

Recorded in Public Records 10/30/2007 at 11:03 AM OR Book 6240 Page 339,
Instrument #2007102852, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL Recording \$10.00

Recorded in Public Records 08/30/2007 at 11:33 AM OR Book 6209 Page 827,
Instrument #2007083599, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

IN THE COUNTY COURT
OF THE FIRST JUDICIAL CIRCUIT
IN AND FOR ESCAMBIA COUNTY, FLORIDA

UCN:
Case No.: 06 SC 6108
Division:

Atlantic Credit & Finance Inc.
Assignee from Household Bank
Post Office Box 13386,
Roanoke, VA 24033,

Plaintiff,
vs.

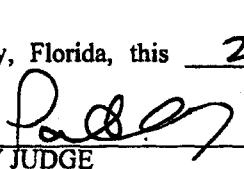
WANDA M. GANDY,
Defendant.

DEFAULT FINAL JUDGMENT

The Defendant failing to appear for the Pre-Trial Conference on December 5, 2006, and the Plaintiff filing the appropriate pleadings in this matter, it is

ORDERED AND ADJUDGED that Plaintiff, Atlantic Credit & Finance Inc. Assignee from Household Bank, recovers from Defendant, WANDA M. GANDY, the sum of \$1,686.50 on principal, pre-judgment interest of \$369.05, with costs in the sum of \$180.00, and attorney's fees of \$0.00, making a total of \$2,235.55, which shall accrue interest at a rate of eleven percent (11%) per annum, for all of which let execution issue.

DONE AND ORDERED at Escambia County, Florida, this 23⁰ day of
August, 2007.


COUNTY JUDGE

CERTIFICATE OF SERVICE

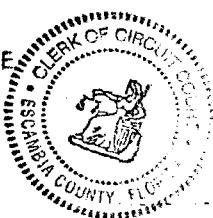
I HEREBY CERTIFY that a true and correct copy of the foregoing has been furnished by United States Mail to Wanda M. Gandy, Defendant, at 711 West Pinestead Road, Pensacola FL 32505, and Ralph S. Marcadis, Esquire, Attorney for Plaintiff, at 5104 South Westshore Blvd., Tampa, Florida 33611, this _____ day of _____, 2007.

70815/E14894/cmc

CERTIFIED TO BE A TRUE COPY
OF THE ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
ERNIE LEE MAGAHA, CLERK
CIRCUIT COURT AND COUNTY COURT
ESCAMBIA COUNTY, FLORIDA

BY Amber McLean DC

DATE 10/25/2007



Case: 2006 SC 006108

00046571975
Dkt: CC1033 Pg#:

COUNTY CIVIL DIVISION
FILED & RECORDED

JULY AUG 27 2007 3:25

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

Recorded in Public Records 11/18/2009 at 01:16 PM OR Book 6530 Page 996,
Instrument #2009079174, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL Recording \$10.00

Recorded in Public Records 06/23/2009 at 11:41 AM OR Book 6475 Page 540,
Instrument #2009041948, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NO: 2007 CC 005766

CAVALRY PORTFOLIO SERVICES, LLC AS ASSIGNEE
OF CAVALRY SPV I, LLC AS ASSIGNEE OF FORD
CREDIT US

Plaintiff,

vs.

WANDA W GANDY

Defendant(s).

DEFAULT FINAL JUDGMENT

THIS CAUSE came before the Court upon Plaintiff's Motion for Default Final Judgment, and the Court, having reviewed the file and noting that the Defendant was served and failed to file an answer or other responsive pleading within the time allowed by law, and being otherwise advised in the premises; hereby

ORDERS AND ADJUDGES that the Plaintiff, whose address is 7 Skyline Drive, Hawthorne, NY 10532, shall recover from the Defendant(s) WANDA W GANDY \$5,402.09 in principal; \$300.00 in costs; pre-judgment interest in the amount of \$882.33 for the period 07-05-2007 to 06-10-2009; for a total of \$6,584.42, that shall bear interest at the rate of eight (8%) percent per annum.

FOR ALL OF WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in Chambers in, ESCAMBIA County, Florida this 18
day of JUNE, 2009.



Copies furnished:
WAGNER & HUNT, P.A.,
Attorneys for Plaintiff
Post Office Box 934788
Margate, Florida 33093-4788

WANDA W GANDY
711 PINESTEAD RD
PENSACOLA, FL 32505
Account #48063000000029392223

CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL

ERNIE LEE MAGAHA
CLERK & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA

BY: REILLY MURKIN D.C.

Case: 2007 CC 005766

00030418458
Dkt: CC1033 Pg#:

CLERK OF CIRCUIT COURT
ERNIE LEE MAGAHA
ESCAMBIA COUNTY, FLORIDA
COURT
COUNTY CIVIL DIVISION
FILED & RECORDED
2009 JUN 18 P 2:36
REILLY MURKIN

Recorded in Public Records 06/23/2009 at 11:41 AM OR Book 6475 Page 540,
Instrument #2009041948, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NO: 2007 CC 005766

**CAVALRY PORTFOLIO SERVICES, LLC AS ASSIGNEE
OF CAVALRY SPV I, LLC AS ASSIGNEE OF FORD
CREDIT US**

Plaintiff,

vs.

WANDA W GANDY

Defendant(s).

DEFAULT FINAL JUDGMENT

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ORDERS AND ADJUDGES that the Plaintiff, whose address is 7 Skyline Drive, Hawthorne, NY 10532, shall recover from the Defendant(s) WANDA W GANDY \$5,402.09 in principal; \$300.00 in costs; pre-judgment interest in the amount of \$882.33 for the period 07-05-2007 to 06-10-2009; for a total of \$6,584.42, that shall bear interest at the rate of eight (8%) percent per annum.

FOR ALL OF WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in Chambers in, ESCAMBIA County, Florida this 18
day of June, 2009.

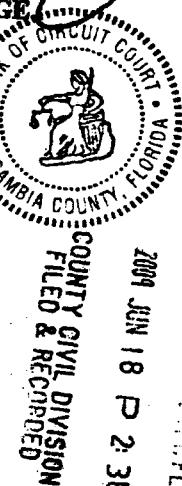
[Signature]
JUDGE

Copies furnished:
WAGNER & HUNT, P.A.,
Attorneys for Plaintiff
Post Office Box 934788
Margate, Florida 33093-4788

WANDA W GANDY
711 PINESTEAD RD
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Account #48063000000029392223

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CIRCUIT COURT AND COUNTY COURT
ESCAMBIA COUNTY, FLORIDA"

BY: D. M. Johnson D.C.



2009 JUN 18 P 2:36
ERNIE LEE MAGAHAN
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
Case: 2007 CC 005766
00030419458
Dkt: cc1033 pg#:

REBUILD NORTHWEST FLORIDA, INC.
HHRP/Housing Repair Assistance Program

Administered by:
City of Pensacola
Department of Housing
P.O. Box 12910
Pensacola, Florida 32521-0031
Phone: (850) 453-7500
Fax: (850) 453-7483

LIEN AGREEMENT

Applicant Name (s)	Address of Property	(xx) Deferred Payment Grant
Wanda Gandy	711 Pinestead Pensacola FL 32505-	
Total Amount of Lien*	Total Amount Due to Date	Date of Sale or Vacate
\$ 7,614.02	\$ _____	_____

*The total amount of the lien will not exceed \$15,000.00. The adjusted amount reflecting actual cost will be used when recording the lien.

Legal Description of Property:

LT 6BLK 26 OR 3311 P 713 WEDGEWOOD UNIT NO 1 PB 5 P 14

I, the undersigned, owner occupant of said property do hereby agree that I will continue to occupy and maintain the rehabilitated housing unit for at least a five (5) year period from the date of execution of this lien agreement. I will not sell, transfer ownership or rent the property to any other person or persons during this five (5) year period. The lien will depreciate at the rate of twenty percent (20%) per year for a period of five (5) years. I understand that this lien will not be subordinated under any circumstances.

If the property is sold, ownership is transferred to another party or parties, or the property is converted to rental occupancy during the five (5) year period, I do hereby agree that I or my heir(s) will repay to the Escambia/Pensacola State Housing Initiatives Partnership (SHIP) Program Trust Fund, the undepreciated portion of the total lien amount cited above. If the property is sold, the undepreciated portion shall be paid lump sum from the proceeds of the sale. If the property is rented or transferred to another party, the undepreciated portion shall be considered a loan and a repayment plan will be established. The undepreciated portion to be repaid shall be calculated on a daily rate, based upon the number of days remaining in the five (5) year period, from the date of sale, rental or transfer of said property.

May 1, 2006 Signature: Wanda Gandy
Date

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Before me the undersigned Notary Public, personally appeared Wanda Gandy who () is personally known to me or who () has produced FL Driver License as identification and who () did () did not take an oath. Given under my hand and official seal on this day,



91 N
1/2/94
MORTGAGE DEED

100-33115 14

Made this 29th day of January 1993

BETWEEN WANDA M. SALTER, A divorced and unremarried woman.

called the Mortgagor(s) and ASSOCIATES FINANCIAL SERVICES OF AMERICA, INC.,
called the Mortgagee.

WITNESSETH. That the said Mortgagor(s), for good and valuable consideration that receipt whereof is hereby acknowledged, do(es) grant, bargain and sell to the said Mortgagee, its successors and assigns forever, the following described land, situate, lying and being in the County of Escambia, State of Florida, to-wit:

Lot 6, Block 26, Wedgewood, Unit No. 1, a subdivision in Escambia County, Florida, according to plat thereof recorded in Plat Book 5, Page 14, of the Public Records of said county.

and the rents, issues and profits thereof, and the said Mortgagor(s) do(es) hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

PROVIDED ALWAYS, That if said Mortgagor(s), her heirs, legal representatives or assigns, shall pay to the said Mortgagee, its legal representatives or assigns, a certain loan agreement dated January 29, 1993 in the amount of \$ 36,426.00, together with interest as provided in the loan agreement, and shall perform and comply with each and every stipulation, agreement and covenant of said loan agreement and of this Mortgage, then this Mortgage and the estate hereby created shall be void.

Mortgagor(s) covenant(s) to pay the interest and principal promptly when due; to pay the taxes and assessments on said property; to carry insurance against fire on the building on said land for not less than \$ 35,025, approved by the Mortgagee, with standard mortgage loss clause payable to Mortgagee, the policy to be held by the Mortgagee, to keep the building on said land in proper repair. Mortgagor(s) further covenant(s) not to sell, further encumber or transfer title to the property encumbered by this Mortgage without Mortgagee's prior written approval.

Should Mortgagor(s) sell, convey, transfer or dispose of said property, or any part thereof, or any interest therein, or agree to do so without the written consent of Mortgagee being first obtained, then Mortgagee shall have the right, at its option, to declare all sums secured hereby immediately due and payable.

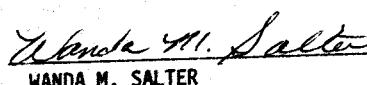
Should any of the above covenants be broken, then said loan agreement and all moneys secured hereby shall, without demand, if the Mortgagee, its legal representatives or assigns, so elect, at once become due and payable and the mortgage be foreclosed, and all costs and expenses of collection of said moneys with or without suit, including a reasonable fee for the Mortgagee's attorney, shall be paid by the Mortgagor(s), and the same are hereby secured.

IN WITNESS WHEREOF, The said Mortgagor(s) hereunto set her hand
and seal the day and year first above written.

Signed, sealed and delivered in our presence:

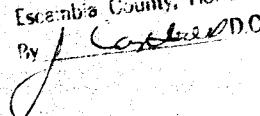

Debi Lindon

DEBI LINDON


WANDA M. SALTER

LS


RICHARD HARLESS
This instrument prepared by: Debi Lindon
Address: 409 N. Pace Blvd.
Pensacola, FL 32505

2-4-93
Received \$ 137.25 in
payment of Documentary Stamps
on instrument dated 1/27/93 and
72.86 in payment of
Intangible Personal
Property Tax.
By Comptroller
Escambia County, Florida
By  D.C.

Name: Associates Financial Services Co.
of Florida, Inc.

Address: 409 N. Pace Blvd.
Pensacola, FL 32505

This instrument Prepared by:

Debi Lindon
409 N. Pace Blvd.
Pensacola, FL 32505

Property Appraiser's Parcel Identification (Folio Number):

Grantor(s) S.S. #s:

... SPACE ABOVE THIS LINE FOR PROCESSING DATA
This Quit-Claim Deed, Executed this 21st day of January, A.D. 1993, by

ALEX S. SALTER, a married man.

first party, to

WANDA M. SALTER

whose post office address is

711 Pinestead Rd., Pensacola, FL 32505

second party:

(Whenever used herein the terms "first party" and "second party" shall include regular and agent, heirs, legal representatives, and
assigns of individuals, and the successors and assigns of corporations, whenever the context so requires.)

Witnesseth. That the said first party, for and in consideration of the sum of \$163.50 in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Escambia, State of Florida, to-wit:

Lot 6, Block 26, Wedgewood, Unit .0. 1, a subdivision in Escambia County, Florida, according to plat thereof recorded in Plat Book 5, Page 14, of the Public Records of said county.

Above described property is not the homestead of the grantor.

His address: 1697 Saxon Street
Pensacola, FL 32505

O.S. PD. 163.50
DATE 2-4-93
JOE A. FLOWERS, COMPTROLLER
BY: *Joe A. Flowers* D.C.
CERS REG. NO. 5A-2043328-27-01

To Name and to Hold The same together with all and singular the appurtenances thereto belonging or in anywise appertaining, and all the estate, right, title, interest, ten, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

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

Signed, sealed and delivered in the presence of:

Debi Lindon
Witness Signature (or to Co-Signer, if any)

Wanda M. Salter
Printed Name

Ronald A. Quell
Witness Signature (or to Co-Signer, if any)

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SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE
PENSACOLA, FLORIDA 32503
TEL. (850) 478-8121 FAX (850) 476-1437
Email: rcsqt@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 7-2-2012

TAX ACCOUNT NO.: 03-1194-000

CERTIFICATE NO.: 2010-1924

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

Notify City of Pensacola, P.O. Box 12910, 32596

Notify Escambia County, 190 Governmental Center, 32502

Homestead for _____ tax year.

Wanda M. Gandy aka
Wanda M. Salter
711 Pinestead Rd.
Pensacola, FL 32505

Escambia/Pensacola SHIP Program TRust Fund
P.O. Box 12910
Pensacola, FL 32521-0031

Citifinancial Services, Inc.
formerly Associates Financial
Services of America, Inc.
5280 Corporate Dr.
Frederick, MD 21703

Cavalry Portfolio Services, LLC as Assignee
of Cavalry SPV I, as assignee of Ford Credit US
7 Skyline Dr.
Hawthorne, NY 10532

Atlantic Credit & Finance Inc.
assignee from Household Bank
P.O. Box 13386
Roanoke, VA 24033

Certified and delivered to Escambia County Tax Collector,
this 26th day of April, 2012.

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.: 9138

April 25, 2012

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

1. That certain mortgage executed by Wanda M. Salter in favor of Associates Financial Services of America, Inc. dated and recorded 02/04/1993 in Official Records Book 3311, page 714 of the public records of Escambia County, Florida, in the original amount of \$36,426.00
2. That certain mortgage executed by Wanda M. Gandy in favor of Escambia/Pensacola SHIP Program Trust Fund dated 05/01/2006 and recorded 06/09/2006 in Official Records Book 5925, page 1393 of the public records of Escambia County, Florida, in the original amount of \$7,614.02.
3. Judgment filed by Atlantic Credit & Finance Inc. Assignee from Household Bank recorded in O.R. Book 6240, page 337.
4. Judgment filed by Cavalry Portfolio Services, LLC as assignee of Cavalry SPV I, LLC as assignee of Ford Credit US recorded in O.R. Book 6518, page 1110, and O.R. Book 6530, page 996.
5. MSBU Lien filed by Escambia County recorded in O.R. Book 4314, page 11.
6. Taxes for the year 2009-2010 delinquent. The assessed value is \$54,320.00. Tax ID 03-1194-000.

PLEASE NOTE THE FOLLOWING:

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

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 9138

April 25, 2012

Lot 6, Block 26, Wedgewood Unit No. 1, as per plat thereof, recorded in Plat Book 5, Page 14, of the Public Records of Escambia County, Florida

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.: 9138

April 25, 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 04-25-1992, through 04-25-2012, and said search reveals the following:

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

Wanda M. Gandy AKA Wanda M. Salter

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: 

April 25, 2012

ERNIE LEE MAGANA
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 001924



00025424046

Dkt: TD82 Pg#:

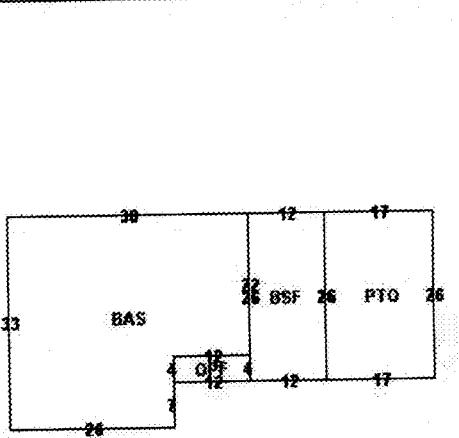
|||

Original Documents Follow



BUILDING

BUILDING 1 - ADDRESS: 711 PINESTRAW RD, CITY: BIRMINGHAM, STATE: AL, ZIP: 35223, YEAR BUILT: 1972

Structural Elements	
FOUNDATION-SLAB ON GRADE	
EXTERIOR WALL-CONCRETE	
BLOCK	
NO. PLUMBING FIXTURES-5.00	
DWELLING UNITS-1.00	
ROOF FRAMING-GABLE	
ROOF COVER-COMPOSITION SHG	
INTERIOR WALL-PANEL-PLYWOOD	
INTERIOR WALL-DRYWALL-PLASTER	
NO. STORIES-1.00	
FLOOR COVER-CARPET	
FLOOR COVER-HARDWOOD/PARQUET	
DECOR/MILLWORK-AVERAGE	
HEAT/AIR-CENTRAL H/AC	
STRUCTURAL FRAME-MASONRY PIL/STL	
Areas - 1924 Total SF	
BASE AREA - 1122	
BASE SEMI FIN - 312	
OPEN PORCH FIN - 48	
PATIO - 442	

Images



8/3/11



6/28/02

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.



Chris Jones

Escambia County Property Appraiser

ESC09 Home

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

[Back](#)

Navigate Mode **Account**
 Reference

[Print Friendly Version](#)

General Information		2011 Certified Roll Assessment	
Reference:	261S305100060026	Improvements:	\$44,820
Account:	031194000	Land:	\$9,500
Owners:	GANDY WANDA M SALTER		
Mail:	711 PINESTEAD RD PENSACOLA, FL 32505		
Situs:	711 PINESTEAD RD 32505		
Use Code:	SINGLE FAMILY RESID		
Taxing Authority:	COUNTY MSTU		
Tax Inquiry:	Open Tax Inquiry Window		
Tax Inquiry link courtesy of Janet Holley, Escambia County Tax Collector		Disclaimer	

Sales Data		2011 Certified Roll Exemptions	
Sale Date	Book Page	Value	Official Records (New Window)
01/1993	3311	713	\$15,500 WD View Instr
07/1979	1349	353	\$100 SC View Instr
02/1979	1310	241	\$100 OT View Instr
01/1972	632	1	\$17,900 WD View Instr
Official Records Inquiry courtesy of Enie Lee Magaha, Escambia County Clerk of the Court		HOMESTEAD EXEMPTION	
General Description		LT 6 BLK 26 OR 3311 P 713 WEDGEWOOD UNIT NO 1 PB 5 P 14	
Extra Features		PATIO	

Parcel Information	Search Map	Get Map Images	Launch Interactive Map
Section Map Id: <u>25-1S-30-2</u>			

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**PPF HOLDINGS III LTD.
C/O US BANK AS CUSTODIAN
CINCINNATI, Ohio, 45264-5051**

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
1924	03-1194-000	06/01/2010	26-1S3-051 LT 6 BLK 26 OR 3311 P 713 WEDGEWOOD UNIT NO 1 PB 5 P 14

2011 TAX ROLL

GANDY WANDA M SALTER
711 PINESTEAD RD
PENSACOLA , Florida 32505

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.

tda2012 (Taimur Jamil)

Applicant's Signature

04/05/2012

Date

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Apr 5, 2012 / 120043

This is to certify that the holder listed below of Tax Sale Certificate Number 2010 / 1924, 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: 03-1194-000

Certificate Holder:
PPF HOLDINGS III LTD.
C/O US BANK AS CUSTODIAN
CINCINNATI, OHIO 45264-5051

Property Owner:
GANDY WANDA M SALTER
711 PINESTEAD RD
PENSACOLA, FLORIDA 32505

Legal Description: 26-1S3-051
LT 6 BLK 26 OR 3311 P 713 WEDGEWOOD UNIT NO 1 PB 5 P 14

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
2011	1947.0000	06/01/11	\$586.50	\$0.00	\$34.95	\$621.45
2010	1924	06/01/10	\$596.09	\$0.00	\$68.55	\$664.64

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) \$1,286.09
2. Total of Delinquent Taxes Paid by Tax Deed Application \$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant (2011) \$516.88
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 \$2,027.97
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 \$2,027.97
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. \$27,160.00
15. Statutory (Opening) Bid; Total of Lines 12 thru 14
16. Redemption Fee \$6.25
17. Total Amount to Redeem

*Done this 5th day of April, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Condice LewisDate of Sale: July 2, 2012

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

ERNIE LEE MAGANA
 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

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

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

Case # 2010 TD 001924
Redeemed Date 04/20/2012

Name SHERELL S HUDSON 215 PONDEROSA CIRCLE MIDWAY, FLORIDA 32343

Clerk's Total = TAXDEED	\$419.05
Due Tax Collector = TAXDEED	\$2,131.73
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$40.00

Apply Docket Codes

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
-------------	---------------	-------------	--------------------	-------------------	-------------------

FINANCIAL SUMMARY

No Information Available - See Dockets



Print Date:

4/20/2012 10:21:47

AM

Transaction #: 930529

Receipt #: 201223963

Cashier Date: 4/20/2012 10:21:47 AM (MAVILA)

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

Customer Information	Transaction Information	Payment Summary
(TXD) TAX DEED DIVISION CLERK OF THE CIRCUIT COURT 221 PALAFOX PLACE Pensacola, FL 32502	Date Received: 04/20/2012 Source Code: Over the Counter Q Code: Return Code: Government Trans Type: Recording Agent Ref Num:	Total Fees \$401.00 Total Payments \$401.00

1. Payments

 CLERK	\$401.00
---	----------

0. Recorded Items

0. Search Items

1. Miscellaneous Items

 (MISCfee) MISCELLANEOUS FEES TAX CERT#01924 OF 2010			
TAXCT	1		\$60.00
TAXCR	341		\$341.00

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1403265	Receipt Date	04/20/2012

Case Number	2010 TD 001924
-------------	----------------

Description	PPP HOLDINGS III LTD VS
-------------	-------------------------

Action TAX DEED APPLICATION

Judge

Received From PPP HOLDINGS III LTD

On Behalf Of PPP HOLDINGS III LTD

Total Received	401.00
Net Received	401.00
Change	0.00

Receipt Payments	Amount	Reference Description
Cash	401.00	ONCORE TRANS#930529

Receipt Applications	Amount
Holding	341.00
Service Charge	60.00

Deputy Clerk: mavila Transaction Date 04/20/2012 10:23:00

Comments

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1403278	Receipt Date	04/20/2012

Case Number	2010 TD 001924
-------------	----------------

Description	PPP HOLDINGS III LTD VS
-------------	-------------------------

Action TAX DEED APPLICATION

Judge

Received From SHERELL S HUDSON

On Behalf Of PPP HOLDINGS III LTD

Total Received	2,650.78
Net Received	2,650.78
Change	0.00

Receipt Payments	Amount	Reference	Description
OTC Credit Card	2,650.78	6405556	

Receipt Applications	Amount
Holding	2,650.78

Deputy Clerk: nlk Transaction Date 04/20/2012 10:36:33

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



BRANCH OFFICES
 ARCHIVES AND RECORDS
 JUVENILE DIVISION
 CENTURY

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

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: 031194000 Certificate Number: 001924 of 2010

Payor: SHERELL S HUDSON 215 PONDEROSA CIRCLE MIDWAY, FLORIDA 32343 Date
04/20/2012

Clerk's Check #	6405556	Clerk's Total	\$419.05
Tax Collector Check #	1	Tax Collector's Total	\$2,131.73
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	\$2,650.78

ERNIE LEE MAGAHA
 Clerk of the Circuit Court

Received By:
 Deputy Clerk

A handwritten signature in black ink, appearing to read "Sherell Hudson", which is identified as the Deputy Clerk in the text above.

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>



Your payment has been successfully processed.

OTC Receipt Number:6405556

04/20/2012 10:55 AM

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

Name On Card: SHERELL S HUDSON

Card Type: VISA

Item Amount: \$2,650.78

Service Fee: \$92.78

Total Charge: \$2743.56

CUSTOMER SIGNATURE: Per phone request
(850) 443-2370

There is a non-refundable 3.5% fee per transaction to provide this service.

This service fee is charged by MyFloridaCounty.com.

Your Credit Card Statement will display the vendor name of MyFloridaCounty.com for billing details. For Information on refunds or for general inquiries, please call customer support on (877) 326 8689.



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

Tax Deed - Redemption Calculator

Account: 031194000 Certificate Number: 001924 of 2010

Redemption	No	Application Date	04/05/2012	Interest Rate	18%
------------	----	------------------	------------	---------------	-----

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 07/02/2012	Redemption Date 04/20/2012
Months	3	0
Tax Collector	\$2,027.97	\$2,027.97
Tax Collector Interest	\$91.26	\$0.00
Tax Collector Fee	\$12.50	\$12.50
Total Tax Collector	\$2,131.73	\$2,040.47
Clerk Fee	\$60.00	\$60.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$221.00	\$221.00
App. Fee Interest	\$18.05	\$0.00
Total Clerk	\$419.05	\$401.00
Postage	\$60.00	\$0.00
Researcher Copies	\$40.00	\$0.00
Total Redemption Amount	\$2,650.78	\$2,441.47
	Repayment Overpayment Refund Amount	\$209.31 + 120 + 221 = \$531

Notes	ACTUAL SHERIFF \$80.00 COM FEE \$ 4/19/2012 wanda gandy called for quote...nlk
-------	--

Submit

Reset

Print Preview

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER
P.O. BOX 339
PENSACOLA, FL 32591
(850) 595-4140
REGISTRY ACCOUNT

Bank of America

PENSACOLA, FLO
VOID AFTER 6 MONTHS

63-27
631

900001578

PAY

SHERELL S HUDSON

TO THE SHERELL S HUDSON
ORDER 216 PONDEROSA CIRCLE
OF MIDWAY, FL 32343

*FIVE HUNDRED FIFTY AND 31/100

DATE AMOUNT
04/24/2012 550.31

Ernie Lee Magaha

ERNIE LEE MAGAHA, CLERK OF THE COURT

9000015787 063100277 898033991356**

Date Case Number
04/24/2012 2010 TD 001924

Description
PAYMENT TAX DEEDS

9000015787

Amount
550.31

Check: 9000015787 04/24/2012 SHERELL S HUDSON

Check Amount: 550.31

9000015787

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
PROBATE
TRAFFIC



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS

OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

4/24/2012

PPF HOLDINGS III LTD
C/O US BANK AS CUSTODIAN
PO BOX 645051
CINCINNATI, OH 45264

Dear Certificate Holder:

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

Tax Cert. #	Account #	Sale	Appl. Fees	Interest	Total
01924/2010	03-1194-000	7/02/2012	401.00	0	401.00
02557/2010	04-1332-105	7/02/2012	401.00	0	401.00
07243/2010	10-1532-325	8/06/2012	401.00	0	401.00
02924/2010	04-4300-000	7/02/2012	401.00	0	401.00
02828/2010	04-2895-500	7/02/2012	401.00	0	401.00

TOTAL \$2,005.00

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

By: *Maryline Avila*
Maryline Avila, Tax Deeds Division

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER
P.O. BOX 332
PENSACOLA, FL 32581-0332
(850) 595-4140
REGISTRY ACCOUNT

Bank of America

53-27
631

9000015784

PENSACOLA, FLO
VOID AFTER 6 MONTHS

PAY

PPF HOLDINGS III LTD

TO THE PPF HOLDINGS III LTD
ORDER, C/O THE BANK AS CUSTODIAN
OF P.O. BOX 545051
CINCINNATI, OH 45260

TWO THOUSAND FIVE AND 00/100

DATE
04/24/2012

AMOUNT
2,005.00

Ernie Lee Magaha

ERNIE LEE MAGAHA, CLERK OF THE COURT

9000015784 063100277 898033991356**

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000015784

Date	Case Number	Description	Amount
04/24/2012	2010 TD 001924	PAYMENT TAX DEEDS	401.00
04/24/2012	2010 TD 002557	PAYMENT TAX DEEDS	401.00
04/24/2012	2010 TD 007243	PAYMENT TAX DEEDS	401.00
04/24/2012	2010 TD 002924	PAYMENT TAX DEEDS	401.00
04/24/2012	2010 TD 002844	PAYMENT TAX DEEDS	401.00

9000015784

Check: 9000015784 04/24/2012 PPF HOLDINGS III LTD

Check Amount: 2,005.00

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER
P.O. BOX 3300
PENSACOLA, FL 32502-3300
(850) 595-4140
REGISTRY ACCOUNT

Bank of America

PENSACOLA, FLORIDA

VOID AFTER 6 MONTHS

90000157

PAY

JANET HOLLEY, TAX COLLECTOR

TO: JANET HOLLEY, TAX COLLECTOR
ORDER OF: TAX DEEDS
OF: PENSACOLA, FL

FOUR THOUSAND SIX HUNDRED DOLLARS AND 06/100

AMOUNT
24,606.06

4/24/2012

Ernie Lee Magaha

CLERK OF THE COURT & COMPTROLLER

#9000015778# 1063100277# 898033991356#

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000015778

Date	Case Number	Description	Amount
04/24/2012	2010 TD 002924	PAYMENT TAX DEEDS	3,609.84
04/24/2012	2010 TD 002924	PAYMENT TAX DEEDS	3,609.84

Check: 9000015778 04/24/2012 JANET HOLLEY TAX COLLECTOR

Check Amount: 24,606.06

9000015778

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 2, 2012, 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 PPF HOLDINGS III LTD holder of Tax Certificate No. 02913, 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:

LT 1 BLK 6 WOODLAND HEIGHTS UNIT NO 3 PB 4 P 33 OR 4306/4453 P 304/1258

SECTION 49, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 044170000 (12-076)

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

LATONYA CREWS and GEORGIA MAE WASHINGTON

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 2nd day of July 2012.

Dated this 31st day of May 2012.

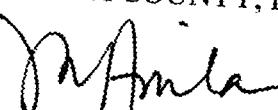
In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Maryline Avila not later than seven days prior to the proceeding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

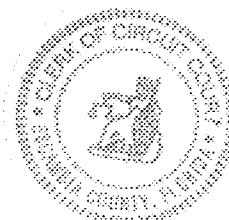
Personal Services:

**GEORGIA MAE WASHINGTON
711 GENTIAN DR
PENSACOLA, FL 32503**

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

By:


Maryline Avila
Deputy Clerk



W A R N I N G

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 2, 2012, 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 PPF HOLDINGS III LTD holder of Tax Certificate No. 02913, 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:

LT 1 BLK 6 WOODLAND HEIGHTS UNIT NO 3 PB 4 P 33 OR 4306/4453 P 304/1258

SECTION 49, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 044170000 (12-076)

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

LATONYA CREWS and GEORGIA MAE WASHINGTON

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 2nd day of July 2012.

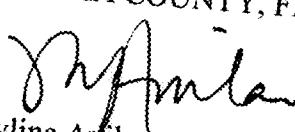
Dated this 31st day of May 2012.

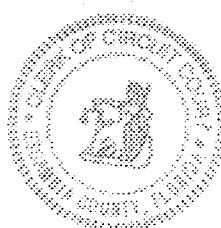
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Personal Services:

**LATONYA CREWS
711 GENTIAN DR
PENSACOLA, FL 32503**

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

By: 
Maryline Avila
Deputy Clerk



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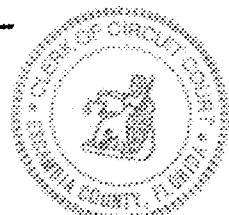
Post Property:

711 GENTIAN DR

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

By: *M. Avila*

Maryline Avila
Deputy Clerk



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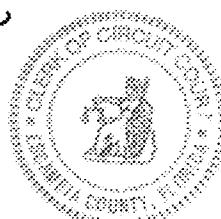
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ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:


Maryline Avila
Deputy Clerk



**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

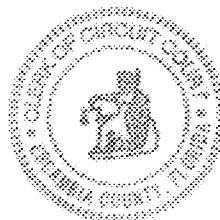
CERTIFICATE # 02913 of 2010

I, ERNIE LEE MAGAHA, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on May 31, 2012, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

LATONYA CREWS 711 GENTIAN DR PENSACOLA, FL 32503	GEORGIA MAE WASHINGTON 711 GENTIAN DR PENSACOLA, FL 32503
--	---

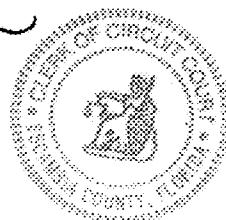
WITNESS my official seal this 31th day of May 2012.

SEAL



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

BY: *M. Avila*
Maryline Avila
Deputy Clerk



ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION

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

CENTURY

**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 002913

00027901697
Dkt: TD81 Pg#:

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Original Documents Follow