**Tax Deed Application Number** 1700666

**Date of Tax Deed Application** Aug 04, 2017

This is to certify that CBBTL LLC AND B LOW LLC PARTNE CITIBANK, N.A., AS COLLATERAL, holder of Tax Sale Certificate Number 2015 / 6557, 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: 10-3855-000

Cert Holder:

CBBTL LLC AND B LOW LLC PARTNE CITIBANK, N.A., AS **COLLATERAL** 4747 EXECUTIVE DRIVE SUITE 510SAN DIEGO, CA 92121 Property Owner:

**MITCHELL CONNIE L TRUSTEE FOR MITCHELL CONNIE L TRUST 5847 GARCON BLVD** 

PENSACOLA, FL 32507

LT 23 AND N1/2 OF LT 24 BLK 3 OR 4100 P 1515 SUN AND SAND S/D PB 4 P 35

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
2015/6557	10-3855-000	06/01/2015	1,504.54	75.23	1,579.77

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
2017/5930	10-3855-000	06/01/2017	1,634.52	6.25	81.73	1,722.50
2016/5964	10-3855-000	06/01/2016	1,564.55	6.25	78.23	1,649.03

2016/5964	10-3855-000	06/01/2016	1,564.55	6.25	78.23	1,649.03
Amounts Certified by Tax Collector (Lines 1-7):					<b>Total Amount Paid</b>	
1. Total of all Certificates in	Applicant's Possessio	n and Cost of the	Certificates Red	eemed by Applicant	4,951.30	)
2. Total of Delinquent Taxes					0.00	
3. Total of Current Taxes Pa	id by Tax Deed Appli	cant			0.00	<del></del>
4. Ownership and Encumbra	nce Report Fee				200.00	
5. Tax Deed Application Fee					175.00	
6. Total Interest Accrued by	Tax Collector Pursua	nt to Section 197	.542, F.S.			
7. Total (Lines 1 - 6)					5,326.30	)
Amounts Certified by Cle	rk of Court (Lines 8	-15):			Total Am	ount Paid
8. Clerk of Court Statutory I	Fee for Processing Tax	c Deed				
9. Clerk of Court Certified M	ail Charge	***************************************			27741	
10. Clerk of Court Advertising	ng Charge			PPT 1 TPT (gib self-to-player) parage and the self-to-player additional transfer good addition for the self-to-player.		· · · · · · · · · · · · · · · · · · ·
11. Clerk of Court Recording	Fee for Certificate of	Notice				
12. Sheriff's Fee						
13. Interest Computed by C	lerk of Court Pursuan	t to Section 197.	542, F.S.			
14. Total (Lines 8 - 13)						
15. One-half Assessed Value	e of Homestead Prope	rty, if Applicable	per F.S.			
<ol><li>Other Outstanding Certi Application,</li></ol>	ficates and Delinquen	t Taxes Not Inclu	ded in this			
17. Statutory (Opening) Bid	; Total of Lines 7, 14	15 (if applicable	) and 16 (if			
18. Redemption Fee					6.25	
19. Total Amount to Redeen	n					

Done this the 9th day of August, 2017 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: 3/5/18

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

10-3855-000

## **APPLICATION FOR TAX DEED**

512 R. 12/16

Section 197.502, Florida Statutes

Application Number: 1700666

To: Tax Collector of	ESCAMBIA COUNTY	_, Florida	
I, CBBTL LLC AND B LOW L 4747 EXECUTIVE DRIVE S SAN DIEGO, CA 92121,	.LC PARTNE CITIBANK, N.A., SUITE 510	, AS COLLATERAL	•
hold the listed tax certification	ate and hereby surrender the	same to the Tax	Collector and make tax deed application thereon:
Account Number	Certificate No.	Date	Legal Description
10-3855-000	2015/6557	06-01-2015	LT 23 AND N1/2 OF LT 24 BLK 3 OR 4100 P 1515 SUN AND SAND S/D PB 4 P 35
<ul> <li>redeem all outs</li> <li>pay all delinque</li> <li>pay all Tax Coll and Sheriff's co</li> </ul>	sts, if applicable. certificate on which this applic	nterest covering the	•
Electronic signature on CBBTL LLC AND B LO AS COLLATERAL 4747 EXECUTIVE DRI' SAN DIEGO, CA 921	W LLC PARTNE CITIBANK, VE SUITE 510	N.A.,	<u>08-04-2017</u> Application Date
Ар	plicant's signature	<del></del>	, approach Date



Sale

Amendment 1/Portability

Tangible Property

Real Estate

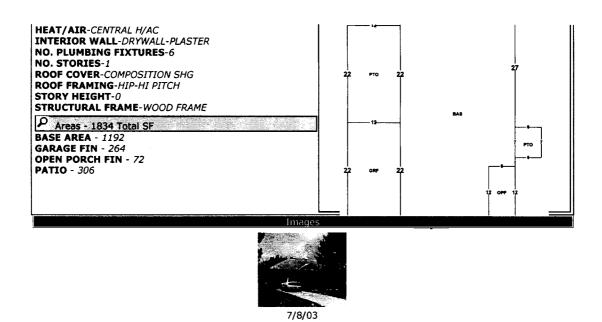
Structural Elements

FLOOR COVER-CARPET FOUNDATION-SLAB ON GRADE

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1

**EXTERIOR WALL-BRICK-FACE/VENEER** 

Search Search List Calculations <u>Back</u> Printer Friendly Version Navigate Mode Account OReference General Information Assessments Reference: 1435321900023003 Year Land **Imprv** Total Cap Val Account: 103855000 2017 \$22,950 \$70,671 \$93,621 \$93,621 MITCHELL CONNIE L TRUSTEE **Owners:** 2016 \$22,500 \$69,243 \$91,743 \$91,743 FOR \$22,500 \$87,980 2015 \$65,480 \$87,980 MITCHELL CONNIE L TRUST 6979 PALM CT Mail: <u>Disclaimer</u> RIVERSIDE, CA 92506 Situs: 5847 GARCON BLVD 32507 Amendment 1/Portability Calculations **Use Code:** SINGLE FAMILY RESID P Taxing File for New Homestead Exemption COUNTY MSTU **Authority:** Online **HELLEN Schools** (Elem/Int/High): CARO/BAILEY/ESCAMBIA Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector 2017 Certified Roll Exemptions Sales Data Official Records Sale Date Book Page Value Type (New Window) LT 23 AND N1/2 OF LT 24 BLK 3 OR 4100 P 1515 OR 02/17/2016 7486 1739 \$100 QC View Instr 7486 P 1739 SUN AND SAND S/D PB 4 P 35 02/1997 4100 1515 \$11,200 WD View Instr Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptrolle None Launch Interactive Map Information Section Map Id: 14-3S-32-3 Approx. Acreage: 0.2064 Zoned: P MDR Evacuation & Flood Information ` Open Report GARCON BLVD View Florida Department of Environmental Protection(DEP) Data Buildings



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.



#### 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: 103855000 Certificate Number: 006557 of 2015

Payor: CONNIE L MITCHELL 6979 PALM CT APT 114 D RIVERSIDE CA 92506 Date 09/14/2017

Clerk's Check #	6000066307	Clerk's Total	\$497/25
Tax Collector Check #	1	Tax Collector's Total	\$5,891.81
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	<del>\$6,489.06</del>

\$5,549.19

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 006557 Redeemed Date 09/14/2017

Name CONNIE L MITCHELL 6979 PALM CT APT 114 D RIVERSIDE CA 92506

Clerk's Total = TAXDEED	\$497,25 \$5549,19
Due Tax Collector = TAXDEED	\$3,891.81
Postage = TD2	\$60,00
ResearcherCopies = TD6	\$4 <b>Ø</b> . <b>p</b> 0

• For Office Use Only

Date	Docket	Desc Amount Owed		Amount Due		Payee Name		me
					F. v	î j	, S	
No Information Available - See Dockets								



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

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Tax Deed - Redemption Calculator
Account: 103855000 Certificate Number: 006557 of 2015

Redemption Yes V	Application Date 08/04/2017	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 03/05/2018	Redemption Date 09/14/2017
Months	7	1
Tax Collector	\$5,326.30	\$5,326.30
Tax Collector Interest	\$559.26	\$79.89
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$5,891.81	\$5,412.44
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$47.25	\$6.75
Total Clerk	\$497.25	\$456.75 CH
Postage	\$60.00	\$0.00
Researcher Copies	\$40.00	\$0.00
Total Redemption Amount	\$6,489.06	\$5,869.19
	Repayment Overpayment Refund Amount	\$619.87



## **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 27, 2017

CBBTL LLC AND B LOW LLC PARTNE CITIBANK NA AS COLLATERAL 4747 EXCUTIVE 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 006557	\$450.00	\$6.75	\$456.75

**TOTAL \$456.75** 

Very truly yours,

PAM CHILDERS

Clerk of Circuit Cour

By:

Emily Hogg

Tax Deed Division

## **Southern Guaranty Title Company**

4400 Bayou Boulevard, Suite 13B Pensacola, Florida 32503

Telephone: 850-478-8121 Facsimile: 850-476-1437

18-142 Redomed

### OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 14147

January 3, 2018

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 01-03-1998, through 01-03-2018, and said search reveals the following:

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

Connie L Mitchell, Trustee of the Connie Mitchell Trust dated 02/17/2016.

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: \_\_\_\_\_\_\_\_

January 3, 2018

# OWNERSHIP AND ENCUMBRANCE REPORT LEGAL DESCRIPTION

File No.: 14147 January 3, 2018

Lot 23 and North 1/2 of Lot 24, Block 3, Sun & Sand Subdivision, as per plat thereof, recorded in Plat Book 4, Page 35, of the Public Records of Escambia County, Florida

# OWNERSHIP AND ENCUMBRANCE REPORT CONTINUATION PAGE

File No.: 14147 January 3, 2018

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

1. All Taxes have been paid in full. The assessed value is \$93,621.00. Tax ID 10-3855-000.

### PLEASE NOTE THE FOLLOWING:

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

## SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE PENSACOLA, FLORIDA 32503
TEL. (850) 478-8121 FAX (850) 476-1437

Email: rcsgt@aol.com

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

Pensacola, FL 32591
CERTIFICATION: TITLE SEARCH FOR TDA
TAX DEED SALE DATE: 3-5-2018
TAX ACCOUNT NO.: 10-3855-000
CERTIFICATE NO.: 2015-6557
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.
Connie L. Mitchell, Trustee of the Connie L. Mitchell Trust dated 2-17-2016 6979 Palm Court # 114 D Riverside, CA 92506
Unknown Tenants 5847 Garcon Blvd. Pensacola, FL 32507

Certified and delivered to Escambia County Tax Collector, this 5th day of January , 2018 .

SOUTHERN GUARANTY TITLE COMPANY

by: Richard S. Combs, President

NOTE: The above listed addresses are based upon current information available, but said addresses are not guaranteed to be true or correct.

Recorded in Public Records 03/03/2016 at 02:14 PM OR Book 7486 Page 1739, Instrument #2016015713, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$18.50 Deed Stamps \$0.70

RECORDING REQUESTED BY
Planning Services, Inc.
WHEN RECORDED MAIL THIS DEED
AND MAIL TAX STATEMENTS TO:

Connie L. Mitchell

479 Paum Gr. # 114 D

Buretoide, Ca 92500

O Planning Services, Inc.

Name	Street Address	City & Sta	ite
MAIL TAX STATEMENTS TO	PARTY SHOWN ON FOLLO	OWING LINE; IF NO PARTY SHOWN, MAIL AS DIREC	TED ABOVE
		Jam C. Wen	
DATED: 2.17.16	<del></del>	Confie L. Mitchell	J
This conveyance and the warra of-way affecting said described	nties hereinafter contained are property.	e made subject to any and all restrictions, easements, cov	enants and rights-
Lot 23 & N ½ of Lot 24, Bloc County, Florida, according to p	ck 3, Sun & Sand, a subdivisible thereof as recorded in Plat	sion of part of Section 14, Township 3 South, Range 3 t Book 4, at Page 35 of the Public Records of Escambia	2 West, Escambia County, Florida.
the following real property in the	he County of Escambia and St	tate of Florida, described as follows:	
hereby REMISES, RELEASE dated FEBOMY 17	S AND FOREVER QUITCI , 2016,	LAIMS to Connie L. Mitchell, Trustee of The Connie	L. Mitchell Trust
	☐ Parcel No. 14-3S-☐ computed on full valu☐ computed on full valu☐ ERATION, receipt of which	te of property conveyed, or te less value of liens or encumbrances remaining at time is hereby acknowledged, Connie L. Mitchell, an unmarri	ed woman
	DOCUMENTARY TRA	ANSFER TAX IS \$	-
THE UNDERSIGNED GRAN		CLAIM DEED	
		NE RESERVED FOR RECORDER'S USE	

BK: 7486 PG: 1740 Last Page

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Riversibe

Subscribed and sworn to (or affirmed) before me on this 17 day of FEBRUARY, 20 16, by Count L. MITCHEL

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.



(Seal)

Signature

## This Warranty Deed

OR BK 4100 PG151 Escambia County, Florid INSTRUMENT 97-363072

February day of Made this 14th

Helen Simpson, a widow

A.D. 19 97

DEED DOC STONDS PD @ ESC CD . 7.
02/17/97 ERNIE LEE NORMAN, CLEIM
By: Salar Selar

hereinafter called the grantor, to Connie L. Mitchell, an unmarried woman

whose post office address is:

6361 Butternut Drive Milton, FL 32583

Grantees' SSN: hereinafter called the grantee:

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

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

Lot 23 & N 1/2 of Lot 24, Block 3, Sun & Sand, a subdivision of part of Section 14, Township 3 South, Range 32 West, Escambia County, Florida, according to plat thereof as recorded in Plat Book 4, at Page 35 of the Public Records of Escambia County, Florida.

This conveyance and the warranties hereinafter contained are made subject to any and all restrictions, easements, covenants and rights-of-way affecting said described property. This is not the homestead of the Grantor.

Parcel Identification Number: 14-3S-32-1900-023-003 Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 19 96

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

written. Signed, sealed and delivered in our presence:

LS LS

GEORGIA State of County of

The foregoing instrument was acknowledged before me this 14th day of

February

, 19 97 ,

Helen Simpson, a widow

who is personally known to me or who has produced take an oath. and who DID

as identification

THIS INSTRUMENT PREPARED BY: LYNNE C. RATZ/CHELSEA TITLE 14110 PERDIDO KEY DRIVE, UNIT T-2 PENSACOLA, FLORIDA 32507 File No: 97-93-L

Public

WD-I 11/91

#### RESIDENTIAL SALES ABUTTING ROADWAY MAINTENANCE DISCLOSURE

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County, or if not, what person or entity will be responsible for maintenance. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. Note: Acceptance by filing County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of Roadway: Garcon Blvd. Legal Address of Property: Lot 23, N1/2 Lot 24 Sun & Sand Subdivision

The County (x) has ( ) has not accepted the abutting roadway for maintenance.

This form completed by: Lynne C. Ratz Chelsea Title

14110 Perdido Key Drive, Unit T-2

Pensacola, Florida 32507

AS TO THE SELLER(S):

John Andler	Helm D Timpe
Witness: Andler	Seller: Helen Simpson
SAVOID RA GEPNEY Witness: Soundra Jedney	Seller:
AS TO BUYER(S):    find Wilnorth  Witness: EVEL WILMOTIT	Buyer: Connie L. Mitchell
Witness: (M) NE C. RAYZ	Buyer:

RCD Feb 17, 1997 02:03 pm Escambia County, Florida

Ernie Lee Magaha rk of the Circuit Court INSTRUMENT **97-363072**