

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**USAMERIBANK C/O KINGERY/CROUSE MAGNOLIA
TC2 LLC
LOCKBOX ACCOUNT NO 500005897
CLEARWATER, Florida, 33762-0295**

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
5294	08-1976-000	06/01/2010	50-2S3-060 LT 126 BLK 9 NAVY POINT PB 1 P 100 OR 6475 P 262 CA 226

2011 TAX ROLL

CORTES EDUARDO & RODRIGUEZ MARIA M
321 BRYANT RD
PENSACOLA , Florida 32507

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.

magnoliatc2tda (Brian Cirillo)
Applicant's Signature

08/29/2012
Date

TAX COLLECTOR'S CERTIFICATION

**Application
Date / Number
Aug 29, 2012 / 120754**

This is to certify that the holder listed below of Tax Sale Certificate Number **2010 / 5294**, 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: 08-1976-000**

Certificate Holder:
USAMERIBANK C/O KINGERY/CROUSE MAGNOLIA TC2 LLC
LOCKBOX ACCOUNT NO 500005897
CLEARWATER, FLORIDA 33762-0295

Property Owner:
CORTES EDUARDO & RODRIGUEZ MARIA M
321 BRYANT RD
PENSACOLA, FLORIDA 32507

Legal Description: 50-2S3-060
LT 126 BLK 9 NAVY POINT PB 1 P 100 OR 6475 P 262 CA 226

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	5294	06/01/10	\$902.51	\$0.00	\$137.07	\$1,039.58

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
2012	5018.0000	06/01/12	\$304.70	\$6.25	\$15.24	\$326.19
2011	5120.0000	06/01/11	\$317.47	\$6.25	\$29.76	\$353.48

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

\$1,719.25
\$0.00
\$150.00
\$75.00
\$1,944.25
\$1,944.25
\$18,487.00
\$6.25

*Done this 29th day of August, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Candice deus

Date of Sale: May 6, 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 005294



00036635719

Dkt: TD83 Pg#:

3

Original Documents Follow

IN THE CIRCUIT COURT
IN AND FOR ESCAMBIA COUNTY, FLORIDA
ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

MARIA M RODRIGUEZ
Petitioner,

VS

EDUARDA CORTES
Respondent.

Case No: 2007 DR 002262
Division: M FAMILY LAW
FILED & RECORDED

2008 JUL 16 P 2:52

MARIA M RODRIGUEZ
716 MONTCLAIR ROAD
PENSACOLA FL 32505

FINAL JUDGMENT FOR FILING FEES AND SERVICE CHARGES

On AUGUST 3, 2007, a partial payment plan was entered into by MARIA M RODRIGUEZ requiring monthly payments of certain sums for filing fees and service charges. Due to MARIA M RODRIGUEZ having failed to make full payment,

IT IS ADJUDGED that the Escambia County Clerk of Court, 190 Governmental Center, Pensacola, Florida 32502 recover from MARIA M RODRIGUEZ those remaining unpaid filing fees and service charges in the sum of \$ 190.50, the amount of which shall bear interest at the rate prescribed by law (11%) until satisfied.

It is further ORDERED AND ADJUDGED that a lien is hereby created against all of the property, both real and personal, of MARIA M RODRIGUEZ.

FOR WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in open court/chambers in Pensacola, Escambia

County, Florida, this 16 day of July, 2008


CIRCUIT JUDGE

7-17-08 PC
Copy to: ✓ MARIA M RODRIGUEZ
✓ Accounting Division

Case: 2007 DR 002262
00045358235
Dkt: DR1349 Pg#: 1

This instrument prepared by:
Edward R. Bryant, Jr., Esquire
2663 Airport Road South
Suite D-110
Naples, Florida 34112
(239) 643-4888

After recording return to:

Edward R. Bryant, Jr., Esquire
2663 Airport Road South
Suite D-110
Naples, Florida 34112
(239) 643-4888

ASSIGNMENT OF MORTGAGE

THAT EDWARD R. BRYANT, JR., a single man, hereinafter, "Assignor", existing under the laws of the State of Florida, in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable considerations received from ELIZABETH W. BRYANT, a single woman, hereinafter the "Assignee", her heirs, successors and assigns, without setoff, whose address is 66 Starlake Drive, Pensacola, Florida 32507, does hereby assign and transfer the mortgage set forth below and debt described in such mortgage and all monies due or to become due thereon to EDWARD R. BRYANT, JR.

Name	Date	Original Principal Sum	Recorded in O.R. Book of Escambia County, FL
Edwardo Coretes and Maria M. Rodriguez	6/22/2009	\$46,500.00	O.R. Book 6475, Pg 264

Full power and authority is granted to the Assignee, and his successors, to protect, conserve, modify, assign, and otherwise deal with the lien of the mortgage and other security interest (the "mortgage"), and with the property, including hereby without limitation, the right to execute and deliver satisfactions and partial releases, to collect all sums due and to become due under the mortgage and mortgage note, and to foreclose the mortgage or to accept in his name as trustee a deed in lieu foreclosure. If the Assignee acquires the title to the property by foreclosure or by deed or other proceedings in lieu thereof, then the Assignee, as trustee, without further act by any other party, from and after the date such title is acquired, shall have full power and authority to protect, conserve, sell, convey, lease encumber, assign, or otherwise to manage and dispose of the property, or any part thereof. If required by Section 660.41 Florida Statutes, or similar state law, the Assignee may appoint additional individuals or institutions as a separate or co-trustee under the mortgage or as owner of the property if title is acquired by the Assignee and the separate or co-trustee shall have all of the powers granted the Assignee hereunder.

IN WITNESS WHEREOF, the Assignor has caused this instrument to be executed this 1st day of January, 2010.

Signed, sealed and delivered
In the presence of:

Signature of Witness

Printed Name

Signature of Witness

Printed Name

By:

Edward R. Bryant, Jr., Assignor

STATE OF FLORIDA
COUNTY OF COLLIER

The foregoing instrument was acknowledged before me this 12th day of January, 2010 by Edward R. Bryant, Jr. He is personally known to me or has produced a valid Florida driver's license as identification.

Notary Public

My Commission Expires:

[SEAL]



IN WITNESS WHEREOF, the Mortgagor has caused these presents to be executed on this 22nd day of June, A.D., 2008.

In the presence of:

Deborah L Baker

WITNESS NAME: Deborah L Baker

Joshua Laveie

WITNESS NAME: Joshua Laveie

Maria M. Rodriguez

Eduardo Cortes

STATE OF FLORIDA
COUNTY OF ~~COLLIER~~ Escambia

The foregoing instrument was acknowledged before me this 22nd day of June, A.D., 2008, by Eduardo Cortes and Maria M. Rodriguez, his wife, who have produced a valid FLORIDA drivers license as identification, husband and wife, and who did not take an oath.

Brian D. Graybeal
NOTARY PUBLIC:

(SEAL)

My Commission Expires:

NOTARY PUBLIC-STATE OF FLORIDA
Brian D. Graybeal
Commission #DD803059
Expires: JULY 02, 2012
BONDED THRU ATLANTIC BONDING CO., INC.

(l) This mortgage shall inure to the benefit of, and shall bind, the heirs, legal representatives, successors and assigns of the Mortgagor and the Mortgagee respectively.

(m) All improvements on the mortgaged property shall be kept insured to their full insurable value. Any policies of insurance shall be payable to the Mortgagor or Mortgagee as their interests may appear, and Mortgagor shall furnish a Certificate of Insurance to the Mortgagee.

(n) If foreclosure proceedings of any mortgage or lien of any kind superior or inferior to this mortgage are instituted, Mortgagee hereunder may, at its option, immediately or thereafter, declare this mortgage and the indebtedness secured hereby due and payable.

3. The principal sum of the mortgage note secured by this mortgage is FORTY SIX thousand – FIVE HUNDRED (\$46,500) dollars. The terms of the note are incorporated herein by reference.

4. The Mortgagor herein is _____ and
_____.

5. The Mortgagee herein is Edward R. Bryant and or his assigns.

6. The real estate encumbered by this mortgage is situate in Escambia County Florida and is described as: 321 Bryant Road, Pensacola, Florida 32502, and is more fully described as:

Lot 126, Block 9, NAVY POINT, a subdivision of a portion of Section 50, Township 2 South, Range 30 West, Escambia County, Florida, as recorded in Plat Book 1, at Pages 100 A, B & C of the public records of said county.

Folio No. 502S306090131009

7. **DUE ON SALE.** If all or any part of interest in the property that serves as collateral for the Note and mortgage herein is transferred, sold or assigned in any manner whatsoever, or, if said property is not used as the homestead of the mortgagors, or occupied by the mortgagor, then at the option of the mortgagee the entire remaining principal balance, plus accrued interest, late fees or other costs, will be immediately due and payable.

8. Seller will have septic tank pumped out upon closing

THIS MORTGAGE IS NOT ASSUMABLE BY OTHERS AND IS DUE UPON THE SALE, CONVEYANCE, DISPOSITION OF ANY INTEREST THEREIN, OR IF SAID HOME IS NOT OCCUPIED BY THE MORTGAGORS AS THEIR PRIMARY RESIDENCE.

(f) That if any of said sums of money herein referred to be not promptly and fully paid within thirty days next after the same severally becomes due and payable, or if each and every one of the stipulations, agreements, conditions and covenants of said note and this mortgage deed, or either, are not fully performed, complied with and abided by, the said aggregate sum mentioned in said note shall become due and payable forthwith or thereafter at the option of the Mortgagee as fully and completely as if the said aggregate sum of said note was originally stipulated to be paid on such day, anything in said note or herein to the contrary notwithstanding.

(g) That in order to accelerate the maturity of the indebtedness hereby secured, because of the failure of the Mortgagor to pay any tax, assessment, liability, obligation or encumbrance upon said property as herein provided, it shall not be necessary or requisite that the Mortgagee shall first pay the same.

(h) The lien hereof shall extend to and include the use, rents and profits of said premises, but the Mortgagor shall have the right to remain in possession of said premises and enjoy the use, and to receive the rents and profits thereof, without accounting to the Mortgagee therefor, so long as there shall be no default hereunder, provided that in the event of any such default hereunder for a period of 30 days, the Mortgagee shall be entitled to the possession and use of said mortgaged premises, and to receive and apply the net rents and profits thereof, upon and toward the payment of the indebtedness hereby secured.

(i) In the event there shall be filed a complaint to foreclose this mortgage, the plaintiff shall be entitled to the appointment of a receiver for the mortgaged property and the rents, earnings, issues, income and profits thereof, with the usual power of receivers in such cases. Such receiver shall be continued in possession of said property and of said rents, earnings, issues, income and profits of said property during the pendency of such foreclosure suit, after Court approval.

(j) This mortgage shall become due and payable forthwith if the Mortgagor shall convey away said property or if title thereto shall become vested in any other person or persons in any manner whatsoever. In the event the ownership of the mortgaged premises, or any part thereof, becomes vested in a person other than the Mortgagor, the Mortgagee may, without notice to the Mortgagor, deal with such successor or successors in interest with reference to this mortgage deed and the debt hereby secured. No sale of the premises hereby mortgaged and no forbearance on the part of the Mortgagee, and no extension of the time for the payment of the debt hereby secured given by the Mortgagee shall operate to release, discharge, modify, change or affect the original liability of the Mortgagor herein either in whole or in part.

(k) The lien of this mortgage secures and shall continue to secure payment of said indebtedness or indebtednesses, however evidenced, whether by said note or any renewal or extension thereof or substitute thereof, or otherwise, until all such indebtedness shall have been fully paid.

Prepared By:
Edward R. Bryant, Jr., Esq.
Florida Bar No. 254460

After Recording Return To:
Edward R. Bryant, Jr., Esq.
Florida Bar No. 254460
2663 Airport Road, Suite D-110
Naples, Florida 34112

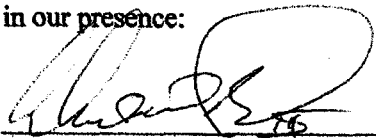
THIS MORTGAGE IS NOT ASSUMABLE BY OTHERS AND IS DUE UPON THE SALE, CONVEYANCE, DISPOSITION OF ANY INTEREST THEREIN, OR IF SAID HOME IS NOT OCCUPAIED BY THE MORTGAGORS AS THEIR PRIMARY RESIDENCE.

MORTGAGE

THIS MORTGAGE executed by the Mortgagor (EDWARD R BRYANT)

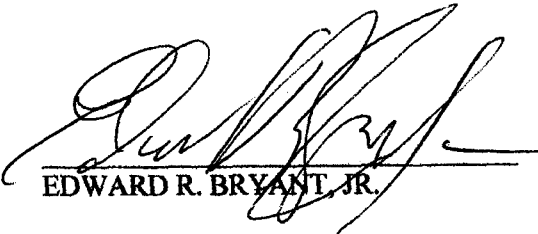
1. To secure the payment of the aggregate sum of money named in the promissory note of even date herewith and hereinafter attached, together with interest thereon and all other sums of money secured hereby as hereinafter provided, the Mortgagor hereby mortgages to the Mortgagee that certain real property hereinafter described.
2. The Mortgagor hereby covenants and agrees with the Mortgagee:
 - (a) To pay all and singular the principal and interest and other sums of money payable by virtue of said note and this mortgage deed, or either, promptly on the day respectively the same severally become due.
 - (b) To pay all and singular the taxes, assessments, levies, liabilities, obligations and encumbrances of every nature, on said described property, and if the same be not promptly paid the Mortgagee may at any time pay the same without waiving or affecting the option to foreclose or any right hereunder, and every payment so made shall bear interest from the date hereof at the highest rate of interest allowed by law.
 - (c) To pay all and singular the costs, charges, and expenses, including lawyer's fees and abstract costs reasonably incurred or paid at any time by the Mortgagee because of the failure on the part of the Mortgagor to perform, comply with and abide by each and every the stipulations, agreements, conditions and covenants of said note and this mortgage deed, or either, and every such payment shall bear interest from date at the rate of 18 per cent per annum.
 - (d) To permit, commit or suffer no waste, impairment or deterioration of said property or any part thereof.
 - (e) To perform, comply with and abide by each and every the stipulations, agreements, conditions and covenants in said note and in this mortgage deed set forth.

Signed, sealed and delivered
in our presence:

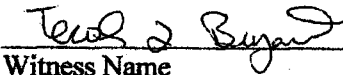


Witness Name
EDWARD R. BRYANT III

Print Name



EDWARD R. BRYANT, JR.



Witness Name
TERAH J. BRYANT

Print Name

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

BEFORE ME, the undersigned officer duly qualified to take acknowledgments, this day personally appeared Edward R. Bryant, Sr., to me and is:

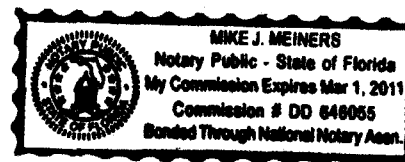
14 personally known to me,
11 has produced a Florida Driver's License, or
11 has produced _____ as proof that he is the person described in and who executed the foregoing Warranty Deed for the purposes set forth therein.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, in the state and county aforesaid, this 9 day of June, 2009.



Notary Public, State of Florida

[SEAL]



This Instrument Prepared By and
WITHOUT OPINION OF TITLE
Edward R. Bryant, Jr., Esquire
2663 Airport Road South
Suite D-110
Naples, Florida 34112

After recording, return to:

Edward R. Bryant, Jr., Esquire
2663 Airport Road South
Suite D-110
Naples, Florida 34112
(239) 643-4888
Parcel I.D. # 502S306090131009

THE ABOVE SPACE RESERVED FOR RECORDERS USE

WARRANTY DEED

THIS INDENTURE made this 22 day of June, 2009, by and between EDWARD R. BRYANT, JR., whose mailing address is 66 Starlake Drive, Pensacola, Florida 32507, hereinafter, "Grantor" and Maria M. Rodriguez, Edwanda Carlos, husband and wife, whose address is 321 Bryant Road, Escambia County, Pensacola, Florida 32502, hereinafter, "Grantee".

WITNESSETH, that said Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00), and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee, and Grantee's heirs, and assigns forever, the following described land, situate, lying and being in Escambia County, Florida, with the property address of 321 Bryant Road, Escambia County, Pensacola, Florida 32502, and more fully described as:

Lot 126, Block 9, NAVY POINT, a Subdivision of a portion of Section 50, Township 2 South, Range 30 West, Escambia County, Florida, as recorded in Plat Book 1, at Pages 100 A, B & C of the Public Records of said county.

SUBJECT TO: Restrictions, reservations and easements of record and real estate taxes for the current and subsequent years.

Grantor warrants that neither the Grantor, an unmarried man, does not resides on the property described herein or adjacent thereto and is note the homestead property of the Grantor.

Said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

"Grantor" and "Grantee" are used for singular or plural, as context requires.

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: 5-6-2013

TAX ACCOUNT NO.: 08-1976-000

CERTIFICATE NO.: 2010-5294

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

YES NO

 X Notify City of Pensacola, P.O. Box 12910, 32521

X Notify Escambia County, 190 Governmental Center, 32502

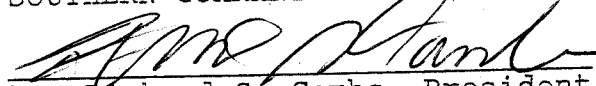
X Homestead for 2012 tax year.

Eduardo Cortes
Maria M. Rodriguez
321 Bryant St.
Pensacola, FL 32507

Elizabeth W. Bryant
66 Starlake Dr.
Pensacola, FL 32507

Certified and delivered to Escambia County Tax Collector,
this 31st day of November, 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.: 9836

October 24, 2012

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

1. Mortgage executed by Eduardo Cortes and Maria M. Rodriguez, husband and wife to Edward R. Bryant, dated 06/22/2009 and recorded in Official Record Book 6475 on page 264 of the public records of Escambia County, Florida. given to secure the original principal sum of \$46,500.00 Assignment to Elizabeth W. Bryant recorded in O.R. Book 6583, page 1945.
2. Judgment filed by Escambia County recorded in O.R. Book 6354, page 1665.
3. Taxes for the year 2009-2011 dellinquent. The assessed value is \$32,116.00. Tax ID 08-1976-000.

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.: 9836

October 24, 2012

**Lot 126, Block 9, Navy Point, as per plat thereof, recorded in Plat Book 1, Page 100A, 100B
& 100C, 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.: 9836

October 24, 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 10-24-1992, through 10-24-2012, and said search reveals the following:

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

Eduardo Cortes and Maria M. Rodriguez, husband and wife

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: 

October 24, 2012

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 005294



00025142652

Dkt: TD82 Pg#:

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Original Documents Follow

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

9000018188

PENSACOLA, FLORIDA

63:27
631

VOID AFTER 6 MONTHS

PAY

FIFTY ONE THOUSAND SIXTY TWO AND 75/100

JANET HOLLEY TAX COLLECTOR

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

DATE

AMOUNT

02/26/2013

51,062.75

Pam Childers
PAM CHILDERS, CLERK OF COURT & COMPTROLLER



⑈9000018188⑈ ⑆063100277⑆ 898033991356⑈

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER

9000018188

Date	Case Number	Description	Amount
02/26/2013	2010 TD 001815	PAYMENT TAX DEEDS	2,480.62
02/26/2013	2010 TD 002948	PAYMENT TAX DEEDS	1,772.12
02/26/2013	2010 TD 002984	PAYMENT TAX DEEDS	2,831.42
02/26/2013	2010 TD 005294	PAYMENT TAX DEEDS	2,125.48
02/26/2013	2010 TD 002319	PAYMENT TAX DEEDS	2,741.67
02/26/2013	2010 TD 001798	PAYMENT TAX DEEDS	1,898.26
02/26/2013	2010 TD 001219	PAYMENT TAX DEEDS	9,701.34
02/26/2013	2010 TD 002799	PAYMENT TAX DEEDS	2,691.33
02/26/2013	2010 TD 002208	PAYMENT TAX DEEDS	2,913.77
02/26/2013	2010 TD 002731	PAYMENT TAX DEEDS	8,454.94

There are additional check details for this check that total:

13,454.80

9000018188

Check: 9000018188 02/26/2013 JANET HOLLEY TAX COLLECTOR

Check Amount:

51,062.75

2010 TD 01032 1,624.06

2010 TD 03253 2,440.03

2010 TD 04705- 3,646.53

2010 TD 05056 2,955.90

2010 TD 03703 2,785.28

Glenn M.
2-26-13

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

9000018210

PAY

*SEVEN THOUSAND TWO HUNDRED NINETY FOUR AND 28/100

USAMERIBANK

TO THE ORDER OF USAMERIBANK
C/O KINGERY/CROUSE
MAGNOLIA TC2 LLC
LOCKBOX 17295
CLEARWATER, FL 33762

DATE

AMOUNT

02/26/2013

7,294.28

PAM CHILDERS, CLERK OF CIRCUIT COURT & COMPTROLLER



⑈9000018210⑈ ⑆063100277⑆ 898033991356⑈

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER

9000018210

Date	Case Number	Description	Amount
02/26/2013	2010 TD 001032	PAYMENT TAX DEEDS	505.76
02/26/2013	2010 TD 001815	PAYMENT TAX DEEDS	437.09
02/26/2013	2010 TD 003703	PAYMENT TAX DEEDS	437.09
02/26/2013	2010 TD 002208	PAYMENT TAX DEEDS	437.09
02/26/2013	2010 TD 002319	PAYMENT TAX DEEDS	437.09
02/26/2013	2010 TD 005294	PAYMENT TAX DEEDS	437.09
02/26/2013	2010 TD 001798	PAYMENT TAX DEEDS	437.09
02/26/2013	2010 TD 002948	PAYMENT TAX DEEDS	523.20
02/26/2013	2010 TD 005050	PAYMENT TAX DEEDS	437.09
02/26/2013	2010 TD 002731	PAYMENT TAX DEEDS	437.09

There are additional check details for this check that total:

2,768.60 9000018210

Check: 9000018210 02/26/2013 USAMERIBANK

Check Amount:

7,294.28

2010 TD 01219 497.04
2010 TD 03253 655.09
2010 TD 04705 437.09
2010 TD 02984 742.29
2010 TD 02799 437.09

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

63-27
631

9000018197

VOID AFTER 6 MONTHS

PAY

*FOUR HUNDRED SEVENTY AND 98/100

MARIA M RODRIGUEZ

TO THE MARIA M RODRIGUEZ
ORDER 321 BRYANT RD
OF PENSACOLA, FL 32507

DATE

AMOUNT

02/26/2013

470.98

Pam Childers
PAM CHILDERS, CLERK OF COURT & COMPTROLLER



⑈9000018197⑈ ⑆063100277⑆ 898033991356⑈

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER

9000018197

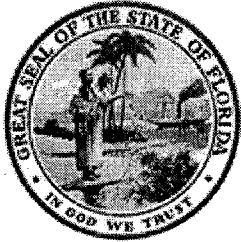
<u>Date</u>	<u>Case Number</u>	<u>Description</u>	<u>Amount</u>
02/26/2013	2010 TD 005294	PAYMENT TAX DEEDS	470.98

9000018197

Check: 9000018197 02/26/2013 MARIA M RODRIGUEZ

Check Amount: 470.98

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: 081976000 Certificate Number: 005294 of 2010

Redemption ☐ Yes ☒ No Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="05/06/2013"/>	Redemption Date <input type="text" value="02/25/2013"/>
Months	9	6
Tax Collector	<input type="text" value="\$1,944.25"/>	<input type="text" value="\$1,944.25"/>
Tax Collector Interest	\$262.47	\$174.98
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$2,212.97	\$2,125.48
Clerk Fee	<input type="text" value="\$60.00"/>	<input type="text" value="\$60.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$221.00"/>	<input type="text" value="\$221.00"/>
App. Fee Interest	\$54.14	\$36.09
Total Clerk	\$455.14	\$437.09
Postage	<input type="text" value="\$24.44"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$8.00"/>	<input type="text" value="\$8.00"/>
Total Redemption Amount	\$2,700.55	\$2,570.57
	Repayment Overpayment Refund Amount	\$129.98

Notes

Submit

Reset

Print Preview

$120 + 221 = 470.98$

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1490159	Receipt Date	02/25/2013

Case Number 2010 TD 005294

Description USAMERIBANK VS

Action TAX DEED REDEMPTION

Judge

Received From MARIA RODRIGUEZ

On Behalf Of USAMERIBANK

Total Received	2,700.55
Net Received	2,700.55
Change	0.00

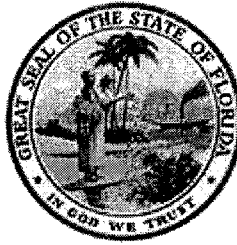
Receipt Payments	Amount	Reference Description
Cash	2,700.55	

Receipt Applications	Amount
Holding	2,692.55
Service Charge	8.00

Deputy Clerk: mkj Transaction Date 02/25/2013 10:48:04

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
MIS
OPERATIONAL SERVICES
PROBATE
TRAFFIC



13282

BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

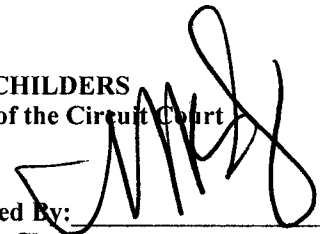
PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale

Account: 081976000 Certificate Number: 005294 of 2010

Payor: MARIA M RODRIGUEZ 321 BRYANT RD PENSACOLA FL 32507 Date 02/25/2013

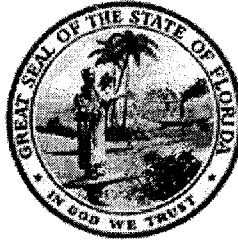
Clerk's Check #	1	Clerk's Total	\$455.14
Tax Collector Check #	1	Tax Collector's Total	\$2,212.97
		Postage	\$24.44
		Researcher Copies	\$8.00
		Total Received	\$2,700.55

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
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
 FAMILY LAW
 JURY ASSEMBLY
 JUVENILE
 MENTAL HEALTH
 MIS
 OPERATIONAL SERVICES
 PROBATE
 TRAFFIC



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

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

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

Case # 2010 TD 005294

Redeemed Date 02/25/2013

Name MARIA M RODRIGUEZ 321 BRYANT RD PENSACOLA FL 32507

<input type="checkbox"/> Clerk's Total = TAXDEED	\$455.14
<input type="checkbox"/> Due Tax Collector = TAXDEED	\$2,212.97
<input type="checkbox"/> Postage = TD2	\$24.44
<input type="checkbox"/> ResearcherCopies = TD6	\$8.00

Apply Docket Codes

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
06/01/2010	TAXDEED	TAX DEED CERTIFICATES Receipt: 1459643 Date: 10/05/2012	341.00	0.00	
06/01/2010	TD1	TAX DEED APPLICATION Receipt: 1459643 Date: 10/05/2012	60.00	0.00	
10/16/2012	TD83	TAX COLLECTOR CERTIFICATION	0.00	0.00	
11/20/2012	TD82	O & E REPORT	0.00	0.00	

FINANCIAL SUMMARY

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	\$60.00	\$60.00	\$0.00	\$0.00
2	Holding	\$341.00	\$341.00	\$0.00	\$0.00
	TOTAL	\$401.00	\$401.00	\$0.00	\$0.00



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: 502S306090131009 Account: 081976000 Owners: CORTES EDUARDO & RODRIGUEZ MARIA M Mail: 321 BRYANT RD PENSACOLA, FL 32507 Situs: 321 BRYANT RD 32507 Use Code: SINGLE FAMILY RESID <input checked="" type="checkbox"/> 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: \$17,116 Land: \$15,000 Total: \$32,116 Save Our Homes: \$32,116 Disclaimer Amendment 1 Calculations																																																
Sales Data <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>06/09/2009</td> <td>6475</td> <td>262</td> <td>\$45,000</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>06/30/2008</td> <td>6351</td> <td>1668</td> <td>\$100</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>06/20/2008</td> <td>6345</td> <td>801</td> <td>\$100</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>03/2006</td> <td>5893</td> <td>1388</td> <td>\$100</td> <td>QC</td> <td>View Instr</td> </tr> <tr> <td>12/2004</td> <td>5558</td> <td>437</td> <td>\$61,000</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>09/2004</td> <td>5503</td> <td>1722</td> <td>\$39,000</td> <td>CT</td> <td>View Instr</td> </tr> <tr> <td>08/1992</td> <td>3226</td> <td>825</td> <td>\$29,800</td> <td>WD</td> <td>View Instr</td> </tr> </tbody> </table> Official Records Inquiry courtesy of Ernie Lee Magaha, Escambia County Clerk of the Court		Sale Date	Book	Page	Value	Type	Official Records (New Window)	06/09/2009	6475	262	\$45,000	WD	View Instr	06/30/2008	6351	1668	\$100	WD	View Instr	06/20/2008	6345	801	\$100	WD	View Instr	03/2006	5893	1388	\$100	QC	View Instr	12/2004	5558	437	\$61,000	WD	View Instr	09/2004	5503	1722	\$39,000	CT	View Instr	08/1992	3226	825	\$29,800	WD	View Instr	2012 Certified Roll Exemptions HOMESTEAD EXEMPTION Legal Description LT 126 BLK 9 NAVY POINT PB 1 P 100 OR 6475 P 262 CA 226 Extra Features PATIO
Sale Date	Book	Page	Value	Type	Official Records (New Window)																																													
06/09/2009	6475	262	\$45,000	WD	View Instr																																													
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09/2004	5503	1722	\$39,000	CT	View Instr																																													
08/1992	3226	825	\$29,800	WD	View Instr																																													
Parcel Information Restore Map Get Map Image Launch Interactive Map																																																		
Section Map Id: CA226 Approx. Acreage: 0.1600 Zoned: <input checked="" type="checkbox"/> R-2																																																		



Buildings

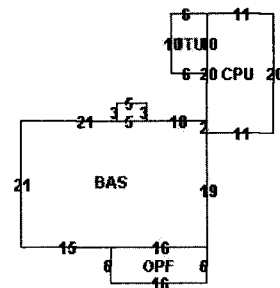
Building 1 - Address: 321 BRYANT RD, Year Built: 1947, Effective Year: 1947

Structural Elements

FOUNDATION-WOOD/SUB FLOOR
EXTERIOR WALL-ASBESTOS SIDING
NO. PLUMBING FIXTURES-3.00
DWELLING UNITS-1.00
ROOF FRAMING-GABLE
ROOF COVER-COMPOSITION SHG
INTERIOR WALL-DRYWALL-PLASTER
FLOOR COVER-TILE/STAIN CONC/BRICK
NO. STORIES-1.00
FLOOR COVER-HARDWOOD/PARQET
DECOR/MILLWORK-BELOW AVERAGE
HEAT/AIR-CENTRAL H/AC
STRUCTURAL FRAME-WOOD FRAME

Areas - 1042 Total SF

BASE AREA - 651
CARPORT UNF - 220
OPEN PORCH FIN - 96
OPEN PORCH UNF - 15
UTILITY UNF - 60



Images



4/10/03

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.

Last Updated: 10/08/2012 (tc.4139)

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1459643	Receipt Date	10/05/2012
Case Number	2010 TD 005294		
Description	USAMERIBANK VS		
Action	TAX DEED APPLICATION		
Judge			
Received From	USAMERIBANK		
On Behalf Of	USAMERIBANK		

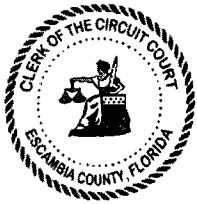
Total Received	401.00
Net Received	401.00
Change	0.00

Receipt Payments	Amount	Reference Description
Cash	401.00	ONCORE TRANS 966848

Receipt Applications	Amount
Holding	341.00
Service Charge	60.00

Deputy Clerk: mkj Transaction Date 10/05/2012 11:15:03

Comments



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



Print Date:
10/5/2012 11:14:24
AM

Transaction #: **966848**
Receipt #: **201259571**
Cashier Date: **10/5/2012 11:14:24 AM (MKJ)**

Customer Information	Transaction Information	Payment Summary
(TXD) TAX DEED DIVISION CLERK OF THE CIRCUIT COURT 221 PALAFOX PLACE Pensacola, FL 32502	Date Received: 10/05/2012 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 05294/2010		
TAXCT	1	\$60.00
TAXCR	341	\$341.00