



Chris Jones

Escambia County Property Appraiser

Real Estate
Search

Tangible Property
Search

Sale
List

Amendment 1/Portability
Calculations

← Navigate Mode ☒ Account ☐ Reference →

Printer Friendly Version

General Information

Reference: 212S316200007001

Account: 094545365

Owners: FEDERAL HOME LOAN MORTGAGE CORPORATION

Mail: 5000 PLANO PKWY
CARROLLTON, TX 75010

Situs: 7686 OLD HICKORY DR 32507

Use Code: SINGLE FAMILY RESID

Taxing Authority: COUNTY MSTU

Tax Inquiry: [Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Scott Lunsford
Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2018	\$17,100	\$76,444	\$93,544	\$93,544
2017	\$17,100	\$69,828	\$86,928	\$86,928
2016	\$17,100	\$68,491	\$85,591	\$85,591

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

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

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
11/25/2014	7276	1882	\$51,700	WD	View Instr
11/20/2014	7276	1886	\$100	WD	View Instr
03/24/2010	6581	1633	\$100	WD	View Instr
10/2006	6014	555	\$126,500	WD	View Instr
08/1986	2264	967	\$58,300	WD	View Instr

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

2018 Certified Roll Exemptions

None

Legal Description

LT 7 BLK A OLD HICKORY PB 13 P 21 OR 7276 P 1886

Extra Features

None

Parcel Information [Launch Interactive Map](#)

Section Map Id: 21-2S-31-2

Approx. Acreage: 0.1836

Zoned: HDMU

Evacuation & Flood Information
[Open Report](#)

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

Buildings

Address: 7686 OLD HICKORY DR, Year Built: 1986, Effective Year: 1986

Structural Elements

DECOR/MILLWORK-ABOVE AVERAGE

DWELLING UNITS-1

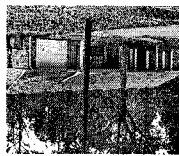
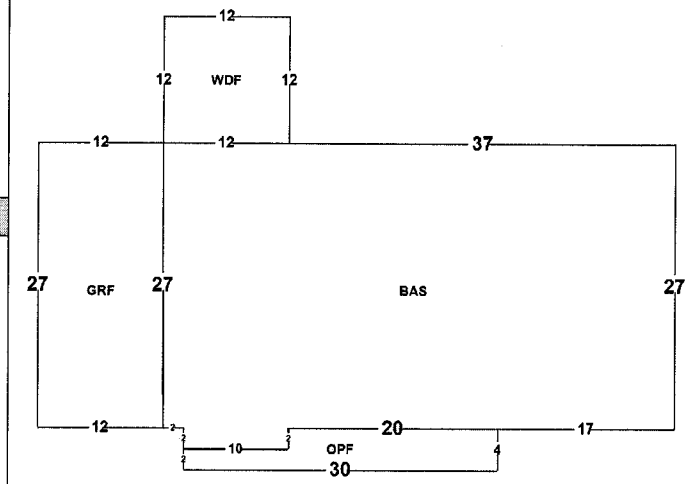
EXTERIOR WALL-BRICK-FACE/VENEER

FLOOR COVER-CARPET

FOUNDATION-SLAB ON GRADE

HEAT/AIR-CENTRAL H/AC
 INTERIOR WALL-DRYWALL-PLASTER
 NO. PLUMBING FIXTURES-6
 NO. STORIES-1
 ROOF COVER-DIMEN/ARCH SHNG
 ROOF FRAMING-GABLE
 STORY HEIGHT-0
 STRUCTURAL FRAME-WOOD FRAME

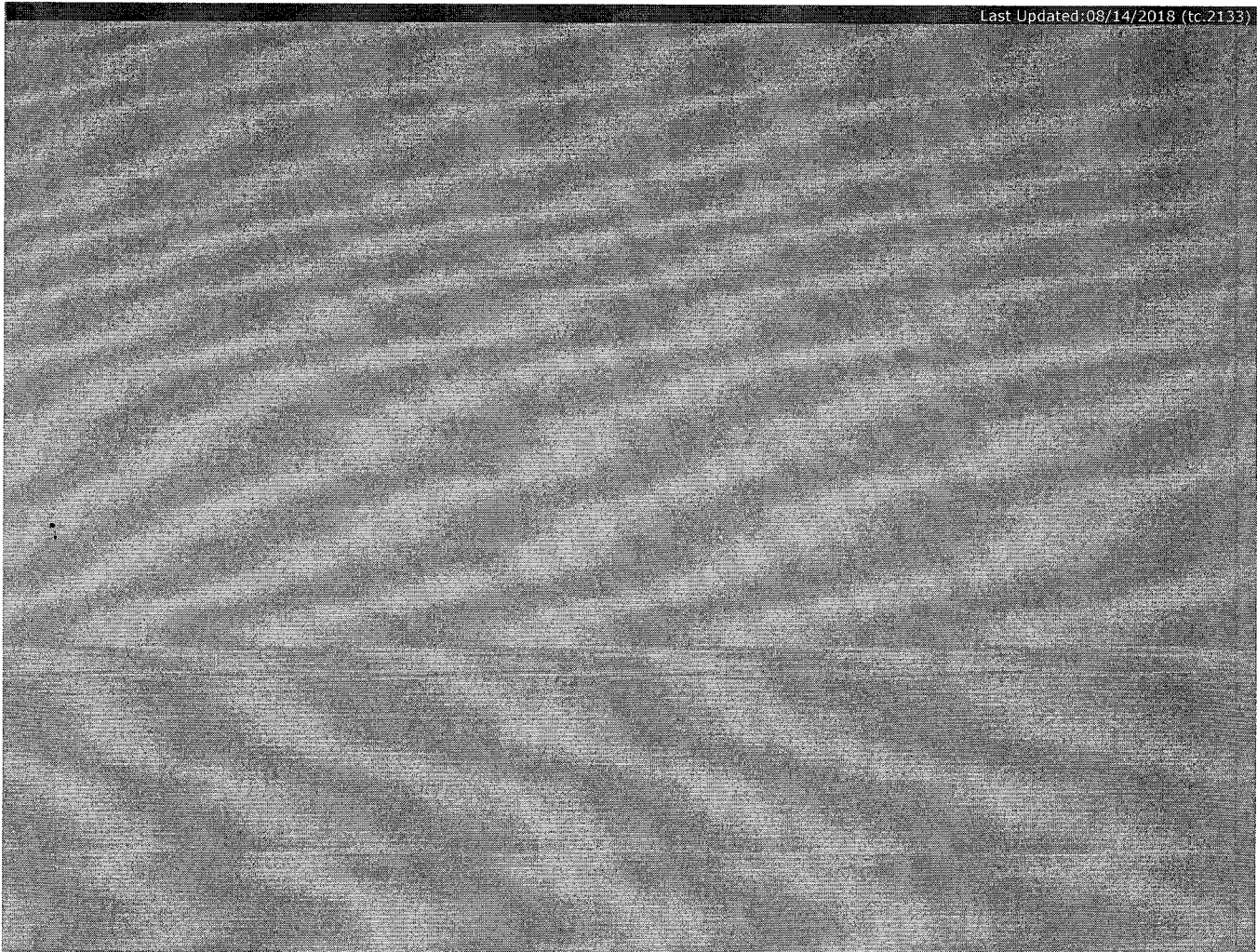
 Areas - 1911 Total SF
 BASE AREA - 1343
 GARAGE FIN - 324
 OPEN PORCH FIN - 100
 WOOD DECK FIN - 144



2/16/12

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:08/14/2018 (tc.2133)



19-078

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1800524

Date of Tax Deed Application

Jul 30, 2018

This is to certify that **TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER**, holder of **Tax Sale Certificate Number 2016 / 5097**, 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: **09-4545-365**

Cert Holder:

TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER
PO BOX 54347
NEW ORLEANS, LA 70154

Property Owner:

FEDERAL HOME LOAN MORTGAGE CORPORATION
5000 PLANO PKWY
CARROLLTON, TX 75010

LT 7 BLK A OLD HICKORY PB 13 P 21 OR 7276 P 1886

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
2016/5097	09-4545-365	06/01/2016	1,465.19	73.26	1,538.45
2017/5076	09-4545-365	06/01/2017	1,536.15	76.81	1,612.96

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
2018/5097	09-4545-365	06/01/2018	1,534.04	6.25	76.70	1,616.99

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	4,768.40
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	0.00
4. Ownership and Encumbrance Report Fee	200.00
5. Tax Deed Application Fee	175.00
6. Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S.	
7. Total (Lines 1 - 6)	5,143.40

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,	
17. Statutory (Opening) Bid; Total of Lines 7, 14, 15 (if applicable) and 16 (if	
18. Redemption Fee	12.50
19. Total Amount to Redeem	

Done this the 10th day of August, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: January 7, 2019

By

Candice Lewis

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
 09-4545-365 2016

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800524

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER
PO BOX 54347
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
09-4545-365	2016/5097	06-01-2016	LT 7 BLK A OLD HICKORY PB 13 P 21 OR 7276 P 1886

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
TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER
PO BOX 54347
NEW ORLEANS, LA 70154

07-30-2018
Application Date

Applicant's signature

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.: 14727

October 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 10-04-1998, through 10-04-2018, and said search reveals the following:

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

Federal Home Loan Mortgage Corporation

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: 

October 4, 2018

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14727

October 4, 2018

Lot 7, Block A, Old Hickory, as per plat thereof, recorded in Plat Book 13, Page 21, of the Public Records of Escambia County, Florida

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14727

October 4, 2018

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

1. Taxes for the year 2015-20176 delinquent. The assessed value is \$93,544.00. Tax ID 09-4545-365.

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: 1-7-2019

TAX ACCOUNT NO.: 09-4545-365

CERTIFICATE NO.: 2016-5097

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

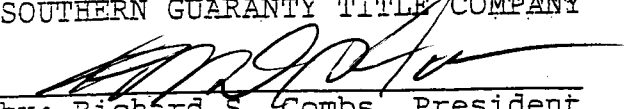
 X Notify Escambia County, 190 Governmental Center, 32502

 X Homestead for tax year.

Federal Home Loan Mortgage Corporation
5000 Plane Pkwy.
Carrollton, TX 75010
and
7686 Old Hickory Dr.
Pensacola, FL 32507

Certified and delivered to Escambia County Tax Collector,
this 4th day of October, 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:
Richard S. McIver, Esq.
Kass Shuler, P.A.
1505 N. Florida Ave. Tampa, FL 33602-0800

1451433

WARRANTY DEED

This WARRANTY DEED is made this 20 day of November, 2014 by and between **Banch Banking and Trust Company** as Grantor, whose post office address is 223 West Nash Street, Wilson, NC 27893, and **FEDERAL HOME LOAN MORTGAGE CORPORATION**, its successors and/or assigns, as **Grantee**, whose post office address is 5000 Plano Pkwy, Carrollton, TX 75010. (All references to the parties herein shall include their heirs, personal representatives, successors, and assigns; and when applicable the singular shall include the plural, and the masculine shall include the feminine and neuter).

WITNESS: That Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), to him in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained, and sold to Grantee forever, the real property situated in **Escambia County Florida**, legally described as follows:

Lot 7, Block A, Old Hickory, a subdivision of a portion of Section 21 and 35, Township 2 South, Range 31 West, Escambia County, Florida, according to the plat thereof, recorded in Plat Book 13, Page 21, of the Public Records of said County.

Parcel ID: 212S316200007001 AKA: 7686 OLD HICKORY ROAD PENSACOLA, FL 32507

TO HAVE AND TO HOLD the above described property, with all improvements thereon, unto Grantee in fee simple forever.

AND Grantor does hereby covenant with Grantee that said described property is free from all liens and encumbrances except (a) conditions, restrictions, limitations, and easements of record, if any, but this provision shall not operate to reimpose the same; (b) zoning and other governmental regulations; and (c) taxes and assessments for the current year and subsequent years.

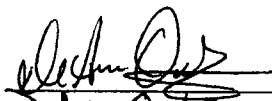
AND the said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomever.

EXECUTED the date first stated above.

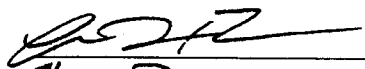
Grantor

Signed, Sealed and Delivered
in the presence of:

Banch Banking and Trust Company


Christopher Stump (typed name)

By: 
Christopher Stump
(typed name)
As its: Vice President


Thomas Duncan (typed name)

(Affix Corporate Seal Here)



STATE OF South Carolina)
COUNTY OF Greenville)

The foregoing instrument was acknowledged before me this 20 day of November, 2014 by Christopher Stump as Vice President of Banch Banking and Trust Company, and on behalf of the corporation. He/she is personally known to me and did take an oath.



(typed name) **CHRISTINA GOSSAGE**
Notary Public - State of South Carolina
My Commission Expires June 20, 2016

Prepared by and return to:

Karen L. Rutland
Kass Shuler, P.A.
1505 N. Florida Ave. Tampa, FL 33602-0800
ForeclosureService@kasslaw.com
(813) 229-0900

File #1451433

WARRANTY DEED

This WARRANTY DEED is made this 25th day of NOVEMBER, 2014 by and between **JENNIFER M. DAVIS, A MARRIED WOMAN AND LYDIA ROSIE MEDLEY, A SINGLE WOMAN** as Grantor(s), whose post office address is **10066 ROOKERY RD, PENSACOLA, FL 32507, and BRANCH BANKING & TRUST CO.**, whose post office address is, 223 West Nash Street, Wilson, NC 27893, as Grantee. (All references to the parties herein shall include their heirs, personal representatives, successors, and assigns; and when applicable the singular shall include the plural, and the masculine shall include the feminine and neuter).

WITNESS: That Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), to him in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained, and sold to Grantee forever, the real property situated in Escambia County Florida, legally described as follows:

Lot 7, Block A, Old Hickory, a subdivision of a portion of Section 21 and 35, Township 2 South, Range 31 West, Escambia County, Florida, according to the plat thereof, recorded in Plat Book 13, Page 21, of the Public Records of said County.

GRANTOR'S WARRANTS THAT THE SUBJECT PROPERTY IS NOT THE GRANTOR'S HOMESTEAD WITHIN THE MEANING SET FORTH IN THE CONSTITUTION OF THE STATE OF FLORIDA. NOR IS IT CONTIGUOUS TO OR PART OF GRANTOR'S HOMESTEAD PROPERTY.

7686 OLD HICKORY ROAD, PENSACOLA, FL 32507 PID# 212S316200007001

TO HAVE AND TO HOLD the above described property, with all improvements thereon, unto Grantee in fee simple forever.

AND Grantor does hereby covenant with Grantee that said described property is free from all liens and encumbrances except (a) conditions, restrictions, limitations, and easements of record, if any, but this provision shall not operate to reimpose the same; (b) zoning and other governmental regulations; and (c) taxes and assessments for the current year and subsequent years. Grantor further warrants that the property is not Grantor's homestead.

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

This Warranty Deed is an absolute conveyance of title, and is not intended as additional security of any kind. The consideration for this deed is a full release of all personal liability under that certain note and mortgage, currently encumbering the above-described property, dated March 26, 2010, by and between MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR BRANCE BANKING AND TRUST COMPANY, as Mortgagor and JENNIFER M. DAVIS A/K/A JENNIFER MARIE DAVIS, A SINGLE WOMAN AND LYDIA ROSIE MEDLEY, A SINGLE WOMAN as the original Mortgagee, recorded on April 19, 2010 in O.R. Book 6581, Page 1634, Public Records of Escambia County, Florida. It is the intention of the parties that there shall not be a merger of the fee with the lien of the mortgage. The mortgage shall remain as a valid lien against the above-described until Grantee determines, in its sole discretion, that title is clear and that the mortgage may be

satisfied or released of record. Grantee, by accepting this Deed, reserves the right to exercise its in rem remedies against the property only, should it be necessary to foreclose any subordinate liens or interests in the subject property. Grantor shall have no further liability under the note described in this Deed.

EXECUTED the date first stated above.

Witnesses:

Maryanne Gismond

Print Name: Maryanne Gismond

Alexis Sandlin

Print Name: Alexis Sandlin

Grantor

JENNIFER M. DAVIS

STATE OF FLORIDA

COUNTY OF ESCAMBIA

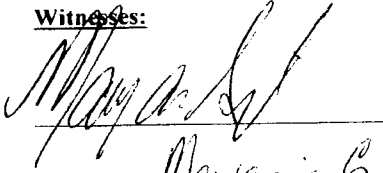
The foregoing instrument was acknowledged before me this 25 day of NOVEMBER, 2014 by JENNIFER M. DAVIS, personally known to me, or who produced a driver's license as identification, and who took an oath, for the purposes and considerations expressed therein.



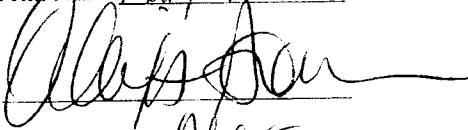
Stephanie Rodriguez
Print Name: STEPHANIE RODRIGUEZ
Notary Public
My Commission expires: FEB 23, 2015

EXECUTED the date first stated above.

Witnesses:

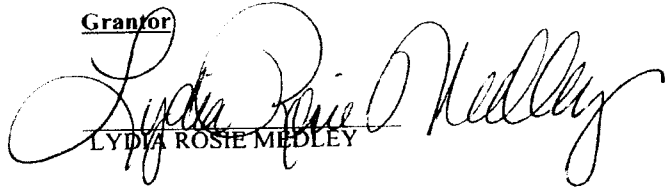


Print Name: Maryanne G. Sand



Print Name: Alexis Sandlin

Grantor


LYDIA ROSIE MEDLEY

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 25 day of NOVEMBER, 2014 by LYDIA ROSIE MEDLEY, personally known to me, or who produced a driver's license as identification, and who took an oath, for the purposes and considerations expressed therein.




Print Name: STEPHANIE RODRIGUEZ
Notary Public
My Commission expires: FEB 23, 2015

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 05097 of 2016

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on November 22, 2018, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

FEDERAL HOME LOAN MORTGAGE CORPORATION 5000 PLANO PKWY CARROLLTON, TX 75010	FEDERAL HOME LOAN MORTGAGE CORPORATION 7686 OLD HICKORY DR PENSACOLA FL 32507
---	---

WITNESS my official seal this 22th day of November 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 January 7, 2019, 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 TLGFY LLC CAPITAL ONE NA AS COLLATER holder of Tax Certificate No. 05097, 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:

LT 7 BLK A OLD HICKORY PB 13 P 21 OR 7276 P 1886

SECTION 21, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 094545365 (19-078)

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

FEDERAL HOME LOAN MORTGAGE CORPORATION

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 Monday in the month of January, which is the 7th day of January 2019.

Dated this 22nd day of November 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

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 January 7, 2019, 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 TLGFY LLC CAPITAL ONE NA AS COLLATER holder of Tax Certificate No. 05097, 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:

LT 7 BLK A OLD HICKORY PB 13 P 21 OR 7276 P 1886

SECTION 21, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 094545365 (19-078)

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

FEDERAL HOME LOAN MORTGAGE CORPORATION

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 Monday** in the month of January, which is the **7th day of January 2019**.

Dated this 22nd day of November 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:

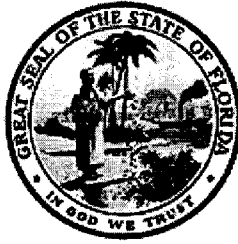
7686 OLD HICKORY DR 32507



**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**

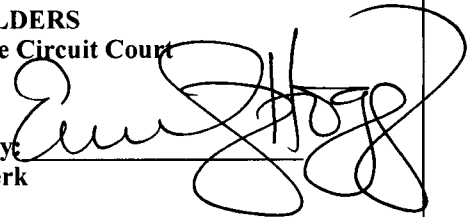
CLERK TO THE BOARD OF
COUNTY COMMISSIONERS
OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 094545365 Certificate Number: 005097 of 2016**

**Payor: GRADY POWELL AND JENNIFER POWELL 10066 ROOKERY RD PENSACOLA FL 32507
Date 11/16/2018**

Clerk's Check #	2816789	Clerk's Total	\$490.50
Tax Collector Check #	1	Tax Collector's Total	\$5,618.81
		Postage	\$10.84
		Researcher Copies	\$5.00
		Total Received	\$6,125.15

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 005097

Redeemed Date 11/16/2018

Name GRADY POWELL AND JENNIFER POWELL 10066 ROOKERY RD PENSACOLA FL 32507

Clerk's Total = TAXDEED	\$490.50
Due Tax Collector = TAXDEED	\$5,618.81
Postage = TD2	\$10.84
ResearcherCopies = TD6	\$5.00

• For Office Use Only

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

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: 094545365 Certificate Number: 005097 of 2016

Redemption ☐ Yes ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 01/07/2019	Redemption Date 11/16/2018
Months	6	4
Tax Collector	\$5,143.40	\$5,143.40
Tax Collector Interest	\$462.91	\$308.60
Tax Collector Fee	\$12.50	\$12.50
Total Tax Collector	\$5,618.81	\$5,464.50 TC
Record TDA Notice	\$0.00	\$0.00
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$40.50	\$27.00
Total Clerk	\$490.50	\$477.00 CH
Release TDA Notice	\$0.00	\$0.00
Postage	\$10.84	\$10.84
Researcher Copies	\$5.00	\$5.00
Total Redemption Amount	\$6,125.15	\$5,957.34
	Repayment Overpayment Refund Amount	\$167.81 + 80 = \$ 247.81
Book/Page		

redeemer

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 •

November 29, 2018

GRADY AND JENNIFER POWELL
10066 ROOKERY RD
PENSACOLA FL 32507

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 005097

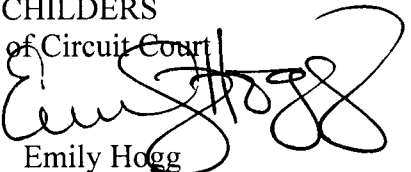
\$247.81

TOTAL \$247.81

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 •

November 29, 2018

TLGFY LLC CAPITAL ONE NA AS COLLATER
PO BOX 54347
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.

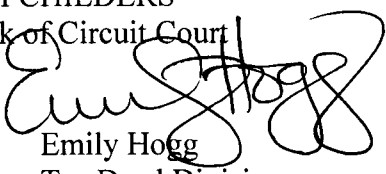
TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 002010	\$450.00	\$27.00	\$477.00
2016 TD 005097	\$450.00	\$27.00	\$477.00

TOTAL \$954.00

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed
19-078

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV057302NON

Agency Number: 19-001683

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05097 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: FEDERAL HOME LOAN MORTGAGE CORPORATION

Defendant:

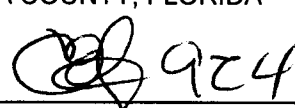
Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 11/15/2018 at 3:02 PM and served same at 12:56 PM on 11/16/2018 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY AS INSTRUCTED BY THE CLERKS OFFICE

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____


C. CEPHAS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

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 January 7, 2019, 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 TLGFY LLC CAPITAL ONE NA AS COLLATER holder of Tax Certificate No. 05097, 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:

LT 7 BLK A OLD HICKORY PB 13 P 21 OR 7276 P 1886

SECTION 21, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 094545365 (19-078)

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

FEDERAL HOME LOAN MORTGAGE CORPORATION

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 Monday in the month of January, which is the 7th day of January 2019.

Dated this 22nd day of November 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:

7686 OLD HICKORY DR 32507



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

By:
Emily Hogg
Deputy Clerk

2018 NOV 15 PM 3:02



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 SALE

SALE DATE - 01-07-2019 - TAX CERTIFICATE # 05097

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

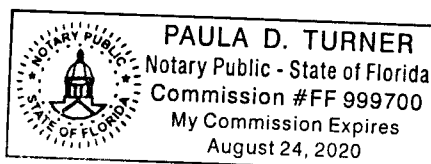
NOVEMBER 29 & DECEMBER 6, 13, 20, 2018

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 20TH day of DECEMBER
 A.D., 2018

PAULA D. TURNER
 NOTARY PUBLIC



NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That TLGFY LLC CAPITAL ONE NA AS COLLATERAL holder of Tax Certificate No. 05097, 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:

LT 7 BLK A OLD HICKORY PB 13 P 21
 OR 7276 P 1886 SECTION 21, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 094545365
 (19-078)

The assessment of the said property under the said certificate issued was in the name of FEDERAL HOME LOAN MORTGAGE CORPORATION

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 Monday in the month of January, which is the 7th day of January 2019.

Dated this 22nd day of November 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
 (SEAL)
 By: Emily Hogg
 Deputy Clerk

oaw-4w-11-29-12-06-13-20-2018

FEDERAL HOME LOAN MORTGAGE
CORPORATION [19-078]
5000 PLANO PKWY
CARROLLTON, TX 75010

9171 9690 0935 0128 0221 72

FEDERAL HOME LOAN MORTGAGE
CORPORATION [19-078]
7686 OLD HICKORY DR
PENSACOLA FL 32507

9171 9690 0935 0128 0221 65

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 January 7, 2019, 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 **TLGFY LLC CAPITAL ONE NA AS COLLATER** holder of **Tax Certificate No. 05097**, 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:

LT 7 BLK A OLD HICKORY PB 13 P 21 OR 7276 P 1886

SECTION 21, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 094545365 (19-078)

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

FEDERAL HOME LOAN MORTGAGE CORPORATION

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 Monday** in the month of January, which is the **7th day of January 2019**.

Dated this 22nd day of November 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

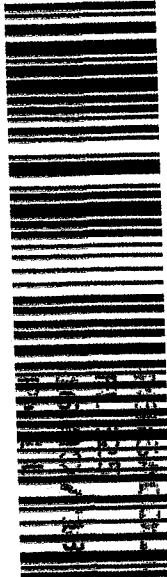
Pam Childers

Clerk of the Circuit Court & Comptroller
Official Records

221 Palafox Place, Suite 110
Pensacola, FL 32502

2018 NOV 26 A 11:44
PENSACOLA COUNTY, FL

CERTIFIED MAIL™



9171 9690 0935 0128 0221 65

NIXIE 322 DE 1 0011/19/18

RETURN TO SENDER
UNABLE TO FORWARD

BC: 32302583335 *2538-0179-16-38

FEDERAL HOME LOAN MORTGAGE
CORPORATION [19-078]
7686 OLD HICKORY DR
PENSACOLA FL 32507

32507-168085



NEOPOST

FIRST-CLASS MAIL

11/15/2018

US POSTAGE \$005.42



ZIP 32502
041M11272965

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 January 7, 2019, 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 **TLGFY LLC CAPITAL ONE NA AS COLLATER** holder of **Tax Certificate No. 05097**, 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:

LT 7 BLK A OLD HICKORY PB 13 P 21 OR 7276 P 1886

SECTION 21, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 094545365 (19-078)

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

FEDERAL HOME LOAN MORTGAGE CORPORATION

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** Monday in the month of January, which is the **7th day of January 2019**.

Dated this 22nd day of November 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