

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**BLACKWELL EDDIE J & MARY J TRUSTEE
BLACKWELL LIVIN
723 OVERBROOK DRIVE
FT WALTON BEACH, Florida, 32547**

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
3100	06-2061-500	05/30/2008	17-2S3-015 LTS 19 AND 20 BLK 20 BRITTON PLACE PLAT DB 154 P 521 OR 1106 P 906

2009 TAX ROLL

**EADY JAMES C & MARGARET
1224 ELLIOTT ST
PENSACOLA, Florida 32534**

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.

ejbgator (EDDIE BLACKWELL)

Applicant's Signature

04/28/2010

Date

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Apr 28, 2010 / 2218

This is to certify that the holder listed below of Tax Sale Certificate Number **2008 / 3100**, issued the **30th** day of **May, 2008**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number: 06-2061-500**

Certificate Holder:

BLACKWELL EDDIE J & MARY J TRUSTEE BLACKWELL LIVIN
723 OVERBROOK DRIVE
FT WALTON BEACH, FLORIDA 32547

Property Owner:

EADY JAMES C & MARGARET
1224 ELLIOTT ST
PENSACOLA, FLORIDA 32534

Legal Description: 17-2S3-015

LTS 19 AND 20 BLK 20 BRITTON PLACE PLAT DB 154 P 521 OR 1106 P 906

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 TAX DEED APPLICATION:

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
2009	3990	06/01/09	\$223.00	\$0.00	\$26.76	\$249.76
2008	3100	05/30/08	\$231.65	\$0.00	\$69.50	\$301.15

CERTIFICATES REDEEMED BY APPLICANT OR INCLUDED (COUNTY) IN CONNECTION WITH THIS APPLICATION:

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
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1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County)
2. Total of Delinquent Taxes Paid by Tax Deed Application
3. Total of Current Taxes Paid by Tax Deed Applicant (2009)
4. Ownership and Encumbrance Report Fee
5. Tax Deed Application Fee
6. Total Certified by Tax Collector to Clerk of Court
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.
15. Statutory (Opening) Bid; Total of Lines 12 thru 14
16. Redemption Fee
17. Total Amount to Redeem

\$550.91
\$0.00
\$1,001.73
\$150.00
\$75.00
\$1,777.64
\$1,777.64
\$6.25

*Done this 28th day of April, 2010

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Candice Lewis

Date of Sale: November 1, 2010

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

ERNIE LEE MAGAHA
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

ARCHIVES AND RECORDS
CHILD SUPPORT
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

IMAGING COVER PAGE

This cover page is not a part of the original documents but is necessary to avoid obscuring any information on the original documents.

Case: 2008 TD 003100



00055999859

Dkt: TD83 Pg#:

3

Original Documents Follow

In Witness Whereof, this Mortgage has been duly executed by Grantor the day and year first above written.

Witness (as to all signers):

R. Brigg Braxson
Witness Signature
R. BRIGG BRAXSON
Type or Print Name

Crystal Lora
Witness Signature
CRYSTAL LORA
Type or Print Name

James C. Eady
Grantor Signature
JAMES CHARLES EADY
Type or Print Name
1224 ELLIOTT ST
Post Office Address
PENSACOLA FL 32534-0000

Margaret M. Eady
Grantor Signature
MARGARET EADY
Type or Print Name
1224 ELLIOTT ST
Post Office Address
PENSACOLA FL 32534-0000

Grantor Signature

Type or Print Name

Post Office Address

Grantor Signature

Type or Print Name

Post Office Address

4480
2559
3300
10839

PAY TO THE ORDER OF

OR BK 4519 PG0105
Escambia County, Florida
INSTRUMENT 00-702584

WITNESS
BANK OF AMERICA, N.A.

MTG DOC STAMPS PD @ ESC CO \$ 44.80
02/01/00 ERNIE LEE MAGNAN, CLERK
By: *[Signature]*

INTANGIBLE TAX PD @ ESC CO \$ 25.59
02/01/00 ERNIE LEE MAGNAN, CLERK
By: *[Signature]*

BY

[Signature]
SR. VICE PRESIDENT

NationsBank

00000068211005541999

BANK OF AMERICA, N.A.

Mortgage

This Instrument prepared by and when recorded mail to:

CHRISTINE COMPTON

BANK OF AMERICA/CONSUMER LOAN PROCESSING
P. O. BOX 31590

TAMPA, FL 33633-0754

NATIONSBANK

P.O. BOX 31590

TAMPA, FL 33633-0754

This space is for Recorder's use only.

This Mortgage is made this 19 day of JANUARY 2000, between
JAMES CHARLES EADY AND MARGARET EADY, MARRIED TO EACH OTHER

whose address is 1224 ELLIOTT ST

PENSACOLA

FL 32534-0000

(jointly and severally if more than one, "Grantor"), and BANK OF AMERICA, N.A.
P.O. BOX 26041

whose address is GREENSBORO, NC 27420-0000

("NationsBank").

Witnesseth: That Whereas, JAMES CHARLES EADY

(jointly and severally if more than one, "Borrower") is justly indebted to NationsBank according to the terms of a certain promissory note given by Borrower to NationsBank dated JANUARY 19 2000, in the amount of TWELVE THOUSAND SEVEN HUNDRED NINETY THREE DOLLARS AND 44 CENTS Dollars (\$ 12,793.44) with final payment being due on JANUARY 22 2015 unless renewed, modified, extended or consolidated (the "Note"); and

Whereas, this Mortgage is given to secure to NationsBank (a) the repayment of the debt evidenced by the Note, and all renewals, extensions, modifications, replacements and consolidations of the Note; (b) the payment of all other sums, with interest, advanced under the terms of this Mortgage; (c) the performance of Grantor's covenants and agreements under this Mortgage and any other agreements executed by Grantor at NationsBank's request pertaining to the debt evidenced by the Note (together, the "Loan Documents"); and (d) all future amounts, including future advances, NationsBank in its discretion may loan to Borrower. Such future advances, together with interest thereon, are secured by this Mortgage. The total indebtedness secured by this Mortgage, collectively referred to herein as the "Secured Indebtedness", may decrease or increase from time to time, but the maximum principal indebtedness outstanding under the Note at any one time shall not exceed \$ 12,793.44, plus interest, plus amounts expended or advanced by NationsBank for the payment of taxes, levies or insurance on the property described herein and for maintenance, repair, protection and preservation of the property and interest on such amounts. Specifically, without limitation, this Mortgage also secures all future amounts NationsBank in its discretion may loan to Borrower within twenty (20) years of the date of this Mortgage, together with all interest thereon; however, in no event shall such future advances (excluding interest) exceed in the aggregate \$ 25,586.88.

Now Therefore, in consideration of the premises and of the sum hereinabove set forth, Grantor mortgages to NationsBank all of Grantor's right, title and interest in the following property, to wit:

**LOT 18, 19, AND 20, BLOCK 20, BRITTONPLACE, A SUBDIVISION OF A PORTION OF SECTION 17, TOWNSHIP 2 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA.
THIS IS NOT THE HOMESTEAD PROPERTY OF THE GRANTOR HEREIN.**

which has the address of 2412 N "Q" ST
PENSACOLA

FL 32501-0000

("Property Address");

This Instrument Was Prepared
By And Is To Be Returned To:
LINDA HYDE,
Emerald Coast Utilities Authority
9255 Sturdevant Street
Pensacola, Florida 32514-0311



NOTICE OF LIEN

STATE OF FLORIDA COUNTY OF ESCAMBIA

Notice is hereby given that the EMERALD COAST UTILITIES AUTHORITY has a lien against the following described real property situated in Escambia County, Florida, for water, wastewater and/or sanitation service provided to the following customer:

LTS 19 AND 20 BLK 20 BRITTON PLACE PLAT DB 154 P 521 OR 1106 P 906

Customer: JAMES CHARLES EADY

Account Number: 3684-7107

Amount of Lien: \$ 62.54, together with additional unpaid utility service charges, if any, which may accrue subsequent to the date of this notice and simple interest on unpaid charges at 18 percent per annum, or at such lesser rate as may be allowed by law.

This lien is imposed in accordance with Section 159.17, Florida Statutes, Chapter 92-248, Laws of Florida, as amended and Emerald Coast Utilities Authority Resolution 87-10, as amended.

Provided however, that if the above-named customer has conveyed said property by means of deed recorded in the public records of Escambia County, Florida, prior to the recording of this instrument, or if the interest of the above-named customer is foreclosed by a proceeding in which notice of lis pendens has been filed prior to the recording of this instrument, this lien shall be void and of no effect.

Dated: 012610

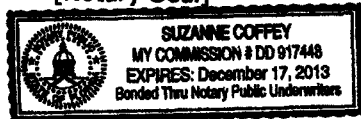
EMERALD COAST UTILITIES AUTHORITY

BY: Linda Hyde

STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 26th day of January, 20 10, by LINDA HYDE of the Emerald Coast Utilities Authority, who is personally known to me and who did not take an oath.

[Notary Seal]



Suzanne Coffey
Notary Public - State of Florida

10228152

SCHEDULE A

KNOWN AS: 2412 N Q ST

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

LOT(S) 19-20, BLOCK 20 OF BRITTON PLACE AS RECORDED IN PLAT BOOK 154, PAGE 521, ET SEQ., OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

SUBJECT TO RESTRICTIONS, RESERVATIONS, EASEMENTS, COVENANTS, OIL, GAS OR MINERAL RIGHTS OF RECORD, IF ANY.

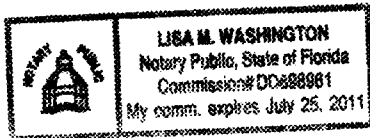
[Space Below This Line For Acknowledgment]

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 1 day of February 2008
by JAMES C EADY, MARGARET EADY

who is personally known to me or who has produced FL Driver License
as identification. (Type of Identification)



(Seal)

Lisa M Washington
Signature

Lisa M Washington
Name of Notary

Notary
Title

Serial Number, if any

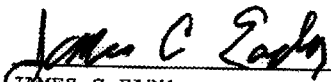
JAMES C EADY/995080181316150
FLORIDA HOME EQUITY LINE OF CREDIT MORTGAGE
FLHESISF.BOA 11/21/06

Page 4 of 4


DocMagic 800-549-1302
www.docmagic.com

**MORTGAGEE REQUESTS NOTICE OF ANY ADVERSE ACTION
THAT A PRIORITY LIEN HOLDER TAKES WITH REGARD TO
THE PROPERTY, INCLUDING DEFAULT AND FORECLOSURE**

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in (i) this Home Equity Line of Credit Short Form Mortgage and in any Rider executed by Borrower and recorded with it; and (ii) the Home Equity Line of Credit Agreement Master Form Mortgage, which was previously recorded and a copy of which has been given to Borrower.



JAMES C EADY (Seal)
-Borrower
1224 ELLIOTT ST, PENSACOLA,
FLORIDA 32534-3511



MARGARET EADY (Seal)
-Borrower
1224 ELLIOTT ST, PENSACOLA,
FLORIDA 32534-3511

(Seal)
-Borrower

(Seal)
-Borrower

(Seal)
-Borrower

(Seal)
-Borrower

Witness:



Lisa M Washington

Witness:



Warren L. Hanna

JAMES C EADY/995080181316150
FLORIDA HOME EQUITY LINE OF CREDIT MORTGAGE
FLHESISF.BOA 11/21/06

Page 3 of 4

DocMagic eSignature 800-649-1362
www.docmagic.com

TRANSFER OF RIGHTS IN THE PROPERTY

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Agreement; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Agreement. For this purpose, Borrower does hereby mortgage, grant and convey to Lender, the following described property located in the

COUNTY

of

ESCAMBIA

[Type of Recording Jurisdiction]

[Name of Recording Jurisdiction]

SCHEDULE A ATTACHED HERETO AND MADE A PART OF.

which currently has the address of 2412 NORTH Q ST.

[Street]

PENSACOLA

FLORIDA

32534

("Property Address"):

[City]

[State]

[Zip Code]

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

INCORPORATION OF TERMS AND CONDITIONS OF MASTER FORM MORTGAGE

By the execution and delivery of this Security Instrument, Borrower agrees that all definitions, covenants, and provisions contained in the Home Equity Line of Credit Master Form Mortgage ("Master Form"), inclusive, a copy of which has been provided to Borrower by Lender, are hereby incorporated into, and shall govern, this Security Instrument. The Master Form is recorded in ESCAMBIA County in O.R. Book 5898 at Page 1462 or Instrument Number of the County Recorder of that County on MAY 5, 2006 of the Official Records

JAMES C EADY/995080181316150

FLORIDA HOME EQUITY LINE OF CREDIT MORTGAGE
FLHESISF.BOA 11/21/06

Page 2 of 4

DocMagic Corporation 800-648-1302
www.docmagic.com

This Instrument Prepared By: Tammie Trivett
Bank of America, NA
100 North Tryon Street
Charlotte NC 28255



EADY, JAMES C

Loan Number: 68218014254799

Record and Return To:
Fiserv Lending Solutions
P.O. BOX 2590
Chicago, IL 60690

(Space Above This Line For Recording Data)

HOME EQUITY LINE OF CREDIT SHORT FORM MORTGAGE RECORDED PURSUANT TO FLORIDA STATUTE 695.02

DEFINITIONS

(A) "Security Instrument" means this document, which is dated FEBRUARY 1, 2008, together with all Riders to this document.

(B) "Borrower" is JAMES C EADY, MARGARET EADY

the party or parties who have signed this Security Instrument.

Borrower is the Mortgagor under this Security Instrument.

(C) "Lender" is Bank of America, NA

Lender is a National Banking Association organized
and existing under the laws of THE UNITED STATES OF AMERICA
Lender's address is 100 North Tryon Street, Charlotte, North Carolina
28255

Lender is the Mortgagee under this Security Instrument.

(D) "Agreement" means the Home Equity Line of Credit Agreement signed by the Borrowers and dated
FEBRUARY 1, 2008

(E) "Credit Limit" means the maximum aggregate amount of principal that may be secured by this Security
Instrument at any one time. The Credit Limit is \$ 26,500.00. Except to the extent
prohibited by Applicable Law, the Credit Limit does not apply to interest, Finance Charges, and other fees and
charges validly incurred by Borrower under the Agreement and this Security Instrument. The Credit Limit also does
not apply to other advances made under the terms of this Security Instrument to protect Lender's security and to
perform any of the covenants contained in this Security Instrument.

(F) "Maturity Date" is the date on which the entire Account Balance under the Agreement is due. The entire
Account Balance on your Account, as defined in the Agreement and the Master Home Equity Line of Credit
Mortgage, is due on FEBRUARY 1, 2033

JAMES C EADY/995080181316150

FLORIDA HOME EQUITY LINE OF CREDIT MORTGAGE
FLHESIF.BOA 11/21/06

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40.0
State of Florida
Escambia County

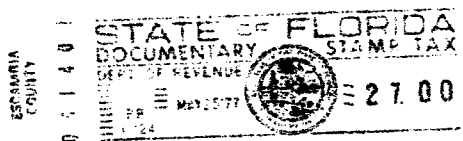
WARRANTY DEED

Know All Men by These Presents: That R. L. Taylor and Lutavia Taylor, husband and wife

for and in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations-----DOLLARS
the receipt whereof is hereby acknowledged, to bargain, sell, convey and grant unto James Charles Eady and Margaret Eady, husband and wife

their heirs, executors, administrators and assigns, forever, the following described real property, situate, lying and being in the ----- County of Escambia State of Florida to-wit:

Lot 18, 19 and 20, Block 20, Britton Place, a subdivision of a portion of Section 17, Township 2 South, Range 30 West, Escambia County, Florida, according to plat recorded in Deed Book 154, at Page 521 of the public records of said County.



MAY 24 10 46 AM '77
NOTARY PUBLIC
J. L. TAYLOR
ESCAMBIA COUNTY

807389

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

And we covenant that we are well seized of an indefeasible estate in fee simple in the said property, and have a good right to convey the same, that it is free of lien or encumbrance, and that our heirs, executors and administrators, the said grantees, even their administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same shall and will forever warrant and defend.

IN WITNESS WHEREOF we have hereunto set our hands and seals this 23rd day of May A.D. 1977

Signed, sealed and delivered in the presence of

[Handwritten signatures]

[Handwritten signature]

(SEAL)

(SEAL)

(SEAL)

State of Florida
Escambia County

Before the subscriber personally appeared

his wife, known to me, and known to me to be the individualS described by said nameS in and who executed the foregoing instrument as I acknowledge that they executed the same for the uses and purposes therein set forth

Gave to me for my hand and official seal this 23rd day of May 1977

Notary Public

My commission expires

MAY 1978

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

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 11-01-10

TAX ACCOUNT NO.: 06-2061-500

CERTIFICATE NO.: 2008-3100

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, ^{221 Palafox Place} 190 Governmental Center, 32501

 X Homestead for tax year.

James C. Eady
Margaret Eady
1224 Elliott St.
Pensacola, FL 32534
and
2412 North Q St.
Pensacola, FL 32505

ECUA
9266 Sturdevant St.
Pensacola, FL 32514

Bank of America, N.A.
100 N. Tryon St.
Charlotte, NC 28255
and
P.O. Box 16041
Greensboro, NC 27420
and
P.O. Box 31590
Tampa, FL 33633-0754

Certified and delivered to Escambia County Tax Collector,
this 16th day of July, 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.: 8026

July 15, 2010

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

1. That certain mortgage executed by James C. and Margaret Eady in favor of Bank of America, N.A. dated February 1, 2008 and recorded February 11, 2008 in Official Records Book 6285, page 1458 of the public records of Escambia County, Florida, in the original amount of \$26,500.00.
2. That certain mortgage executed by James C. and Margaret Eady in favor of Bank of America, N.A. dated January 19, 2000 and recorded February 1, 2000 in Official Records Book 4519, page 105 of the public records of Escambia County, Florida, in the original amount of \$12,793.44.
3. MSBU Lien filed by Escambia County recorded in O.R. Book 4316, page 473.
4. Utility Lien filed by ECUA recorded in O.R. Book 6554, page 1327.
5. Taxes for the year 2007-2008 delinquent. The assessed value is \$57,663.00. Tax ID 06-2061-500.

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.: 8026

July 15, 2010

Lots 19 and 20, Block 20, Britton Place, according to the plat thereof recorded in Plat Deed Book 154, Page 521, Public Records of Escambia County, Florida.

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.: 8026

July 15, 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 07-12-90, through 07-12-10, and said search reveals the following:

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

James C. Eady and Margaret Eady, 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

July 15, 2010

ERNIE LEE MAGAHA
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

ARCHIVES AND RECORDS
CHILD SUPPORT
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**

IMAGING COVER PAGE

This cover page is not a part of the original documents but is
necessary to avoid obscuring any information on
the original documents

Case: 2008 TD 003100

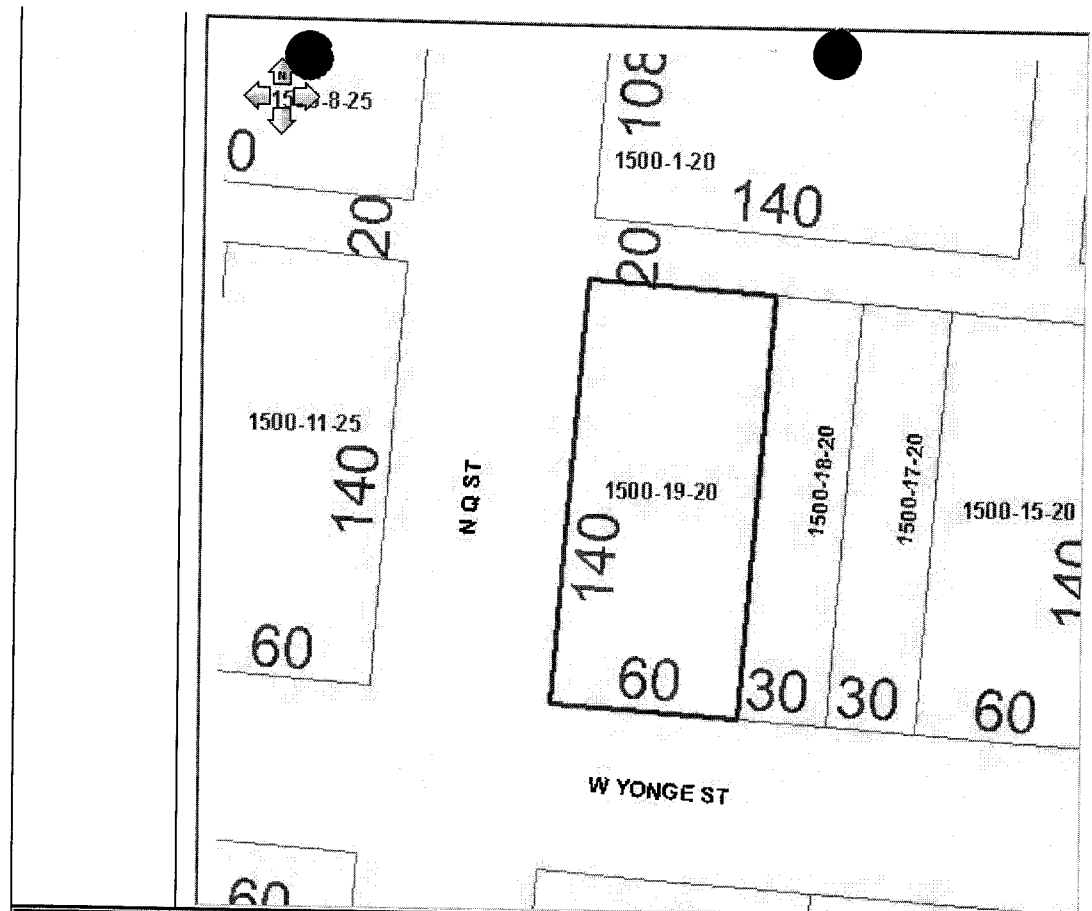


00076843840

Dkt: TD82 Pg#:

14

Original Documents Follow



Buildings

Building 1 - Address: 2412 N Q ST, Year Built: 1945, Effective Year: 2000

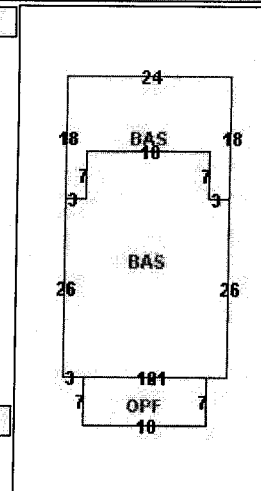
Structural Elements

FOUNDATION-WOOD/SUB FLOOR
EXTERIOR WALL-VINYL SIDING
NO. PLUMBING FIXTURES-6.00
DWELLING UNITS-1.00
ROOF FRAMING-GABL/HIP COMBO
ROOF COVER-COMPOSITION SHG
INTERIOR WALL-DRYWALL-PLASTER
FLOOR COVER-CARPET
NO. STORIES-1.00
FLOOR COVER-VINYL/CORK
DECOR/MILLWORK-AVERAGE
HEAT/AIR-CENTRAL H/AC
STRUCTURAL FRAME-WOOD FRAME

Areas - 1182 Total SF

BASE AREA - 1056

OPEN PORCH FIN - 126



Images



02/06/03

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:	172S301500019020
Account:	062061500
Owners:	EADY JAMES C & MARGARET
Mail:	1224 ELLIOTT ST PENSACOLA, FL 32534
Situs:	2412 N Q ST
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:	\$50,609
Land:	\$7,054
Total:	\$57,663
Save Our Homes:	\$0
Disclaimer	
Amendment 1 Calculations	

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
01/1975	891	547	\$2,000	WD	View Instr
01/1971	553	907	\$2,500	WD	View Instr
01/1967	331	797	\$800	WD	View Instr
01/1905	1106	906	\$9,000	WD	View Instr
Official Records Inquiry courtesy of Ernie Lee Magaha, Escambia County Clerk of the Court					

2009 Certified Roll Exemptions
None
Legal Description
LTS 19 AND 20 BLK 20 BRITTON PLACE PLAT DB 154 P 521 OR 1106 P 906
Extra Features
None

Parcel Information	Restore Map	Get Map Image	Launch Interactive Map
--------------------	-----------------------------	-------------------------------	--

Section Map Id:
17-2S-30-2

Approx. Acreage:
0.2000

Zoned:
R-2

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1150306	Receipt Date	05/11/2010

Case Number **2008 TD 003100**

Description **EDDIE J & MARY J BLACKWELL TRUSTEES VS**

Action **TAX DEED APPLICATION**

Judge

Received From **EDDIE J & MARY J BLACKWELL TRUSTEES**

On Behalf Of **EDDIE J & MARY J BLACKWELL TRUSTEES**

Total Received	390.00
Net Received	390.00
Change	0.00

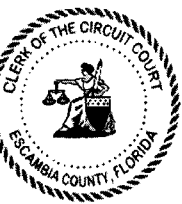
Receipt Payments	Amount	Reference Description
Cash	390.00	ONC TRANS 792424

Receipt Applications	Amount
Holding	330.00
Service Charge	60.00

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

Deputy Clerk: bbr Transaction Date 05/11/2010 14:18:46

Comments




Print Date:
5/11/2010 2:18:04 PM

ERNIE LEE MAGAHA
Clerk of the Circuit Court
Escambia County, FL
P.O. Box 333
Pensacola, FL 32591
50-595-3930


Transaction #: 793924
Receipt #: 201021224
Cashier Date: 5/11/2010 2:18:03 PM (BROBINSON)

Customer Information	Transaction Information	Payment Summary
TXD) TAX DEED DIVISION CLERK OF THE CIRCUIT COURT 21 PALAFOX PLACE Pensacola, FL 32502	DateReceived: 05/11/2010 Source Code: Drop-off Q Code: Return Code: Government Trans Type: Recording Agent Ref Num:	Total Fees \$390.00 Total Payments \$390.00

Payments
 CLERK \$390.00

Recorded Items

Search Items

Miscellaneous Items		
 (MISC FEE) MISCELLANEOUS FEES TX CERT 2008 TD 003100		
TAXCR	330	\$330.00
TAXCT	1	\$60.00

06-2061-500

Deutsche Bank



DB Trust Co. NJ Ltd.

CASHIERS CHECK

2112308727

Date: 08.25.2010

1-103/210

Pay to the
order of: ESCAMBIA COUNTY CLERK OF COURT

Amount

\$2,470.75

The sum of: Two Thousand Four Hundred Seventy 74/100 Dollars

BANK OF AMERICA HOME LOANS

Reference: T873621668MT

Payable at DBTCo Americas New York

Non-Negotiable after 180 days

Authorized Signature

Angie M. Welch

⑈2112308727⑈

⑆021001033⑆

00903162⑈

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1189844	Receipt Date	08/26/2010

Case Number **2008 TD 003100**

Description **EDDIE J & MARY J BLACKWELL TRUSTEES VS**

Action **TAX DEED REDEMPTION**

Judge

Received From **BANK OF AMERICA**

On Behalf Of **EDDIE J & MARY J BLACKWELL TRUSTEES**

Total Received	2,470.74
Net Received	2,470.74
Change	0.00

Receipt Payments	Amount	Reference Description
Check	2,470.74	2001308727

Receipt Applications	Amount
Holding	2,407.74
Service Charge	63.00

Deputy Clerk: mavila Transaction Date 08/26/2010 10:46:24

Comments

S411E-05

MTISCHLE

ENTER/UPDATE TAX DATA

8/25/10

Bank of America Home Loan

12:36:55

ACCT NUMBER: 873621668

ESCROW TYPE: 90

CUSTOMER NAME: JAMES CHARLES EADY

ADDRESS: 2412 N "Q" ST

CITY/STATE: PENSACOLA, FL

ZIP: 32505

STATE CODE: 10

LEGAL DESCRIPTION OF PROPERTY: LOT

BLK

SEC

AMOUNT DUE

2470.74

TAX I.D.#/DESC.

06-2061-500

PAYING 07,08,& 09 TAXES

Tax Authority Name/Address:

33

ESCAMBIA COUNTY TAX COLLECTOR

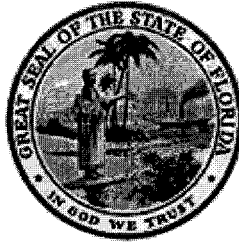
P.O. BOX 1312

PENSACOLA

FL 32591

F12=Previous

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



**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 # 2008 TD 003100
 Redeemed Date 08/26/2010**

Name BANK OF AMERICA 1757 TAPO CANYON RD SIMI VALLEY CA 93063

Clerk's Total = TAXDEED	\$430.95
Due Tax Collector = TAXDEED	\$1,976.79
Postage = TD2	\$54.00
ResearcherCopies = TD6	\$9.00

Apply Docket Codes

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
05/30/2008	TAXDEED	TAX DEED CERTIFICATES Receipt: 1150306 Date: 05/11/2010	330.00	0.00	
05/30/2008	TD1	TAX DEED APPLICATION Receipt: 1150306 Date: 05/11/2010	60.00	0.00	
06/14/2010	TD83	TAX COLLECTOR CERTIFICATION	0.00	0.00	
07/29/2010	TD82	O & E REPORT	0.00	0.00	
08/26/2010	TD2	POSTAGE TAX DEEDS	54.00	54.00	
08/26/2010	TAXDEED	TAXDEED Clerk's Total	430.95	430.95	
08/26/2010	TAXDEED	TAXDEED Due Tax Collector	1,976.79	1,976.79	
08/26/2010	TD6	TITLE RESEARCHER COPY CHARGES	9.00	9.00	

FINANCIAL SUMMARY

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	\$123.00	\$60.00	\$0.00	\$63.00
2	Holding	\$2,737.74	\$330.00	\$0.00	\$2,407.74
	TOTAL	\$2,860.74	\$390.00	\$0.00	\$2,470.74

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



**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

ERNIE LEE MAGAHA, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 062061500 Certificate Number: 003100 of 2008

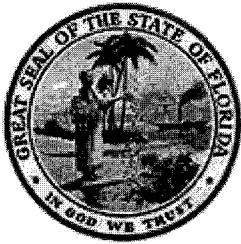
Payor: BANK OF AMERICA 1757 TAPO CANYON RD SIMI VALLEY CA 93063 Date
08/26/2010

Clerk's Check #	2112308727	Clerk's Total	\$430.95
Tax Collector Check #	1	Tax Collector's Total	\$1,976.79
		Postage	\$54.00
		Researcher Copies	\$9.00
		Total Received	\$2,470.74

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
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 062061500 Certificate Number: 003100 of 2008

Redemption ☒ Yes Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="11/01/2010"/>	Redemption Date <input type="text" value="08/26/2010"/>
Months	7	4
Tax Collector	<input type="text" value="\$1,777.64"/>	<input type="text" value="\$1,777.64"/>
Tax Collector Interest	\$186.65	\$106.66
Tax Collector Fee	<input type="text" value="\$12.50"/>	<input type="text" value="\$12.50"/>
Total Tax Collector	\$1,976.79	\$1,896.80
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	\$40.95	\$23.40
Total Clerk	\$430.95	\$413.40
Postage	<input type="text" value="\$54.00"/>	<input type="text" value="\$54.00"/>
Researcher Copies	<input type="text" value="\$9.00"/>	<input type="text" value="\$9.00"/>
Total Redemption Amount	\$2,470.74	\$2,373.20
	Repayment Overpayment Refund Amount	\$97.54 + 120 + 210 = 427.54

ACTUAL SHERIFF \$120.00 COM FEE \$24.50
 08-25-2010 Adrianna from BAC Tax Services called for quote..mva

Notes

Submit

Reset

Print Preview

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

9000012876

63-27
 631

PAY

*FOUR HUNDRED THIRTEEN AND 40/100

EDDIE J & MARY J BLACKWELL TRUSTEES

TO THE ORDER OF EDDIE J & MARY J BLACKWELL TRUSTEES
 C/O M&F BANK
 750 JOHN SIMS PKWY
 NICEVILLE, FL 32578

DATE AMOUNT
 08/31/2010 413.40

Ernie Lee Magaha

ERNIE LEE MAGAHA, CLERK OF THE COURT



⑈9000012876⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000012876

Date	Case Number	Description	Amount
8/31/2010	2008 TD 003100	PAYMENT TAX DEEDS	413.40

9000012876

Check: 9000012876 08/31/2010 EDDIE J & MARY J BLACKWELL TRUSTEES Check Amount: 413.40

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

63-27
 631

9000012867

PAY

*EIGHT HUNDRED FIFTY FIVE AND 98/100

BANK OF AMERICA

TO THE ORDER OF
 BANK OF AMERICA
 1757 TAPO CANYON RD
 SIMI VALLEY, CA 93063

DATE

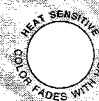
AMOUNT

08/31/2010

855.98

Ernie Lee Magaha

ERNIE LEE MAGAHA, CLERK OF THE COURT



⑈9000012867⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
 CLERK OF THE COURT & COMPTROLLER

9000012867

Date	Case Number	Description	Amount
8/31/2010	2008 TD 003100	PAYMENT TAX DEEDS	427.54
8/31/2010	2008 TD 003811	PAYMENT TAX DEEDS	428.44

9000012867

Check: 9000012867 08/31/2010 BANK OF AMERICA

Check Amount:

855.98

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

63-27
631

9000012886

VOID AFTER 6 MONTHS

PAY *ONE HUNDRED EIGHT THOUSAND FORTY SEVEN AND 43/100
JANET HOLLEY TAX COLLECTOR

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

DATE 08/31/2010 AMOUNT 108,047.43

Ernie Lee Magaha

ERNIE LEE MAGAHA, CLERK OF THE COURT



⑈9000012886⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000012886

Date	Case Number	Description	Amount
8/31/2010	2008 TD 008478	PAYMENT TAX DEEDS	21,968.89
8/31/2010	2008 TD 002471	PAYMENT TAX DEEDS	10,862.68
8/31/2010	2008 TD 003994	PAYMENT TAX DEEDS	2,667.41
8/31/2010	2008 TD 004088	PAYMENT TAX DEEDS	8,208.12
8/31/2010	2008 TD 004907	PAYMENT TAX DEEDS	5,353.32
8/31/2010	2008 TD 008490	PAYMENT TAX DEEDS	4,966.13
8/31/2010	2008 TD 003964	PAYMENT TAX DEEDS	15,436.59
8/31/2010	2008 TD 003100	PAYMENT TAX DEEDS	1,896.80
8/31/2010	2008 TD 002846	PAYMENT TAX DEEDS	5,860.97
8/31/2010	2008 TD 005953	PAYMENT TAX DEEDS	10,290.93

here are additional check details for this check that total:

20,535.58

9000012886

Check: 9000012886 08/31/2010 JANET HOLLEY TAX COLLECTOR

Check Amount: 108,047.43

2008 TD 00400 6,046.98
2008 TD 00061 2,291.98
2008 TD 05886 2,257.71
2008 TD 01407 6,867.82
2008 TD 03811 3,071.10

8-31-10
[Signature]
Magaha

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION

CENTURY

ARCHIVES AND RECORDS
CHILD SUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
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MIS
OPERATIONAL SERVICES
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TRAFFIC

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

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS

OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

IMAGING COVER PAGE

This cover page is not a part of the original documents but is
necessary to avoid obscuring any information on
the original documents

Case: 2008 TD 003100



00054564198

Dkt: TD80 Pg#:

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Original Documents Follow