

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1700629

Date of Tax Deed Application

Jul 31, 2017

This is to certify that **CMON LLC AND GEEZ LLC PARTNERS CITIBANK, N.A., AS COLLATERAL**, holder of **Tax Sale Certificate Number 2015 / 3943**, Issued the 1st Day of June, 2015 and which encumbers the following described property in the county of Escambia County, State of Florida, to wit: **07-1076-000**

Cert Holder:

**CMON LLC AND GEEZ LLC PARTNERS CITIBANK, N.A., AS COLLATERAL
4747 EXECUTIVE DRIVE SUITE 510 SAN DIEGO, CA 92121**

Property Owner:

**LEWIS WALTER KEITH JR
3712 W GADSDEN ST
PENSACOLA, FL 32505
E 15 FT OF LT 19 & ALL OF LT 20 BLK 4 OAKDALE PB 1 P 56 OR
7184 P 1187 CA 158**

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
2015/3943	07-1076-000	06/01/2015	770.91	38.55	809.46

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
2017/3528	07-1076-000	06/01/2017	508.08	6.25	25.40	539.73

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	1,349.19
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	0.00
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)	1,724.19

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.	23,148.50
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 7th day of August, 2017 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: 11/21/18

By 

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
07-1076-000 2015

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1700629

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
CMON LLC AND GEEZ LLC PARTNERS CITIBANK, N.A., AS COLLATERAL
4747 EXECUTIVE DRIVE SUITE 510
SAN DIEGO, CA 92121,

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

Account Number	Certificate No.	Date	Legal Description
07-1076-000	2015/3943	06-01-2015	E 15 FT OF LT 19 & ALL OF LT 20 BLK 4 OAKDALE PB 1 P 56 OR 7184 P 1187 CA 158

I agree to:

- pay any current taxes, if due and
- redeem all outstanding tax certificates plus interest not in my possession, and
- pay all delinquent and omitted taxes, plus interest covering the property.
- 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 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
CMON LLC AND GEEZ LLC PARTNERS CITIBANK, N.A.,
AS COLLATERAL
4747 EXECUTIVE DRIVE SUITE 510
SAN DIEGO, CA 92121

07-31-2017
Application Date

Applicant's signature



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:	342S300870190004
Account:	071076000
Owners:	LEWIS WALTER KEITH JR
Mail:	3712 W GADSDEN ST PENSACOLA, FL 32505
Situs:	3712 W GADSDEN ST 32505
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	COUNTY MSTU
Schools (Elem/Int/High):	GLOBAL LEARNING ACADEMY/WARRINGTON/PENSACOLA
Tax Inquiry:	Open Tax Inquiry Window
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	

Assessments				
Year	Land	Imprv	Total	Cap Val
2017	\$5,354	\$40,296	\$45,650	\$45,650
2016	\$5,354	\$40,943	\$46,297	\$46,297
2015	\$5,354	\$38,718	\$44,072	\$44,072

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

★ [File for New Homestead Exemption Online](#)

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
08/28/2014	7218	1634	\$16,000	WD	View Instr
06/19/2014	7184	1187	\$100	QC	View Instr
04/26/2013	7007	379	\$100	WD	View Instr
02/08/2013	6978	132	\$100	WD	View Instr
12/2006	6062	1268	\$100	WD	View Instr
12/2006	6062	1257	\$100	QC	View Instr
02/1997	4100	1006	\$26,000	WD	View Instr
07/1993	3393	388	\$100	WD	View Instr
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					

2017 Certified Roll Exemptions
HOMESTEAD EXEMPTION

Legal Description

E 15 FT OF LT 19 & ALL OF LT 20 BLK 4
OAKDALE PB 1 P 56 OR 7218 P 1634 CA 158

Extra Features

None

Parcel Information

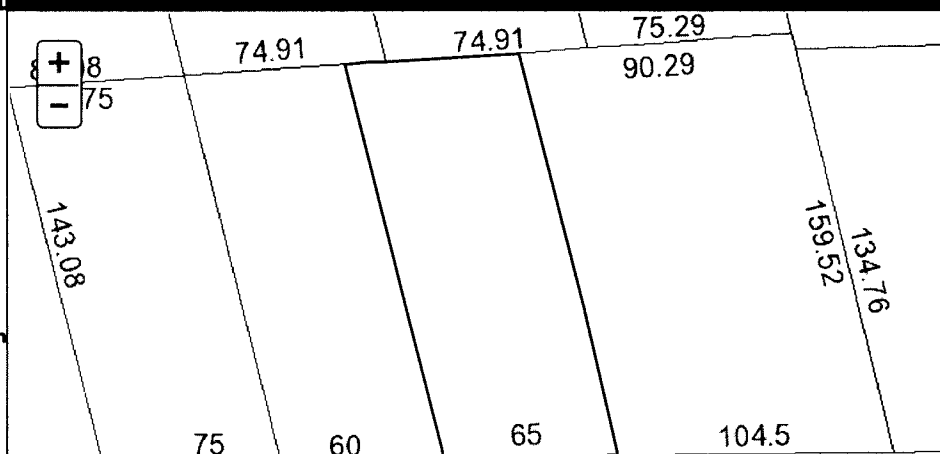
[Launch Interactive Map](#)

Section Map Id:
CA158

Approx. Acreage:
0.2312

Zoned:
MDR

Evacuation & Flood Information
[Open Report](#)



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

Buildings

Address: 3712 W GADSDEN ST, Year Built: 1955, Effective Year: 1955

18-050

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.: 13988

October 8, 2017

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 10-06-1997, through 10-06-2017, and said search reveals the following:

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

Walter Keith Lewis, Jr.

2. The land covered by this Report is:

LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF

3. The following unsatisfied mortgages, liens and judgments affecting the land covered by this Report appear of record:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

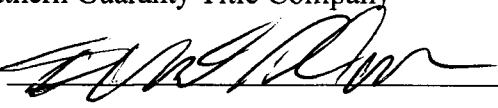
4. Taxes:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

The foregoing report is prepared and furnished for information only, is not intended to constitute or imply any opinion, warranty, guaranty, insurance, or similar assurance as to the status of title, and no determination has been made of the authenticity of any instrument described or referred to herein. The name search for the purposes of determining applicable judgments and liens is limited to the apparent record owner(s) shown herein. No attempt has been made to determine whether the land is subject to liens or assessments which are not shown as existing liens by the public records. The Company's liability hereunder shall not exceed the cost of this Report, or \$1,000.00 whichever is less.

THIS REPORT SHALL NOT BE USED FOR THE ISSUANCE OF TITLE INSURANCE.

Southern Guaranty Title Company

By: 

October 8, 2017

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 13988

October 8, 2017

East 15 feet of Lot 19 and all of Lot 20, Block 4, Oakdale, Plat Book 1, page 56, O.R. Book 7218, page 1634, CA 158, Escambia County, Florida.

**OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 13988

October 8, 2017

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

1. Possible Code Enforcement Lien filed by Escambia County against Walter Lewis recorded in O.R. Book 6655, page 1913.
2. Taxes for the year 2014-2016 delinquent. The assessed value is \$45,650.00. Tax ID 07-1076-000.

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

Scott Lunsford
Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32591

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 1-2-2018

TAX ACCOUNT NO.: 07-1076-000

CERTIFICATE NO.: 2015-3943

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, 221 Palafox Place, 4th Floor/
190 Governmental Center, 32502

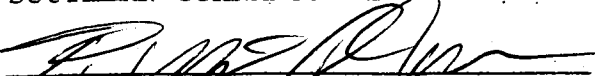
X Homestead for 2017 tax year.

Walter Keith Lewis, Jr.
3712 W. Gadsden St.
Pensacola, FL 32505

Escambia County Code Enforcement
3363 West Park Place
Pensacola, FL 32505

Certified and delivered to Escambia County Tax Collector,
this 9th day of October, 2017.

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 SPACE PROVIDED FOR RECORDER'S USE ONLY:

WHEN RECORDED RETURN TO:

A Edwards, LLC

PO Box 11994

Pensacola, Florida, 32524

WARRANTY DEED

THE GRANTOR(S),

- A Edwards, LLC, MaryBeth Edwards, Managing Member,
for and in consideration of: \$16,000.00 grants, bargains, sells, conveys and warranties to the
GRANTEE(S):

- Walter Keith Lewis, JR, 4154 Culpepper Court, Columbus, Franklin County, Ohio, 43207,
whose social security number is [REDACTED]
the following described real estate, situated in Pensacola, in the County of Escambia, State of
Florida:

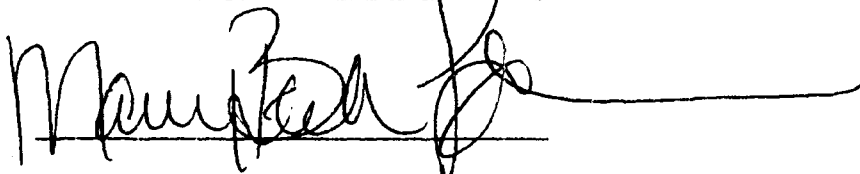
(legal description): E 15 FT OF LT 19 & ALL OF LT 20 BLK 4 OAKDALE PB 1 P 56 OR
6062 P 1259 OR 6978 P 132 OR 7007 P 379 CA 158 a.k.a - 3712 West Gadsden Street

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions,
rights of way and easements of record the grantor hereby covenants with the Grantee(s) that
Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell
and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and
defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

Tax Parcel Number: 342S300870190004

Grantor Signatures:

DATED: 8/28/2014



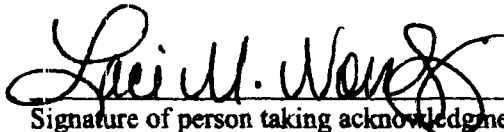
MaryBeth Edwards, Managing Member, on behalf of
A Edwards, LLC
PO Box 11994
Pensacola, Florida, 32524

STATE OF FLORIDA, COUNTY OF ESCAMBIA, ss:

The foregoing instrument was acknowledged before me this 28th day of
August, 2014 by MaryBeth Edwards, Managing Member, on behalf of A
Edwards, LLC, who are personally known to me or who have produced
FL Driver's License as identification.



Laci M. Nowling
Commission # FF061280
Expires: Oct. 09, 2017
WWW.AARONNOTARY.com



Signature of person taking acknowledgment

Laci Nowling

Name typed, printed, or stamped

Sr. FSA

Title or rank

Serial number (if applicable)

Witness Signatures:

Elizabeth Tyson

Witness

Kelvin De

Witness

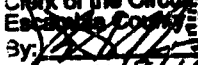
Elizabeth Tyson

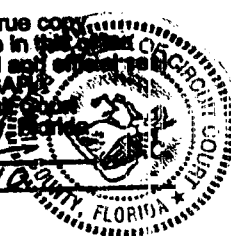
Kelvin De

**THE OFFICE OF ENVIRONMENTAL ENFORCEMENT
SPECIAL MAGISTRATE
IN AND FOR THE
COUNTY OF ESCAMBIA, STATE OF FLORIDA**

ESCAMBIA COUNTY, FLORIDA

VS.

Certified to be a true copy
the original on file in this office
Witness my hand and official seal
ERNEE LEE MAGAHA
Clerk of the Circuit Court
Escambia County, Florida
By: 
Date: 11/8/10



**CASE NO: CE#09-12-07959
LOCATION: 1117 West Maxwell Street
PR# 182S30-6000-008-023**

**Walter Lewis
1123 Amlens Circle
Pensacola, Florida 32505**

ORDER

This CAUSE having come before the Office of Environmental
Enforcement Special Magistrate on the Petition of the Environmental Enforcement
Officer for alleged violation of the ordinances of the County of Escambia, State of
Florida, and the Special Magistrate having considered the evidence before him in the
form of testimony by the Enforcement Officer and the respondent or representative,
Mr. James L. Lewis, as well as evidence submitted and after consideration of the
appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate
finds that a violation of the following Code of Ordinance(s) has occurred and continues

- ☐ 42-196 (a) Nuisance Conditions
 - ☒ 42-196 (b) Trash and Debris
 - ☒ 42-196 (c) Inoperable Vehicle(s); Described Blue Mercedes
-
- ☐ 42-196 (d) Overgrowth

- ☐ 30-203 Unsafe Building; Described as ☐ Main Structure ☐ Accessory Building(s)
- ☐ (a) ☐ (b) ☐ (c) ☐ (d) ☐ (e) ☐ (f) ☐ (g) ☐ (h) ☐ (i) ☐ (j) ☐ (k) ☐ (l) ☐ (m) ☐ (n) ☐ (o)
- ☐ (p) ☐ (q) ☐ (r) ☐ (s) ☐ (t) ☐ (u) ☐ (v) ☐ (w) ☐ (x) ☐ (y) ☐ (z) ☐ (aa) ☐ (bb) ☐ (cc) ☐ (dd)
- ☐ 94-51 Obstruction of County Right-of-Way (ROW)
- ☐ 82-171 Mandatory Residential Waste Collection
- ☐ 82-15 Illegal Burning
- ☐ 82-5 Littering Prohibited
- ☐ LDC Article 6 Commercial in residential and non permitted use
- ☐ LDC 4.01.02 and LDC 4.01.04 Land Disturbance without permits
- ☐ LDC 8.03.02 and COO 86-91 Prohibited Signs, Un-permitted Sign ROW
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby ORDERED that: James R. Lewis
in personable white
 shall have until November 5, 2010 to correct the violation and to bring the violation
and until December 8, 2010 to remove the trash and debris
 into compliance. Corrective action shall include:

- ☒ Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. Maintain clean conditions to avoid a repeat violation.
- ☒ Remove vehicle. Repair vehicle or store in rear yard behind 6' opaque fencing
- ☐ Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.
- ☐ Remove all structures, signs, vehicles, etc. from County ROW; refrain from further obstruction.
- ☐ Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods
- ☐ Immediately cease burning and refrain from future burning
- ☐ Remove all refuse and dispose of legally and refrain from future littering
- ☐ Rezone property and conform to all performance standards or complete removal of the commercial or industrial entity
- ☐ Obtain necessary permits or cease operations
- ☐ Acquire proper permits or remove sign(s)
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____

If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 50.00 ^{per day} per day, commencing Nov. 6, 2010. ^{for} ^{Vehicle} ^{See Order for typed & dated}

This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. **YOU ARE REQUIRED,** immediately upon your full correction of this violation(s), to contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance. If the violation is not abated within the specified time period, then the County may elect to take whatever measures are necessary to abate the violation for you. These measures could include, but are not limited to, **DEMOLISHING YOUR STRUCTURE(S), LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE(S).** The reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of \$ 4,000 are awarded in favor of Escambia County as the prevailing party against John L. Lewis.

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1) F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All Monies owing hereunder shall constitute a lien on **ALL YOUR REAL AND PERSONAL PROPERTY** including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

You have the right to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at Escambia Central Office Complex, 3363 W. Park Place, Pensacola, Florida 32504 and the Escambia County Circuit Court at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than 30 days from the date of this Order. Failure to timely file a Written Notice of Appeal will waive your rights to appeal.

Jurisdiction is retained to enter such further orders as may be appropriate and necessary.

DONE AND ORDERED at Escambia County, Florida on the 2nd day of November, 2010.



Janet Lander
Special Magistrate
Office of Environmental Enforcement



Scott Lunsford, CFC • Escambia County Tax Collector

EscambiaTaxCollector.com

facebook.com/ECTaxCollector

twitter.com/escambiatc



SCAN TO PAY ONLINE

2017 Real Estate Property Taxes

Notice of Ad Valorem and Non-Ad Valorem Assessments

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
07-1076-000	06		342S300870190004

LEWIS WALTER KEITH JR
3712 W GADSDEN ST
PENSACOLA, FL 32505

PROPERTY ADDRESS:
3712 W GADSDEN ST

EXEMPTIONS:
HOMESTEAD EXEMPTION

PRIOR YEAR(S) TAXES OUTSTANDING

18-050

15/3943

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
COUNTY	6.6165	45,650	25,000	20,650	136.63
PUBLIC SCHOOLS					
BY LOCAL BOARD	2.2480	45,650	25,000	20,650	46.42
BY STATE LAW	4.3830	45,650	25,000	20,650	90.51
WATER MANAGEMENT	0.0353	45,650	25,000	20,650	0.73
SHERIFF	0.6850	45,650	25,000	20,650	14.15
M.S.T.U. LIBRARY	0.3590	45,650	25,000	20,650	7.41

TOTAL MILLAGE 14.3268 AD VALOREM TAXES \$295.85

LEGAL DESCRIPTION

NON-AD VALOREM ASSESSMENTS

E 15 FT OF LT 19 & ALL OF LT 20 BLK 4 OAKDALE
PB 1 P 56 OR 7218 P 1634 CA 158

FP FIRE PROTECTION 125.33

NON-AD VALOREM ASSESSMENTS \$125.33

Pay online at EscambiaTaxCollector.com

Payments must be in U.S. funds drawn from a U.S. bank

COMBINED TAXES AND ASSESSMENTS \$421.18

If Paid By Please Pay	Nov 30, 2017 \$404.33	Dec 31, 2017 \$408.54	Jan 31, 2018 \$412.76	Feb 28, 2018 \$416.97	Mar 31, 2018 \$421.18
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RETAIN FOR YOUR RECORDS

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

2017 Real Estate Property Taxes

ACCOUNT NUMBER
07-1076-000
PROPERTY ADDRESS
3712 W GADSDEN ST

LEWIS WALTER KEITH JR
3712 W GADSDEN ST
PENSACOLA, FL 32505

Make checks payable to:
Scott Lunsford, CFC
Escambia County Tax Collector

P.O. BOX 1312
PENSACOLA, FL 32591

Pay online at EscambiaTaxCollector.com

PRIOR YEAR(S) TAXES OUTSTANDING

Payments in U.S. funds from a U.S. bank

PAY ONLY ONE AMOUNT

AMOUNT IF PAID BY	Nov 30, 2017 404.33
AMOUNT IF PAID BY	Dec 31, 2017 408.54
AMOUNT IF PAID BY	Jan 31, 2018 412.76
AMOUNT IF PAID BY	Feb 28, 2018 416.97
AMOUNT IF PAID BY	Mar 31, 2018 421.18

DO NOT FOLD, STAPLE, OR MUTILATE

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: 071076000 Certificate Number: 003943 of 2015

Payor: WALTER KEITH LEWIS JR 3712 W GADSDEN ST PENSACOLA, FL 32505 Date
11/27/2017

Clerk's Check #	442495815	Clerk's Total	\$490.50
Tax Collector Check #	1	Tax Collector's Total	\$1,885.62
		Postage	\$26.30
		Researcher Copies	\$8.00
		Total Received	\$2,410.42

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
 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 # 2015 TD 003943
 Redeemed Date 11/27/2017**

Name WALTER KEITH LEWIS JR 3712 W GADSDEN ST PENSACOLA, FL 32505

Clerk's Total = TAXDEED	\$490.50
Due Tax Collector = TAXDEED	\$1,885.62
Postage = TD2	\$26.30
ResearcherCopies = TD6	\$8.00

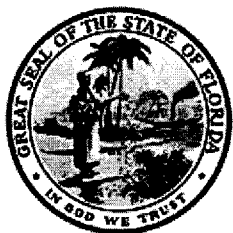
• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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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: 071076000 Certificate Number: 003943 of 2015

Redemption ☐ Yes ☒ No Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="01/02/2018"/>	Redemption Date <input type="text" value="11/27/2017"/>
Months	6	4
Tax Collector	<input type="text" value="\$1,724.19"/>	<input type="text" value="\$1,724.19"/>
Tax Collector Interest	\$155.18	\$103.45
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$1,885.62	<input type="text" value="\$1,833.89"/> 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	\$40.50	\$27.00
Total Clerk	\$490.50	<input type="text" value="\$477.00"/> CH
Postage	<input type="text" value="\$26.30"/>	<input type="text" value="\$26.30"/>
Researcher Copies	<input type="text" value="\$8.00"/>	<input type="text" value="\$8.00"/>
Total Redemption Amount	\$2,410.42	\$2,345.19
	Repayment Overpayment Refund Amount	<input type="text" value="\$65.23"/> +40 = <input type="text" value="\$105.23"/> redeemer

Notes

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 03943 of 2015

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on November 16, 2017, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

WALTER KEITH LEWIS JR 3712 W GADSDEN ST PENSACOLA, FL 32505	WALTER KEITH LEWIS JR 4154 CULPEPPER COURT COLUMBUS OHIO 43207
---	--

WALTER LEWIS 1123 AMIENS CIRCLE PENSACOLA FL 32505	ESCAMBIA COUNTY OFFICE OF COUNTY ATTORNEY 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502
--	---

ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT
ESCAMBIA CENTRAL OFFICE COMPLEX
3363 WEST PARK PLACE
PENSACOLA FL 32505

WITNESS my official seal this 16th day of November 2017.



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 January 2, 2018, 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 CMON LLC AND GEEZ LLC PARTNERS CITIBANK NA AS COLLATERAL holder of Tax Certificate No. 03943, issued the 1st day of June, A.D., 2015 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:

E 15 FT OF LT 19 & ALL OF LT 20 BLK 4 OAKDALE PB 1 P 56 OR 7184 P 1187 CA 158

SECTION 34, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 071076000 (18-050)

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

WALTER KEITH LEWIS JR

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Tuesday in the month of January, which is the 2nd day of January 2018.

Dated this 16th day of November 2017.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Post Property:

3712 W GADSDEN ST 32505



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Dated this 16th day of November 2017.

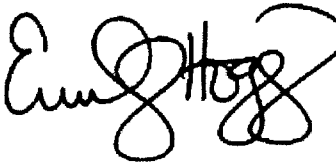
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Personal Services:

WALTER KEITH LEWIS JR
3712 W GADSDEN ST
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By: 
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed

NON-ENFORCEABLE RETURN OF SERVICE

18-050

Document Number: ECSO17CIV059941NON

Agency Number: 18-001972

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 03943 2015

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: WALTER KEITH LEWIS JR

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Substitute

Received this Writ on 11/16/2017 at 2:22 PM and served same on WALTER KEITH LEWIS JR , in ESCAMBIA COUNTY, FLORIDA, at 12:18 PM on 11/20/2017 by leaving 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, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: CATHIE LEWIS, RESIDENT, as a member of the household and informing said person of their contents.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

A. Hardin

A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: NDSCHERER

WARNING

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Dated this 16th day of November 2017.

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:

WALTER KEITH LEWIS JR
3712 W GADSDEN ST
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
2017 NOV 15 2 22
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed

NON-ENFORCEABLE RETURN OF SERVICE

18-050

Document Number: ECSO17CIV059913NON

Agency Number: 18-001933

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT # 03943 2015

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE WALTER KEITH LEWIS JR

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 11/16/2017 at 2:25 PM and served same at 9:00 AM on 11/21/2017 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: _____

A. Hardin 826
A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: NDSCHERER

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Post Property:

3712 W GADSDEN ST 32505



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

By:
Emily Hogg
Deputy Clerk

RECEIVED
NOV 15 2 25
CLERK OF CIRCUIT COURT
PENSACOLA, FL



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

December 7, 2017

WALTER KEITH LEWIS JR
3712 W GADSDEN ST
PENSACOLA FL 32505

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

2015 TD 003943

\$105.23

TOTAL \$105.23

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 •

December 8, 2017

CMON LLC AND GEEZ LLC PARTNERS CITIBANK NA AS COLLATERAL
4747 EXECUTIVE DRIVE SUITE 510
SAN DIEGO CA 92121

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
2015 TD 003943	\$450.00	\$27.00	\$477.00

TOTAL \$477.00

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:

Emily Hogg
Tax Deed Division

WALTER KEITH LEWIS JR [18-050]
3712 W GADSDEN ST
PENSACOLA, FL 32505

9171 9690 0935 0128 2362 72

WALTER KEITH LEWIS JR [18-050]
4154 CULPEPPER COURT
COLUMBUS OHIO 43207

9171 9690 0935 0128 2362 89

12.7.17 RETURNED.
LITF

WALTER LEWIS [18-050]
1123 AMIENS CIRCLE
PENSACOLA FL 32505

9171 9690 0935 0128 2362 96

ESCAMBIA COUNTY [18-050]
OFFICE OF COUNTY ATTORNEY
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

9171 9690 0935 0128 2363 02

ESCAMBIA COUNTY OFFICE OF
CODE ENFORCEMENT [18-050]
3363 WEST PARK PLACE
PENSACOLA FL 32505

9171 9690 0935 0128 2363 19

Pam Childers

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

CERTIFIED MAIL™



9171 9690 0935 0128 2362 89

NEOPOST

11/16/2017

US POSTAGE \$005.26



ZIP 32502
041M11272965

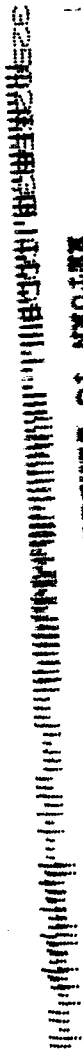
CTF

WALTER KEITH LEWIS JR [18-050]
4154 CULPEPPER COURT
COLUMBIUS OHIO

9 11/29/17

RETURN TO SENDER
UNABLE TO FORWARD
RETURN TO SENDER

930300009093



Redlined

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

CERTIFIED MAIL™



9171 9690 0935 0128 2362 96

NEOPOST

11/16/2017

US POSTAGE \$005.26-



ZIP 32502
041M11272965

PAM CHILDERS
CLERK OF CIRCUIT COURT
PENSACOLA, FL

DEC 21 P 1:17

RECORDS

11/17

11-24

Ref 12-2

WALTER LEWIS [18-050]
1123 AMIENS CIRCLE
PENSACOLA FL 32505

UNC

RECEIVED **CO11**

322 DE 1

0012/22/17

RETURN TO SENDER
UNABLE TO FORWARD

250553335

***2187-04437-1E-40**



County of Escambia

Before the undersigned authority personally appeared Michael P. Driver who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a

NOTICE in the matter of SALE

01-02-2018 – TAX CERTIFICATE # 03943

in the	CIRCUIT	Court

was published in said newspaper in the issues of

NOVEMBER 30 & DECEMBER 7, 14, 21, 2017

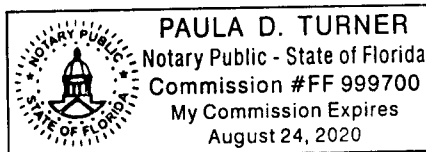
Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, Florida each week and has been entered as second class mail matter 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 in the said newspaper.

PUBLISHER

Sworn to and subscribed before me this 21ST day of DECEMBER

A.D., 2017

PAULA D. TURNER
NOTARY PUBLIC

[illegible]

E 15-EE SW 1/4 & S 1/4 NW 1/4
GARDEN CITY TOWNSHIP RANGE 36 W
SECTION 34, TOWNSHIP 7E RANGE 36 W

TAX ACCOUNT NUMBER 02176005 (12-059)

The following is a list of names and their corresponding certificates issued to them by the Board of Education:

KEITH LEWIS

Unless said certificate shall be returned according to law the person found guilty shall be sold to the highest bidder at public auction 3-10 A.M. on the first Monday of the next January, which is the 2nd day of January 1914.

Dated this 16th day of November 2012

[illegible]

PAM CHILDERS
CLERK OF THE DISTRICT COURT
ESCAMBAULT COUNTY, ALABAMA
(SEAL)
By: Emily Hogg
Deputy Clerk

09W-4W-11-30-12-97-14-21-2017