

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
4580	07-0512-000	06/01/2010	34-2S3-002 LT 11 OR 747 P 281 OR 1143 P 38 COBBS S/D PB 2 P 53 CASE# 91-932-CP-03 CA 166

2011 TAX ROLL

PASSMORE BELINDA RUTH
4002 W BELMONT ST
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.

mmatt777 (Matt Pallardy)

Applicant's Signature

10/17/2012

Date

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Oct 17, 2012 / 120932

This is to certify that the holder listed below of Tax Sale Certificate Number **2010 / 4580**, 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: 07-0512-000**

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

Property Owner:
PASSMORE BELINDA RUTH
4002 W BELMONT ST
PENSACOLA, FLORIDA 32505

Legal Description: 34-2S3-002

LT 11 OR 747 P 281 OR 1143 P 38 COBBS S/D PB 2 P 53 CASE# 91-932-CP-03 CA 166

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	4294.0000	06/01/12	\$589.68	\$0.00	\$41.16	\$630.84
2010	4580	06/01/10	\$213.95	\$0.00	\$43.95	\$257.90

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	4402.0000	06/01/11	\$185.81	\$6.25	\$47.38	\$239.44
2009	4374	06/01/09	\$224.46	\$6.25	\$134.68	\$365.39

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

\$1,493.57
\$0.00
\$150.00
\$75.00
\$1,718.57
\$1,718.57
\$6.25

*Done this 17th day of October, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By

Belinda Mahur

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 004580



00089687623

Dkt: TD83 Pg#:

3

Original Documents Follow

IN THE COUNTY COURT IN AND
FOR ESCAMBIA COUNTY
190 GOVERNMENTAL CENTER
PENSACOLA, FLORIDA

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2004-258200

RCD Jul 01, 2004 01:07 pm
Escambia County, Florida

STATE OF FLORIDA

VS

BELINDA R PASSMORE
2 EDGEWOOD CIR
PENSACOLA FL 32506

CASE NO: 2004 CD 023448 A
CITATION NO: 08232
W/F DOB: 09/11/1975

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2004 JUN 25 P 3:01
COUNTY CRIMINAL DIVISION
FILED & RECORDED

JUDGMENT AGAINST DEFENDANT FOR ANIMAL CONTROL FINES AND COSTS

It is hereby ordered and adjudged that the above-named defendant shall pay to ESCAMBIA COUNTY, a political subdivision of the State of Florida, the sum of \$54.00, plus \$10.00 delinquent fee payable to the Clerk of the Court, for a total of \$64.00, which the Court has determined to be the defendant's liability for civil infraction under animal control law per FS 828.27, and related costs.

It is further ordered and adjudged that, in accordance with Section 828.27, Florida Statutes, a lien is hereby created against all of the property, both real and personal, of the defendant and his/her estate, in the amount aforesaid, in favor of the aforesaid county and shall bear interest at the rate set out in s.55.03 Florida Statutes, for which let execution issue.

DONE AND ORDERED this 25 day of June, 2004.

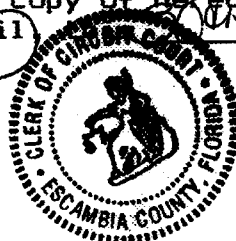
[Signature]
Judge

ONE OF THE FOLLOWING MUST BE EXECUTED

I hereby acknowledge receipt of a copy of this judgment.

Defendant's Signature

I do hereby certify that copy of hereof had been furnished to
defendant by delivery mail day of June, 2004



Ernie Lee Magaha
Clerk of the Circuit Court
Escambia County Florida

By [Signature]
Deputy Clerk

MICHAEL EUGENE PASSMORE, was at the time thereof, subscribed, sealed, published and declared by the Testator as and for his Last Will and Testament, in the presence of us and each of us, who, at his request, in his presence, and in the presence of each other, have hereunto subscribed our names as witnesses, this 3rd day of September, 1980.

_____, of Pensacola, Florida
JUNE P. DECKARD

_____, of Pensacola, Florida
WANDA G. NICHOL

STATE OF FLORIDA
COUNTY OF ESCAMBIA

We, MICHAEL EUGENE PASSMORE, JUNE P. DECKARD, and WANDA G. NICHOL, the Testator and the witnesses, respectively, whose names are signed to the foregoing instrument, being first duly sworn, do hereby declare to the undersigned authority that the Testator signed and executed the foregoing instrument as and for his Last Will and Testament and that he signed willingly and executed it as his free and voluntary act for the purposes therein expressed; and that each of the witnesses, in the presence and hearing of the Testator signed the will as witnesses and that to the best of their knowledge the Testator was at that time 18 or more years of age, of sound mind and under no constraint or undue influence.

928070

FILED
JAN 15 1 05 PM '82
CLERK OF COURT
JAN 15 1 05 PM '82
CLERK OF COURT

MICHAEL EUGENE PASSMORE

JUNE P. DECKARD

WANDA G. NICHOL

SUBSCRIBED, sworn to and acknowledged before me by MICHAEL EUGENE PASSMORE, the Testator, and subscribed and sworn to before me by JUNE P. DECKARD and WANDA G. NICHOL, the witnesses, this 3rd day of September, 1980.

NOTARY PUBLIC
MY COMMISSION EXPIRES:

the age of 18 years, the Trustee shall pay to said child or expend on her behalf so much of my estate as the Trustee may deem advisable to provide properly for her maintenance, education, and support and that after said child shall have attained the age of eighteen (18) years, the Trustee shall distribute to my said child the balance remaining in my estate.

CLAUSE FOUR

If at the time of my death my said child, BELINDA RUTH PASSMORE, shall be under the age of eighteen (18) years, then, in that event, I request that HARRIET L. FENTON and MARION T. FENTON, or the survivor of them, be appointed as the guardian of the person and property of my said minor child and to have the complete and exclusive management of her estate and to have exclusive control of her custody, care, maintenance and education until said child shall have attained the age of eighteen (18) years and I direct that no bond or other security shall be required of said guardians or guardian in any jurisdiction for the faithful performance of their respective duties as such guardians.

CLAUSE FIVE

In the event my said child, BELINDA RUTH PASSMORE, shall not survive me, then, in that event, I hereby give, devise and bequeath my entire estate, wherever situated, whether real, personal or mixed, of which I may die seized or possessed, or to which I may be or become in any way entitled or have any interest, to HARRIET L. FENTON and MARION T. FENTON, or to the survivor of them.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 3rd day of September, 1980.

MICHAEL EUGENE PASSMORE

The foregoing instrument consisting of three typewritten pages including the page upon which the undersigned have subscribed their names as witnesses, each bearing the name of the Testator,

LAST WILL AND TESTAMENT OF
MICHAEL EUGENE PASSMORE

I, MICHAEL EUGENE PASSMORE, a resident of and domiciled in Escambia County, Florida, being of sound and disposing mind and memory, do make, publish and declare this to be my Last Will and Testament, and do hereby revoke all other wills by me made.

CLAUSE ONE

I desire and direct that my body be buried in a manner suitable to my circumstances in life. I direct that all of my just debts and funeral expenses, and the expenses of my last illness, be paid as soon as practicable after my decease.

CLAUSE TWO

I hereby nominate, constitute and appoint HARRIET . PENTON, and MARION T. PENTON, or the survivor of them, as the personal representatives of this, my Last Will and Testament. I direct that the personal representative of this, my Last Will and Testament, shall serve in such capacity without giving any bond or other security to any court to insure the faithful performance of his or her duties in such capacity.

CLAUSE THREE

I hereby give, devise and bequeath my entire estate, whether real, personal or mixed, wherever situated, of which I may be seized or possessed, or to which I may be or become in any way entitled or have any interest, to my beloved daughter, BELINDA RUTH PASSMORE, provided she survives me. In the event the said BELINDA RUTH PASSMORE is under the age of eighteen (18) years at the time of my death, I then give, devise and bequeath my entire estate, whether real, personal or mixed, wherever situated of which I may be seized or possessed, or to which I may be or become in any way entitled or in which I may have any interest, to HARRIET L. PENTON and MARION T. PENTON, or to the survivor of them, in trust, for the use and benefit of my said daughter, BELINDA RUTH PASSMORE. Until my said child shall have attained

MICHAEL EUGENE PASSMORE

OR BOOK 3112N 020

7. This estate shall not be required to file a federal estate tax return.

8. A carbon copy of the last will and testament of the decedent, the original of which has been lost or destroyed, is attached hereto and incorporated herein by reference.

9. Petitioner is unaware of any unrevoked will or codicil of decedent other than as set forth in paragraph eight (8) hereof.

Petitioner requests that the decedent's will be admitted to probate and that she be appointed personal representative of the estate of the decedent.

UNDER PENALTIES OF PERJURY, I declare that I have read the foregoing, and the facts alleged therein are true and correct, to the best of my knowledge and belief.

Executed this 19th day of August, 1991.

Jane A. Shaw
JANE A. SHAW

Paul L. Cummings
PAUL L. CUMMINGS
220 South Palafox Street
Pensacola, Florida 32501
(904) 438-4641
Florida Bar No. 17112
Attorney for Petitioner

FILED AND RECORDED IN
THE
CLERK'S OFFICE OF
JUL 15 1 24 PM '92
JAMES A. PAGE, CLERK
FOR THE CIRCUIT COURT
IN AND FOR SCUTTER COUNTY

928068

said HARRIET L. PENTON will not be able to serve as personal representative and has waived her right to act in such capacity and has designated JANE A. SHAW to serve as substitute personal representative.

6. The nature and approximate value of the assets in this estate are as follows, to-wit:

(a) Lot Eleven (11) Cobb's Subdivision, being a portion of the George P. Cobb Tract lying in Section 34, Township 2 South, Range 30 West, as per plat made by R. D. Comstock and recorded in Plat Book 2, Page 53 of the public records of Escambia County, Florida.

ESTIMATED VALUE: \$25,000.00

(b) All that tract or parcel of land lying and being in Santa Rosa County, Florida, being in the East half of the Southwest quarter of Section 16, Township 1 North, Range 27 West, described as follows: Beginning at a point in the East line of said Southwest quarter 607.2 feet South of Northeast corner of the Southwest quarter of Section 16, Township 1 North, Range 27 West; Thence West 346 feet to a concrete marker at the Northeast corner of F. G. Kohler property; Thence from concrete marker East 222 feet to a point being the Northwest corner of the tract herein conveyed and also being the Point of Beginning; Thence from Point of Beginning South 800 feet to a point on the North line of county road; Thence East 124 feet to a point; Thence Northerly 800 feet to a point; Thence Westerly 124 feet to the Point of Beginning.

ESTIMATED VALUE: \$20,000.00

(c) 1981 Pontiac Grand Prix automobile, registered in the name of Michael Eugene Passmore, bearing vehicle identification number 2G2AK37A5B2552727.

ESTIMATED VALUE: \$ 1,000.00

(d) 1980 Toyota Pickup Truck, registered in the name of Michael E. Passmore, bearing vehicle identification number RN32035901.

ESTIMATED VALUE: \$ 1,000.00

(e) 1975 Eldocraft aluminum boat, registered in the name of Michael E. Passmore, bearing hull identification number ELD23675M75C.

ESTIMATED VALUE: \$ 500.00

TOTAL ESTIMATED VALUE OF ESTATE \$47,500.00

IN THE CIRCUIT COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA

PROBATE DIVISION
CASE NO. 91- 932-CP-03
DIVISION "K "

IN RE: Estate of
MICHAEL EUGENE PASSMORE,
Deceased.

PETITION FOR ADMINISTRATION

Petitioner, JANE A. SHAW, alleges:

1. Petitioner has an interest in the above estate as the substitute personal representative nominated by the original personal representative designated in the decedent's last will and testament.

2. Decedent, MICHAEL EUGENE PASSMORE, whose last known address was 4002 West Belmont Street, Pensacola, Florida 32501, and whose age was 38, and whose social security number is 266-13-1784, died on July 6, 1991, in Pensacola, Florida, and at the time of death decedent was domiciled in Escambia County, Florida.

3. So far as is known, the beneficiary of this estate is:

JANE A. SHAW
Trustee for BELINDA RUTH PASSMORE
Testamentary Trust
8791 Hickory Hammock Road
Milton, Florida 32583

4. Venue of this proceeding is in this county because decedent had his domicile in and owned in Escambia County, Florida.

5. HARRIET L. PENTON, whose address is 1441 Langley Avenue, Pensacola, Florida, and who is qualified under the laws of the State of Florida to serve as personal representative of the decedent's estate is entitled to preference in appointment as personal representative because she was so nominated in the decedent's last will and testament, however due to illness, she

IN THE CIRCUIT COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA

PROBATE DIVISION
CASE NO. 91-932-CP-03
DIVISION "K" F

IN RE: Estate of

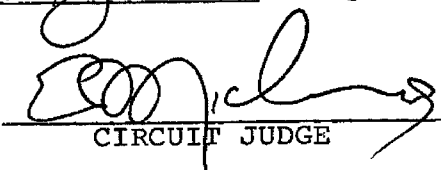
MICHAEL EUGENE PASSMORE, Deceased.

ORDER OF DISCHARGE

On the Petition for Discharge of JANE A. SHAW, Personal Representative of the estate of MICHAEL EUGENE PASSMORE, deceased, the Court finding that the estate has been properly distributed, that claims of creditors have been paid or otherwise disposed of, that the tax imposed by Chapter 198 of the Florida Statutes, if any, has been paid, and that the Personal Representative should be discharged, it is therefore

ORDERED AND ADJUDGED that the Personal Representative is hereby discharged.

DONE AND ORDERED in Chambers, at Pensacola, Escambia County, Florida, on this the 8th day of May, 1995.

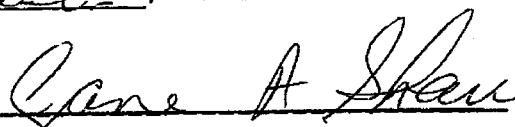

CIRCUIT JUDGE

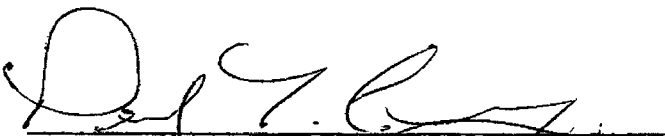
Instrument 00207856
Filed and recorded in the
public records
MAY 16, 1995
at 04:19 P.M.
in Book and Page noted
above or hereon
and record verified
JIM MOYE,
COMPTROLLER
Escambia County,
Florida

Petitioner requests that an order be entered discharging petitioner as personal representative of this estate.

Under penalties of perjury, I declare that I have read the foregoing, and the facts alleged therein are true and correct, to the best of my knowledge and belief.

Executed this 15th day of December, 1993.


JANE A. SHAW, PERSONAL REPRESENTATIVE


PAUL L. CUMMINGS
220 South Palafox Street
Pensacola, Florida 32501
(904) 438-4641
Florida Bar No. 17112
Attorney for Estate

Instrument 00207855
Filed and recorded in the
public records
MAY 16, 1995
at 04:19 P.M.
in Book and Page noted
above or hereon
and record verified
JIM MOYE,
COMPTROLLER
Escambia County,
Florida

4. The only person, other than Petitioner, having an interest in this proceeding, and her address is: BELINDA RUTH PASS-MORE, 8788 Daryl Dr., Milton, Florida 32583.

5. Petitioner, pursuant to Florida Statute 731.302 of the Florida Probate Code, and as permitted by Florida Probate Rule 5.400(f), files herewith waivers and receipts signed by all interested persons:

(a) waiving the filing and service of a final accounting;

(b) waiving the inclusion in this petition of the amount of compensation paid or to be paid to the personal representative, attorneys, accountants, or other agents employed by the personal representative;

(c) waiving the inclusion in this petition of a plan of distribution;

(d) waiving service of this petition and all notice thereof;

(e) acknowledging receipt of complete distribution of the share of the estate to which they are entitled; and

(f) consenting to the entry of an order discharging petitioner, as personal representative, without notice, hearing or waiting period and without further accounting.

IN THE CIRCUIT COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA

PROBATE DIVISION
CASE NO. 91-932-CP -03
DIVISION "K" F

IN RE: Estate of

MICHAEL EUGENE PASSMORE, Deceased.

PETITION FOR DISCHARGE

Petitioner, JANE A. SHAW, as Personal Representative of
the above estate, alleges:

1. The decedent, MICHAEL EUGENE PASSMORE, a resident of
Escambia County, Florida, died on July 6, 1991, at Pensacola, Florida,
and Letters of Administration were issued to Petitioner on December
10, 1991.

2. Petitioner has vully administered this estate by making
payment, settlement, or other disposition of all claims and debts
that were presented, and by paying or making provision for the pay-
ment of all taxes and expenses of administration.

3. Petitioner has filed all required estate tax returns with
the Internal Revenue Service and with the Department of Revenue
of the State of Florida, and has obtained and filed with this Court
evidence of the satisfaction of this estate's obligations for both
federal and Florida estate taxes, if any.

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AUG
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AIO

State of Florida
Escambia County

WARRANTY DEED

Know All Men by These Presents: That Harriet L. Penton and
Marion T. Penton (deceased)

for and in consideration of One Dollar (\$1.00) and other good and valuable
considerations,

the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto Michael E. Passmore

4002 W. Belmont St
Pensacola, FL 32505

his heirs, executors, administrators and assigns, forever, the following described real property,
situate, lying and being in the County of Escambia State of Florida

to-wit: Lot Fleven (11), Cobb's Subdivision, being a portion of the
George P. Cobb Tract lying in Section 34, Township 2 South,
Range 30 West, as per plat made by R. D. Comstock and recorded
in Plat Book 2, Page 53 of the public records of Escambia County,
Florida.

This deed is being recorded to satisfy that certain contract
recorded on November 7, 1973 in official record book 747
Page 281.

D.S. PD. \$ 30.25

DATE 9-17-87

JCE A. FLOWERS, COMPTROLLER

BY: J. Carter D.C.
REG. #59-2043028-27-01

FILED AND RECORDED IN
THE PUBLIC RECORDS OF
ESCAMBIA CO. FLA. ON
SEP 17 12 31 PM '87
JCE A. FLOWERS, COMPTROLLER
ESCAMBIA COUNTY

572917

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appur-
taining, free from all exemptions and right of homestead.

And She covenants that she is well seized of an indefeasible
estate in fee simple in the said property, and have a good right to convey the same; that it is free of lien or encum-
brance, and that she and her heirs, executors and administrators, the said grantee heirs,
executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons
lawfully claiming the same, shall and will forever warrant and defend.

IN WITNESS WHEREOF, she have hereunto set her hand and seal this 27th
day of August A. D. 19 87

Signed, sealed and delivered in the presence of

Jeff Schneider
Nancy Fitzgerald

Harriet L. Penton (SEAL)
Harriet L. Penton (SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

State of Florida
Escambia County

Before the subscriber personally appeared Harriet L. Penton

, and

known to me and known to me to be the individual described by said name in and who executed the
foregoing instrument and acknowledged that she executed the same for the uses and purposes therein set forth.

Given under my hand and official seal this 27th day of August 19 87

This instrument was prepared by:
Lorene L. Andrews

Lorene L. Andrews
Notary Public

3240 Adrian Road, Pensacola, FLA.
Address 32504

My commission expires April 5, 1990

SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsgrt@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.: 07-0512-000

CERTIFICATE NO.: 2010-4580

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.

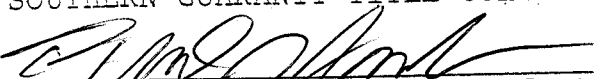
YES NO

 X Notify City of Pensacola, P.O. Box 12910, 32521
221 Palafox Place, 4th Floor/
X Notify Escambia County, 190 Governmental Center, 32502
 X Homestead for tax year.

Belinda Ruth Passmore
4002 W. Belmont St.
Pensacola, FL 32505

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.: 10024

January 2, 2013

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

1. MSBU Lien filed by Escambia County recorded in O.R. Book 4316, page 1097, and O.R. Book 4450, page 1753.
2. Animal Control Lien filed by Escambia County recorded in O.R. Book 5444, page 958.
3. Taxes for the year 2008-2011 delinquent. The assessed value is \$27,531.00. Tax ID 07-0512-000.

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.: 10024

January 2, 2013

342S300251000011 - Full Legal Description

LT 11 OR 747 P 281 OR 1143 P 38 COBBS S/D PB 2 P 53 CASE# 91-932-CP-03 CA 166

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.: 10024

January 2, 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 01-02-1993, through 01-02-2013, and said search reveals the following:

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

Belinda Ruth Passmore

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: 

January 2, 2013

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 004580



00088858966

Dkt: TD82 Pg#:

17

Original Documents Follow

Buildings

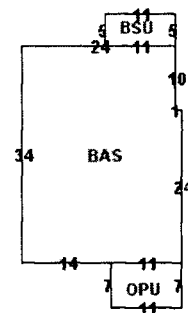
Building 1 - Address: 4002 W BELMONT ST, Year Built: 1962, Effective Year: 1962

Structural Elements

FOUNDATION-WOOD/NO SUB FLR
EXTERIOR WALL-ASBESTOS SIDING
NO. PLUMBING FIXTURES-3.00
DWELLING UNITS-1.00
EXTERIOR WALL-SIDING-BLW.AVG.
ROOF FRAMING-GABL/HIP COMBO
ROOF COVER-DIMEN/ARCH SHNG
INTERIOR WALL-DRYWALL-PLASTER
NO. STORIES-1.00
FLOOR COVER-PINE/SOFTWOOD
DECOR/MILLWORK-AVERAGE
HEAT/AIR-UNIT HEATERS
STRUCTURAL FRAME-WOOD FRAME

Areas - 972 Total SF

BASE AREA - 840
BASE SEMI UNF - 55
OPEN PORCH UNF - 77



Images



3/11/10



10/19/10



5/3/11



4/14/03

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

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

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

[Printer Friendly Version](#)

General Information

Reference: 342S300251000011
Account: 070512000
Owners: PASSMORE BELINDA RUTH
Mail: 4002 W BELMONT ST
 PENSACOLA, FL 32505
Situs: 4002 W BELMONT ST 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

2012 Certified Roll Assessment

Improvements: \$22,928
Land: \$4,603
Total: \$27,531
Save Our Homes: \$0

[Disclaimer](#)
[Amendment 1 Calculations](#)

Sales Data

Sale Date Book Page Value Type **Official Records (New Window)**

08/1987 2455 801 \$5,500 WD [View Instr](#)

Official Records Inquiry courtesy of Ernie Lee Magaha,
Escambia County Clerk of the Court

2012 Certified Roll Exemptions

None

Legal Description

LT 11 OR 747 P 281 OR 1143 P
 38 COBBS S/D PB 2 P 53
 CASE# 91-932-CP-03...

Extra Features

None

Parcel Information

[Restore Map](#)
[Get Map Image](#)
[Launch Interactive Map](#)

Section Map Id:
 CA166

Approx. Acreage:
 0.1700

Zoned:
 R-3

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1468548	Receipt Date	11/02/2012
Case Number	2010 TD 004580		
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 14:49:51

Comments

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

**BRANCH OFFICES
 ARCHIVES AND RECORDS
 JUVENILE DIVISION
 CENTURY**

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

**Case # 2010 TD 004580
 Redeemed Date 03/08/2013**

Name BELINDA RUTH PASSMORE 4002 W BELMONT ST PENSACOLA, FL 32505

Clerk's Total = TAXDEED	\$455.14
Due Tax Collector = TAXDEED	\$1,963.08
☐ Postage = TD2	\$18.33
ResearcherCopies = TD6	\$12.00

Apply Docket Codes

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
06/01/2010	TD1	TAX DEED APPLICATION Receipt: 1468548 Date: 11/02/2012 Receipt 1468548 reversed by 1468705 on 11/05/2012. Receipt: 1468737 Date: 11/05/2012	60.00	0.00	
06/01/2010	TAXDEED	TAX DEED CERTIFICATES Receipt: 1468548 Date: 11/02/2012 Receipt 1468548 reversed by 1468705 on 11/05/2012. Receipt: 1468737 Date: 11/05/2012	341.00	0.00	
11/21/2012	TD83	TAX COLLECTOR CERTIFICATION	0.00	0.00	
01/28/2013	TD82	O & E REPORT	0.00	0.00	
03/08/2013	TAXDEED	TAXDEED Clerk's Total	455.14	455.14	
03/08/2013	TAXDEED	TAXDEED Due Tax Collector	1,963.08	1,963.08	
03/08/2013	TD6	TITLE RESEARCHER COPY CHARGES	12.00	12.00	

FINANCIAL SUMMARY

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	\$72.00	\$60.00	\$0.00	\$12.00
2	Holding	\$2,759.22	\$341.00	\$0.00	\$2,418.22
	TOTAL	\$2,831.22	\$401.00	\$0.00	\$2,430.22

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
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CLERK TO THE BOARD OF
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 AUDITOR

**Case # 2010 TD 004580
 Redeemed Date 03/08/2013**

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Due Tax Collector = TAXDEED	\$1,963.08
☐ Postage = TD2	\$18.33
ResearcherCopies = TD6	\$12.00

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06/01/2010	TAXDEED	TAX DEED CERTIFICATES Receipt: 1468548 Date: 11/02/2012 Receipt 1468548 reversed by 1468705 on 11/05/2012. Receipt: 1468737 Date: 11/05/2012	341.00	0.00	
11/21/2012	TD83	TAX COLLECTOR CERTIFICATION	0.00	0.00	
01/28/2013	TD82	O & E REPORT	0.00	0.00	
03/08/2013	TAXDEED	TAXDEED Clerk's Total	455.14	455.14	
03/08/2013	TAXDEED	TAXDEED Due Tax Collector	1,963.08	1,963.08	
03/08/2013	TD6	TITLE RESEARCHER COPY CHARGES	12.00	12.00	

FINANCIAL SUMMARY

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	\$72.00	\$60.00	\$0.00	\$12.00
2	Holding	\$2,759.22	\$341.00	\$0.00	\$2,418.22
	TOTAL	\$2,831.22	\$401.00	\$0.00	\$2,430.22

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

**BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY**

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

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 070512000 Certificate Number: 004580 of 2010

Payor: BELINDA RUTH PASSMORE 4002 W BELMONT ST PENSACOLA, FL 32505 Date
03/08/2013

Clerk's Check #	1	Clerk's Total	\$455.14
Tax Collector Check #	1	Tax Collector's Total	\$1,963.08
		Postage	\$18.33
		Researcher Copies	\$12.00
		Total Received	\$2,448.55

PAM CHILDERS
Clerk of the Circuit Court

Received By: _____
Deputy Clerk

Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502
(850) 595-3793 • FAX (850) 595-4827 • <http://www.clerk.co.escambia.fl.us>

Pam Childers,
Clerk of the Circuit Court of Escambia County Florida

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1492270	Receipt Date	03/08/2013
Case Number	2010 TD 004580		
Description	TC12 LLC BUYTHISTAXLIEN.COM VS		
Action	TAX DEED REDEMPTION		
Judge			
Received From	BELINDA PASSMORE		
On Behalf Of	TC12 LLC BUYTHISTAXLIEN.COM		

Total Received	2,448.55
Net Received	2,448.55
Change	0.00

Receipt Payments	Amount	Reference Description
Cash	2,448.55	

Receipt Applications	Amount
Holding	2,436.55
Service Charge	12.00

Deputy Clerk: mkj Transaction Date 03/08/2013 12:45:40

Comments

Search Property	Property Sheet	Lien Holder's	Redeem	Forms	Courtview
Redeemed From Sale					



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

Tax Deed - Redemption Calculator

Account: 070512000 Certificate Number: 004580 of 2010

Redemption ☐ Yes ☒ No Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 07/01/2013	Redemption Date 03/08/2013
Months	9	5
Tax Collector	\$1,718.57	\$1,718.57
Tax Collector Interest	\$232.01	\$128.89
Tax Collector Fee	\$12.50	\$12.50
Total Tax Collector	\$1,963.08	\$1,859.96
Clerk Fee	\$60.00	\$60.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$221.00	\$221.00
App. Fee Interest	\$54.14	\$30.08
Total Clerk	\$455.14	\$431.08
Postage	\$18.33	\$0.00
Researcher Copies	\$12.00	\$12.00
Total Redemption Amount	\$2,448.55	\$2,303.04
	Repayment Overpayment Refund Amount	\$145.51 + 120 + 221 = 486.51

Notes ☐ ACTUAL SHERIFF \$80.00 COM FEE \$18.50
☐ 3/5/2013 BELINDA RUTH PASSMORE called for redemption quote..mva
☐ 3-6-2013 belinda came in for quotes. mkj

Submit

Reset

Print Preview

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

9000018277

PAY

*FOUR HUNDRED EIGHTY SIX AND 51/100

BELINDA R PASSMORE

TO THE BELINDA R PASSMORE
ORDER 4002 W BELMONT ST
OF PENSACOLA, FL 32505

DATE

AMOUNT

03/12/2013

486.51

Pam Childers
PAM CHILDERS, CLERK OF COURT & COMPTROLLER



⑈9000018277⑈ ⑆063100277⑆ 898033991356⑈

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER

9000018277

<u>Date</u>	<u>Case Number</u>	<u>Description</u>	<u>Amount</u>
03/12/2013	2010 TD 004580	PAYMENT TAX DEEDS	486.51

9000018277

Check: 9000018277 03/12/2013 BELINDA R PASSMORE

Check Amount:

486.51

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

9000018308

PAY

*FOUR HUNDRED THIRTY ONE AND 08/100

TC12 LLC

TO THE TC12 LLC
ORDER P O BOX 3385
OF TAMPA, FL 33601

DATE

AMOUNT

03/12/2013

431.08

Pam Childers
PAM CHILDERS, CLERK OF COURT & COMPTROLLER



⑈9000018308⑈ ⑆063100277⑆ 898033991356⑈

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER

9000018308

<u>Date</u>	<u>Case Number</u>	<u>Description</u>	<u>Amount</u>
03/12/2013	2010 TD 004580	PAYMENT TAX DEEDS	431.08

9000018308

Check: 9000018308 03/12/2013 TC12 LLC

Check Amount: 431.08

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

9000018288

PAY *THIRTY THREE THOUSAND THREE HUNDRED TWENTY SIX AND 15/100
JANET HOLLEY TAX COLLECTOR

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

DATE AMOUNT
03/12/2013 33,326.15

Pam Childers
PAM CHILDERS, CLERK OF CIRCUIT COURT & COMPTROLLER



⑈9000018288⑈ ⑆063100277⑆ 898033991356⑈

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER

9000018288

Date	Case Number	Description	Amount
03/12/2013	2010 TD 011897	PAYMENT TAX DEEDS	12,267.46
03/12/2013	2010 TD 005283	PAYMENT TAX DEEDS	3,140.11
03/12/2013	2010 TD 004914	PAYMENT TAX DEEDS	2,096.25
03/12/2013	2010 TD 003754	PAYMENT TAX DEEDS	4,320.21
03/12/2013	2010 TD 004586	PAYMENT TAX DEEDS	1,634.60
03/12/2013	2010 TD 005121	PAYMENT TAX DEEDS	3,279.06
03/12/2013	2010 TD 004580	PAYMENT TAX DEEDS	1,859.96
03/12/2013	2010 TD 003897	PAYMENT TAX DEEDS	2,392.20
03/12/2013	2010 TD 003924	PAYMENT TAX DEEDS	2,336.30

9000018288

Check: 9000018288 03/12/2013 JANET HOLLEY TAX COLLECTOR

Check Amount: 33,326.15

Glenn M.
3-12-13