

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Jun 20, 2013 / 130257

This is to certify that the holder listed below of Tax Sale Certificate Number **2010 / 4323**, 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: 06-3179-000**

Certificate Holder:
TRC-SPE LLC US BANK, CUSTODIAN FOR TRC-SPE
50 SOUTH 16TH STREET SUITE 195
PHILADELPHIA, PENNSYLVANIA 19102

Property Owner:
REEVES JOSEPH A
2010 HAMILTON CROSSING DR
CANTONMENT, FLORIDA 32533

Legal Description: 30-2S3-010

S1/2 OF LTS 4 5 BLK G BLOUNT RE S/D OF KUPFRIAN PARK W OF O ST PB 1 P 87 OR 5607 P 1763 CA 128

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
2010	4323	06/01/10	\$833.74	\$0.00	\$173.52	\$1,007.26

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
2013	3689.0000	06/01/13	\$752.20	\$6.25	\$37.61	\$796.06
2012	4058.0000	06/01/12	\$776.82	\$6.25	\$79.95	\$863.02
2011	4174.0000	06/01/11	\$811.53	\$6.25	\$109.90	\$927.68

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County) \$3,594.02
2. Total of Delinquent Taxes Paid by Tax Deed Application \$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant \$150.00
4. Ownership and Encumbrance Report Fee \$75.00
5. Tax Deed Application Fee \$3,819.02
6. Total Certified by Tax Collector to Clerk of Court \$3,819.02
7. Clerk of Court Statutory Fee \$0.00
8. Clerk of Court Certified Mail Charge \$0.00
9. Clerk of Court Advertising Charge \$0.00
10. Sheriff's Fee \$0.00
11. \$0.00
12. Total of Lines 6 thru 11 \$3,819.02
13. Interest Computed by Clerk of Court Per Florida Statutes.....(%) \$0.00
14. One-Half of the assessed value of homestead property. If applicable pursuant to section 197.502, F.S. \$0.00
15. Statutory (Opening) Bid; Total of Lines 12 thru 14 \$0.00
16. Redemption Fee \$6.25
17. Total Amount to Redeem \$6.25

*Done this 20th day of June, 2013

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Shirley Rich, CFCDate of Sale: 9th December 2013 Senior Deputy Tax Collector

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

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**TRC-SPE LLC US BANK, CUSTODIAN FOR TRC-SPE
50 SOUTH 16TH STREET SUITE 195
PHILADELPHIA, Pennsylvania, 19102**

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
4323	06-3179-000	06/01/2010	30-2S3-010 S1/2 OF LTS 4 5 BLK G BLOUNT RE S/D OF KUPFRIAN PARK W OF O ST PB 1 P 87 OR 5607 P 1763 CA 128

2012 TAX ROLL

REEVES JOSEPH A
2010 HAMILTON CROSSING DR
CANTONMENT , Florida 32533

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.

trcspellc (Dan Friedman)
Applicant's Signature

06/20/2013
Date

ERNE LEE MAGAH
CIRCUIT COURT CLERK
ESCAMBIA COUNTY, FL

**IN THE COUNTY COURT IN AND FOR
ESCAMBIA COUNTY, FLORIDA**

2008 JAN 23 P 3:30

CITIFINANCIAL SERVICES, INC
605 Munn Road
Ft. Mill SC 29715

COUNTY CIVIL DIVISION
FILED & RECORDED

Plaintiff,
vs.

JOSEPH A REEVES and CHERYL REEVES,
S.S.#: [REDACTED] / S.S.#: [REDACTED]
Defendant(s).

Case No.: 2008-CC-6179

JUDGMENT AFTER DEFAULT

This action was heard after entry of default against defendant and **IT IS ADJUDGED**
that Plaintiff, Citifinancial Services, Inc, recovers from Defendant, Joseph A Reeves and Cheryl
Reeves, the sum of \$ 9735.58 on principal, \$350.00 for attorney's fees, costs in the sum of
\$360.00, and prejudgment interest of \$681.45 making a total of \$11127.03 that shall bear interest
at the prevailing rate of 8% per year as provided for by Florida Statute and for which let
execution issue.

DONE AND ORDERED in Escambia County, Florida, on Jan. 23, 2009.



County Judge

cc: Kenneth L. Salomone, Esq., 1701 W. Hillsboro Blvd, Suite 202, Deerfield Beach, FL 33442, and
Joseph A Reeves & Cheryl Reeves, 2010 Hamilton Crossing Drive, Pensacola FL 32506

Case: 2008 CC 006179

[REDACTED]

00085563543

Dkt: CC1036 Pg#:

Recorded in Public Records 01/08/2008 at 11:02 AM OR Book 6272 Page 358,
Instrument #2008001449, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

IN THE COUNTY COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA

CASE NO: 2004-CC-4091

PORFOLIO RECOVERY
ASSOCIATES, LLC

Plaintiff
vs.

JOSEPH A REEVES
CHERYL E REEVES

Defendant(s)

IT IS HEREBY ORDERED AND ADJUDGED THAT:

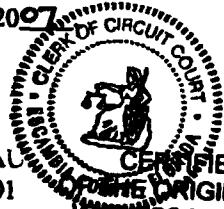
Plaintiff whose address is 140 Corporate Blvd., Suite 100 Norfolk, VA 23502 shall recover from Defendant(s) JOSEPH A REEVES & CHERYL E REEVES the principal sum of \$7,024.70, stipulated attorney's fees in the amount of \$750.00, interest in the amount of \$207.47, and post-stipulation attorney's fees in the amount of \$ 750, that shall bear interest at the rate of 11% per annum, for all of the above let execution issue.

IT IS FURTHER ORDERED AND ADJUDGED THAT:

The Defendant(s) shall complete under oath the Fact Information Sheet (Florida Rules of Civil Procedure Form 1.977) including all required attachments, and return it to the Plaintiff's attorney, within 45 days from the date of this Judgment, unless the Judgment is satisfied or a post judgment discovery is stayed.

DONE AND ORDERED at Pensacola, Escambia County, Florida on this the 31 day of

December, 2007



31
JAN - 2 P 3:00
COUNTY COURT JUDGE
DIVISION
ERINIE LEE MAGAHAN
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
BY Amber M. L. DC
DATE 5/30/08

Copies furnished to:
HAYT, HAYT & LANDAU
7765 SW 87 Ave, Suite 101
Miami, FL 33173

JOSEPH A REEVES
CHERYL E REEVES
2010 Hamilton Crossing Dr
Cantonment Florida 32533
04-06127-0

Case: 2004 CC 004091
00076578135
Dkt: CC1033 Pg#:

PREPARED BY: KC WILSON
AFTER RECORDATION RETURN TO:
Vertical Mortgage
20 Pacifica, Suite 190
Irvine, CA 92618

ASSIGNMENT OF MORTGAGE

LOAN #: 0360118065

FOR VALUABLE CONSIDERATION:

ASSIGNOR: U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE

ASSIGNOR ADDRESS: 1100 VIRGINIA DRIVE, FORT WASHINGTON, PA 19034

HEREBY GRANTS, ASSIGNS, AND TRANSFERS TO:

ASSIGNEE: VERTICAL MORTGAGE FUND I LLC

ASSIGNEE ADDRESS: 7700 IRVINE CENTER DRIVE, SUITE 150, IRVINE, CA 92618

ALL BENEFICIAL INTEREST UNDER THAT CERTAIN MORTGAGE:

DATED: 11/21/06

ORIGINAL LOAN AMOUNT: \$62,250.00

MORTGAGOR/BORROWER: JOSEPH A REEVES

ORIGINAL MORTGAGEE/BENEFICIARY: FIRST NATIONAL BANK OF ARIZONA

RECORDED IN THE OFFICIAL REAL PROPERTY RECORDS OF ESCAMBIA COUNTY, FLORIDA

RECORDED: 11/29/06 IN BOOK/VOLUME/LIBER: 6038 PAGE: 1423 - 1445 DOCUMENT: 2006118658

PROPERTY SUBJECT TO LIEN: 1407 NORTH P STREET, PENSACOLA, FL 32505

ALL DOCUMENTARY STAMP TAXES DUE AND PAYABLE OR TO BECOME DUE AND PAYABLE
PURSUANT TO §.201.22 F.S. HAVE BEEN PAID

TOGETHER WITH THE PROMISSORY NOTE SECURED BY SAID MORTGAGE AND ALSO ALL
RIGHTS ACCRUED OR TO ACCRUE UNDER SAID MORTGAGE.

DATED: 11/17/11 U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE,
RESIDENTIAL FUNDING COMPANY, LLC FKA RESIDENTIAL
FUNDING CORPORATION, ATTORNEY-IN-FACT

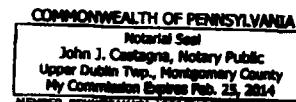
BY: Steven Green
NAME: STEVEN GREEN
TITLE: AUTHORIZED OFFICER

COMMONWEALTH OF PENNSYLVANIA) SS:
COUNTY OF MONTGOMERY

ON Nov 17, 2011, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND
FOR SAID STATE, PERSONALLY APPEARED Steven Green, Amed, PA, O.F.C.L.
PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE)
TO BE THE DULY AUTHORIZED PERSON WHO EXECUTED THE WITHIN INSTRUMENT ON
BEHALF OF THE Assignor, AND ACKNOWLEDGED TO ME THAT SUCH
Assignor EXECUTED THE WITHIN INSTRUMENT PURSUANT TO ITS BY-LAWS OR A
RESOLUTION OF ITS BOARD OF DIRECTORS.

WITNESS MY HAND AND OFFICIAL SEAL.

John J. Castagna
NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
MY COMMISSION EXPIRES: 2-25-14



DO NOT GO BELOW THIS LINE

EXHIBIT "A"

South $\frac{1}{2}$ of Lots 4 and 5, Block G, according to Blount's Resubdivision of KUPFRIAN PARK, recorded in Plat Book 1, Page 87, being a portion of Section 30, Township 2 South, Range 30 West, in Escambia County, Florida.

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any Rider executed by Borrower and recorded with it.

signals, stored and converted in the presence of a magnetic field.

Johnnie Engel
Johnnie Engel



JOSEPH A. REEVES (Seal)
-Borrower

Estrella Lugo

(Address)

(Address) _____ (Address)

(Seal) _____ (Seal)
-Borrower _____ -Borrower

(Address) _____ (Address)

(Seal) _____ (Seal)
-Borrower _____ -Borrower

(Address) (Address)

5300029708

(P) "RESPA" means the Real Estate Settlement Procedures Act (12 U.S.C. Section 2601 et seq.) and its implementing regulation, Regulation X (24 C.F.R. Part 3500), as they might be amended from time to time, or any additional or successor legislation or regulation that governs the same subject matter. As used in this Security Instrument, "RESPA" refers to all requirements and restrictions that are imposed in regard to a "federally related mortgage loan" even if the Loan does not qualify as a "federally related mortgage loan" under RESPA.

(Q) "Successor in Interest of Borrower" means any party that has taken title to the Property, whether or not that party has assumed Borrower's obligations under the Note and/or this Security Instrument.

TRANSFER OF RIGHTS IN THE PROPERTY

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Note; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to MERS (solely as nominee for Lender and Lender's successors and assigns) and to the successors and assigns of MERS, the following described property located in the COUNTY [Type of Recording Jurisdiction] of Escambia [Name of Recording Jurisdiction]:

SEE ATTACHED LEGAL DESCRIPTION

Parcel ID Number: 302530-1002-041-007
1407 North P Street
Pensacola
(Property Address):

which currently has the address of
[Street]
[City], Florida 32505 [Zip Code]

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property." Borrower understands and agrees that MERS holds only legal title to the interests granted by Borrower in this Security Instrument, but, if necessary to comply with law or custom, MERS (as nominee for Lender and Lender's successors and assigns) has the right: to exercise any or all of those interests, including, but not limited to, the right to foreclose and sell the Property; and to take any action required of Lender including, but not limited to, releasing and canceling this Security Instrument.

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1-6A(FL) (0005).02

Page 3 of 16

Initials: 

Form 3010 1/01

Lender is a **NATIONAL BANKING ASSOCIATION**
 organized and existing under the laws of **United States of America**
 Lender's address is **1665 W. Alameda Drive, Tempe, AZ 85282**

(E) "Note" means the promissory note signed by Borrower and dated **November 21, 2006**
 The Note states that Borrower owes Lender **sixty-two thousand two hundred fifty and**
00/100 **Dollars**
(U.S. \$ 62,250.00) plus interest. Borrower has promised to pay this debt in regular Periodic
 Payments and to pay the debt in full not later than **December 1, 2036**
 (F) "Property" means the property that is described below under the heading "Transfer of Rights in the
 Property."
 (G) "Loan" means the debt evidenced by the Note, plus interest, any prepayment charges and late charges
 due under the Note, and all sums due under this Security Instrument, plus interest.
 (H) "Riders" means all Riders to this Security Instrument that are executed by Borrower. The following
 Riders are to be executed by Borrower [check box as applicable]:

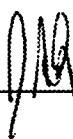
<input checked="" type="checkbox"/> Adjustable Rate Rider	<input type="checkbox"/> Condominium Rider	<input type="checkbox"/> Second Home Rider
<input type="checkbox"/> Balloon Rider	<input type="checkbox"/> Planned Unit Development Rider	<input checked="" type="checkbox"/> 1-4 Family Rider
<input type="checkbox"/>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

(I) "Applicable Law" means all controlling applicable federal, state and local statutes, regulations,
 ordinances and administrative rules and orders (that have the effect of law) as well as all applicable final,
 non-appealable judicial opinions.
 (J) "Community Association Dues, Fees, and Assessments" means all dues, fees, assessments and other
 charges that are imposed on Borrower or the Property by a condominium association, homeowners
 association or similar organization.
 (K) "Electronic Funds Transfer" means any transfer of funds, other than a transaction originated by
 check, draft, or similar paper instrument, which is initiated through an electronic terminal, telephonic
 instrument, computer, or magnetic tape so as to order, instruct, or authorize a financial institution to debit
 or credit an account. Such term includes, but is not limited to, point-of-sale transfers, automated teller
 machine transactions, transfers initiated by telephone, wire transfers, and automated clearinghouse
 transfers.
 (L) "Escrow Items" means those items that are described in Section 3.
 (M) "Miscellaneous Proceeds" means any compensation, settlement, award of damages, or proceeds paid
 by any third party (other than insurance proceeds paid under the coverages described in Section 5) for: (i)
 damage to, or destruction of, the Property; (ii) condemnation or other taking of all or any part of the
 Property; (iii) conveyance in lieu of condemnation; or (iv) misrepresentations of, or omissions as to, the
 value and/or condition of the Property.
 (N) "Mortgage Insurance" means insurance protecting Lender against the nonpayment of, or default on,
 the Loan.
 (O) "Periodic Payment" means the regularly scheduled amount due for (i) principal and interest under the
 Note, plus (ii) any amounts under Section 3 of this Security Instrument.

5300029708

-6A(FL) (0005.02)

Page 2 of 16

Initials: 

Form 3010 1/01

Receiv[er]: Prepared By:
First National Bank of
Arizona
P.O. Box 66604
Phoenix, AZ 85082

This document was prepared by:

Laura Trapasso

Return
To:
LOGAN TITLE
7555 HWY. 98 WEST, STE. C
PENSACOLA, FL. 32506

[Space Above This Line For Recording Date]

MORTGAGE

MIN 100135553000297089

DEFINITIONS

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

(A) "Security Instrument" means this document, which is dated **November 21, 2006**, together with all Riders to this document.

(B) "Borrower" is **JOSEPH A. REEVES A MARRIED MAN**

Borrower is the mortgagor under this Security Instrument.

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

(D) "Lender" is **First National Bank of Arizona**

5300029708

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

Form 3010 1/01

 -6A(FL) (0005).02

Page 1 of 16

Initials: 

VMP MORTGAGE FORMS • (800)821-7891

BK: 6888 PG: 1145 Last Page

You have the right to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at Escambia Central Office Complex, 3363 W. Park Place, Pensacola, Florida 32504 and the Escambia County Circuit Court at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than 30 days from the date of this Order. Failure to timely file a Written Notice of Appeal will waive your rights to appeal.

Jurisdiction is retained to enter such further orders as may be appropriate and necessary.

DONE AND ORDERED at Escambia County, Florida on the 24th day of July, 2012.


Jeffrey T. Sauer
Special Magistrate

Office of Environmental Enforcement

If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 50 . 00 per day, commencing August 24, 2012. This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. **YOU ARE REQUIRED**, immediately upon your full correction of this violation(s), to contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance. If the violation is not abated within the specified time period, then the County may elect to take whatever measures are necessary to abate the violation for you. These measures could include, but are not limited to, **DEMOLISHING YOUR STRUCTURE(S), LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE(S)**. The reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of \$ 100, 00 are awarded in favor of Escambia County as the prevailing party against Joseph A. Rauers.

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1) F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All Monies owing hereunder shall constitute a lien on **ALL YOUR REAL AND PERSONAL PROPERTY** including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

BK: 6888 PG: 1143

- Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. Maintain clean conditions to avoid a repeat violation.
- Remove vehicle. Repair vehicle or store in rear yard behind 6' opaque fencing
- Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.
- Remove all structures, signs, vehicles, etc. from County ROW; refrain from further obstruction.
- Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods
- Immediately cease burning and refrain from future burning
- Remove all refuse and dispose of legally and refrain from future littering
- Rezone property and conform to all performance standards or complete removal of the commercial or industrial entity
- Obtain necessary permits or cease operations
- Acquire proper permits or remove sign(s)
- Other _____

BK: 6888 PG: 1142

- 42-196 (d) Overgrowth
- 30-203 Unsafe Building; Described as Main Structure Accessory Building(s)
 (a) (b) (c) (d) (e) (f) (g) (h) (i) (j) (k) (l) (m) (n) (o)
 (p) (q) (r) (s) (t) (u) (v) (w) (x) (y) (z) (aa) (bb) (cc) (dd)
- 94-51 Obstruction of County Right-of-Way (ROW)
- 82-171 Mandatory Residential Waste Collection
- 82-15 Illegal Burning
- 82-5 Littering Prohibited
- LDC Article 6 Commercial in residential and non permitted use
- LDC 4.01.02 and LDC 4.01.04 Land Disturbance without permits
- LDC 8.03.02 and COO 86-91 Prohibited Signs, Un-permitted Sign ROW
- Other _____

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby ORDERED that: Joseph A. Reeves shall have until August 23, 2012 to correct the violation and to bring the violation into compliance. Corrective action shall include:

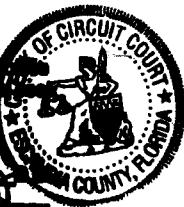
Recorded in Public Records 07/30/2012 at 10:10 AM OR Book 6888 Page 1141,
Instrument #2012058503, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL Recording \$44.00

**THE OFFICE OF ENVIRONMENTAL ENFORCEMENT
SPECIAL MAGISTRATE
IN AND FOR THE
COUNTY OF ESCAMBIA, STATE OF FLORIDA**

ESCAMBIA COUNTY, FLORIDA

VS.

Certified to be a true copy
Of the original on file in this office
Witness my hand and official seal
ERNIE LEE MAGAHAN
Clerk of the Circuit Court
Escambia County, Florida
BIRMINGHAM, Alabama
DATE: July 30, 2012



**CASE NO: CE#11-10-04839
LOCATION: 1407 North "P" Street
PR# 302S30-1001-041-007**

**Joseph A. Reeves
2010 Hamilton Crossing Drive
Cantonment, Florida 32533**

ORDER

This CAUSE having come before the Office of Environmental Enforcement Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged violation of the ordinances of the County of Escambia, State of Florida and the Special Magistrate having considered the evidence before him/her in the form of testimony by the Enforcement Officer and ~~the respondent or~~
~~NO ONE ELSE~~ ~~APPEARING AT THE~~ ~~SAE NOTICE~~ representative, APPEARING AT THE as well as evidence submitted and after consideration of the appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate finds that a violation of the following Code of Ordinance(s) has occurred and continues

- 42-196 (a) Nuisance Conditions
- 42-196 (b) Trash and Debris
- 42-196 (c) Inoperable Vehicle(s); Described _____

This instrument Prepared by & return to:
Name: *Crystal Lopez, an employee of*
Title Offices, LLC
Address: *7555 Hwy. 98 West, Suite C*
Pensacola, FL 32506
File No. 05LT-02258EL

Parcel I.D. #: *302S301002041007*

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED Made the 17th day of March, A.D. 2005, by **DOROTHY L. PATTERSON, A SINGLE WOMAN**, hereinafter called the grantor, to **JOSEPH A. REEVES, A MARRIED MAN**, whose post office address is **858 VALLEY RIDGE DRIVE, PENSACOLA, FL 32517**, hereinafter called the grantee:

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

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

SOUTH 1/2 OF LOTS 4 AND 5, BLOCK G, ACCORDING TO BLOUNT'S RESUBDIVISION OF KUFRIAN PARK, RECORDED IN PLAT BOOK 1, PAGE 87, BEING A PORTION OF SECTION 30, TOWNSHIP 2 SOUTH, RANGE 30 WEST, IN ESCAMBIA COUNTY, FLORIDA.

SUBJECT TO TAXES FOR THE YEAR 2005 AND SUBSEQUENT YEARS, RESTRICTIONS, RESERVATIONS, COVENANTS AND EASEMENTS OF RECORD, IF ANY.

THE ABOVE PROPERTY DOES NOT CONSTITUTE ANY PART OF THE GRANTOR'S HOMESTEAD.

THE PURPOSE OF THIS DEED IS TO CORRECT THE LEGAL DESCRIPTION ON THE ORIGINAL DEED RECORDED IN OR BOOK 5320, PAGE 0891.

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 he is lawfully seized of said land in fee simple; that he has good right and lawful authority to sell and convey said land, and 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, 2005.

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

Signed, sealed and delivered in the presence of:

Dorothy L. Patterson
Witness Signature
DOROTHY L. PATTERSON
Printed Name

Dorothy L. Patterson
DOROTHY L. PATTERSON

Crystal M. Lopez
Witness Signature
Crystal M. Lopez
Printed Name

**STATE OF FLORIDA
CITY OF PENSACOLA, COUNTY OF ESCAMBIA**

*The foregoing instrument was acknowledged before me this 17th day of March, 2005, by **DOROTHY L. PATTERSON**, who is known to me or who has produced **Driver's license** as identification.*



Crystal M. Lopez
Commission #DD321406
Expires: May 19, 2008
Boaded Thru
Atlantic Bonding Co., Inc.

*Signature of Notary
My commission expires May 19, 2008*

SOUTHERN GUARANTY TITLE COMPANY

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

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 12-2-2013

TAX ACCOUNT NO.: 06-3179-000

CERTIFICATE NO. : 2010-4323

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

YES NO

Joseph A. Reeves
2010 Hamilton Crossing Dr.
Cantonment, FL 32533

Portfolio Recovery Associates, LLC
140 Corporate Blvd., Ste 100
Norfolk, VA 23502

Unknown Tenants
1407 North P St.
Pensacola, FL 32505

Citifinancial Services, Inc.
605 Munn Rd.
Ft. Mill, SC 29715

Escambia County Code Enforcement
3363 West Park Place
Pensacola, FL 32505

Vertical Mortgage Fund I LLC
7700 Irvine Center Dr., Ste 150
Irvine, CA 92618

Certified and delivered to Escambia County Tax Collector,
this 2nd day of July, 2013.

SOUTHERN GUARANTY TITLE COMPANY

Richard S. Combs
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.: 10466

July 1, 2013

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

1. Mortgage executed by Joseph A. Reeves to First National Bank of Arizona, dated 11/21/2006 and recorded in Official Record Book 6038 on page 1423 of the public records of Escambia County, Florida. given to secure the original principal sum of \$62,250.00. Assignment to Vertical Mortgage Fund I, LLC recorded in O.R. Book 6798, page 705.
2. Code Enforcement Lien filed by Escambia County recorded in O.R. Book 6888, page 1188.
3. Judgment filed by Portfolio Recovery Associates, LLC recorded in O.R. Book 6335, page 182.
4. Apparent Judgment filed by Citifinancial Services, Inc. recorded in O.R. Book 6419, page 1787.
5. Taxes for the year 2009-2012 delinquent. The assessed value is \$38,081.00. Tax ID 06-3179-000.

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.: 10466

July 1, 2013

**South 1/2 of Lots 4 and 5, Block G, according to Blount's Resubdivision of Kupfrian Park,
as per plat thereof, recorded in Plat Book 1, Page 87, 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.: 10466

July 1, 2013

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

Pursuant to your request, the Company has caused a search to be made of the Public Records of Escambia County, Florida, solely as revealed by records maintained from 07-01-1993, through 07-01-2013, and said search reveals the following:

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

Joseph A. Reeves

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: 

July 1, 2013

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 December 9, 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 **TRC-SPE LLC US BANK, CUSTODIAN FOR TRC-SPE** holder of **Tax Certificate No. 04323**, 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:

S1/2 OF LTS 4 5 BLK G BLOUNT RE S/D OF KUPFRIAN PARK W OF O ST PB 1 P 87 OR 5607 P 1763 CA 128

SECTION 30, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063179000 (13-844)

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

JOSEPH A REEVES

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **second** Monday in the month of December, which is the **9th day of December 2013**.

Dated this 7th day of November 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 Emily Hogg 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.

Post Property:

1407 N P ST 32505



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

By:
Emily Hogg
Deputy Clerk

W A R N I N G

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Personal Services:

JOSEPH A REEVES
2010 HAMILTON CROSSING DR
CANTONMENT FL 32533

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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



By:
Emily Hogg
Deputy Clerk

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 04323 of 2010

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on November 7, 2013, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

JOSEPH A REEVES 2010 HAMILTON CROSSING DR CANTONMENT FL 32533	JOSEPH A REEVES OR TENANTS 1407 NORTH P ST PENSACOLA FL 32505
PORTFOLIO RECOVERY ASSOCIATES LLC 140 CORPORATE BLVD STE 100 NORFOLK VA 23502	CITIFINANCIAL SERVICES INC 605 MUNN RD FT MILL SC 29715
VERTICAL MORTGAGE FUND I LLC 7700 IRVINE CENTER DR STE 150 IRVINE CA 92618	ESCAMBIA COUNTY OFFICE OF COUNTY ATTORNEY 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502
ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT ESCAMBIA CENTRAL OFFICE COMPLEX 3363 WEST PARK PLACE PENSACOLA FL 32505	

WITNESS my official seal this 7th day of November 2013.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

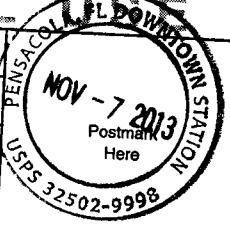


U.S. Postal Service
CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

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

OFFICIAL

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



 PENSACOLA FL DOWNTOWN STATION
 NOV 7 2013
 Postmark Here
 USPS 32502-9998

Sent To PORTFOLIO RECOVERY ASSOCIATES
 LLC [13-844]
 140 CORPORATE BLVD STE 100
 NORFOLK VA 23502

Street, Apt
or PO Box

City, State

PS Form 1

See reverse for instructions

10/04323

10/04/2023

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

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

OFFICIAL USE

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Restricted Delivery Fee (Endorsement Required)	
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6.11

Sent To VERTICAL MORTGAGE FUND I LLC
[13-844]
7700 IRVINE CENTER DR STE 150
IRVINE CA 92618

Street, or PO Box
City, St

PS Form **Instructions**

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6.11

Sent To JOSEPH A REEVES [13-844]
2010 HAMILTON CROSSING DR
CANTONMENT FL 32533

Street, or PO Box
City, St

PS Form **Instructions**

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Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	6.11

6.11

Sent To JOSEPH A REEVES [13-844]
OR TENANTS
1407 NORTH P ST
PENSACOLA FL 32505

Street, or PO Box
City, St

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Sent To ESCAMBIA COUNTY OFFICE OF
CODE ENFORCEMENT [13-844]
3363 WEST PARK PLACE
PENSACOLA FL 32505

Street, or PO Box
City, St

PS Form **Instructions**

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6.11

Sent To ESCAMBIA COUNTY [13-844]
OFFICE OF COUNTY ATTORNEY
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

Street, or PO Box
City, St

PS Form **Instructions**

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(Domestic Mail Only; No Insurance Coverage Provided)

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

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Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	6.11

6.11

Sent To CITIFINANCIAL SERVICES INC [13-844]
605 MUNN RD
FT MILL SC 29715

Street, or PO Box
City, St

PS Form **Instructions**

SENDER: COMPLETE THIS SECTION

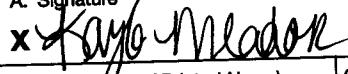
- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

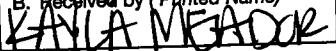
ESCAMBIA COUNTY [13-844]
OFFICE OF COUNTY ATTORNEY
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

COMPLETE THIS SECTION ON DELIVERY

A. Signature

 Agent
 Addressee

B. Received by (Printed Name)



C. Date of Delivery

11/08/03

D. Is delivery address different from item 1?

 Yes

If YES, enter delivery address below:

 No

2. Article Number

(Transfer from service label)

7009 2250 0003 8664 7933

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

SENDER: COMPLETE THIS SECTION

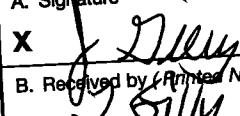
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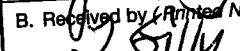
ESCAMBIA COUNTY OFFICE OF
CODE ENFORCEMENT [13-844]
3363 WEST PARK PLACE
PENSACOLA FL 32505

COMPLETE THIS SECTION ON DELIVERY

A. Signature

 Agent
 Addressee

B. Received by (Printed Name)



C. Date of Delivery

11/08/03

D. Is delivery address different from item 1?

 Yes

If YES, enter delivery address below:

 No

2. Article Number

(Transfer from service label)

7009 2250 0003 8664 7940

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

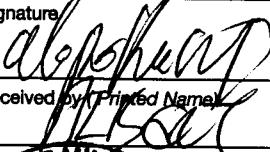
10/4323

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
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- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

CITI FINANCIAL SERVICES INC [13-
844]
605 MUNN RD
FT MILL SC 29715

COMPLETE THIS SECTION ON DELIVERY**A. Signature****X** Agent
 Addressee**B. Received by (Printed Name)****C. Date of Delivery**

D. Is delivery address different from item 1? Yes
If YES, enter delivery address:   

NOV 12 2013**3. Service Type**

<input checked="" type="checkbox"/> Certified Mail	<input type="checkbox"/> Express Mail
<input type="checkbox"/> Registered	<input type="checkbox"/> Return Receipt for Merchandise
<input type="checkbox"/> Insured Mail	<input type="checkbox"/> C.O.D.

4. Restricted Delivery? (Extra Fee) Yes**2. Article Number***(Transfer from service label)***7009 2250 0003 8664 7919**

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

10104323

W A R N I N G

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Personal Services:

JOSEPH A REEVES
2010 HAMILTON CROSSING DR
CANTONMENT FL 32533

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA




By:
 Emily Hogg
 Deputy Clerk

RECEIVED
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
NOV - 1 2013
904-A

RECEIVED
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
NOV - 1 2013
904-A

ESCAMBIA COUNTY SHERIFF'S OFFICE

ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO13CIV053758NON

Agency Number: 14-001581

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT 04323 2010

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: IN RE: JOSEPH A REEVES

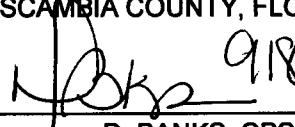
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Substitute

Received this Writ on 11/7/2013 at 9:06 AM and served same on JOSEPH A REEVES , in ESCAMBIA COUNTY, FLORIDA, at 10:40 AM on 11/8/2013 by leaving a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: BRIAN REEVES, SON, as a member of the household and informing said person of their contents.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: 

D. BANKS, CPS

Service Fee: \$40.00
Receipt No: BILL

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Post Property:

1407 N P ST 32505



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

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO13CIV053821NON

Agency Number: 14-001595

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT 04323 2010

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: IN RE: JOSEPH A REEVES

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 11/7/2013 at 9:07 AM and served same at 4:45 PM on 11/7/2013 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERK'S OFFICE.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By:


E. HARRIS, CPS

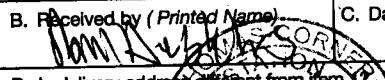
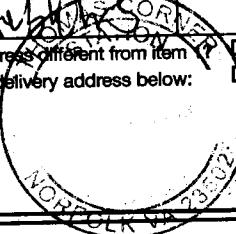
Service Fee: \$40.00
Receipt No: BILL

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:

PORTFOLIO RECOVERY ASSOCIATES
LLC [13-844]
140 CORPORATE BLVD STE 100
NORFOLK VA 23502

COMPLETE THIS SECTION ON DELIVERY**A. Signature****X** Agent
 Addressee**B. Received by (Printed Name)**
JOHN D. CORRIEVEAU**C. Date of Delivery****D. Is delivery address different from item 1?****If YES, enter delivery address below:** Yes No**3. Service Type**

<input checked="" type="checkbox"/> Certified Mail	<input type="checkbox"/> Express Mail
<input type="checkbox"/> Registered	<input type="checkbox"/> Return Receipt for Merchandise
<input type="checkbox"/> Insured Mail	<input type="checkbox"/> C.O.D.

4. Restricted Delivery? (Extra Fee) Yes**2. Article Number***(Transfer from service label)*

7009 2250 0003 8664 7902

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

10/4323