

17-470

Tax Collector's Certification

CTY-513

Tax Deed Application Number
1700338

Date of Tax Deed Application
May 09, 2017

This is to certify that **BLACKWELL EDDIE TTEE/BLACKWELL LIVING TRUST**, holder of **Tax Sale Certificate Number 2015 / 4105**, 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: **07-2175-000**

Cert Holder:
BLACKWELL EDDIE TTEE/BLACKWELL LIVING TRUST
723 OVERBROOK DRIVEFORT WALTON BEACH, FL 32547

Property Owner:
CUTLER JAMES D
PO BOX 1236
MAGNOLIA, AR 71754-1236
LT 20 BLK 3 PINEHURST S/D PB 2 P 76 OR 4635 P 1058 CA 184

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
2015/4105	07-2175-000	06/01/2015	220.78	77.27	298.05

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
/						

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. Total of Delinquent Taxes Paid by Tax Deed Applicant
3. Total of Current Taxes Paid by Tax Deed Applicant
4. Ownership and Encumbrance Report Fee
5. Tax Deed Application Fee
6. Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S.
7. Total (Lines 1 - 6)

298.05

0.00

150.56

200.00

175.00

823.61

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
19. Total Amount to Redeem

6.25

Done this the 16th day of May, 2017 Scott Lunsford, Tax Collector of Escambia County County

Date of Sale: 10/2/17

By 

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
07-2175-000 2015

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1700338

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
BLACKWELL EDDIE TTEE/BLACKWELL LIVING TRUST
723 OVERBROOK DRIVE
FORT WALTON BEACH, FL 32547,

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
07-2175-000	2015/4105	06-01-2015	LT 20 BLK 3 PINEHURST S/D PB 2 P 76 OR 4635 P 1058 CA 184

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
BLACKWELL EDDIE TTEE/BLACKWELL LIVING TRUST
723 OVERBROOK DRIVE
FORT WALTON BEACH, FL 32547

05-09-2017
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: 342S301261020003
Account: 072175000
Owners: CUTLER JAMES D
Mail: PO BOX 1236
 MAGNOLIA, AR 71754-1236
Situs: 138 ELM ST 32506
Use Code: VACANT RESIDENTIAL
Taxing Authority: COUNTY MSTU
Tax Inquiry: [Open Tax Inquiry Window](#)
 Tax Inquiry link courtesy of Scott Lunsford
 Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2016	\$7,000	\$0	\$7,000	\$7,000
2015	\$7,000	\$0	\$7,000	\$7,000
2014	\$11,875	\$0	\$11,875	\$11,875

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

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

Sales Data

Sale Date Book Page Value Type **Official Records (New Window)**
 12/2000 4635 1058 \$100 QC [View Instr](#)

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

2016 Certified Roll Exemptions

None

Legal Description

LT 20 BLK 3 PINEHURST S/D PB 2 P 76 OR 4635 P 1058
 CA 184

Extra Features

None

Parcel Information

[Launch Interactive Map](#)

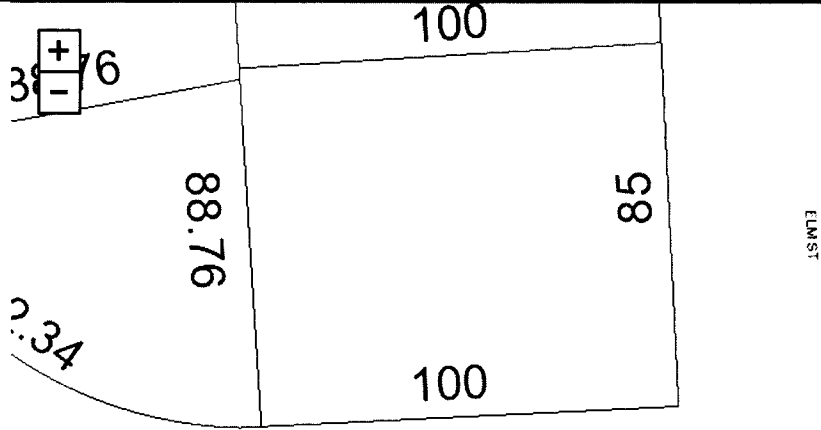
Section Map

Id:
 CA184

Approx. Acreage:
 0.1905

Zoned:
 MDR

Evacuation & Flood Information
[Open Report](#)



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

Buildings

[Images](#)



4/22/03

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: 05/30/2017 (tc.25996)

17-470

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.: 13768

July 10, 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 07-10-1997, through 07-10-2017, and said search reveals the following:

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

James D. Cutler

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: 

July 10, 2017

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 13768

July 10, 2017

Lot 20, Block 3, Pinehurst Subdivision, as per plat thereof, recorded in Plat Book 2, Page 76, of the Public Records of Escambia County, Florida

✓

**OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 13768

July 10, 2017

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

. Taxes for the year 2014-2016 delinquent. The assessed value is \$7,000.00. Tax ID 07-2175-000.

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: 10-3-2017

TAX ACCOUNT NO.: 07-2175-000

CERTIFICATE NO.: 2015-4105

In compliance with Section 197.256, Florida Statutes, the following is a list of names and addresses of those persons, firms and/or agencies having legal interest in or claim against the above described property. The above referenced tax sale certificate is being submitted as proper notification of tax deed sale.

YES NO

 X Notify City of Pensacola, P.O. Box 12910, 32521
 X Notify Escambia County, 190 Governmental Center, 32502
 X Homestead for tax year.

James D. Cutler
P.O. Box 1236
Magnolia, AR 71754

Unknown Tenants
138 Elm St.
Pensacola, FL 32506

Certified and delivered to Escambia County Tax Collector,
this 11th day of July, 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.

Return to: (enclose self-addressed stamped envelope)
Name: James D. Cutler
P.O. Box 1236
Address: Magnolia, AR 71754

This instrument Prepared by:
Name: Tommy E. McPherson, Esquire
Address: 601 New Warrington Road
Pensacola, FL 32506

Property Appraiser's Parcel Identification

File Number(s): 34-2S-30-1261-020-003

Grantee(s) S.S. # (s)

QUIT CLAIM DEED

OR BK 4635 PG1058
Escambia County, Florida
INSTRUMENT 2000-793535

DEED DOC STAMPS PD @ ESC CO \$ 0.70
12/07/00 ERNIE LEE MAGAHA, CLERK
By: Sale Agent

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This Quit Claim Deed, Executed the 7th day of December, 2000, by
DURWARD D. AGERTON

first party, to JAMES D. CUTLER

whose post office address is P.O. Box 1236, Magnolia, AR 71754-1236

second party.

(Wherever used herein the terms "first party" and "second party" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth, That the first party, for and in consideration of the sum of \$ 10.00 in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit claim unto the second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Escambia, State of Florida, to-wit:

Lot 20, Block 3, in Pinehurst Subdivision, a subdivision of a portion of Section 34, Township 2 South, Range 30 West, per plat of said subdivision, recorded in Plat Book 2, at page 76, of the records of Escambia County, Florida.

RCD Dec 07, 2000 02:07 pm
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 2000-793535

To Have and to Hold The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity to the only proper use, benefit and behoof of the said second party forever.

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

Signed, sealed and delivered in the presence of:

Tommy E. McPherson

Witness Signature (as to first Grantor)

TOMMY E. MCPHERSON

Printed Name

Cynthia J. Gordon

Witness Signature (as to first Grantor)

CYNTHIA J. GORDON

Printed Name

Witness Signature (as to Co-Grantor, if any)

Printed Name

Witness Signature (as to Co-Grantor, if any)

Printed Name

STATE OF FLORIDA

COUNTY OF ESCAMBIA

Durward D. Agerton

known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that he executed the same, and an oath was not taken. (Check one:) ☐ Said person(s) is/are personally known to me. ☐ Said person(s) provided the following type of identification: FL DL # A 263-164-17-089-0

NOTARY RUBBER STAMP SEAL



Robin M. McPherson
MY COMMISSION # CC883862 EXPIRES
November 7, 2003
BONDED THRU TROY FAIR INSURANCE, INC.

Durward D. Agerton

Grantor Signature

DURWARD D. AGERTON

Printed Name

701 N. 68th Ave., Pensacola, FL

Post Office Address

32506

Co-Grantor Signature, (if any)

Printed Name

Post Office Address

I hereby Certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared

Witness my hand and official seal in the County and State last aforesaid this 7th day of December, A.D. 2000

Robin M. McPherson

Notary Signature

ROBIN M. MCPHERSON

Printed Name

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 04105 of 2015

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on August 17, 2017, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

JAMES D CUTLER PO BOX 1236 MAGNOLIA, AR 71754-1236	JAMES D CUTLER C/O TENANTS 138 ELM ST PENSACOLA FL 32506
--	---

WITNESS my official seal this 17th day of August 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 October 2, 2017, 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 **EDDIE BLACKWELL TTEE/BLACKWELL LIVING TRUST** holder of **Tax Certificate No. 04105**, 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:

LT 20 BLK 3 PINEHURST S/D PB 2 P 76 OR 4635 P 1058 CA 184

SECTION 34, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 072175000 (17-470)

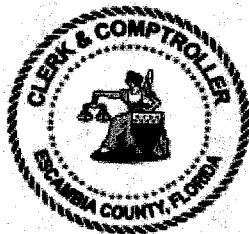
The assessment of the said property under the said certificate issued was in the name of

JAMES D CUTLER

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 Monday** in the month of **October**, which is the **2nd day of October 2017**.

Dated this 17th day of August 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:

138 ELM ST 32506



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

17- 470

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO17CIV042483NON

Agency Number: 17-011348

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT #2015 04105

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE JAMES D CUTLER

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 8/17/2017 at 2:12 PM and served same at 8:23 AM on 8/21/2017 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____



A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: MLDENISCO

WARNING

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Post Property:

138 ELM ST 32506



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

By:
Emily Hogg
Deputy Clerk

2017 AUG 17 2 12

RECEIVED

JAMES D CUTLER [17-470]
PO BOX 1236
MAGNOLIA, AR 71754-1236

9171 9690 0935 0129 1106 56

JAMES D CUTLER [17-470]
C/O TENANTS
138 ELM ST
PENSACOLA FL 32506

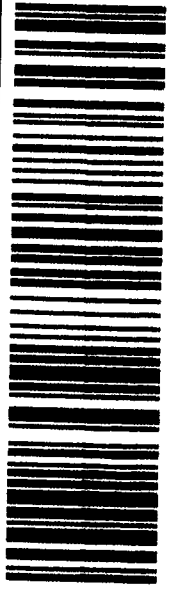
9171 9690 0935 0129 1106 63

Contact ✓

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

PAM CHILDERS
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2017 AUG 23 P 3:25
OFFICIAL RECORDS

CERTIFIED MAIL™



9171 9690 0935 0129 1106 63

NEOPOST
08/17/2017
US POSTAGE \$005.26
ZIP 32502
041M11272965

*Vacant
Lot
#7E*

JAMES D CUTLER [17-470]
E C/O TENANTS
138 ELM ST
PENSACOLA FL 32506
RETURN TO SENDER
UNABLE TO DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

UT 32502503335 *2157-11300-17-40
32502503335
32502503335

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
High Bid Tax Deed Sale**

**Cert # 004105 of 2015 Date 10/02/2017
Name ROBERT FEAGLEY**

Cash Summary

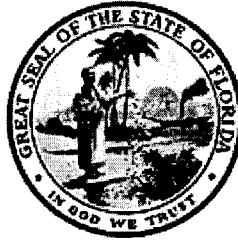
Cash Deposit	\$200.00
Total Check	\$1,856.50
Grand Total	\$2,056.50

**PAM CHILDERS
Clerk of the Circuit Court**

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
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**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
 High Bid Tax Deed Sale**

**Cert # 004105 of 2015 Date 10/02/2017
 Name ROBERT FEAGLEY**

Cash Summary

Cash Deposit	\$200.00
Total Check	\$1,856.50
Grand Total	\$2,056.50

Purchase Price (high bid amount)	\$2,000.00	Total Check	\$1,856.50
+ adv recording deed	\$10.00	Adv Recording Deed	\$10.00
+ adv doc. stamps deed	\$14.00	Adv Doc. Stamps	\$14.00
+ Adv Recording For Mailing	\$18.50		
Opening Bid Amount	\$1,386.90	Postage	\$10.52
		Researcher Copies	\$1.00
- postage	\$10.52		
- Researcher Copies	\$1.00		
		Adv Recording Mail Cert	\$18.50
- Homestead Exempt	\$0.00		
		Clerk's Prep Fee	\$14.00
=Registry of Court	\$1,375.38	Registry of Court	\$1,375.38
Purchase Price (high bid)	\$2,000.00		
-Registry of Court	\$1,375.38	Overbid Amount	\$613.10
-advance recording (for mail certificate)	\$18.50		
-postage	\$10.52		
-Researcher Copies	\$1.00		
= Overbid Amount	\$613.10		

**PAM CHILDERS
 Clerk of the Circuit Court**

By: _____
 Deputy Clerk

Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502
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 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 004105
 Sold Date 10/02/2017
 Name ROBERT FEAGLEY**

RegistryOfCourtT = TAXDEED	\$1,375.38
overbidamount = TAXDEED	\$613.10
PostageT = TD2	\$10.52
Researcher Copies = TD6	\$1.00
prepFee = TD4	\$14.00
advdocstampsdeed = TAXDEED	\$14.00
advancerecording = TAXDEED	\$18.50
AdvRecordingDeedT = TAXDEED	\$10.00

Date	Docket	Desc	 VIEW IMAGES
06/01/2015	0101	CASE FILED 06/01/2015 CASE NUMBER 2015 TD 004105	
06/15/2017	RECEIPT	PAYMENT \$450.00 RECEIPT #2017062610	
06/15/2017	TD83	TAX COLLECTOR CERTIFICATION	
06/15/2017	TD84	PA'S PRINT OUT	
07/31/2017	TD82	O & E REPORT	
08/18/2017	TD81	CERTIFICATE OF MAILING	
08/25/2017	CheckVoided	CHECK (CHECKID 83239) VOIDED: BALLINGER PUBLISHING PO BOX 12665 PENSACOLA, FL 32591	
08/25/2017	CheckMailed	CHECK PRINTED: CHECK # 900026664 -- REGISTRY CHECK	
09/12/2017	TD84	SHERRIFFS RETURN OF SERVICE	
09/19/2017	TD84	CERTIFIED MAIL TRACKING INFORMATION	

EffectiveDate	FeeCode	FeeDesc	TotalFee	AmountPaid	WaivedAmount	AmountOutstanding
06/15/2017 10:55:27 AM	TAXDEED	TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00
06/15/2017 10:56:23 AM	TD10	TAX DEED APPLICATION	60.00	60.00	0.00	0.00
06/15/2017 10:56:22 AM	TD70	ADVANCE PAY ONLINE AUCTION FEE	70.00	70.00	0.00	0.00

		Total	450.00	450.00	0.00	0.00
ReceiptDate	ReceiptNumber	Received_from	payment_amt	applied_amt	refunded_amt	
06/15/2017 11:07:33 AM	2017062610	EDDIE BLACKWELL TRUST	450.00	450.00	0.00	
		Total	450.00	450.00	0.00	
CashierDate	Type	TransactionID	TransactionName	Name	Amount	Status
08/25/2017 9:38:19 AM	Check (outgoing)	101142178	BALLINGER PUBLISHING	PO BOX 12665	200.00	900026664 CLEARED ON 8/25/2017
06/15/2017 11:07:33 AM	Deposit	101113784	EDDIE BLACKWELL TRUST		320.00	Deposit
Deposited			Used		Balance	
320.00			10,800.00		-10,480.00	

68260

Robert Feagley

\$ 2,000.00

Deposit
\$200.00

Sale Date	Case ID	Parcel	Edit Name on Title			Doc ** Stamps	Total Due	Certificate Number	Name On Title	Title Address
<input checked="" type="checkbox"/> 10/02/2017	2015 TD 00599	352S31100	Name on Title	Custom Fields	Style	\$19.60	\$2,662.10	05991	JOSEPH H. BOMA	PO BOX 3643 PE
<input checked="" type="checkbox"/> 10/02/2017	2015 TD 00583	332S31310				\$18.90	\$2,561.40	05832	Jan E. Sanchez	P O Box 1550 Per
<input checked="" type="checkbox"/> 10/02/2017	2015 TD 00570	272S31210				\$44.10	\$6,071.60	05706	JOSEPH H. BOMA	PO BOX 3643 PE
<input checked="" type="checkbox"/> 10/02/2017	2015 TD 00482	061S31340				\$28.70	\$3,966.20	04826	Thien Vo	775 Mohegan Cir.
<input checked="" type="checkbox"/> 10/02/2017	2015 TD 00410	342S30126				\$14.00	\$1,856.50	04105	Feagley Holdings I	9338 Glenn Moor L
<input checked="" type="checkbox"/> 10/02/2017	2015 TD 00342	172S30160				\$151.20	\$20,713.70	03426	Thien Vo	775 Mohegan Cir.
<input checked="" type="checkbox"/> 10/02/2017	2015 TD 00319	172S30100				\$23.80	\$3,266.30	03198	George B and Iren	PO BOX 10821 P
<input checked="" type="checkbox"/> 10/02/2017	2015 TD 00150	301S30410				\$11.90	\$54.40	01508		

Title Information:	
Name:	Feagley Holdings llc
Address1:	9338 Glenn Moor Lane
Address2:	
City:	Port Richey
State:	FL
Zip:	34668

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 EDDIE BLACKWELL TTEE/BLACKWELL LIVING TRUST holder of Tax Certificate No. 04105, 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:

LT 20 BLK 3 PINEHURST S/D PB 2 P 76 OR 4635
P 1058 CA 184
SECTION 34, TOWNSHIP 2 S, RANGE 30 W
TAX ACCOUNT NUMBER 072175000 (17-470)
The assessment of the said property under the said certificate issued was in the name of

JAMES D CUTLER

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 Monday in the month of October, which is the 2nd day of October 2017.

Dated this 17th day of August 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

4WR8/30-9/20TD

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 2015 TD 04105 in the Escambia Court was published in said newspaper in and was printed and released on August, 30, 2017, September 6, 2017, September 13, 2017, and again on September 20, 2017.

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

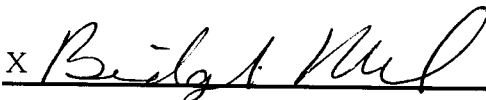


MALCOLM G. BALLINGER, PUBLISHER

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me, Bridget A. Roberts, this 29th day of September 2017, by Malcolm G. Ballinger, who is personally known to me.

X



Bridget A. Roberts
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG023500
Expires 8/22/2020

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2017077424 10/6/2017 2:50 PM
OFF REC BK: 7788 PG: 411 Doc Type: COM
Recording \$18.50

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

CERTIFICATE # 04105 of 2015

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on August 17, 2017, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

JAMES D CUTLER PO BOX 1236 MAGNOLIA, AR 71754-1236	JAMES D CUTLER C/O TENANTS 138 ELM ST PENSACOLA FL 32506
--	---

WITNESS my official seal this 17th day of August 2017.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

THE SUMMATION WEEKLY

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

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SECTION 34, TOWNSHIP 2 S, RANGE 30 W
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JAMES D CUTLER

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Dated this 17th day of August 2017.

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
By:
Emily Hogg
Deputy Clerk

4WR8/30-9/20TD

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X

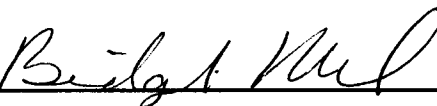


MALCOLM G. BALLINGER, PUBLISHER

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me, Bridget A. Roberts, this 29th day of September 2017, by Malcolm G. Ballinger, who is personally known to me.

X



Bridget A. Roberts
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG023500
Expires 8/22/2020

This instrument was prepared by:
Pam Childers, Clerk of the Circuit Court
Escambia County Courthouse
Pensacola, Florida

Tax Deed File No. 17-470
Property Identification No. 342S301261020003
Tax Account No. 072175000

TAX DEED

State of Florida
County of Escambia


The following Tax Sale Certificate Numbered 04105 issued on June 1, 2015 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 2nd day of October 2017, offered for sale as required by law for cash to the highest bidder and was sold to: **FEAGLEY HOLDINGS LLC, 9338 GLENN MOOR LANE PORT RICHEY FL 34668**, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.


Now, on this 2nd day of October 2017, in the County of Escambia, State of Florida, in consideration of the sum of (\$2,000.00) TWO THOUSAND AND 00/100 Dollars, being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

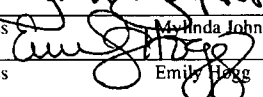
LT 20 BLK 3 PINEHURST S/D PB 2 P 76 OR 4635 P 1058 CA 184

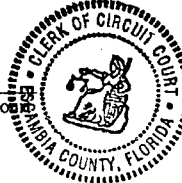
SECTION 34, TOWNSHIP 2 S, RANGE 30 W

** Property previously assessed to: JAMES D CUTLER


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


witness Myrinda Johnson


witness Emily Hogg




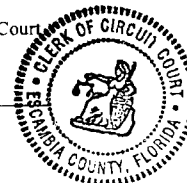
State of Florida
County of Escambia

On this 6th day of October 2017 before me Emily Hogg personally appeared Pam Childers, Clerk of the Circuit Court in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and official seal date aforesaid.

PAM CHILDERS, Clerk of the Circuit Court

By: 
Emily Hogg, Deputy Clerk





Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

October 12, 2017

EDDIE BLACKWELL TR
BLACKWELL LIVING TRUST
296 HARRISON CIR
HIAWASSEE GA 30546

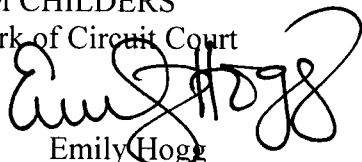
Dear Certificate Holder:

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 sold at auction; therefore your application fees are now refundable.

TAX CERT	TAXES	INTEREST	APP FEES	INTEREST	TOTAL
2015 TD 004826	\$1,030.73	\$77.30	\$450.00	\$33.75	\$1,591.78
2015 TD 004105	\$823.61	\$61.77	\$450.00	\$33.75	\$1,369.13
2015 TD 005706	\$1,704.23	\$127.82	\$450.00	\$33.75	\$2,315.80
2015 TD 005991	\$1,149.63	\$86.22	\$450.00	\$33.75	\$1,719.60
2015 TD 006431	\$787.16	\$59.04	\$450.00	\$33.75	\$1,329.95

TOTAL \$8,326.26

Very truly yours,
PAM CHILDERS
Clerk of Circuit Court

By: 
Emily Hogg
Tax Deed Division

Tax Cert		2015 TD 04105
Property Owner		James D Cutler
Property Address		138 Elm St 32506
SOLD TO:		
Robert Teagley \$2,000.00		
		Amt Available to Disburse \$

[illegible]

BALANCE IN TAX DEEDS SHOULD MATCH BALANCE IN BENCHMARK!!!!!!!!!!!!!!

Post sale process:

- Tax Deed Results Report to Tax Collector:**
 Print Deed/Send to Admin for signature
 Request check for recording fees/doc stamps
 Request check for Clerk Registry fee/fee due clerk
 Request check for Tax Collector fee (\$6.25 etc)
 Request check for certificate holder refund/taxes & app fees
 Request check for any unused sheriff fees to high bidder
~~Determine government lien payoffs/request checks~~
 Print Final notices to lienholders/owners
 Request check for postage fees for final notices
 Record Tax Deed/Certificate of Mailing
 Copy of Deed for file and to Tax Collector

Lien Information:

✓	
✓	
✓	Due \$
✓	Paid \$
✓	Due \$
✓	Paid \$
✓	Due \$
✓	Paid \$
✓	Due \$
✓	Paid \$
✓	Due \$
✓	Paid \$
	Due \$
	Paid \$
	Due \$
	Paid \$
	Due \$
	Paid \$

Notes:

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
NOTICE
(Pursuant to F.S. 197.582(2))**

Cert # 04105 of 2015

To: JAMES D CUTLER
C/O TENANTS
138 ELM ST
PENSACOLA FL 32506

Legal Description:

LT 20 BLK 3 PINEHURST S/D PB 2 P 76 OR 4635 P 1058 CA 184

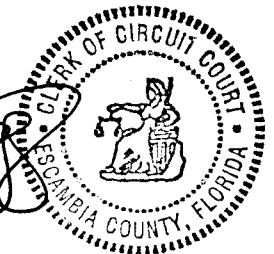
Pursuant to Chapter 197, F.S., the above property was sold at public sale on **October 2, 2017**. After payment of all funds due to government units has been made, a surplus of **\$581.14** will remain and be held by this office for a period of (1) year from the date of this notice for the benefit of persons having interest in and to this property as described in Section 197.502(4), F.S., as their interests may appear.

Attached hereto is a copy of the abstract of this property received from the office of the tax collector reflecting all such persons as described in Section 197.502(4), F.S., having an interest in the subject property. These funds will be used to satisfy in full, to the extent possible, each senior mortgage or lien in the property before distribution of any funds to any junior mortgage or lien. In order to be considered for distribution of these funds, you must submit a notarized statement of claim to this office, at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502, or P. O. Box 333, Pensacola, FL 32591-0333, detailing the particulars of your lien, and the amounts currently due, within (1) year of the date of this notice. A copy of this notice must be attached to your statement of claim. After examination of the statements of claim filed, this office will notify you if you are entitled to any payment.

Dated this 10th day of October 2017.

PAM CHILDERS
Clerk of the Circuit Court

By: 
Deputy Clerk



**Escambia County Governmental Center • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502
(850) 595-3793 • FAX (850) 595-4827 • <http://www.clerk.co.escambia.fl.us>**

9171 9690 0935 0128 0965 55

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
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JUVENILE
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MIS
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**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

NOTICE

(Pursuant to F.S. 197.582(2))

Cert # 04105 of 2015

To: JAMES D CUTLER
PO BOX 1236
MAGNOLIA, AR 71754-1236

Legal Description:

LT 20 BLK 3 PINEHURST S/D PB 2 P 76 OR 4635 P 1058 CA 184

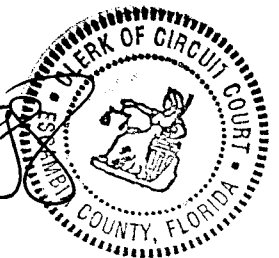
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Clerk of the Circuit Court

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(850) 595-3793 • FAX (850) 595-4827 • <http://www.clerk.co.escambia.fl.us>

9171 9690 0935 0128 0965 48

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

2017 OCT 30 P 2:24
OFFICIAL RECORDS

CERTIFIED MAIL™



9171 9690 0935 0128 0965 55

NEOPOST
10/10/2017
US POSTAGE \$005.47
041M11272965
ZIP 32502

JAMES D CUTLER [17-470]
C/O TENANTS
138 ELM ST
PENSACOLA FL 32506
322 DE 1
RETURN TO SENDER
UNABLE TO FORWARD
3250635468 : BC: 3250258335
325025833
#2187-05599-10-43

This instrument was prepared by:
Pam Childers, Clerk of the Circuit Court
Escambia County Courthouse
Pensacola, Florida

Tax Deed File No. 17-470
Property Identification No. 342S301261020003
Tax Account No. 072175000

TAX DEED

State of Florida
County of Escambia


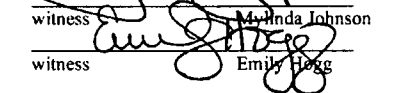
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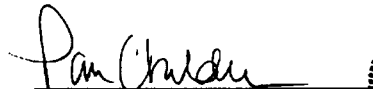
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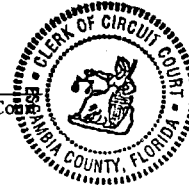
LT 20 BLK 3 PINEHURST S/D PB 2 P 76 OR 4635 P 1058 CA 184

SECTION 34, TOWNSHIP 2 S, RANGE 30 W

**** Property previously assessed to: JAMES D CUTLER**


witness Mylinda Johnson

witness Emily Hogg


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




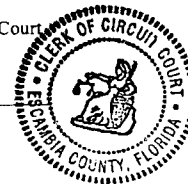
State of Florida
County of Escambia

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Witness my hand and official seal date aforesaid.

PAM CHILDERS, Clerk of the Circuit Court

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
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**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
High Bid Tax Deed Sale**

**Cert # 004105 of 2015 Date 10/02/2017
Name ROBERT FEAGLEY**

Cash Summary

Cash Deposit	\$200.00
Total Check	\$1,856.50
Grand Total	\$2,056.50

**PAM CHILDERS
Clerk of the Circuit Court**

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>