

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1800011

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 / 9092**, 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: **02-1330-100**

Cert Holder:

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

Property Owner:

SMITH PERCY L LIFE EST &
SMITH SHIRLEY M 1/5
8556 ARGO DR
PENSACOLA, FL 32514

BEG AT SW COR LT 5 E 9 71/100 CHNS N 444 6/10 FT FOR POB
 E 210 FT S 52 5/10 FT W 210 FT N 52 5/10 FT (Full legal
 attached.)

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
2016/9092	02-1330-100	06/01/2016	901.10	45.06	946.16

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
2017/626	02-1330-100	06/01/2017	920.35	6.25	46.02	972.62
2016/624	02-1330-100	06/01/2016	838.96	6.25	41.95	887.16

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

- 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)

Total Amount Paid

2,805.94
 0.00
 841.30
 200.00
 175.00

 4,022.24

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

- 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

Total Amount Paid

6.25

Done this the 13th day of April, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale:

2nd July 2018

By

Shirley Rich, CFA
 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.

02-1330-100 2016

BEG AT SW COR LT 5 E 9 71/100 CHNS N 444 6/10 FT FOR POB E 210 FT S 52 5/10 FT W 210 FT N 52 5/10 FT TO POB OR 3239 P 565 OR
4175 P 1460 LESS OR 4301 P 307/380/ 383/398/401 RD R/W

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800011

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
02-1330-100	2016/9092	06-01-2016	BEG AT SW COR LT 5 E 9 71/100 CHNS N 444 6/10 FT FOR POB E 210 FT S 52 5/10 FT W 210 FT N 52 5/10 FT TO POB OR 3239 P 565 OR 4175 P 1460 LESS OR 4301 P 307/380/ 383/398/401 RD R/W

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		Assessments				
Reference:	121S305205000001	Year	Land	Imprv	Total	Cap Val
Account:	021330100	2017	\$6,840	\$41,424	\$48,264	\$48,264
Owners:	SMITH PERCY L LIFE EST & SMITH SHIRLEY M 1/5 SMITH MARY LOUISE 4/5	2016	\$6,840	\$40,241	\$47,081	\$47,081
Mail:	8556 ARGO DR PENSACOLA, FL 32514	2015	\$6,840	\$36,493	\$43,333	\$43,333
Situs:	8550 ARGO DR 32514	Disclaimer				
Use Code:	MOBILE HOME	Amendment 1/Portability Calculations				
Taxing Authority:	COUNTY MSTU	➤ File for New Homestead Exemption Online				
Schools (Elem/Int/High):	MCARTHUR/WOODHAM/PINE FOREST					
Tax Inquiry:	Open Tax Inquiry Window					
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data						2017 Certified Roll Exemptions	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None	
09/1997	4175	1460	\$100	QC	View Instr	Legal Description BEG AT SW COR LT 5 E 9 71/100 CHNS N 444 6/10 FT FOR POB E 210 FT S 52 5/10 FT W 210 FT N 52 5/10 FT TO POB OR 3239 P...	
09/1992	3239	565	\$100	QC	View Instr		
02/1980	1414	188	\$4,500	WD	View Instr		
01/1979	1394	680	\$100	WD	View Instr		
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						Extra Features	
						FRAME GARAGE	

Parcel Information

Section Map Id:
12-1S-30-2

Approx. Acreage:
0.2400

Zoned:
HDMU

Evacuation & Flood Information
[Open Report](#)

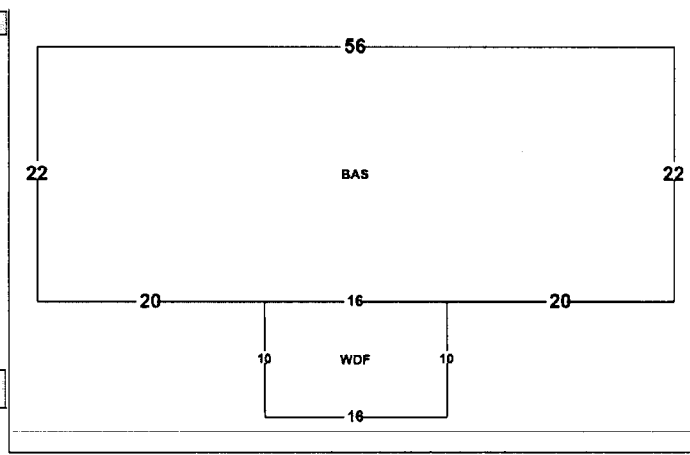
Launch Interactive Map

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

Buildings

Address:8550 ARGO DR, Year Built: 2000, Effective Year: 2000

Structural Elements
DWELLING UNITS-1
MH EXTERIOR WALL-VINYL/METAL
MH FLOOR FINISH-CARPET
MH FLOOR SYSTEM-TYPICAL
MH HEAT/AIR-HEAT & AIR
MH INTERIOR FINISH-PANEL PLYWOOD
MH MILLWORK-TYPICAL
MH ROOF COVER-COMP SHINGLE/WOOD
MH ROOF FRAMING-GABLE HIP
MH STRUCTURAL FRAME-TYPICAL
NO. PLUMBING FIXTURES-6
NO. STORIES-1
STORY HEIGHT-0
 Areas - 1392 Total SF
BASE AREA - 1232
WOOD DECK FIN - 160



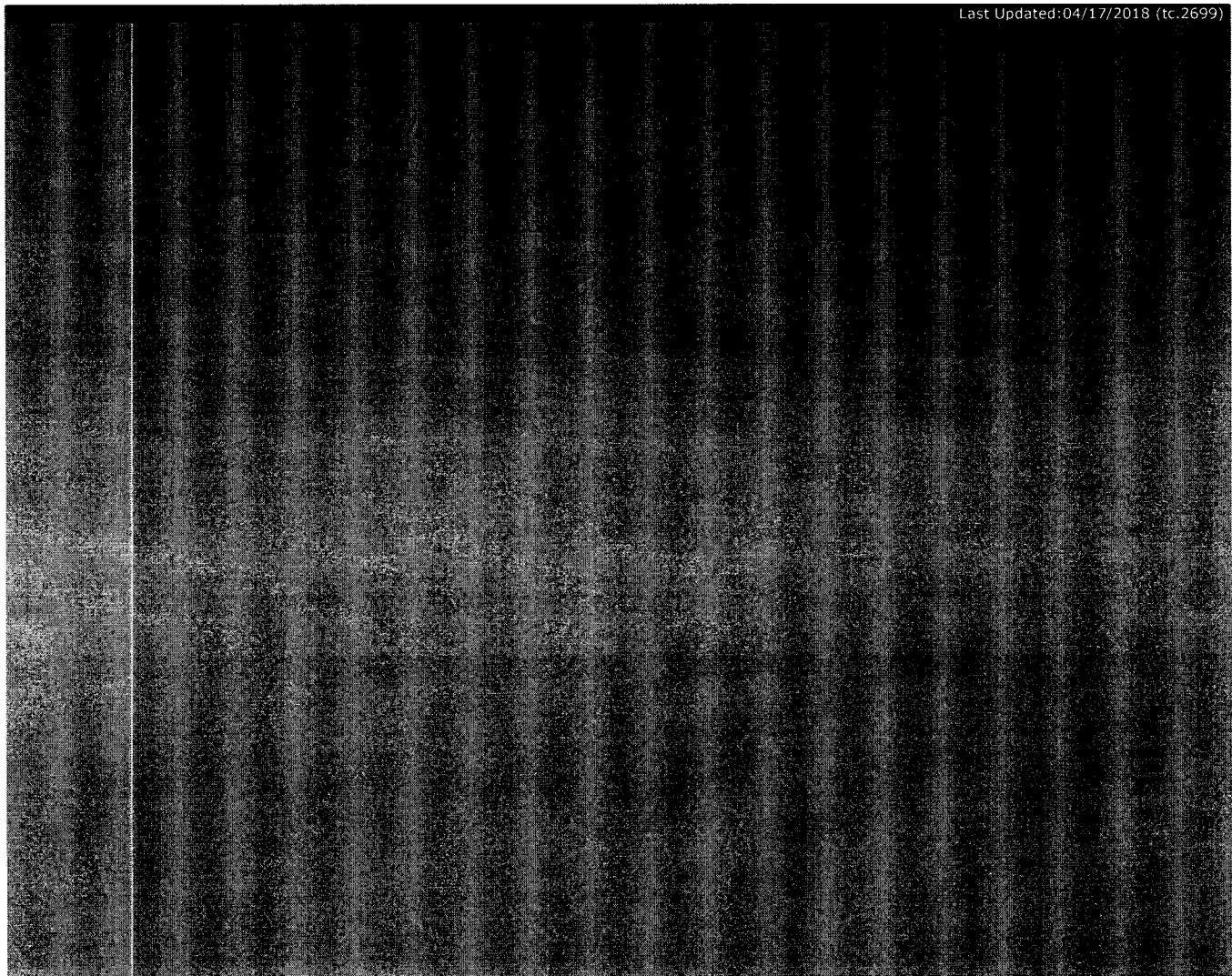
Images



4/27/11

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.2699)



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

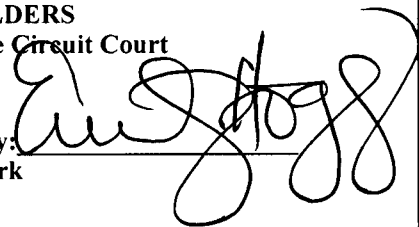
PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 021330100 Certificate Number: 009092 of 2016

Payor: MARY L SMITH 8550 ARGO DR PENSACOLA FL 32514 Date 04/18/2018

Clerk's Check #	1	Clerk's Total	\$512.05
Tax Collector Check #	1	Tax Collector's Total	\$4,209.49
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	\$4,821.54

\$4,158.49

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
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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 009092

Redeemed Date 04/18/2018

Name MARY L SMITH 8550 ARGO DR PENSACOLA FL 32514

Clerk's Total = TAXDEED	\$517.05
Due Tax Collector = TAXDEED	\$4,209.49 4158.49
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: 021330100 Certificate Number: 009092 of 2016

Redemption ☐ Yes ☒ No
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 07/02/2018	Redemption Date 04/18/2018 
Months	3	0
Tax Collector	\$4,022.24	\$4,022.24
Tax Collector Interest	\$181.00	\$0.00
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$4,209.49	\$4,028.49 TC
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$160.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$22.05	\$0.00
Total Clerk	\$512.05	\$450.00 CH
Postage	\$60.00	\$0.00
Researcher Copies	\$40.00	\$0.00
Total Redemption Amount	\$4,821.54	\$4,478.49
	Repayment Overpayment Refund Amount	\$343.05

Notes

Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

Redeemed

18-227

PROPERTY INFORMATION REPORT

File No.: 14227

April 12, 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 04-12-1998, through 04-12-2018, and said search reveals the following:

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

Percy L.Smith, life estate, Shirley M.Smith and Mary Louise 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: 

April 12, 2018

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14227

April 12, 2018

121S305205000001 - Full Legal Description

BEG AT SW COR LT 5 E 9 71/100 CHNS N 444 6/10 FT FOR POB E 210 FT S 52 5/10 FT W 210 FT N 52 5/10 FT TO
POB OR 3239 P 565 OR 4175 P 1460 LESS OR 4301 P 307/380/ 383/398/401 RD R/W

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14227

April 12, 2018

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

1. Possible Judgment filed by Capital One Bank (USA), N.A. against Percy Smith recorded in O.R. Book 6362, page 1391.
2. MSBU Lien filed by Escambia County recorded in O.R. Book 4426, page 1452, and O.R. Book 4312, page 1876.
3. Taxes for the year 2014-2017 delinquent. The assessed value is \$48,264.00. Tax ID 02-1330-100.

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.: 02-1330-100

CERTIFICATE NO.: 2016-9092

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.

Percy Lee Smith
Shirley M. Smith, if alive,
or her Estate if deceased
Mary Louise Smith
8550 Argo Dr.
Pensacola, FL 32514

Capital One Bank (USA), N.A.
4851 Cox Rd.
Glen Allen, VA 23059

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.

Name: Mary Louise Smith
8550 Argo Drive
Address: Pensacola, FL 32514

This Instrument Prepared by:

Name: Mary Louise Smith
8550 Argo Drive
Address: Pensacola, FL 32514

Property Appraiser's Parcel Identification

Folio Number(s): 12-1S-30-5205-000-001

Grantor(s) \$ 5

OR BK 4175 PG 1460
Escambia County, Florida
INSTRUMENT 97-420894

DEED DOC STAMPS PD @ ESC CO \$ 0.70
09/29/97 SMITH LEE MARGIE, CLERK
By: [Signature]

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This Quit Claim Deed, Executed the 24th day of September, 19 97, by James Leon Smith, Sr, Margie Elaine Thomas, Percy Lee Smith, Jr. & Patricia Ann Brown first party, to Mary Louise Smith, a single woman whose post office address is 8550 Argo Drive, Pensacola, FL 32514 second party.

(Wherever used herein the terms "first party" and "second party" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

Witnesseth, That the first party, for and in consideration of the sum of \$ Love and Affection in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit claim unto the second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Escambia State of Florida, to-wit:

Begin at the Southwest corner of Lot 5, East 9 71/100 chains, North 444.6 feet for point of beginning, thence East 210 feet, South 52.5 feet, West 210 feet, North 52.5 feet to point of beginning.
Lying and being in Section 12, Township 1 South, Range 30 West.
Being the same property as described in Official Records Book 3239 at page 565 of the public records of Escambia County, Florida.

To Have and to Hold The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity to the only proper use, benefit and behoof of the said second party forever.

In Witness Whereof, the said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Betty Jean Smith
Witness Signature (to first party)
Betty Jean Smith
Printed Name
Johnny Edward Thomas
Witness Signature (to first party)
Johnny Edward Thomas
Printed Name
Betty Jean Smith
Witness Signature (to Co-Grantor, if any)
Betty Jean Smith
Printed Name
Johnny Edward Thomas
Witness Signature (to Co-Grantor, if any)
Johnny Edward Thomas
Printed Name
Johnny Edward Thomas
Witness Signature (to Co-Grantor, if any)
Johnny Edward Thomas
Printed Name
Betty Jean Smith
Witness Signature (to first party)
Betty Jean Smith
Printed Name
Johnny Edward Thomas
Witness Signature (to Co-Grantor, if any)
Johnny Edward Thomas
Printed Name
Betty Jean Smith
Witness Signature (to Co-Grantor, if any)
Betty Jean Smith
Printed Name

Patricia Ann Brown
Grantor Signature
Patricia Ann Brown
Printed Name
8550 Argo Dr. 32514
Post Office Address
Margie Elaine Thomas
Co-Grantor Signature (if any)
Margie Elaine Thomas
Printed Name
161 Beland RD. 32537
Post Office Address
James Leon Smith Jr.
Grantor Signature
James Leon Smith Jr.
Printed Name
7031 Webster Dr. 32505
Post Office Address
Percy Lee Smith Jr.
Co-Grantor Signature (if any)
Percy Lee Smith Jr.
Printed Name
6352 N. Palatka Hwy.
Post Office Address
32503

STATE OF Florida
COUNTY OF Escambia

I hereby Certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared

Patricia Ann Brown, Margie Elaine Thomas, James
Leon Smith Sr., Percy Lee Smith Jr.

known to me to be the person They described in and who executed the foregoing instrument, who acknowledged before me that They executed the same, and an oath was not taken. (Check one:) ☒ Said person(s) are personally known to me. ☐ Said person(s) provided the following type of identification: _____

NOTARY RUBBER STAMP SEAL

Witness my hand and official seal in the County and State last aforesaid
this 27th day of September, A.D. 1997
Alfred Stallworth
Notary Public
Printed Name: Alfred Stallworth

ALFRED STALLWORTH
"Notary Public-State of FL"
Comm. Exp. Sept. 09, 1998
Comm. No. CC 395213

RCD Sep 29, 1997 11:31 am
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 97-420894

Quitclaim Deed

or

7+1
070
STATE OF FLORIDA
COUNTY OF ESCAMBIA

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That PERCY LEE SMITH, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00), the receipt whereof is hereby acknowledged, do remise, release, and quit claim unto JAMES LEON SMITH, SR., a one-fifth undivided interest, MARGIE ELAINE THOMAS, a one-fifth undivided interest, PERCY LEE SMITH, JR., a one-fifth undivided interest, PATRICIA ANN BROWN, a one-fifth undivided interest, and SHIRLEY MARIE SMITH, a one-fifth undivided interest, as Tenants in Common, their heirs, executors, personal representatives and assigns, forever, the following described property, situated in the County of Escambia, State of Florida, to-wit: 3239M 565

Begin at the Southwest corner of Lot 5, East 9 71/100 chains, N 444.6 feet for Point of Beginning, thence East 210 feet, South 52.5 feet, West 210 feet, North 52.5 feet to Point of Beginning. Being in Section 12-1S-30.

Reservation of a life estate is hereby retained by the Grantor, Percy Lee Smith.

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

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 10th day of September, A.D. 1992.

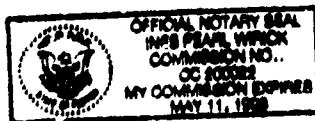
Signed, sealed and delivered in the presence of:

Betty Jean Smith
Betty Jean Smith
STATE OF FLORIDA
COUNTY OF ESCAMBIA

Percy Lee Smith (SEAL)
PERCY LEE SMITH
8550 Argo Dr.
Pens. 32 32504

This day, before the undersigned Notary Public, personally appeared PERCY LEE SMITH, to me well known to be the individual described in and who execute the foregoing Quit Claim Deed, who has produced FLORIDA DRIVERS LICENSE as identification, and acknowledged that he executed the same for the uses and purposes therein expressed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal, this 10th day of September, 1992.



Ines Pearl Whitch
Type Name: INES PEARL WHITCH
NOTARY PUBLIC, STATE OF FLA.
Commission No.: _____
My Commission Expires: _____

This Instrument Prepared By:
MARK LEE SMITH, ESQUIRE
MARK LEE SMITH, P.A.
109 North Palafox Street
Pensacola, Florida 32506
(904) 469-1677
Fla. Bar No.: 0696690

987387

4.00
18.00
22.00

THIS WARRANTY DEED made the 1st day of February, 1980 by

J. C. Gissendaner, a married man dealing with his separate property which is not homestead hereinafter called the Grantor, to Percy Smith, a single man

whose postoffice address is

Route 5, Box 112, Pensacola, Florida

hereinafter called the Grantee: (Wherever used herein, the terms "grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations).

WITNESSETH: That the Grantor, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situated in Escambia County, Florida, viz:

Begin at the Southwest Corner of Lot 5, Section 12, Township 1 South, Range 30 West; thence run East 9.71 chains; thence North 444.6 feet for point of beginning; thence East 210 feet, thence South 52 1/2 feet; thence West 210 feet; thence North 52 1/2 feet to point of beginning.



FILED & RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA FEB 10 4 06 PM 1980 J. C. GISSENDANER

003218

TOGETHER with all the tenements, hereditaments and appurtenances thereto in anywise appertaining.

TO HAVE AND TO HOLD, the same into the Grantee in fee simple.

AND the Grantor does hereby covenant with the Grantee that except as above noted, that at the time of the delivery of this deed the premises are free from all encumbrances made by the Grantor, and that the Grantor will warrant and defend the same against the lawful claims and demands of all persons claiming by, through or under the Grantor, but against none other, and excepting taxes accruing subsequent to December 31, 1978.

IN WITNESS WHEREOF, the Grantor has signed sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence

Betty J. Cook
Emma J. Coley

J. C. Gissendaner L.S.
J. C. Gissendaner L.S.

State of Florida
County of Gadsden

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgements, personally appeared J. C. Gissendaner

to me known to be the person described in and who executed the foregoing instrument and he acknowledged before me that he executed the same. WITNESS my hand and official seal the 1st day of February, 1980.



Emma J. Coley
Notary Public
My Commission expires: August 11, 1982

Recorded in Public Records 06/13/2008 at 02:49 PM OR Book 6340 Page 1477,
Instrument #2008045399, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

CAPITAL ONE BANK (USA), N.A.
Plaintiff,

CASE NO.: 08-SC-1230-DIV-V
CIVIL DIVISION

vs.

PERCY SMITH
Defendant.

AGREED FINAL JUDGMENT

THIS CAUSE having come to the Court upon the motion of Plaintiff for entry of a Final Judgment, and the Court having considered the Motion and for good cause shown, it is

ORDERED AND ADJUDGED that the Motion for Final Judgment is hereby granted. Plaintiff, Capital One Bank (USA), N.A., whose address is 4851 Cox Road, Glen Allen VA 23059, shall recover from Defendant, Percy Smith, residing at 241 N I St, Pensacola FL 32501-3617 the following, for which let execution issue:

Principal	\$ 938.69
Interest	\$ 651.40
Court Costs & Fees	\$ 195.00
Attorney Fees	\$ 350.00
TOTAL	\$ 2135.09

The amounts awarded in favor of Plaintiff shall bear interest at the rate of 11% a year from the date of this judgment, for which let execution issue.

ORDERED in Chambers in Escambia County this 6th day of June, 2008.

CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL ON FILE IN THE OFFICE OF THE COUNTY COURT JUDGE
WITNESS MY HAND AND OFFICIAL SEAL
ERNIE LEE MAGAHA, CLERK
CIRCUIT COURT AND COUNTY COURT
ESCAMBIA COUNTY, FLORIDA

BY Amber McLean
DATE 8-10-08

Copies furnished to:

Counsel for Plaintiff:

Most & Associates, P.L.
P.O. Box 880927, Boca Raton, FL 33488-0927

Defendant:

Percy Smith
241 N I St, Pensacola FL 32501-3617

Case: 2008 SC 001230

00011842257

Dkt: CC1033 Pg#:



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

April 23, 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 009092	\$450.00	\$0.00	\$450.00

TOTAL \$450.00

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:

Emily Hogg
Tax Deed Division