

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

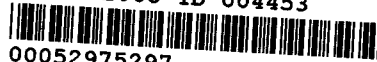
ARCHIVES AND RECORDS  
CHILD SUPPORT  
CIRCUIT CIVIL  
CIRCUIT CRIMINAL  
COUNTY CIVIL  
COUNTY CRIMINAL  
DOMESTIC RELATIONS  
FAMILY LAW  
JURY ASSEMBLY  
JUVENILE  
MENTAL HEALTH  
MIS  
OPERATIONAL SERVICES  
PROBATE  
TRAFFIC

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 004453



00052975297

Dkt: TD83 Pg#:

3

Original Documents Follow

## TAX COLLECTOR'S CERTIFICATION

Application  
Date / Number  
Apr 28, 2010 / 2233

This is to certify that the holder listed below of Tax Sale Certificate Number **2008 / 4453**, 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: 09-0805-646**

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

**Property Owner:**  
CLASSIC HOMEBUILDERS INC  
6833 CEDAR RIDGE DR  
PENSACOLA, FLORIDA 32526

**Legal Description:** 17-1S3-122  
LT 12 BLK C TWIN SPIRES PLANTATION PB 18 P 31/31A OR 4960 P 696 SEC 8/17 T 1S R 31W

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       | 5582               | 06/01/09     | \$676.94 | \$0.00  | \$101.54 | \$778.48 |
| 2008       | 4453               | 05/30/08     | \$745.41 | \$0.00  | \$223.62 | \$969.03 |

**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 |
|------------|--------------------|--------------|----------|---------|----------|-------|
|------------|--------------------|--------------|----------|---------|----------|-------|

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

|            |
|------------|
| \$1,747.51 |
| \$0.00     |
| \$3,131.25 |
| \$150.00   |
| \$75.00    |
| \$5,103.76 |
|            |
|            |
|            |
|            |
|            |
| \$5,103.76 |
|            |
|            |
|            |
|            |
| \$6.25     |
|            |

\*Done this 28th day of April, 2010

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Candice LewisDate of Sale: December 6, 2010

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

## 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:

| <b>Certificate No.</b> | <b>Parcel ID Number</b> | <b>Date</b> | <b>Legal Description</b>   |
|------------------------|-------------------------|-------------|--|
| 4453                   | 09-0805-646             | 05/30/2008  | 17-1S3-122<br>LT 12 BLK C TWIN SPIRES PLANTATION PB 18 P<br>31/31A OR 4960 P 696 SEC 8/17 T 1S R 31W |

**2009 TAX ROLL**

CLASSIC HOMEBUILDERS INC  
6833 CEDAR RIDGE DR  
PENSACOLA , Florida 32526

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

**ERNIE LEE MAGAHA**  
CLERK OF THE CIRCUIT COURT



BRANCH OFFICES  
ARCHIVES AND RECORDS  
JUVENILE DIVISION

CENTURY

ARCHIVES AND RECORDS  
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**COUNTY OF ESCAMBIA  
OFFICE OF THE  
CLERK OF THE CIRCUIT COURT**

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## IMAGING COVER PAGE

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necessary to avoid obscuring any information on  
the original documents

Case: 2008 TD 004453



00041725467

Dkt: TD82 Pg#:

9

**Original Documents Follow**

# 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.: 8113

August 10, 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 08-09-90, through 08-09-10, and said search reveals the following:

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

John C. Ehrmann, III and Christina Ehrmann, 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

August 10, 2010

**OWNERSHIP AND ENCUMBERANCE REPORT  
LEGAL DESCRIPTION**

File No.: 8113

August 10, 2010

Lot 12, Block C, Twin Spires Plantation, according to the plat thereof recorded in Plat Book 18, Page 31 & 31A, Public Records of Escambia County, Florida.

## OWNERSHIP AND ENCUMBERANCE REPORT

### CONTINUATION PAGE

File No.: 8113

August 10, 2010

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

1. That certain mortgage executed by John C. Ehrmann, III and Christina Ehrmann in favor of Primary Residential Mortgage, Inc. dated June 14, 2010 and recorded June 23, 2010 in Official Records Book 6605, page 1214 of the public records of Escambia County, Florida, in the original amount of \$268,476.00.
2. Taxes for the year 2007-2008 delinquent. The assessed value is \$186,171.00. Tax ID 09-0805-646.

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.

# SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsgr@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 12-06-10

TAX ACCOUNT NO.: 09-0805-646

CERTIFICATE NO.: 2008-4453

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        tax year.

John C. Ehrmann, III  
Chritina Ehrmann  
8012 Thoroughbred Rd.  
Pensacola, FL 32326

Classic Homebuilders, Inc. (prior owner)  
8608 Eight Mile Creek Rd.  
Pensacola, FL 32526

Primary Residential Mortgage, Inc.  
4750 W. Wiley Post Way  
Salt Lake City, UT 84116

Certified and delivered to Escambia County Tax Collector,  
this 31st day of August, 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.



This instrument prepared by:

Name: **Jan Gaston an employee of  
Reliable Land Title Corporation**  
Address: **15 West La Rua Street  
Pensacola, Florida 32501**

Return to: **Reliable Land Title Corporation  
FILE NO. 10-04-068PJ**  
Address: **15 West La Rua Street  
Pensacola, Florida 32501**

Property Appraisers Parcel Identification Number(s):  
17-1S-31-2203-120-003  
Sale Price \$259,900.00  
Doc Stmp \$ 1,819.30

SPACE ABOVE THIS LINE FOR RECORDING DATA

**THIS CORPORATE WARRANTY DEED** Made and executed the 14th day of June, 2010  
by **Classic Homebuilders, Inc. a Florida corporation**, and having its principal place of business at 8608  
Eight Mile Creek Road, Pensacola, Florida 32526 hereinafter called the grantor, to **John C. Ehrmann, III and  
Christina Ehrmann, husband and wife** whose post office address is 8012 Thoroughbred Road, Pensacola,  
FL 32526 hereinafter called the grantee:

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

**WITNESSETH:** That the said grantor, for and in consideration of the sum of **\$10.00** and other  
valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell,  
alien, remise, release, convey and confirm unto the grantee all that certain land situate in Escambia County,  
State of Florida, viz:

**Lot 12, Block C, Twin Spires Plantation, according to the plat thereof, recorded in  
Plat Book 18, Page(s) 31 and 31A, of the Public Records of Escambia County, Florida.**

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 it is lawfully seized of said land in fee simple;  
that it has good right and lawful authority to sell and convey said land; that it hereby fully warrants the title to  
said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is  
free of all encumbrances, except taxes accruing subsequent to December 31, 2009. FURTHER SUBJECT TO  
restrictions, reservations, covenants and easements of record, if any, however this reference shall not operate  
to reimpose same.

In Witness Whereof the said grantor has caused these presents to be executed in its name, and its  
corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first  
above written.

Signed, sealed and delivered in the presence of:

Jan Gaston  
Witness : Jan Gaston

Ann Parsons  
Witness : Ann Parsons

Classic Homebuilders, Inc. a Florida corporation

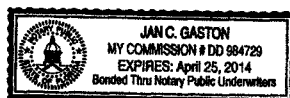
BY: Daniel J. Speranzo  
Daniel J. Speranzo, President

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 17th day of June, 2010 by Daniel J. Speranzo, President  
of Classic Homebuilders, Inc. a Florida corporation on behalf of the corporation. He is personally known to me and  
who did not take an oath.

Jan C. Gaston  
Notary Public  
My Commission Expires:

[seal]



After Recording Return To:  
PRIMARY RESIDENTIAL  
MORTGAGE, INC.  
4750 WEST WILEY POST WAY  
STE. 200  
SALT LAKE CITY, UT 84116  
(801) 596-8707

This Document Prepared By:  
KATRINA JENSEN  
PRIMARY RESIDENTIAL  
MORTGAGE, INC.  
4750 WEST WILEY POST WAY  
STE. 200  
SALT LAKE CITY, UT 84116  
(801) 596-8707

[Space Above This Line For Recording Data]

Return to  
Reliable Land Title Corp  
15 West LaRue Street  
Pensacola, FL 32501  
File No: 12-04-068 PS

#### MORTGAGE

BERMANN  
Loan #: 194400138  
MIN: 100146401944001380  
PIN: 1718312203120003  
Case #: 17-17-6-1478405

**NOTICE: THIS LOAN IS NOT ASSUMABLE  
WITHOUT THE APPROVAL OF THE  
DEPARTMENT OF VETERANS AFFAIRS OR ITS  
AUTHORIZED AGENT.**

#### DEFINITIONS

Words used in multiple sections of this document are defined below and other words are defined in Sections 3, 11, 13, 18, 20 and 21. Certain rules regarding the usage of words used in this document are also provided in Section 16.

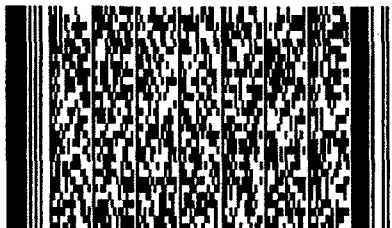
(A) "Security Instrument" means this document, which is dated JUNE 14, 2010, together with all Riders to this document.

FLORIDA -Single Family- Fannie Mae/Freddie Mac UNIFORM INSTRUMENT

317.3

Page 1 of 13

Form 3010 1/01  
Modified for VA



194400138

husband and wife

(B) "Borrower" is JOHN C. EHRMANN, III AND CHRISTINA EHRMANN. Borrower is the mortgagor under this Security Instrument.

(C) "MERS" is Mortgage Electronic Registration Systems, Inc. MERS is a separate corporation that is acting solely as a nominee for Lender and Lender's successors and assigns. MERS is the mortgagee under this Security Instrument. MERS is organized and existing under the laws of Delaware, and has an address and telephone number of P.O. Box 2026, Flint, MI 48501-2026, tel. (888) 679-MERS.

(D) "Lender" is PRIMARY RESIDENTIAL MORTGAGE, INC.. Lender is a NEVADA CORPORATION organized and existing under the laws of NEVADA. Lender's address is 4750 WEST WILEY POST WAY, SALT LAKE CITY, UT 84116.

(E) "Note" means the promissory note signed by Borrower and dated JUNE 14, 2010. The Note states that Borrower owes Lender TWO HUNDRED SIXTY EIGHT THOUSAND FOUR HUNDRED SEVENTY SIX Dollars (U.S. \$268,476.00) plus interest. Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than JULY 1, 2040.

(F) "Property" means the property that is described below under the heading "Transfer of Rights in the Property."

(G) "Loan" means the debt evidenced by the Note, plus interest, any prepayment charges and late charges due under the Note, and all sums due under this Security Instrument, plus interest.

(H) "Riders" means all Riders to this Security Instrument that are executed by Borrower. The following Riders are to be executed by Borrower [check box as applicable]:

- |  |   |   |
|--|---|---|
| <input type="checkbox"/> Adjustable Rate Rider | <input type="checkbox"/> Condominium Rider              | <input type="checkbox"/> Second Home Rider      |
| <input type="checkbox"/> Balloon Rider         | <input type="checkbox"/> Planned Unit Development Rider | <input type="checkbox"/> Biweekly Payment Rider |
| <input type="checkbox"/> 1-4 Family Rider      | <input type="checkbox"/> Other(s) [specify]             |   |
| <input checked="" type="checkbox"/> VA Rider   |   |   |

(I) "Applicable Law" means all controlling applicable federal, state and local statutes, regulations, ordinances and administrative rules and orders (that have the effect of law) as well as all applicable final, non-appealable judicial opinions.

(J) "Community Association Dues, Fees, and Assessments" means all dues, fees, assessments and other charges that are imposed on Borrower or the Property by a condominium association, homeowners association or similar organization.

(K) "Electronic Funds Transfer" means any transfer of funds, other than a transaction originated by check, draft, or similar paper instrument, which is initiated through an electronic terminal, telephonic instrument, computer, or magnetic tape so as to order, instruct, or authorize a financial institution to debit or credit an account. Such term includes, but is not limited to, point-of-sale transfers, automated teller machine transactions, transfers initiated by telephone, wire transfers, and automated clearinghouse transfers.

(L) "Escrow Items" means those items that are described in Section 3.

(M) "Miscellaneous Proceeds" means any compensation, settlement, award of damages, or proceeds paid by any third party (other than insurance proceeds paid under the coverages described in Section 5) for: (i) damage to, or destruction of, the Property; (ii) condemnation or other taking of all or any part of the Property; (iii) conveyance in lieu of condemnation; or (iv) misrepresentations of, or omissions as to, the value and/or condition of the Property.

(N) "Mortgage Insurance" means insurance protecting Lender against the nonpayment of, or default on, the Loan.

(O) "Periodic Payment" means the regularly scheduled amount due for (i) principal and interest under the Note, plus (ii) any amounts under Section 3 of this Security Instrument.

(P) "RESPA" means the Real Estate Settlement Procedures Act (12 U.S.C. § 2601 et seq.) and its implementing regulation, Regulation X (24 C.F.R. Part 3500), as they might be amended from time to time, or any additional or successor legislation or regulation that governs the same subject matter. As used in this Security Instrument,

## **EXHIBIT "A"**

Lot 12, Block C, Twin Spires Plantation, according to the plat thereof, recorded in Plat Book 18, Page(s) 31 and 31A, of the Public Records of Escambia County, Florida.

**ERNIE LEE MAGAHA**  
CLERK OF THE CIRCUIT COURT



**BRANCH OFFICES**  
ARCHIVES AND RECORDS  
JUVENILE DIVISION

CENTURY

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**COUNTY OF ESCAMBIA  
OFFICE OF THE  
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CLERK TO THE BOARD OF  
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AUDITOR

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Case: 2008 TD 004453



00076145978

Dkt: TD80 Pg#:

15

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**Original Documents Follow**

THE REVERSE SIDE OF THIS DOCUMENT INCLUDES MICROPRINTED ENDORSEMENT LINES AND ARTIFICIAL WATERMARKS. 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

9000012545

63-27  
631

PAY

\*FIFTY NINE THOUSAND ONE HUNDRED TEN AND 02/100

JANET HOLLEY TAX COLLECTOR

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

DATE 06/29/2010  
AMOUNT 59,110.02

*Ernie Lee Magaha*  
ERNIE LEE MAGAHA, CLERK OF THE COURT

⑈9000012545⑈ ⑆063100277⑆ 898033991356⑈

**ERNIE LEE MAGAHA**  
CLERK OF THE COURT & COMPTROLLER

9000012545

| Date       | Case Number    | Description       | Amount   |
|------------|----------------|-------------------|----------|
| 06/29/2010 | 2008 TD 000580 | PAYMENT TAX DEEDS | 7,411.93 |
| 06/29/2010 | 2008 TD 001497 | PAYMENT TAX DEEDS | 6,679.67 |
| 06/29/2010 | 2008 TD 000450 | PAYMENT TAX DEEDS | 9,196.72 |
| 06/29/2010 | 2008 TD 006285 | PAYMENT TAX DEEDS | 3,119.13 |
| 06/29/2010 | 2008 TD 004453 | PAYMENT TAX DEEDS | 5,269.37 |
| 06/29/2010 | 2008 TD 004237 | PAYMENT TAX DEEDS | 3,308.52 |
| 06/29/2010 | 2008 TD 000579 | PAYMENT TAX DEEDS | 7,179.15 |
| 06/29/2010 | 2008 TD 002940 | PAYMENT TAX DEEDS | 4,173.02 |
| 06/29/2010 | 2008 TD 003948 | PAYMENT TAX DEEDS | 4,497.46 |
| 06/29/2010 | 2008 TD 008703 | PAYMENT TAX DEEDS | 1,486.64 |

There are additional check details for this check that total:

6,788.41

9000012545

Check: 9000012545 06/29/2010 JANET HOLLEY TAX COLLECTOR

Check Amount: 59,110.02

2008 TD 00372 6,025.40

2008 TD 05193 763.01

*Ernie M.*  
6-29-10



**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

9000012538

VOID AFTER 6 MONTHS

PAY

\*EIGHT HUNDRED THREE 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  
 06/29/2010 803.40

*Ernie Lee Magaha*  
 ERNIE LEE MAGAHA, CLERK OF THE COURT



⑈9000012538⑈ ⑆063100277⑆ 898033991356⑈

**ERNIE LEE MAGAHA**  
 CLERK OF THE COURT & COMPTROLLER

9000012538

| Date       | Case Number    | Description       | Amount |
|------------|----------------|-------------------|--------|
| 06/29/2010 | 2008 TD 004453 | PAYMENT TAX DEEDS | 401.70 |
| 06/29/2010 | 2008 TD 000579 | PAYMENT TAX DEEDS | 401.70 |

9000012538

Check: 9000012538 06/29/2010 EDDIE J & MARY J BLACKWELL TRUSTEES Check Amount: 803.40



**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

63-27  
631

9000012551

VOID AFTER 6 MONTHS

PAY

\*EIGHT HUNDRED TWENTY FOUR AND 44/100

RELIABLE LAND TITLE CORPORATION

TO THE ORDER OF  
RELIABLE LAND TITLE CORPORATION

DATE

AMOUNT

06/29/2010

824.44

*Ernie Lee Magaha*  
ERNIE LEE MAGAHA, CLERK OF THE COURT



⑈9000012551⑈ ⑆063100277⑆ 898033991356⑈

**ERNIE LEE MAGAHA**  
CLERK OF THE COURT & COMPTROLLER

9000012551

| Date       | Case Number    | Description       | Amount |
|------------|----------------|-------------------|--------|
| 06/29/2010 | 2008 TD 004453 | PAYMENT TAX DEEDS | 824.44 |

9000012551

Check: 9000012551 06/29/2010 RELIABLE LAND TITLE CORPORATION Check Amount: 824.44



**Maryline Avila**

---

**From:** "Maryline Avila" <mavila@escambiaclerk.com>  
**To:** "Dana Moye" <dmoye@escambiaclerk.com>  
**Cc:** "Carolyn Holland" <cholland@escambiaclerk.com>; "Brenda Robinson" <brobinson@clerk.co.escambia.fl.us>  
**Sent:** Wednesday, June 23, 2010 3:58 PM  
**Subject:** Check Request Tax Cert 2008 TD 04453

2008 TD 04453

Please issue checks:

Janet Holley Tax Collector  
\$5,269.37(taxes due)

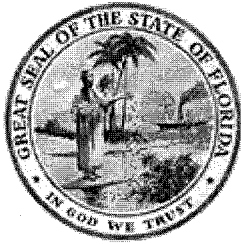
Eddie J & Mary J Blackwell  
Blackwell Living Trust  
C/O M&F Bank  
750 John Sims Pkwy  
Niceville FL 32578  
\$401.70(\$390.00 app fees, \$11.70 interest)

Reliable Land Title Corp  
\$824.44(refund overpayment)

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

10-566

|                    |                |               |        |       |           |
|--------------------|----------------|---------------|--------|-------|-----------|
| Search Property    | Property Sheet | Lien Holder's | Redeem | Files | Courtview |
| Redeemed From Sale |                |               |        |       |           |



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

**Tax Deed - Redemption Calculator**

**Account: 090805646 Certificate Number: 004453 of 2008**

Redemption ☐ Yes ☒ No Application Date  Interest Rate

|                         |  |   |
|-------------------------|--|---|
|                         | Final Redemption Payment ESTIMATED                   | Redemption Overpayment ACTUAL                           |
|                         | Auction Date <input type="text" value="12/06/2010"/> | Redemption Date <input type="text" value="06/23/2010"/> |
| Months                  | 8  | 2   |
| Tax Collector           | <input type="text" value="\$5,103.76"/>              | <input type="text" value="\$5,103.76"/>                 |
| Tax Collector Interest  | \$612.45   | \$153.11  |
| Tax Collector Fee       | <input type="text" value="\$12.50"/>                 | <input type="text" value="\$12.50"/>                    |
| Total Tax Collector     | \$5,728.71   | \$5,269.37  |
|                         |  |   |
| 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       | \$46.80  | \$11.70   |
| Total Clerk             | \$436.80   | \$401.70  |
|                         |  |   |
| Postage                 | <input type="text" value="\$60.00"/>                 | <input type="text" value="\$60.00"/>                    |
| Researcher Copies       | <input type="text" value="\$40.00"/>                 | <input type="text" value="\$40.00"/>                    |
| Total Redemption Amount | \$6,265.51   | \$5,771.07  |
|                         |  |   |
|                         | Repayment Overpayment Refund Amount                  | \$494.44 + 120 + 210 = 824.44                           |

Notes ☐ ACTUAL SHERIFF \$80.00 COM FEE \$  
☐ 05-24-2010 anne from reliable title called for quote...mva  
☐ 6/14/2010 Jan from Reliable Land title called for quote (will

**Submit**

**Reset**

**Print Preview**

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

|                |         |                    |            |
|----------------|---------|--------------------|------------|
| Receipt Type   | Case    | Outstanding Amount | 0.00       |
| Receipt Number | 1166467 | Receipt Date       | 06/23/2010 |

|             |  |
|-------------|--|
| Case Number | 2008 TD 004453                         |
| Description | EDDIE J & MARY J BLACKWELL TRUSTEES VS |

Action **TAX DEED REDEMPTION**

Judge

Received From **RELIABLE LAND TITLE CORP**

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

|                |          |
|----------------|----------|
| Total Received | 6,265.51 |
| Net Received   | 6,265.51 |
| Change         | 0.00     |

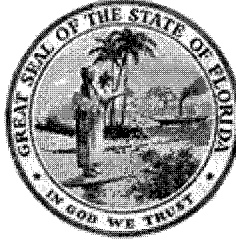
|                  |          |           |             |
|------------------|----------|-----------|-------------|
| Receipt Payments | Amount   | Reference | Description |
| Check            | 6,265.51 | 463240    |             |

|                      |          |
|----------------------|----------|
| Receipt Applications | Amount   |
| Holding              | 6,165.51 |
| Service Charge       | 100.00   |

Deputy Clerk:            mavila            Transaction Date    06/23/2010    15:36:20

Comments

**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: 090805646 Certificate Number: 004453 of 2008**

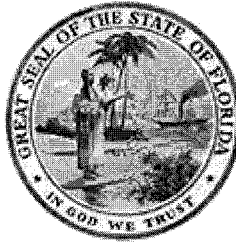
**Payor: RELIABLE LAND TITLE CORP     Date 06/23/2010**

|                       |        |                       |            |
|-----------------------|--------|-----------------------|------------|
| Clerk's Check #       | 463240 | Clerk's Total         | \$436.80   |
| Tax Collector Check # | 1      | Tax Collector's Total | \$5,728.71 |
|                       |        | Postage               | \$60.00    |
|                       |        | Researcher Copies     | \$40.00    |
|                       |        | Total Received        | \$6,265.51 |

**ERNIE LEE MAGAHA**  
Clerk of the Circuit Court

Received By: \_\_\_\_\_  
Deputy Clerk

**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 004453**  
**Redeemed Date 06/23/2010**  
**Name RELIABLE LAND TITLE CORP**

|                             |            |
|-----------------------------|------------|
| Clerk's Total = TAXDEED     | \$436.80   |
| Due Tax Collector = TAXDEED | \$5,728.71 |
| Postage = TD2               | \$60.00    |
| ResearcherCopies = TD6      | \$40.00    |

**Apply Docket Codes**

• For Office Use Only

| Date       | Docket  | Desc  | Amount Owed | Amount Due | Payee Name |
|------------|---------|---|-------------|------------|------------|
| 05/30/2008 | TAXDEED | TAX DEED CERTIFICATES Receipt: 1149526 Date: 05/10/2010         | 330.00      | 0.00       |            |
| 05/30/2008 | TD1     | TAX DEED APPLICATION Receipt: 1149526 Date: 05/10/2010          | 60.00       | 0.00       |            |
| 06/14/2010 | TD83    | TAX COLLECTOR CERTIFICATION                                     | 0.00        | 0.00       |            |
| 06/23/2010 | TD2     | POSTAGE TAX DEEDS Receipt: 1166467 Date: 06/23/2010             | 60.00       | 0.00       |            |
| 06/23/2010 | TD6     | TITLE RESEARCHER COPY CHARGES Receipt: 1166467 Date: 06/23/2010 | 40.00       | 0.00       |            |
| 06/23/2010 | TAXDEED | TAXDEED Due Tax Collector Receipt: 1166467 Date: 06/23/2010     | 5,728.71    | 0.00       |            |
| 06/23/2010 | TAXDEED | TAXDEED Clerk's Total Receipt: 1166467 Date: 06/23/2010         | 436.80      | 0.00       |            |

**FINANCIAL SUMMARY**

| Rcd | Docket Application | Owed              | Paid              | Dismissed     | Due           |
|-----|--------------------|-------------------|-------------------|---------------|---------------|
| 1   | Service Charge     | \$160.00          | \$160.00          | \$0.00        | \$0.00        |
| 2   | Holding            | \$6,495.51        | \$6,495.51        | \$0.00        | \$0.00        |
|     | <b>TOTAL</b>       | <b>\$6,655.51</b> | <b>\$6,655.51</b> | <b>\$0.00</b> | <b>\$0.00</b> |

DATE 06/18/10

No. 463240

REMITTER: RELIABLE LAND TITLE CORPORATION

PAY TO THE  
ORDER OF

CLERK OF COURT FOR CLASSIC HOMEBUILDERS

\$ \*\*\*6,265.51\*\*\*

\*\*\*SIX THOUSAND TWO HUNDRED SIXTY FIVE and 51/100\*\*\*USDollars

| Prior Year Taxes Due |       |        |                 |           |            |
|----------------------|-------|--------|-----------------|-----------|------------|
| Year                 | Folio | Status | Cert.           | Cert. Yr. | Amount     |
| 2008                 | 78412 |        | 5582            | 2009      | \$784.73   |
| 2007                 | 70494 |        | 4453            | 2008      | \$975.28   |
| Prior Years Total    |       |        |                 |           | \$1,760.01 |
| If Paid By           |       |        | Prior Years Due |           |            |
| 4/30/2010            |       |        | \$1,760.01      |           |            |

[Click Here to Pay Now](#)

Unpaid amounts due increase immediately if county-held certificate is purchased

Set up for Tax  
Clerk Office for  
Amt due  
545 3330  
red. to 265.51  
12/16/10

Tax Sale Class 12 Acct # 09-0805-646

THIS CHECK IS PRINTED ON PAPER THAT HAS FLUORESCENT PAPER FIBERS, A WATERMARKED BACKER AND IS REACTIVE TO CHEMICAL ALTERATION

**First National Bank of Florida**  
6512 CAROLINE STREET  
MILTON, FLORIDA 32570

63-1162/632

No. 463240

DATE 06/18/10

AMOUNT

REMITTER: RELIABLE LAND TITLE CORPORATION

PAY TO THE ORDER OF CLERK OF COURT FOR CLASSIC HOMEBUILDERS

\$\*\*\*6,265.51\*\*\*

SIX THOUSAND TWO HUNDRED SIXTY FIVE and 51/100\*\*\*USDollars

**CASHIER'S CHECK**

*[Signature]*  
*[Signature]*  
TWO SIGNATURES REQUIRED ON AMOUNTS ABOVE \$2,500

WARNING: THIS DOCUMENT CONTAINS A VOID, PANTOGRAPH AND MICROPRINT SIGNATURE LINES

⑈463240⑈ ⑆063211629⑆ 0001107⑈

No. 463240

DATE 06/18/10

REMITTER: RELIABLE LAND TITLE CORPORATION

PAY TO THE ORDER OF CLERK OF COURT FOR CLASSIC HOMEBUILDERS

\$ \*\*\*6,265.51\*\*\*

\*\*\*SIX THOUSAND TWO HUNDRED SIXTY FIVE and 51/100\*\*\*USDollars

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

|                |                |                    |                   |
|----------------|----------------|--------------------|-------------------|
| Receipt Type   | <b>Case</b>    | Outstanding Amount | <b>0.00</b>       |
| Receipt Number | <b>1149526</b> | Receipt Date       | <b>05/10/2010</b> |

|             |   |
|-------------|---|
| Case Number | <b>2008 TD 004453</b>                             |
| Description | <b>EDDIE J &amp; MARY J BLACKWELL TRUSTEES VS</b> |

Action **TAX DEED APPLICATION**

Judge

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

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

|                |               |
|----------------|---------------|
| Total Received | <b>390.00</b> |
| Net Received   | <b>390.00</b> |
| Change         | <b>0.00</b>   |

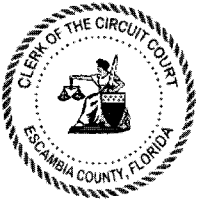
|                  |        |                       |
|------------------|--------|-----------------------|
| Receipt Payments | Amount | Reference Description |
| Cash             | 390.00 | ONCORE TRANS#793516   |

|                      |        |
|----------------------|--------|
| Receipt Applications | Amount |
| Holding              | 330.00 |
| Service Charge       | 60.00  |

Deputy Clerk:            mavila            Transaction Date    05/10/2010 11:50:49

Comments





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



**Print Date:**  
5/10/2010 11:50:04  
AM

Transaction #: 793516  
Receipt #: 201020862  
Cashier Date: 5/10/2010 11:50:00 AM (MAVILA)

| Customer Information  | Transaction Information   | Payment Summary                                |
|---|---|--|
| (TXD) TAX DEED DIVISION<br>CLERK OF THE CIRCUIT COURT<br>221 PALAFOX PLACE<br>Pensacola, FL 32502 | DateReceived: 05/10/2010<br>Source Code: Over the Counter<br>Q Code:<br>Return Code: Government<br>Trans Type: Recording<br>Agent Ref<br>Num: | Total Fees \$390.00<br>Total Payments \$390.00 |

#### 1 Payments



CLERK

\$390.00

#### 0 Recorded Items

#### 0 Search Items

#### 1 Miscellaneous Items



(MISCFEE) MISCELLANEOUS FEES 2008  
TD 04453

|       |     |          |
|-------|-----|----------|
| TAXCT | 1   | \$60.00  |
| TAXCR | 330 | \$330.00 |



# Chris Jones

## Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Amendment 1 Calculations

[Back](#)



Navigate Mode

☒ Account

☐ Reference



[Printer Friendly Version](#)

| <b>General Information</b><br><b>Reference:</b> 171S312203120003<br><b>Account:</b> 090805646<br><b>Owners:</b> CLASSIC HOMEBUILDERS INC<br><b>Mail:</b> 6833 CEDAR RIDGE DR<br>PENSACOLA, FL 32526<br><b>Situs:</b> 8012 THOROUGHbred RD<br><b>Use Code:</b> SINGLE FAMILY RESID<br><b>Taxing Authority:</b> COUNTY MSTU<br><b>Tax Inquiry:</b> <a href="#">Open Tax Inquiry Window</a><br>Tax Inquiry link courtesy of Janet Holley,<br>Escambia County Tax Collector |      | <b>2009 Certified Roll Assessment</b><br><b>Improvements:</b> \$152,921<br><b>Land:</b> \$33,250<br><hr/> <b>Total:</b> \$186,171<br><b>Save Our Homes:</b> \$0<br><br><a href="#">Disclaimer</a><br><br><b>Amendment 1 Calculations</b> |       |      |                               |      |                               |      |  |  |  |  |  |  |
|---|------|--|-------|------|-------------------------------|------|-------------------------------|------|--|--|--|--|--|--|
| <b>Sales Data</b><br><table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td colspan="6">None</td> </tr> </tbody> </table> Official Records Inquiry courtesy of Ernie Lee Magaha,<br>Escambia County Clerk of the Court  |      | Sale Date  | Book  | Page | Value                         | Type | Official Records (New Window) | None |  |  |  |  |  | <b>2009 Certified Roll Exemptions</b><br>None<br><br><b>Legal Description</b><br>LT 12 BLK C TWIN SPIRES<br>PLANTATION PB 18 P 31/31A<br>OR 4960 P 696...<br><br><b>Extra Features</b><br>None |
| Sale Date   | Book | Page   | Value | Type | Official Records (New Window) |      |                               |      |  |  |  |  |  |  |
| None  |      |  |       |      |                               |      |                               |      |  |  |  |  |  |  |
| <b>Parcel Information</b> <a href="#">Restore Map</a> <a href="#">Get Map Image</a> <a href="#">Launch Interactive Map</a>  |      |  |       |      |                               |      |                               |      |  |  |  |  |  |  |
| <b>Section Map Id:</b><br>17-1S-31<br><br><b>Approx. Acreage:</b><br>0.5800<br><br><b>Zoned:</b><br>R-2   |      |  |       |      |                               |      |                               |      |  |  |  |  |  |  |

