

18-400

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1800185

Date of Tax Deed Application

Apr 25, 2018

This is to certify that **ATCF II FLORIDA-A, LLC**, holder of **Tax Sale Certificate Number 2016 / 3360**, Issued the 1st Day of June, 2016 and which encumbers the following described property in the county of Escambia County, State of Florida, to wit: **06-3761-000**

Cert Holder:

ATCF II FLORIDA-A, LLC**PO BOX 54972****NEW ORLEANS, LA 70154**

Property Owner:

WATSON BRANDON**1891 N 11TH AVE****PENSACOLA, FL 32503****LTS 10 11 14 BLK 22 WEST HIGHLANDS PB 1 P 74 OR 66 88 P 1066 CA 148**

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
2016/3360	06-3761-000	06/01/2016	1,352.53	67.63	1,420.16
2017/3282	06-3761-000	06/01/2017	1,455.15	72.76	1,527.91

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

- Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant
- Total of Delinquent Taxes Paid by Tax Deed Applicant
- Total of Current Taxes Paid by Tax Deed Applicant
- Ownership and Encumbrance Report Fee
- Tax Deed Application Fee
- Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S.
- Total (Lines 1 - 6)

2,948.07

0.00

1,318.53

200.00

175.00

4,641.60

Amounts Certified by Clerk of Court (Lines 8-15):

Total Amount Paid

- Clerk of Court Statutory Fee for Processing Tax Deed
- Clerk of Court Certified Mail Charge
- Clerk of Court Advertising Charge
- Clerk of Court Recording Fee for Certificate of Notice
- Sheriff's Fee
- Interest Computed by Clerk of Court Pursuant to Section 197.542, F.S.
- Total (Lines 8 - 13)
- One-half Assessed Value of Homestead Property, if Applicable per F.S.
- Other Outstanding Certificates and Delinquent Taxes Not Included in this Application, If Applicable Per Florida Statutes
- Statutory (Opening) Bid; Total of Lines 7, 14, 15 (if applicable) and 16 (if applicable)
- Redemption Fee
- Total Amount to Redeem

12.50

Done this the 1st day of May, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: September 4, 2018

By

Jennifer N. Cassidy

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

06-3761-000

2016

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800185

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

ATCF II FLORIDA-A, LLC
PO BOX 54972
NEW ORLEANS, LA 70154,

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
06-3761-000	2016/3360	06-01-2016	LTS 10 11 14 BLK 22 WEST HIGHLANDS PB 1 P 74 OR 66 88 P 1066 CA 148

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
ATCF II FLORIDA-A, LLC
PO BOX 54972
NEW ORLEANS, LA 70154

04-25-2018
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: 332S301300010022
Account: 063761000
Owners: WATSON BRANDON
Mail: 1891 N 11TH AVE
 PENSACOLA, FL 32503
Situs: 1704 N GREEN ST 32505
Use Code: SINGLE FAMILY RESID
Taxing Authority: COUNTY MSTU
Schools (Elem/Int/High): OAKCREST/WARRINGTON/PENSACOLA
Tax Inquiry: [Open Tax Inquiry Window](#)
 Tax Inquiry link courtesy of Scott Lunsford
 Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2017	\$18,720	\$35,640	\$54,360	\$54,360
2016	\$18,720	\$36,005	\$54,725	\$54,725
2015	\$18,720	\$35,959	\$54,679	\$54,679

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

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

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
02/10/2011	6688	1066	\$12,100	TD	View Instr
12/2004	5576	1260	\$75,000	WD	View Instr
12/1995	3892	216	\$100	WD	View Instr

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

2017 Certified Roll Exemptions

None

Legal Description

LTS 10 11 14 BLK 22 WEST HIGHLANDS PB 1 P 74
 OR 6688 P 1066 CA 148

Extra Features

CARPORT
 METAL BUILDING
 MOBILE HOME
 OPEN PORCH

Parcel Information

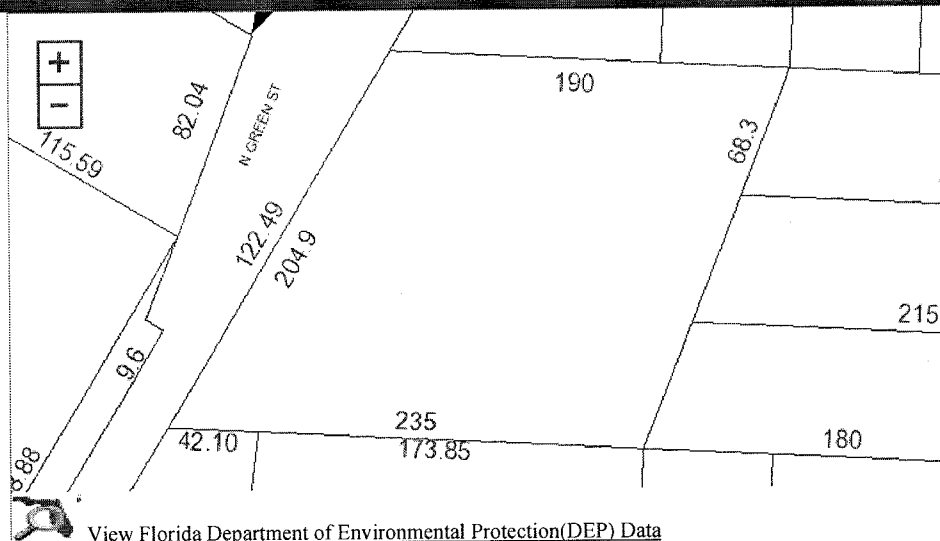
[Launch Interactive Map](#)

Section Map Id:
 CA148

Approx. Acreage:
 0.8395

Zoned:
 HDMU

Evacuation & Flood Information
[Open Report](#)



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

Buildings

Address: 1704 N GREEN ST, Year Built: 1940, Effective Year: 1940

Structural Elements
DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-VINYL SIDING
FLOOR COVER-CARPET

FOUNDATION-WOOD/SUB FLOOR
HEAT/AIR-WALL/FLOOR FURN
INTERIOR WALL-PANEL-PLYWOOD
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-HIP
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

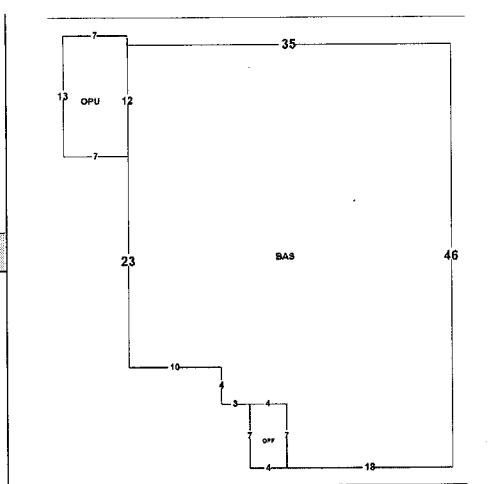


Areas - 1570 Total SF

BASE AREA - 1451

OPEN PORCH FIN - 28

OPEN PORCH UNF - 91



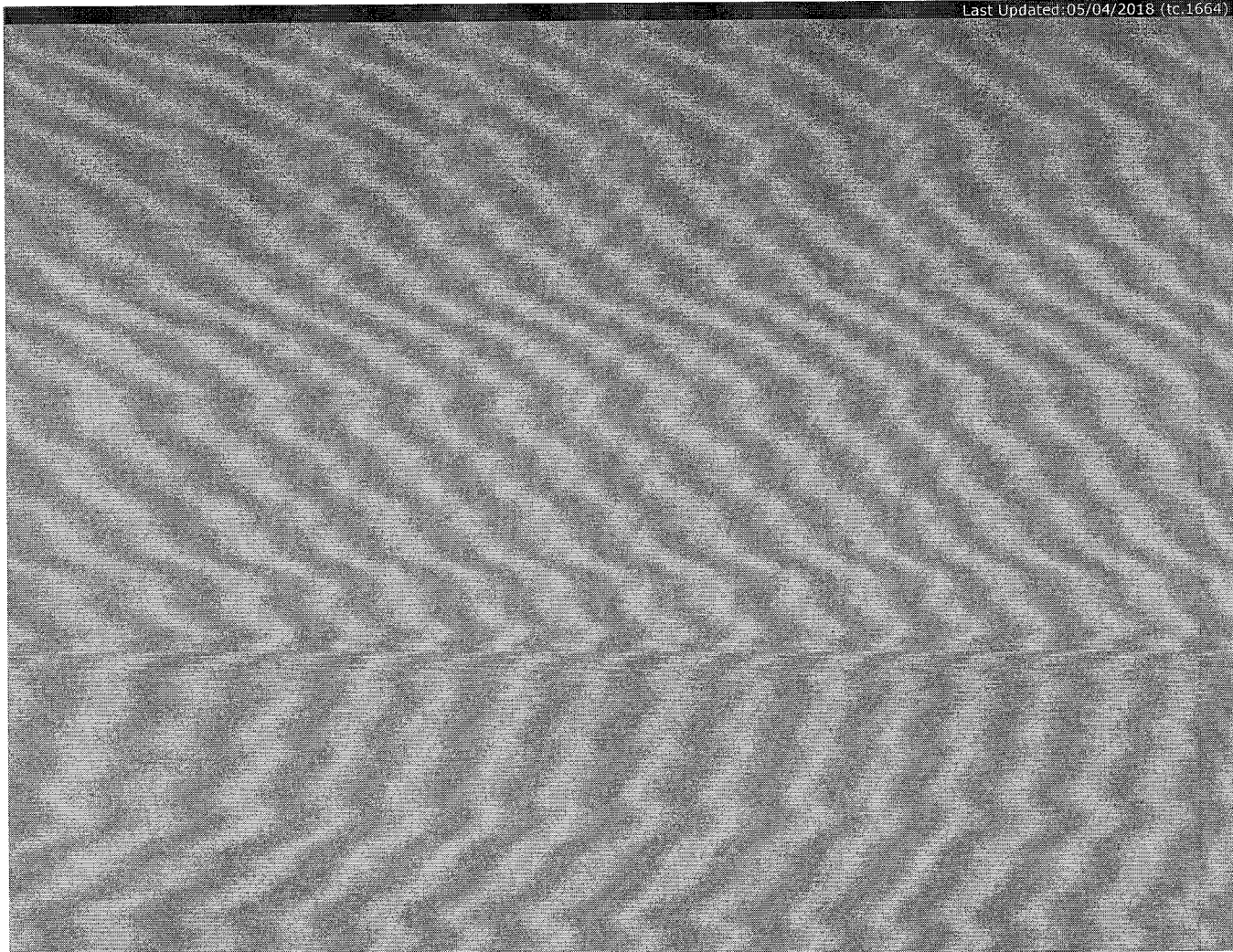
Images



8/1/17

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:05/04/2018 (tc.1664)



18-400

Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

PROPERTY INFORMATION REPORT

File No.: 14418

June 6, 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 06-05-1998, through 06-05-2018, and said search reveals the following:

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

Brandon Watson

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

This report is not title insurance. Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions in this property information report is limited to the amount paid for this property information report, and is further limited to the person(s) expressly identified by name in the property information report as the recipients(s) of the property information report.

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

Southern Guaranty Title Company

By: 

June 6, 2018

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14418

June 6, 2018

Lots 10, 11, 14, Block 22, West Highlands, Plat Book 1, Page 74, Escambia County, Florida

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14418

June 6, 2018

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

1. Mortgage executed by Brandon Watson to Robert E. Dale, Jr., dated 01/11/2013 and recorded in Official Record Book 6962 on page 1915 of the public records of Escambia County, Florida. given to secure the original principal sum of \$50,000.00. Assigned to Ole Buzzard, LLC in O.R. Book 7297, page 1359. Assignment of Rents and Leases recorded in O.R. Book 6962, page 1922.
2. Taxes for the year 2015-2017delinquent. The assessed value is \$54,360.00. Tax ID 06-3761-000.

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: 9-4-2018

TAX ACCOUNT NO.: 06-3761-000

CERTIFICATE NO.: 2016-3360

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

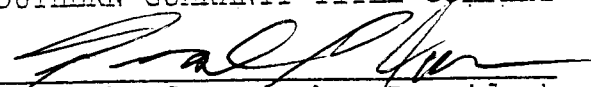
 X Homestead for tax year.

Brandon Watson
1891 N. 11th Ave.
Pensacola, FL 32503
and
1704 N. Green St.
Pensacola, FL 32505
and
2800 E. Gonzalez St.
Pensacola, FL 32503

Ole Buzzard, LLC
164 Mikemo Way
Pensacola, FL 32504

Certified and delivered to Escambia County Tax Collector,
this 7th day of June, 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.

This instrument was prepared by:
Ernie Lee Magaha, Clerk of the Circuit Court
Escambia County Courthouse
Pensacola, Florida

Tax Deed File No. 11-126
Property Identification No. 332S301300010022
Tax Account No. 063761000

TAX DEED

State of Florida
County of Escambia

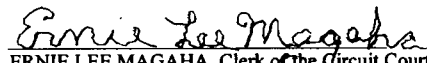
The following Tax Sale Certificate Numbered 03307 issued on May 30, 2008 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by 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 7th day of February 2011, offered for sale as required by law for cash to the highest bidder and was sold to: **BRANDON WATSON, 3847 WINONA DRIVE PENSACOLA FLORIDA**, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.



Now, on this 7th day of February 2011, in the County of Escambia, State of Florida, in consideration of the sum of (\$12,100.00) TWELVE THOUSAND ONE 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:

LTS 10 11 14 BLK 22 WEST HIGHLANDS PB 1 P 74 OR 5576 P 1260 CA 148

**** Property previously assessed to: SANDY BLANTON**

SECTION 33, TOWNSHIP 2 S, RANGE 30 W


ERNIE LEE MAGAHA, Clerk of the Circuit Court
Escambia County, Florida

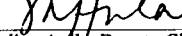

witness  Heather Sullivan
witness Maryline Avila

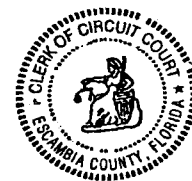
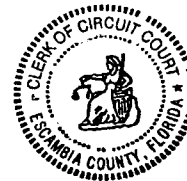
State of Florida
County of Escambia

On this 10th of February 2011 before me Maryline Avila personally appeared Ernie Lee Magaha, 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.

ERNIE LEE MAGAHA, Clerk of the Circuit Court

By: 
Maryline Avila, Deputy Clerk



5250

This instrument was prepared by:
William E. Farrington, II
After recording return to:
Wilson, Harrell, Farrington, Ford,
Wilson, Spain & Parsons P.A.
307 South Palafox Street
Pensacola, Florida 32502
WH1399-47596

THIS IS A BALLOON MORTGAGE AND THE FINAL PRINCIPAL PAYMENT OR THE PRINCIPAL BALANCE DUE UPON MATURITY IS \$ 50,625.00, TOGETHER WITH ACCRUED INTEREST, IF ANY, AND ALL ADVANCEMENTS MADE BY THE MORTGAGEE UNDER THE TERMS OF THIS MORTGAGE.

MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on this 11th day of January, 2013. The Mortgagor is **Brandon Watson**. ("Borrower"). This Security Instrument is given to **Robert E. Dale, Jr., P.O. Box 11850, Pensacola, Florida 32524** ("Lender"). Borrower owes Lender the principal sum of **Fifty Thousand Dollars and NO/100**—Dollars (U.S. \$50,000.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on (*intentionally left blank*). This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications of the Note; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender the following described property located in Escambia County, Florida:

See Attached Exhibit "A"

THE ABOVE DESCRIBED PROPERTY IS NOT THE CONSTITUTIONAL HOMESTEAD OF THE MORTGAGOR

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal and Interest; Prepayment and Late Charges: Borrower shall promptly pay when due the principal of and interest on the debt evidenced by the Note and any prepayment and late charges due under the Note.

2. Funds for Taxes and Insurance. Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments are due under the Note, until the Note is paid in full, a sum ("Funds") for: (a) yearly taxes and assessments which may attain priority over this Security Instrument as a lien on the Property; (b) yearly leasehold payments or ground rents on the Property, if any; (c) yearly hazard or property insurance premiums; (d) yearly flood insurance premiums, if any; (e) yearly mortgage insurance premiums, if any; and (f) any sums payable by Borrower to Lender, in accordance with the provisions of paragraph 8, in lieu of the payment of mortgage insurance premiums. These items are called "Escrow Items." Lender may, at any time, collect and hold Funds in an amount not to exceed the maximum amount a lender

21. Attorneys' Fees. As used in this Security Instrument and the Note, "attorneys' fees" shall include any attorneys' fees awarded by an appellate court.

22. Riders to this Security Instrument. If one or more riders are executed by Borrower and recorded together with this Security Instrument, the covenants and agreements of each such rider shall be incorporated into and shall amend and supplement the covenants and agreements of this Security Instrument as if the rider(s) were a part of this Security Instrument. [Check applicable box(es)]

<input type="checkbox"/> Adjustable Rate Rider	<input type="checkbox"/> Condominium Rider	<input type="checkbox"/> 1-4 Family Rents Rider
<input type="checkbox"/> Graduated Payment Rider	<input type="checkbox"/> Planned Unit Development Rider	<input type="checkbox"/> Biweekly Payment Rider
<input type="checkbox"/> Balloon Rider	<input type="checkbox"/> Rate Improvement Rider	<input type="checkbox"/> Second Home Rider
<input type="checkbox"/> V.A. Rider	<input checked="" type="checkbox"/> Other(s) [specify] Assignment R/L	

THIS IS A BALLOON MORTGAGE AND THE FINAL PRINCIPAL PAYMENT OR THE PRINCIPAL BALANCE DUE UPON MATURITY IS **\$ 50,625.00**, TOGETHER WITH ACCRUED INTEREST, IF ANY, AND ALL ADVANCEMENTS MADE BY THE MORTGAGEE UNDER THE TERMS OF THIS MORTGAGE.

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any rider(s) executed by Borrower and recorded with it.

Sign: [Signature]

Print: William E. Farrington

[Signature]
Brandon Watson

Sign: [Signature]

Print: Donna A. Bruner

STATE OF Florida

COUNTY OF Escambia

The foregoing was acknowledged before me on this the 14th day of January, 2013, by **Brandon Watson**, who affirmed that he/she provided the above information and that the same is true and correct to the best of his/her knowledge and belief and who is personally known to me or who produced

[Signature] as identification and who did take an oath.

Sign: [Signature]

Print: [Signature]

NOTARY PUBLIC

My Commission Expires: _____

My Commission Number: _____



WILLIAM E. FARRINGTON II
MY COMMISSION # EE 015573
EXPIRES: November 1, 2014
Bonded Thru Budget Notary Services

Agent's File Number: 1399-47596

Schedule A

Parcel 1

✓ Lots Ten (10), Eleven (11) and Fourteen (14), in Block Twenty-two (22), of the West Highlands Subdivision, being a subdivision of Lots Three and Four of the Brainard and McIntyre Subdivision of North half of Section 33, Township 2 South, Range 30 West, according to the Plat of West Highlands, as shown by Plat recorded at Page 74, of Plat 1, of the Public Records of said Escambia County, Florida.

Parcel 2

Lots 71 and 72, Block A, Bayou Grande Villa, a Subdivision of a portion of Section 4, Township 3 South, Range 31 West, Escambia County, Florida, according to the plat thereof, recorded in Plat Book 8, Page 4, of the Public Records of said County.

Together with that certain Mobile Home described as a 1985 SPRI with VIN#'s of GAFL2AE48343910 and GAFL2BE4343910.

Parcel 3

Lot 13 and that part of Lot 12, particularly described as follows, to-wit: Begin at the Northwest corner of said Lot 12, thence Southerly along the Westerly line of said Lot 12 a distance of 44.6 feet, thence Easterly 135.5 feet to a point in the East line of said Lot 12 that is 10 feet South of the Northeast corner of said Lot 12 thence Northerly along the Easterly line of said Lot to the Northeast corner thereof, thence Northwesterly along the Northerly boundary line of said Lot 12 to the Point of Beginning; all lying and being in Woodland Terrace, a subdivision of portions of Block 226 and 221, New City Tract, and Block 3 Fairnie Hill Place, according to plat of said Woodland Terrace recorded in Plat Book 2 at Page 65 of the Public Records of Escambia County, Florida.

Prepared by and Return to:
Kerry Anne Schultz, Esq.
Fountain, Schultz & Associates, PL
2045 Fountain Professional Ct., Suite A
Navarre, FL 32566

(Space above this line reserved for recording office use only)

ASSIGNMENT OF MORTGAGE

The undersigned, being the present owner and holder of a mortgage and of the indebtedness secured thereby made on the 11th day of January, 2013 by Brandon Watson ("Borrower"), to Robert E. Dale, Jr. ("Lender") securing the original principal sum of \$50,000.00, which was recorded in Official Records Book 6962, page 1915-1921, of the Public Records of Escambia County, Florida, for valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does assign and transfer without recourse to Ole Buzzard, L.L.C., A Florida Limited Liability Company ("Assignee"), whose address is 164 Mikemo Way, Pensacola, FL 32504, the above-described mortgage and indebtedness secured thereby together with all notes, financing statements, assignments of rent or leases, and other instruments related to said mortgage.

Dated: 1-7-2015

ASSIGNOR




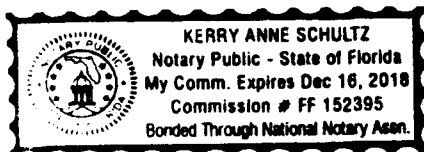
Name:

Title:

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing was sworn to and subscribed before me, the undersigned authority, on this 7th day of January, 2015, by Robert E. Dale, Jr., who ☒ is personally known to me or who ☐ has produced a driver's license as identification.

(Seal)


Notary Public

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 03360 of 2016

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on July 19, 2018, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

BRANDON WATSON 1891 N 11TH AVE PENSACOLA, FL 32503	BRANDON WATSON 1704 N GREEN ST PENSACOLA FL 32505
BRANDON WATSON 2800 E GONZALEZ ST PENSACOLA FL 32503	OLE BUZZARD LLC 164 MIKEMO WAY PENSACOLA FL 32504
BRANDON WATSON 3847 WINONA DRIVE PENSACOLA FL 32504	

WITNESS my official seal this 19th day of July 2018.



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 4, 2018, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA-A LLC holder of Tax Certificate No. 03360, issued the 1st day of June, A.D., 2016 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:

LTS 10 11 14 BLK 22 WEST HIGHLANDS PB 1 P 74 OR 6688 P 1066 CA 148

SECTION 33, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063761000 (18-400)

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

BRANDON WATSON

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 **4th day of September 2018.**

Dated this 19th day of July 2018.

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

WARNING

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LTS 10 11 14 BLK 22 WEST HIGHLANDS PB 1 P 74 OR 6688 P 1066 CA 148

SECTION 33, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063761000 (18-400)

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

BRANDON WATSON

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 **4th day of September 2018**.

Dated this 19th day of July 2018.

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:

1704 N GREEN ST 32505



**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 4, 2018, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ATCF II FLORIDA-A LLC** holder of **Tax Certificate No. 03360**, issued the **1st day of June, A.D., 2016** 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:

LTS 10 11 14 BLK 22 WEST HIGHLANDS PB 1 P 74 OR 6688 P 1066 CA 148

SECTION 33, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063761000 (18-400)

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

BRANDON WATSON

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 **4th day of September 2018**.

Dated this 19th day of July 2018.

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Personal Services:

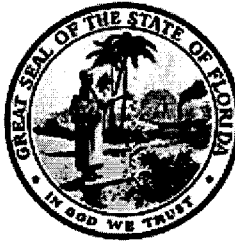
BRANDON WATSON
1891 N 11TH AVE
PENSACOLA, FL 32503

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW
JURY ASSEMBLY
JUVENILE
MENTAL HEALTH
MIS
OPERATIONAL SERVICES
PROBATE
TRAFFIC



**COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT**

**BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY**

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

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 063761000 Certificate Number: 003360 of 2016**

Payor: BRANDON WATSON 1225 W GREGORY ST PENSACOLA FL 32502 Date 08/08/2018

Clerk's Check #	6609302322	Clerk's Total	\$483.75
Tax Collector Check #	1	Tax Collector's Total	\$5,002.22
		Postage	\$27.10
		Researcher Copies	\$5.00
		Total Received	\$5,518.07

**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



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 # 2016 TD 003360
Redeemed Date 08/08/2018

Name BRANDON WATSON 1225 W GREGORY ST PENSACOLA FL 32502

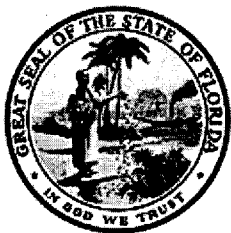
Clerk's Total = TAXDEED	\$483.75
Due Tax Collector = TAXDEED	\$5,002.22
Postage = TD2	\$27.10
ResearcherCopies = TD6	\$5.00

• For Office Use Only

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

FINANCIAL SUMMARY

No Information Available - See Dockets



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 063761000 Certificate Number: 003360 of 2016

Redemption ☒ Yes ☐ No
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="09/04/2018"/>	Redemption Date <input type="text" value="08/08/2018"/>
Months	5	4
Tax Collector	<input type="text" value="\$4,641.60"/>	<input type="text" value="\$4,641.60"/>
Tax Collector Interest	\$348.12	\$278.50
Tax Collector Fee	<input type="text" value="\$12.50"/>	<input type="text" value="\$12.50"/>
Total Tax Collector	\$5,002.22	<input type="text" value="\$4,932.60"/> TC
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$33.75	\$27.00
Total Clerk	\$483.75	<input type="text" value="\$477.00"/> CH
Postage	<input type="text" value="\$27.10"/>	<input type="text" value="\$27.10"/>
Researcher Copies	<input type="text" value="\$5.00"/>	<input type="text" value="\$5.00"/>
Total Redemption Amount	\$5,518.07	\$5,441.70
	Repayment Overpayment Refund Amount	<input type="text" value="\$76.37 + 40 = \$116.37"/> redeemer

Notes

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

18-400

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV035280NON

Agency Number: 18-010338

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 03360 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: BRANDON WATSON

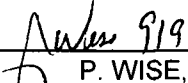
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 7/19/2018 at 9:38 AM and served same at 11:40 AM on 7/23/2018 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: 
P. WISE, CPS

Service Fee \$40.00
Receipt No: BILL

Printed By: MLDENISCO

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 4, 2018, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA-A LLC holder of Tax Certificate No. 03360, issued the 1st day of June, A.D., 2016 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:

LTS 10 11 14 BLK 22 WEST HIGHLANDS PB 1 P 74 OR 6688 P 1066 CA 148

SECTION 33, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063761000 (18-400)

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

BRANDON WATSON

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 4th day of September 2018.

Dated this 19th day of July 2018.

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:

1704 N GREEN ST 32505



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
CIVIL UNIT

2018 JUL 19 AM 9:38

RECEIVED

Redeemed
18-400

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV035221NON

Agency Number: 18-010307

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT # 03360 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: BRANDON WATSON

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

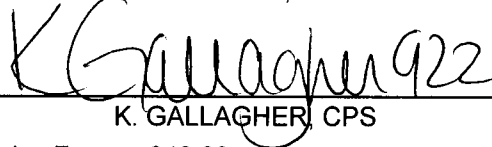
Non-Executed

Received this Writ on 7/19/2018 at 9:40 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for BRANDON WATSON , Writ was returned to court UNEXECUTED on 8/13/2018 for the following reason:

UNABLE TO LOCATE 1891 NORTH 11TH AVENUE; MAILMAN ADVISED AN ADDRESS CHANGE WAS DONE FOR SUBJECT TO 1020 FAIRNE AVENUE. PER MALE AT 1020 FAIRNE AVENUE, SUBJECT DOES NOT LIVE HERE. ATTEMPTED TO SERVE SUBJECT AT 4400 BAYOU CORDOVA SQUARE SUITE 49B; HOWEVER, THERE IS NOT SUITE A OR B AND SUBJECT IS UNKNOWN IN BUILDING 49. ATTEMPTED TO SERVE SUBJECT AT 2800 EAST GONZALEZ STREET; HOWEVER, UNABLE TO MAKE CONTACT WITH SUBJECT PRIOR TO SERVE BY DATE. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____


K. GALLAGHER, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: MLDENISCO

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LTS 10 11 14 BLK 22 WEST HIGHLANDS PB 1 P 74 OR 6688 P 1066 CA 148

SECTION 33, TOWNSHIP 2 S, RANGE 30 W

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Personal Services:

BRANDON WATSON
1891 N 11TH AVE
PENSACOLA, FL 32503

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

2018 JUL 19 AM 9:40

RECEIVED

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Personal Services:

BRANDON WATSON
1891 N 11TH AVE
PENSACOLA, FL 32503

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



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 •

August 20, 2018

BRANDON WATSON
1225 W GREGORY ST
PENSACOLA FL 32502

Dear Redeemer,

The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property was redeemed by you. A refund of unused fees/interest is enclosed.

If you have any questions, please feel free to give me a call.

CERTIFICATE NUMBER

REFUND

2016 TD 003360

\$116.37

TOTAL \$116.37

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

August 20, 2018

ATCF II FLORIDA-A LLC
PO BOX 54972
NEW ORLEANS LA 70154

Dear Certificate Holder:

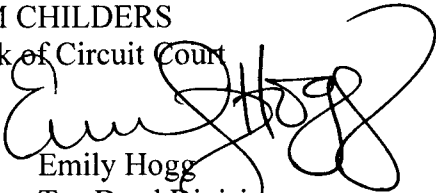
The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property redeemed prior to sale; therefore your application fees are now refundable.

TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 006295	\$450.00	\$27.00	\$477.00
2016 TD 003415	\$450.00	\$27.00	\$477.00
2016 TD 003976	\$450.00	\$27.00	\$477.00
2016 TD 007897	\$450.00	\$27.00	\$477.00
2016 TD 007926	\$450.00	\$27.00	\$477.00
2016 TD 003360	\$450.00	\$27.00	\$477.00

TOTAL \$2,862.00

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By: 
Emily Hogg
Tax Deed Division

BRANDON WATSON [18-400]
1891 N 11TH AVE
PENSACOLA, FL 32503

9171 9690 0935 0128 0373 67

BRANDON WATSON [18-400]
1704 N GREEN ST
PENSACOLA FL 32505

9171 9690 0935 0128 0373 74

BRANDON WATSON [18-400]
2800 E GONZALEZ ST
PENSACOLA FL 32503

9171 9690 0935 0128 0373 81

OLE BUZZARD LLC [18-400]
164 MIKEMO WAY
PENSACOLA FL 32504

9171 9690 0935 0128 0373 98

BRANDON WATSON [18-400]
3847 WINONA DRIVE
PENSACOLA FL 32504

9171 9690 0935 0128 0372 37

revised

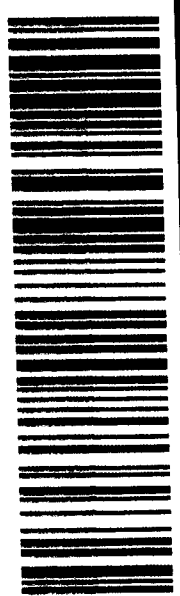
ANK

PAM CHILDERS
CLERK & COMPTROLL.
FILED

2018 AUG -1 A 11:59
ESCAMBIA COUNTY, FL

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

UNITED STATES MAIL



9171 9690 0935 0128 0372 37

NEOPOST
07/20/2018
FIRST-CLASS MAIL
US POSTAGE \$005.42



ZIP 32502
041M11272965

BRANDON WATSON [18-400]
3847 WIXONA DRIVE
PENSACOLA FL 32502

322 08 1 0007/23/18
RETURN TO SENDER
UNABLE TO FORWARD
ATTEMPTED - NOT KNOWN

3250258335
3250258335
SC: 3250258335
*0538-02454-12-43

Pam Childers

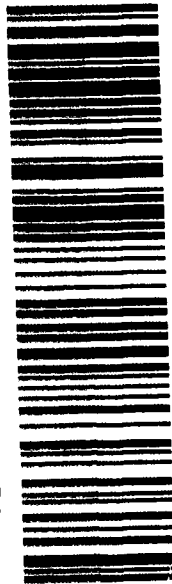
Clerk of the Circuit Court & Comptroller

Official Records

221 Palmetto Place
Pensacola, FL 32502

FILED
2018 AUG 14 A
ESCAMBIA COUNTY

CERTIFIED MAIL



9171 9690 0935 0128 0373 74

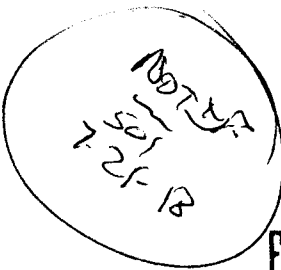
NEOPOST

07/20/2018

US POSTAGE \$005.42



ZIP 32502
041M11272965



BRANDON WATSON
1704 N GREI
PENSACOLA F

322 DE 1

0008/11/18

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

UNC

BC: 32502583335

*2187-00184-20-38

32502583335

Pam Childers
Clerk of the Circuit Court & Comptroller
Official Records

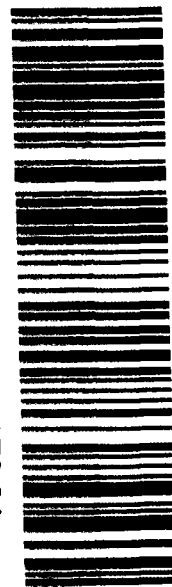
221 Palafox Place, Suite 110
Pensacola, FL 32502

PAM CHILDERS
CLERK & COMPTROLLER
FILED

2018 AUG 10 P 2:08

ESCAMBIA COUNTY FL

UNCLAIMED



9171 9690 0935 0128 0373 81

CERTIFIED MAIL

NEOPOST

07/20/2018

US POSTAGE \$005.42



ZIP 32502
041M11272965

BRANDON WATSON (18-4001)
2800 E GONZAL
PENSACOLA FL

222 DE 1

9888787/12

RETURN TO SENDER
UNCLAIMED
UNABLE TO DELIVER

UNC

BC: 32562583335

62167-66156-20-38





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 TAX DEED

SALE DATE - 09-04-2018 - TAX CERTIFICATE #'S 03360

in the CIRCUIT Court
was published in said newspaper in the issues of

AUGUST 2, 9, 16, 23, 2018

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 23RD day of AUGUST
A.D., 2018

HEATHER TUTTLE
NOTARY PUBLIC



NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA-A LLC holder of Tax Certificate No. 03360, issued the 1st day of June, A.D., 2016 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:

LTS 10 11 14 BLK 22 WEST HIGHLANDS PB 1 P 74 OR 6688 P 1066 CA 148 SECTION 33, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063761000 (18-400)

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Dated this 19th day of July 2018.

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

By: Emily Hogg
Deputy Clerk

oaw-4w-08-02-09-16-23-2018