**Application Number: 110520** 

#### Notice to Tax Collector of Application for Tax Deed

#### **TO: Tax Collector of Escambia County**

In accordance with Florida Statutes, I,

MIST GROUP, LLC 14901 QUORUM DALLAS, Texas, 75254

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** 

6563

09-4979-000

06/01/2009

33-2S3-120 LT 56 AND W1/2 OF LT 61 BLK 30 GULF BEACH MANOR PB 1 P 16 OR 6144 P 1121 SEC 33/4 T

2/3S R 31

2010 TAX ROLL

BELL SAMUEL A 805 N 57TH AVE PENSACOLA, Florida 32506

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.

brgiii48 (Trey Gulledge)

07/19/2011

FORM 513 (r.12/00)

#### TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Jul 19, 2011 / 110520

Total

\$1,082.00

\$845.56

This is to certify that the holder listed below of Tax Sale Certificate Number **2009** / **6563** , issued the **1st** day of **June**, **2009**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number:** 09-4979-000

Certificate Holder: MIST GROUP, LLC 14901 QUORUM DALLAS, TEXAS 75254

Property Owner: BELL SAMUEL A 805 N 57TH AVE PENSACOLA, FLORIDA 32506

T/C Fee

\$0.00

\$6.25

Interest

\$295.09

\$71.65

Legal Description: 33-2S3-120

Cert. Year | Certificate Number

6563

6946

2009

2010

LT 56 AND W1/2 OF LT 61 BLK 30 GULF BEACH MANOR PB 1 P 16 OR 6144 P 1121 SEC 33/4 T 2/3S R 31

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:

Face Amt

\$786.91

\$767.66

CERTIFICATES OWNED BY APPLICANT AND FILED IN CONNECTION WITH THIS TAX DEED APPLICATION:

Date of Sale

06/01/09

06/01/10

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
2011	6730.0000	06/01/11	\$1,495.27	\$6.25	\$74.76	\$1,576.28

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by	
Applicant or Included (County)	\$3,503.84
Total of Delinquent Taxes Paid by Tax Deed Application	\$0.00
Total of Current Taxes Paid by Tax Deed Applicant	
4. Ownership and Encumbrance Report Fee	\$150.00
5. Tax Deed Application Fee	\$75.00
6. Total Certified by Tax Collector to Clerk of Court	\$3,728.84
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	\$3,728.84
13. Interest Computed by Clerk of Court Per Florida Statutes(%)	<del>\\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\ </del>
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	\$6.25
17. Total Amount to Redeem	Ψ0.20

\*Done this 19th day of July, 2011

By Shirley (1, Kich, CFCA Sale: 4th Movember 2011 Senior Deputy Day Collector

<sup>\*</sup> 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

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

BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION

CENTURY

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: 2009 TD 006563

00030199820 Dkt: TD83 Pg#: 3

**Original Documents Follow** 

#### 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
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
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### **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: 2009 TD 006563

00032880421 Dkt: TD82 Pg#: 1

**Original Documents Follow** 

### **Southern Guaranty Title Company**

4400 Bayou Boulevard, Suite 13B Pensacola, Florida 32503

Telephone: 850-478-8121 Facsimile: 850-476-1437

#### OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 8981 July 26, 2011

Escambia County Tax Collector P.O. Box 1312 Pensacola, Florida 32569

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 07-26-91, through 07-26-11, and said search reveals the following:

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

Samuel Adam Bell

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: I wint A Comb	
By: 10000 / Amb	July 26, 2011

## OWNERSHIP AND ENCUMBRANCE REPORT LEGAL DESCRIPTION

File No.: 8981 July 26, 2011

The West 1/2 of Lot 61 and all of Lot 56, Block 30, Gulf Beach Manor, as per plat thereof, recorded in Plat Book 1, Page 16, of the Public Records of Escambia County, Florida

## OWNERSHIP AND ENCUMBRANCE REPORT CONTINUATION PAGE

File No.: 8981 July 26, 2011

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

- 1. That certain mortgage executed by Tensie Bell in favor of American General Home Equity, Inc. dated 07/22/2002 and recorded 07/29/2002 in Official Records Book 4944, page 1722 of the public records of Escambia County, Florida, in the original amount of \$58,000.00.
- 2. Notice of Lis Pendens filed by American General Home Equity, Inc. recorded in O.R. Book 6642, page 1078.
- 3. Taxes for the year 2008-2010 delinquent. The assessed value is \$81,794.00. Tax ID 09-4979-000.

#### 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.

## 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	TITLE SEARCH FOR TDA
CERTIFICATION:	TITLE SEARCH 1010 1011
TAX DEED SALE DATE: 11-7-2011	
TAX ACCOUNT NO.: 09-4979-000	
CERTIFICATE NO.: 2009-6563	
In compliance with Section 197.256, is a list of names and addresses of agencies having legal interest in odescribed property. The above refer being submitted as proper notificat	or claim against the above enced tax sale certificate is
YES NO	
X Notify City of Pensacola,	P.O. Box 12910, 32596
X Notify Escambia County, 1	90 Governmental Center, 32501
X Homestead for tax y	
Samuel Adam Bell 805 N. 57th Ave. Pensacola, FL 32506 Unknown Tenant 8516 Gulf Beach Hwy. Pensacola, FL 32507	American General Home Equity, Inc. 4600 Mobile Hwy., Ste 106 Pensacola, FL 32506 and its attorney Kelley A. Cramer 9204 King Palm Dr. Tampa, FL 33619-1328
Certified and delivered to Escambia this 26th day of July , 201	a County Tax Collector, 1
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.

Recorded in Public Records 05/14/2007 at 11:35 AM OR Book 6144 Page 1121, Instrument #2007046047, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

IN THE CIRCUIT COURT FOR ESCAMBIA COUNTY, FLORIDA PROBATE DIVISION

IN RE: ESTATE OF

File No.: 2006 CP 2369

TENSIE VIOLA BELL

a/k/a Tensie V. Bell

Division: F

Deceased.

CLERK OF CIRCUIT COURT ESCAMBIA COUNTY FL

1001 MAY -8 P 3 4

PROBATE DIVISION FILED & RECORDED

ORDER DETERMINING HOMESTEAD STATUS OF REAL PROPERTY (intestate - lineal descendants, no spouse - exempt from claims)

On the petition of JERRY D. BELL for an order determining homestead status of real property, all interested persons having been served proper notice of the petition and hearing, or having waived notice thereof, the court finds that:

- 1. The decedent died intestate and was domiciled in Escambia County, Florida;
- 2. The decedent was not survived by a spouse;
- 3. The decedent was survived by one or more lineal descendants;
- 4. At the time of death, the decedent owned and resided on the real property described in the petition; it is

ADJUDGED that the following-described property (the "Property"):

REAL ESTATE IN FLORIDA - Exempt (Protected) Homestead: Description

THE WEST ½ OF LOT 61 AND ALL OF LOT 56, BLOCK 30, GULF BEACH MANOR, ACCORDING TO PLAT RECORDED IN PLAT BOOK 1, PAGE 16, OF THE RECORDS OF ESCAMBIA COUNTY, FLORIDA, IN THE JOHN B. CAZENAVE GRANT.

PROPERTY IDENTIFICATION NO.: 332S312000056030

PROPERTY ADDRESS: 8516 GULF BEACH HIGHWAY, PENSACOLA, FL 32507.

constituted the homestead of the decedent within the meaning of Section 4 of Article X of the Constitution of the State of Florida.

ADJUDGED FURTHER that the title to the Property descended and the constitutional exemption from claims of decedent's creditors inured to:

SAMUEL ADAM BELL

the lineal descendant.

Case: 2006 CP 002369

00034658469

Dkt: CPODHP Pg#: 7

34 DL

BK: '6144 PG: 1122 Last Page

ADJUDGED FURTHER that the personal representative is authorized and directed to surrender all of the Property which may be in the possession or control of the personal representative to the lineal descendants, and that the personal representative shall have no further responsibility with respect to it.

ORDERED on May 8

, 2007.

uit Judge

Participa de la Servicia de la Caracteria de la Caracteri		OR BK 4944 PG1722 Escambia County, Florida INSTRUMENT 2002-989641
This Instrument was prepared	by:	NTO DOC STANDS PD @ ESC CO \$ 203.00
Scott WILFORD	las Hini	07/29/02 EBNIE LEE NOBRHA, CLERK
4600 MOBULE HA PENSACOLA, FL	325 <b>06</b>	INTROBUSE TAX PO & ESC CO \$ 116.00 07/29/62 ERMIE LEE NABANG, CLERK
Account No.	(Space Above This Line for Recording Da	ata) AMERICAN
	OPEN-END MORTGAGE	GENERAL
TENSIE BELL A SINGLE WOMAN (*Bot	TGAGE ("Security Instrument") is given on mower").  Ten to AMERICAN GENERAL HOME EQUITY, which is organized and existing the second content of the second	INC.
TENSIE BELL  A SINGLE WOMAN (*Bor (Indicate marital status) This Security Instrument is given and whose address is 4600 PENSACOLA, FL 32506-fluctuating from time to time upon the control of the secured at any one time under dated the same date as this secured and payable as provided.	mower").  ten to AMERICAN GENERAL HOME EQUITY,  which is organized and existing to the appraised value of the real estate secured ut initially \$ 58000.00.), which amount constitute it has security instrument. This debt is evidenced by Security Instrument ("Note"), which provides for moning in the Note. This Security Instrument secures to be a secure of the real estate.	JULY 22, 2002 . The mortgagor is  INC.  under the laws of FLORIDA  nay incur indebtedness to Lender in amounts inder this Security Instrument, but not exceeding the utes the maximum principal amount that may be a Borrower's Home Equity Line of Credit Agreement with the payments, with the full debt, if not paid earlier, ender: (a) the repayment of the debt evidenced by
TENSIE BELL  A SINGLE WOMAN (*Bor (indicate maritis) status) This Security Instrument is given and whose address is 4600 PENSACOLA. FL 32506- Ructuating from time to time upon the country of the secured at any one time under dated the same date as this sidue and payable as provided the Note, with interest, and a under paragraph 7 to protect under this Security Instrument delivered to the recorder for recorder for recorder for recorder and the same delivered to the recorder for reco	mower").  Iren to AMERICAN GENERAL HOME EQUITY, which is organized and existing to the appraised value of the real estate secured us initially \$ 58000.00.), which amount constitute this Security Instrument. This debt is evidenced by Security Instrument ("Note"), which provides for mone in the Note. This Security Instrument secures to Left renewals, extensions and modifications; (b) the particular than the Note; and (d) the unpaid balances of load record. For this purpose, Borrower does hereby more	INC.  under the laws of FLORIDA  may incur indebtedness to Lender in amounts inder this Security Instrument, but not exceeding the utes the maximum principal amount that may be a Borrower's Home Equity Line of Credit Agreement with the payments, with the full debt, if not paid earlier, ender: (a) the repayment of the debt evidenced by commance of Borrower's covenants and agreements an advances made after this Security Instrument is
TENSIE BELL  A SINGLE WOMAN (*Bor (Indicate martial status) This Security Instrument is given and whose address is 4600 PENSACOLA, FL 32506-fluctuating from time to time upon the common secured at any one time under dated the same date as this secured at any one time under hoose, with interest, and a under paragraph 7 to protect under this Security Instrument delivered to the recorder for indescribed property located in THE WEST 1/2 OACCORDING TO P	mower").  The to AMERICAN GENERAL HOME EQUITY,  which is organized and existing to the appraised value of the real estate secured us initially \$ 58000.00. Which amount constitute in this Security Instrument. This debt is evidenced by Security Instrument ("Note"), which provides for mone in the Note. This Security Instrument secures to be the security of this Security Instrument; (b) the particular the Note; and (d) the unpaid balances of load record. For this purpose, Borrower does hereby most security. For this purpose, Borrower does hereby most security. The this purpose is the thing the thin this purpose, Borrower does hereby most security. The this purpose is the thin this purpose is the thin this purpose is the thin this purpose.	INC.  under the laws of FLORIDA  may incur indebtedness to Lender in amounts inder this Security Instrument, but not exceeding the utes the maximum principal amount that may be a Borrower's Home Equity Line of Credit Agreement withly payments, with the full debt, if not paid earlier, ender: (a) the repayment of the debt evidenced by payment of all other sums, with interest, advanced commance of Borrower's covenants and agreements an advances made after this Security Instrument is program, grant and convey to Lender the following 30, GULF BEACH MANOR,
TENSIE BELL  A SINGLE WOMAN (*Bor (Indicate martial status) This Security Instrument is given and whose address is 4600 PENSACOLA, FL 32506-fluctuating from time to time upon the common secured at any one time under dated the same date as this secured at any one time under hoose, with interest, and a under paragraph 7 to protect under this Security Instrument delivered to the recorder for indescribed property located in THE WEST 1/2 OACCORDING TO P	rower").  The to AMERICAN GENERAL HOME EQUITY,  which is organized and existing to the property of the real estate secured use initially \$	INC.  under the laws of FLORIDA  may incur indebtedness to Lender in amounts inder this Security Instrument, but not exceeding the utes the maximum principal amount that may be a Borrower's Home Equity Line of Credit Agreement withly payments, with the full debt, if not paid earlier, ender: (a) the repayment of the debt evidenced by payment of all other sums, with interest, advanced commance of Borrower's covenants and agreements an advances made after this Security Instrument is program, grant and convey to Lender the following 30, GULF BEACH MANOR,

009-00009 (X-Z-6) FLX241 (4-14-02) Revolving Mortgage

#### OR BK 4944 PG1725 Escambia County, Florida INSTRUMENT 2002-989641

18. Acceleration; Remedies. Except as provided in paragraph 15, 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 tuli 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 Mortgagoe 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,\_\_\_\_\_\_, 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.

of homestead in the property.  Witnesses:	Tensie	Bell (Seal)
The state of the s	Barrower	
JEANIFER SONNER	TENSIE BELL	
Print or type name	Print or type name	
Sold users	Mailing Address	(Seal)
The state of the s	Borrower	
SALLY HENDERSON	Donawei	RCD Jul 29, 2002 10:59
Print or type name	Print or type name	Escambia County, Flori
	Mailing Address	ERNIE LEE MAGAHA Clerk of the Circuit Co INSTRUMENT 2002-9896
STATE OF FLORIDA ESCAMBIA	, County ss:	
The foregoing instrument was acknowledged be TENSIE BELL		JLY , 2002 by (name of
person acknowledged) who is personally known tidentification and who did (did not) take an oath.	o me or who has produced <u>FL D</u>	<u>RIVERS CIOSU</u> Spe of identification) as
WASHING THE COURT OF THE COURT	(Signature of Person Taking	g Acknowledgment)
MY COMMISSION & CC 886725  EXPIRES: August 26, 2003  Bonded Thru Notary Public Underwriter	(Automotivitation and and and and and and and and and an	yped, Printed or stamped)
WHITE THE DISCHARGE	(Title or Rank)	(Serial No. if any)

Recorded in Public Records 10/04/2010 at 02:23 PM OR Book 6642 Page 1078, Instrument #2010064725, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

ERNIE LEE MAGAHA CLERK OF CIRCUIT COURT ESCAMBIA COUNTY, FL

2010 SEP 24 A 11: 55

CIRCUIT CIVIL DIVISION FILED & RECORDED

# IN THE CIRCUIT COURT OF THE FIRST JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR ESCAMBIA COUNTY CIVIL DIVISION

AMERICAN GENERAL HOME EOUITY, INC.

Plaintiff,

VS.

CASE NO. 2010 CA 2807

SAMUEL ADAM BELL; UNKNOWN SPOUSE OF SAMUEL ADAM BELL; IF LIVING, INCLUDING ANY UNKNOWN SPOUSE OF SAID DEFENDANT(S), IF REMARRIED, AND IF DECEASED, THE RESPECTIVE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, AND TRUSTEES, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER OR AGAINST THE NAMED DEFENDANT(S); UNKNOWN TENANT #1; UNKNOWN TENANT #2;

Defendant(s)

Case: 2010 CA 002807

Dkt: CA1039 Pg#: Z

#### **NOTICE OF LIS PENDENS**

TO DEFENDANT(S) SAMUEL ADAM BELL; UNKNOWN SPOUSE OF SAMUEL ADAM BELL; IF LIVING, INCLUDING ANY UNKNOWN SPOUSE OF SAID DEFENDANT(S), IF REMARRIED, AND IF DECEASED, THE RESPECTIVE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, AND TRUSTEES, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER OR AGAINST THE NAMED DEFENDANT(S); UNKNOWN TENANT #1; UNKNOWN TENANT #2; AND ALL OTHERS WHOM IT MAY CONCERN:

YOU ARE HEREBY NOTIFIED OF THE FOLLOWING:

- (a) The plaintiff has instituted this action against you seeking to foreclose a mortgage with respect to the property described below;
- (b) The plaintiff in this action is: AMERICAN GENERAL HOME EQUITY, INC.
- (c) The case number of the action is as shown in the caption.
- (d) The property that is the subject matter of this action is in Escambia County, Florida, and is described as follows:

SEE ATTACHED EXHIBIT P1

DATED THIS 33 DAY OF 1010.

Law Offices of Daniel C. Consuegra

XKelley A. Cramer/Florida Bar #590665

☐ Jesica D. Morrow/Florida Bar #0058855

☐ Tahirah R. Payne/Florida Bar #83398

☐ Scott G. Layden/Florida Bar #73871

☐ Dessa Willson/Florida Bar #66384

☐ Antonio G. Martin/Florida Bar #0076974

9204 King Palm Drive

Tampa, Florida 33619-1328

Tel (813) 915-8660

Fax (813) 915-0559

BK: 6642 PG: 1080 Last Page

**EXHIBIT P1** 

The West 1/2 of Lot 61 and all of Lot 56, Block 30, GULF BEACH MANOR, according to the plat thereof, as recorded in Plat Book 1, Page 16, of the Public Records of Escambia County, Florida.

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

Receipt Type Case

Outstanding Amount

0.00

Receipt Number 1314730

Receipt Date

08/04/2011

Case Number 2009 TD 006563

Description MIST GROUP LLC VS

Action TAX DEED APPLICATION

Judge

Received From MIST GROUP LLC

On Behalf Of MIST GROUP LLC

Total Received Net Received 390.00 390.00

Change

0.00

Receipt Payments

Check

Amount Reference Description

390.00 1040

Receipt Applications

Holding

Service Charge

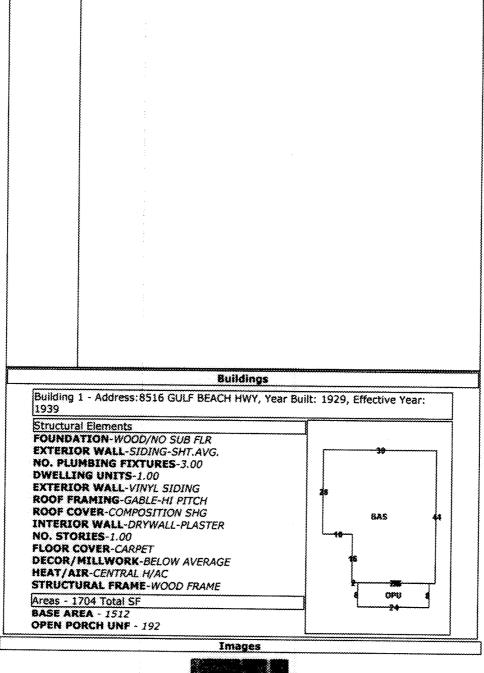
Amount 330.00 60.00

Deputy Clerk:

nlk

Transaction Date 08/04/2011 09:46:55

Comments





11/08/02

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.

ECPA Home



## Chris Jones Escambia County Property Appraiser

Real Estate Search Tangible Property Search Amendment 1 Calculations

Back **Navigate Mode ■** Account Printer Friendly Version ○ Reference General Information 2010 Certified Roll Assessment Reference: 3325312000056030 Improvements: Account: 094979000 Land: \$54,997 Owners: **BELL SAMUEL A** Mail: 805 N 57TH AVE Total: \$81,794 PENSACOLA, FL 32506 Save Our Homes: \$0 Situs: 8516 GULF BEACH HWY 32507 Use Code: SINGLE FAMILY RESID Disclaimer Taxing COUNTY MSTU **Authority: Amendment 1 Calculations** Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Janet Holley, Escambia County Tax Collector Sales Data 2010 Certified Roll Exemptions Official Records None Sale Date Book Page Value Type (New Window) 05/2007 6144 1121 \$100 CJ Legal Description View Instr 09/1997 4173 1607 \$100 WD LT 56 AND W1/2 OF LT 61 BLK View Instr Official Records Inquiry courtesy of Ernie Lee Magaha, 30 GULF BEACH MANOR PB 1 P Escambia County Clerk of the Court 16 OR 6144 P 1121... Extra Features METAL BUILDING Parcel Restore Map Get Map Image Launch Interactive Map Information Section Map Id: 33~25-31-2 Approx. Acreage: 1.6100 Zoned:

## National Tax Information Services, Inc.

4947 N Bayou Hills Rd, Parker, CO. 80134 (303)841-2160 Toll Free (800)538-2003

TAX REPORT

Owner:

BELL, TENSIE

Address:

8516 GULF BEACH HWY

PENSACOLA, FL 32507

Tax ID Number:

09-4979-000

Account Number: 445109

County:

Escambia County Clerk of Co

Address: Escambia County Clerk of Courts

221 Palafax Place Suite 110

Pensacola, FL 32502

(850) 595-3793 Phone:

Alerts:

PAYMENT APPROVED

Springleaf Financial Services, Inc

601 NW Second St

**Property Preservation Depart** 

Evansville, IN 47708 (888) 625-7544

#### Tax Status:

PROPERTY TAXES FOR THE STATE OF FLORIDA, ESCAMBIA COUNTY, TAX YEAR 2008, TAXES DUE NOV 30, 2008, PAYABLE UNTIL MAR 31, 2009 WITHOUT PENALTY; TAX YEAR 2009, TAXES DUE NOV 30, 2009, PAYABLE UNTIL MAR 31, 2010 WITHOUT PENALTY; TAX YEAR 2010, TAXES DUE NOV 30, 2010, PAYABLE UNTIL MAR 31, 2011 WITHOUT PENALTY

Tax Year	Tax Type	Taxes Due	Interest Due	Amount Paid	Balance Due	Status
2010 A	County	\$4,403.22	\$0.00	\$0.00	\$4,403.22	Taxes Due
Balance Due		<u> </u>			\$4,403.22	

#### Notes:

2010 A: 2008, 2009 AND 2010 DELINQUENT TAXES INCLUDING INTEREST AND PENALTIES THROUGH OCT 31, 2011; TAX DEED HAS BEEN APPLIED FOR. WILL BE ELIGIBLE FOR AUCTION NOV 7, 2011; MUST BE REDEEMED WITH CERTIFIED FUNDS

IF PAID AFTER NOVEMBER 1, 2011, AMOUNT DUE MUST BE REVISED TO INCLUDE 2011 TAXES DUE.

**OUTSIDE CITY LIMITS-NO CITY TAXES DUE** 

SEND TO THE ATTN OF: TAX DEED; NOTE ACCOUNT NO ON REMITTANCE

Information as of record: 9/26/2011

NATIONAL TAX INFORMATION SERVICES

This is for information purposes only as the tex information appears of record in the office of the County Treasurer's office and is deamed to be a reliable source. If the tax information is not accurate, the liability, if any, of National Tax information Services is limited to a refund of the fees paid for this report. This report does not include special assesments or tax credits or taxes due to improvements that are not of record in the office of the County Treasurer on the date this report information was obtained and which matters may be seperately assessed on said property.

SPRINGLEAF FINANCIAL SERVICES, INC. Reference: 14006878 929314
Payable at Deutsche Bank Trust Company Americas 気でし VOID AFTER SO DAYS

"FETTEROES" "SECOTOTES" "SECOTOTES"

#### 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 # 2009 TD 006563

Redeemed Date 10/04/2011

Name SPRINGLEAF FINANCIAL SERVICES 601 NW SECOND ST EVANSVILLE, IN 47708

Name SPRINGLEAF FINANCIAL SERVICES OUT	and the state of t
Clerk's Total = TAXDEED	\$413.40
Due Tax Collector = TAXDEED	\$3,958.82
	\$24.00
Postage = TD2	\$7.00
ResearcherCopies = TD6	37.00

#### **Apply Docket Codes**

#### · For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Payee Due Name
		TAX DEED CERTIFICATES Receipt: 1314730 Date: 08/04/2011	330.00	0.00
06/01/2009		TAX DEED CERTIFICATES Receipt: 1314730 Date: 08/04/2011	60.00	0.00
06/01/2009	TD1	TAX DEED APPLICATION RECEIPT: 1314730 Date: 00/0 1/25-	0.00	0.00
08/04/2011	TD83	TAX COLLECTOR CERTIFICATION nik	0.00	0.00
08/04/2011	TD82	O & E REPORT nik	24.00	24.00
10/04/2011	TD2	POSTAGE TAX DEEDS	3,958.82	3,958.82
10/04/2011	TAXDEED	TAXDEED Due Tax Collector	413.40	413.40
	TAXDEED	TAXDEED Clerk's Total	7.00	7.00
10/04/2011	·	TITLE RESEARCHER COPY CHARGES	7,00	1 //24

		Owed	Paid	Dismissed	Due
Rcd	Docket Application	\$91.00	\$60.00	\$0.00	\$31.00
1 Sen	vice Charge	\$4,702.22	\$330.00	\$0.00	\$4,372.22
2 Hold	ding TOTAL	\$4,702.22	\$390.00	\$0.00	\$4,403.22

#### 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: 094979000 Certificate Number: 006563 of 2009

Payor: SPRINGLEAF FINANCIAL SERVICES 601 NW SECOND ST EVANSVILLE, IN 47708 Date 10/04/2011

Clerk's Check #	2112498025	Clerk's Total	\$413.40
Tax Collector Check #	1	Tax Collector's Total	\$3,958.82
TAX CONCOOL CHOOK		Postage	\$24.00
	таран карандардың б. б. б. б. б. б. ж.	Researcher Copies	\$7.00
	and the second s	Total Received	\$4,403.22

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 1334981

Receipt Date 10/04/2011

Case Number 2009 TD 006563

Description MIST GROUP LLC VS

Action TAX DEED REDEMPTION

Judge

Received From SPRINGLEAF FINANCIAL SERVICES INC

On Behalf Of MIST GROUP LLC

Total Received 4,403.22
Net Received 4,403.22

Change

0.00

Receipt Payments

Check

Amount Reference Description 4,403.22 2112498025

Receipt Applications

Holding

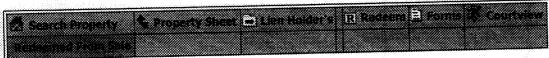
Amount 4,372.22

Service Charge

31.00

Deputy Clerk: mavila Transaction Date 10/04/2011 08:30:38

Comments





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

Tax Deed - Redemption Calculator
Account: 094979000 Certificate Number: 006563 of 2009

Redemption Yes 💌	Application Date 07/19/2011	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 11/07/2011	Redemption Date 10/04/2011
Months	4	3
Tax Collector	\$3,728.84	\$3,728.84
Tax Collector Interest	\$223.73	\$167.80
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$3,958.82	\$3,902.89
Clerk Fee	\$60.00	\$60.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$210.00	\$210.00
App. Fee Interest	\$23.40	\$17.55
Total Clerk	\$413.40	\$407.55
Postage	\$24.00	\$24.00
Researcher Copies	\$7.00	\$7.00
Total Redemption Amount	\$4,403.22	\$4,341.44
	Repayment Overpayment Refund Amount	\$61.78 + 120 + 210 = 391.
100 100 10011	IFF FEE \$80.00 ACTUAL COM I christina from law offices co DONNA FROM SPRINGLEAF FINANC	alled for quotemva
	Submit Re	set Print Preview

### Maryline Avila

From: EscambiaSunPress@aol.com

Sent: Tuesday, October 04, 2011 9:28 AM

To: mavila@escambiaclerk.com

Subject: Re: Tax Cert#06563 of 2009

We will pull it.

Denise

ERNIE LEE MAGA CLERK OF THE COURT & COMPROLLER P.O. BOX 333 PENSACOLA, FL 32591-0333 (850) 595-4140

REGISTRY ACCOUNT

Bank of America.

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

63-27 631

Z

AND 78/100

PENSACOLA, FLORIDA VOID AFTER 6 MONTHS

\*THREE HUNDRED NINETY ONE

PAY

SPRINGLEAF FINANCIAL SERVICES

TO THE SPRINGLEAF FINANCIAL SERVICES ORDER 601 NW SECOND ST OF EVANSVILLE, IN 47708

DATE

AMOUNT.

10/07/2011

391.7

ERRIE LEE MAGAHA, KLEHK OF THE CURT

#900001505?# #:06310027?#: 898033991356#

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000015057

9000015057

Date Case Number 10/07/2011 2009 TD 006563

Description PAYMENT TAX DEEDS

Amount 391.78

9000015057

Check: 9000015057 10/07/2011 SPRINGLEAF FINANCIAL SERVICES

Check Amount:

391.78

**ERNIE LEE MAGA** 

CLERK OF THE COURT & COMPTROLLER P.O. BOX 333

PENSACOLA, FL 32591-0333 (850) 595-4140

REGISTRY ACCOUNT

MIST GROUP LLC

TO THE MIST GROUP LLC ORDER 14901 QUORUM OF DALLAS, TX 75354 Bank of America.

9000015056

PENSACOLA, FLORIDA

631

VOID AFTER 6 MONTHS

AND 55/100 \*FOUR HUNDRED SEVEN

10/07/2011

#9000015056# #063100277# 898033991356#

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

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

9000015056

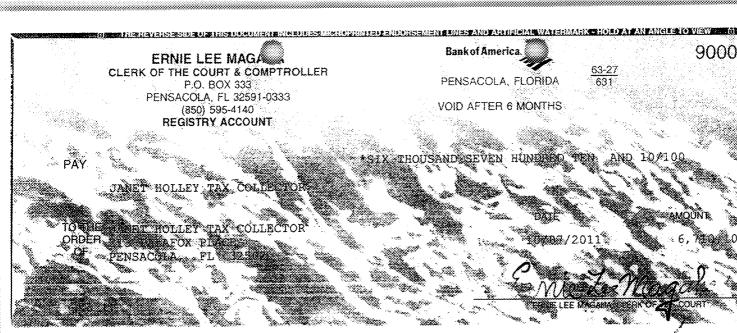
Case Number 10/07/2011 2009 TD 006563 Description PAYMENT TAX DEEDS Amount 407.55

9000015056

Check: 9000015056 10/07/2011 MIST GROUP LLC

Check Amount:

407.55



#9000015055# #1063100277# 898033991356#

## ERNIE LEE MAGAHA CLERK OF THE COURT & COMPTROLLER

9000015055

9000015055

Date 10/07/2011	Case Number 2009 TB 006095	Description PAYMENT TAX DEEDS	Amount 27807:21	
	2009 TD 006563	PAYMENT TAX DEEDS	7, 77, 89	
		enth and a second		

9000015055

Check: 9000015055 10/07/2011 JANET HOLLEY TAX COLLECTOR

Check Amount:

6.710.10