

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Apr 15, 2014 / 140022

This is to certify that the holder listed below of Tax Sale Certificate Number **2012 / 2264.0000** , 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: 04-1078-800**

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

Property Owner:
LEARY VASCO M
6115 LOUISVILLE AVE
PENSACOLA , FLORIDA 32526

Legal Description:

LOT 16 BLK 19 PENSACOLA HEIGHTS PB 1 P 1 OR 6474 P 1688 OR 6506 P 659

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	2264.0000	06/01/12	\$988.87	\$0.00	\$49.44	\$1,038.31

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	2069.0000	06/01/13	\$948.30	\$6.25	\$47.42	\$1,001.97

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 (2013)
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

\$2,040.28
\$0.00
\$474.81
\$250.00
\$75.00
\$2,840.09
\$2,840.09
\$24,821.00
\$6.25

*Done this 15th day of April, 2014

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Condice 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.

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
2264.0000	04-1078-800	06/01/2012	LOT 16 BLK 19 PENSACOLA HEIGHTS PB 1 P 1 OR 6474 P 1688 OR 6506 P 659

2013 TAX ROLL

LEARY VASCO M
6115 LOUISVILLE AVE
PENSACOLA , Florida 32526

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)
Applicant's Signature

04/15/2014
Date



Chris Jones
Escambia County Property Appraiser

Real Estate
Search

Tangible Property
Search

Sale
List

Amendment 1/Portability
Calculations

[Back](#)

← Navigate Mode Account Reference →

[Printer Friendly Version](#)

General Information

Reference: 421S302101016019
Account: 041078800
Owners: LEARY VASCO M
Mail: 6115 LOUISVILLE AVE
PENSACOLA, FL 32526
Situs: 6115 LOUISVILLE AVE 32526
Use Code: SINGLE FAMILY RESID
Taxing Authority: COUNTY MSTU
Tax Inquiry: [Open Tax Inquiry Window](#)
Tax Inquiry link courtesy of Janet Holley
Escambia County Tax Collector

2013 Certified Roll Assessment

Improvements: \$38,242
Land: \$11,400
Total: \$49,642
Save Our Homes: \$49,642

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
07/07/2009	6506	659	\$100	CJ	View Instr
06/19/2009	6474	1688	\$100	CJ	View Instr
07/1988	2578	264	\$100	QC	View Instr

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

2013 Certified Roll Exemptions

HOMESTEAD EXEMPTION

Legal Description

LOT 16 BLK 19 PENSACOLA HEIGHTS PB 1 P 1 OR 6474
P 1688 OR 6506 P 659

Extra Features

None

**Parcel
Information**

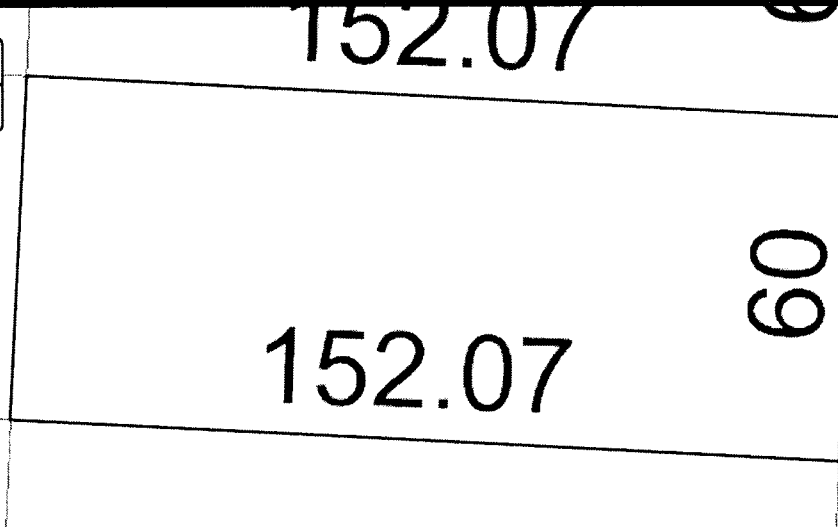
[Launch Interactive Map](#)

**Section
Map Id:**
42-1S-30-2

**Approx.
Acreage:**
0.2200

Zoned:
R-3

**Evacuation
& Flood
Information**
[Open Report](#)



Buildings

Building 1 - Address: 6115 LOUISVILLE AVE, Year Built: 1973, Effective Year: 1973

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1.00
EXTERIOR WALL-BRICK-FACE
EXTERIOR WALL-SIDING-SHT.AVG.
FLOOR COVER-CARPET
FLOOR COVER-VINYL/CORK
FOUNDATION-SLAB ON GRADE

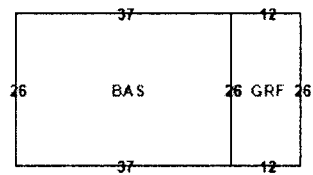
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
INTERIOR WALL-PANEL-PLYWOOD
NO. PLUMBING FIXTURES-6.00
NO. STORIES-1.00
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABLE
STRUCTURAL FRAME-WOOD FRAME



Areas - 1274 Total SF

BASE AREA - 962

GARAGE FIN - 312



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 Update: 04/23/2014 (tc 4940)

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.: 11201

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:

Vasco M. Leary

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

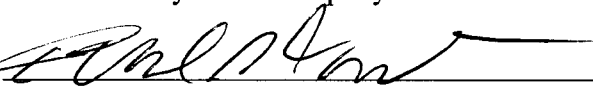
4. Taxes:

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.: 11201

May 27, 2014

**Lot 16, Block 19, Pensacola Heights, as per plat thereof, recorded in Plat Book 1, Page 1, of
the Public Records of Escambia County, Florida**

**OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 11201

May 27, 2014

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

1. Taxes for the year 2011-2013 delinquent. The assessed value is \$49,642.00. Tax ID 04-1078-800.

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: 9-2-2014

TAX ACCOUNT NO.: 04-1078-800

CERTIFICATE NO.: 2012-2264

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

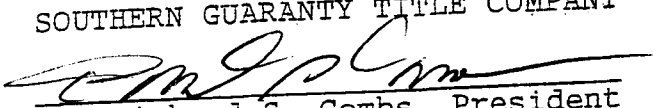
 X Notify Escambia County, 190 Governmental Center, 32502

X Homestead for 2013 tax year.

Vasco M. Leary
6115 Louisville Ave.
Pensacola, FL 32526

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.

DEED PURSUANT TO ORDER OF PROBATE
SUMMARY ADMINISTRATION

STATE OF FLORIDA
COUNTY OF ESCAMBIA

This deed is created for the purpose of evidencing title to real property pursuant to an Order of Summary Administration and an Order Determining Homestead Real Property entered in the Estate of **VASCO LEARY**, deceased, Case Number 2009 CP 1065 in the Circuit Court of Escambia County, Florida and recorded in O.R. Book 6474 at Page 1769 of the official records of Escambia County, Florida.

Now therefore, **VASCO MARQUIS LEARY** as the Petitioner in the Summary Administration of the Estate of **VASCO LEARY**, deceased, for good and valuable consideration hereby acknowledged, release and quit claim unto **VASCO MARQUIS LEARY**, 100% interest in the following described real property located in Escambia County, Florida, to-wit:

LOT 16 BLK PENSACOLA HEIGHTS PB 1 P 1 OR 1219 P 581 OR 2578 P 264, in Escambia County, Florida known as 6115 Louisville Avenue, Pensacola, Florida 32526, Escambia County, Florida.

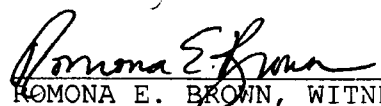
Together with all singular the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining free from all exemptions and right of homestead.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 7th day of July, 2009.

Signed, sealed and delivered in the presence of:


FREDERICK J. GANT, WITNESS

 (SEAL)
VASCO MARQUIS LEARY


ROMONA E. BROWN, WITNESS

____ (SEAL)

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this
7th day of July, 2009, by **VASCO MARQUIS LEARY**,
who is personally known to me and who did take an oath.




TRACY L. RUSH
NOTARY PUBLIC
MY COMM. EXPIRES:

This Instrument was prepared by:
FREDERICK J. GANT
Attorneys at Law
322 West Cervantes Street
Pensacola, Florida 32501
(850) 433-3230

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 02264 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:

VASCO M LEARY
6115 LOUISVILLE AVE
PENSACOLA, FL 32526

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



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. 02264, 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:

LOT 16 BLK 19 PENSACOLA HEIGHTS PB 1 P 1 OR 6474 P 1688 OR 6506 P 659

SECTION 42, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 041078800 (14-652)

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

VASCO M LEARY

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

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Post Property:

6115 LOUISVILLE AVE 32526



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Personal Services:

VASCO M LEARY
6115 LOUISVILLE AVE
PENSACOLA, FL 32526

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk