

17.410

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1700202

Date of Tax Deed Application

Apr 24, 2017

This is to certify that **DIH TAX PARTNERS LLC DIH TAX PARTNERS LLC**, holder of **Tax Sale Certificate Number 2015 / 5927**, 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: **10-0687-100**

Cert Holder:

DIH TAX PARTNERS LLC DIH TAX PARTNERS LLC
2912 PARK ARBOR COURT FORT WORTH, TX 76116

Property Owner:

LATITUDE CAPITAL PARTNERS LLC
C/O 21 HOLDING LLC
PO BOX 935
SCOTTSDALE, AZ 85252

LT 13 & S 40 FT OF LT 14 BLK 89 BEACH HAVEN PLAT DB 46 P 51
 OR 7079 P 636 SEC 54/35 T 2S R 30/31

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
2015/5927	10-0687-100	06/01/2015	204.84	70.67	275.51

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
2016/5362	10-0687-100	06/01/2016	206.48	6.25	34.07	246.80

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	522.31
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	170.84
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)	1,068.15

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 3rd day of May, 2017 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: September 5, 2017

By *Condice Lewis*

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
 10-0687-100 2015

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1700202

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

DIH TAX PARTNERS LLC DIH TAX PARTNERS LLC
2912 PARK ARBOR COURT
FORT WORTH, TX 76116,

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
10-0687-100	2015/5927	06-01-2015	LT 13 & S 40 FT OF LT 14 BLK 89 BEACH HAVEN PLAT DB 46 P 51 OR 7079 P 636 SEC 54/35 T 2S R 30/31

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
DIH TAX PARTNERS LLC DIH TAX PARTNERS LLC
2912 PARK ARBOR COURT
FORT WORTH, TX 76116

04-24-2017
Application Date

Applicant's signature



Chris Jones



Escambia County Property Appraiser

Real Estate Search	Tangible Property Search	Sale List	Amendment 1/Portability Calculations
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[Back](#)

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[Navigate Mode](#)
[Account](#)
[Reference](#)
[→](#)

[Printer Friendly Version](#)

General Information		Assessments				
Reference:	352S311000130089	Year	Land	Imprv	Total	Cap Val
Account:	100687100	2016	\$10,350	\$0	\$10,350	\$10,350
Owners:	LATITUDE CAPITAL PARTNERS LLC	2015	\$10,350	\$0	\$10,350	\$10,350
Mail:	C/O 21 HOLDING LLC PO BOX 935 SCOTTSDALE, AZ 85252	2014	\$10,350	\$0	\$10,350	\$10,350
Situs:	801 COLBERT AVE 32507	Disclaimer				
Use Code:	VACANT RESIDENTIAL 	Amendment 1/Portability Calculations				
Taxing Authority:	COUNTY MSTU	 File for New Homestead Exemption Online				
Tax Inquiry:	Open Tax Inquiry Window					
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data						2016 Certified Roll Exemptions	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None	
09/20/2013	7079	636	\$5,000	TD	View Instr	Legal Description LT 13 & S 40 FT OF LT 14 BLK 89 BEACH HAVEN PLAT DB 46 P 51 OR 7079 P 636 SEC 54/35 T 2S R 30/31	
08/2006	6026	1373	\$100	WD	View Instr		
08/1990	2946	782	\$19,000	SC	View Instr		
05/1989	2701	207	\$31,300	CT	View Instr		
05/1987	2397	694	\$38,900	WD	View Instr		
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						Extra Features None	

Parcel Information
Section Map Id: 35-2S-31-1
Approx. Acreage: 0.2891
Zoned: [P](#) HDMU
Evacuation & Flood Information
[Open Report](#)

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

Buildings

Images



9/17/02

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:05/15/2017 (tc.3065)

17-410

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.: 13677

June 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 06-08-1997, through 06-08-2017, and said search reveals the following:

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

Latitude Capital Partners LLC

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

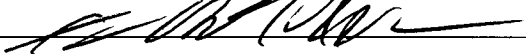
4. Taxes:

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: 

June 8, 2017

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 13677

June 8, 2017

Lot 13 and South 40 feet of Lot 14, Block 89, Beach Haven Plat, Deed Book 46, page 51, O.R. Book 7079, page 636, Escambia County, Florida.

**OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 13677

June 8, 2017

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

1. Taxes for the year 2014-2016 delinquent. The assessed value is \$10,350.00. Tax ID 10-0687-100.

PLEASE NOTE THE FOLLOWING:

- A. Subject to current year taxes.
- B. Taxes and assessments due now or in subsequent years.
- C. Subject to Easements, Restrictions and Covenants of record.
- D. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey and inspection of the premises.
- E. Oil, gas and mineral or any other subsurface rights of any kind or nature.

SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE

PENSACOLA, FLORIDA 32503

TEL. (850) 478-8121 FAX (850) 476-1437

Email: rcsgt@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 9-5-2017

TAX ACCOUNT NO.: 10-0687-100

CERTIFICATE NO.: 2015-5927

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.

Latitude Capital Partners LLC
c/o 21 Holding LLC
P.O. Box 935
Scottsdale, AZ 85252

Property address:
801 Colbert Ave.
Pensacola, FL 32507

Certified and delivered to Escambia County Tax Collector,
this 8th day of June, 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 instrument was prepared by:
Pam Childers, Clerk of the Circuit Court
Escambia County Courthouse
Pensacola, Florida

Tax Deed File No. 13-618
Property Identification No. 352S311000130089
Tax Account No. 100687100

TAX DEED

State of Florida
County of Escambia

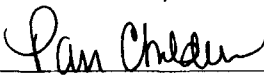
The following Tax Sale Certificate Numbered 07079 issued on June 1, 2010 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by 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 3rd day of September 2013, offered for sale as required by law for cash to the highest bidder and was sold to: **LATITUDE CAPITAL PARTNERS LLC, P O BOX 1074 ELMHURST IL 60126**, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.

Now, on this 3rd day of September 2013, in the County of Escambia, State of Florida, in consideration of the sum of (\$4,998.91) FOUR THOUSAND NINE HUNDRED NINETY EIGHT AND 91/100 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:

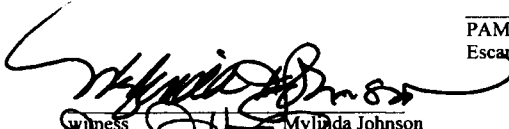
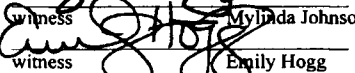
LT 13 & S 40 FT OF LT 14 BLK 89 BEACH HAVEN PLAT DB 46 P 51 SEC 54/35 T 2S R 30/31 OR 6026 P 1373

**** Property previously assessed to: MARIO CLAROS**

SECTION 35, TOWNSHIP 2 S, RANGE 31 W


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




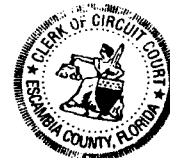

witness Mylinda Johnson

witness Emily Hogg

State of Florida
County of Escambia

On this 20TH DAY OF SEPT 2013 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



**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 05927 of 2015

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on July 20, 2017, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

LATITUDE CAPITAL PARTNERS LLC C/O 21 HOLDING LLC PO BOX 935 SCOTTSDALE, AZ 85252	LATITUDE CAPITAL PARTNERS LLC PO BOX 1074 ELMHURST IL 60126
---	---

WITNESS my official seal this 20th day of July 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 September 5, 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 **DIH TAX PARTNERS LLC** holder of **Tax Certificate No. 05927**, 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 13 & S 40 FT OF LT 14 BLK 89 BEACH HAVEN PLAT DB 46 P 51 OR 7079 P 636 SEC 54/35 T 2S R 30/31

SECTION 3, TOWNSHIP 5 2, RANGE S3 W

TAX ACCOUNT NUMBER 100687100 (17-410)

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

LATITUDE CAPITAL PARTNERS LLC

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Tuesday in the month of September, which is the **5th day of September 2017**.

Dated this 20th day of July 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:

801 COLBERT AVE 32507



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY, SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

17-410

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO17CIV036995NON

Agency Number: 17-010317

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05927 2015

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: LATITUDE CAPITAL PARTNERS LLC

Defendant:

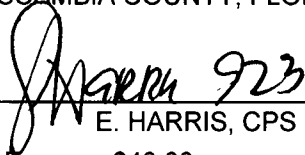
Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 7/20/2017 at 1:45 PM and served same at 8:45 AM on 7/28/2017 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY AS INSTRUCTED BY CLERK'S OFFICE.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____


E. HARRIS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: DLRUPERT

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SECTION 3, TOWNSHIP 5 2, RANGE S3 W

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Dated this 20th day of July 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.

Post Property:

801 COLBERT AVE 32507



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

By:
Emily Hogg
Deputy Clerk

RECEIVED
JUL 20 11:45

LATITUDE CAPITAL PARTNERS LLC

[17-410]

C/O 21 HOLDING LLC

PO BOX 935

SCOTTSDALE, AZ 85252

9171 9690 0935 0129 1061 61

8.2.17 DELIVERED

LATITUDE CAPITAL PARTNERS LLC

[17-410]

PO BOX 1074

ELMHURST IL 60126


9171 9690 0935 0129 1061 54

7.26.17 RETURNED.
UTF

Tracking Number Information

Meter: 11272965 **Mailing Date:** 07/20/17 10:54 AM
Tracking Number: 9171969009350129106161 **Sender:** OR
Current Status: OK : Delivered **Recipient:**
Class of Mail: FC **Zip Code:** 85252
Service: ERR **City:** SCOTTSDALE
Value: \$0.460 **State:** AZ

Proof of Delivery


 P.O. Box 935

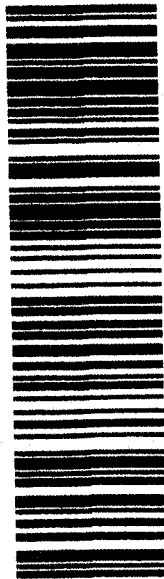
Status Details

▼ Status Date	Status
Wed, 08/02/17, 04:56:00 PM	OK : Delivered
Sun, 07/30/17, 04:00:00 AM	Arrival at Tracking Pick-up point
Mon, 07/24/17, 11:51:00 AM	Dispatched from Sort Facility
Sun, 07/23/17, 08:44:00 AM	Processed (processing scan)
Sat, 07/22/17, 07:51:00 PM	Processed (processing scan)
Sat, 07/22/17, 11:51:00 AM	Dispatched from Sort Facility
Fri, 07/21/17, 06:05:00 PM	Processed (processing scan)
Thu, 07/20/17, 10:54:00 PM	OK: USPS acknowledges reception of info
Thu, 07/20/17, 03:26:00 PM	Accept/pick-up
Thu, 07/20/17, 02:41:00 PM	

Note: Delivery status updates are processed throughout the day and posted upon receipt from the Postal Service.

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

CERTIFIED MAIL™



9171 9690 0935 0129 1061 54

NEOPOST

FIRST-CLASS MAIL

07/20/2017

US POSTAGE \$005.26



ZIP 32502
041M11272965

LATITUDE CAPITAL PARTNERS LLC

[17-410]

PO BOX 1074

ELMHURST IL 60126

JE

500

FE 1

0007/26/17

NOT DELIVERABLE TO SENDER
UNABLE TO FORWARD

601263074
325025833

EC: 32502583335

*2087-07566-20-45





Escambia
Sun Press
 PUBLISHED WEEKLY SINCE 1948
 (Warrington) Pensacola, Escambia County, Florida

STATE OF FLORIDA

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

09-05-2017 - TAX CERTIFICATE # 05927

in the CIRCUIT Court

was published in said newspaper in the issues of

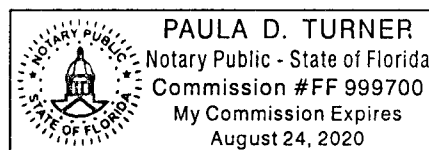
AUGUST 3, 10, 17 & 24, 2017

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 24TH day of AUGUST
 A.D., 2017

PAULA D. TURNER
 NOTARY PUBLIC



NOTICE OF APPLICATION FOR TAX DEED

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 (17-410)

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PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ESCAMBIA COUNTY, FLORIDA
 (SEAL)

By: Emily Hogg
 Deputy Clerk

oaw-4w-08-03-10-17-24-2017

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2017071094 9/12/2017 3:19 PM
OFF REC BK: 7776 PG: 381 Doc Type: COM
Recording \$18.50

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

CERTIFICATE # 05927 of 2015

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on July 20, 2017, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

LATITUDE CAPITAL PARTNERS LLC C/O 21 HOLDING LLC PO BOX 935 SCOTTSDALE, AZ 85252	LATITUDE CAPITAL PARTNERS LLC PO BOX 1074 ELMHURST IL 60126
---	---

WITNESS my official seal this 20th day of July 2017.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



Escambia
Sun Press
 PUBLISHED WEEKLY SINCE 1948
 (Warrington) Pensacola, Escambia County, Florida

STATE OF FLORIDA

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

09-05-2017 - TAX CERTIFICATE # 05927

in the CIRCUIT Court

was published in said newspaper in the issues of

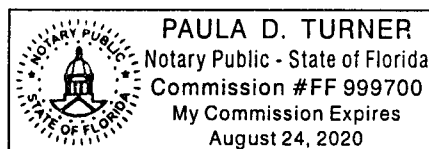
AUGUST 3, 10, 17 & 24, 2017

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 24TH day of AUGUST
 A.D., 2017

PAULA D. TURNER
 NOTARY PUBLIC



NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That DIH TAX PARTNERS LLC holder of Tax Certificate No. 05927, 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 13 & S 40 FT OF LT 14 BLK 89
 BEACH HAVEN PLAT DB 46 P 51 OR
 7079 P 636 SEC 54/35 T 23 R 30/31 SEC-
 TION 3, TOWNSHIP 5 2, RANGE S3 W

TAX ACCOUNT NUMBER 100687100
 (17-410)

The assessment of the said property under the said certificate issued was in the name of LATITUDE CAPITAL PARTNERS LLC

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Tuesday in the month of September, which is the 5th day of September 2017.

Dated this 20th day of July 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, 211 Parker Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.

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

oaw-4w-08-03-10-17-24-2017

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

Tax Deed File No. 17-410
Property/Identification No. 352S31100013008
Tax Account No. 100687100

TAX DEED

State of Florida
County of Escambia

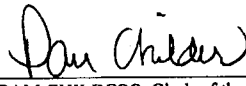
The following Tax Sale Certificate Numbered 05927 issued on June 1, 2015 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by 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 5th day of September 2017, offered for sale as required by law for cash to the highest bidder and was sold to: **JOSEPH H. BOMMARITO TRUSTEE OF THE JOSEPH H. BOMMARITO TRUST DATED NOVEMBER 7, 2000, PO BOX 3643 PENSACOLA FL 32516**, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.


Now, on this 5th day of September 2017, in the County of Escambia, State of Florida, in consideration of the sum of (\$1,700.00) ONE THOUSAND SEVEN HUNDRED 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:

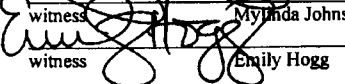
LT 13 & S 40 FT OF LT 14 BLK 89 BEACH HAVEN PLAT DB 46 P 51 OR 7079 P 636 SEC 54/35 T 2S R 30/31

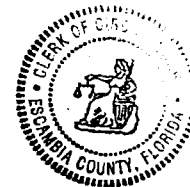
SECTION 3, TOWNSHIP 5 2, RANGE S3 W

**** Property previously assessed to: LATITUDE CAPITAL PARTNERS LLC**


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


witness Mylinda Johnson



witness Emily Hogg

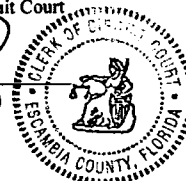


State of Florida
County of Escambia

On this 7th day of September 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 •

September 12, 2017

DIH TAX PARTNERS LLC
2912 PARK ARBOR COURT
FORT WORTH TX 76116

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 005927	\$1,068.15	\$80.11	\$450.00	\$33.75	\$1,632.01
2015 TD 008858	\$1,019.74	\$76.48	\$450.00	\$33.75	\$1,579.97
2015 TD 003649	\$1,254.12	\$94.06	\$450.00	\$33.75	\$1,831.93
2015 TD 003658	\$2,198.29	\$164.87	\$450.00	\$33.75	\$2,846.91
2015 TD 003695	\$12,988.92	\$974.17	\$450.00	\$33.75	\$14,446.84

TOTAL \$22,337.66

Very truly yours,
PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division

Tax Cert

Property Owner

Property Address

2015 TD 05927
Latitude Capital Partners LLC
801 Colbert Ave 32507

SOLD TO:

Joe Bonmarito \$1,700.00

Amt Available to Disburse \$

Disbursed to/for:	Amount:
Recording Fees (from TXD receipt)	\$ 40.40 ✓
Clerk Registry Fee (fee due clerk tab)	\$ 11.51 ✓
Tax Collector Fee (from redeem screen)	\$ 6.25 ✓
Certificate holder/taxes & app fees	\$ 1632.01 ✓
Refund High Bidder unused sheriff fees	\$ 80.00 ✓
Escondido - Nuisance Abate	\$ 38.71 ✓
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$

Check #	Balance
	\$
Key Fee in BM as OR860	\$
	\$
	\$
	\$
	\$ 38.71
	\$ 0
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$

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
 High Bid Tax Deed Sale**

**Cert # 005927 of 2015 Date 09/05/2017
 Name JOE BOMMARITO**

Cash Summary

Cash Deposit	\$200.00
Total Check	\$1,554.40
Grand Total	\$1,754.40

Purchase Price (high bid amount)	\$1,700.00	Total Check	\$1,554.40
+ adv recording deed	\$10.00	Adv Recording Deed	\$10.00
+ adv doc. stamps deed	\$11.90	Adv Doc. Stamps	\$11.90
+ Adv Recording For Mailing	\$18.50		
Opening Bid Amount	\$1,649.78	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	\$1,638.26	Registry of Court	\$1,638.26
Purchase Price (high bid)	\$1,700.00		
-Registry of Court	\$1,638.26	Overbid Amount	\$50.22
-advance recording (for mail certificate)	\$18.50		
-postage	\$10.52		
-Researcher Copies	\$1.00		
= Overbid Amount	\$50.22		

**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
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BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

CLERK TO THE BOARD OF
 COUNTY COMMISSIONERS
 OFFICIAL RECORDS
 COUNTY TREASURY
 AUDITOR

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

Case # 2015 TD 005927
Sold Date 09/05/2017
Name JOE BOMMARITO

RegistryOfCourtT = TAXDEED	\$1,638.26
overbidamount = TAXDEED	\$50.22
PostageT = TD2	\$10.52
Researcher Copies = TD6	\$1.00
prepFee = TD4	\$14.00
advdocstampsdeed = TAXDEED	\$11.90
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 005927	
05/24/2017	RECEIPT	PAYMENT \$450.00 RECEIPT #2017054798	
05/24/2017	TD83	TAX COLLECTOR CERTIFICATION	
05/24/2017	TD84	PA'S PRINT OUT	
07/12/2017	TD82	O & E REPORT	
07/26/2017	TD81	CERTIFICATE OF MAILING	
08/04/2017	CheckVoided	CHECK (CHECKID 82623) VOIDED: ESCAMBIA SUN PRESS 605 S OLD CORRY FIELD RD PENSACOLA, FL 32507	
08/04/2017	CheckMailed	CHECK PRINTED: CHECK # 900026547 -- REGISTRY CHECK	
08/11/2017	TD84	SHERIFF'S RETURN OF SERVICE	
08/18/2017	CORRESPONDENCE	CERTIFIED MAIL TRACKING INFO	
09/01/2017	CheckVoided	CHECK (CHECKID 83371) VOIDED: ESCAMBIA COUNTY SHERIFF'S OFFICE 1700 W LEONARD ST PENSACOLA, FL 32501	
09/01/2017	CheckMailed	CHECK PRINTED: CHECK # 900026690 -- REGISTRY CHECK	

EffectiveDate	FeeCode	FeeDesc	TotalFee	AmountPaid	WaivedAmount	AmountOutstanding
05/24/2017 3:37:53 PM	TAXDEED	TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00

05/24/2017 3:37:52 PM	TD1	TAX DEED APPLICATION	60.00	60.00	0.00	0.00
05/24/2017 3:37:53 PM	TD7	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
05/24/2017 3:55:54 PM	2017054798	DIH TAX PARTNERS LLC	450.00	450.00	0.00
		Total	450.00	450.00	0.00

CashierDate	Type	TransactionID	TransactionName	Name	Amount	Status
09/01/2017 9:00:55 AM	Check (outgoing)	101143848	ESCAMBIA COUNTY SHERIFF'S OFFICE	1700 W LEONARD ST	40.00	900026690 CLEARED ON 9/1/2017
08/04/2017 3:03:57 PM	Check (outgoing)	101132837	ESCAMBIA SUN PRESS	605 S OLD CORRY FIELD RD	200.00	900026547 CLEARED ON 8/4/2017
05/24/2017 3:55:54 PM	Deposit	101105341	DIH TAX PARTNERS LLC		320.00	Deposit

Deposited	Used	Balance
320.00	16,040.00	-15,720.00

65344

Joe Bommarito

\$1,700.00

Deposit
200.00

Sale Date	Case ID	Parcel	Bidder	Winning	Deposit	Auction	Clerk	Rec	EA	POPR	Doc #	Total Due	Certificate Number	Name On Title	Title Address
Edit Name on Title										\$0.00	\$11.90	\$1,554.40	05927	JOSEPH H. BOM	PO BOX 3643 PE
Name on Title										\$0.00	\$28.70	\$71.20	05925		
Custom Fields										\$0.00	\$25.20	\$3,467.70	05623	Ronen Yehuda Zol	Liach 60, POB 14
Style										\$0.00	\$22.40	\$64.90	04283		
Case Number: 2015 TD 005927										\$0.00	\$50.40	\$6,932.90	04121	Randy Armstrong	5033 Ponitz Pkwy
Result Date: 09/05/2017										\$0.00	\$101.50	\$13,919.00	03695	James R. Welcom	502 N. Green Stre
Title Information:										\$0.00	\$20.30	\$2,762.80	03658	Larry and Kathryn	3281 Las Brisas D
Name:										\$0.00	\$13.30	\$1,755.80	03649	Jackie Ray Rozier	670 Bocage Rd C
Address1:										\$0.00	\$16.10	\$58.60	03308		
Address2:										\$0.00	\$19.60	\$62.10	01417		
City:										\$0.00	\$32.90	\$75.40	01197		
State:										\$0.00	\$79.10	\$121.60	09552		
Zip:										\$0.00	\$42.70	\$5,880.20	01706	Taylor Vickers	710 Forgotten Cre
										\$0.00	\$16.80	\$59.30	07327		
Cancel										Update					

H-410



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
2008 NUISANCE ABATEMENT LIEN
PAYOFF

OFFICIAL RECORDS
P.O. Box 333
Pensacola, FL 32591-0333
Check payable to Pam Childers,
Clerk Of The Circuit Court

Date Of Lien 11/10/2011



County Courthouse Bldg.
223 Palafox Place, Room 103
Pensacola, FL 32501-5844
850-595-3930
FAX 850-595-4827

Recording Fee

\$6.00
 \$10.50
 \$15.00
 \$18.50

Official Records Book: 6785 Page: 551

[View Image](#)Foreclosure ☐

Original Principal \$525.00

Date Of Payoff 09/05/2017

[Submit](#)[Reset](#)[Clear](#)

Original Principal	Number Of Days Accrued	Interest Due	Recording Fee For Lien	Recording Fee For Cancellation	Preparing Fee For Cancellation	Preparing Fee Payoff	Total Due
\$525	2096	\$200.84	\$18.50	\$10.00	\$7.00	\$7.00	\$768.34

(2015TD05921) - 38.71 overbids
\$729.63

JOE BOMMARITO
 492-6418

(joe.bommarito@cox.net)

This document prepared by:
Escambia County, Florida
Environmental Enforcement Division
Escambia County Central Office Complex
3363 West Park Place
Pensacola, FL 32505
(850) 595-1820

CE110602757

NOTICE OF LIEN
(Nuisance Abatement)

STATE OF FLORIDA
COUNTY OF ESCAMBIA

This lien is imposed by Escambia County, Florida, for certain costs incurred by the County to abate violations of the County Nuisance Abatement Ordinance, Sections 42-191 – 42-198, Escambia County Code of Ordinances, on property owned by Mario Claros located at 801 Colbert Ave. and more particularly described as:

PR# 352S311000130089

LT 13 & S 40 FT OF LT 14 BLK 89 BEACH HAVEN PLAT DB 46 P 51 SEC 54/35 T 2S R
30/31 OR 6026 P 1373

A field investigation by the Office of Environmental Enforcement was conducted on September 20, 2011 and revealed the property to be in violation of the following provisions of the Escambia County Nuisance Abatement Ordinance: 42-196(b), and (d)

Following notice and written demand to the owner by certified mail, return receipt requested, and posting in accordance with Section 42-164, Escambia County Code of Ordinances, and the owner having not abated the violation or requested or demonstrated at a hearing before the Escambia County Board of County Commissioners that the property is not in violation of the referenced provisions of the ordinance within ten days of the date of the written demand (or in the case of a repeat violation, within three days of the date of the written demand) the County abated the violations and incurred the following costs, which shall constitute a lien against the property:

Abatement costs	\$275.00
Administrative costs	<u>\$250.00</u>
Total	\$525.00

The principal amount of this lien shall bear interest at a rate of 8% per annum; provided, however, that no interest shall accrue until the 30th day after the filing of the lien in the official records of the Clerk of the Circuit Court. This lien may be enforced at any time by the Board of County Commissioners after 30 days from the date of recording this Notice of Lien to recover the amount due, together with all costs and reasonable attorneys' fees, by proceeding in a court

of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or as collection and enforcement of payment may be accomplished by other methods authorized by law.

Executed this _____ day of _____ 2011 by the County Administrator as authorized by the Escambia County Board of County Commissioners.

Witness Shirley L. Gafford
Print Name Shirley L. Gafford

ESCAMBIA COUNTY, FLORIDA

Witness Susan Hendrix
Print Name Susan Hendrix

Charles R. Oliver 11/3/11
By: Charles R. "Randy" Oliver
County Administrator
221 Palafox Place, Suite 420
Pensacola, FL 32502

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 3rd day of November, 2011, by Charles R. "Randy" Oliver, as County Administrator for Escambia County, Florida, on behalf of the Board of County Commissioners. He ☒ is personally known to me, or ☐ has produced current _____ as identification.

ANGELA CRAWLEY
Notary Public-State of Florida
Comm. Exp. July 28, 2015
Comm. No. EE 118706

(Notary Seal)

Angela Crawley
Signature of Notary Public
Angela Crawley
Printed Name of Notary Public

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 5, 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 DIH TAX PARTNERS LLC holder of Tax Certificate No. 05927, 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 13 & S 40 FT OF LT 14 BLK 89 BEACH HAVEN PLAT DB 46 P 51 OR 7079 P 636 SEC 54/35 T 2S R 30/31

SECTION 3, TOWNSHIP 5 2, RANGE S3 W

TAX ACCOUNT NUMBER 100687100 (17-410)

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

LATITUDE CAPITAL PARTNERS LLC

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Tuesday in the month of September, which is the 5th day of September 2017.

Dated this 20th day of July 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.

Post Property:

801 COLBERT AVE 32507



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

Escambia County Receipt of Transaction

Receipt # 2017100571

Cashiered by: mkj

17.410
Pam Childers
Clerk of Court
Escambia County, Florida

Received From:
TAX DEED CASE 15TD05927

On Behalf Of:
MARIO CLAROS
821 BARTOW AVENUE
PENSACOLA, FL 32507

On: 9/27/17 11:38 am
Transaction # 101154627

CaseNumber 2011 CL 079679

Fee Description	Fee	Prior Paid	Waived	Due	Paid	Balance
(OR861) PREPARE PAYOFF STATEMENT	7.00	0.00	0.00	7.00	0.00	7.00
(ORCEL) CODE ENFORCEMENT LIENS	705.63	0.00	0.00	705.63	38.71	666.92
(ORSOL) PREPARE & RECORD SATISFACTION	17.00	0.00	0.00	17.00	0.00	17.00
Total:	729.63	0.00	0.00	729.63	38.71	690.92

Grand Total:	729.63	0.00	0.00	729.63	38.71	690.92
---------------------	---------------	-------------	-------------	---------------	--------------	---------------

PAYMENTS

Payment Type	Reference	Amount	Refund	Overage	Change	Net Amount
CHECK	900026776	38.71	0.00	0.00	0.00	38.71
Payments Total:		38.71	0.00	0.00	0.00	38.71