

16-107

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1600092

Date of Tax Deed Application

Apr 19, 2016

This is to certify that **REDFIELD FUNDING LLC - SER 415 US BANK % REDFIELD FUNDING LLC**, holder of **Tax Sale Certificate Number 2014 / 2085**, Issued the 1st Day of June, 2014 and which encumbers the following described property in the county of Escambia, State of Florida, to wit: **04-4328-000**

Cert Holder:

REDFIELD FUNDING LLC - SER 415 US BANK % REDFIELD FUNDING LLC
P.O. BOX 645040
CINCINNATI, OH 45264

Property Owner:

MILLER M TRUSTEE FOR 681
CHADWICK ST LAND TRUST
3311 GULF BREEZE PKWY #138
GULF BREEZE, FL 32563

W1/2 OF LT 24 BOONE PLACE PB 2 P 1 OR 1641 P 498

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
2014/2085	04-4328-000	06-01-2014	650.33	32.52	682.85

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
2015/2230	04-4328-000	06-01-2015	1,553.30	6.25	77.67	1,637.22

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

2,320.07

2. Total of Delinquent Taxes Paid by Tax Deed Applicant

0.00

3. Total of Current Taxes Paid by Tax Deed Applicant

1462.21

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)

4,157.28

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 25th day of April, 2016 Janet Holley, Tax Collector of Escambia County

Date of Sale:

July 11, 2016

By

Candice Lewis

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

04-4328-000 2014

TO: Tax Collector of ESCAMBIA COUNTY: JANET HOLLEY

In accordance with the Florida REDFIELD FUNDING LLC - SER 415 US BANK % REDFIELD FUNDING LLC
Statutes, I, P.O. BOX 645040
CINCINNATI, OH 45264

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

<u>Certificate No.</u>	<u>Date</u>	<u>Legal Description</u>
2014/ 2085	06-01-2014	W1/2 OF LT 24 BOONE PLACE PB 2 P 1 OR 1641 P 498

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

04-19-2016

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: 491S309101001024
Account: 044328000
Owners: MILLER M TRUSTEE FOR
 681 CHADWICK ST LAND TRUST
Mail: 3311 GULF BREEZE PKWY #138
 GULF BREEZE, FL 32563
Situs: 681 CHADWICK ST 32503
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

Assessments

Year	Land	Imprv	Total	Cap Val
2015	\$10,925	\$63,495	\$74,420	\$74,420
2014	\$10,925	\$61,944	\$72,869	\$72,869
2013	\$10,925	\$52,154	\$63,079	\$59,553

[Disclaimer](#)
[Amendment 1/Portability Calculations](#)

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
02/14/2014	7135	289	\$100	OT	View Instr
06/11/2013	7032	1980	\$20,300	WD	View Instr
05/1982	1641	498	\$100	WD	View Instr
07/1981	1588	979	\$100	WD	View Instr
07/1981	1557	388	\$100	OT	View Instr
01/1975	954	903	\$28,500	WD	View Instr

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

2015 Certified Roll Exemptions

Legal Description

W1/2 OF LT 24 BOONE PLACE PB 2 P 1 OR 7032 P 1980

Extra Features

None

Parcel Information

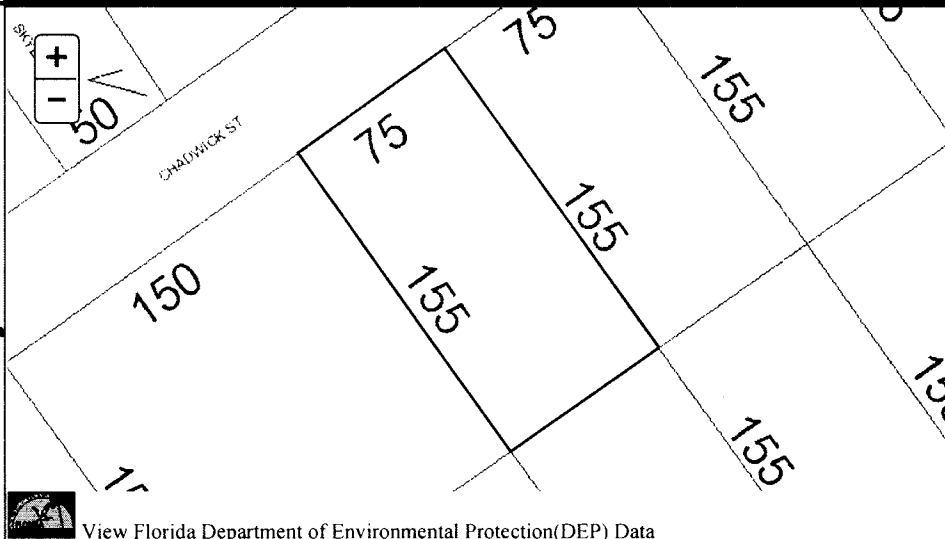
[Launch Interactive Map](#)

Section Map Id:
 05-25-30-1

Approx. Acreage:
 0.2633

Zoned:
 R-1AAA

Evacuation & Flood Information
[Open Report](#)



[View Florida Department of Environmental Protection \(DEP\) Data](#)


Buildings

Address: 681 CHADWICK ST, Year Built: 1962, Effective Year: 1962

Structural Elements

DECOR/MILLWORK-AVERAGE
 DWELLING UNITS-1
 EXTERIOR WALL-SIDING-LAP.AAVG

EXTERIOR WALL-CONCRETE BLOCK
FLOOR COVER-CARPET
FOUNDATION-SLAB ON GRADE
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-5
NO. STORIES-2
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-MASONRY PIL/STL

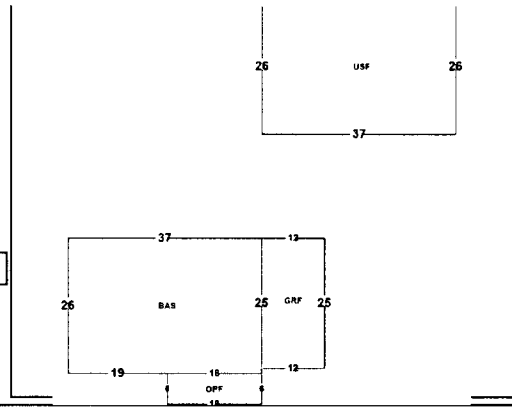
 Areas - 2332 Total SF

BASE AREA - 962

GARAGE FIN - 300

OPEN PORCH FIN - 108

UPPER STORY FIN - 962



Images



2/24/15

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 Updated: 04/27/2016 (tc.10106)

16-107

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.: 12618

April 27, 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 04-27-1996, through 04-27-2016, and said search reveals the following:

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

M. Miller, as Trustee of the 681 Chadwick Street Land Trust dated 05/12/2013

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 27, 2016

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 12618

April 27, 2016

West half of Lot 24, BoonePlace, as per plat thereof, recorded in Plat Book 2, Page 1, of the Public Records of Escambia County, Florida

**OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 12618

April 27, 2016

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

1. That certain mortgage executed by M. Miller, as Trustee of the 681 Chadwick Street LandTrust dated 05/12/2013 in favor of Joseph P. Deffenbaugh dated 10/15/2014 and recorded 10/16/2014 in Official Records Book 7243, page 554 of the public records of Escambia County, Florida, in the original amount of \$12000.
2. Taxes for the year 2013-2015 delinquent. The assessed value is \$74,420.00. Tax ID 04-4328-000.

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: July 11, 2016

TAX ACCOUNT NO.: 04-4328-000

CERTIFICATE NO.: 2014-2085

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.

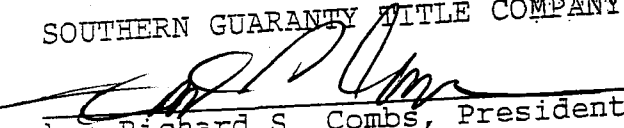
M. Miller, Trustee of the
681 Chadwick Street Land
Trust dated 5-12-2013
3311 Gulf Breeze Pkwy. #138
Gulf Breeze, FL 32563

Joseph P. Deffenbaugh
1352 Buttonwillow Trail
Pensacola, FL 32506

Unknown Tenants
681 Chadwick St.
Pensacola, FL 32503

Certified and delivered to Escambia County Tax Collector,
this 29th day of May, 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.

This instrument prepared by:
Name: S. Parsons an employee of
Reliable Land Title Corporation
Address: 7552 Navarre Parkway, Suite 2
Navarre, Florida 32566

Return to: Reliable Land Title Corporation
FILE NO. 13-05-030-NS
Address: 7552 Navarre Parkway, Suite 2
Navarre, Florida 32566
Property Appraisers Parcel Identification Number(s): 04-
4328-000

THIS WARRANTY DEED Made the 11th day of June, 2013 by Janette M. Washam, an unmarried widow, whose post office address is 10151 Guidy Lane, Apt C-2, Pensacola, FL 32514, hereinafter called the grantor, to M. Miller, as Trustee of the 681 Chadwick Street Land Trust, dated May 12, 2013 whose post office address is 3311 Gulf Breeze Parkway, # 138, Pensacola, FL 32563 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:

West Half of Lot 24, BOONE PLACE, according to the plat thereof, recorded in Plat Book 2, Page(s) 1, of the Public Records of Escambia County, Florida.

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 31st, 2012. 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:

Signature James Hall
Printed Signature James Hall

Signature Scott Parsons
Printed Signature Scott Parsons

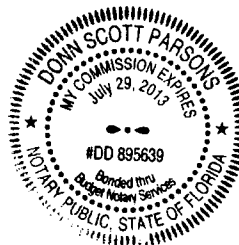
Signature Janette M. Washam
Janette M. Washam

STATE OF
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 11th day of June, 2013 by Janette M. Washam, who is personally known to me or who produced military identification card as identification and who did/did not take an oath.

Notary Public
My Commission Expires:

[seal]



Prepared By and
Return to: M. Struck
Address: 3311 Gulf Breeze Pkwy, #138
Gulf Breeze, FL 32563

Mortgage

This indenture executed on this 15th day of October, 2014, between **The 681 Chadwick Street Land Trust, M. Miller, as trustee** herein called mortgagor, which term includes mortgagor's heirs, executors, administrators, successors, legal representatives, and assigns, and shall denote the singular and or plural and the masculine and or feminine and natural and or artificial persons whenever and wherever the context so requires or admits, and **Joseph P. Deffenbaugh**, herein called mortgagee.

Witnesseth, that for various good and valuable considerations, and also in consideration of the aggregate sum named in the promissory note of even date herewith, herein described;

This Note bears a principle amount of **Twelve Thousand Dollars** dollars (\$12000) plus interest.

Mortgagor does grant, bargain, sell, alien, remise, release, convey, and confirm unto mortgagee, its successors and assigns, in fee simple, all the certain tract of land of which mortgagor is now seized and possessed, and in actual possession, situated in the County of Escambia, State of Florida, described as follows:

West Half of Lot 24, BOONE PLACE, according to the plat thereof, recorded in Plat Book 2, Page(s) 1, of the Public Records of Escambia County, Florida.

Together with all structures and improvements now and hereafter on the land and the fixtures attached thereto, together with all and singular the tenements, hereditaments, easements, and appurtenances thereunto belonging or in any manner appertaining, and the rents, issues, and profits thereof, all the estate, right, title, interest, and all claims and demands whatsoever, in law and in equity, of mortgagor in and to the same, and every part and parcel thereof, and all fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto the following-described household appliances, that are, and shall be deemed to be, fixtures and a part of the realty, and are a portion of the security for the indebtedness herein mentioned:

All fixtures

To have and to hold the same, together with the tenements, hereditaments, and appurtenances unto mortgagee, and its successors and assigns, in fee simple.

Mortgagor, for mortgagor, and the heirs, legal representatives, and assigns of mortgagor, or covenants with mortgagee, its successors, legal representatives, and assigns, that mortgagor is indefeasibly seized of the land in fee simple that mortgagor has full power and lawful right to convey the land in fee simple as stated above that it shall be lawful for mortgagee, its successors, legal representatives, or assigns, at all times peaceably and quietly to enter on, hold, occupy, and enjoy the land that the land is free from all encumbrances that mortgagor, and the heirs, legal representatives, or assigns of mortgagor, will make such further assurances to protect the fee simple title to the land in mortgagee, its successors, legal representatives, or assigns, as may reasonably be required that mortgagor does hereby fully warrant the title of the land and will defend the same against the lawful claims of all persons whomsoever.

Provided, however, that this mortgage is subject to the following:

N/A

Provided always, that if mortgagor, mortgagor's heirs, legal representatives, or assigns shall pay to mortgagee, its successors, legal representatives, or assigns, that certain promissory note of which the following is a true and correct copy:

and shall perform, comply with, and abide by each and every stipulation, agreement, condition, and covenant of the note and of this mortgage, and shall pay all taxes that may accrue on the property and all costs and expenses that mortgagee, mortgagee's heirs, legal representatives, or assigns may be put to in collecting the note in foreclosure of this mortgage or otherwise, including a reasonable attorney's fee, then this mortgage and the estate hereby created shall cease and be null and void.

And mortgagor, for mortgagor, mortgagor's heirs, legal representatives, and assigns, does hereby covenant and agree:

SECTION ONE

PAYMENT OF PRINCIPAL AND INTEREST

To pay all and singular the principal and interest and other sums of money payable by virtue of the promissory note and this mortgage, or either, promptly on the days respectively the same severally become due.

SECTION TWO

TAXES, ASSESSMENTS, AND OTHER CHARGES

To pay all and singular the taxes, assessments, levies, liabilities, obligations, and encumbrances of every nature on the described property, each and every, and if the same are not promptly paid, mortgagee, its successors, legal representatives, or assigns may at any time pay the same without waiving or affecting the option to foreclose or any right hereunder, and every payment so made shall bear interest from the date thereof at the highest legal rate of percent per annum.

SECTION THREE

CHARGES ARISING FROM DEFAULT

To pay all and singular the costs, charges, and expenses, including lawyer's fees, reasonably incurred or paid at any time by mortgagee, its successors, legal representatives or assigns, because of failure by mortgagor, mortgagor's heirs, legal representatives, or assigns to perform, comply with, and abide by each and every stipulation, agreement, condition, and covenant of the promissory note and this mortgage, or either, and every such payment shall bear interest from date at the highest legal rate.

SECTION FOUR

HAZARD INSURANCE

To keep the buildings now or hereafter on the land insured in a sum equal to the highest insurable value, both fire and extended coverage, in accompany or companies to be approved by mortgagee, and the policy or policies held by and payable to mortgagee, its successors, legal representatives, or assigns, and in the event any sum of money becomes payable under such policy or policies, mortgagee, its legal representatives or assigns shall have the option to receive and apply the same on account of the indebtedness hereby secured or to permit mortgagor to receive and use it or any part thereof for other purposes, without hereby waiving or impairing any equity, lien, or right under or by virtue of this mortgage, and may place and pay for such insurance or any part thereof without waiving or affecting the option to foreclose or any right hereunder, and each and every such payment shall bear interest from date at the highest legal rate.

SECTION FIVE

MAINTENANCE OF PROPERTY

To permit, commit, or suffer no waste, impairment, or deterioration of the property or any part thereof, except reasonable wear and tear and in the event of the failure of mortgagor to keep the buildings on the premises and those to be erected thereon, or improvements thereon, in good repair, mortgagee may make such repairs as in its discretion it may deem necessary for the proper preservation thereof and the full amount of each and every such payment shall be due and payable 15 days after demand and shall be secured by the lien of this mortgage.

SECTION SIX

COMPLIANCE WITH TERMS OF PROMISSORY NOTE

TO perform, comply with, and abide by each of the stipulations, agreements and conditions, and covenants of the promissory note.

SECTION SEVEN

APPOINTMENT OF RECEIVER

Mortgagee, at any time pending a suit on this mortgage, apply to the court having jurisdiction thereof, for the appointment of a receiver, and such court shall promptly appoint a receiver of the premises covered hereby, all and singular, including all and singular, profits issues and revenues from whatever source derived, each of and every of which, it being expressly understood, is hereby mortgaged, as if specially set forth and described in this mortgage. Such appointment shall be made by such court as an admitted equity and a matter of absolute right to mortgagee, and without reference to the adequacy or inadequacy of the property mortgaged or to the solvency or insolvency of mortgagor or the defendants.

Such rents profits, income, issues, and revenues shall be applied by such receiver according to the lien of this mortgage and practice of such court. In the event of any default on the part of mortgagor hereunder, mortgagor agrees to pay to mortgagee upon demand as a reasonable monthly rental for the premises an amount at least equivalent to 1/12th of the aggregate of the 12 monthly installment then payable in the current year plus the actual amount of the annual taxes, assessment, water rate and insurance premiums for such years not covered by the above monthly payments.

SECTION EIGHT

ACCELERATION

If any of such sums of money are not promptly paid within 30 days after becoming due and payable or if each of the stipulations, agreements, conditions and covenants of the promissory note and this mortgage, or either, are not fully performed complied with and abided by, the aggregate sum mentioned in the promissory note shall become due and payable forthwith or thereafter at the option of mortgagee, its successors, legal representatives or assigns, as fully and completely as if the aggregate sum were originally stipulated to paid on such day anything in the promissory note or herein to the contrary notwithstanding.

SECTION NINE

NOTICE

The mailing of a written notice or demand addressed to the owner of record of the mortgaged premises or to such owner at the last address, actually furnished to mortgagee, or if none, directed to the owner at the mortgaged premises and mailed by the United States mails, postage prepaid, shall be sufficient notice or demand in any case arising under this instrument and required by the provisions hereof or by law.

SECTION TEN

FORECLOSURE OF SUPERIOR LIEN

If foreclosure proceedings of any mortgage or lien of any kind superior or inferior to this mortgage are instituted, mortgagee hereunder may at its option, immediately or thereafter, declare this mortgage and the indebtedness secured hereby due and payable.

IN WITNESS WHEREOF

Mortgagor has hereunto set his hand on this mortgage the day and date written.

M. Miller
The 681 Chadwick Street Land Trust, M. Miller as trustee

Witnesses:

Linda Smith
Name
Chiara Payne
Name

Linda Smith
Signature
Chiara Payne
Signature

STATE OF Florida

COUNTY OF Essex

M. Miller personally appeared before me and displayed the following ID FDL-M 460995406110 acknowledged the execution of this instrument.

Dated: 10/15/2014
Laurie Carstarphen

My Commission Expires: 8/28/17



This instrument
was prepared by
Richard Barker, Jr.
Chief Financial Officer
City of Pensacola, Florida

LIEN FOR IMPROVEMENTS

The **CITY OF PENSACOLA**, a Florida municipal corporation, acting pursuant to Sections 4-3-19, 4-3-20, and 4-3-22 Code of the City of Pensacola, does hereby claim and impose a Lien of the following described real property located in Pensacola, Escambia County, Florida, to-wit:

HOSTRANDER, DEBORAH W
770 Berkley Dr

Lot 1 Block 1 S/D of Lot 7 Block 5 Woodland Hts Unit #4

in the total amount of \$219.00(Two Hundred Nineteen & 00/100)
for all cost incurred in clearing weeds, undergrowth, trash, filth, garbage or other refuse from the
aforementioned property on or about the 29th day of June, 2016. Said lien shall be equal in dignity
to all other special assessments for benefits against property within the City.

DATED this 14th day of September, 2016

THE CITY OF PENSACOLA
a municipal corporation

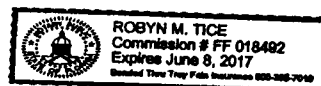
BY: [Signature]
ERIC W. OLSON
CITY ADMINISTRATOR

RECORDED AS
RECEIVED

ATTEST
[Signature]
CITY CLERK
(SEAL)
STATE OF FLORIDA
COUNTY OF ESCAMBIA

KEITH WILKINS
ASST.
THE FOREGOING INSTRUMENT was acknowledged before me this 21st day of
September, 2016, by Eric W. Olson, City Administrator of the City of Pensacola, a Florida
municipal corporation, on behalf of said municipal corporation. He is personally known to me and ~~did~~
not take an oath.

[Signature]
NOTARY PUBLIC



**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

**CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED**

CERTIFICATE # 02085 of 2014

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:

M MILLER TRUSTEE 3311 GULF BREEZE PKWY #138 GULF BREEZE, FL 32563	681 CHADWICK ST LAND TRUST 3311 GULF BREEZE PKWY #138 GULF BREEZE, FL 32563
M MILLER TRUSTEE C/O TENANTS 681 CHADWICK ST PENSACOLA FL 32503	JOSEPH P DEFFENBAUGH 1352 BUTTONWILLOW TRAIL PENSACOLA FL 32506

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



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.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **REDFIELD FUNDING LLC - SER 415 US BANK % REDFIELD FUNDING LLC** holder of **Tax Certificate No. 02085**, issued the 1st day of **June, A.D., 2014** 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:

W1/2 OF LT 24 BOONE PLACE PB 2 P 1 OR 1641 P 498

SECTION 49, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 044328000 (16-107)

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

M MILLER TRUSTEE and 681 CHADWICK ST LAND TRUST

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:

M MILLER TRUSTEE
3311 GULF BREEZE PKWY #138
GULF BREEZE, FL 32563

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.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **REDFIELD FUNDING LLC - SER 415 US BANK % REDFIELD FUNDING LLC** holder of Tax Certificate No. 02085, issued the 1st day of June, A.D., 2014 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:

W1/2 OF LT 24 BOONE PLACE PB 2 P 1 OR 1641 P 498

SECTION 49, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 044328000 (16-107)

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Personal Services:

681 CHADWICK ST LAND TRUST
3311 GULF BREEZE PKWY #138
GULF BREEZE, FL 32563

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Post Property:

681 CHADWICK ST 32503



**PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA**

By:
Emily Hogg
Deputy Clerk



SANTA ROSA COUNTY SHERIFFS OFFICE
SANTA ROSA COUNTY, FLORIDA

16-107



NON-ENFORCEABLE RETURN OF SERVICE

Document Number: SRSO16CIV003061NON

Agency Number:

Court: CIRCUIT

County: ESCAMBIA

Case Number: 16107

Attorney/Agent:

ESCAMBIA CO CLERK OF COURT
TAX DEED DIVISION

P.O. BOX 333
PENSACOLA, FL 32591-0333

Plaintiff: PAM CHILDERS CLERK OF THE CIRCUIT COURT AND COMPTROLLER ESCAMBIA
COUNTY

Defendant: M MILLER TRUSTEE AND 681 CHADWICK ST LAND TRUST

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

OTHER

Received the above named WRIT on 5/20/2016 at 2:41 PM to be served to 681 CHADWICK ST LAND TRUST and returned the same on 5/23/2016 at 11:30 AM in Santa Rosa for the reason that:

NOT SERVED. ADDRESS GIVEN IS A UPS STORE. UNABLE TO SERVE.

Wendell Hall, Sheriff
Santa Rosa

By: _____



J. ATKINS,

Service Fee: \$80.00
Receipt No: 31576-16-D

Printed By: JPLATT

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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Personal Services:

681 CHADWICK ST LAND TRUST
3311 GULF BREEZE PKWY #138
GULF BREEZE, FL 32563

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
SANTA ROSA COUNTY
SHERIFF'S OFFICE
2016 MAY 20 P 2:41



SANTA ROSA COUNTY SHERIFFS OFFICE
SANTA ROSA COUNTY, FLORIDA
CIVIL RECEIPT - NON-ENFORCEABLE



Document Number: SRSO16CIV003061NON

Receive Date: 5/20/2016 2:41 PM

Agency Number:

Clerk ID: SRSO00PER000303

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Plaintiff: PAM CHILDERS CLERK OF THE CIRCUIT COURT AND COMPTROLLER ESCAMBIA
COUNTY

Defendant: M MILLER TRUSTEE AND 681 CHADWICK ST LAND TRUST

Case Number: 16107

Court Name: CIRCUIT

County: ESCAMBIA

Appear On: 07/11/16

Attorney/Agent:

ESCAMBIA CO CLERK OF COURT
TAX DEED DIVISION

P.O. BOX 333
PENSACOLA, FL 32591-0333

Deposits & Fees:

Service Fee: \$80.00

+ Other Fees:

Total Fees: \$80.00

Deposit Amount: \$80.00

Check No. 900024528

Receipt No. 31576-16-D

Refund Amount:

Check No.

Receipt No.

Refund Date:

By:



Received By

A TRUE COPY (SEAL)
WENDELL HALL
SHERIFF, SANTA ROSA COUNTY
D.S. M
DATE _____
BY _____

WARNING

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Personal Services:

681 CHADWICK ST LAND TRUST
3311 GULF BREEZE PKWY #138
GULF BREEZE, FL 32563

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
SANTA ROSA COUNTY
SHERIFF'S OFFICE
2016 MAY 20 P 2:41



SANTA ROSA COUNTY SHERIFFS OFFICE
SANTA ROSA COUNTY, FLORIDA

16-107



NON-ENFORCEABLE RETURN OF SERVICE

Document Number: SRSO16CIV003061NON

Agency Number:

Court: CIRCUIT

County: ESCAMBIA

Case Number: 16107

Attorney/Agent:

ESCAMBIA CO CLERK OF COURT
TAX DEED DIVISION

P.O. BOX 333
PENSACOLA, FL 32591-0333

Plaintiff: PAM CHILDERS CLERK OF THE CIRCUIT COURT AND COMPTROLLER ESCAMBIA
COUNTY

Defendant: M MILLER TRUSTEE AND 681 CHADWICK ST LAND TRUST

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

OTHER

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NOT SERVED. UNABLE TO SERVE. ADDRESS GIVEN IS A UPS STORE.

Wendell Hall, Sheriff
Santa Rosa

By: _____

J. ATKINS,

Service Fee: \$80.00

Receipt No: 31576-16-D

Printed By: JPLATT

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Personal Services:

M MILLER TRUSTEE
3311 GULF BREEZE PKWY #138
GULF BREEZE, FL 32563

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
SANTA ROSA COUNTY
SHERIFF'S OFFICE
2016 MAY 20 P 2:41

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A TRUE COPY (SEAL)
SHERIFF, SANTA ROSA COUNTY
DATE _____ TIME _____ M _____ D.S.
BY _____

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Personal Services:

M MILLER TRUSTEE
3311 GULF BREEZE PKWY #138
GULF BREEZE, FL 32563

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
SANTA ROSA COUNTY
SHERIFF'S OFFICE
2016 MAY 20 P 2:41

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

16-107

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO16CIV027736NON

Agency Number: 16-008665

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT # 02085 2014

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: IN RE M MILLER TRUSTEE AND 681 CHADWICK ST LAND TRUST

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 6/8/2016 at 2:14 PM and served same at 4:10 PM 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. Lucas 9/9
K. LUCAS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: NDSCHERER

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Post Property:

681 CHADWICK ST 32503



**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: 044328000 Certificate Number: 002085 of 2014**

**Payor: Pensacola Home Buyers 3311 GULF BREEZE PKWY #138 GULF BREEZE, FL 32563
Date 06/27/2016**

Clerk's Check #	2016394	Clerk's Total	\$470.25
Tax Collector Check #	1	Tax Collector's Total	\$4,350.61
		Postage	\$21.36
		Researcher Copies	\$5.00
		Total Received	\$4,847.22

**PAM CHILDERS
Clerk of the Circuit Court**

Received By: Sam Bush
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>**

16-107

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

Case # 2014 TD 002085

Redeemed Date 06/27/2016

Name Pensacola Home Buyers 3311 GULF BREEZE PKWY #138 GULF BREEZE, FL 32563

Clerk's Total = TAXDEED	\$470.25
Due Tax Collector = TAXDEED	\$4,350.61
Postage = TD2	\$21.36
ResearcherCopies = TD6	\$5.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
------	--------	------	-------------	------------	------------

FINANCIAL SUMMARY

No Information Available - See Dockets



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 044328000 Certificate Number: 002085 of 2014

Redemption ☐ Yes ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="07/11/2016"/>	Redemption Date <input type="text" value="06/27/2016"/>
Months	3	2
Tax Collector	<input type="text" value="\$4,157.28"/>	<input type="text" value="\$4,157.28"/>
Tax Collector Interest	\$187.08	\$124.72
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$4,350.61	<input type="text" value="\$4,288.25"/> TC
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$20.25	\$13.50
Total Clerk	\$470.25	<input type="text" value="\$463.50"/> CH
Postage	<input type="text" value="\$21.36"/>	<input type="text" value="\$21.36"/>
Researcher Copies	<input type="text" value="\$5.00"/>	<input type="text" value="\$5.00"/>
Total Redemption Amount	\$4,847.22	\$4,778.11
	Repayment Overpayment Refund Amount	<input type="text" value="\$69.11"/> Redeemer

Notes

M MILLER TRUSTEE [16-107]
3311 GULF BREEZE PKWY #138
GULF BREEZE, FL 32563

9171 9690 0935 0128 0815 06

681 CHADWICK ST LAND TRUST
[16-107]
3311 GULF BREEZE PKWY #138
GULF BREEZE, FL 32563

9171 9690 0935 0128 0815 51

M MILLER TRUSTEE [16-107]
C/O TENANTS
681 CHADWICK ST
PENSACOLA FL 32503

9171 9690 0935 0128 0815 13

JOSEPH P DEFFENBAUGH [16-107]
1352 BUTTONWILLOW TRAIL
PENSACOLA FL 32506

9171 9690 0935 0128 0815 44

Returned - No Mail
receptacle

CERTIFIED MAIL™

Pam Childers

Clerk of the Circuit Court & Comptroller
Official Records
221 Palafox Place, Suite 110
Pensacola, FL 32502



9171 9690 0935 0128 0815 13

NEOPOST

FIRST-CLASS MAIL

06/08/2016

US POSTAGE

\$005.11



ZIP 32502
041M11272965

RTS
does not
live
here

MILLER TRUSTEE [16-107]

C/O TENANTS MIXIE
681 CHADWICK ST
PENSACOLA FL 3256

322 DE 1

0006/13/16

RETURN TO SENDER
NO MAIL RECEIPTABLE
UNABLE TO FORWARD

BC: 32502583335

*2187-01367-08-43

32502583335

CO1



14/002085

NL



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

July 1, 2016

PENSACOLA HOME BUYERS
3311 GULF BREEZE PKWY #138
GULF BREEZE FL 32563

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

2014 TD 002085

\$69.11

TOTAL \$69.11

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:

Emily Hogg
Tax Deed Division



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

July 1, 2016

REDFIELD FUNDING LLC-SER 415 US BANK % REDFIELD FUNDING LLC
PO BOX 645040
CINCINNATI OH 45264

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
2014 TD 002085	\$450.00	\$13.50	\$463.50

TOTAL \$463.50

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division

THE SUMMATION WEEKLY

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

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **REDFIELD FUNDING LLC - SER 415 US BANK % REDFIELD FUNDING LLC** holder of Tax Certificate No. 02085, issued the 1st day of June, A.D., 2014 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:

W1/2 OF LT 24 BOONE PLACE PB 2 P 1 OR 1641 P 498

SECTION 49, TOWNSHIP 1 S, RANGE 30 W

**TAX ACCOUNT NUMBER
044328000 (16-107)**

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

**M MILLER TRUSTEE and 681
CHADWICK ST LAND TRUST**

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 8th 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.

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 2014 TD 02085 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 7-3-16.

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
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 June 2016, by Malcolm G. Ballinger, who is personally known to me.

Na'Shanda L. Edwards

NA'SHANDA L. EDWARDS, NOTARY PUBLIC

