

18. Acceleration; Remedies. Except as provided in paragraph 16, if Borrower is in default due to the occurrence of any of the events of default provided in the "DEFAULT; TERMINATION AND ACCELERATION BY LENDER" provision of the Note, Lender shall give Borrower notice specifying: (a) the default; (b) the action required to cure the default; (c) a date, not less than 30 days from the date the notice is given to Borrower, by which the default must be cured; and (d) that failure to cure the default on or before the date specified in the notice may result in acceleration of the sums secured by this Security Instrument, foreclosure by judicial proceeding and sale of the Property. If the default is not cured on or before the date specified in the notice, Lender at its option may require immediate payment in full of all sums secured by this Security Instrument without further demand and may foreclose this Security Instrument by judicial proceeding. Lender shall be entitled to collect all expenses incurred in pursuing the remedies provided in this paragraph 18, including, but not limited to, reasonable attorneys' fees if and as permitted by applicable law and costs of title evidence.

19. Lender in Possession; Assignment of Rents. Upon acceleration under paragraph 18 or abandonment of the Property, Lender (by judicially appointed receiver) shall be entitled to enter upon, take possession of and manage the Property and to collect the rents of the Property including those past due. Any rents collected by Lender or the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including, but not limited to, receiver's fees, premiums on receiver's bonds, and reasonable attorneys' fees if and as permitted by applicable law, and then to the sums secured by this Security Instrument. Nothing herein contained shall be construed as constituting Lender a "mortgagee in possession" unless Lender shall have entered into and shall remain in actual possession of the Property.

20. Release. Upon payment of all sums secured by this Security Instrument, Lender shall discharge this Security Instrument, Borrower shall pay any recordation costs.

21. Advances to Protect Security. This Security Instrument shall secure the unpaid balance of advances made by Lender, with respect to the Property, for the payment of taxes, assessments, insurance premiums and costs incurred for the protection of the Property.

22. Mortgagors further agree not to violate any laws, ordinances or regulations of any nature whatsoever including but not limited to all environmental laws affecting said real property. Any such violation shall be deemed a default herein and Mortgagors agree to indemnify, defend and hold Mortgagee harmless against any claims and damages directly or indirectly caused by Mortgagors' actions including but not limited to clean-up costs arising thereunder and any reasonable attorneys' fees and costs appertaining thereto, and that said claims and damages shall be deemed additional sums due under the mortgage indebtedness set forth in the note executed in conjunction herewith.

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and expressly releases and waives Borrower's right of homestead in the Property. Borrower and Spouse does not hereby waive or release any homestead tax exemption which may be available to Borrower.

By signing below, SABRINA L WILLIS, the spouse of Borrower, has also executed this instrument solely for the purpose of mortgaging and releasing (and does hereby so release and mortgage) all of such spouse's rights of homestead in the property.

Witness: *Donna Parker*
DONNA PARKER
Print or type name

James H Willis Sr (Seal)
Borrower
JAMES H WILLIS SR
Print or type name

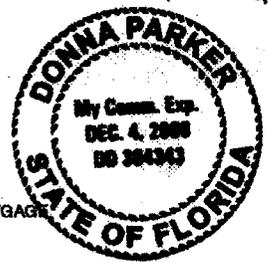
Sally Henderson
SALLY HENDERSON
Print or type name

Mailing Address
6117 TONAWANDA DR
PENSACOLA, FL 32506
Sabrina L Willis (Seal)
Borrower
SABRINA L WILLIS
Print or type name
Mailing Address

STATE OF FLORIDA ESCAMBIA County ss:

The foregoing instrument was acknowledged before me this 25th day of August, 2005 by JAMES H WILLIS SR AND SABRINA L WILLIS

(name of person acknowledged)
who is personally known to me or who has produced Fla Dr. License (type of identification) as identification. And who did (did not) take an oath.



Donna Parker
(Signature of Person Taking Acknowledgment)
DONNA PARKER
(Name of Acknowledger, Typed, Printed or stamped)
DD 364343
(Notary Public) (Serial No. if any)

RightFax

8/22/2005 4:28 PM PAGE 6/014 Fax Server

**EXHIBIT A
LEGAL DESCRIPTION**

Attached to file: 96-00679725

ALL THAT CERTAIN LAND SITUATE IN ESCAMBIA COUNTY, FLORIDA, TO WIT:

THAT PORTION OF LOTS 1 AND 2, BLOCK 1, PARISH HEIGHTS, A SUBDIVISION OF SECTION 14 TOWNSHIP 2 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FL, ACCORDING TO THE PLAT OF SAID SUBDIVISION RECORDED IN PLAT BOOK 3 AT PAGE 71 OF THE PUBLIC RECORDS OF SAID COUNTY, DESCRIBED AS FOLLOWS: COMMENCE AT A POINT 233FT WEST AND 33FT SOUTH OF THE NORTHEAST CORNER OF GOVERNMENT LOT 5 OF SAID SECTION 14; THENCE RIGHT ANGLES TO THE NORTH LINE OF SAID GOVERNMENT LOT 5 FOR 167FT IN A SOUTHERLY DIRECTION TO A POINT; THENCE AT RIGHT ANGLES WEST 100FT TO A POINT; THENCE AT RIGHT ANGLES EAST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 100FT TO THE POINT OF BEGINNING.

IN THE COUNTY COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA
CASE NO: 2008-SC-5984

PALISADES COLLECTION, LLC
as assignee of Providian

Plaintiff

FINAL JUDGMENT

vs.

JAMES WILLIS

Defendant(s)

IT IS HEREBY ORDERED AND ADJUDGED THAT:

Plaintiff whose address is C/O 101 Gateway Center Parkway Richmond, VA 23235 shall
recover from Defendant(s) JAMES WILLIS the principal sum of \$2,110.43, court costs in the
amount of \$205.00, interest in the amount of \$412.16, and attorneys' fees in the amount of ~~\$500~~
_, that shall bear interest at the rate of 8% per annum, for all of which let execution issue.

IT IS FURTHER ORDERED AND ADJUDGED THAT:

The Defendant(s) shall complete the Florida Small Claims Rules Form 7.343 (Fact
Information Sheet) and return it to the Plaintiff's attorney, within 45 days from the date of this
Final Judgment, unless the Final Judgment is satisfied or a motion for new trial or notice of
appeal is filed.

Jurisdiction of this case is retained to enter further orders that are proper to compel the
Defendant(s) to complete form 7.343 and return it to the Plaintiff's attorney. The Fact
Information Sheet need not be recorded in the Public Records.

DONE AND ORDERED at Pensacola, Escambia County, Florida on this the 8 day
of January, 2009.

[Signature]
COUNTY COURT JUDGE
ERNEE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2009 JAN - 9 11:06
COUNTY CIVIL DIVISION
FILED & RECORDED

Copies furnished to:
HAYT, HAYT & LANDAU
7765 SW 87 Ave, Suite 101
Miami, FL 33173

JAMES WILLIS
390 McKenzie Rd
Cantonment Florida 32533
08-14481-0

"CERTIFIED TO BE A TRUE COPY
OF THE ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
ERNEE LEE MAGAHA, CLERK
CIRCUIT COURT AND COUNTY COURT
ESCAMBIA COUNTY, FLORIDA
BY: *[Signature]* D.C.



Case: 2008 SC 005984
00051450050
Dkt: cc1033 Pg#:



**Florida Department of Revenue
WARRANT**

WILLIS SABRINA
2123 N T ST
PENSACOLA, FL 32505-5857

Tax : Sales and Use Tax
Business Partner # : 1485201
Contract Object # : 00012339577
FEIN :
Warrant # : 1000000164211

Re: Warrant issued under Chapter
212 _____, Florida Statutes

THE STATE OF FLORIDA
TO ALL AND SINGULAR, THE CLERKS OF THE CIRCUIT COURTS AND
ALL AND SINGULAR, THE SHERIFFS OF THE STATE OF FLORIDA

WARRANT FOR COLLECTION OF DELINQUENT Sales and Use Tax TAX(ES).

The taxpayer named above in the County of Escambia , is
indebted to the Department of Revenue, State of Florida, in the following amounts:

TAX	\$	5418.17
PENALTY	\$	1248.00
INTEREST	\$	258.98
TOTAL	\$	6925.15
FEE(S)	\$	20.00
GRAND TOTAL	\$	<u> </u> 6945.15 <u> </u>

For returns due on or before December 31, 1999, interest is due at the rate of 12% per annum. For returns due on or
after January 1, 2000, a floating rate of interest applies in accordance with section 213.235, Florida Statutes.

WITNESS my hand and official seal in this City of Pensacola ,
 Escambia County, Florida, this 11th day of March , 2010 .

Lisa Echeverri, Executive Director
Department of Revenue, State of Florida

This instrument prepared by:

Authorized Agent

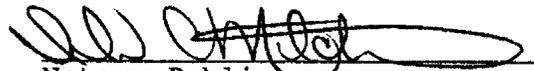


Please bill to:
State of Florida, Department of Revenue
PENSACOLA SERVICE CENTER
3670 N L ST STE C
Pensacola, FL 32505-5254

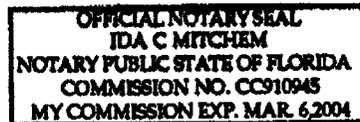
WARRANTY DEED-Page Two

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 31st day
of May 2000, by James A. Willis, who produced
identification of MILID#267028142 and Elouise F. Willis, who
produced identification of FLDL#W42020655783 and did not take an
oath.


Notary Public

Prepared by:
James H. Willis Sr.
6117 Tonawanda Dr.
Pensacola, FL 32506
Return to:
Same Name and Address as Above



RCD May 31, 2000 04:22 pm
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 00-738935

10.0
70

OR BK 4564 PGO683
Escambia County, Florida
INSTRUMENT 00-738935

DEED DOC STAMPS PD @ ESC CO \$ 0.70
05/31/00 ERNIE LEE-WRIGHT, CLERK
By: Sally Wood

WARRANTY DEED

STATE OF FLORIDA
COUNTY OF ESCAMBIA

THIS WARRANTY DEED made the 31st day of May 2000, by and between JAMES A. WILLIS, SSN [REDACTED] ELOUISE F. WILLIS, SSN [REDACTED] hereinafter called the Grantors, to JAMES H. WILLIS Sr., SSN [REDACTED] and SABRINA L. WILLIS, SSN [REDACTED] hereinafter called the Grantees,

WITNESSETH

That the Grantors, for and in consideration of the sum of TEN DOLLARS(\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantees, all that certain land situate in Escambia County, Florida, to wit:

That portion of Lots 1 and 2, Block 1, Parish Heights, a subdivision of Section 14 Township 2 South, Range 30 West, Escambia County, FL, according to the plat of said subdivision recorded in Plat Book 3 at Page 71 of the Public records of said County, described as follows: Commence at a point 233ft West and 33ft South of the Northeast corner of Government Lot 5 of said Section 14; thence right angles to the North line of said Government Lot 5 for 167ft in a Southerly direction to a point; thence at right angles west 100ft to a point; thence right angles North 167ft to a point in the South line of a 66 ft County Road; thence at right angles East along said right-of-way line a distance of 100ft to the Point of Beginning.

Parcel ID# 14-2S-30-50-00-010-001

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining.

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

AND the Grantors hereby covenants with the Grantees that the Grantor is lawfully seized of said land in fee simple; that the Grantors have good right and lawful authority to sell and convey said land; that the Grantors fully warrant the title to said land and will defend the same against the lawful claim of all persons whomsoever; and that said land is free of all encumbrances.

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

Signed, sealed and delivered

in our presence

Joseph McCraney
JOSEPH MCCRANEY
IDA C. MITCHEM
IDA C. MITCHEM

James A. Willis
JAMES A. WILLIS
Eloise F. Willis
ELOUISE F. WILLIS

SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE

PENSACOLA, FLORIDA 32503

TEL. (850) 478-8121 FAX (850) 476-1437

Email: rcsqt@aol.com

Janet Holley
Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32596

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 07-12-10

TAX ACCOUNT NO.: 05-4187-000

CERTIFICATE NO.: 2008-2679

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, 32596

 X Notify Escambia County, 190 Governmental Center, 32501

 X Homestead for 2008 tax year.

James H. Willis, Sr.
Sabrina L. Willis
6117 Tonawanda Dr.
Pensacola, FL 32506

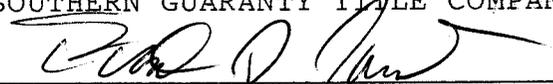
Florida Dept. of Revenue
3670 North L St., Ste C
Pensacola, FL 32505-5254

American General Home Equity, Inc.
6425 N. Pensacola Blvd. Ste 3
Pensacola, FL 32505

Palisades Collection, LLC
c/o 101 Gateway Center Pkwy.
Richmond, VA 23235

Certified and delivered to Escambia County Tax Collector,
this 5th day of May, 2010.

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.

OWNERSHIP AND ENCUMBERANCE REPORT

CONTINUATION PAGE

File No.: 7774

April 30, 2010

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

1. That certain mortgage executed by James H. Willis, Sr. and Sabrina L. Willis in favor of American General Home Equity, Inc. dated August 25, 2005 and recorded September 19, 2005 in Official Records Book 5732, page 777 of the public records of Escambia County, Florida, in the original amount of \$150,000.00.
2. Tax Lien filed by Florida Dept. of Revenue recorded in O.R. Book 6569, page 1937.
3. Judgment filed by Palisades Collections, LLC recorded in O.R. Book 6475, page 1022.
4. Taxes for the year 2007-2008 delinquent. The assessed value is \$89,874.00. Tax ID 05-4187-000.

PLEASE NOTE THE FOLLOWING:

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

**OWNERSHIP AND ENCUMBERANCE REPORT
LEGAL DESCRIPTION**

File No.: 7774

April 30, 2010

142S305000010001 - Full Legal Description

E 100 FT OF W 200 FT OF LTS 1 2 BLK 1 PARISH HEIGHTS PB 3 P 71 OR 4155 P 1154 OR 4564 P
683

Southern Guaranty Title Company

4400 Bayou Blvd., Suite 13B

Pensacola, Florida 32503

Telephone: (850) 478-8121

Facsimile: (850) 476-1437

OWNERSHIP AND ENCUMBERANCE REPORT

File No.: 7774

April 30, 2010

Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32569
ATTN: Brian Jackson

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 04-30-90, through 04-30-10, and said search reveals the following:

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

James H. Willis, SR. and Sabrina L. Willis, 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

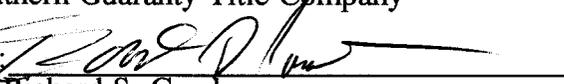
4. Taxes:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

The foregoing report is prepared and furnished for information only, is not intended to constitute or imply any opinion, warranty, guaranty, insurance, or similar assurance as to the status of title, and no determination has been made of the authenticity of any instrument described or referred to herein. The name search for the purposes of determining applicable judgments and liens is limited to the apparent record owner(s) shown herein, No attempt has been made to determine whether the land is subject to liens or assessments which are not shown as existing liens by the public records. The Company's liability hereunder shall not exceed the cost of this Report, or \$1,000.00 whichever is less.

THIS REPORT SHALL NOT BE USED FOR THE ISSUANCE OF TITLE INSURANCE.

Southern Guaranty Title Company

BY: 

Richard S. Combs

April 30, 2010

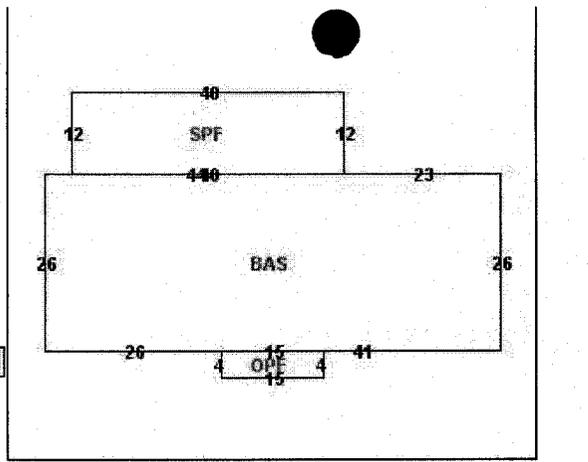
DWELLING UNIT - 00
ROOF FRAMING - GABLE
ROOF COVER - COMPOSITION SHG
INTERIOR WALL - DRYWALL -
 PLASTER
FLOOR COVER -
 HARDWOOD/PARQET
NO. STORIES - 1.00
DECOR/MILLWORK - AVERAGE
HEAT/AIR - CENTRAL H/AC
STRUCTURAL FRAME - WOOD
 FRAME

Areas - 2282 Total SF

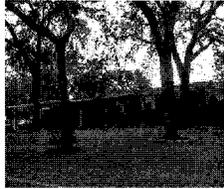
BASE AREA - 1742

OPEN PORCH FIN - 60

SCRN PORCH FIN - 480



Images



01/21/03

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.



Chris Jones

Escambia County Property Appraiser

Real Estate Search | Tangible Property Search | Amendment 1 Calculations

Back

Navigate Mode
 Account
 Reference

Printer Friendly Version

General Information	
Reference:	142S305000010001
Account:	054187000
Owners:	WILLIS JAMES H SR & SABRINA L
Mail:	6117 TONAWANDA DR PENSACOLA, FL 32506
Situs:	6117 TONAWANDA DR
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	Open Tax Inquiry Window
Tax Inquiry link courtesy of Janet Holley, Escambia County Tax Collector	

2009 Certified Roll Assessment	
Improvements:	\$82,320
Land:	\$21,375
Total:	\$103,695
<i>Save Our Homes:</i>	\$89,874

[Disclaimer](#)

Amendment 1 Calculations

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
05/2000	4564	683	\$100	WD	View Instr
07/1997	4155	1154	\$68,500	SC	View Instr
06/1993	3383	840	\$63,500	WD	View Instr
01/1975	929	353	\$27,600	WD	View Instr

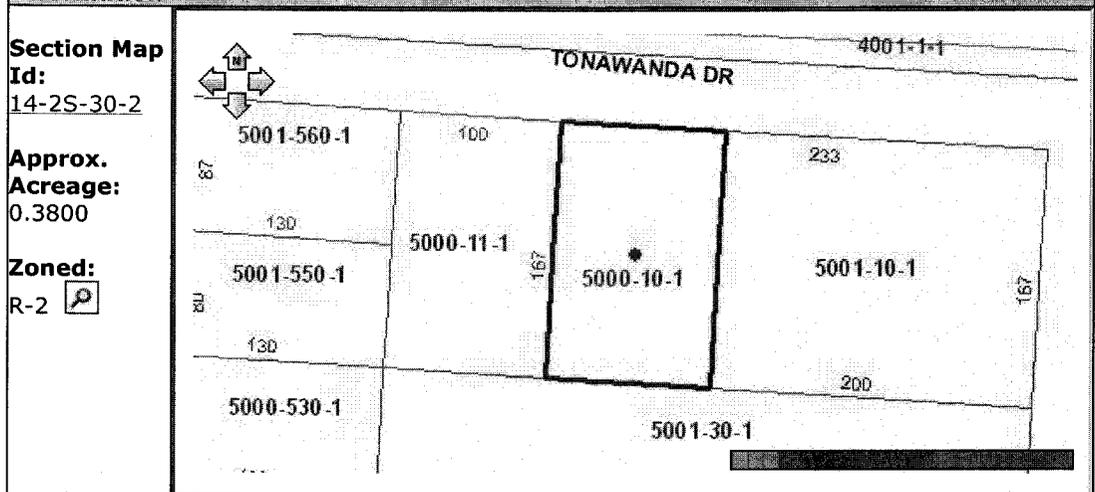
Official Records Inquiry courtesy of Ernie Lee Magaha, Escambia County Clerk of the Court

2009 Certified Roll Exemptions
HOMESTEAD EXEMPTION

Legal Description
E 100 FT OF W 200 FT OF LTS 1 2 BLK 1 PARISH HEIGHTS PB 3 P 71 OR 4155 P 1154...

Extra Features
CARPOR POOL

Parcel Information Restore Map Launch Interactive Map



Buildings	
Building 1 - Address: 6117 TONAWANDA DR, Year Built: 1968, Effective Year: 1968	
Structural Elements	FOUNDATION - WOOD/SUB FLOOR EXTERIOR WALL - BRICK-FACE NO. PLUMBING FIXTURES - 6.00



Print Date:
4/23/2010 11:33:38
AM

ERNIE LEE MAGAHA
Clerk of the Circuit Court
Escambia County, FL
P.O. Box 333
Pensacola, FL 32591
850-595-3930

Transaction #: 790561
Receipt #: 201017958
Cashier Date: 4/23/2010 11:33:40 AM (BROBINSON)

Customer Information	Transaction Information	Payment Summary
(TXD) TAX DEED DIVISION CLERK OF THE CIRCUIT COURT 221 PALAFOX PLACE Pensacola, FL 32502	Date Received: 04/23/2010 Source Code: Over the Counter Q Code: Return Code: Government Trans Type: Recording Agent Ref Num:	Total Fees \$390.00 Total Payments \$390.00

1 Payments	
 CLERK	\$390.00

0 Recorded Items	
------------------	--

0 Search Items	
----------------	--

1 Miscellaneous Items		
 (MISC FEE) MISCELLANEOUS FEES TX CERT 2008 TD 02679		
TAXCR	330	\$330.00
TAXCT	1	\$60.00

**Ernie Lee Magaha,
Clerk of the Circuit Court of Escambia County Florida**

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1143791	Receipt Date	04/23/2010

Case Number **2008 TD 002679**

Description **WACHOVIA AS TRUSTEE FOR PLYMOUTH PARK TAX SERVICE VS**

Action **TAX DEED APPLICATION**

Judge

Received From **WACHOVIA**

On Behalf Of **WACHOVIA AS TRUSTEE FOR PLYMOUTH PARK TAX
SERVICE**

Total Received	390.00
Net Received	390.00
Change	0.00

Receipt Payments	Amount	Reference Description
Cash	390.00	ONC#790561

Receipt Applications	Amount
Holding	330.00
Service Charge	60.00

Disbursement Accounts	Amount
DEPOSITS - TAX DEEDS	330.00
TAX DEED CERTIFICATE CLERKS FEE	60.00

Deputy Clerk: bbr Transaction Date 04/23/2010 16:00:40

Comments

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**TARPON IV, LLC
PO BOX 100736
ATLANTA, Georgia, 30384-0736**

holder of the following tax sale certificate hereby surrender same to the Tax Collector and make tax deed application thereon:

Certificate No.	Parcel ID Number	Date	Legal Description
2132	05-4187-000	06/01/2007	14-2S3-050 E 100 FT OF W 200 FT OF LTS 1 2 BLK 1 PARISH HEIGHTS PB 3 P 71 OR 4155 P 1154 OR 4564 P 683

2008 TAX ROLL

WILLIS JAMES H SR & SABRINA L
6117 TONAWANDA DR
PENSACOLA FL, Florida 32506

SUBJECT TO 2009 TAXES

Special Assessments appear on this property Yes No?

I agree to pay all delinquent taxes, redeem all outstanding certificates not in my possession, pay any omitted taxes, and pay current taxes, if due, covering the land, and pay any interest earned (a) on tax certificates not in my possession, (b) on omitted taxes or (c) on delinquent taxes. I also agree to pay all Tax Collector's fees, ownership and encumbrance reports costs, Clerk of the Court costs, charges and fees and Sheriff's costs, if applicable. Attached is the above-mentioned tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

GulfGroup2007 (ani goldenberg)

Applicant's Signature

04/27/2009

Date

TAX COLLECTOR'S CERTIFICATION

This is to certify that the holder listed below of Tax Sale Certificate Number 2008/ 2679.000, Issued the 30th day of May, 2008, and which encumbers the following described property in the county of Escambia County Tax Collector State of Florida, to-wit:

05-4187-000

Cert Holder WACHOVIA AS CUST/TTEE FOR
PLYMOUTH PARK TAX SERVICES LLC
PO BOX 2288
MORRISTOWN NJ 07962-2288

Property Owner WILLIS JAMES H SR & SABRINA L
6117 TONAWANDA DR
PENSACOLA FL, 32506

E 100 FT OF W 200 FT OF LTS
1 2 BLK 1
PARISH HEIGHTS PB 3 P 71
OR 4155 P 1154
OR 4564 P 683

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.

Certificates owned by Applicant and Filed in Connection With This Application:

Certificate	Date of Sale	Face Amount	T/C Fee	Interest	Total
2008/ 2679.000	05/30/2008	1,234.12	0.00	148.09	1,382.21
2009/ 3492.000	06/01/2009	1,015.69	0.00	135.00	1,150.69

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or included (County)	2,532.90
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	
3. Total of Current Taxes Paid by Tax Deed Applicant (2009)	957.90
4. Ownership and Encumbrance Report Fee	150.00
5. Total Tax Deed Application Fee	75.00
6. Total Certified By Tax Collector To Clerk of Court	3,715.80
7. Clerk of Court Statutory Fee	
8. Clerk of Court Certified Mail Charge	
9. Clerk of Court Advertising Charge	
10. Sheriff's Fee	
11. _____	
12. Total of Lines 6 thru 11	
13. Interest Computed by Clerk of Court Per Florida Statutes{ % }	
14. One-half of the assessed value of homestead property, if applicable pursuant to section 197.502, F.S.	44,937.00
15. Total of Lines 12 thru 14 (Statutory Opening Bid)	
16. Redemption Fee	
17. Total Amount to Redeem	6.25

* Done this the 14th day of April, 2010

Date of Sale: July 12, 2010 TAX COLLECTOR OF Escambia County Tax Collector County

By Brian Johnson

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

ERNIE LEE MAGAHA
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
 FAMILY LAW
 JURY ASSEMBLY
 JUVENILE
 MENTAL HEALTH
 MIS
 OPERATIONAL SERVICES
 PROBATE
 TRAFFIC



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

Case # 2008 TD 002679
Redeemed Date 05/06/2010

Name SABINA WILLIS 2123 N T ST PENSACOLA FL 32505

<input type="checkbox"/> Clerk's Total = TAXDEED	\$407.55
<input type="checkbox"/> Due Tax Collector = TAXDEED	\$3,895.51
<input type="checkbox"/> Postage = TD2	\$60.00
<input type="checkbox"/> ResearcherCopies = TD6	\$40.00

Apply Docket Codes

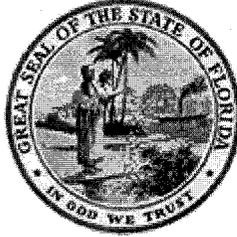
• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
05/30/2008	TD1	TAX DEED APPLICATION Receipt: 1143791 Date: 04/23/2010	60.00	0.00	
05/30/2008	TAXDEED	TAX DEED CERTIFICATES Receipt: 1143791 Date: 04/23/2010	330.00	0.00	

FINANCIAL SUMMARY

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	\$60.00	\$60.00	\$0.00	\$0.00
2	Holding	\$330.00	\$330.00	\$0.00	\$0.00
	TOTAL	\$390.00	\$390.00	\$0.00	\$0.00

ERNIE LEE MAGAHA
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
 FAMILY LAW
 JURY ASSEMBLY
 JUVENILE
 MENTAL HEALTH
 MIS
 OPERATIONAL SERVICES
 PROBATE
 TRAFFIC



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

Case # 2008 TD 002679

Redeemed Date 05/06/2010

Name SABINA WILLIS 2123 N T ST PENSACOLA FL 32505

<input type="checkbox"/> Clerk's Total = TAXDEED	\$407.55
<input type="checkbox"/> Due Tax Collector = TAXDEED	\$3,895.51
<input type="checkbox"/> Postage = TD2	\$60.00
<input type="checkbox"/> ResearcherCopies = TD6	\$40.00

Apply Docket Codes

• For Office Use Only

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FINANCIAL SUMMARY					
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ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
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TRAFFIC



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

ERNIE LEE MAGAHA, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 054187000 Certificate Number: 002679 of 2008

Payor: SABINA WILLIS 2123 N T ST PENSACOLA FL 32505 Date 05/06/2010

Clerk's Check #	1	Clerk's Total	\$407.55
Tax Collector Check #	1	Tax Collector's Total	\$3,895.51
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	\$4,403.06

ERNIE LEE MAGAHA
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>

**Ernie Lee Magaha,
Clerk of the Circuit Court of Escambia County Florida**

Receipt Type **Case** Outstanding Amount **0.00**
Receipt Number **1148606** Receipt Date **05/06/2010**

Case Number **2008 TD 002679**

Description **WACHOVIA AS TRUSTEE FOR PLYMOUTH PARK TAX SERVICE VS**

Action **TAX DEED REDEMPTION**

Judge

Received From **SABRINA WILLIS**

On Behalf Of **WACHOVIA AS TRUSTEE FOR PLYMOUTH PARK TAX
SERVICE**

Total Received	4,403.06
Net Received	4,403.06
Change	0.00

Receipt Payments	Amount	Reference Description
Cash	4,403.06	CASH

Receipt Applications	Amount
Holding	4,403.06

Deputy Clerk: mavila Transaction Date 05/06/2010 15:41:30

Comments



ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
Account: 05418700 Certificate Number: 002679 of 2008

Redemption Yes
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="07/12/2010"/>	Redemption Date <input type="text" value="05/06/2010"/>
Months	3	1
Tax Collector	<input type="text" value="\$3,715.80"/>	<input type="text" value="\$3,715.80"/>
Tax Collector Interest	\$167.21	\$55.74
Tax Collector Fee	<input type="text" value="\$12.50"/>	<input type="text" value="\$12.50"/>
Total Tax Collector	\$3,895.51	\$3,784.04
Clerk Fee	<input type="text" value="\$60.00"/>	<input type="text" value="\$60.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$210.00"/>	<input type="text" value="\$210.00"/>
App. Fee Interest	\$17.55	\$5.85
Total Clerk	\$407.55	\$395.85
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$40.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$4,403.06	\$4,179.89
	Repayment Overpayment Refund Amount	\$223.17 + 120 + 210 = 553.17

Notes

Maryline Avila

From: "Maryline Avila" <mavila@escambiaclerk.com>
To: "Dana Moye" <dmoye@escambiaclerk.com>
Cc: "Carolyn Holland" <cholland@escambiaclerk.com>; "Brenda Robinson" <brobenson@escambiaclerk.com>
Sent: Thursday, May 06, 2010 3:47 PM
Subject: Check Request Tax Cert 2008 TD 02679

2008 TD 02679

Please issue checks:

Janet Holley Tax Collector
\$3,784.04(taxes due)

Wachovia As Cust/TTEE for Plymouth Park Tax Services
PO BOX 2288
Morristown NJ 07962-2288
\$395.85(\$390.00 app fees, \$5.85 interest)

Sabrina Willis
2123 N "T" St
Pensacola FL 32505
\$553.17(refund overpayment)

Maryline Avila
Escambia County
Clerk of Circuit Court
Tax Deeds Division
(850) 595-3793
(850) 595-4827
mavila@escambiaclerk.com

ERNE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER
P.O. BOX 333
PENSACOLA, FL 32591-0333
(850) 595-4140
REGISTRY ACCOUNT

Bank of America

PENSACOLA, FLORIDA

63-27
631

9000012281

VOID AFTER 6 MONTHS

PAY *ONE THOUSAND SIX HUNDRED FIFTY TWO AND 42/100

WACHOVIA AS CUST/TR FOR PLYMOUTH PARK TAX SERVICES

TO THE ORDER OF WACHOVIA AS CUST/TR FOR PLYMOUTH PARK TAX S

DATE AMOUNT

05/11/2010 1,652.42

Ernie Lee Magaha

ERNE LEE MAGAHA, CLERK OF THE COURT



⑈9000012281⑈ ⑆063100277⑆ 898033991356⑈

ERNE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000012281

Date	Case Number	Description	Amount
05/11/2010	2008 TD 002679	PAYMENT TAX DEEDS	395.85
05/11/2010	2008 TD 001676	PAYMENT TAX DEEDS	464.87
05/11/2010	2008 TD 008994	PAYMENT TAX DEEDS	395.85
05/11/2010	2008 TD 008197	PAYMENT TAX DEEDS	395.85

9000012281

Check: 9000012281 05/11/2010 WACHOVIA AS CUST/TR FOR PLYMOUTH PARK TAX SERVICES Check Amount: 1,652.42

ERNE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER
P.O. BOX 333
PENSACOLA, FL 32591-0333
(850) 595-4140
REGISTRY ACCOUNT

Bank of America
PENSACOLA, FLORIDA
VOID AFTER 6 MONTHS

63-27
631

9000012278

PAY

*FIVE HUNDRED FIFTY THREE AND 17/100

SABRINA WILLIS

TO THE ORDER OF
SABRINA WILLIS
2123 N "T" STREET
PENSACOLA, FL 32505

DATE
05/11/2010
AMOUNT
553.17

Ernie Lee Magaha

ERNE LEE MAGAHA, CLERK OF THE COURT



⑈9000012278⑈ ⑆063100277⑆ 898033991356⑈

ERNE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000012278

Date	Case Number	Description	Amount
05/11/2010	2008 TD 002679	PAYMENT TAX DEEDS	553.17

9000012278

Check: 9000012278 05/11/2010 SABRINA WILLIS

Check Amount: 553.17

THE REVERSE SIDE OF THIS DOCUMENT INCLUDES MICROPRINTED ENDORSEMENT LINES AND ARTIFICIAL WATERMARK - HOLD AT AN ANGLE TO VIEW

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER
P.O. BOX 333
PENSACOLA, FL 32591-0333
(850) 595-4140
REGISTRY ACCOUNT

Bank of America
PENSACOLA, FLORIDA
VOID AFTER 6 MONTHS

9000012270

63-27
631

PAY *FORTY EIGHT THOUSAND THREE HUNDRED SIXTY SEVEN AND 39/100

JANET HOLLEY TAX COLLECTOR

TO THE ORDER OF JANET HOLLEY TAX COLLECTOR
213 PALAFOX PLACE
PENSACOLA, FL 32502

DATE AMOUNT
05/11/2010 48,367.39

Ernie Lee Magaha

ERNIE LEE MAGAHA, CLERK OF THE COURT



⑈9000012270⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000012270

Date	Case Number	Description	Amount
05/11/2010	2008 TD 000839	PAYMENT TAX DEEDS	5,806.12
05/11/2010	2008 TD 008994	PAYMENT TAX DEEDS	12,842.74
05/11/2010	2008 TD 008197	PAYMENT TAX DEEDS	17,439.56
05/11/2010	2008 TD 001676	PAYMENT TAX DEEDS	8,494.93
05/11/2010	2008 TD 002679	PAYMENT TAX DEEDS	3,784.04

9000012270

Check: 9000012270 05/11/2010 JANET HOLLEY TAX COLLECTOR Check Amount: 48,367.39

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW
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JUVENILE
MENTAL HEALTH
PROBATE
TRAFFIC



COUNTY OF ESCAMBIA
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CLERK OF THE CIRCUIT COURT

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JUVENILE DIVISION
CENTURY

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS

OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

5/11/2010

WACHOVIA AS CUST/TR FOR PLYMOUTH PARK TAX SERVICES
PO BOX 2288
MORRISTOWN NJ 07962-2288

Dear Certificate Holder:

Our records indicate that you made application for a tax deed to be issued on the following properties represented by the numbered certificate below. These properties were redeemed prior to our scheduled sale date. Your application fees are now refundable in the amount shown below.

Tax Cert. #	Account #	Sale	Appl. Fees	Interest	Total
08994/2008	15-2350-000	8/02/2010	390.00	5.85	395.85
01676/2008	04-0415-760	7/12/2010	458.00	6.87	464.87
02679/2008	05-4187-000	7/12/2010	390.00	5.85	395.85
08197/2008	13-2572-110	8/02/2010	390.00	5.85	395.85
05916/2008	10-3440-000	8/02/2010	390.00	5.85	395.85

TOTAL \$2,048.27

Enclosure

Very truly yours,
ERNIE LEE MAGAHA
Clerk of the Circuit Court

By:
Maryline Avila, Tax Deeds Division

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT



BRANCH OFFICES
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JUVENILE DIVISION

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**COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT**

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Case: 2008 TD 002679



00062619088

Dkt: TD80 Pg#:

28

Original Documents Follow

Maryline Avila

From: "Maryline Avila" <mavila@escambiaclerk.com>
To: "Dana Moye" <dmoye@escambiaclerk.com>
Cc: "Carolyn Holland" <cholland@escambiaclerk.com>; "Brenda Robinson" <brobins@escambiaclerk.com>
Sent: Thursday, May 06, 2010 3:47 PM
Subject: Check Request Tax Cert 2008 TD 02679

2008 TD 02679

Please issue checks:

Janet Holley Tax Collector
\$3,784.04(taxes due)

10-225

Wachovia As Cust/TTEE for Plymouth Park Tax Services
PO BOX 2288
Morristown NJ 07962-2288
\$395.85(\$390.00 app fees, \$5.85 interest)

Sabrina Willis
2123 N "T" St
Pensacola FL 32505
\$553.17(refund overpayment)

Maryline Avila
Escambia County
Clerk of Circuit Court
Tax Deeds Division
(850) 595-3793
(850) 595-4827
mavila@escambiaclerk.com

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT



BRANCH OFFICES
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**COUNTY OF ESCAMBIA
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Case: 2008 TD 002679



00093373227

Dkt: TD80 Pg#:

2

Original Documents Follow