

18-417

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1800200

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 / 4197**, 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: **08-1939-000**

Cert Holder:

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

Property Owner:

SMITH MATTHEW P
1239 ELITE RD
PENSACOLA, FL 32507
LT 92 BLK 6 NAVY POINT PB 1 P 100 OR 3927 P 405 CA 226

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
2016/4197	08-1939-000	06/01/2016	901.73	45.09	946.82

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
2017/4102	08-1939-000	06/01/2017	951.78	6.25	47.59	1,005.62

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)

1,952.44

0.00

844.91

200.00

175.00

3,172.35

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

Total Amount Paid

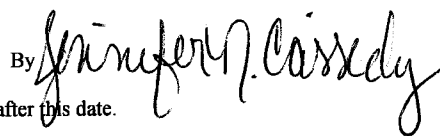
- Clerk of Court Statutory Fee for Processing Tax Deed
- Clerk of Court Certified Mail Charge
- Clerk of Court Advertising Charge
- Clerk of Court Recording Fee for Certificate of Notice
- Sheriff's Fee
- Interest Computed by Clerk of Court Pursuant to Section 197.542, F.S.
- Total (Lines 8 - 13)
- One-half 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

6.25

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

Date of Sale: October 1, 2018

By



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

08-1939-000

2016

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800200

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
08-1939-000	2016/4197	06-01-2016	LT 92 BLK 6 NAVY POINT PB 1 P 100 OR 3927 P 405 CA 226

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: 502S306090094006
Account: 081939000
Owners: SMITH MATTHEW P
Mail: 1239 ELITE RD
 PENSACOLA, FL 32507
Situs: 218 GILLILAND RD 32507
Use Code: SINGLE FAMILY RESID
Taxing Authority: COUNTY MSTU
Schools (Elem/Int/High): NAVY
 POINT/BAILEY/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	\$15,000	\$33,509	\$48,509	\$48,509
2016	\$15,000	\$34,046	\$49,046	\$49,046
2015	\$15,000	\$32,196	\$47,196	\$47,196

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

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

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
02/1996	3927	405	\$22,700	WD	View Instr
09/1991	3065	567	\$15,900	WD	View Instr
07/1980	1455	149	\$26,500	WD	View Instr
01/1972	655	529	\$10,000	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

LT 92 BLK 6 NAVY POINT PB 1 P 100 OR 3927 P 405
 CA 226

Extra Features

None

Parcel Information

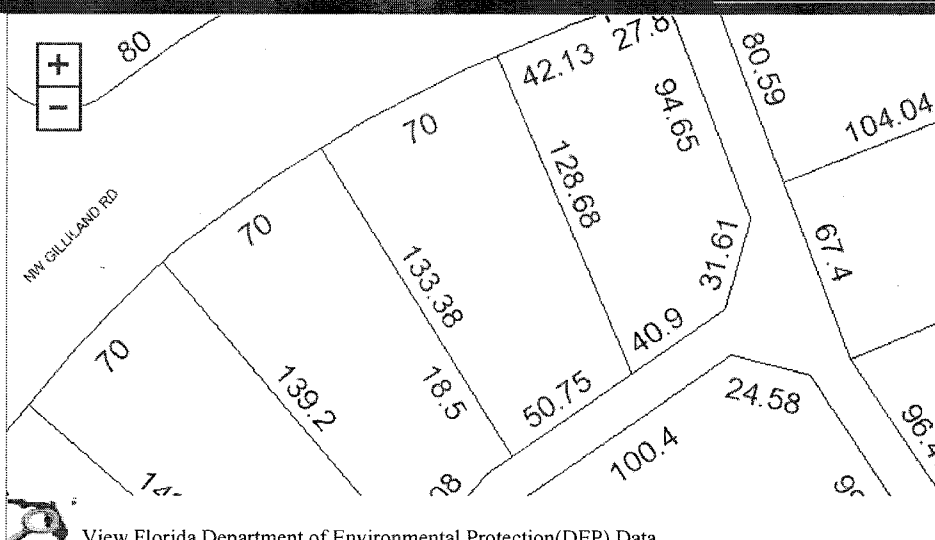
[Launch Interactive Map](#)

Section Map Id:
 CA226

Approx. Acreage:
 0.1834

Zoned:
 MDR

Evacuation & Flood Information
[Open Report](#)



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

Buildings

Address: 218 GILLILAND RD, Year Built: 1945, Effective Year: 1955

Structural Elements
DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-ASBESTOS SIDING
FLOOR COVER-HARDWOOD/PARQUET
FOUNDATION-WOOD/SUB FLOOR

HEAT/AIR-WALL/FLOOR FURN
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABLE-HI PITCH
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

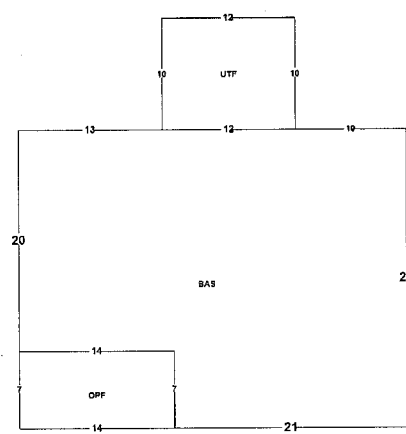


Areas - 1065 Total SF

BASE AREA - 847

OPEN PORCH FIN - 98

UTILITY FIN - 120



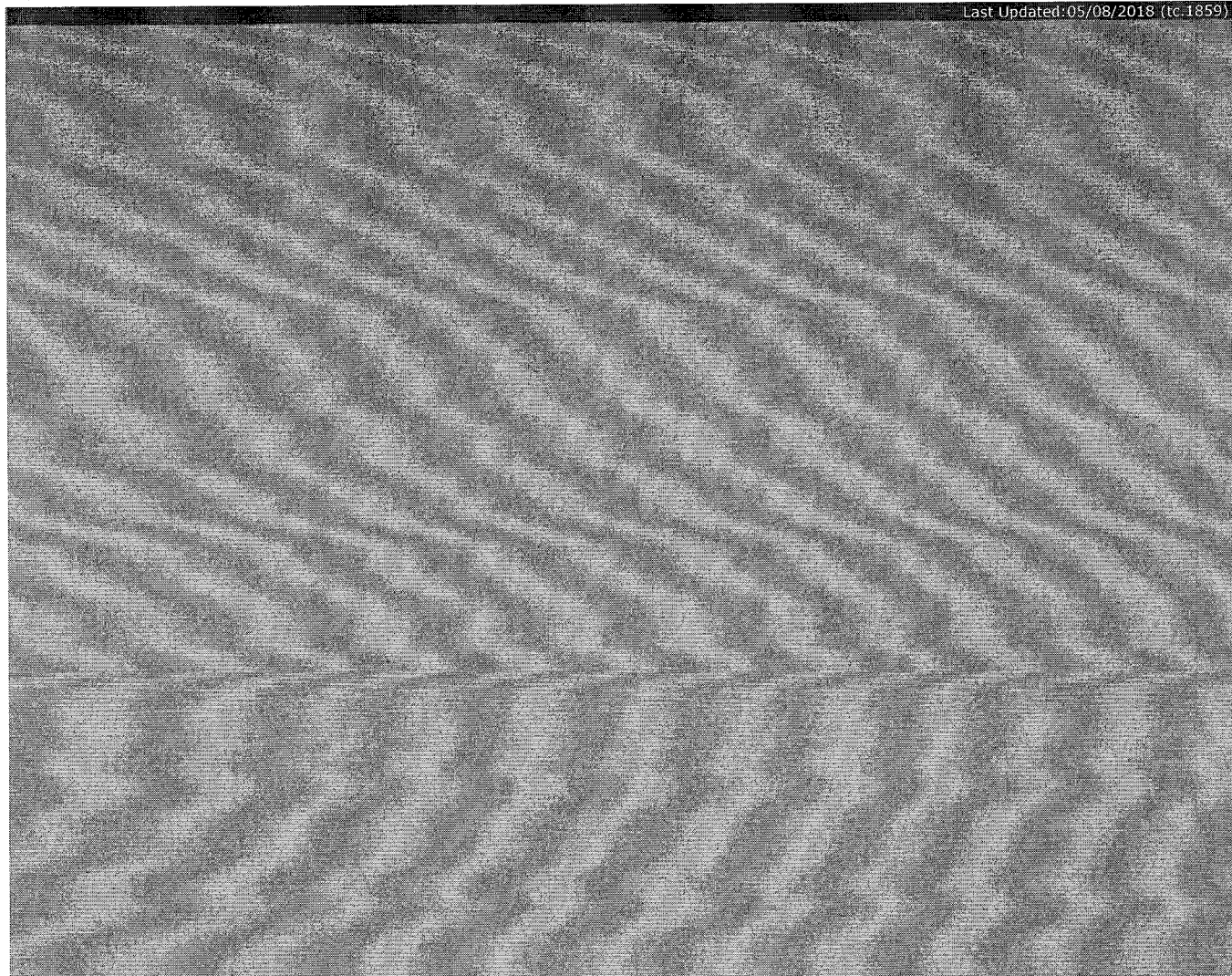
Images



10/23/17

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: 05/08/2018 (tc.1859)



18-417

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: 081939000 Certificate Number: 004197 of 2016**

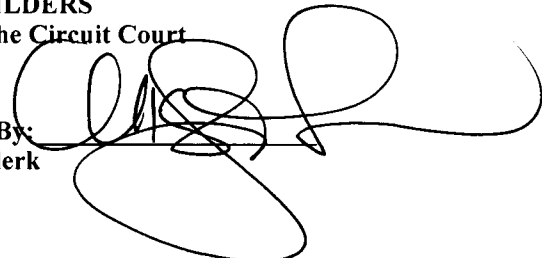
Payor: MATTHEW P SMITH 1239 ELITE RD PENSACOLA, FL 32507 Date 05/31/2018

Clerk's Check # 6609201810
Tax Collector Check # 1

Clerk's Total \$490.50
Tax Collector's Total \$3,464.11
Postage \$60.00
Researcher Copies \$0.00
Total Received ~~\$4,014.61~~

REDUCED TO \$ 3,362.94

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

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

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

**Case # 2016 TD 004197
 Redeemed Date 05/31/2018**

Name MATTHEW P SMITH 1239 ELITE RD PENSACOLA, FL 32507

Clerk's Total = TAXDEED	\$490.50
Due Tax Collector = TAXDEED	\$3,464.11
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$0.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

June 5, 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.

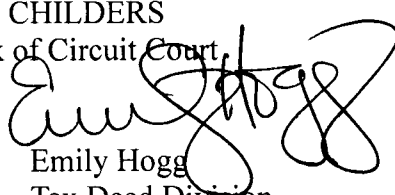
TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 003437	\$450.00	\$6.75	\$456.75
2016 TD 000009	\$450.00	\$6.75	\$456.75
2016 TD 004668	\$450.00	\$6.75	\$456.75
2016 TD 000288	\$450.00	\$6.75	\$456.75
2016 TD 000289	\$450.00	\$6.75	\$456.75
2016 TD 004323	\$450.00	\$6.75	\$456.75
2016 TD 000408	\$450.00	\$6.75	\$456.75
2016 TD 004197	\$450.00	\$6.75	\$456.75

TOTAL \$3,654.00

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

18-417
Redeemed

PROPERTY INFORMATION REPORT

File No.: 14450

July 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 07-03-1998, through 07-03-2018, and said search reveals the following:

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

Matthew P. Smith

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

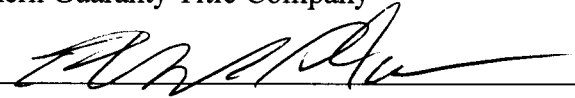
4. Taxes:

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: 

July 3, 2018

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14450

July 3, 2018

Lot 92, Block 6, Navy Point, as per plat thereof, recorded in Plat Book 1, Page 100A, 100B and 100C, of the Public Records of Escambia County, Florida

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14450

July 3, 2018

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

1. MSBU Lien filed by Escambia County recorded in O.R. Book 4453, page 87, and O.R. Book 4317, page 957.
2. Code Enforcement Lien filed by Escambia County recorded in O.R. Book 7851, page 698, as amended in O.R. Book 7923, page 124.
3. Judgment filed by Statge of Florida recorded in O.R. Book 6828, page 355.
4. All Taxes Paid. The assessed value is \$48,509.00. Tax ID 08-1939-000.

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 10-1-2018

TAX ACCOUNT NO.: 08-1939-000

CERTIFICATE NO.: 2016-~~4198~~ 4197

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
221 Palafox Place, 4th Floor/
X Notify Escambia County, 190 Governmental Center, 32502
X Homestead for _____ tax year.

Matthew P. Smith
1239 Elite Rd.
Pensacola, FL 32507
and
218 Gilliland Rd.
Pensacola, FL 32507

Certified and delivered to Escambia County Tax Collector,
this 9th day of July, 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.

6.00 Rec
14755 DOC 22.00000

WARRANTY DEED

OR Bk3927 Pg0405
INSTRUMENT 00276605

State of Florida

COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS: That

ELIZABETH L. STANCIL, A SINGLE WOMAN

Grantor,

for and in consideration of Ten Dollars and other good and valuable considerations, the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto MATTHEW P. SMITH, A SINGLE MAN

Grantee, of

218 N.W. GILLILAND RD PENSACOLA, FLORIDA 32507

(Use of the terms "grantor" and "grantee" shall include singular or plural, the masculine or the feminine, where appropriate, and shall also include, but not be limited to, their heirs, assigns or successors in interest) the following described real property, situate, lying and being in the State of Florida, and County of ESCAMBIA to wit:

LOT 92, BLOCK 6, NAVY POINT, A SUBDIVISION OF A PORTION OF SECTION 50, TOWNSHIP 2 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT FILED IN PLAT BOOK 1, PAGES 100A, 100B AND 100C.

Subject to mortgage from Otto E. Thiergart and Lois B. Thiergart, husband and wife, to Lloyd G. Rushing and Julia O. Rushing, husband and wife dated July 16, 1980 and recorded in O.R. Book 1455 at Page 150 in the original principal amount of \$24,500.00, Public Records of Escambia County, Florida.

Subject to mortgage from Elizabeth L. Stancil, a single woman, to Otto E. Thiergart and Lois B. Thiergart, husband and wife dated September 24, 1991 and recorded in O.R. Book 3065 at Page 568 in the original principal amount of \$24,500.00, Public Records of Escambia County, Florida.

Tax I.D. Number 08-1939-000

D S PD \$158.90
Mort \$0.00 ASUM \$0.00
FEBRUARY 29, 1996
Ernie Lee Magaha,
Clerk of the Circuit Court
BY: *Michelle* D.C.

This instrument prepared by:
Otto E. Thiergart
9195 Gulf Beach Highway
Pensacola, Florida 32507

Subject to taxes for current year and to valid easements, mineral reservations and restrictions of record affecting the above property, if any.
To have and to hold the same, together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all exemptions and right of homestead. And the grantor covenants that he is well seized of an indefeasible estate in fee simple in the said property, and has a good right to convey the same; that it is free of lien or encumbrance, and that he, his heirs, executors and administrators, the said grantee, his heirs, executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever fully warrant and defend.

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents this 5th day of Feb, 19 96

Signed, sealed and delivered in the presence of:

x
x

[Signature]
[Signature]

[Signature] (SEAL)
ELIZABETH L. STANCIL
2815 Greenridge #54A
Houston, Texas 77057 (SEAL)

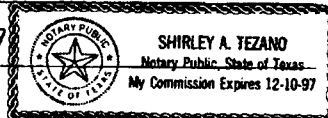
State of Florida
COUNTY OF Harris

Before the subscriber personally appeared Elizabeth L. Stancil

known to me, and known to me to be the person(s) described by said name(s) in and who executed the foregoing instrument and acknowledged executing the same for the uses and purposes therein set forth.

Given under my hand and official seal this 5th day of Feb, 19 96

[Signature]
Notary Public
My commission expires 12-10-97



SPACE BELOW FOR RECORDERS USE

Instrument 00276605
Filed and recorded in the
Official Records
FEBRUARY 29, 1996
at 03:26 P.M.
ERNIE LEE MAGAHA,
CLERK OF THE CIRCUIT COURT
Escambia County,
Florida