

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

TC 12, LLC BUYTHISTAXLIEN.COM
TC 12 LLC
TAMPA, Florida, 33601

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
537	01-4359-320	06/01/2010	06-1S3-033 LTS 4 5 6 BLK C CARROLLWOOD S/D PB 7 P 9 OR 6330 P 30 LESS OR 4075 P 1608 UNRUH SEC 6/7 T 1S R 30W

2011 TAX ROLL

AR TRADING INC
PO BOX 11455
PENSACOLA , Florida 32524

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.

mmattp777 (Matt Pallardy)

Applicant's Signature

10/17/2012

Date

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Oct 17, 2012 / 120919

This is to certify that the holder listed below of Tax Sale Certificate Number **2010 / 537** , issued the **1st day of June, 2010**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number: 01-4359-320**

Certificate Holder:
TC 12, LLC BUYTHISTAXLIEN.COM
TC 12 LLC
TAMPA, FLORIDA 33601

Property Owner:
AR TRADING INC
PO BOX 11455
PENSACOLA , FLORIDA 32524

Legal Description: 06-1S3-033

LTS 4 5 6 BLK C CARROLLWOOD S/D PB 7 P 9 OR 6330 P 30 LESS OR 4075 P 1608 UNRUH SEC 6/7 T 1S R 30W

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
2012	341.0000	06/01/12	\$995.87	\$0.00	\$49.79	\$1,045.66
2010	537	06/01/10	\$995.40	\$0.00	\$210.48	\$1,205.88

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	497.0000	06/01/11	\$1,000.40	\$6.25	\$109.84	\$1,116.49

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
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

\$3,368.03
\$0.00
\$150.00
\$75.00
\$3,593.03
\$3,593.03
\$6.25

*Done this 17th day of October, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Glenda Nakuror

Date of Sale: July 1, 2013

* 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

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**

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: 2010 TD 000537



00099936967

Dkt: TD83 Pg#:

3

Original Documents Follow



**Florida Department of Revenue
Unemployment Tax
NOTICE OF TAX LIEN**

UT Account # : 2711838
Business Partner # : 2277119
Contract Object # : 00014310279
Lien # : 1000000228941

RE:

A R TRADING INC
PO BOX 11455
PENSACOLA, FL 32524-1455

Pursuant to the provisions of Section 443.141(3)(a) and (g) Florida Statutes, known as the lien provisions of the Florida Unemployment Compensation Law, notice is hereby given that the above named employer is liable for the payment of unemployment tax to the Florida Department of Revenue. Pursuant to the provisions of said law, the following tax, interest, penalties, and fees which after demand for payment thereof remain unpaid, and that by virtue of the above mentioned law, the amount of said taxes together with interest, penalties, and other costs that may accrue in addition thereto, constitute a lien in favor of STATE OF FLORIDA DEPARTMENT OF REVENUE upon the title to and interest, whether legal or equitable, in any real property, chattels real, or personal property of said employer. Interest on unpaid tax will continue to accrue at 12 percent per annum until paid in full.

REPORTING PERIOD	TAX DUE	INTEREST AS OF	PENALTY DUE	RETURNED ITEM FEE	FILING FEE	TOTAL DUE
06/01/10 06/30/10	363.98	17.89	450.00	51.22	20.00	903.09
TOTAL AMOUNT OF TAX LIEN						903.09

Witness my hand and official seal in this City of Pensacola, Escambia County, Florida,

this 8th day of August, 2011



Lisa Echeverri, Executive Director
Department of Revenue
State of Florida

This Instrument Prepared by:

[Signature]
Authorized Agent

Please record this tax lien which has been prepared by a public officer other than a notary public. Send your invoice and docketing information to:

UT COLLECTIONS
FLORIDA DEPARTMENT OF REVENUE
1379 BLOUNTSTOWN HWY
TALLAHASSEE FL 32304-2716

**UCT-18LC
R. 01/08**



Florida Department of Revenue
WARRANT

A R TRADING INC
PO BOX 11455
PENSACOLA, FL 32524-1455

Tax : Corporate Income Tax
Business Partner # : 2277119
Contract Object # : 00013549210
FEIN : 204562116
Warrant # : 1000000239142

Re: Warrant issued under Chapter
220, 221
_____, Florida Statutes

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

WARRANT FOR COLLECTION OF DELINQUENT _____ Corporate Income Tax _____ TAX(ES).

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

TAX	\$	0.00
PENALTY	\$	330.00
INTEREST	\$	0.00
TOTAL	\$	330.00
FEE(S)	\$	0.00
GRAND TOTAL	\$	330.00

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

WITNESS my hand and official seal in this City of _____ Pensacola _____,
Escambia _____ County, Florida, this 28th day of October, 2011.

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

This instrument prepared by:

Authorized Agent

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



Form 668 (Y)(c) (Rev. February 2004)		5219 Department of the Treasury - Internal Revenue Service Notice of Federal Tax Lien			
Area: SMALL BUSINESS/SELF EMPLOYED AREA #3 Lien Unit Phone: (800) 913-6050		Serial Number 673092510		For Optional Use by Recording Office	
As provided by section 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.					
Name of Taxpayer A R TRADING INC, a Corporation UNIVERSAL JEWELERS					
Residence PO BOX 11455 PENSACOLA, FL 32524-1455					
IMPORTANT RELEASE INFORMATION: For each assessment listed below, unless notice of the lien is refiled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).					
Kind of Tax (a)	Tax Period Ending (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
941	09/30/2009	20-4562116	05/31/2010	06/30/2020	3756.40
941	12/31/2009	20-4562116	03/15/2010	04/14/2020	532.11
941	03/31/2010	20-4562116	06/07/2010	07/07/2020	2831.95
Place of Filing CLERK OF CIRCUIT COURT ESCAMBIA COUNTY PENSACOLA, FL 32595					Total \$ 7120.46

This notice was prepared and signed at BALTIMORE, MD, on this,

the 30th day of June, 2010.

Signature <u>R. A. Mitchell</u> for SUSAN SHAW	Title REVENUE OFFICER (850) 475-7338 23-09-2408
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(NOTE: Certificate of officer authorized by law to take acknowledgment is not essential to the validity of Notice of Federal Tax lien
Rev. Rul. 71-466, 1971 - 2 C.B. 409)

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Place of Filing CLERK OF CIRCUIT COURT ESCAMBIA COUNTY PENSACOLA, FL 32595					Total \$ 39848.64																																																												

This notice was prepared and signed at BALTIMORE, MD, on this,

the 13th day of January, 2010.

Signature <u>R. A. Mitchell</u> for SUSAN SHAW	Title REVENUE OFFICER (850) 475-7338 x1120 23-09-2408
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(NOTE: Certificate of officer authorized by law to take acknowledgment is not essential to the validity of Notice of Federal Tax lien
Rev. Rul. 71-466, 1971 - 2 C.B. 409)

Part 1 - Kept By Recording Office

Form 668(Y)(c) (Rev. 2-2004)
CAT. NO 60025X

Exhibit "A"

Lots 4, 5 and 6, Block C, CARROLLWOOD, as recorded in Plat Book 7, at Page 9 of the Public Records of Escambia County, Florida.

LESS AND EXCEPT:

Legal description of a portion of Lot 6, Block C, Carrollwood, more particularly described as follows: Beginning at an iron rod and cap marked #40 located at the Southeast corner of Lot 7, Block C, Carrollwood subdivision according to plat recorded in Plat Book 7 at Page 9 of the public records of Escambia County, Florida; thence North 54 degrees 18 minutes 10 seconds West (Platted Bearing) along the common boundary line between Lots 7 and 6 for 136.00 feet to an iron rod and cap at the Southwest corner of Lot 7; thence turn right 02 degrees 50 minutes 42 seconds and run South 51 degrees 27 minutes 28 seconds East for 136.12 feet to an iron rod on the West right of way line of Pickwood Drive (said point being on a curve having a radius of 658.73 feet, a chord bearing North 36 degrees 07 minutes 15 seconds East and a chord length of 6.76 feet); thence Northeast along the arc of said curve being the West right of way line for 6.76 feet to point of beginning.

File Number: 08-0010ROB/JW

Legal Description with Non Homestead
Closer's Choice

[NOTARY SEAL]

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 18th day of May, 2008 by
Abdur-Rehman Ahmed Adam, as President of A R Trading, Inc., a Texas corporation, d/b/a A R Property
Developer, who

[] Is personally known to me; or

[☒] Produced as Identification: _____

Notary Public, State of Florida
Printed name: _____

[NOTARY SEAL]

ROBERT O. BEASLEY
NOTARY PUBLIC - STATE OF FLORIDA
COMMISSION # DD579011
EXPIRES 7/30/2010
BONDED THRU 1-888-NOTARY1

agreement or agreements, assignments of rentals, financing statements and other instruments, shall stand as security for the repayment of the indebtedness, and Mortgagor covenants and agrees to conform, comply with and abide by each and every of the terms, covenants, conditions, agreements and stipulations of this Agreement as well as the terms, covenants, conditions, agreements and stipulations of the aforesaid Mortgage, as modified hereby, and all other security documents evidencing or securing the indebtedness.

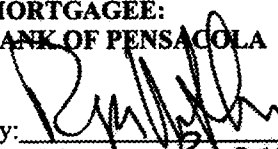
Except as modified and amended herein, all of the terms, covenants, conditions and provisions of the Mortgage remain unchanged and in full force and effect. Nothing contained herein shall impair or affect the validity or priority of the Mortgage. The execution of this Agreement shall not constitute a novation.

This Agreement shall be binding upon and inure to the benefit of any assignee or the respective heirs, executors, administrators, successors and assigns of the parties hereto.

This Agreement may be executed in any number of counterparts, each of which shall be an original but all of which taken together shall constitute one and the same instrument, and any of the parties hereto may execute any of such counterparts.

IN WITNESS WHEREOF, this instrument has been executed under seal by the parties hereto and delivered on the date and year first above written.

MORTGAGEE:
BANK OF PENSACOLA

By: 

Print Name: ROGER HUFFMAN
Its: VICE PRESIDENT

MORTGAGOR:
A R Trading, Inc., a Texas corporation
d/b/a A R Property Developer

By: 

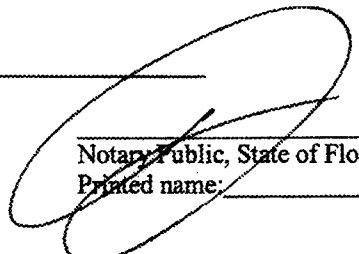
Abdur-Rehman Ahmed Adam, its President

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 14 day of May, 2008 by Roger Huffman as Vice President of Bank of Pensacola, on behalf of the bank who

[☒] Is personally known to me; or
[☐] Produced as Identification: _____

ROBERT O. BEASLEY
NOTARY PUBLIC - STATE OF FLORIDA
COMMISSION # DD579011
EXPIRES 7/30/2010
BONDED THRU 1-888-NOTARY1


Notary Public, State of Florida
Printed name: _____

Mortgagor covenants that Mortgagor is seized of the Additional Land in fee and has the right to convey the same in fee simple; that the same are free and clear of all encumbrances; that Mortgagor has done no act to encumber the Additional Land; that Mortgagor will warrant and defend the title to the same against the lawful claims of all persons whomsoever; and that Mortgagor will execute such further issuances of said lands as may be required.

IT IS MUTUALLY AGREED by and between the parties hereto that this Agreement shall become a part of the Mortgage Note and the Mortgage by reference and that nothing herein contained shall impair the security now held for said indebtedness, nor shall waive, annul, vary or affect any provision, condition, covenant or agreement contained in the Mortgage except as herein amended, nor affect or impair any rights, powers or remedies under the Mortgage as hereby amended. Furthermore, Mortgagee does hereby reserve all rights and remedies it may have as against all parties who may be or may hereafter become primarily or secondarily liable for the repayment of the indebtedness evidenced by the Mortgage Note, as hereby amended.

Mortgagor promises and agrees to pay the indebtedness evidenced by the Mortgage Note, as amended, in accordance with the terms thereof and agrees to perform all of the requirements, conditions and obligations under the terms of the Mortgage Note and the Mortgage as hereby modified and amended, those documents being hereby ratified and affirmed. The execution and delivery hereof shall not constitute a novation or modification of the lien, encumbrance or security title of the Mortgage, which Mortgage shall retain its priority as originally filed for record. Mortgagor expressly agrees that the Mortgage Note is in full force and effect, and that Mortgagor has no defense, claim, counterclaim or right of setoff, legal or equitable, arising out of or in connection with the loan transaction related hereto. Mortgagor waives, releases and discharges Mortgagee and its employees, agents and attorneys from any and all defenses, claims, counterclaims, demands, actions and causes of action whatsoever in law or at equity that Mortgagor ever had, now has or may hereafter have in connection with the loan transaction related hereto.

Mortgagor acknowledges that Mortgagee may reproduce (by electronic means or otherwise) any of the documents evidencing and/or securing the Mortgage Note and thereafter may destroy the original documents. Mortgagor does hereby agree that any document so reproduced shall be the binding obligation of Mortgagor, enforceable and admissible in evidence against it to the same extent as if the original documents had not been destroyed.

Mortgagor agrees to pay any and all documentary stamps and/or intangible taxes that may be assessed on account of the execution and/or recordation of this Agreement. Mortgagor agrees to pay such sums immediately upon receipt of notice of such amounts from Mortgagee. If Mortgagor fails to pay any such sums, Mortgagee may do so and any such payment by Mortgagee shall be added to the indebtedness secured by the Mortgage and shall bear interest from the date advanced to the date of recovery at the maximum rate of interest permitted under Florida law.

This Agreement shall be governed by and construed in accordance with the laws of the State of Florida without regard to principles of conflict of laws.

Any reference contained in the Mortgage, as amended herein, to the Mortgage shall hereinafter be deemed to be a reference to such document as amended hereby.

Nothing herein shall invalidate any security now held by Mortgagee for the payment of the indebtedness secured by the Mortgage, nor impair, nor release any covenant, condition, agreement or stipulation therein, and the same, as herein modified, shall continue in full force and effect. Any security held by Mortgagee as security for any of the indebtedness evidenced by the Mortgage Note, including without limiting the generality of the foregoing, any rights acquired by Mortgagee under any security

Prepared by and return to:
Robert O. Beasley
Litvak Beasley & Wilson, LLP
226 E. Government Street
Pensacola, FL 32502
File No. 08-0010ROB/JW

MODIFICATION AND SPREADER AGREEMENT

STATE OF FLORIDA)
COUNTY OF ESCAMBIA)

This MODIFICATION AND SPREADER AGREEMENT is made as of the ____ day of May, 2008 by and among Bank of Pensacola (the "Mortgagee") and A.R. Trading Inc., d/b/a AR Property Developer (the "Mortgagor").

RECITALS:

Mortgagor has made and issued a Revolving Promissory Note dated the 18th day of May, 2007 (as amended, renewed and extended, (the "Mortgage Note"). To secure the Mortgage Note and other obligations, Mortgagor executed and delivered a Mortgage, Assignment of Rents and Contracts and Security Agreement dated of even date with the Mortgage Note and recorded in official public records of the Clerk's Office of the Circuit Court for Escambia County, Florida in Official Records Book 6149, Page 1656, as modified or amended at Official Records Book 6214, Page 1041, (the "Mortgage"). The provisions, terms, covenants, conditions, obligations and other contents of the Mortgage by this reference are incorporated in and made a part of this Agreement. The Mortgage is made and incorporated herein pursuant to Section 695.02, Florida Statutes, as amended.

Mortgagor has requested that Mortgagee consent to and make certain modifications to the Mortgage.

As of the date hereof, the principal amount outstanding under the Mortgage Note is \$178,177.16.

Mortgagor has requested an additional loan advance for the acquisition of certain additional real property, and Mortgagee has agreed to make such advance but only if such additional real property is added as additional collateral security under the Mortgage, thereby spreading the Mortgage over the additional real property, all as hereafter set forth.

Mortgagee and Mortgagor mutually desire to modify and amend the Mortgage as hereinafter set out.

NOW, THEREFORE, Mortgagee and Mortgagor, in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged and the mutual covenants herein, do hereby agree that the Mortgage should be, and the same hereby is modified and amended as follows:

The Mortgage is amended to grant and convey, as additional secured collateral thereunder, the additional real property described on Exhibit A attached hereto as part hereof and recorded herewith (the "Additional Land"), by adding the Additional Land, and the legal description attached hereto as Exhibit A, to the Mortgage, as additional land conveyed under the Mortgage and Mortgagor does hereby grant, bargain, sell, alien, remise, release, convey, assign, transfer, mortgage, hypothecate, pledge, deliver, set over, warrant and confirm unto Mortgagee, its successors and assigns forever, all right, title and interest of Mortgagor in and to, and spread the Mortgage and the lien thereof over, the Additional Land.

RESIDENTIAL SALES ABUTTING ROADWAY MAINTENANCE DISCLOSURE

ATTENTION; Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, Sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. NOTE: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of Roadway: 9600 Block of Pickwood Drive, Pensacola, Florida 32514

Legal Address of Property: Lots 4, 5 and 6, Block C, CARROLLWOOD, as recorded in Plat Book 7, at Page 9 of the Public Records of Escambia County, Florida.

LESS AND EXCEPT:

Legal description of a portion of Lot 6, Block C, Carrollwood, more particularly described as follows: Beginning at an iron rod and cap marked #40 located at the Southeast corner of Lot 7, Block C, Carrollwood subdivision according to plat recorded in Plat Book 7 at Page 9 of the public records of Escambia County, Florida; thence North 54 degrees 18 minutes 10 seconds West (Platted Bearing) along the common boundary line between Lots 7 and 6 for 136.00 feet to an iron rod and cap at the Southwest corner of Lot 7; thence turn right 02 degrees 50 minutes 42 seconds and run South 51 degrees 27 minutes 28 seconds East for 136.12 feet to an iron rod on the West right of way line of Pickwood Drive (said point being on a curve having a radius of 658.73 feet, a chord bearing North 36 degrees 07 minutes 15 seconds East and a chord length of 6.76 feet); thence Northeast along the arc of said curve being the West right of way line for 6.76 feet to point of beginning.

The County (☒) has accepted (☐) has not accepted the abutting roadway for paved maintenance.

This form completed by:

Litvak Beasley & Wilson, LLP
P. O. Box 13503
Pensacola, FL 32591

Prepared by:
Robert O. Beasley
Litvak, Beasley & Wilson, LLP
226 East Government Street, Post Office Box 13503
Pensacola, Florida 32591-3503
File Number: 08-0010ROB/JW

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Witness Printed Name

Robert Beasley

Witness Printed Name

Julia A. Wilson

State of Florida

County of Escambia

The foregoing instrument was acknowledged before me this 14th day of May, 2008, by Roger J. Huffman as Vice President of Bank of Pensacola, on behalf of said Bank, who is personally known to me or who has produced Driver's License as identification.

Notary Public
Print Name:

My Commission Expires:

ROBERT O. BEASLEY
NOTARY PUBLIC - STATE OF FLORIDA
COMMISSION # DD579011
EXPIRES 7/30/2010
BONDED THRU 1-888-NOTARY1

Prepared by:
Robert O. Beasley
Litvak, Beasley & Wilson, LLP
226 East Government Street, Post Office Box 13503
Pensacola, Florida 32591-3503
File Number: 08-0010ROB/JW

General Warranty Deed

Made this May 14, 2008 A.D. By **Bank of Pensacola**, whose address is: P.O. Box 12966, Pensacola, Florida 32591-2966, (hereinafter called the "Grantor"), to **AR Trading Inc. a TX corporation d/b/a AR Property Developer**, whose post office address is: 7171 N. Davis Highway, Pensacola, FL 32504, (hereinafter called the "Grantee"):

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Escambia County, Florida, viz:

Lots 4, 5 and 6, Block C, CARROLLWOOD, as recorded in Plat Book 7, at Page 9 of the Public Records of Escambia County, Florida.

LESS AND EXCEPT:

Legal description of a portion of Lot 6, Block C, Carrollwood, more particularly described as follows: Beginning at an iron rod and cap marked #40 located at the Southeast corner of Lot 7, Block C, Carrollwood subdivision according to plat recorded in Plat Book 7 at Page 9 of the public records of Escambia County, Florida; thence North 54 degrees 18 minutes 10 seconds West (Platted Bearing) along the common boundary line between Lots 7 and 6 for 136.00 feet to an iron rod and cap at the Southwest corner of Lot 7; thence turn right 02 degrees 50 minutes 42 seconds and run South 51 degrees 27 minutes 28 seconds East for 136.12 feet to an iron rod on the West right of way line of Pickwood Drive (said point being on a curve having a radius of 658.73 feet, a chord bearing North 36 degrees 07 minutes 15 seconds East and a chord length of 6.76 feet); thence Northeast along the arc of said curve being the West right of way line for 6.76 feet to point of beginning.

Parcel ID Number: 06-1S-30-3300-004-003

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 the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2007.

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: 7-1-2013

TAX ACCOUNT NO.: 01-4359-320

CERTIFICATE NO.: 2010-537

In compliance with Section 197.256, Florida Statutes, the following is a list of names and addresses of those persons, firms and/or agencies having legal interest in or claim against the above described property. The above referenced tax sale certificate is being submitted as proper notification of tax deed sale.

YES NO

 X Notify City of Pensacola, P.O. Box 12910, 32521
 X Notify Escambia County, 190 Governmental Center, 32502
 X Homestead for tax year.

AR Trading Inc. dba
AR Property Developer
P.O. Box 70906
Albany, GA 31708
and
P.O. Box 11455
Pensacola, FL 32524-1455

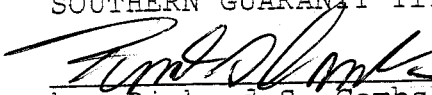
Internal Revenue Service
400 W. Bay St., Ste 35045
Jacksonville, FL 32202-4437

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

Coastal Bank & Trust
formerly Bank of Pensacola
125 W. Romana St., 4th Floor
Pensacola, FL 32502

Certified and delivered to Escambia County Tax Collector,
this 8th day of January, 2013.

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 ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 10010

December 26, 2012

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

1. Mortgage Modification and Spreader Agreement executed by AR Trading, Inc. DBA AR Property Developer to Coastal Bank & Trust formerly Bank of Pensacola, dated 05/14/2008 and recorded in Official Record Book 6330 on page 33 of the public records of Escambia County, Florida. given to secure the original principal sum of \$178,177.16. UCC-1 Financing Statement recorded in O.R. Book 6330, page 38.
2. Tax Lien filed by IRS recorded in O.R. Book 6553, page 1654, and O.R. Book 65612, page 10634.
3. Tax Lien filed by Florida Dept. of Revenue recorded in O.R. Book 6780, page 680, and O.R. Book 6751, page 59.
4. Taxes for the year 2009-2011 delinquent. The assessed value is \$57,000.00. Tax ID 01-4359-320.

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 ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 10010

December 26, 2012

Lots 4, 5 and 6, Block C, CARROLLWOOD, as recorded in Plat Book 7, at Page 9 of the Public Records of Escambia County, Florida.

LESS AND EXCEPT:

Legal description of a portion of Lot 6, Block C, Carrollwood, more particularly described as follows: Beginning at an iron rod and cap marked #40 located at the Southeast corner of Lot 7, Block C, Carrollwood subdivision according to plat recorded in Plat Book 7 at Page 9 of the public records of Escambia County, Florida; thence North 54 degrees 18 minutes 10 seconds West (Platted Bearing) along the common boundary line between Lots 7 and 6 for 136.00 feet to an iron rod and cap at the Southwest corner of Lot 7; thence turn right 02 degrees 50 minutes 42 seconds and run South 51 degrees 27 minutes 28 seconds East for 136.12 feet to an iron rod on the West right of way line of Pickwood Drive (said point being on a curve having a radius of 658.73 feet, a chord bearing North 36 degrees 07 minutes 15 seconds East and a chord length of 6.76 feet); thence Northeast along the arc of said curve being the West right of way line for 6.76 feet to point of beginning.

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.: 10010

December 26, 2012

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 12-26-1992, through 12-26-2012, and said search reveals the following:

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

AR Trading, Inc. DBA AR Property Developer

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: 

December 26, 2012

PAM CHILDERS
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
FAMILY LAW
JURY ASSEMBLY
JUVENILE
MENTAL HEALTH
MIS
OPERATIONAL SERVICES
PROBATE
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: 2010 TD 000537



00087774917

Dkt: TD82 Pg#:

17

Original Documents Follow

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON July 1, 2013, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That TC 12, LLC holder of Tax Certificate No. 00537, issued the 1st day of June, A.D., 2010 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LTS 4 5 6 BLK C CARROLLWOOD S/D PB 7 P 9 OR 6330 P 30 LESS OR 4075 P 1608 UNRUH
SEC 6/7 T 1S R 30W

SECTION 06, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 014359320 (13-446)

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

AR TRADING INC DBA AR PROPERTY DEVELOPER

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at the courthouse door at 9:00 A.M. on the first Monday in the month of July, which is the 1st day of July 2013.

Dated this 30th day of May 2013.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Maryline Avila not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.

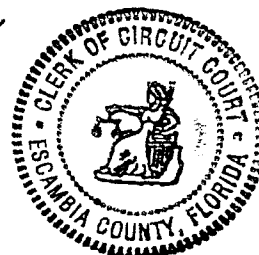
PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Post Property:

9600 HOLLOWBROOK DR BLK

By:

Maryline Avila
Deputy Clerk



WARNING

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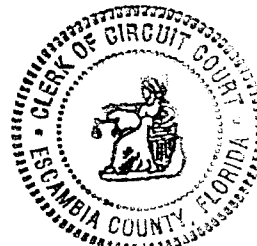
Dated this 30th day of May 2013.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Maryline Avila not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:

Maryline Avila
Deputy Clerk



**STATE OF FLORIDA
COUNTY OF ESCAMBA**

**CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED**

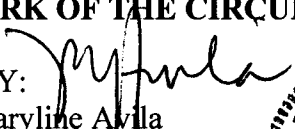
CERTIFICATE # 00537 of 2010

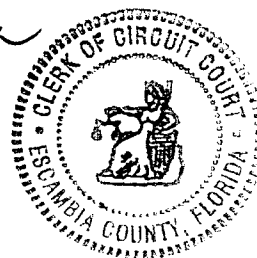
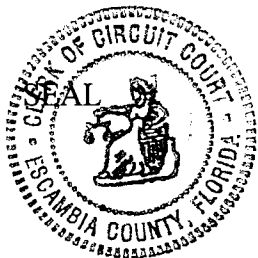
I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBA COUNTY, FLORIDA, do hereby certify that I did on May 30, 2013, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

AR TRADING INC DBA AR PROPERTY DEVELOPER PO BOX 70906 ALBANY, GA 31708	AR TRADING INC DBA AR PROPERTY DEVELOPER PO BOX 11455 PENSACOLA, FL 32524-1455
COASTAL BANK & TRUST FKA BANK OF PENSACOLA 125 W ROMANA ST, 4TH FLOOR PENSACOLA, FL 32502	IRS COLLECTION ADVISORY GROUP STOP 5710 400 W BAY STREET JACKSONVILLE FL 32202
FLORIDA DEPT OF REVENUE 3670 NORTH L ST STE C PENSACOLA, FL 32505-5254	

WITNESS my official seal this 30th day of May 2013.

**PAM CHILDERS
CLERK OF THE CIRCUIT COURT**

BY: 
Maryline Avila
Deputy Clerk



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

COASTAL BANK & TRUST [13-446]
FKA BANK OF PENSACOLA
125 W ROMANA ST, 4TH FLOOR
PENSACOLA, FL 32502

2. Article Number

(Transfer from service label)

7009 2250 0003 8664 3843

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *R. Broxson*☐ Agent☐ Addressee

B. Received by (Printed Name)

R. BROXSON

C. Date of Delivery

5/31/03

D. Is delivery address different from item 1? ☐ YesIf YES, enter delivery address below: ☐ No

3. Service Type

☐ Certified Mail☐ Express Mail☐ Registered☐ Return Receipt for Merchandise☐ Insured Mail☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

FLORIDA DEPT OF REVENUE [13-446]
3670 NORTH L ST STE C
PENSACOLA, FL 32505-5254

2. Article Number

(Transfer from service label)

7009 2250 0003 8664 3867

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *R. Harris*☐ Agent☐ Addressee

B. Received by (Printed Name)

R. Harris

C. Date of Delivery

D. Is delivery address different from item 1? ☐ YesIf YES, enter delivery address below: ☐ No

3. Service Type

☒ Certified Mail☐ Express Mail☐ Registered☐ Return Receipt for Merchandise☐ Insured Mail☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

PAM CHILDERS

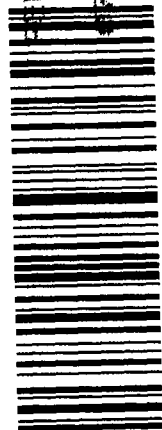
CLERK OF THE CIRCUIT COURT & CLERK-ROLLER
OFFICIAL RECORDS DIVISION

221 Palafox Place

P.O. Box 333

Pensacola, FL 32591-0333

CERTIFIED MAIL™



7009 2250 0003 8664 3836

PENSACOLA FL 325

neopost

05/30/2013

JUN 1 2013 PM 1

US POSTAGE \$06.17

FIRST CLASS MAIL



ZIP 32502

041L11221084



☒ FORWARDING ORDER EXPIRED
☒ ATTEMPTED NOT KNOWN
☐ NO SUCH NUMBER
☐ INSUFFICIENT ADDRESS
☐ NO MAIL RECEIPTABLE
☐ REFUSED ☐ UNCLAIMED

AR TRADING INC DBA AR PROPERTY

DEVELOPER [13-446]

PO BOX 11455

PENSACOLA, FL 32524-1455

NL
5/7/1



WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON July 1, 2013, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

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**LTS 4 5 6 BLK C CARROLLWOOD S/D PB 7 P 9 OR 6330 P 30 LESS OR 4075 P 1608 UNRUH
SEC 6/7 T 1S R 30W**

SECTION 06, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 014359320 (13-446)

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

AR TRADING INC DBA AR PROPERTY DEVELOPER

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at the courthouse door at 9:00 A.M. on the first Monday in the month of July, which is the 1st day of July 2013.

Dated this 30th day of May 2013.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Maryline Avila not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.

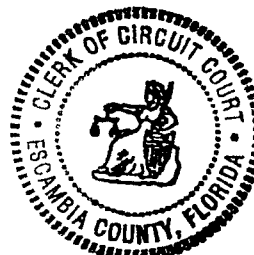
**PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA**

Post Property:

9600 HOLLOWBROOK DR BLK

By: *M. Avila*

Maryline Avila
Deputy Clerk



2013 MAY 29 A 10:17

RECEIVED

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO13CIV026286NON

Agency Number: 13-008883

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 00537, 2010

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEEDS

Plaintiff: RE: AR TRADING INC DBA AR PROPERTY DEVELOPER

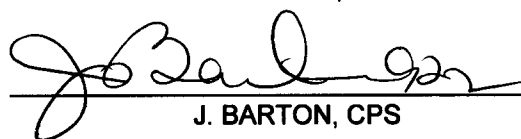
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 5/29/2013 at 10:17 AM and served same at 8:35 AM on 6/4/2013 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERKS OFFICE.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: 

J. BARTON, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: NDCURRAN

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

AR TRADING INC DBA AR PROPERTY
DEVELOPER [13-446]
PO BOX 70906
ALBANY, GA 31708

COMPLETE THIS SECTION ON DELIVERY

A. Signature  ☒ Agent
X ☐ Addressee

B. Received by (Printed Name) AR TRADING C. Date of Delivery 6-11-13

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☒ No

3. Service Type
☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number 7009 2250 0003 8664 3829
(Transfer from service label)

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540



Coastal Bank and Trust

a division of **SYNOVUS BANK**

P.O. BOX 12966 • PENSACOLA, FL 32591-2966

OFFICIAL CHECK

183012481

64-60
611

DATE June 25, 2013

PAY FOUR THOUSAND FIVE HUNDRED EIGHTY EIGHT DOLLARS AND TWENTY EIGHT CENTS

TO
THE ORDER
OF
ESCAMBIA COUNTY CLERK OF COURT***

\$***4,588.28**

REMITTER COASTAL BANK AND TRUST
FOR TAX DEED FOR A R TRADING

PAYABLE THROUGH SYNOVUS BANK COLUMBUS, GEORGIA

AUTHORIZED SIGNATURE

⑈ 183012481 ⑈ ⑆061100606⑆

30135745⑈

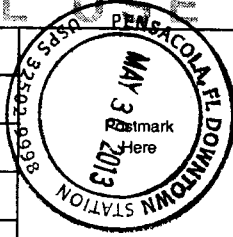


U.S. Postal ServiceTM
CERTIFIED MAILTM RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com.

OFFICIAL USE

Postage	\$ 0.46
Certified Fee	3.10
Return Receipt Fee (Endorsement Required)	2.55
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 6.11



Sent To
Street, Apt. No.,
or PO Box No.
City, State, ZIP+4

AR TRADING INC DBA AR PROPERTY
DEVELOPER [13-446]
PO BOX 70906
ALBANY, GA 31708

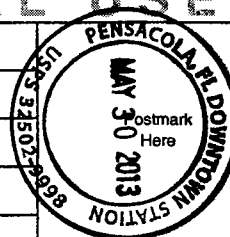
PS Form 3800, A

U.S. Postal ServiceTM
CERTIFIED MAILTM RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com.

OFFICIAL USE

Postage	\$ 0.46
Certified Fee	3.10
Return Receipt Fee (Endorsement Required)	2.55
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 6.11



Sent To
Street, Apt. No.,
or PO Box No.
City, State, ZIP+4

IRS COLLECTION ADVISORY
GROUP STOP 5710 [13-446]
400 W BAY STREET
JACKSONVILLE FL 32202

PS Form 3800, A

U.S. Postal ServiceTM
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or PO Box No.
City, State, ZIP+4

COASTAL BANK & TRUST [13-446]
FKA BANK OF PENSACOLA
125 W ROMANA ST, 4TH FLOOR
PENSACOLA, FL 32502

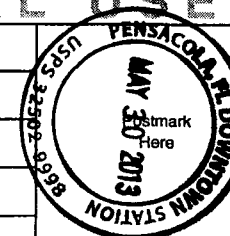
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or PO Box No.
City, State, ZIP+4

AR TRADING INC DBA AR PROPERTY
DEVELOPER [13-446]
PO BOX 11455
PENSACOLA, FL 32524-1455

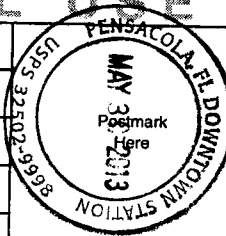
PS Form 3800, A

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Street, Apt. No.,
or PO Box No.
City, State, ZIP+4

FLORIDA DEPT OF REVENUE [13-446]
3670 NORTH L ST STE C
PENSACOLA, FL 32505-5254

PS Form 3800, A

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1468526	Receipt Date	11/02/2012
Case Number	2010 TD 000537		
Description	TC12 LLC BUYTHISTAXLIEN.COM VS		
Action	TAX DEED APPLICATION		
Judge			
Received From	TC12 LLC BUYTHISTAXLIEN.COM		
On Behalf Of	TC12 LLC BUYTHISTAXLIEN.COM		

Total Received	401.00
Net Received	401.00
Change	0.00

Receipt Payments	Amount	Reference Description
Check	401.00	3057

Receipt Applications	Amount
Holding	341.00
Service Charge	60.00

Deputy Clerk: mkj Transaction Date 11/02/2012 14:41:48

Comments



Chris Jones

Escambia County Property Appraiser

[Real Estate Search](#)
[Tangible Property Search](#)
[Amendment 1 Calculations](#)
[Back](#)

[Navigate Mode](#)
[Account](#)
[Reference](#)

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General Information Reference: 061S303300004003 Account: 014359320 Owners: AR TRADING INC Mail: PO BOX 70906 ALBANY, GA 31708 Situs: 9600 HOLLOWBROOK DR BLK. 32514 Use Code: VACANT RESIDENTIAL Taxing Authority: COUNTY MSTU Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Janet Holley, Escambia County Tax Collector		2012 Certified Roll Assessment Improvements: \$0 Land: \$57,000 Total: \$57,000 Save Our Homes: \$0 Disclaimer Amendment 1 Calculations																														
Sales Data <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>05/14/2008</td> <td>6330</td> <td>30</td> <td>\$45,000</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>12/04/2007</td> <td>6261</td> <td>627</td> <td>\$100</td> <td>QC</td> <td>View Instr</td> </tr> <tr> <td>09/18/2007</td> <td>6228</td> <td>1639</td> <td>\$30,000</td> <td>CT</td> <td>View Instr</td> </tr> <tr> <td>12/1991</td> <td>3232</td> <td>655</td> <td>\$42,500</td> <td>QC</td> <td>View Instr</td> </tr> </tbody> </table> Official Records Inquiry courtesy of Ernie Lee Magaha, Escambia County Clerk of the Court		Sale Date	Book	Page	Value	Type	Official Records (New Window)	05/14/2008	6330	30	\$45,000	WD	View Instr	12/04/2007	6261	627	\$100	QC	View Instr	09/18/2007	6228	1639	\$30,000	CT	View Instr	12/1991	3232	655	\$42,500	QC	View Instr	2012 Certified Roll Exemptions None Legal Description LTS 4 5 6 BLK C CARROLLWOOD S/D PB 7 P 9 OR 6330 P 30... Extra Features None
Sale Date	Book	Page	Value	Type	Official Records (New Window)																											
05/14/2008	6330	30	\$45,000	WD	View Instr																											
12/04/2007	6261	627	\$100	QC	View Instr																											
09/18/2007	6228	1639	\$30,000	CT	View Instr																											
12/1991	3232	655	\$42,500	QC	View Instr																											
Parcel Information Restore Map Get Map Image Launch Interactive Map																																
Section Map Id: 06-1S-30-2 Approx. Acreage: 1.0800 Zoned: R-1																																

State of Florida
My Commission Expires 03/24/2016
My Commission No. EE 207775

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
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

9000019043

PAY

*FOUR THOUSAND EIGHT HUNDRED TWENTY-TWO AND 30/100

TC12 LLC

TO THE
ORDER
OF

TC12 LLC
PO BOX 3385
TAMPA, FL 33601

DATE

AMOUNT

07/02/2013

\$4,822.30

Pam Childers
PAM CHILDERS, CLERK OF CIRCUIT COURT & COMPTROLLER



⑈9000019043⑈ ⑆063100277⑆ 898033991356⑈

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER

9000019043

07/02/2013 2010 TD 003033	Case # 2010 TD 003033 Registry Check	3,474.94
07/02/2013 2010 TD 008310	Case # 2010 TD 008310 Registry Check	449.12
07/02/2013 2010 TD 007621	Case # 2010 TD 007621 Registry Check	449.12
07/02/2013 2010 TD 000537	Case # 2010 TD 000537 Registry Check	449.12

9000019043

07/02/2013 TC12 LLC

\$4,822.30

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
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

9000019028

PAY

*SIX HUNDRED SIXTY-FOUR AND 44/100

COASTAL BANK & TRUST

TO THE
ORDER
OF

COASTAL BANK & TRUST
125 W ROMANA ST
4TH FLOOR
PENSACOLA, FL 32502

DATE

AMOUNT

07/02/2013

\$664.44

Pam Childers
PAM CHILDERS, CLERK OF COURT & COMPTROLLER



⑈9000019028⑈ ⑆063100277⑆ 898033991356⑈

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER

9000019028

07/02/2013 2010 TD 000813	Case # 2010 TD 000813 Registry Check	312.75
07/02/2013 2010 TD 000537	Case # 2010 TD 000537 Registry Check	139.92
07/02/2013 2010 TD 011867	Case # 2010 TD 011867 Registry Check	211.77

9000019028

07/02/2013 COASTAL BANK & TRUST

\$664.44

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
P.O. BOX 333
PENSACOLA, FL 32591-0333
(850) 595-4140
REGISTRY ACCOUNT

Bank of America

PENSACOLA, FLO. A

VOID AFTER 6 MONTHS

63-27
631

9000019039

PAY

*SEVENTY-EIGHT THOUSAND ONE HUNDRED SEVENTY-SEVEN AND 16/100

JANET HOLLEY TAX COLLECTOR

TO THE
ORDER
OF

JANET HOLLEY TAX COLLECTOR
213 PALAFOX PLACE
PENSACOLA, FL 32502

DATE

AMOUNT

07/02/2013

\$78,177.16

Pam Childers
PAM CHILDERS, CLERK OF CIRCUIT COURT & COMPTROLLER



⑈9000019039⑈ ⑈063100277⑈ 898033991356⑈

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER

9000019039

07/02/2013 2011 TD 000439	Case # 2011 TD 000439 Registry Check	5,027.84
07/02/2013 2010 TD 000537	Case # 2010 TD 000537 Registry Check	4,036.69
07/02/2013 2010 TD 011867	Case # 2010 TD 011867 Registry Check	15,575.98
07/02/2013 2010 TD 008310	Case # 2010 TD 008310 Registry Check	4,042.78
07/02/2013 2010 TD 000813	Case # 2010 TD 000813 Registry Check	16,935.31
07/02/2013 2009 TD 003997	Case # 2009 TD 003997 Registry Check	2,170.98
07/02/2013	Additional payments total:	30,387.58

9000019039

07/02/2013 JANET HOLLEY TAX
COLLECTOR

\$78,177.16

2010 TD 7017 1,498.53
2010 TD 12100 5,486.01
2011 TD 02254 20,146.24
2010 TD 07621 3,256.80

7-3-13

Dickie Tennant