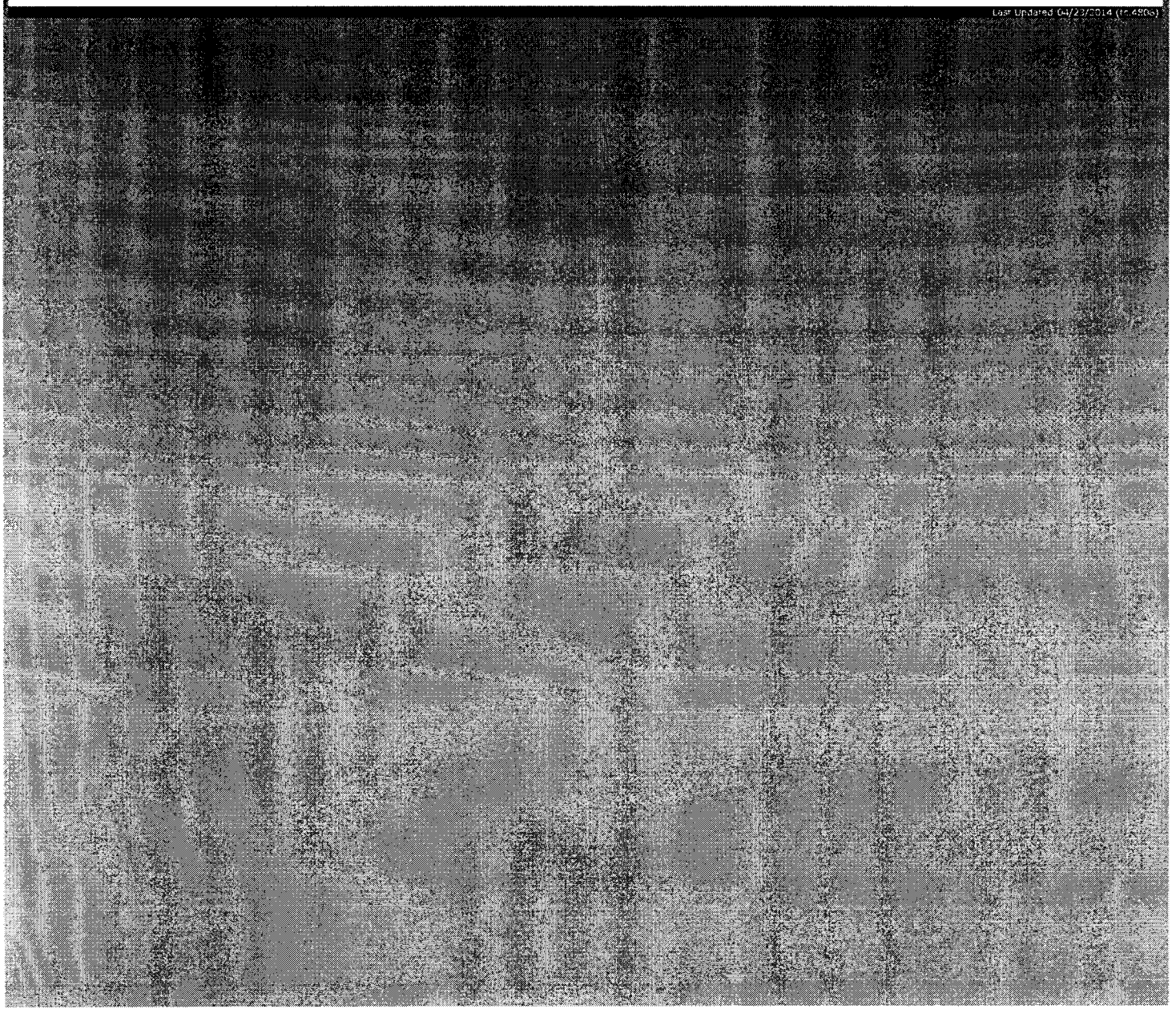
Areas - 1523 Total SF
BASE AREA - *1104*
BASE SEMI FIN - *227*
OPEN PORCH FIN - *129*
UTILITY UNF - *63*

Images



8/19/02

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.



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.: 11197 May 27, 2014

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 05-27-1994, through 05-27-2014, and said search reveals the following:

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

   James N. Beem, Jr.

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 27, 2014

OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION

File No.: 11197

May 27, 2014

Lot 8, Creighton Manor, as per plat thereof, recorded in Plat Book 5, Page 48, of the Public Records of Escambia County, Florida

OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE

File No.: 11197 May 27, 2014

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

1. Taxes for the year 2011 and 2013 delinquent. The assessed value is $50,033.00. Tax ID 03-3182-000.

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: 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: 9-2-2014

TAX ACCOUNT NO.: 03-3182-000

CERTIFICATE NO.: 2012-1952

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.

James N. Beem, Jr.
5699 Crestwood Dr.
Milton, FL 32583

Unknown Tenants
2130 Elaine Circle
Pensacola, FL 32504

Certified and delivered to Escambia County Tax Collector,
this 28th day of May, 2014.

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.

Recorded in Public Records 06/24/2011 at 02:10 PM OR Book 6734 Page 1492, Instrument #2011042743, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording $18.50 Deed Stamps $0.70

This Instrument Prepared By:
Charles P. Hoskin
Emmanuel, Sheppard & Condon
30 S. Spring Street
Pensacola, FL 32502
File No.: 06583-125165
Parcel I.D. Number: 311S307100000008

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that ANNE ZIEGLER, f/k/a ANNE CAROL BEEM LACKIE, a married woman, whose mailing address is: 5577 Old Busthead Road, Broad Run, VA 20137, for and in consideration of Ten Dollars and other good and valuable considerations, the receipt of which is hereby acknowledged, do remise, release, convey and quit claim unto JAMES N. BEEM, JR., a married man, whose mailing address is 5699 Crestwood Drive, Milton, Florida 32583, his successors and assigns, forever, the following described real property, situate, lying and being in the County of Escambia, State of Florida, to-wit:

> Lot 8, Creighton Manor, a subdivision of Lot "L", Block 7, ABB Subdivision, Escambia County, Florida, according to plat recorded in Plat Book 5, Page 48, of the public records of said County.

The Grantor herein warrants and represents that the foregoing property does not constitute the homestead of Grantor for any purposes under Florida Law or the Florida Constitution and the property is not adjacent to or contiguous to the Grantor's homestead. The Grantor resides at 5577 Old Busthead Road, Broad Run, VA 20137.

To have and to hold unto the said Grantee, his successors and assigns, forever.

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

IN WITNESS WHEREOF, the undersigned has executed the foregoing instrument this 6TH day of ~~April~~ MAY 2011.

Signed, sealed and delivered in the presence of:

Anne C. Ziegler
Printed Name: _____

Anne C Ziegler
ANNE ZIEGLER,
f/k/a ANNE CAROL BEEM LACKIE

WITNESS _____
Printed Name: Melanie Leach

Deborah Newton
DEBORAH NEWTON WITNESS

STATE OF VIRGINIA
COUNTY OF FAUQUIER

The foregoing instrument was acknowledged before me this 6TH day of MAY, 2011, by ANNE ZIEGLER, ANNE CAROL BEEM LACKIE, who personally appeared before me and who is personally known to me or who produced VA DRIVER'S LICENSE as identification.

Deborah Newton
NOTARY PUBLIC
DEBORAH NEWTON

DEBORAH NEWTON
NOTARY PUBLIC
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES
AUGUST 31, 2012
COMMISSION # 162425

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 01952 of 2012

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on July 31, 2014, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

JAMES N BEEM JR 5699 CRESTWOOD DR MILTON , FL 32583	JAMES N BEEM JR C/O TENANTS 2130 ELAINE CIRCLE PENSACOLA FL 32504

WITNESS my official seal this 31th day of July 2014.

CLERK & COMPTROLLER ESCAMBIA COUNTY, FLORIDA

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
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 2, 2014, 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. 01952**, issued the **1st** day of **June, A.D., 2012** 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:

LT 8 CREIGHTON MANOR S/D PB 5 P 48 OR 6734 P 1492

SECTION 31, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 033182000 (14-660)

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

JAMES N BEEM JR

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Tuesday in the month of September, which is the **2nd day of September 2014.**

Dated this 31st day of July 2014.

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 Emily Hogg 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:
Emily Hogg
Deputy Clerk

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Post Property:

2130 ELAINE CIR 32504

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Personal Services:

JAMES N BEEM JR
5699 CRESTWOOD DR
MILTON , FL 32583

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk