

# Tax Collector's Certification

CTY-513

**Tax Deed Application Number**  
1800129

**Date of Tax Deed Application**  
Apr 25, 2018

This is to certify that **MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II, LLC**, holder of **Tax Sale Certificate Number 2016 / 3940**, 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: **07-4249-000**

**Cert Holder:**  
**MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II, LLC**  
**PO BOX 54900**  
**NEW ORLEANS, LA 70154**

**Property Owner:**  
**SALVI JOSEPH**  
**591 TELEGRAPH CANYON RD # 577**  
**CHULA VISTA, CA 91910**  
**LT 10 BLK 7 1ST ADDN TO CORRY HTS PB 2 P 64 OR 726 8 P 1371 LESS W**  
**10 FT CA 182**

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
2016/3940	07-4249-000	06/01/2016	1,018.73	50.94	1,069.67
2017/3852	07-4249-000	06/01/2017	1,080.82	54.04	1,134.86

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)

2,204.53

0.00

996.06

200.00

175.00

3,575.59

## 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 26th day of April, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: August 6, 2018

By



\*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.  
07-4249-000 2016

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 1800129

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II, LLC  
PO BOX 54900  
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
07-4249-000	2016/3940	06-01-2016	LT 10 BLK 7 1ST ADDN TO CORRY HTS PB 2 P 64 OR 726 8 P 1371 LESS W 10 FT CA 182

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  
MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II,  
LLC  
PO BOX 54900  
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:** 372S309001100007  
**Account:** 074249000  
**Owners:** SALVI JOSEPH  
**Mail:** 591 TELEGRAPH CANYON RD # 577  
 CHULA VISTA, CA 91910  
**Situs:** 17 KENNINGTON DR 32507  
**Use Code:** SINGLE FAMILY RESID   
**Taxing Authority:** COUNTY MSTU  
**Schools (Elem/Int/High):** NAVY  
 POINT/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	\$7,000	\$51,752	\$58,752	\$58,752
2016	\$7,000	\$50,116	\$57,116	\$57,116
2015	\$7,000	\$47,394	\$54,394	\$54,394

[Disclaimer](#)
[Amendment 1/Portability Calculations](#)
[➤ File for New Homestead Exemption Online](#)

### Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
12/02/2014	7268	1371	\$23,500	WD	<a href="#">View Instr</a>
12/2005	5811	50	\$100	OJ	<a href="#">View Instr</a>
07/1975	914	315	\$100	OT	<a href="#">View Instr</a>
07/1975	914	316	\$100	WD	<a href="#">View Instr</a>
01/1971	568	786	\$13,700	WD	<a href="#">View Instr</a>
01/1968	405	479	\$13,800	WD	<a href="#">View Instr</a>

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

### 2017 Certified Roll Exemptions

None

### Legal Description

 LT 10 BLK 7 1ST ADDN TO CORRY HTS PB 2 P 64 OR  
 7268 P 1371 LESS W 10 FT CA 182

### Extra Features

None

### Parcel Information

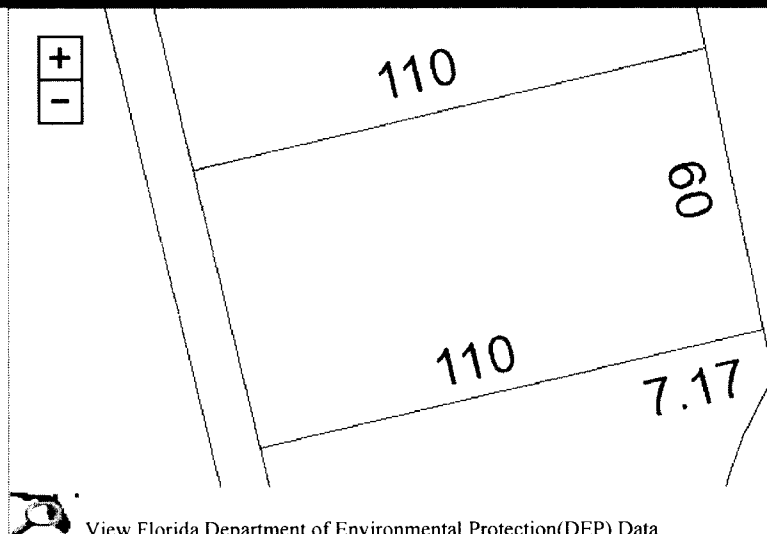
[Launch Interactive Map](#)

**Section Map Id:**  
 CA182

**Approx. Acreage:**  
 0.1499

**Zoned:**   
 MDR

**Evacuation & Flood Information**  
[Open Report](#)


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

### Buildings

Address: 17 KENNINGTON DR, Year Built: 1948, Effective Year: 1948

### Structural Elements

DECOR/HILLWORK-AVERAGE  
 DWELLING UNITS: 1  
 EXTERIOR WALL-ASBESTOS SIDING



**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

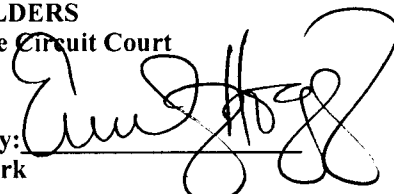
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
Tax Certificate Redeemed From Sale  
Account: 074249000 Certificate Number: 003940 of 2016**

**Payor: JOSEPH SALVI 591 TELEGRAPH CANYON RD # 577 CHULA VISTA, CA 91910      Date  
05/24/2018**

Clerk's Check #	1	Clerk's Total	\$477/00
Tax Collector Check #	1	Tax Collector's Total	\$3,802.63
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	<del>\$4,379.63</del>

**\$3778.47**

**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 # 2016 TD 003940  
 Redeemed Date 05/24/2018**

**Name JOSEPH SALVI 591 TELEGRAPH CANYON RD # 577 CHULA VISTA, CA 91910**

Clerk's Total = TAXDEED	\$477.00
Due Tax Collector = TAXDEED	\$3,802.63
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$40.00

**\$3778.47**

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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**FINANCIAL SUMMARY**

No Information Available - See Dockets

Search Property	Property Sheet	Lien Holder's	Redeem	Forms	Courtview	Benchmark
Redeemed From Sale						



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

**Tax Deed - Redemption Calculator**

**Account: 074249000 Certificate Number: 003940 of 2016**

Redemption ☐ Yes ☒ No Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="08/06/2018"/>	Redemption Date <input type="text" value="05/24/2018"/>
Months	4	1
Tax Collector	<input type="text" value="\$3,575.59"/>	<input type="text" value="\$3,575.59"/>
Tax Collector Interest	\$214.54	\$53.63
Tax Collector Fee	<input type="text" value="\$12.50"/>	<input type="text" value="\$12.50"/>
Total Tax Collector	\$3,802.63	<input type="text" value="\$3,641.72"/> 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	\$27.00	\$6.75
Total Clerk	\$477.00	<input type="text" value="\$456.75"/> CH
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$40.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$4,379.63	\$4,098.47
	Repayment Overpayment Refund Amount	\$281.16

Notes



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

May 30, 2018

MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II LLC  
PO BOX 54900  
NEW ORLEANS LA 70154

Dear Certificate Holder:

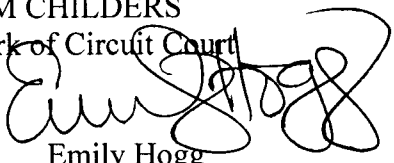
The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property redeemed prior to sale; therefore your application fees are now refundable.

TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 000588	\$450.00	\$6.75	\$456.75
2016 TD 007149	\$450.00	\$6.75	\$456.75
2016 TD 001370	\$450.00	\$6.75	\$456.75
2016 TD 004007	\$450.00	\$6.75	\$456.75
2016 TD 000021	\$450.00	\$6.75	\$456.75
2016 TD 003940	\$450.00	\$6.75	\$456.75
2016 TD 006005	\$450.00	\$6.75	\$456.75

**TOTAL \$3,197.25**

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

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

18-291

Redamed

**PROPERTY INFORMATION REPORT**

File No.: 14290

May 4, 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 05-10-1998, through 05-01-2018, and said search reveals the following:

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

Joseph Salvi

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: 

May 4, 2018

**PROPERTY INFORMATION REPORT  
LEGAL DESCRIPTION**

File No.: 14290

May 4, 2018

**Lot 10, Block 7, First Addition to Corry Heights, as per plat thereof, recorded in Plat Book 2, Page 64,  
O.R. Book 7268, page 1371, less west 10 feet, of the Public Records of Escambia County, Florida**

**PROPERTY INFORMATION REPORT  
CONTINUATION PAGE**

File No.: 14290

May 4, 2018

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

1. Taxes for the year 2015-2017 delinquent. The assessed value is \$58,752.00. Tax ID 07-4249-000.

**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: 8-6-2018

TAX ACCOUNT NO.: 07-4249-000

CERTIFICATE NO.: 2016-3940

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

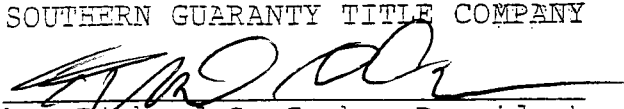
      X   Notify Escambia County, 190 Governmental Center, 32502

      X   Homestead for        tax year.

Joseph Salvi  
591 Telegraph Canyon Rd. #577  
Chula Vista, CA 91910  
and  
17 Kennington Dr.  
Pensacola, FL 32507

Certified and delivered to Escambia County Tax Collector,  
this 4th day of May, 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.

Prepared by and Return to:  
Darlene Barrett  
MTI Title Insurance Agency, Inc.  
3690 Gulf Breeze Parkway  
Gulf Breeze, FL 32563

-Incidental to the issuance of title insurance

Property Appraiser's Parcel ID #074249000  
File- MFL-2207446  
Consideration Amount \$23,500.00

### WARRANTY DEED

This Indenture, Made this **December 3, 2014**, between **Chip Post Foreman, A single man**, whose post office address is: 271 17th Street NW, Suite 1900-Atlanta, GA 30363 hereinafter called the "Grantor", and, **Joseph Salvi, A Single man**, whose post office address is: 591 Telegraph Canyon Road, #577-Chula Vista, CA 91910, hereinafter called the "Grantee":

**Witnesseth:** That said Grantor, for and in consideration of the sum of Ten (\$10.00) Dollars and other valuable consideration, to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying, and being in Escambia County, FL, and being further described as follows:

**Lot 10, Block 7, First Addition to Corry Heights, a subdivision according to plat recorded in Plat Book 2, at Page 64, of the Public Records of Escambia County, Florida. LESS the Westerly 10 feet of said Lot 10, being that portion of said Lot, 10 feet in width lying parallel to an adjoining the Westerly boundary line of said Block 7.**

Property Address: 17 Kennington Drive, Pensacola, FL 32507

☐ Property is the homestead of the grantor(s)  
☒ Said property is not the homestead of the grantor under the laws and constitution of the State of Florida in that neither grantor nor any member of the household of grantor resides thereon.

and said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

\*\*"Grantor" and "grantee" are used for singular or plural, as context requires.

Subject to easements, restrictions, and covenants of record, and real property taxes for the current year which are prorated.

**In Witness Whereof**, the said Grantor has hereunto set the Grantor's hand and seal the day and year first above written.

Chip Foreman By: Melodie Leigh Tilley, Attorney  
Chip Post Foreman  
By: Melodie Leigh Tilley, Attorney in Fact *Tilley*

Asia Larkin  
Witness #1 Signature

Asia Larkin  
Witness #1 Print Name

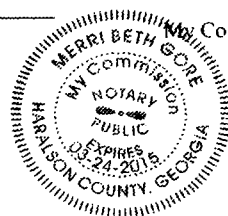
Merrin Beth Gore  
Witness #2 Signature

Merrin Beth Gore  
Witness #2 Print Name

State of Georgia : County of Fulton

The foregoing instrument was acknowledged by me this December 2, 2014 by: **Melodie Leigh Tilley, Attorney in Fact for Chip Post Foreman** who is/are personally known by me or who has/produced: a valid driver's license as identification and who did not take an oath.

Merrin Beth Gore  
Notary Public



Commission Expires: 12/24/2015