

18-419

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1800202

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 / 4323**, 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: **08-3886-000**

Cert Holder:

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

Property Owner:

AMELL JOHN B
PO BOX 16333
PENSACOLA, FL 32507-6333

LT 9 BLK 10 LAKEWOOD PB 2 P 30/30A OR 4566 P 1504 CA 190

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
2016/4323	08-3886-000	06/01/2016	993.57	49.68	1,043.25

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
2017/4243	08-3886-000	06/01/2017	1,052.37	6.25	52.62	1,111.24

Amounts Certified by Tax Collector (Lines 1-7):
Total Amount Paid

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

2,154.49

0.00

967.72

200.00

175.00

3,497.21

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

8. Clerk of Court Statutory Fee for Processing Tax Deed
9. Clerk of Court Certified Mail Charge
10. Clerk of Court Advertising Charge
11. Clerk of Court Recording Fee for Certificate of Notice
12. Sheriff's Fee
13. Interest Computed by Clerk of Court Pursuant to Section 197.542, F.S.
14. Total (Lines 8 - 13)
15. One-half Assessed Value of Homestead Property, if Applicable per F.S.
16. Other Outstanding Certificates and Delinquent Taxes Not Included in this Application, If Applicable Per Florida Statutes
17. Statutory (Opening) Bid; Total of Lines 7, 14, 15 (if applicable) and 16 (if applicable)
18. Redemption Fee
19. 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.
 08-3886-000 2016

Springer Cassidy

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800202

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
08-3886-000	2016/4323	06-01-2016	LT 9 BLK 10 LAKEWOOD PB 2 P 30/30A OR 4566 P 1504 CA 190

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:	592S301000009010
Account:	083886000
Owners:	AMELL JOHN B
Mail:	PO BOX 16333 PENSACOLA, FL 32507-6333
Situs:	102 ALBA PLENA 32507
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	COUNTY MSTU
Schools (Elem/Int/High):	WARRINGTON/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	\$8,000	\$48,830	\$56,830	\$56,830
2016	\$8,000	\$47,336	\$55,336	\$55,336
2015	\$8,000	\$44,846	\$52,846	\$52,846
Disclaimer				
Amendment 1/Portability Calculations				
> File for New Homestead Exemption Online				

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
05/2000	4566	1504	\$32,000	WD	View Instr
04/1999	4396	1700	\$100	QC	View Instr
01/1975	869	910	\$17,400	WD	View Instr
01/1972	597	13	\$17,200	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 9 BLK 10 LAKEWOOD PB 2 P 30/30A OR 4566 P 1504 CA 190	
Extra Features	
CARPORT	

Parcel Information

Section Map Id:
CA190

Approx. Acreage:
0.4343

Zoned:
MDR

Evacuation & Flood Information
[Open Report](#)

[Launch Interactive Map](#)

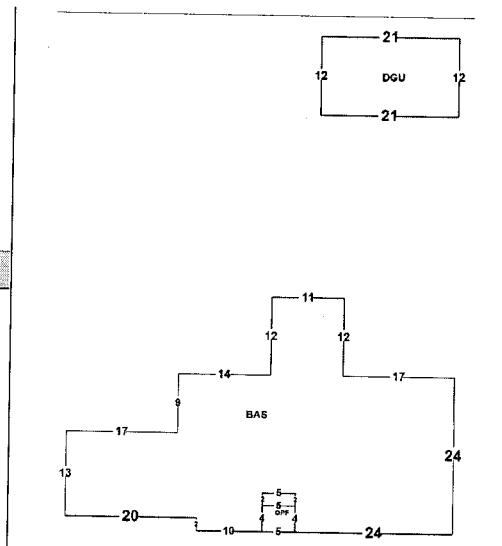
[View Florida Department of Environmental Protection\(DEP\) Data](#)

Buildings	
Address: 102 ALBA PLENA, Year Built: 1948, Effective Year: 1948	
Structural Elements	
DECOR/MILLWORK-AVERAGE	
DWELLING UNITS-1	
EXTERIOR WALL-STUCCO OV BLOCK	
FLOOR COVER-HARDWOOD/PARQUET	
FOUNDATION-WOOD/SUB FLOOR	
HEAT/AIR-CENTRAL H/AC	

INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-5
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-MASONRY PIL/STL

 Areas - 1617 Total SF

BASE AREA - 1335
DET GARAGE UNF - 252
OPEN PORCH FIN - 30



Images



4/1/03

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.1748)

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

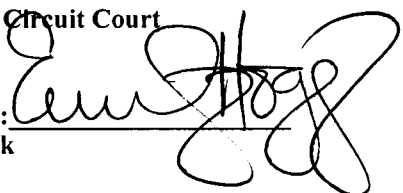
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 083886000 Certificate Number: 004323 of 2016**

Payor: JOHN B AMELL 6300 SIGUENZA DR PENSACOLA FL 32507 Date 05/30/2018

Clerk's Check #	1	Clerk's Total	\$490. ⁷⁰
Tax Collector Check #	1	Tax Collector's Total	\$3,818.21
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	\$4,408.71

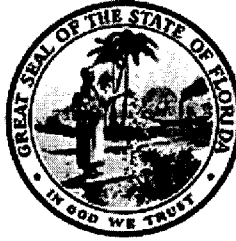
\$3,692.67

**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 004323

Redeemed Date 05/30/2018

Name JOHN B AMELL 6300 SIGUENZA DR PENSACOLA FL 32507

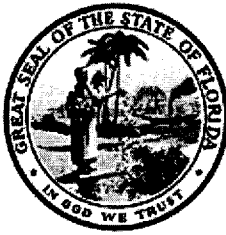
Clerk's Total = TAXDEED	\$490.50	
Due Tax Collector = TAXDEED	\$3,818.21	3692.67
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$40.00	

• 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
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 083886000 Certificate Number: 004323 of 2016

Redemption ☐ Yes ☒ No
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 10/01/2018	Redemption Date 05/30/2018
Months	6	1
Tax Collector	\$3,497.21	\$3,497.21
Tax Collector Interest	\$314.75	\$52.46
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$3,818.21	\$3,555.92 TC
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$40.50	\$6.75
Total Clerk	\$490.50	\$456.75 CH
Postage	\$60.00	\$0.00
Researcher Copies	\$40.00	\$0.00
Total Redemption Amount	\$4,408.71	\$4,012.67
	Repayment Overpayment Refund Amount	\$396.04

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 •

June 5, 2018

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

Dear Certificate Holder:

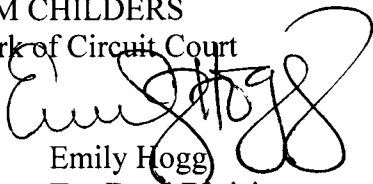
The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property redeemed prior to sale; therefore your application fees are now refundable.

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

18-419

Redeemed

PROPERTY INFORMATION REPORT

File No.: 14452

July 3, 2018

The City of Pensacola
222 West Main Street
Pensacola, Florida 32502

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:

John B. Amell

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

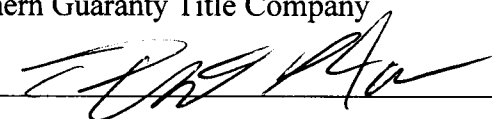
4. Taxes:

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.: 14452

July 3, 2018

Lot 9, Block 10, Lakewood, as per plat thereof, recorded in Plat Book 2, Page 30 & 30A, of the Public Records of Escambia County, Florida

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14452

July 3, 2018

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

1. All Taxes Paid. The assessed value is \$56,830.00. Tax ID 08-3886-000.

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.: 08-3886-000

CERTIFICATE NO.: 2016-4323

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

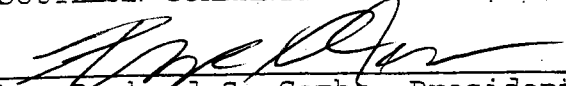
 X Notify Escambia County, 190 Governmental Center, 32502

 X Homestead for tax year.

John B. Amell
P.O. Box 16333
Pensacola, FL 32507
and
102 Alba Plena
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.

DR BK 4566 PG1504
Escambia County, Florida
INSTRUMENT 00-740720

This instrument was prepared by:

W. Joel Boles

RETURN TO:

Wilson, Harrell, Smith, Boles, &
Farrington, P.A.

307 S. Palafox St.

Pensacola, FL 32501

File Number: 1.28839

Parcel I.D. Number:

59-2S-30-1000-009-010

DEED DOC STAMPS PD @ ESC CO \$ 224.00
06/06/00 ERNIE LEE MAGAHA, CLERK

By:

RCD Jun 06, 2000 02:06 pm
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 00-740720

WARRANTY DEED

64
224.00

KNOW ALL MEN BY THESE PRESENTS, That KIRK RODERICK MEAUX, *
GUARDIAN OF THERESA MEAUX, JOSEPH PATRICK MEAUX AND KIRK RODERICK
MEAUX, JR., MINOR CHILDREN, whose address is: 1003 #2029 Justin Lane Austin, TX 78756
Grantors, for and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid, and other
good and valuable consideration, the receipt whereof is hereby acknowledged, do hereby grant,
bargain, sell, convey and warrant unto JOHN B. AMELL, A SINGLE PERSON, whose address
is: 102 Alta Plena, Pensacola, FL 32507 Grantee, Grantee's heirs, executors, administrators
and assigns, forever, the following described property, situated in the County of ESCAMBIA, State
of Florida to-wit:

A/K/A KIRK R. MEAUX

LOT 9, BLOCK 10, LAKEWOOD, A SUBDIVISION OF A PORTION OF SECTION 59, TOWNSHIP
2 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT OF SAID
SUBDIVISION RECORDED IN PLAT BOOK 2, AT PAGES 30 AND 30A, IN THE OFFICE OF THE
CLERK OF CIRCUIT COURT OF SAID COUNTY.

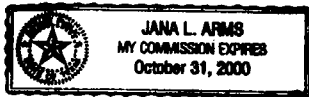
and the Grantor does hereby fully warrant the title to said land and will defend the same against
lawful claims of all persons whomsoever. Subject to taxes for current year and to valid easements
and restrictions of record affecting the above property, if any, which are not hereby reimposed.
Subject also to reservation of grantor herein of all oil and gas rights.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 30th day of
MAY, 2000.

Signed, Sealed and delivered as to both
in the presence of:

Jana L. Arms
print name: Jana L. Arms

Samir Maamary
print name: Samir Maamary



Kirk R. Meaux
Kirk Roderick Meaux as Guardian of
Theresa Meaux *A/K/A KIRK R. MEAUX

Kirk R. Meaux
Kirk Roderick Meaux as Guardian of
Joseph Patrick Meaux *A/K/A KIRK R. MEAUX

Kirk R. Meaux
Kirk Roderick Meaux as Guardian of
Kirk Roderick Meaux, Jr. *A/K/A KIRK R. MEAUX

STATE OF TEXAS
COUNTY OF TRAVIS

The foregoing instrument was acknowledged before me this 31 Day of MAY, 2000, by
Kirk Roderick Meaux as Guardian for Theresa Meaux, Joseph Patrick Meaux, Kirk Roderick
Meaux, Jr., who is personally known to me or who produced DRIVERS LICENSE as identification
and did not take an oath. *A/K/A KIRK R. MEAUX

Sign: Jana L. Arms
Print: Jana L. Arms
NOTARY PUBLIC - State of Texas
My Commission Expires: 10/31/2000