20-290

Tax Collector's Certification

CTY-513

Tax Deed Application Number
1900551

Date of Tax Deed Application
May 28, 2019

This is to certify that **BLACKWELL EDDIE TTEE/BLACKWELL LIVING TRUST**, holder of **Tax Sale Certificate Number 2017 / 7300**, 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: **12-0797-150**

Cert Holder:
BLACKWELL EDDIE TTEE/BLACKWELL LIVING TRUST
723 OVERBROOK DRIVE
FORT WALTON BEACH, FL 32547

Property Owner:
POPE JOSHUA J
POPE ANGELIA D
6540 FAIRGROUND RD
MOLINO, FL 32577
BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) AND CENTER LI CSX RR (100 FT R/W) N 1 DEG 56 (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
2017/7300	12-0797-150	06/01/2017	308.61	89.50	398.11
2018/7436	12-0797-150	06/01/2018	307.74	23.08	330.82

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

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	728.93
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	291.24
4. Property Information 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)	1,395.17
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	**12.50**
19. Total Amount to Redeem	

Done this the 31st day of May, 2019 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: **1st June 2020**

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.

12-0797-150 2017

BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) AND CENTER LI CSX RR (100 FT R/W) N 1 DEG 56 MIN 55 SEC E ALG CENTER LI OF DAFFIN ST 50 FT S 47 DEG 39 MIN 48 SEC E 25 FT TO PT ON NELY R/W OF RR CONT SAME COURSE E ALG NELY R/W LI OF RR 510 18/100 FT TO PC TH ALG CUR TO RT RAD 3050 FT DELTA ANG 4 DEG 38 MIN 3 SEC (CH 246 62/100 FT CH BRG S 45 DEG 20 MIN 48 SEC E) ARC DIST 246 69/100 FT TO PT OF COMPOUND CURVATURE TH ALG A CUR TO RT RAD OF 1797 FT DELTA ANG 18 DEG 58 MIN 59 SEC (CH 592 65/100 FT CH BRG S 33 DEG 32 MIN 45 SEC E) ARC DIST 595 38/100 FT N 72 DEG 1 MIN 21 SEC E 306 33/100 FT FOR POB N 72 DEG 1 MIN 21 SEC E 218 FT S 83 DEG 51 MIN 46 SEC E 60 FT N 27 DEG 26 MIN 48 SEC W 167 68/100 FT S 69 DEG 32 MIN 26 SEC W 266 99/100 FT S 27 DEG 26 MIN 48 SEC E 131 10/100 FT TO POB PARCEL 25 OR 3282 P 385

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1900551

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
BLACKWELL EDDIE TTEE/BLACKWELL LIVING TRUST
723 OVERBROOK DRIVE
FORT WALTON BEACH, FL 32547,
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
12-0797-150	2017/7300	06-01-2017	BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) AND CENTER LI CSX RR (100 FT R/W) N 1 DEG 56 MIN 55 SEC E ALG CENTER LI OF DAFFIN ST 50 FT S 47 DEG 39 MIN 48 SEC E 25 FT TO PT ON NELY R/W OF RR CONT SAME COURSE E ALG NELY R/W LI OF RR 510 18/100 FT TO PC TH ALG CUR TO RT RAD 3050 FT DELTA ANG 4 DEG 38 MIN 3 SEC (CH 246 62/100 FT CH BRG S 45 DEG 20 MIN 48 SEC E) ARC DIST 246 69/100 FT TO PT OF COMPOUND CURVATURE TH ALG A CUR TO RT RAD OF 1797 FT DELTA ANG 18 DEG 58 MIN 59 SEC (CH 592 65/100 FT CH BRG S 33 DEG 32 MIN 45 SEC E) ARC DIST 595 38/100 FT N 72 DEG 1 MIN 21 SEC E 306 33/100 FT FOR POB N 72 DEG 1 MIN 21 SEC E 218 FT S 83 DEG 51 MIN 46 SEC E 60 FT N 27 DEG 26 MIN 48 SEC W 167 68/100 FT S 69 DEG 32 MIN 26 SEC W 266 99/100 FT S 27 DEG 26 MIN 48 SEC E 131 10/100 FT TO POB PARCEL 25 OR 3282 P 385

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
BLACKWELL EDDIE TTEE/BLACKWELL LIVING TRUST
723 OVERBROOK DRIVE

FORT WALTON BEACH, FL 32547

05-28-2019
Application Date

Applicant's signature

Chris Jones
Escambia County Property Appraiser

General Information

Reference:	392N314000000025
Account:	120797150
Owners:	POPE JOSHUA J POPE ANGELIA D
Mail:	6540 FAIRGROUND RD MOLINO, FL 32577
Situs:	6675 YUHASZ DR 32577
Use Code:	MOBILE HOME
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	$6,840	$2,311	$9,151	$9,151
2017	$6,840	$2,080	$8,920	$8,920
2016	$6,840	$1,983	$8,823	$8,823

Disclaimer

Tax Estimator

› File for New Homestead Exemption Online

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
12/1992	3282	385	$5,600	WD	View Instr
08/1988	2586	225	$7,500	WD	View Instr
01/1987	2347	684	$5,500	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

BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) AND CENTER LI CSX RR (100 FT R/W) N 1 DEG 56 MIN 55 SEC E...

Extra Features

None

Parcel Information

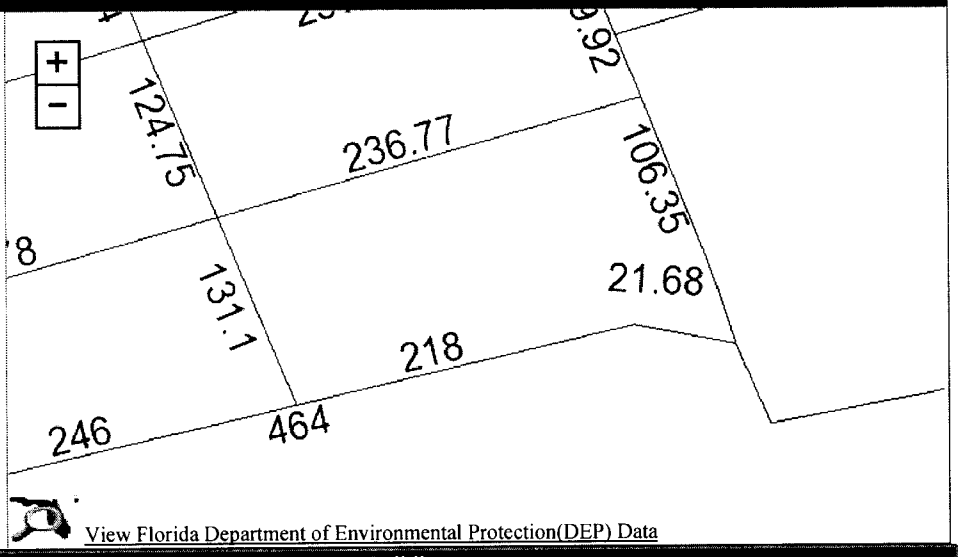
Launch Interactive Map

Section Map Id:
39-2N-31

Approx. Acreage:
0.9000

Zoned:
RMU

Evacuation & Flood Information
Open Report



View Florida Department of Environmental Protection(DEP) Data

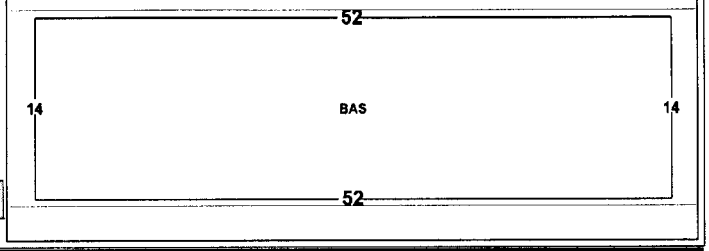
Buildings

Address:6675 YUHASZ DR, Year Built: 1981, Effective Year: 1981

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-*DRYWALL/PLASTER*
MH MILLWORK-*TYPICAL*
MH ROOF COVER-*METAL*
MH ROOF FRAMING-*FLAT/SHED*
MH STRUCTURAL FRAME-*TYPICAL*
NO. PLUMBING FIXTURES-*6*
NO. STORIES-*1*
STORY HEIGHT-*0*

Areas - 728 Total SF
BASE AREA - *728*

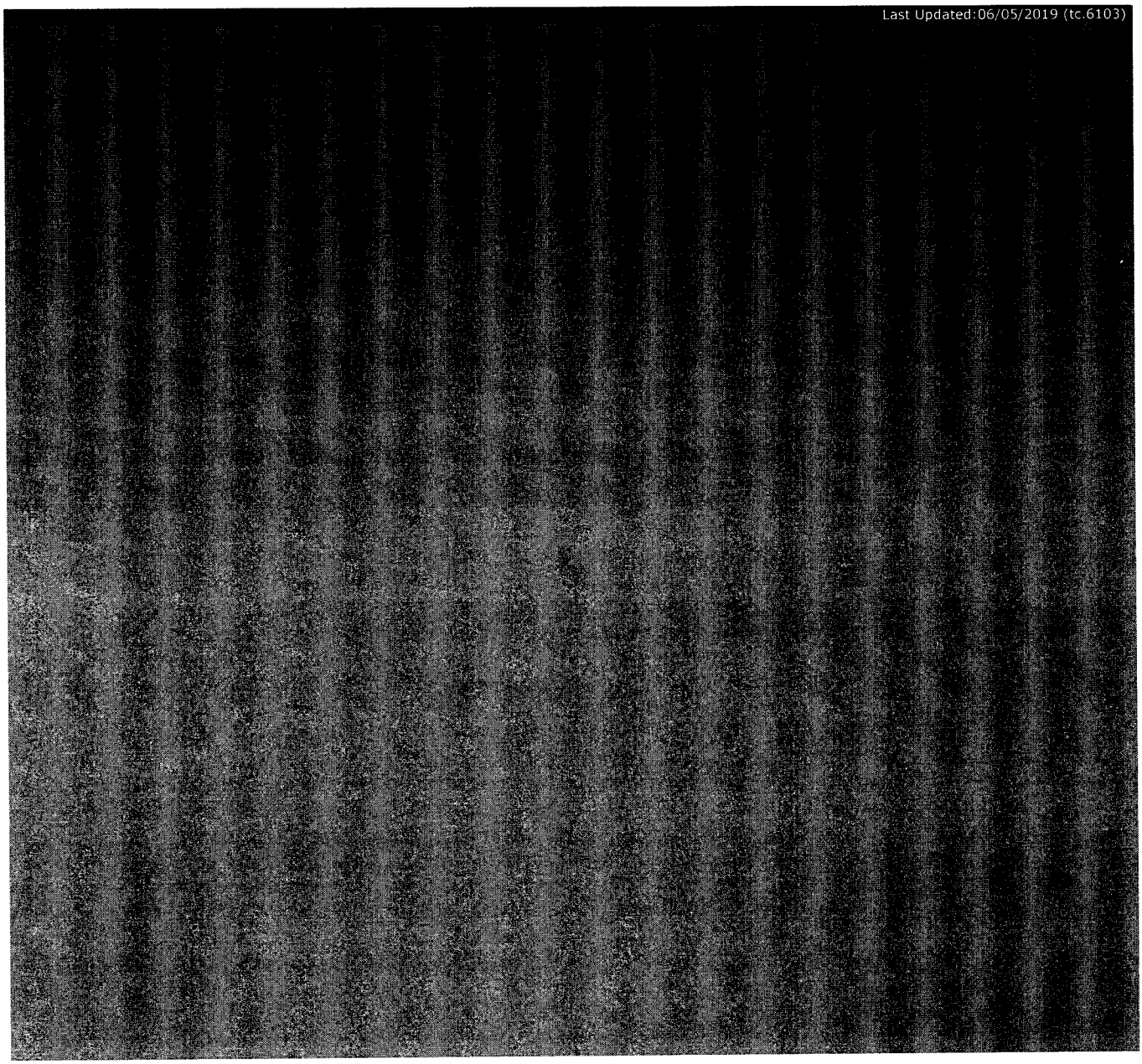


Images



4/3/17

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.



Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2019054651 6/21/2019 2:19 PM
OFF REC BK: 8117 PG: 81 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **EDDIE BLACKWELL TTEE/BLACKWELL LIVING TRUST** holder of **Tax Certificate No. 07300**, 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:

(see attached)

SECTION 39, TOWNSHIP 2 N, RANGE 31 W

TAX ACCOUNT NUMBER 120797150 (20-290)

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

JOSHUA J POPE and ANGELIA D POPE

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 June, which is the **1st day of June 2020.**

Dated this 20th day of June 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

LEGAL DESCRIPTION

BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) AND CENTER LI CSX RR (100 FT R/W) N 1 DEG 56 MIN 55 SEC E ALG CENTER LI OF DAFFIN ST 50 FT S 47 DEG 39 MIN 48 SEC E 25 FT TO PT ON NELY R/W OF RR CONT SAME COURSE E ALG NELY R/W LI OF RR 510 18/100 FT TO PC TH ALG CUR TO RT RAD 3050 FT DELTA ANG 4 DEG 38 MIN 3 SEC (CH 246 62/100 FT CH BRG S 45 DEG 20 MIN 48 SEC E) ARC DIST 246 69/100 FT TO PT OF COMPOUND CURVATURE TH ALG A CUR TO RT RAD OF 1797 FT DELTA ANG 18 DEG 58 MIN 59 SEC (CH 592 65/100 FT CH BRG S 33 DEG 32 MIN 45 SEC E) ARC DIST 595 38/100 FT N 72 DEG 1 MIN 21 SEC E 306 33/100 FT FOR POB N 72 DEG 1 MIN 21 SEC E 218 FT S 83 DEG 51 MIN 46 SEC E 60 FT N 27 DEG 26 MIN 48 SEC W 167 68/100 FT S 69 DEG 32 MIN 26 SEC W 266 99/100 FT S 27 DEG 26 MIN 48 SEC E 131 10/100 FT TO POB PARCEL 25 OR 3282 P 385

20-290

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.: 15819 March 11, 2020

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 03-11-2000, through 03-11-2020, and said search reveals the following:

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

   Joshua J. Pope and Angelia D.. Pope, 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: _____ March 11, 2020

PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION

File No.: 15819

March 11, 2020

392N314000000025 - Full Legal Description

BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) AND CENTER LI CSX RR (100 FT R/W) N 1 DEG 56 MIN 55 SEC E ALG CENTER LI OF DAFFIN ST 50 FT S 47 DEG 39 MIN 48 SEC E 25 FT TO PT ON NELY R/W OF RR CONT SAME COURSE E ALG NELY R/W LI OF RR 510 18/100 FT TO PC TH ALG CUR TO RT RAD 3050 FT DELTA ANG 4 DEG 38 MIN 3 SEC (CH 246 62/100 FT CH BRG S 45 DEG 20 MIN 48 SEC E) ARC DIST 246 69/100 FT TO PT OF COMPOUND CURVATURE TH ALG A CUR TO RT RAD OF 1797 FT DELTA ANG 18 DEG 58 MIN 59 SEC (CH 592 65/100 FT CH BRG S 33 DEG 32 MIN 45 SEC E) ARC DIST 595 38/100 FT N 72 DEG 1 MIN 21 SEC E 306 33/100 FT FOR POB N 72 DEG 1 MIN 21 SEC E 218 FT S 83 DEG 51 MIN 46 SEC E 60 FT N 27 DEG 26 MIN 48 SEC W 167 68/100 FT S 69 DEG 32 MIN 26 SEC W 266 99/100 FT S 27 DEG 26 MIN 48 SEC E 131 10/100 FT TO POB PARCEL 25 OR 3282 P 385

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

File No.: 15819

March 11, 2020

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

1. Taxes for the year 2016-2019 delinquent. The assessed value is $9,267.00. Tax ID 12-0797-150.

PLEASE NOTE THE FOLLOWING:

A. Subject to current year taxes.
B. Taxes and assessments due now or in subsequent years.
C. Subject to Easements, Restrictions and Covenants of record.
D. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey and inspection of the premises.
E. Oil, gas and mineral or any other subsurface rights of any kind or nature.

SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE
PENSACOLA, FLORIDA 32503
TEL. (850) 478-8121 FAX (850) 476-1437
Email: rcsgt@aol.com

Scott Lunsford
Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32591

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: June 1, 2020

TAX ACCOUNT NO.: 12-0797-150

CERTIFICATE NO.: 2017-7300

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.

Joshua J. Pope
Angelia D. Pope
6540 Fairground Rd.
Molino, FL 32577
and
6675 Yuhasz Dr.
Molino, FL 32577

Certified and delivered to Escambia County Tax Collector,
this 11th day of March, 2020.

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: VICKI A. DAVIS
CHELSEA TITLE COMPANY
312 S. Baylen St. Pensacola, FL 32501
Incidental to the issuance of a title insurance policy.
File No.: T-61600-C
Parcel ID # 12-0797-148 / 39-1N-31-4000-000-024 AND
Grantee(s) SS # [redacted] [redacted]

~~39.50~~
39.20

OR 3282 PG 385

WARRANTY DEED
(INDIVIDUAL)

This WARRANTY DEED, dated December 3, 1992 by
RICHARD C. MARLOW, A MARRIED MAN and RICHARD D. MARLOW, A MARRIED MAN

whose post office address is
P. O. BOX 375 MOLINO, FL 32577
hereinafter called the GRANTOR, to
JOSHUA J. POPE and ANGELIA D. POPE, HUSBAND AND WIFE

whose post office address is
P. O. BOX 366 MOLINO, FL 32577
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, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the GRANTEE, all that certain land situate in Escambia County, Florida, viz:

* SEE ATTACHED Exhibit "A" to Warranty Deed *

D.S. PD. $39.20
DATE 12-7-92
JOE A. FLOWERS, COMPTROLLER
BY: [signature] D.C.
CERT. REG. #59-2043328-27-01

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 1992 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any,

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 GRANTOR hereby covenants with said GRANTEE that except as above noted, the GRANTOR is lawfully seized of said land in fee simple; that the GRANTOR has good right and lawful authority to sell and convey said land; that the GRANTOR hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

Signature: [signature]
Print Name: PATRICIA A. SHEPPARD

Signature: [signature]
Print Name: VICKI A. DAVIS

Richard C. Marlow
RICHARD C. MARLOW

Richard D. Marlow
RICHARD D. MARLOW

State of Florida
County of ESCAMBIA
I am a notary public of the state of Florida, and my commission expires: 7/21/95.
THE FOREGOING INSTRUMENT was acknowledged before me on December 3, 1992 by
RICHARD C. MARLOW, A MARRIED MAN and RICHARD D. MARLOW, A MARRIED MAN

who is personally known to me or who has produced DRIVERS LICENSE as identification and who DID NOT take an oath.
(type of identification) (did/did not)

NOTARY PUBLIC
VICKI A. DAVIS
Notary Public, State of Florida
My comm. expires July 21, 1995
Comm. No. CC 128632

Signature: [signature]
Print Name: VICKI A. DAVIS
Notary Public

Exhibit "A" to Warranty Deed

OR 3282 PG 386

Lot 24: Commence at the intersection of the centerline of Daffin (Palm) St. (50' R/W) and the centerline of C.S.X. Railroad (100' R/W); thence go North 41°56'55" East along the centerline of Daffin (Palm) St. (50' R/W) a distance of 50.00 feet; thence go South 47°39'48" East a distance of 25.00 feet to a point on the Northerly R/W line of C.S.X. Railroad (100' R/W); thence continue South 47°39'48" East along said Northerly R/W line of C.S.X Railroad (100' R/W) a distance of 510.18 feet to a point of curvature; thence go along a curve to the right having a radius of 3050.00 feet, Delta Angle of 04°38'03" (CH.=246.62'; CH.BRG.= S 45°20'48"E) an arc distance of 246.69 feet to a point of compound curvature; thence go along a curve to the right having a radius of 1797.00 feet; Delta Angle of 11°27'10" (CH.= 358.59'; CH.BRG.=S37°19'03" E) an arc distance of 359.20 feet; thence leaving said Northerly R/W line of C.S.X. Railroad (100' R/W) with a bearing N 68°17'49" E a distance of 305.81 feet to the Point of Beginning; thence continuing on a bearing North 68°17'49"East a distance of 266.35 feet; thence North 27°26'48" West a distance of 130.58 feet; thence South 69°32'26" West a distance of 266.99 feet; thence South 27°26'48" East a distance of 124.75 feet to the Point of Beginning, reserving a nonexclusive perpetual easement over, under, above and across the Easterly 30.00 feet of the above described property for Utilities and road R/W said property lying and being all in Section 39, Township 2 North, Range 31 West, Escambia County, Florida.

Lot 25: Commence at the intersection of the centerline of Daffin (Palm) St. (50' R/W) and the centerline of C.S.X. Railroad (100' R/W); thence go North 41°56'55" East along the centerline of Daffin (Palm) St. (50' R/W) a distance of 50.00 feet; thence go South 47°39'48" East a distance of 25.00 feet to a point on the Northeasterly R/W line of C.S.X. Railroad (100' R/W); thence continue South 47°39'48" East along said Northeasterly R/W line of C.S.X. Railroad (100' R/W) a distance of 510.18 feet to a point of curvature; thence go along a curve to the right having a radius of 3050.00 feet; Delta Angle of 04°38'03" (CH.=246.62'; CH.BRG.= S45°20'48" E) an arc distance of 246.69 feet to a point of compound curvature; thence go along a curve to the right having a radius of 1797.00 feet, Delta Angle of 18°58'59" (CH.=592.65'; CH.BRG.= S 33°32'45"E) an arc distance of 595.38 feet; thence leaving said Northeasterly R/W line of C.S.X. Railroad (100' R/W) with a bearing of North 72°01'21" East a distance of 306.33 feet to the Point of Beginning; thence continuing North 72°01'21" East a distance of 218.00 feet; thence South 83°51'46" East a distance of 60.00 feet; thence North 27°26'48" West a distance of 167.68 feet; thence South 69°32'26" West a distance of 266.99 feet; thence South 27°26'48" East a distance of 131.10 feet to the Point of Beginning; reserving a nonexclusive perpetual easement over, under, above and across the Easterly 30.00 feet of the above described property for utilities and road R/W, said property lying and being all in Section 39, Township 2 North, Range 31 West, Escambia County, Florida.

Grantor hereby warrants that the property described in this instrument is not his constitutional homestead as provided by the Florida Constitution.

0 0 6 3 9 2

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2020030439 4/13/2020 12:49 PM
OFF REC BK: 8278 PG: 1717 Doc Type: RTD

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 8117, Page 81, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 07300, issued the 1st day of June, A.D., 2017

TAX ACCOUNT NUMBER: **120797150 (20-290)**

(see attached)

SECTION 39, TOWNSHIP 2 N, RANGE 31 W

NAME IN WHICH ASSESSED: JOSHUA J POPE and ANGELIA D POPE

Dated this 13th day of April 2020.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

LEGAL DESCRIPTION

BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) AND CENTER LI CSX RR (100 FT R/W) N 1 DEG 56 MIN 55 SEC E ALG CENTER LI OF DAFFIN ST 50 FT S 47 DEG 39 MIN 48 SEC E 25 FT TO PT ON NELY R/W OF RR CONT SAME COURSE E ALG NELY R/W LI OF RR 510 18/100 FT TO PC TH ALG CUR TO RT RAD 3050 FT DELTA ANG 4 DEG 38 MIN 3 SEC (CH 246 62/100 FT CH BRG S 45 DEG 20 MIN 48 SEC E) ARC DIST 246 69/100 FT TO PT OF COMPOUND CURVATURE TH ALG A CUR TO RT RAD OF 1797 FT DELTA ANG 18 DEG 58 MIN 59 SEC (CH 592 65/100 FT CH BRG S 33 DEG 32 MIN 45 SEC E) ARC DIST 595 38/100 FT N 72 DEG 1 MIN 21 SEC E 306 33/100 FT FOR POB N 72 DEG 1 MIN 21 SEC E 218 FT S 83 DEG 51 MIN 46 SEC E 60 FT N 27 DEG 26 MIN 48 SEC W 167 68/100 FT S 69 DEG 32 MIN 26 SEC W 266 99/100 FT S 27 DEG 26 MIN 48 SEC E 131 10/100 FT TO POB PARCEL 25 OR 3282 P 385

Search Property | Property Sheet | Lien Holder's | Sold To | Redeem | Forms | Courtview | Benchmark

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 120797150 Certificate Number: 007300 of 2017

Redemption	No	Application Date	05/28/2019	Interest Rate	18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 06/01/2020	Redemption Date 04/13/2020
Months	13	11
Tax Collector	$1,395.17	$1,395.17
Tax Collector Interest	$272.06	$230.20
Tax Collector Fee	$12.50	$12.50
Total Tax Collector	$1,679.73	$1,637.87
Record TDA Notice	$17.00	$17.00
Clerk Fee	$130.00	$130.00
Sheriff Fee	$120.00	$120.00 -
Legal Advertisement	$200.00	$200.00 -
App. Fee Interest	$91.07	$77.06
Total Clerk	$558.07	$544.06
Release TDA Notice (Recording)	$10.00	$10.00
Release TDA Notice (Prep Fee)	$7.00	$7.00
Postage	$34.50	$34.50 -
Researcher Copies	$2.00	$2.00
Total Redemption Amount	$2,291.30	$2,235.43 -120-200-34.50= $1880.93
	Repayment Overpayment Refund Amount	$55.87
Book/Page	8117	81

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: 120797150 Certificate Number: 007300 of 2017

Payor: ANGELIA D POPE 6540 FAIRGROUND RD MOLINO, FL 32577 **Date** 04/13/2020

Clerk's Check #	1
Tax Collector Check #	1

Clerk's Total	$558.07
Tax Collector's Total	$1,679.73
Postage	$34.50
Researcher Copies	$2.00
Recording	$10.00
Prep Fee	$7.00
Total Received	~~$2,291.30~~ $1880.93

PAM CHILDERS
Clerk of the Circuit Court

Received By: Whitney Coppage
Deputy Clerk

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
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COUNTY TREASURY
AUDITOR

Case # 2017 TD 007300
Redeemed Date 04/13/2020
Name ANGELIA D POPE 6540 FAIRGROUND RD MOLINO, FL 32577

Clerk's Total = TAXDEED	~~$558.07~~
Due Tax Collector = TAXDEED	~~$1,679.73~~ 7 $1,861.93
Postage = TD2	~~$34.50~~
ResearcherCopies = TD6	$2.00
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

FINANCIAL SUMMARY

No Information Available - See Dockets