

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
5998	09-1241-000	06/01/2010	24-1S3-143 BEG AT SE COR OF SW1/4 OF SE1/4 OF SEC N 88 DEG 18 MIN 42 SEC W ALG S LI OF SEC 326 78/100 FT N 01 DEG 42 MIN 40 SEC E 665 56/100 FT S 88 DEG 18 MIN 28 SEC E 327 72/100 FT TO NE COR OF S1/2 OF SW1/4 OF SE1/4 S 01 DEG 47 MIN 30 SEC W ALG E LI OF SD SW1/4 OF SE1/4 665 54/100 FT TO POB OR 5642 P 922 OR 5807 P 1505

2011 TAX ROLL

DESTIN DEVELOPERS LLC
PO BOX 576
DESTIN , Florida 32540

I agree to pay all delinquent taxes, redeem all outstanding certificates not in my possession, pay any omitted taxes, and pay current taxes, if due, covering the land, and pay any interest earned (a) on tax certificates not in my possession, (b) on omitted taxes or (c) on delinquent taxes. I also agree to pay all Tax Collector's fees, ownership and encumbrance reports costs, Clerk of the Court costs, charges and fees and Sheriff's costs, if applicable. Attached is the above-mentioned tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

mmattp777 (Matt Pallardy)

Applicant's Signature

10/17/2012

Date

FORM 513
(r.12/00)

TAX COLLECTOR'S CERTIFICATION

APPLICATION DATE

10/17/2012

FULL LEGAL DESCRIPTION
Parcel ID Number: 09-1241-000

November 01, 2012
Tax Year: 2009
Certificate Number: 5998

BEG AT SE COR OF SW1/4 OF SE1/4 OF SEC N 88 DEG 18 MIN 42 SEC W ALG S LI OF SEC 326 78/100 FT N 01 DEG 42 MIN 40 SEC E 665 56/100 FT S 88 DEG 18 MIN 28 SEC E 327 72/100 FT TO NE COR OF S1/2 OF SW1/4 OF SE1/4 S 01 DEG 47 MIN 30 SEC W ALG E LI OF SD SW1/4 OF SE1/4 665 54/100 FT TO POB OR 5642 P 922 OR 5807 P 1505

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Oct 17, 2012 / 120945

This is to certify that the holder listed below of Tax Sale Certificate Number **2010 / 5998** , 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: 09-1241-000**

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

Property Owner:
DESTIN DEVELOPERS LLC
PO BOX 576
DESTIN , FLORIDA 32540

Legal Description: 24-1S3-143

BEG AT SE COR OF SW1/4 OF SE1/4 OF SEC N 88 DEG 18 MIN 42 SEC W ALG S LI OF SEC 326 78/100 FT N 01 DEG 42 MIN 40 SEC E 665 56/100 FT S 88 DEG 18 MIN ...

See attachment for full legal description.

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	5550.0000	06/01/12	\$3,261.12	\$0.00	\$163.06	\$3,424.18
2010	5998	06/01/10	\$3,267.04	\$0.00	\$690.84	\$3,957.88

CERTIFICATES REDEEMED BY APPLICANT OR INCLUDED (COUNTY) IN CONNECTION WITH THIS APPLICATION:

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
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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

\$7,382.06
\$0.00
\$150.00
\$75.00
\$7,607.06
\$7,607.06
\$6.25

*Done this 17th day of October, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Blenda Makuron

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 005998



00035955460

Dkt: TD83 Pg#:

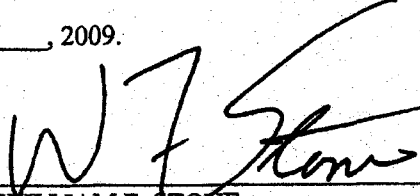
4

Original Documents Follow

entitled to recovery under this terms of this Judgment and the Workout Agreement.

DONE AND ORDERED in Chambers at the Okaloosa County Courthouse Annex, Shalimar,

Florida on this 9 day of JUNE, 2009.


WILLIAM F. STONE
Circuit Court Judge

SBT Samuel B. Taylor, Esq.

CLa C. LeDon Anchors, Esq.

CLERK'S CERTIFICATE OF MAILING

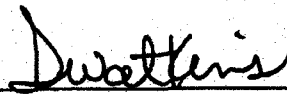
I HEREBY CERTIFY that a true copy of the foregoing has been furnished to the following

addressees this 16 day of June, 2009:

C. LeDon Anchors, Esq., Anchors Smith Grimsley, a Professional Limited Company, 909 Mar Walt Drive, Suite 1014, Fort Walton Beach, Florida 32547; and

Samuel B. Taylor, Esq., Samuel B. Taylor, P.A., P.O. Box 1474, Destin, Florida 32540-1474.

DON W. HOWARD
Clerk of Circuit Court

By: 
Deputy Clerk



IN THE CIRCUIT COURT OF THE FIRST JUDICIAL CIRCUIT
IN AND FOR OKALOOSA COUN

00017645477
FJPL

BEACH COMMUNITY BANK,

Plaintiff,

2009 CA 000654 S
V. JACKSON, DEPUTY CLERK
06/10/2009 Ref# 15

vs.

CASE NO.: 09-CA-654

JKP INTERNATIONAL MANAGEMENT
INC., a Florida corporation, and DESTIN
DEVELOPERS, L.L.C., a Florida limited
liability company, and JAY PATEL,
individually,

Defendants.

Instr # 2571108 BK: 2892 PG:4943, Page 1 of 7
Recorded 06/16/2009 at 02:12 PM,

RECEIVED
DON W. HOWARD
2009 JUN 10 AM 11 02
CLERK OF CIRCUIT COURT
OKALOOSA COUNTY FL
SEALHAB, FL

DEPUTY CLERK BHILL
DON W. HOWARD, CLERK OF COURTS, OKALOOSA COUNTY, FL

JUDGMENT

THIS CAUSE having come on for consideration based on a Workout Agreement entered
into between the parties and the Court being fully advised in the premises, it is hereby

ORDERED AND ADJUDGED that:

1. This Court has jurisdiction of the parties in this cause and the subject matter
hereof and has jurisdiction to render this Judgment.
2. Plaintiff, Beach Community Bank, whose address is 17 S.E. Eglin Parkway, Fort
Walton Beach, Florida 32548, recover from Defendants, JKP International Management, Inc.
and Jay Patel, individually, the sum of One Hundred Ninety-Seven Thousand Five Hundred
Fifty-Eight and 20/100 Dollars (\$197,558.20). By agreement of the parties, this Judgment shall bear
interest at a rate of 6.50 % annually.
3. This Judgment is subject to the terms and conditions of the Workout Agreement
attached as Exhibit "A". In the event of a default of the Workout Agreement, Plaintiff shall be

EXHIBIT B
Additional Encumbered Property

PARCEL 1

Lot 12, Block 4, according to the subdivision of Section 10, Township 1 South, Range 30 West, platted by National Land Sales Co. as recorded in Deed Book 89 at Page 369, of the public records of Escambia County, Florida, LESS AND EXCEPT the portion thereof deeded to Escambia County, Florida, Board of County Commissioners for road right-of-way purposes by deed recorded in Official Records Book 558 at Page 210, of the public records of Escambia County, Florida.

PARCEL 2

Lot 13, in Block 4, of National Land Sales Company's Subdivision of a Portion of Section 10, Township 1 South, Range 30 West, Escambia County, Florida, according to the Plat thereof, as recorded in Plat Book 89, at Page(s) 369, of the Public Records of Escambia County, Florida.

Initials:
Mortgagor *[Signature]*
Mortgagee *[Signature]*

EXHIBIT A
Encumbered Property

A portion of the South $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 24, Township 1 South, Range 31 West, Escambia County, Florida, described as follows: Beginning at an iron pipe at the Southeast corner of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of said Section 24; thence North $88^{\circ} 18' 42''$ West, along the South line of said Section 326.78 feet; thence North $1^{\circ} 42' 40''$ East, 665.56 feet; thence South $88^{\circ} 18' 28''$ East, 327.72 feet to the Northeast corner of the South $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of said Section; thence South $1^{\circ} 47' 30''$ West along the East line of said Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of said Section 665.54 feet to the Point of Beginning.

Parcel Identification Number: 241S314302000000

AND

Lots 9 and 10, Block 5 of a subdivision of Section 10, Township 1 South, Range 30 West, Escambia County, Florida as per plat recorded in Deed Book 89, Page 396 of the Public Records of said County.

LESS

Begin at the Northeast corner of Lot 10, Block 5 of subdivision of Section 10, Township 1 South, Range 30 West, Escambia County, Florida; thence run South along East line 200 feet; thence run West 216 feet; thence run North and parallel to East line 200 feet; thence run East 216 feet to Point of Beginning, lying and being in said Lot 10, Block 5, Subdivision of Section 10, Township 1 South, Range 30 West, as per plat recorded in Deed Book 89, Page 369, of the Public Records of said County.

LESS

Commence at the Northeast corner of Lot 10, Block 5 of a subdivision of Section 10, Township 1 South, Range 30 West; thence go North 89 degrees 53 minutes 39 seconds West along the North line of said Lot 10 a distance of 216 feet to the Point of Beginning; thence continue North 89 degrees 53 minutes 39 seconds West a distance of 25 feet; thence South 01 degrees 26 minutes 58 seconds West a distance of 200 feet; thence South 89 degrees 53 minutes 39 seconds East a distance of 25 feet; thence North 01 degrees 26 minutes 58 seconds East a distance of 200 feet to the Point of Beginning, being a portion of a subdivision of Section 10, Township 1 South, Range 30 West, as per plat recorded in Deed Book 89, Page 396, of the Public Records of Escambia County, Florida.

LESS AND EXCEPT ANY PORTION OF CAPTIONED PROPERTY LYING WITHIN THE ROAD
RIGHT OF WAY OF DETROIT BLVD. AND BOWMAN AVENUE.

Parcel Identification Number: 101S301101090005

Initials:
Mortgagor *R.K.*
Mortgagee *am*

WITNESSES:

MORTGAGOR:
Mrs. Ranjit Kaur

Print: Amandeep Sangha

Ranjit Kaur

Print: SANJAY P. GOGIA

STATE OF LEICESTER, ENGLAND
COUNTY OF Leicestershire U.K.

The foregoing Agreement was acknowledged before me this 4th day of October, 2011, by Mrs. Ranjit Kaur. Such person did not take an oath and is personally known to me or who has produced her UK Passport identification.

San M.
Signature of Notary

**SANJAY PREM GOGIA
NOTARY PUBLIC
LEICESTER BUSINESS CENTRE
111 ROSS WALK
LEICESTER LE4 5HH
TEL: 07960 283 653**

6. Except as modified herein, the terms and conditions of the Mortgage, shall remain unchanged. Mortgagor hereby affirms and re-adopts all covenants and warranties in favor of Mortgagee as set forth in the Mortgage.

IN WITNESS WHEREOF, the parties have hereto set their hand effective first written above.

WITNESSES:

MORTGAGEE:
DESTIN DEVELOPERS, L.L.C.
By: AMPS Development, LLC
Its: Manager

Jelicia Henderson
Print: Jelicia Henderson

Chirag Mahyavanshi
Chirag Mahyavanshi, its Manager

Scott M Work
Print: Scott M Work

STATE OF Florida
COUNTY OF Okaloosa

The foregoing Agreement was acknowledged before me this 16th day of October, 2011 by Chirag Mahyavanshi, as Manager of AMPS Development, LLC, as Manager of Destin Developers, L.L.C. Such person did not take an oath and is personally known to me or who has produced Florida Drivers License identification.

{Notary Seal must be affixed}

JSP
Signature of Notary



Prepared By & Return to:
Matthews Jones & Hawkins, LLP
4475 Legendary Drive
Destin, Florida 32541

DOCUMENTARY STAMPS ARE BEING PAID ON THE ADDITIONAL ADVANCE IN THE AMOUNT OF \$380.45
AS THIS DOCUMENT MODIFIES THE MORTGAGE REFERENCED HEREIN.

MORTGAGE MODIFICATION AND SPREADER AGREEMENT

THIS MORTGAGE MODIFICATION AND SPREADER AGREEMENT ("Agreement")
is entered into this 11th day of October, 2011, by and between **Destin Developers, L.L.C.**, a Florida
limited liability company, whose address is P.O. Box 576, Destin, Florida 32540, hereinafter referred to
as "Mortgagee"; **Mrs. Ranjit Kaur**, whose address is 11 Broadway, Oadby, Leicester, England LE2
2HD, hereinafter referred to as "Mortgagor"

RECITALS

WHEREAS, Mortgagee granted Mortgagor an original loan in the original principal amount of
\$936,919.17 ("Loan") as evidenced by that certain promissory note dated March 11, 2009 ("Note"), and
secured by that certain Mortgage and Security Agreement recorded at O.R. Book 6436, Page 604 et seq.,
Escambia County, Florida Public Records ("Mortgage") (Note and Mortgage collectively referred to as
"Note/Mortgage"); and

WHEREAS, Note/Mortgage and Mortgage Modifications are secured by the parcel located in
Escambia County, Florida ("Encumbered Property") as shown in attached "Exhibit A"; and

WHEREAS, Mortgagee and Mortgagor have agreed to coordinate the liens of the Mortgage, and
to modify the terms thereof, and of the Note secured thereby in the manner hereafter appearing; and

WHEREAS, Mortgagor shall execute that certain note in the total amount of \$1,045,534.39
("Additional Advance Note") representing an additional advance in the amount of \$108,615.22; whereas
documentary stamp taxes in the amount of \$380.15 and intangible taxes in the amount of \$217.33 shall be
paid simultaneously herewith; and

WHEREAS, Destin Developers, L.L.C. has agreed to encumber that certain property described
in "Exhibit B" (the "Additional Encumbered Property") as additional collateral for the Loan; and

NOW THEREFORE, for mutual and valuable consideration, the receipt of which is hereby
acknowledged, the parties hereto mutually covenant and agree as follows:

1. The foregoing Recitals are true, correct and incorporated herein by reference.
2. Mortgagee and Mortgagor agree that the outstanding unpaid principal sums currently
owed Mortgagee pursuant to Note/Mortgage as of September 1, 2011 are as follows:

Note/Mortgage	\$1,045,534.39
---------------	----------------

3. The Real Property, as defined in Mortgage and any and all modifications thereof, shall in
all respects be subject to the lien, charge, and encumbrances, and nothing herein contained or done shall
affect the lien, charge, or encumbrance of Mortgage, as previously modified and as modified hereby, or its
priority over any other liens, charges, encumbrances, or conveyances.

4. Mortgagor warrants that it has full power and authority to execute this Agreement, that
there are no other liens or claims against the Encumbered Property or the Additional Encumbered Property.
Mortgagor further warrants and acknowledges that this Agreement is binding upon the Mortgagor, its
successors and assigns; that Mortgagee has heretofore fully performed its obligations under Note/Mortgage;
that the Mortgagor has no claims or offsets against the Mortgagee; and there are no other matters
whatsoever which would impair the enforceability of this Agreement, Note/Mortgage by Mortgagee.

5. It is the intent of the parties hereto that this instrument shall not constitute a novation and
shall in no way adversely affect or impair the lien priority of the Mortgage, and that all sums advanced in
connection herewith shall have the same priority as the sums originally loaned under the Mortgage. The
parties hereto shall be bound by all the terms and conditions hereof until all indebtedness owing from
Mortgagor to Mortgagee shall have been paid.

Initials:
Mortgagor R.K.
Mortgagee AM

EXHIBIT A

A portion of the South $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 24, Township 1 South, Range 31 West, Escambia County, Florida, described as follows: Beginning at an iron pipe at the Southeast corner of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of said Section 24; thence North $88^{\circ} 18' 42''$ West, along the South line of said Section 326.78 feet; thence North $1^{\circ} 42' 40''$ East, 665.56 feet; thence South $88^{\circ} 18' 28''$ East, 327.72 feet to the Northeast corner of the South $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of said Section; thence South $1^{\circ} 47' 30''$ West along the East line of said Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of said Section 665.54 feet to the Point of Beginning.

Parcel Identification Number: 241S314302000000

AND

Lots 9 and 10, Block 5 of a subdivision of Section 10, Township 1 South, Range 30 West, Escambia County, Florida as per plat recorded in Deed Book 89, Page 396 of the Public Records of said County.

LESS

Begin at the Northeast corner of Lot 10, Block 5 of subdivision of Section 10, Township 1 South, Range 30 West, Escambia County, Florida; thence run South along East line 200 feet; thence run West 216 feet; thence run North and parallel to East line 200 feet; thence run East 216 feet to Point of Beginning, lying and being in said Lot 10, Block 5, Subdivision of Section 10, Township 1 South, Range 30 West, as per plat recorded in Deed Book 89, Page 369, of the Public Records of said County.

LESS

Commence at the Northeast corner of Lot 10, Block 5 of a subdivision of Section 10, Township 1 South, Range 30 West; thence go North 89 degrees 53 minutes 39 seconds West along the North line of said Lot 10 a distance of 216 feet to the Point of Beginning; thence continue North 89 degrees 53 minutes 39 seconds West a distance of 25 feet; thence South 01 degrees 26 minutes 58 seconds West a distance of 200 feet; thence South 89 degrees 53 minutes 39 seconds East a distance of 25 feet; thence North 01 degrees 26 minutes 58 seconds East a distance of 200 feet to the Point of Beginning, being a portion of a subdivision of Section 10, Township 1 South, Range 30 West, as per plat recorded in Deed Book 89, Page 396, of the Public Records of Escambia County, Florida.

LESS AND EXCEPT ANY PORTION OF CAPTIONED PROPERTY LYING WITHIN THE ROAD RIGHT OF WAY OF DETROIT BLVD. AND BOWMAN AVENUE.

Parcel Identification Number: 101S301101090005

IN WITNESS WHEREOF, Mortgagor has executed this Mortgage, through its duly-authorized officer, on the day and year first above written.

Signed, sealed and delivered
in the presence of:

Mortgagor:
Destin Developers, LLC, a Florida limited
liability company
By: J.K.P. International Management
Its: Manager

Felicia Henderson
Name: Felicia Henderson

Jay K. Patel
By: Jay K. Patel, President

K. Busby
Name: Kristie A. Busby

STATE OF FLORIDA
COUNTY OF OKALOOSA

The foregoing instrument was acknowledged before me this 11th day of March, 2009, by Jay K. Patel, President of J. K. P. International Management, Inc., in its capacity as Manager of Destin Developers, LLC. Such person did not take an oath and:

(notary must check applicable box)

X is/are personally known to me.

_____ produced a current driver's license as identification.

_____ produced _____ as identification.

{Notary Seal must be affixed}

NOTARY PUBLIC-STATE OF FLORIDA
Felicia Henderson
Commission #DD732873
Expires: NOV. 07, 2011
BONDED THRU ATLANTIC BONDING CO., INC.

Felicia Henderson
Signature of Notary
Felicia Henderson

Name of Notary (Typed, Printed or Stamped)
Commission Number (if not legible on seal): _____
My Commission Expires (if not legible on seal): _____

**THIS INSTRUMENT WAS PREPARED BY AND
UPON RECORDING SHOULD BE RETURNED TO:**

Matthews & Hawkins, P.A.
4475 Legendary Drive
Destin, Florida 32541
(850) 837-3662

MORTGAGE AND SECURITY AGREEMENT

THIS MORTGAGE AND SECURITY AGREEMENT (this "Mortgage"), dated the 11th
day of March, 2009, between **Destin Developers, LLC**, a Florida limited liability company,
(hereinafter called the "Mortgagor"), whose address is P.O. Box 576, Destin, Florida 32540, and
Mrs. Ranjit Kaur, (hereinafter called the "Mortgagee"), whose address is 11 Broadway, Oadby,
Leicester, England LE2 2HD.

WITNESSETH:

WHEREAS, Mortgagor is liable to the Mortgagee in the principal sum of Nine Hundred
Thirty Six Thousand Nine Hundred Nineteen and 17/100 Dollars (\$936,919.17), for money loaned
pursuant to that certain renewal Promissory Note payable by the Mortgagor to Mortgagee in said
principal amount (the "Note").

WHEREAS, Mortgagee has required the execution of this Mortgage as security for the Loan
Obligations (as hereafter defined).

NOW, THEREFORE, the undersigned, to secure the prompt payment of Loan Obligations,
with the interest thereon, and any extensions or renewals of same, and further to secure the
performance of the covenants, conditions, and agreements hereinafter set forth, have bargained and
sold and do hereby grant, bargain, sell, alien, mortgage and convey unto the Mortgagee, its
successors and assigns, the following (which together with any additional such property hereafter
acquired by Mortgagor and subject to the lien of this Mortgage, or intended to be so, as the same may
be from time to time constituted is hereinafter collectively referred to as the "Mortgaged Property")
to-wit:

(a) All estate, right, title, and interest of Mortgagor in and to those tract(s) or
parcel(s) of land particularly described in **Exhibit A** attached hereto and made a part hereof (the
"Real Estate");

(b) All buildings, structures, and improvements of every nature whatsoever now
or hereafter situated on the Real Estate, and all fixtures, machinery, equipment, furniture,
furnishings, and personal property of every nature whatsoever now or hereafter owned by the
Mortgagor and located in, on, or used solely or intended to be used solely in connection with or with
the operation of said property, buildings, structures, or other improvements, including all extensions,
additions, improvements, betterment, renewals and replacements to any of the foregoing; and

(c) All building materials, equipment, fixtures, fittings, and personal property of
every kind or character now owned or hereafter acquired by Mortgagor for the purpose of being used
in connection with the improvements located or to be located on the real estate described herein,
whether such materials, equipment, fixtures, fittings, and personal property are actually located on or
adjacent to said real estate or not, and whether in storage or otherwise, wheresoever the same may be
located, including, but without limitation, all lumber and lumber products, bricks, building stones,
and building blocks, sand and cement, roofing material, paint, doors, windows, hardware, nails,
wires and wiring, plumbing and plumbing fixtures, heating and air conditioning equipment and
appliances, electrical and gas equipment and appliances, pipes and piping, ornamental and decorative
fixtures, furniture, and in general all building materials and equipment of every kind and character
used or useful in connection with said improvements; and

EXHIBIT "A"

A PORTION OF THE SOUTH $\frac{1}{2}$ OF THE SOUTHWEST $\frac{1}{4}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SECTION 24, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIPE AT THE SOUTHEAST CORNER OF THE SOUTHWEST $\frac{1}{4}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SAID SECTION 24; THENCE NORTH $88^{\circ}18'42''$ WEST, ALONG THE SOUTH LINE OF SAID SECTION 326.78 FEET; THENCE NORTH $1^{\circ}42'40''$ EAST, 665.56 FEET; THENCE SOUTH $88^{\circ}18'28''$ EAST, 327.72 FEET TO THE NORTHEAST CORNER OF THE SOUTH $\frac{1}{2}$ OF THE SOUTHWEST $\frac{1}{4}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SAID SECTION; THENCE SOUTH $1^{\circ}47'30''$ WEST ALONG THE EAST LINE OF SAID SOUTHWEST $\frac{1}{4}$ OF THE SOUTHEAST $\frac{1}{4}$ OF SAID SECTION 665.54 FEET TO THE POINT OF BEGINNING.

Prepared by and return to:
Destin Land & Title, Inc.
4475 Legendary Drive
Destin, Florida 32541

File Number: DLT05-3053
Parcel Identification No.: 24-1S-31-4302-000-000

[Space Above This Line For Recording Data]

Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

This Indenture made this 22nd day of December, 2005 between Russell D. Aldrich, a married man as to his separate non-homestead property, as to his entire 35% interest, whose post office address is: 638 W. Sunset Boulevard, Fort Walton Beach, FL 32547, grantor*, and Destin Developers, LLC, a Florida limited liability company, whose post office address is P.O. Box 576, Destin, Florida 32540, grantee*,

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 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, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Subject to taxes for 2006 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

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

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

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Karen S. Greybill
Witness Name Karen S. Greybill
Cheryl A. Robb
Witness Name Cheryl A. Robb

Russell D. Aldrich
Russell D. Aldrich

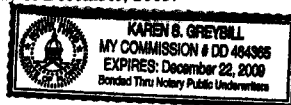
Rec. 10.50
Doc. 854.70
865.20

STATE OF Florida
COUNTY OF Okaloosa

I, Karen S. Greybill, a Notary Public of the County and State first above written, do hereby certify that Russell D. Aldrich, a married man as to his separate non-homestead property personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 22nd day of December, 2005.

Karen S. Greybill
Notary Public
My Commission Expires:



(SEAL)

SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsgr@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 7-1-2013

TAX ACCOUNT NO.: 09-1241-000

CERTIFICATE NO.: 2010-5998

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

YES NO

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

 X Notify Escambia County, 190 Governmental Center, 32502

 X Homestead for tax year.

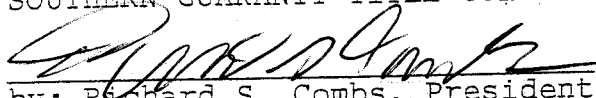
Destin Developers, LLC
P.O. Box 576
Destin, FL 32540

Ranjit Kaur
11 Broadway
Oadby, Leicester, England LE2 2HD

Beach Community Bank
17 S.E. Eglin Pkwy.
Fort Walton Beach, FL 32548

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.: 10038

January 7, 2013

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

1. Mortgage executed by Destin Developers, LLC to Ranjit Kaur, dated 03/11/2009 and recorded in Official Record Book 6436 on page 604 of the public records of Escambia County, Florida. given to secure the original principal sum of \$936,919.17. Mortgage Modification recorded in O.R. Book 6795, page 222. NOTE: Mortgage encumbers additional parcels.
2. Possible Judgment filed by Beach Community Bank recorded in O.R. Book 6476, page 1464.
3. Taxes for the year 2009 and 2011 dellinquent. The assessed value is \$190,000.00. Tax ID 09-1241-000.

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.: 10038

January 7, 2013

241S314302000000 - Full Legal Description

BEG AT SE COR OF SW1/4 OF SE1/4 OF SEC N 88 DEG 18 MIN 42 SEC W ALG S LI OF SEC
326 78/100 FT N 01 DEG 42 MIN 40 SEC E 665 56/100 FT S 88 DEG 18 MIN 28 SEC E 327
72/100 FT TO NE COR OF S1/2 OF SW1/4 OF SE1/4 S 01 DEG 47 MIN 30 SEC W ALG E LI OF
SD SW1/4 OF SE1/4 665 54/100 FT TO POB OR 5642 P 922 OR 5807 P 1505

13-472

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.: 10038

January 7, 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 01-04-1993, through 01-04-2013, and said search reveals the following:

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

Destin Developers, LLC

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

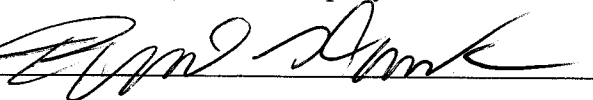
4. Taxes:

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 7, 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 005998



00079335864

Dkt: TD82 Pg#:

17

Original Documents Follow

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1468485	Receipt Date	11/02/2012
Case Number	2010 TD 005998		
Description	TC12 LLC BUYTHISTAXLIEN.COM VS		
Action	TAX DEED APPLICATION		
Judge			
Received From	TC12 LLC BUYTHISTAXLIEN.COM		
On Behalf Of	TC12 LLC BUYTHISTAXLIEN.COM		

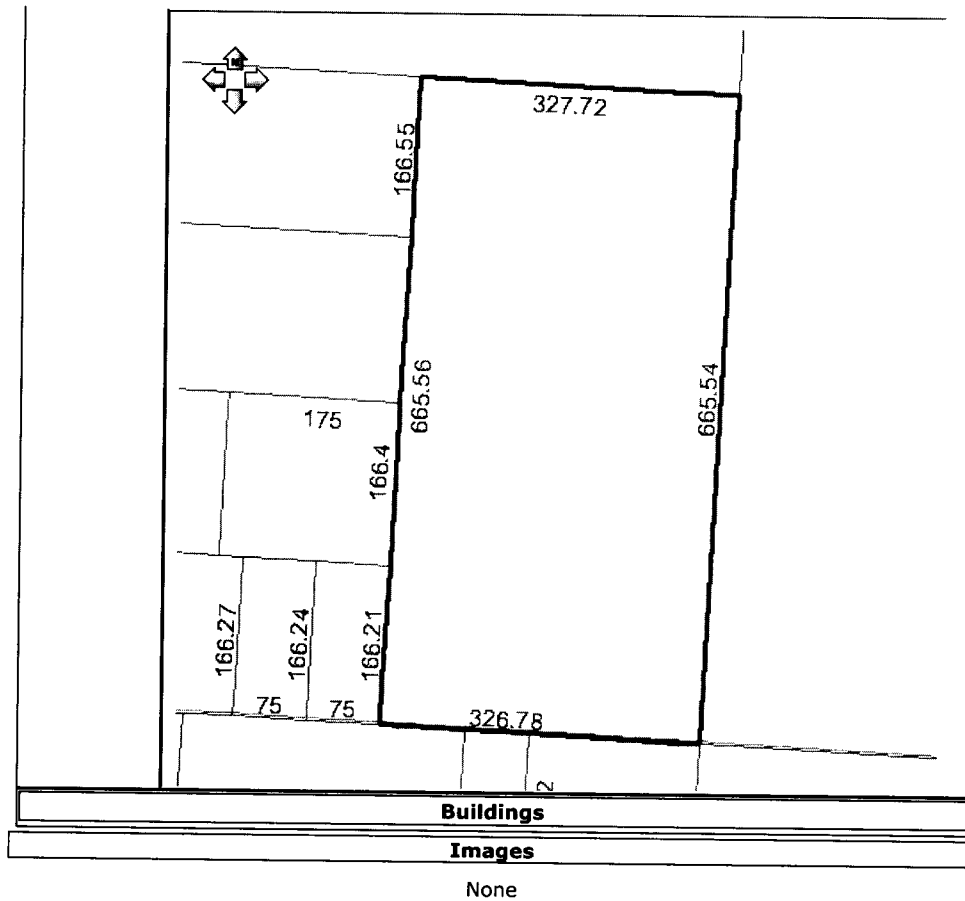
Total Received	401.00
Net Received	401.00
Change	0.00

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 14:15:44

Comments



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: 11/02/2012 (rc.4435)



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: 241S314302000000 Account: 091241000 Owners: DESTIN DEVELOPERS LLC Mail: PO BOX 576 DESTIN, FL 32540 Situs: 7000 PINE FOREST RD (OFF) BLK 32526 Use Code: VACANT COMMERCIAL ☐ Taxing Authority: COUNTY MSTU Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Janet Holley, Escambia County Tax Collector	2012 Certified Roll Assessment Improvements: \$0 Land: \$190,000 Total: \$190,000 Save Our Homes: \$0 Disclaimer Amendment 1 Calculations
--	--

Sales Data <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>12/2005</td> <td>5807</td> <td>1505</td> <td>\$122,100</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>05/2005</td> <td>5642</td> <td>922</td> <td>\$250,000</td> <td>CJ</td> <td>View Instr</td> </tr> <tr> <td>01/1975</td> <td>930</td> <td>746</td> <td>\$100</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)	12/2005	5807	1505	\$122,100	WD	View Instr	05/2005	5642	922	\$250,000	CJ	View Instr	01/1975	930	746	\$100	WD	View Instr	2012 Certified Roll Exemptions None Legal Description ☐ BEG AT SE COR OF SW1/4 OF SE1/4 OF SEC N 88 DEG 18 MIN 42 SEC W ALG S LI OF SEC 326 78/100 FT N 01 DEG... Extra Features None
Sale Date	Book	Page	Value	Type	Official Records (New Window)																				
12/2005	5807	1505	\$122,100	WD	View Instr																				
05/2005	5642	922	\$250,000	CJ	View Instr																				
01/1975	930	746	\$100	WD	View Instr																				

Parcel Information Section Map Id: 24-1S-31 Approx. Acreage: 4.9500 Zoned: ☐ C-1	Restore Map Get Map Image Launch Interactive Map
---	--

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 005998



00035955460

Dkt: TD83 Pg#:

4

Original Documents Follow



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

Tax Deed - Redemption Calculator

Account: 091241000 Certificate Number: 005998 of 2010

Redemption Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 07/01/2013	Redemption Date 07/01/2013 
Months	9	9
Tax Collector	\$7,607.06	\$0.00
Tax Collector Interest	\$1,026.95	\$0.00
Tax Collector Fee	\$6.25	\$0.00
Total Tax Collector	\$8,640.26	\$0.00
Clerk Fee	\$60.00	\$0.00
Sheriff Fee	\$120.00	\$0.00
Legal Advertisement	\$221.00	\$0.00
App. Fee Interest	\$54.14	\$0.00
Total Clerk	\$455.14	\$0.00
Postage	\$60.00	\$0.00
Researcher Copies	\$40.00	\$0.00
Total Redemption Amount	\$9,195.40	\$0.00
	Repayment Overpayment Refund Amount	\$9,195.40

ACTUAL SHERIFF \$40.00/ COM FEE \$

Notes

Submit

Reset

Print Preview

TAX COLLECTOR'S CERTIFICATION

**Application
Date / Number
Oct 17, 2012 / 120945**

This is to certify that the holder listed below of Tax Sale Certificate Number **2010 / 5998** , 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: 09-1241-000**

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

Property Owner:
DESTIN DEVELOPERS LLC
PO BOX 576
DESTIN , FLORIDA 32540

Legal Description: 24-1S3-143
BEG AT SE COR OF SW1/4 OF SE1/4 OF SEC N 88 DEG 18 MIN 42 SEC W ALG S LI OF SEC 326 78/100 FT N 01
DEG 42 MIN 40 SEC E 665 56/100 FT S 88 DEG 18 MIN ...
See attachment for full legal description.

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	5550.0000	06/01/12	\$3,261.12	\$0.00	\$163.06	\$3,424.18
2010	5998	06/01/10	\$3,267.04	\$0.00	\$690.84	\$3,957.88

CERTIFICATES REDEEMED BY APPLICANT OR INCLUDED (COUNTY) IN CONNECTION WITH THIS APPLICATION:

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
------------	--------------------	--------------	----------	---------	----------	-------

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

\$7,382.06
\$0.00
\$150.00
\$75.00
\$7,607.06
\$7,607.06
\$6.25

*Done this 17th day of October, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By

Deirda Makuron

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

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

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**

FAX COVER SHEET

FAX NUMBER TRANSMITTED TO: 850-424-1643

To: J. Patel

Of: Destin Developers

From: Maryline Arila

Client/Matter: TAX ACCT # 09-1241-000

Date: _____

DOCUMENTS

NUMBER OF PAGES*

3

COMMENTS:

* NUMBER OF PAGES, INCLUDING COVER:

Message Confirmation Report

DEC-11-2012 01:26 PM TUE

13-472

Fax Number : 8505955247
Name : OFFICIAL RECORDS

Name/Number : 718504241643
Page : 3
Start Time : DEC-11-2012 01:24PM TUE
Elapsed Time : 01'34"
Mode : STD G3
Results : [O.K.]

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

ARCHIVES AND RECORDS
CHILD SUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW
JURY ASSEMBLY
JUVENILE
MENTAL HEALTH
NIB
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

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AUDITOR

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COMMENTS:

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ERNIE LEE MAGAHA
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
 FAMILY LAW
 JURY ASSEMBLY
 JUVENILE
 MENTAL HEALTH
 MIS
 OPERATIONAL SERVICES
 PROBATE
 TRAFFIC



**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 005998
Redeemed Date 12/21/2012
Name JAY PATEL PO BOX 576 DESTIN, FL 32540

Clerk's Total = TAXDEED	\$455.14
Due Tax Collector = TAXDEED	\$8,640.26
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$40.00

Apply Docket Codes

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
06/01/2010	TD1	TAX DEED APPLICATION Receipt: 1468485 Date: 11/02/2012	60.00	0.00	
06/01/2010	TAXDEED	TAX DEED CERTIFICATES Receipt: 1468485 Date: 11/02/2012	341.00	0.00	
11/21/2012	TD83	TAX COLLECTOR CERTIFICATION	0.00	0.00	
12/21/2012	TAXDEED	TAXDEED Clerk's Total	455.14	455.14	
12/21/2012	TAXDEED	TAXDEED Due Tax Collector	8,640.26	8,640.26	
12/21/2012	TD2	POSTAGE TAX DEEDS	60.00	60.00	
12/21/2012	TD6	TITLE RESEARCHER COPY CHARGES	40.00	40.00	

FINANCIAL SUMMARY

Rcd	Docket Application	Owed	Paid	Dismissed	Due
1	Service Charge	\$160.00	\$60.00	\$0.00	\$100.00
2	Holding	\$9,436.40	\$341.00	\$0.00	\$9,095.40
	TOTAL	\$9,596.40	\$401.00	\$0.00	\$9,195.40

ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW
JURY ASSEMBLY
JUVENILE
MENTAL HEALTH
MIS
OPERATIONAL SERVICES
PROBATE
TRAFFIC



**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

ERNIE LEE MAGAHA, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 091241000 Certificate Number: 005998 of 2010

Payor: JAY PATEL PO BOX 576 DESTIN, FL 32540 Date 12/21/2012

Clerk's Check #	5006599337	Clerk's Total	\$455.14
Tax Collector Check #	1	Tax Collector's Total	\$8,640.26
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	\$9,195.40

ERNIE LEE MAGAHA
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>



REGIONS

CASHIER'S CHECK

12/19/2012

61-1/620

5006599337

Destin Developers LLC / Account # 09-1241-000
Purchased For

NINE THOUSAND ONE HUNDRED NINETY FIVE DOLLARS AND 40 CENTS

PAY TO THE ORDER OF: ESCAMBIA COUNTY
CLERK OF COURT

\$9,195.40



Security
Features
Detail on
Back

Angela M. Norf

Regions Bank

Authorized Signature

Branch FL00041

CC041100

⑈ 5006599337⑈ ⑆ 06200019⑆ 0000742651⑈

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

Receipt Type	Case	Outstanding Amount	0.00
Receipt Number	1481495	Receipt Date	12/21/2012

Case Number	2010 TD 005998
Description	TC12 LLC BUYTHISTAXLIEN.COM VS

Action TAX DEED REDEMPTION

Judge

Received From JAY PATEL

On Behalf Of TC12 LLC BUYTHISTAXLIEN.COM

Total Received	9,195.40
Net Received	9,195.40
Change	0.00

Receipt Payments	Amount	Reference Description
Check	9,195.40	5006599337

Receipt Applications	Amount
Holding	9,095.40
Service Charge	100.00

Deputy Clerk: mavila Transaction Date 12/21/2012 11:05:58

Comments

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



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

Tax Deed - Redemption Calculator

Account: 091241000 Certificate Number: 005998 of 2010

Redemption ☐ Yes ☒ No Application Date 10/17/2012 Interest Rate 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <u>07/01/2013</u>	Redemption Date <u>12/21/2012</u> 
Months	9	2
Tax Collector	<u>\$7,607.06</u>	<u>\$7,607.06</u>
Tax Collector Interest	\$1,026.95	\$228.21
Tax Collector Fee	<u>\$6.25</u>	<u>\$6.25</u>
Total Tax Collector	\$8,640.26	\$7,841.52
Clerk Fee	<u>\$60.00</u>	<u>\$60.00</u>
Sheriff Fee	<u>\$120.00</u>	<u>\$120.00</u>
Legal Advertisement	<u>\$221.00</u>	<u>\$221.00</u>
App. Fee Interest	\$54.14	\$12.03
Total Clerk	\$455.14	\$413.03
Postage	<u>\$60.00</u>	<u>\$60.00</u>
Researcher Copies	<u>\$40.00</u>	<u>\$40.00</u>
Total Redemption Amount	\$9,195.40	\$8,354.55
	Repayment Overpayment Refund Amount	\$840.85 $+120+221=1,181.85$

Notes ☐ ACTUAL SHERIFF \$40.00/ COM FEE \$
☐ 12/11/2012 j patel(owner) called for redemption quote..mva
☐ 12-19-2012 owner called for quotes. mkj

Submit

Reset

Print Preview



EXECUTIVE ADMINISTRATION
ACCOUNTING DIVISION
APPEALS DIVISION
ARCHIVES AND RECORDS
CENTURY DIVISION
CLERK TO THE BOARD
COUNTY CIVIL
COUNTY CRIMINAL
COURT DIVISION
CIRCUIT CIVIL
CIRCUIT CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW

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

• AUDITOR • ACCOUNTANT • EX-OFFICIO CLERK TO THE BOARD • CUSTODIAN OF COUNTY FUNDS •

FINANCE
JURY ASSEMBLY
GUARDIANSHIP
HUMAN RESOURCES
JUVENILE DIVISION
MARRIAGE
MENTAL HEALTH
MANAGEMENT INFORMATION SYSTEMS
OFFICIAL RECORDS
ONE STOP
OPERATIONAL SERVICES
PROBATE DIVISION
TRAFFIC DIVISION
TREASURY

December 27, 2012

Jay Patel
P O Box 576
Destin FL 32540

Re: Tax Account 09-1241-000 / Destin Developers LLC

Dear Mr. Patel,

Enclosed please find our check # 9000017000 in the amount of \$1,181.85. The property on this account was redeemed from sale on December 21, 2012, therefore the interest for January-July is being refunded to you. These fees also represent a refund of unused sheriff/ fees.

If you have any questions, or need any additional information, please feel free to contact me. Have a great day!

Sincerely,

Hon Ernie Lee Magaha
Clerk of the Circuit Court

Enclosure

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER
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

9000016999

PAY *FIFTY THOUSAND TWO HUNDRED FIFTY SIX AND 74/100
JANET HOLLEY TAX COLLECTOR

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

DATE AMOUNT
12/26/2012 50,256.74

Ernie Lee Magaha

ERNIE LEE MAGAHA, CLERK OF THE COURT



⑈9000016999⑈ ⑆063100277⑆ 898033991356⑈

ERNIE LEE MAGAHA
CLERK OF THE COURT & COMPTROLLER

9000016999

Date	Case Number	Description	Amount
12/26/2012	2010 TD 005998	PAYMENT TAX DEEDS 13-472	7,841.52
12/26/2012	2010 TD 003950	PAYMENT TAX DEEDS	13,455.32
12/26/2012	2009 TD 005580	PAYMENT TAX DEEDS	5,292.80
12/26/2012	2010 TD 010889	PAYMENT TAX DEEDS	2,925.03
12/26/2012	2010 TD 006930	PAYMENT TAX DEEDS	2,649.86
12/26/2012	2010 TD 007626	PAYMENT TAX DEEDS	18,092.21

9000016999

Check: 9000016999 12/26/2012 JANET HOLLEY TAX COLLECTOR

Check Amount: 50,256.74



EXECUTIVE ADMINISTRATION
ACCOUNTING DIVISION
APPEALS DIVISION
ARCHIVES AND RECORDS
CENTURY DIVISION
CLERK TO THE BOARD
COUNTY CIVIL
COUNTY CRIMINAL
COURT DIVISION
CIRCUIT CIVIL
CIRCUIT CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW

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

• AUDITOR • ACCOUNTANT • EX-OFFICIO CLERK TO THE BOARD • CUSTODIAN OF COUNTY FUNDS •

FINANCE
JURY ASSEMBLY
GUARDIANSHIP
HUMAN RESOURCES
JUVENILE DIVISION
MARRIAGE
MENTAL HEALTH
MANAGEMENT INFORMATION SYSTEMS
OFFICIAL RECORDS
ONE STOP
OPERATIONAL SERVICES
PROBATE DIVISION
TRAFFIC DIVISION
TREASURY

December 27, 2012

TC12 LLC
P O BOX 3385
TAMPA FL 33601

Re: Tax Account 09-1241-000 , Tax Cert 2010 TD 05998

To Whom it May Concern,

Enclosed please find our check #9000017007 in the amount of \$413.03. The property on this account was redeemed from sale on December 21, 2012, therefore we are refunding your app fees of \$401.00, along with interest of \$12.03.

If you have any questions, or need any additional information, please feel free to contact me. Have a great day!

Sincerely,

Hon Ernie Lee Magaha
Clerk of the Circuit Court

Enclosure