

18-245

Tax Collector's Certification

CTY-513

Tax Deed Application Number
1800029

Date of Tax Deed Application
Apr 09, 2018

This is to certify that **CAPITAL ONE CLTRL ASSIGNEE OF**, holder of **Tax Sale Certificate Number 2016 / 8390**, 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: **14-2658-100**

Cert Holder:
CAPITAL ONE CLTRL ASSIGNEE OF
PO BOX 54418
NEW ORLEANS, LA 70154

Property Owner:
SAVAGE EARL & FINLEY SARA &
RUTLEDGE HATTIE L EST OF &
1108 E SCOTT ST
PENSACOLA, FL 32503
LT 16 AND E 13 4/10 FT OF LT 17 BLK 309 NEW CITY T RACT OR
2720 P 4 CA 52

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
2016/8390	14-2658-100	06/01/2016	1,249.68	353.29	1,602.97

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
2017/8213	14-2658-100	06/01/2017	1,443.62	6.25	72.18	1,522.05

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	3,125.02
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	1,445.74
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)	4,945.76

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	6.25
19. Total Amount to Redeem	

Done this the 16th day of April, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: **2nd July 2018**

By

Shirley Rich, CFCA
Senior Deputy Tax Collector

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
14-2658-100 2016

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800029

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
CAPITAL ONE CLTRL ASSIGNEE OF
PO BOX 54418
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
14-2658-100	2016/8390	06-01-2016	LT 16 AND E 13 4/10 FT OF LT 17 BLK 309 NEW CITY T RACT OR 2720 P 4 CA 52

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
CAPITAL ONE CLTRL ASSIGNEE OF
PO BOX 54418
NEW ORLEANS, LA 70154

04-09-2018
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:	000S009025016309
Account:	142658100
Owners:	SAVAGE EARL & FINLEY SARA & RUTLEDGE HATTIE L EST OF & LEWIS BETSY A EST OF
Mail:	1108 E SCOTT ST PENSACOLA, FL 32503
Situs:	1108 E SCOTT ST 32503
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	PENSACOLA CITY LIMITS
Schools (Elem/Int/High):	OJ SEMMES/WORKMAN/WASHINGTON
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	\$44,365	\$40,432	\$84,797	\$70,107
2016	\$36,298	\$39,169	\$75,467	\$63,734
2015	\$22,989	\$34,951	\$57,940	\$57,940

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

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

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
06/1989	2710	4	\$100	QC	View Instr
07/1985	2093	776	\$31,000	WD	View Instr
01/1976	970	336	\$5,250	SC	View Instr
01/1911	1160	983	\$9,800	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 16 AND E 13 4/10 FT OF LT 17 BLK 309 NEW CITY TRACT OR 2720 P 4 CA 52

Extra Features
FRAME GARAGE

Parcel Information

Section Map Id:
CA052

Approx. Acreage:
0.1683

Zoned: R-1AA

Evacuation & Flood Information
[Open Report](#)

[Launch Interactive Map](#)

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

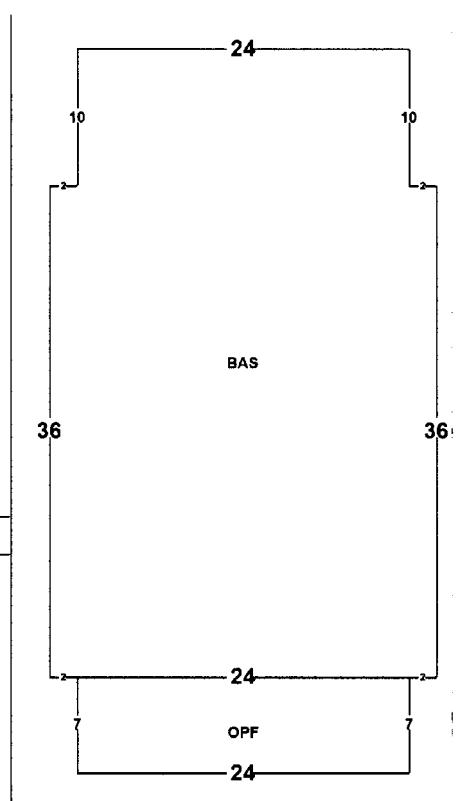
Buildings

Address: 1108 E SCOTT ST, Year Built: 1947, Effective Year: 1947

Structural Elements
DECOR/HILLWORK ABOVE AVERAGE
DWELLING UNITS 1
EXTERIOR WALLS SIDING LAR AAVS
FLOOR COVER CARPET

FOUNDATION-WOOD/SUB FLOOR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

 Areas - 1416 Total SF
BASE AREA - 1248
OPEN PORCH FIN - 168



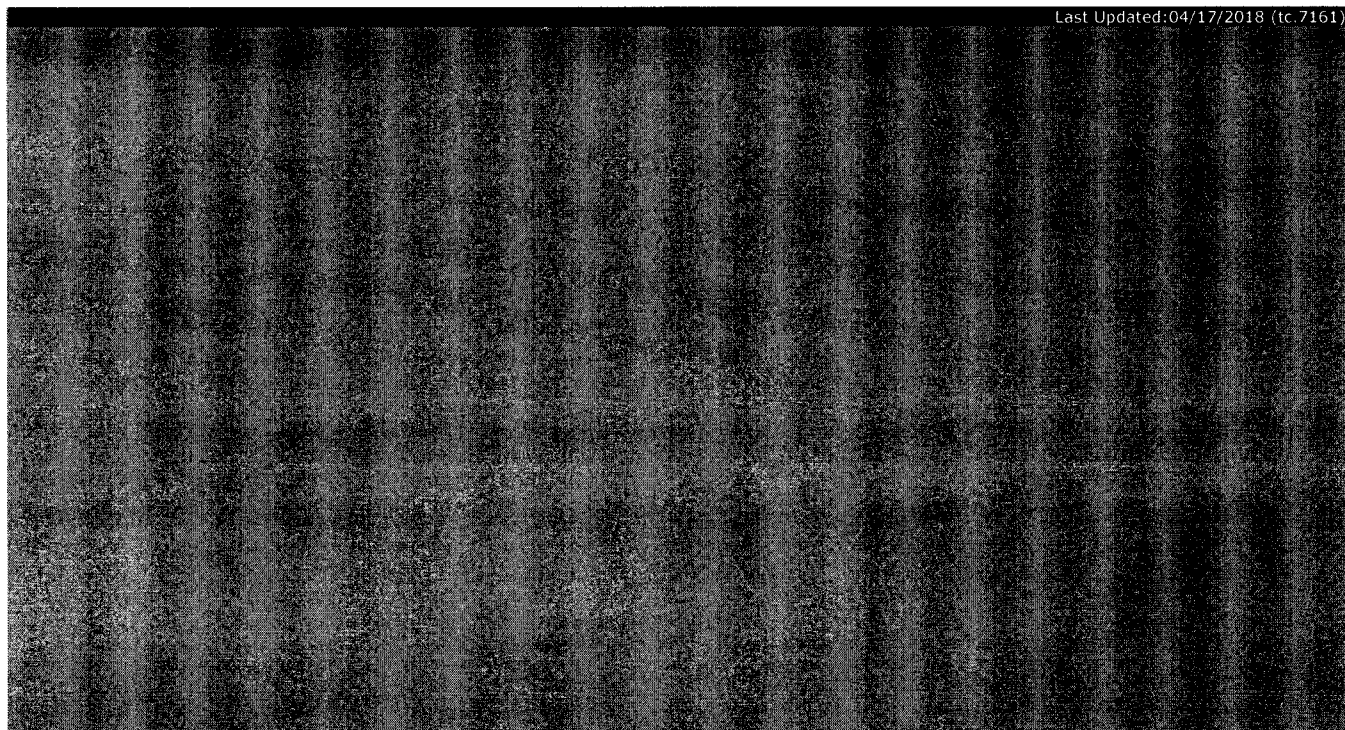
Images



8/24/15

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:04/17/2018 (tc.7161)



18-245

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.: 14245

April 15, 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 04-13-1998, through 04-13-2018, and said search reveals the following:

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

Easl Savage, Sara A. Finley, Estate of Hattie L. Rutledge and Betsy A. Lewis

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

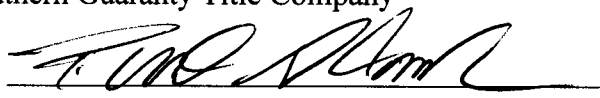
4. Taxes:

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: 

April 15, 2018

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14245

April 15, 2018

Lot 16 and the East 13 .4 feet of Lot 17, Block 309, New City Tract, City of Pensacola, Escambia County, Florida.

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14245

April 15, 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 \$84,797.00. Tax ID 14-2658-100.

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: 7-2-2018

TAX ACCOUNT NO.: 14-2658-100

CERTIFICATE NO.: 2016-8390

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

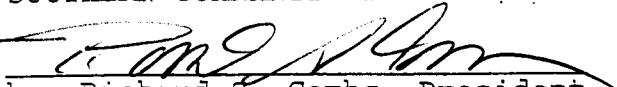
 X Notify Escambia County, 190 Governmental Center, 32502

 X Homestead for tax year.

Earl Savage
Sara A. Finley
Betsy A. Lewis
Beneficiaries and Heirs of the
Estate of Hattie L. Rutledge
1108 E. Scott St.
Pensacola, FL 32503

Certified and delivered to Escambia County Tax Collector,
this 16th day of April, 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 + 1.00
55
7.55

QUIT CLAIM DEED

STATE OF FLORIDA
COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS: That I, LILLIE MAE FINLEY, for and in consideration of one dollar the receipt whereof is hereby acknowledged do remise, release and quit claim unto my son, EARL SAVAGE, and my daughters SARA A. FINLEY, HATTIE L. RUTLEDGE and BETSY A. LEWIS, their heirs, executors, administration and assigns, forever, the following described property, situated in the County of Escambia, State of

LOT SIXTEEN (16) AND THE EAST THIRTEEN (13) FEET AND FOUR (4) INCHES OF LOT SEVENTEEN (17), BLOCK 309, OF THE NEW CITY TRACT, ACCORDING TO THE MAP OF THE CITY OF PENSACOLA AS COPYRIGHTED BY THOMAS C. WATSON IN 1906.

Together with all singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all exemptions and right of homestead.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 13th day of June, A.D. 1989.

[Signature]

Earl C. Finley

[Signature]

LILLIE MAE FINLEY

STATE OF FLORIDA
COUNTY OF ESCAMBIA

This day, before the undersigned Notary Public, personally appeared LILLIE MAE FINLEY, well known to be the individual described in and who executed the foregoing Quit Claim Deed, and acknowledged that she executed the same for the uses and purposes therein expresses.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal, this 13th day of June, 1989.

RECORDED IN
THE PUBLIC RECORDS OF
THE COUNTY OF ESCAMBIA, FLA.

JUN 28 3 20 PM '89

[Signature]

NOTARY PUBLIC
My Comm. Expires

THIS INSTRUMENT PREPARED BY:

✓ FREDERICK J. GANT
ALLBIRTON & GANT
Attorneys at Law
322 West Cervantes Street
Pensacola, Florida 32501
(904) 433-3230

DEED 55
DATE 6 26 89
BY *[Signature]*
NOT REG

725863

File: 18-245

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: 142658100 Certificate Number: 008390 of 2016**

**Payor: STEPHANIE THOMAS 3189 TWO SISTERS WAY PENSACOLA, FL 32505 Date
 05/14/2018**

Clerk's Check #	98238	Clerk's Total	\$553.85
Tax Collector Check #	1	Tax Collector's Total	\$5,174.57
		Postage	\$21.68
		Researcher Copies	\$1.00
		Total Received	\$5,751.10

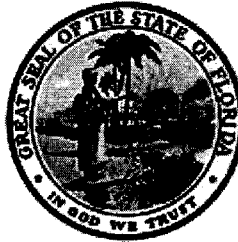
**PAM CHILDERS
 Clerk of the Circuit Court**

Received By:
 Deputy Clerk

Whitney Coppage

**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
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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 008390
 Redeemed Date 05/14/2018**

Name STEPHANIE THOMAS 3189 TWO SISTERS WAY PENSACOLA, FL 32505

Clerk's Total = TAXDEED	\$553.85
Due Tax Collector = TAXDEED	\$5,174.57
Postage = TD2	\$21.68
ResearcherCopies = TD6	\$1.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets

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: 142658100 Certificate Number: 008390 of 2016

Redemption	☐ Yes ☒ No	Application Date	04/09/2018	Interest Rate	18%
		Final Redemption Payment ESTIMATED		Redemption Overpayment ACTUAL	
		Auction Date	07/02/2018	Redemption Date	05/14/2018
Months	3			1	
Tax Collector	\$4,945.76			\$4,945.76	
Tax Collector Interest	\$222.56			\$74.19	
Tax Collector Fee	\$6.25			\$6.25	
Total Tax Collector	\$5,174.57			\$5,026.20	Tax collector
Clerk Fee	\$130.00			\$130.00	
Sheriff Fee	\$200.00			\$120.00	
Legal Advertisement	\$200.00			\$200.00	
App. Fee Interest	\$23.85			\$6.75	
Total Clerk	\$553.85			\$456.75	Certificate Holder
Postage	\$21.68			\$21.68	
Researcher Copies	\$1.00			\$1.00	
Total Redemption Amount	\$5,751.10			\$5,505.63	
		Repayment Overpayment Refund Amount	\$245.47		
			120.00		
			200.00		
			+ 21.68		
			<u>587.15</u>		Redeemer

Notes

Escambia County Receipt of Transaction

Receipt # 2018045654

Cashiered by: wcoppage

Pam Childers
Clerk of Court
Escambia County, Florida

Received From

STEPHANIE THOMAS
3189 TWO SISTERS WAY
PENSACOLA, FL 32505

On Behalf Of:

On: 5/14/18 12:46 pm
Transaction # 101237890

CaseNumber 2016 TD 008390

Fee Description	Fee	Prior Paid	Waived	Due	Paid	Balance
(TD1) TAX DEED APPLICATION	60.00	60.00	0.00	0.00	0.00	0.00
(TD7) ONLINE AUCTION FEE	70.00	70.00	0.00	0.00	0.00	0.00
(TD6) TITLE RESEARCHER COPY CHARGES	1.00	0.00	0.00	1.00	1.00	0.00
(TAXDEED) TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00	0.00	0.00
(TAXDEED) TAX DEED CERTIFICATES	5750.10	0.00	0.00	5750.10	5750.10	0.00
Total:	6201.10	450.00	0.00	5751.10	5751.10	0.00

Grand Total:	6201.10	450.00	0.00	5751.10	5751.10	0.00
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PAYMENTS

Payment Type	Reference		Amount	Refund	Overage	Change	Net Amount
CHECK	98238	OK	5751.10	0.00	0.00	0.00	5751.10
CHKNAME: STEPHANIE THOMAS							
Payments Total:			5751.10	0.00	0.00	0.00	5751.10



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

STEPHANIE THOMS
3189 TWO SISTERS WAY
PENSACOLA FL 32505

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 008390

\$587.15

TOTAL \$587.15

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 •

May 29, 2018

CAPITAL ONE CLTRL ASSIGNEE OF
PO BOX 54418
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.

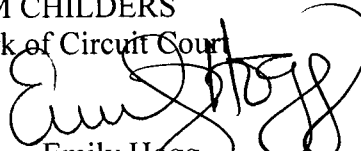
TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 008390	\$450.00	\$6.75	\$456.75

TOTAL \$456.75

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division