16-062

Tax Collector's Certification

CTY-513

Tax Deed Application Number
1600015

Date of Tax Deed Application
Mar 30, 2016

This is to certify that **MARK H. FINK**, holder of **Tax Sale Certificate Number 2013 / 2734**, Issued the 1st Day of June, 2013 and which encumbers the following described property in the county of Escambia, State of Florida, to wit: **05-2210-000**

Cert Holder:
MARK H. FINK
61 S. BALDWIN AVE # 1162
SIERRA MADRE, CA 91025

Property Owner:
MARTIN ARTHUR E
5552 CHARBAR DR
PENSACOLA, FL 32526
BEG 20 FT N OF SW COR OF LT 6 E 318 3/10 FT FOR POB N 200 FT E 100 FT S 200 FT W 7 9/10 FT N 160 FT Full legal attached.

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, or if the certificate is held by the County, all appropriate fees have been deposited.

Certificates owned by applicant and filed in connection with this application:

Certificate Year/Number	Account Number	Sale Date	Face Amount of Certificate	Interest	Total
2013/2734	05-2210-000	06-01-2013	66.13	31.74	97.87

Certificates redeemed by applicant or included (County) in connection with this tax deed application:

Certificate Year/Number	Account Number	Sale Date	Face Amount of Certificate	Tax Collector's Fee	Interest	Total
2015/2503	05-2210-000	06-01-2015	56.38	6.25	8.46	71.09
2014/2348	05-2210-000	06-01-2014	72.52	6.25	13.05	91.82

Amounts Certified by Tax Collector (Lines 1-7):	**Total Amount Paid**
1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant	260.78
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	40.24
4. Ownership and Encumbrance Report Fee	200.00
5. Tax Deed Application Fee	175.00
6. Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S.	
7. Total (Lines 1 - 6)	676.02

Amounts Certified by Clerk of Court (Lines 8-15):	**Total Amount Paid**
8. Clerk of Court Statutory Fee for Processing Tax Deed	
9. Clerk of Court Certified Mail Charge	
10. Clerk of Court Advertising Charge	
11. Clerk of Court Recording Fee for Certificate of Notice	
12. Sheriff's Fee	
13. Interest Computed by Clerk of Court Pursuant to Section 197.542, F.S.	
14. Total (Lines 8 - 13)	
15. One-half Assessed Value of Homestead Property, if Applicable per F.S.	
16. Other Outstanding Certificates and Delinquent Taxes Not Included in this Application,	
17. Statutory (Opening) Bid; Total of Lines 7, 14, 15 (if applicable) and 16 (if	
18. Redemption Fee	6.25
19. Total Amount to Redeem	

Done this the 5th day of April, 2016 Janet Holley, Tax Collector of Escambia County

Date of Sale: July 11, 2016 By Jenna Stewart

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
05-2210-000 2013

BEG 20 FT N OF SW COR OF LT 6 E 318 3/10 FT FOR POB N 200 FT E 100 FT S 200 FT W 7 9/10 FT N 160 FT W 30 FT S 35 FT W 37 5/10 FT S 125 FT W 25 FT TO POB OR 2751 P 111 S/D OF SECTION LESS W 25 FT OF S 170 FT

FORM 512 NOTICE TO TAX COLLECTOR OF APPLICATION FOR TAX DEED Application Number 1600015

TO: Tax Collector of ESCAMBIA COUNTY: JANET HOLLEY

In accordance with the Florida Statutes, I,

MARK H. FINK
61 S. BALDWIN AVE # 1162
SIERRA MADRE, CA 91025

, holder of the following tax sale certificate hereby surrender same to the Tax Collector and make tax deed application thereon:

Certificate No.	Date	Legal Description
2013/ 2734	06-01-2013	BEG 20 FT N OF SW COR OF LT 6 E 318 3/10 FT FOR POB N 200 FT E 100 FT S 200 FT W 7 9/10 FT N 160 FT W 30 FT S 35 FT W 37 5/10 FT S 125 FT W 25 FT TO POB OR 2751 P 111 S/D OF SECTION LESS W 25 FT OF S 170 FT

I agree to pay all delinquent taxes, redeem all outstanding tax 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 report 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.

Electronic signature on file — Applicant's Signature

03-30-2016 — Date

Chris Jones
Escambia County Property Appraiser

General Information

Reference:	092S300600000010
Account:	052210000
Owners:	MARTIN ARTHUR E
Mail:	5552 CHARBAR DR PENSACOLA, FL 32526
Situs:	3200 BLK PEAGLER PLAZA 32505
Use Code:	VACANT RESIDENTIAL
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	Open Tax Inquiry Window

Tax Inquiry link courtesy of Janet Holley
Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2015	$1,900	$0	$1,900	$1,900
2014	$1,900	$0	$1,900	$1,900
2013	$1,900	$0	$1,900	$1,900

Disclaimer

Amendment 1/Portability Calculations

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
10/16/2012	6923	498	$75,800	WD	View Instr
08/1989	2751	111	$11,600	WD	View Instr
01/1967	363	611	$100	WD	View Instr

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

2015 Certified Roll Exemptions

None

Legal Description

BEG 20 FT N OF SW COR OF LT 6 E 318 3/10 FT FOR POB N 200 FT E 100 FT S 200 FT W 7 9/10 FT N 160 FT W 30 FT S...

Extra Features

None

Parcel Information

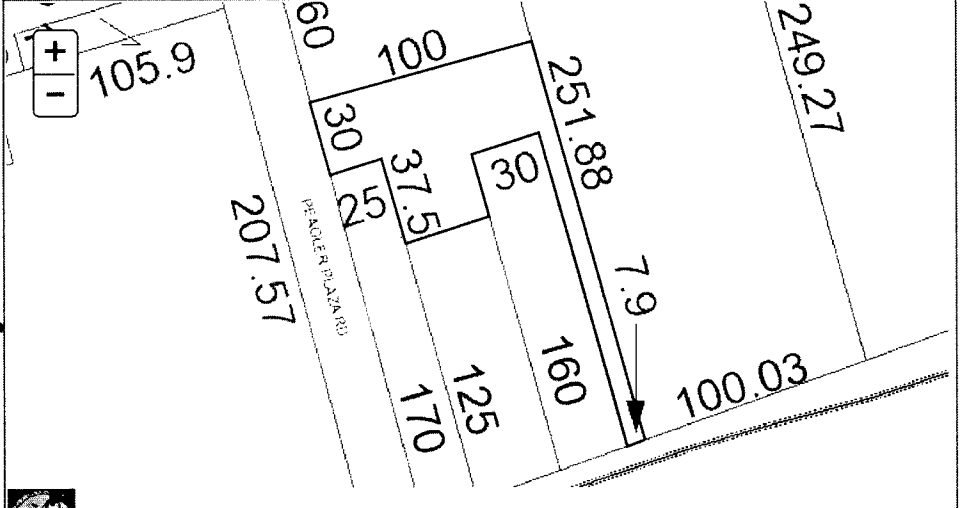
Launch Interactive Map

Section Map Id: 09-2S-30-3

Approx. Acreage: 0.1339

Zoned: HC/LI

Evacuation & Flood Information Open Report



View Florida Department of Environmental Protection(DEP) Data

Buildings

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.

16-062

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.: 12521 April 7, 2016

Escambia County Tax Collector
P.O. Box 1312
Pensacola, Florida 32591

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 04-06-1996, through 04-06-2016, and said search reveals the following:

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

   Arthur E. Martin

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: _____ April 7, 2016

OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION

File No.: 12521 April 7, 2016

092S300600000010 - Full Legal Description

BEG 20 FT N OF SW COR OF LT 6 E 318 3/10 FT FOR POB N 200 FT E 100 FT S 200 FT W 7 9/10 FT N 160 FT W 30 FT S 35 FT W 37 5/10 FT S 125 FT W 25 FT TO POB OR 6923 P 498 S/D OF SECTION LESS W 25 FT OF S 170 FT

OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE

File No.: 12521 April 7, 2016

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

1. That certain mortgage executed by Arthur E. Martin in favor of Beach Community Bank dated and recorded 10/22/2012 in Official Records Book 6923, page 500 of the public records of Escambia County, Florida, in the original amount of $60,000.00. Assignment of Leases and Rents recorded in O.R. Book 6923, page 509.

2. Taxes for the year 2012-2015 delinquent. The assessed value is $1,900.00. Tax ID 05-2210-000.

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: 7-11-2016

TAX ACCOUNT NO.: 05-2210-000

CERTIFICATE NO.: 2013-2734

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.

Arthur E. Martin
5552 Charbar Dr.
Pensacola, FL 32526

Beach Community Bank
P.O. Box 4400
Ft. Walton Beach, FL 32549

Certified and delivered to Escambia County Tax Collector,
this 7th day of April, 2016.

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 10/22/2012 at 10:50 AM OR Book 6923 Page 498, Instrument #2012080398, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording $18.50 Deed Stamps $530.60

$18.50 Rec fee
+530.21 Doc stps
$548.71

This instrument prepared by: **Pamela J. Henry**
Name: **an employee of**
Reliable Land Title Corporation
Address: **15 West La Rua Street**
Pensacola, Florida 32501

Return to: **Reliable Land Title Corporation**
FILE NO. 12-07-086PP-A
Address: **15 West La Rua Street**
Pensacola, Florida 32501
Property Appraisers Parcel Identification Number:

***THIS WARRANTY* DEED** made by **Micki F. Conti aka Micki Conti, an unmarried woman,** whose post office address is 401 Tonawanda Drive, Pensacola, FL 32506, hereinafter called the grantor, to **Arthur E. Martin, an unmarried man,** whose post office address is 5552 Charbar Drive, Pensacola, FL 32526, hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

WITNESSETH, that the grantor, for and in consideration of the sum $10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in **ESCAMBIA** County, State of Florida, viz:

See Exhibit "A" for legal description attached hereto.

Together, with all the tenements, hereditaments and appurtenances thereto belonging or in otherwise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with the grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2011. FURTHER SUBJECT TO restrictions, reservations, covenants and easements of record, if any, however this reference shall not operate to reimpose same.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Witness:

Witness: PAMELA J. HENRY

Micki F. Conti aka Micki Conti

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 16th day of October 2012 by Micki Conti, who is personally known to me or who has produced FL D.L. as identification and who did/did not take an oath.

Notary Public
My Commission Expires:

(SEAL)

PAMELA J. HENRY
Notary Public - State of Florida
My Comm. Expires Jul 6, 2015
Commission # EE 109567

Exhibit "A"

Parcel 1:

Beginning at the Southwest corner of Lot 6, of a subdivision of Section 9, Township 2 South, Range 30 West; thence North along the West line of Lot 6 a distance of 20 feet; thence East and parallel with the South line of Lot 6 a distance of 343.4 feet to Point of Beginning; thence continue East 37.5 feet; thence North at right angles 125 feet; thence West at right angles 37.5 feet; thence South at right angles 125 feet to Point of Beginning. All lying and being in Escambia County, Florida. Less and except any portion lying within road right of way.

Parcel 2:

Begin 20 feet North of Southwest corner of Lot 6, East 318.3 feet for Point of Beginning, North 200 feet, East 100 feet, South 200 feet, West 7.9 feet, North 160 feet, West 30 feet, South 35 feet, West 37.5 feet, South 125 feet, West 25 feet to Point of Beginning, subdivision of Section 9, Township 2 South, Range 30 West. All lying and being in Escambia County, Florida. Less and except any portion lying within road right of way and less and except property described in Official Records Book 1295, Page 892.

Parcel 3:

Beginning 20 feet North of Southwest corner of Lot 6, of a subdivision of Section 9, Township 2 South, Range 30 West, run 388 and eight tenths feet East for Point of Beginning; thence continue East 30 feet; thence North 160 feet, West 30 feet, South 160 feet to the Point of Beginning. Less and except any portion lying within road right of way and less and except that portion deeded in Official Records Book 505, at Page 705 of the Public Records of Escambia County, Florida.

Recorded in Public Records 10/22/2012 at 10:50 AM OR Book 6923 Page 500, Instrument #2012080399, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording $78.00 MTG Stamps $210.00 Int. Tax $120.00

78.00 rec
210.00 dbg stps
120.00 int tax
#408.00

This document was prepared by Beach Community Bank
P.O. Box 4400 Ft. Walton Beach, FL 32549

State of Florida's Documentary Stamp Tax required by law in the amount of $ 210.00 has been paid to the Clerk of the Circuit Court (or the County Comptroller, if applicable) for the County of Escambia County, State of Florida.

☒ IF CHECKED, THIS IS A BALLOON MORTGAGE AND THE FINAL PRINCIPAL PAYMENT OR THE PRINCIPAL BALANCE DUE UPON MATURITY IS APPROXIMATELY $ 46,412.04, TOGETHER WITH ACCRUED INTEREST, IF ANY, AND ALL ADVANCEMENTS MADE BY THE MORTGAGEE UNDER THE TERMS OF THIS MORTGAGE.
☐ IF CHECKED, THIS BALLOON MORTGAGE SECURES A VARIABLE RATE OBLIGATION AND THE BALANCE DUE ASSUMES THAT THE INITIAL RATE OF INTEREST APPLIES FOR THE ENTIRE TERM OF THE MORTGAGE. THE ACTUAL BALANCE DUE UPON MATURITY MAY VARY DEPENDING ON CHANGES IN THE RATE OF INTEREST.

State of Florida — Space Above This Line For Recording Data

REAL ESTATE MORTGAGE
(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Mortgage is 10-16-2012. The parties and their addresses are:
MORTGAGOR:
Arthur E. Martin, a single man
5552 Charbar Drive
Pensacola, FL 32526

☐ Refer to the Addendum which is attached and incorporated herein for additional Mortgagors.
LENDER: Beach Community Bank
Organized and existing under the laws of the state of Florida
P.O. Box 4400
Ft. Walton Beach, FL 32549

2. **MORTGAGE.** For good and valuable consideration, the receipt and sufficiency of which is acknowledged, and to secure the Secured Debt (hereafter defined), Mortgagor grants, bargains, conveys and mortgages to Lender the following described property:

See Exhibit "A" attached hereto and made a part hereof.

The property is located in Escambia (County) at 3214 W Fairfield Drive (Address), Pensacola (City), Florida 32505 (Zip Code)

Together with all rights, easements, appurtenances, royalties, mineral rights, oil and gas rights, crops, timber, all diversion payments or third party payments made to crop producers, and all existing and future improvements, structures, fixtures, and replacements that may now, or at any time in the future, be part of the real estate described above (all referred to as "Property"). The term Property also includes, but is not limited to, any and all water wells, water, ditches, reservoirs, reservoir sites and dams located on the real estate and all riparian and water rights associated with the Property, however established.

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3. **SECURED DEBT DEFINED.** The term "Secured Debt" includes, but is not limited to, the following:
   A. The initial indebtedness secured by this Mortgage is the debt incurred under the terms of all promissory note(s), contract(s), guaranty(ies) or other evidence of debt described below and all extensions, renewals, modifications or substitutions *(When referencing the debts below it is suggested that you include items such as borrowers' names, note amounts, interest rates, maturity dates, etc.)*:
   Promissory Note of even date i/n/o Arthur E Martin i/a/o $60,000.

   B. All future advances made within 20 years from the date of this Mortgage from Lender to Mortgagor or other future obligations of Mortgagor to Lender pursuant to Section 4 of this Mortgage under any promissory note, contract, guaranty, or other evidence of debt existing now or executed after this Mortgage whether or not this Mortgage is specifically referred to in the evidence of debt.
   C. All obligations Mortgagor owes to Lender, which now exist or may later arise, to the extent not prohibited by law, including, but not limited to, liabilities for overdrafts relating to any deposit account agreement between Mortgagor and Lender.
   D. All additional sums advanced and expenses incurred by Lender for insuring, preserving or otherwise protecting the Property and its value and any other sums advanced and expenses incurred by Lender under the terms of this Mortgage, plus interest at the highest rate in effect, from time to time, as provided in the Evidence of Debt.
   E. Mortgagor's performance under the terms of any instrument evidencing a debt by Mortgagor to Lender and any Mortgage securing, guarantying, or otherwise relating to the debt.

   If more than one person signs this Mortgage as Mortgagor, each Mortgagor agrees that this Mortgage will secure all future advances and future obligations described above that are given to or incurred by any one or more Mortgagor, or any one or more Mortgagor and others. This Mortgage will not secure any other debt if Lender fails, with respect to such other debt, to make any required disclosure about this Mortgage or if Lender fails to give any required notice of the right of rescission.
4. **MAXIMUM OBLIGATION LIMIT; FUTURE ADVANCES.** The total principal amount of the Secured Debt (hereafter defined) secured by this Mortgage at any one time shall not exceed $ 60,000.00 . This limitation of amount does not include interest, loan charges, commitment fees, brokerage commissions, attorneys' fees and other charges validly made pursuant to this Mortgage and does not apply to advances (or interest accrued on such advances) made under the terms of this Mortgage to protect Lender's security and to perform any of the covenants contained in this Mortgage. Future advances are contemplated and, along with other future obligations, are secured by this Mortgage even though all or part may not yet be advanced. Nothing in this Mortgage, however, shall constitute a commitment to make additional or future loans or advances in any amount. Any such commitment would need to be agreed to in a separate writing.
5. **PAYMENTS.** Mortgagor agrees to make all payments on the Secured Debt when due and in accordance with the terms of the Evidence of Debt or this Mortgage.
6. **WARRANTY OF TITLE.** Mortgagor covenants that Mortgagor is lawfully seized of the estate conveyed by this Mortgage and has the right to grant, bargain, convey, sell, and mortgage the Property and warrants that the Property is unencumbered, except for encumbrances of record.
7. **CLAIMS AGAINST TITLE.** Mortgagor will pay all taxes, assessments, liens, encumbrances, lease payments, ground rents, utilities, and other charges relating to the Property when due. Lender may require Mortgagor to provide to Lender copies of all notices that such amounts are due and the receipts evidencing Mortgagor's payment. Mortgagor will defend title to the Property against any claims that would impair the lien of this Mortgage. Mortgagor agrees to assign to Lender, as requested by Lender, any rights, claims or defenses which Mortgagor may have against parties who supply labor or materials to improve or maintain the Property.
8. **PRIOR SECURITY INTERESTS.** With regard to any other mortgage, deed of trust, security agreement or other lien document that created a prior security interest or encumbrance on the Property and that may have priority over this Mortgage, Mortgagor agrees:
   A. To make all payments when due and to perform or comply with all covenants.
   B. To promptly deliver to Lender any notices that Mortgagor receives from the holder.
   C. Not to make or permit any modification or extension of, and not to request or accept any future advances under any note or agreement secured by, the other mortgage, deed of trust or security agreement unless Lender consents in writing.
9. **DUE ON SALE OR ENCUMBRANCE.** Lender may, at its option, declare the entire balance of the Secured Debt to be immediately due and payable upon the creation of any lien, encumbrance, transfer, or sale, or contract for any of these on the Property. However, if the Property includes Mortgagor's residence, this section shall be subject to the restrictions imposed by federal law (12 C.F.R. 591), as applicable. For the purposes of this section, the term "Property" also includes any interest to all or any part of the Property. This covenant shall run with the Property and shall remain in effect until the Secured Debt is paid in full and this Mortgage is released.
10. **TRANSFER OF AN INTEREST IN THE MORTGAGOR.** If Mortgagor is an entity other than a natural person (such as a corporation or other organization), Lender may demand immediate payment if (1) a beneficial interest in Mortgagor is sold

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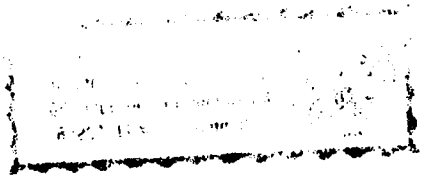
the Property. The term "personal property" specifically excludes that property described as "household goods" secured in connection with a "consumer" loan as those terms are defined in applicable federal regulations governing unfair and deceptive credit practices.

30. **OTHER TERMS.** If checked, the following are applicable to this Mortgage:

☐ **Line of Credit.** The Secured Debt includes a revolving line of credit provision. Although the Secured Debt may be reduced to a zero balance, this Mortgage will remain in effect until released.

☒ **Separate Assignment.** The Mortgagor has executed or will execute a separate assignment of leases and rents. If the separate assignment of leases and rents is properly executed and recorded, then the separate assignment will supersede this Security Instrument's "Assignment of Leases and Rents" section.

☐ **Additional Terms.**



☒ IF CHECKED, THIS IS A BALLOON MORTGAGE AND THE FINAL PRINCIPAL PAYMENT OR THE PRINCIPAL BALANCE DUE UPON MATURITY IS APPROXIMATELY $ 46,412.04 , TOGETHER WITH ACCRUED INTEREST, IF ANY, AND ALL ADVANCEMENTS MADE BY THE MORTGAGEE UNDER THE TERMS OF THIS MORTGAGE.

☐ IF CHECKED, THIS BALLOON MORTGAGE SECURES A VARIABLE RATE OBLIGATION AND THE BALANCE DUE ASSUMES THAT THE INITIAL RATE OF INTEREST APPLIES FOR THE ENTIRE TERM OF THE MORTGAGE. THE ACTUAL BALANCE DUE UPON MATURITY MAY VARY DEPENDING ON CHANGES IN THE RATE OF INTEREST.

SIGNATURES: By signing below, Mortgagor agrees to the terms and covenants contained in this Mortgage and in any attachments. Mortgagor also acknowledges receipt of a copy of this Mortgage on the date stated above on Page 1.

Entity Name: _____

Arthur E. Martin 10-16-12
(Signature) Arthur E. Martin (Date) (Signature) (Date)

Robert W. Mosley 10/16/12 Pamela J. Henry 10/16/12
(Signature) WITNESS (Date) (Signature) WITNESS (Date)

(Witness) PAMELA J. HENRY
(Witness)

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ACKNOWLEDGMENT:

(Individual)

STATE OF Florida, COUNTY OF Escambia } ss.

This instrument was acknowledged before me this 16th day of October, 2012

by Arthur E. Martin, a single man

who is personally known to me or who has produced FL D.L. as identification.

My commission expires:

(Notary Public)

PAMELA J. HENRY
Notary Public - State of Florida
My Comm. Expires Jul 6, 2015
Commission # EE 109587

(Printed Name of Acknowledger)

(Business or Entity Acknowledgment)

STATE OF _____, COUNTY OF _____ } ss.

This instrument was acknowledged before me this _____ day of _____

by _____

_____ (Title(s))

of _____ (Name of Business or Entity)

a _____ on behalf of the business or entity.

He/she is personally known to me or has produced _____ as identification.

My commission expires:

_____
(Notary Public)

_____
(Printed Name of Acknowledger)

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Exhibit "A"

Parcel 1:

Beginning at the Southwest corner of Lot 6, of a subdivision of Section 9, Township 2 South, Range 30 West; thence North along the West line of Lot 6 a distance of 20 feet; thence East and parallel with the South line of Lot 6 a distance of 343.4 feet to Point of Beginning; thence continue East 37.5 feet; thence North at right angles 125 feet; thence West at right angles 37.5 feet; thence South at right angles 125 feet to Point of Beginning. All lying and being in Escambia County, Florida. Less and except any portion lying within road right of way.

Parcel 2:

Begin 20 feet North of Southwest corner of Lot 6, East 318.3 feet for Point of Beginning, North 200 feet, East 100 feet, South 200 feet, West 7.9 feet, North 160 feet, West 30 feet, South 35 feet, West 37.5 feet, South 125 feet, West 25 feet to Point of Beginning, subdivision of Section 9, Township 2 South, Range 30 West. All lying and being in Escambia County, Florida. Less and except any portion lying within road right of way and less and except property described in Official Records Book 1295, Page 892.

Parcel 3:

Beginning 20 feet North of Southwest corner of Lot 6, of a subdivision of Section 9, Township 2 South, Range 30 West, run 388 and eight tenths feet East for Point of Beginning; thence continue East 30 feet; thence North 160 feet, West 30 feet, South 160 feet to the Point of Beginning. Less and except any portion lying within road right of way and less and except that portion deeded in Official Records Book 505, at Page 705 of the Public Records of Escambia County, Florida.

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 02734 of 2013

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on June 8, 2016, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

ARTHUR E MARTIN 5552 CHARBAR DR PENSACOLA, FL 32526	BEACH COMMUNITY BANK PO BOX 4400 FT WALTON BEACH FL 32549

WITNESS my official seal this 8th day of June 2016.

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 July 11, 2016, 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.

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BEG 20 FT N OF SW COR OF LT 6 E 318 3/10 FT FOR POB N 200 FT E 100 FT S 200 FT W 7 9/10 FT N 160 FT W 30 FT S 35 FT W 37 5/10 FT S 125 FT W 25 FT TO POB OR 6923 P 498 S/D OF SECTION LESS W 25 FT OF S 170 FT

SECTION 09, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 052210000 (16-062)

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

ARTHUR E MARTIN

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 **second** Monday in the month of July, which is the **11th day of July 2016.**

Dated this 9th day of June 2016.

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.

Personal Services:

ARTHUR E MARTIN
5552 CHARBAR DR
PENSACOLA, FL 32526

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Post Property:
3200 BLK PEAGLER PLAZA 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
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

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 052210000 Certificate Number: 002734 of 2013

Payor: Arthur Martin 5552 CHARBAR DR PENSACOLA, FL 32526 **Date** 06/10/2016

Clerk's Check #	2647949	Clerk's Total	$477.00
Tax Collector Check #	1	Tax Collector's Total	$722.83
		Postage	$10.68
		Researcher Copies	$6.00
		Total Received	$1,216.51

PAM CHILDERS
Clerk of the Circuit Court

Received 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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CLERK TO THE BOARD OF
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OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

Case # 2013 TD 002734
Redeemed Date 06/10/2016
Name Arthur Martin 5552 CHARBAR DR PENSACOLA, FL 32526

Clerk's Total = TAXDEED	$477.00
Due Tax Collector = TAXDEED	$722.83
Postage = TD2	$10.68
ResearcherCopies = TD6	$6.00

• **For Office Use Only**

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name

FINANCIAL SUMMARY

No Information Available - See Dockets

Search Property | Property Sheet | Lien Holder's | Redeem | Forms | Courtview | Benchmark
Redeemed From Sale

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 052210000 Certificate Number: 002734 of 2013

Redemption: Yes | Application Date: 03/30/2016 | Interest Rate: 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 07/11/2016	Redemption Date 06/10/2016
Months	4	3
Tax Collector	$676.02	$676.02
Tax Collector Interest	$40.56	$30.42
Tax Collector Fee	$6.25	$6.25
Total Tax Collector	$722.83	$712.69 TC
Clerk Fee	$130.00	$130.00
Sheriff Fee	$120.00	$120.00
Legal Advertisement	$200.00	$200.00
App. Fee Interest	$27.00	~~$20.25~~
Total Clerk	$477.00	$470.25 CH
Postage	$10.68	$10.68
Researcher Copies	$6.00	$6.00
Total Redemption Amount	$1,216.51	$1,199.62
	Repayment Overpayment Refund Amount	$16.89 + 40 = $56.89

redeemer

Notes

Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

Clerk of Courts • County Comptroller • Clerk of the Board of County Commissioners • Recorder •

June 17, 2016

ARTHUR MARTIN
5552 CHARBAR DR
PENSACOLA FL 32526

Dear Redeemer,

The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property was redeemed by you. A refund of unused fees/interest is enclosed.

If you have any questions, please feel free to give me a call.

CERTIFICATE NUMBER	REFUND
2013 TD 002734	$56.89

TOTAL $56.89

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By: Emily Hogg
Tax Deed Division

Tax Deeds • 221 Palafox Place • Suite 110 • Pensacola, FL 32502
Telephone 850-595-3793 • OR@EscambiaClerk.com

Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

Clerk of Courts • County Comptroller • Clerk of the Board of County Commissioners • Recorder •

June 20, 2016

MARK H FINK
61 S BALDWIN AVE #1162
SIERRA MADRE CA 91025

Dear Certificate Holder:

The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property redeemed prior to sale; therefore your application fees are now refundable.

TAX CERT	APP FEES	INTEREST	TOTAL
2013 TD 007474	$450.00	$20.25	$470.25
2013 TD 002734	$450.00	$20.25	$470.25

TOTAL $940.50

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By: Emily Hogg
Tax Deed Division

16-062

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO16CIV027818NON **Agency Number:** 16-008645
Court: TAX DEED
County: ESCAMBIA
Case Number: CERT NO 02734 2013

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: ARTHUR E MARTIN
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Individual

Received this Writ on 6/8/2016 at 2:11 PM and served same on ARTHUR E MARTIN , at 8:39 AM on 6/14/2016 in ESCAMBIA COUNTY, FLORIDA, by delivering a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: K Gallagher 931
K. GALLAGHER, CPS

Service Fee: $40.00
Receipt No: BILL

Printed By: NDSCHERER

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NOTICE OF APPLICATION FOR TAX DEED

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SECTION 09, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 052210000 (16-062)

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

ARTHUR E MARTIN

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 **second** Monday in the month of July, which is the **11th day of July 2016.**

Dated this 9th day of June 2016.

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.

Personal Services:

ARTHUR E MARTIN
5552 CHARBAR DR
PENSACOLA, FL 32526

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

16-062

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO16CIV027801NON **Agency Number:** 16-008714
Court: TAX DEED
County: ESCAMBIA
Case Number: CERT NO 02734 2013

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: ARTHUR E MARTIN
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 6/8/2016 at 2:12 PM and served same at 11:28 AM on 6/13/2016 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: K Gallagher 931
K. GALLAGHER, CPS

Service Fee: $40.00
Receipt No: BILL

Printed By: NDSCHERER

008714

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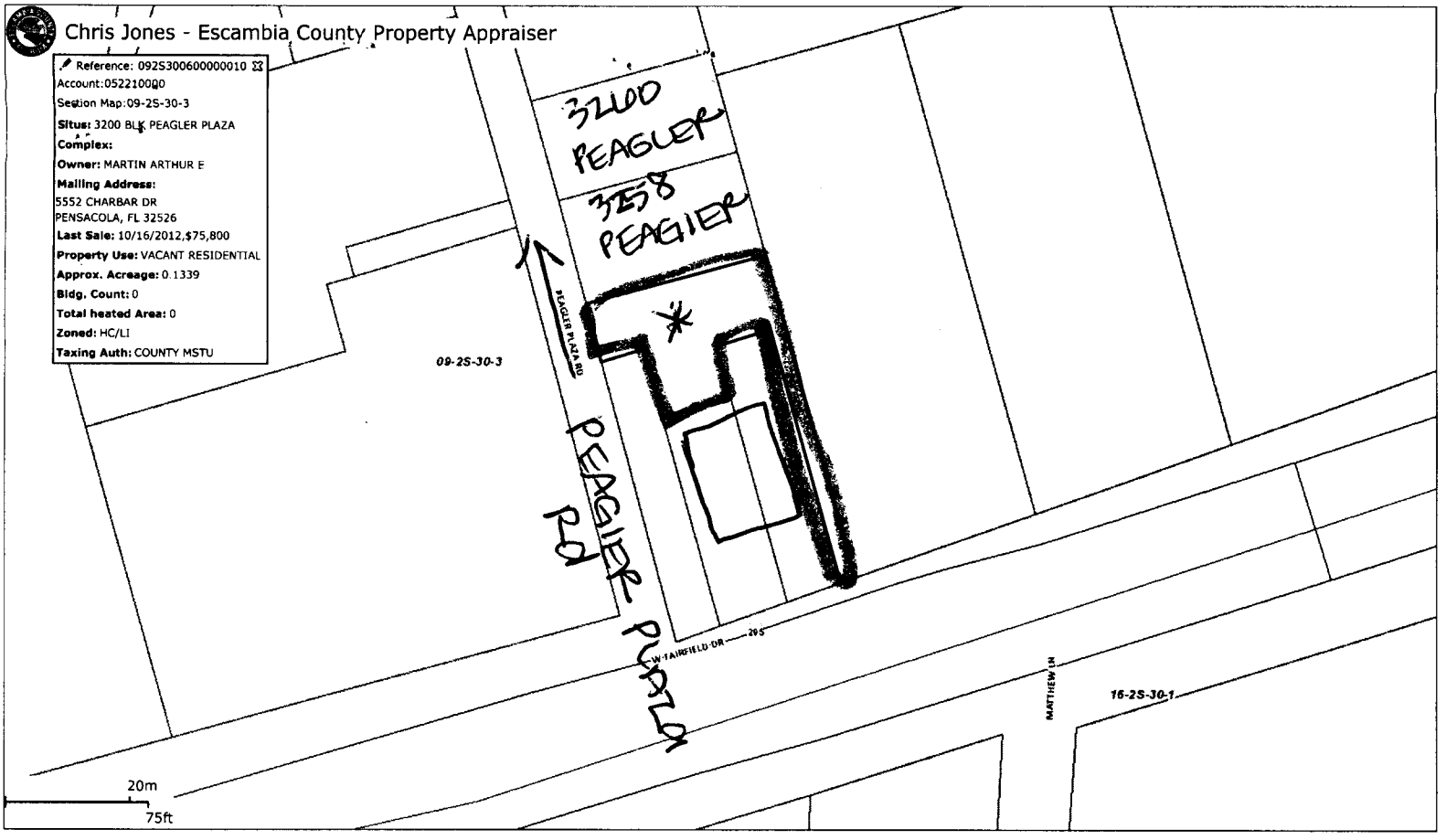
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3200 BLK PEAGLER PLAZA 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



13/02134

map
attached


Chris Jones - Escambia County Property Appraiser
Reference: 092S300600000010
Account:052210000
Section Map:09-2S-30-3
Situs: 3200 BLK PEAGLER PLAZA
Complex:
Owner: MARTIN ARTHUR E
Mailing Address:
5552 CHARBAR DR
PENSACOLA, FL 32526
Last Sale: 10/16/2012,$75,800
Property Use: VACANT RESIDENTIAL
Approx. Acreage: 0.1339
Bldg. Count: 0
Total heated Area: 0
Zoned: HC/LI
Taxing Auth: COUNTY MSTU
3216
W LANGLEY DR
25m
90ft

THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 2014

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

By: Emily Hogg
Deputy Clerk

4wr6/8-6/29TD

Before the undersigned authority personally appeared Malcolm G. Ballinger who under oath says that he is Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2013 TD 02734 in the Escambia Court was published in said newspaper in and was printed and released on the start date of 6-8-16 and end date of 7-5-16.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, 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 of the said newspaper.

X _____

MALCOLM G. BALLINGER, PUBLISHER

STATE OF FLORIDA
COUNTY OF Escambia

The foregoing instrument was acknowledged before me, Na'Shanda L. Edwards, this 30 day of Jun 2016, by Malcolm G. Ballinger, who is personally known to me.

X _____

NA'SHANDA L. EDWARDS, NOTARY PUBLIC

NA'SHANDA L. EDWARDS
Notary Public - State of Florida
My Comm. Expires May 20, 2017
Commission # FF 19373