

20087

Tax Collector's Certification

CTY-513

Tax Deed Application Number
1900404

Date of Tax Deed Application
Apr 22, 2019

This is to certify that **ATCF II FLORIDA-A, LLC**, holder of **Tax Sale Certificate Number 2017 / 4099**, Issued the 1st Day of June, 2017 and which encumbers the following described property in the county of Escambia County, State of Florida, to wit: **08-1881-000**

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

Property Owner:
VANDERVER JAMES A &
VANDERVER PAMELA ANN
1703 ATHENS AVE
PENSACOLA, FL 32507
LT 29 BLK 2 NAVY POINT PB 1 P 100 OR 7049 P 248 CA 220

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
2017/4099	08-1881-000	06/01/2017	986.04	49.30	1,035.34

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
2018/4165	08-1881-000	06/01/2018	990.50	6.25	49.53	1,046.28

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. Property Information 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)

2,081.62
0.00
935.57
200.00
175.00

3,392.19

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
19. Total Amount to Redeem

6.25

Done this the 6th day of May, 2019 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: February 3, 2020

By *Candice Lewis*

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

08-1881-000 2017

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1900404

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
08-1881-000	2017/4099	06-01-2017	LT 29 BLK 2 NAVY POINT PB 1 P 100 OR 7049 P 248 CA 220

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, property information 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

04-22-2019
Application Date

Applicant's signature



Chris Jones

Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

◀ Navigate Mode Account Reference ▶

Printer Friendly Version

General Information

Reference: 502S306090029002
Account: 081881000
Owners: VANDERVER JAMES A &
 VANDERVER PAMELA ANN
Mall: 1703 ATHENS AVE
 PENSACOLA, FL 32507
Situs: 621 MCCARROLL RD 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	\$15,000	\$40,851	\$55,851	\$55,851
2017	\$15,000	\$37,353	\$52,353	\$52,353
2016	\$15,000	\$36,188	\$51,188	\$51,188

[Disclaimer](#)

Tax Estimator

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

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
07/12/2013	7049	248	\$30,000	WD	View Instr
11/1982	1700	217	\$25,000	WD	View Instr
01/1975	906	831	\$100	WD	View Instr
01/1970	492	279	\$9,000	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 29 BLK 2 NAVY POINT PB 1 P 100 OR 7049 P 248 CA 220

Extra Features

BLOCK/BRICK GARAGE
 PATIO

Parcel Information

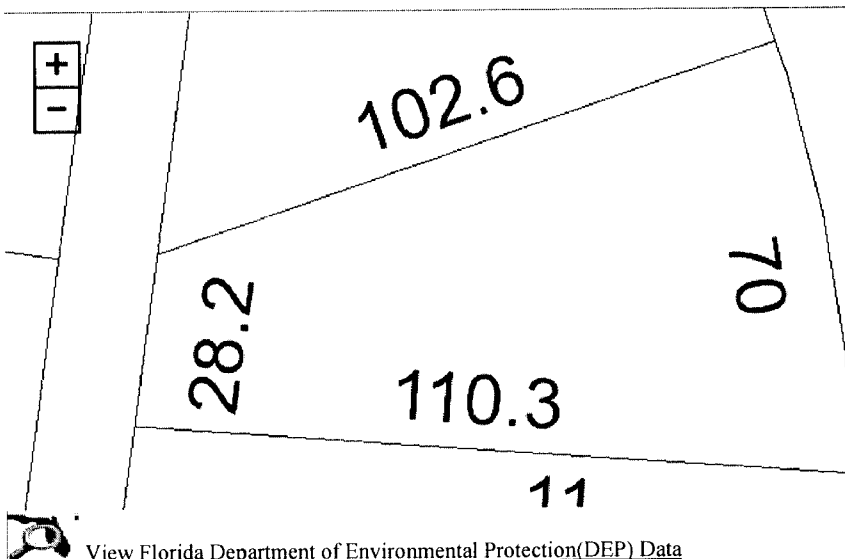
[Launch Interactive Map](#)

Section Map Id:
 CA220

Approx. Acreage:
 0.1153

Zoned:
 MDR

Evacuation & Flood Information
[Open Report](#)



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

Buildings

Address: 621 MCCARROLL RD, Year Built: 1944, Effective Year: 1954

Structural Elements

DECOR/MILLWORK-AVERAGE
 DWELLING UNITS-1
 EXTERIOR WALL-BRICK-COMMON
 FLOOR COVER-HARDWOOD/PARQET

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



Areas - 1186 Total SF

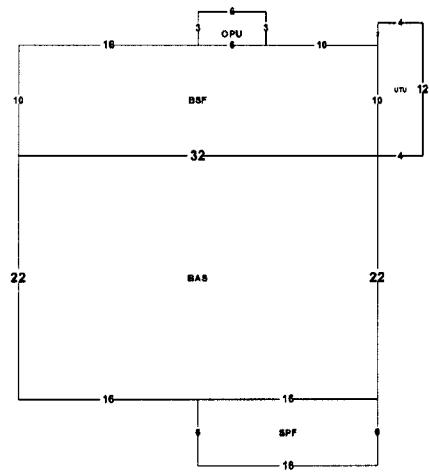
BASE AREA - 704

BASE SEMI FIN - 320

OPEN PORCH UNF - 18

SCRN PORCH FIN - 96

UTILITY UNF - 48



Images



4/23/18

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:05/15/2019 (tc.2729)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ATCF II FLORIDA A LLC** holder of **Tax Certificate No. 04099**, issued the **1st day of June, A.D., 2017** 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 29 BLK 2 NAVY POINT PB 1 P 100 OR 7049 P 248 CA 220

SECTION 50, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 081881000 (20-087)

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

JAMES A VANDERVER and PAMELA ANN VANDERVER

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 February, which is the **3rd day of February 2020**.

Dated this 21st day of May 2019.

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

20-087

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.: 15538

November 12, 2019

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 11-12-1999, through 11-12-2019, and said search reveals the following:

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

James Allen Vanderver and Pamela Ann Vanderver, husband and wife

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: 

November 12, 2019

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 15538

November 12, 2019

Lot 29, Block 2, Navy Point Subdivision, as per plat thereof, recorded in Plat Book 1, Page 100A, 100B & 100C, of the Public Records of Escambia County, Florida

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 15538

November 12, 2019

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

1. That certain mortgage executed by James Allen Vanderver and Pamela Ann Vanderver, husband and wife in favor of Otto E. Thiergart and Lois B. Thiergart dated 07/12/2013 and recorded 07/22/2013 in Official Records Book 7049, page 250 of the public records of Escambia County, Florida, in the original amount of \$28,000.00
2. Taxes for the year 2016-2018 delinquent. The assessed value is \$59,003.00. Tax ID 08-1881-000.

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: 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: 2-3-2020

TAX ACCOUNT NO.: 08-1881-000

CERTIFICATE NO.: 2017-4099

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

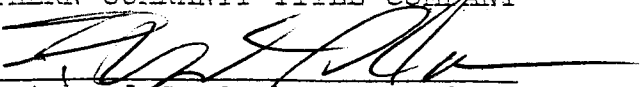
 X Homestead for tax year.

James Allen Vanderver
Pamela Ann Vanderver
1703 Athens Ave.
Pensacola, FL 32507
and
621 McCarroll Rd.
Pensacola, FL 32507

Otto E. & Lois B. Thiergart
9165 Gulf Beach Hwy.
Pensacola, FL 32507

Certified and delivered to Escambia County Tax Collector,
this 12th day of November, 2019.

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.

THIS INSTRUMENT PREPARED BY AND RETURN TO:

Linda Salter

SURETY LAND TITLE OF FLORIDA, LLC

2600 N. 12th Avenue

PENSACOLA, FL 32503

Property Appraisers Parcel Identification (Folio) Numbers: 502S30-6090-029-002

WARRANTY DEED

Space Above This Line For Recording Data

THIS WARRANTY DEED, made the 12th day of July, 2013 by Otto E. Thiergart and Lois B. Thiergart, husband and wife, whose post office address is 9195 Gulf Beach Highway, Pensacola, FL 32507 herein called the grantors, to James Allen Vanderver and Pamela Ann Vanderver, husband and wife, whose post office address is 1703 Athens Avenue, Pensacola, FL 32507, hereinafter called the Grantees:

(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 grantors, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in ESCAMBIA County, State of Florida, viz.:

Lot 29, Block 2, in Navy Point Subdivision, a subdivision of a portion of Section 50, Township 2 South, Range 30 West, Escambia County, Florida, according to the plat thereof, recorded in Plat Book 1, Page 100A, 100B, and 100C, of the public records of said County.

Subject to easements, restrictions and reservations of record and taxes for the year 2013 and thereafter.

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

TO HAVE AND TO HOLD, the same in fee simple forever.

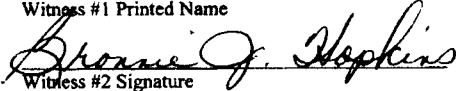
AND, the grantors hereby covenant with said grantees that the grantors are lawfully seized of said land in fee simple; that the grantors have good right and lawful authority to sell and convey said land, and hereby warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2012

IN WITNESS WHEREOF, the said grantors have signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

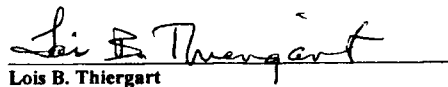

Witness #1 Signature

LINDA G. SALTER
Witness #1 Printed Name


Witness #2 Signature

BRONNIE J. HOPKINS
Witness #2 Printed Name


Otto E. Thiergart

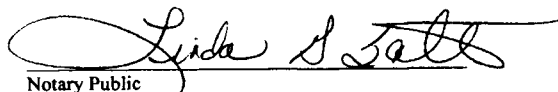

Lois B. Thiergart

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 12th day of July, 2013 by Otto E. Thiergart and Lois B. Thiergart who are personally known to me or have produced James Allen Vanderver as identification.

SEAL


Notary Public

Linda G. Salter
Notary Public State of Florida
My Commission No. E251821
Expires June 17, 2015

Printed Notary Name

My Commission Expires:

**RESIDENTIAL SALES
ABUTTING ROADWAY
MAINTENANCE DISCLOSURE**

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinance Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made a part of the public records of Escambia County, Florida. Note: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Property Address: 621 McCarroll Road, Pensacola, FL 32507

the County (☒) has accepted (☐) has not accepted the abutting roadway for maintenance.

This form completed by: Linda G Salter
Surety Land Title, Inc.
2600 North 12th Avenue
Pensacola, FL 32503

AS TO SELLER (S):

Witness to Seller(s):

Otto E. Thiergart
Otto E. Thiergart

Linda Salter
LINDA SALTER

Lois B. Thiergart
Lois B. Thiergart

AS TO BUYER (S):

Witness to Buyer(s):

James Allen Vanderver
James Allen Vanderver

Linda Salter
LINDA SALTER

Pamela Ann Vanderver
Pamela Ann Vanderver

THIS FORM APPROVED BY THE ESCAMBIA COUNTY BOARD OF COUNTY COMMISSIONERS. Effective: 4/15/95

Return to:

SURETY LAND TITLE OF FLORIDA, LLC
2600 N. 12th Avenue
PENSACOLA, FL 32503

This Instrument Prepared By:

Linda Salter
SURETY LAND TITLE OF FLORIDA, LLC
2600 N. 12th Avenue
PENSACOLA, FL 32503
TELEPHONE: 850-549-2270

File No. 1305-442

THIS MORTGAGE DEED

Executed the 12th day of July, 2013 by:

James Allen Vanderver and Pamela Ann Vanderver, husband and wife

hereinafter called the mortgagors, to

Otto E. Thiergart and Lois B. Thiergart, husband and wife

hereinafter called the mortgagee:

(Wherever used herein the terms "mortgagor" and "mortgagee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporation; and the term "note" includes all the notes herein described if more than one).

WITNESSETH, that for good and valuable consideration, and also in consideration of the aggregate sum named in the promissory note of even date herewith, hereinafter described, the mortgagors hereby grant, bargain, sell, alien, remise, convey and confirm unto the mortgagee all the certain land of which the mortgagor is now seized and in possession situate in ESCAMBIA County, Florida, viz:

Lot 29, Block 2, in Navy Point Subdivision, a subdivision of a portion of Section 50, Township 2 South, Range 30 West, Escambia County, Florida, according to the plat thereof, recorded in Plat Book 1, Page 100A, 100B, and 100C, of the public records of said County.

TO HAVE AND TO HOLD the same, together with the tenements, hereditaments and appurtenances thereto belonging, and the rents, issues and profits thereof, unto the mortgagee in fee simple.

AND the mortgagors covenant with the mortgagee that the mortgagors are indefeasibly seized of said land in fee simple; that the mortgagors have good right and lawful authority to convey said land as aforesaid; that the mortgagors will make such further assurances to perfect the fee simple title to said land in the mortgagee as may reasonably be required; that the mortgagors hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free and clear of all encumbrances.

PROVIDED ALWAYS that if said mortgagors shall pay unto said mortgagee the certain promissory note hereinafter substantially copied or identified to wit:

DATE: July 12th, 2013

NOTE

PENSACOLA, FL

AMOUNT: **\$28,000.00**

FOR VALUE RECEIVED the undersigned promises to pay to the order of:

Otto E. Thiergart and Lois B. Thiergart, husband and wife

the principal sum of **\$28,000.00 (Twenty-Eight Thousand and 00/100) DOLLARS**

together with interest thereon at the rate of **6% (Six and 00/100 percent)** per annum from DATE OF EXECUTION HEREOF until maturity, both principal and interest being payable in Lawful Money of the United States, such principal sum and interest payable in installments as follows:

Payable in **180** equal consecutive monthly installments of principal and interest in the amount of **\$236.28** each, the first of which shall be due and payable one month from the date hereof together with a like installment due on the same date each and every month thereafter until **July 11th, 2028**, when the entire unpaid remaining balance together with accrued interest thereon shall be due and payable. There shall be no pre-payment penalty. **STATE OF FLORIDA DOCUMENTARY STAMPS HAVE BEEN AFFIXED TO THE MORTGAGE SECURING THIS NOTE.**

Such installment payments shall be applied first to the interest accruing under the terms of this note and then to a reduction of the principal indebtedness. The makers and endorsers of this note further agree to waive demand, notice of non-payment and protest, and in the event suit shall be brought for the collection hereof, or the same has to be collected upon demand of an attorney, to pay reasonable attorney's fees for making such collection. All payments hereunder shall bear interest at the rate of **6% (Six and 00/100 percent)** per annum from maturity until paid. This note is secured by a mortgage of even date herewith and is to be construed and enforced according to the laws of the State of Florida; upon default in the payment of principal and/or interest when due, the whole sum of principal and interest remaining unpaid shall at the option of the holders, become immediately due and payable. Failure to exercise this option shall not constitute a waiver of the right to exercise the same in the event of subsequent default.

Payable at: **9195 Gulf Beach Highway, Pensacola, FL 32507** or such other place as shall be designated by the holder of this note in writing.

and shall perform, comply with and abide by each and every of the agreements, stipulations, conditions and covenants thereof, and of this mortgage, then this mortgage and the estate hereby created, shall cease, determine and be null and void.

AND the mortgagors hereby further covenant and agree to pay promptly when due the principal and interest and other sums of money provided for in said note and this mortgage, or either; to pay all and singular the taxes, assessments, levies, liabilities, obligations, and encumbrances of every nature on said property; to permit, commit or suffer no waste, impairment or deterioration of said land or the improvements thereon at any time; to keep the buildings now or hereafter on said land fully insured in a sum of not less than \$28,000.00 in a company or companies acceptable to the mortgagee policy or policies to be held by, and payable to, said mortgagee, and in the event any sum of money becomes payable by virtue of such insurance the mortgagee shall have the right to receive and apply the same to the indebtedness hereby secured, accounting to the mortgagors for any surplus; to pay all costs, charges, and expenses, including lawyer's fees and title searches, reasonably incurred or paid by the mortgagee because of the failure of the mortgagors to promptly and fully comply with the agreements, stipulations, conditions and covenants of said note and this mortgage, or either; to perform comply with and abide by each and every the agreements, stipulations, conditions and covenants set forth in said note and this mortgage or either. In the event the mortgagors fails to pay when due any tax, assessment, insurance premium or other sum of money payable by virtue of said note and this mortgage, or either, the mortgagee may pay the same, without waiving or affecting the option to foreclose or any other right hereunder, and all such payments shall bear interest from date thereof at the highest lawful rate then allowed by the laws of the State of Florida.

IF any sum of money herein referred to be not promptly paid within THIRTY days next after the same becomes due, or if each and every the agreements, stipulations, conditions and covenants of said note and this mortgage, or the entire balance unpaid thereon, shall forthwith or thereafter, at the option of the mortgagee, become and be due and payable, anything in said note or herein to the contrary notwithstanding. Failure by the mortgagee to exercise any or the rights or options herein provided shall not constitute a waiver of any rights or options under said note or this mortgage accrued or thereafter accruing.

IN WITNESS WHEREOF, the said mortgagors have hereunto signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

(TWO WITNESSES REQUIRED)

Linda Salter
Witness Signature

LINDA SALTER
Witness Printed Name

James Allen Vanderver L.S.
James Allen Vanderver
1703 Athens Avenue, Pensacola, FL 32507

Pamela Ann Vanderver L.S.
Pamela Ann Vanderver
1703 Athens Avenue, Pensacola, FL 32507

Bronnie J. Hopkins
Witness Signature

BRONNIE J. HOPKINS
Witness Printed Name

Pamela Ann Vanderver L.S.

STATE OF FLORIDA)

COUNTY OF ESCAMBIA)

The foregoing instrument was acknowledged before me this 12th day of July, 2013, by James Allen Vanderver and Pamela Ann Vanderver who are personally known to me or have produced __drivers license__ as identification and did (did not) take an oath.

Linda G. Salter
Notary Public

SEAL

Linda G. Salter
Notary Public State of Florida
My Commission No. EE81821
My Commission Expires June 17, 2015 Printed Notary Name



Scott Lunsford • Escambia County Tax Collector

EscambiaTaxCollector.com



facebook.com/ECTaxCollector



twitter.com/escambiatc

2019 Real Estate Property Taxes

Notice of Ad Valorem and Non-Ad Valorem Assessments



SCAN TO PAY ONLINE

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
08-1881-000	06		5025306090029002

PROPERTY ADDRESS:

EXEMPTIONS:

VANDERVER JAMES A &
VANDERVER PAMELA ANN
1703 ATHENS AVE
PENSACOLA, FL 32507

621 MCCARROLL RD

20-087

PRIOR YEAR(S) TAXES OUTSTANDING

17/4099

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
COUNTY	6.6165	59,003	0	59,003	390.39
PUBLIC SCHOOLS					
BY LOCAL BOARD	2.0990	59,003	0	59,003	123.85
BY STATE LAW	3.9440	59,003	0	59,003	232.71
WATER MANAGEMENT	0.0327	59,003	0	59,003	1.93
SHERIFF	0.6850	59,003	0	59,003	40.42
M.S.T.U. LIBRARY	0.3590	59,003	0	59,003	21.18
TOTAL MILLAGE	13.7362			AD VALOREM TAXES	\$810.48

LEGAL DESCRIPTION

NON-AD VALOREM ASSESSMENTS

LT 29 BLK 2 NAVY POINT PB 1 P 100 OR 7049 P 248 CA 220	FP FIRE PROTECTION	125.33
	NON-AD VALOREM ASSESSMENTS	\$125.33

Pay online at EscambiaTaxCollector.com

Payments must be in U.S. funds drawn from a U.S. bank

COMBINED TAXES AND ASSESSMENTS

\$935.81

If Paid By Please Pay	Nov 30, 2019 \$898.38	Dec 31, 2019 \$907.74	Jan 31, 2020 \$917.09	Feb 29, 2020 \$926.45	Mar 31, 2020 \$935.81
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RETAIN FOR YOUR RECORDS

2019 Real Estate Property Taxes

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

Make checks payable to:

Scott Lunsford

Escambia County Tax Collector

P.O. BOX 1312

PENSACOLA, FL 32591

Pay online at EscambiaTaxCollector.com

Payments in U.S. funds from a U.S. bank

PAY ONLY ONE AMOUNT

AMOUNT IF PAID BY	Nov 30, 2019 898.38
AMOUNT IF PAID BY	Dec 31, 2019 907.74
AMOUNT IF PAID BY	Jan 31, 2020 917.09
AMOUNT IF PAID BY	Feb 29, 2020 926.45
AMOUNT IF PAID BY	Mar 31, 2020 935.81

DO NOT FOLD, STAPLE, OR MUTILATE

ACCOUNT NUMBER

08-1881-000

PROPERTY ADDRESS

621 MCCARROLL RD

VANDERVER JAMES A &
VANDERVER PAMELA ANN
1703 ATHENS AVE
PENSACOLA, FL 32507

PRIOR YEAR(S) TAXES OUTSTANDING

1 081881000 2019 1

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 04099 of 2017

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on December 19, 2019, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

JAMES A VANDERVER 1703 ATHENS AVE PENSACOLA, FL 32507	PAMELA ANN VANDERVER 1703 ATHENS AVE PENSACOLA, FL 32507
JAMES A VANDERVER 621 MCCARROLL RD PENSACOLA FL 32507	PAMELA ANN VANDERVER 621 MCCARROLL RD PENSACOLA FL 32507
OTTO E & LOIS B THIERGART 9165 GULF BEACH HWY PENSACOLA FL 32507	

WITNESS my official seal this 19th day of December 2019.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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NOTICE OF APPLICATION FOR TAX DEED

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LT 29 BLK 2 NAVY POINT PB 1 P 100 OR 7049 P 248 CA 220

SECTION 50, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 081881000 (20-087)

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

JAMES A VANDERVER and PAMELA ANN VANDERVER

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 February, which is the 3rd day of February 2020.

Dated this 12th day of December 2019.

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
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ESCAMBIA COUNTY, FLORIDA

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Emily Hogg
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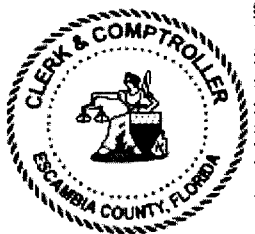
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Post Property:

621 MCCARROLL RD 32507



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Personal Services:

JAMES A VANDERVER
1703 ATHENS AVE
PENSACOLA, FL 32507



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CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

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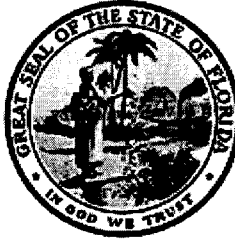
PAMELA ANN VANDERVER
1703 ATHENS AVE
PENSACOLA, FL 32507

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

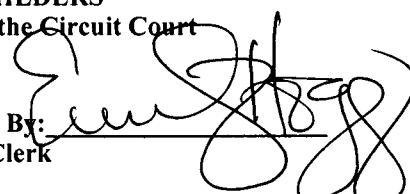
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 081881000 Certificate Number: 004099 of 2017**

Payor: JAMES A VANDERVER 714 WINGATE ST PENSACOLA FL 32507 Date 01/06/2020

Clerk's Check #	1	Clerk's Total	\$587.05
Tax Collector Check #	1	Tax Collector's Total	\$3,907.27
		Postage	\$28.00
		Researcher Copies	\$5.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$4,494.32

\$4,386.44

**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
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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 # 2017 TD 004099
 Redeemed Date 01/06/2020**

Name JAMES A VANDERVER 714 WINGATE ST PENSACOLA FL 32507

Clerk's Total = TAXDEED	\$537.05 \$4386.44
Due Tax Collector = TAXDEED	\$3,907.27
Postage = TD2	\$28.00
ResearcherCopies = TD6	\$5.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

• 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: 081881000 Certificate Number: 004099 of 2017

Redemption ☐ No ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="02/03/2020"/>	Redemption Date <input type="text" value="01/06/2020"/> 
Months	10	9
Tax Collector	<input type="text" value="\$3,392.19"/>	<input type="text" value="\$3,392.19"/>
Tax Collector Interest	\$508.83	\$457.95
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$3,907.27	<input type="text" value="\$3,856.39"/> <i>JK</i>
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$70.05	\$63.05
Total Clerk	\$537.05	<input type="text" value="\$530.05"/> <i>CH</i>
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$28.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$5.00"/>	<input type="text" value="\$5.00"/>
Total Redemption Amount	\$4,494.32	\$4,408.44
	Repayment Overpayment Refund Amount	\$85.88
Book/Page	<input type="text" value="8100"/>	<input type="text" value="1607"/>

Notes

RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8100, Page 1607, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 04099, issued the 1st day of June, A.D., 2017

TAX ACCOUNT NUMBER: **081881000 (20-087)**

DESCRIPTION OF PROPERTY:

LT 29 BLK 2 NAVY POINT PB 1 P 100 OR 7049 P 248 CA 220

SECTION 50, TOWNSHIP 2 S, RANGE 30 W

NAME IN WHICH ASSESSED: JAMES A VANDERVER and PAMELA ANN VANDERVER

Dated this 6th day of January 2020.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed
20-087

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO19CIV056355NON

Agency Number: 20-002536

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 04099 2017

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JAMES A VANDERVER AND PAMELA ANN VANDERVER

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 12/23/2019 at 7:33 AM and served same at 10:08 AM on 12/30/2019 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

J. Cypret 928

J. CYPRET, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: KMJACKSON

WARNING

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Dated this 12th day of December 2019.

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Post Property:

621 MCCARROLL RD 32507



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

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA
NON-ENFORCEABLE RETURN OF SERVICE

20-087
Redeemed

Document Number: ECSO19CIV056352NON

Agency Number: 20-002535

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 04099 2017

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JAMES A VANDERVER AND PAMELA ANN VANDERVER

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 12/23/2019 at 7:33 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for PAMELA ANN VANDERVER , Writ was returned to court UNEXECUTED on 12/30/2019 for the following reason:

1703 ATHENS AVENUE IS A VACANT ADDRESS. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

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Personal Services:

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1703 ATHENS AVE
PENSACOLA, FL 32507

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

20-087

NON-ENFORCEABLE RETURN OF SERVICE

Redeemed

Document Number: ECSO19CIV056350NON

Agency Number: 20-002534

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 04099 2017

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JAMES A VANDERVER AND PAMELA ANN VANDERVER

Defendant:

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JAMES A VANDERVER
1703 ATHENS AVE
PENSACOLA, FL 32507



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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LT 29 BLK 2 NAVY POINT PB 1 P 100 OR 7049 P 248 CA 220

SECTION 50, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 081881000 (20-087)

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

JAMES A VANDERVER and PAMELA ANN VANDERVER

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 February, which is the **3rd** day of February 2020.

Dated this 12th day of December 2019.

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.

Personal Services:

JAMES A VANDERVER
1703 ATHENS AVE
PENSACOLA, FL 32507



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

221 Palafox Place, Suite 110
Pensacola, FL 32502

2007

$\frac{1}{2} \times \frac{1}{2} = \frac{1}{4}$
 $\frac{1}{4} \times \frac{1}{4} = \frac{1}{16}$
 $\frac{1}{16} \times \frac{1}{16} = \frac{1}{256}$
 $\frac{1}{256} \times \frac{1}{256} = \frac{1}{65536}$
 $\frac{1}{65536} \times \frac{1}{65536} = \frac{1}{4294967296}$

U.S. POSTAGE \$00560

100

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1703 ATHENS AVE

PENSACOLA, FL. 22-

[illegible]

02/22/75

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Journal of Management Inquiry 15(3) 303-317

Pam Childers
Clerk of the Circuit Court & Comptroller
Official Records
221 Palafox Place, Suite 110
Pensacola, FL 32502

CERTIFIED MAIL™



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NEOPOST
12/18/2019
US POSTAGE \$005.602



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Anak

PAMELA ANN VANDERVER [20-087]

1703 ATHENS AVE
PENSACOLA, FL 32503

RETURN TO SENDER
UNABLE TO FORWARD

~~32503-1933~~

ANAK OCT 30 2019 01:00:00 2007 01:00:00 20 47

Pam Childers
Clerk of the Circuit Court & Comptroller
Official Records
221 Palafox Place, Suite 110
Pensacola, FL 32502

CERTIFIED MAIL™



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US POSTAGE

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OTTO E & LOIS B THIERGART [20-0871
9165 GULF BEACH HWY
PENSACOLA FL 32507

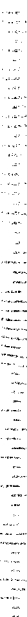
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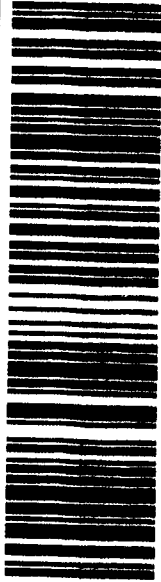


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Pam Childers
Clerk of the Circuit Court & Comptroller
Official Records
221 Palafox Place, Suite 110
Pensacola, FL 32502

FILED
2020 JAN 21 PM 4:01
ESCAMBIA COUNTY, FL

CERTIFIED MAIL™



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12/19/2019

FIRST CLASS MAIL

US POSTAGE \$005.60



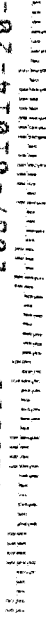
ZIP 32502
041M11272965

2500
12/12/19

PAMELA ANN VANDERVER [20-087]
621 MCCARROLL RD
PENSACOLA FL 32507

322 DE 1 0001/17/20
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

UNC BC: 32502583335 *2087-01014-20-47
325025833330



Pam Childers
Clerk of the Circuit Court & Comptroller
Official Records
221 Palafox Place, Suite 110
Pensacola, FL 32502

CLERK OF CIRCUIT COURT
JAN 21 10 40 AM
PENSACOLA, FL
ESCAMBIA COUNTY, FL

CERTIFIED MAIL™



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NEOPOST
12/19/2019
US POSTAGE \$005.60
ZIP 32502
041M11272985



106+ 12/21
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JAMES A VANDERVER [20-087]
621 MCCARROLL RD
PENSACOLA FL 32507

322 DE 1 0001/17/20
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

UNC BC: 32502583335 *2087-01015-20-47
32502583335

JAMES A VANDERVER [20-087]
1703 ATHENS AVE
PENSACOLA, FL 32507

9171 9690 0935 0128 2590 97

PAMELA ANN VANDERVER [20-087]
1703 ATHENS AVE
PENSACOLA, FL 32507

9171 9690 0935 0128 2591 03

JAMES A VANDERVER [20-087]
621 MCCARROLL RD
PENSACOLA FL 32507

9171 9690 0935 0128 2591 10

PAMELA ANN VANDERVER [20-087]
621 MCCARROLL RD
PENSACOLA FL 32507

9171 9690 0935 0128 2590 42

OTTO E & LOIS B THIERGART [20-087]
9165 GULF BEACH HWY
PENSACOLA FL 32507

9171 9690 0935 0128 2590 59

Redeemed

THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 2014

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA A LLC holder of Tax Certificate No. 04099, issued the 1st day of June, A.D., 2017 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 29 BLK 2 NAVY POINT PB 1 P 100 OR 7049 P 248 CA 220
SECTION 50, TOWNSHIP 2 S, RANGE 30 W
TAX ACCOUNT NUMBER 081881000 (20-087)
The assessment of the said property under the said certificate issued was in the name of

JAMES A VANDERVER and PAMELA ANN VANDERVER

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 February, which is the 3rd day of February 2020.

Dated this 19th day of December 2019.
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

4WR12/31-1/22TD

Before the undersigned authority personally appeared Malcolm G. Ballinger who under oath says that he is Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2017 TD 04099 in the Escambia County Court was published in said newspaper in and was printed and released on January 8, 2020, January 15, 2020, January 22, 2020 and January 29, 2020.

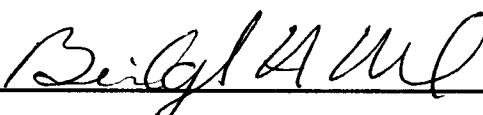
Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class 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 of the said newspaper.

X 

MALCOLM G. BALLINGER, PUBLISHER

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me, Bridget A. Roberts, this 30th day of January 2020, by Malcolm G. Ballinger, who is personally known to me.

X 

BRIDGET A. ROBERTS, NOTARY PUBLIC



Bridget A. Roberts
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG023500
Expires 8/22/2020