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



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

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 007636

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Dkt: TD83 Pg#:

Original Documents Follow

FORM 513 (r.12/00)

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Oct 17, 2012 / 120949

This is to certify that the holder listed below of Tax Sale Certificate Number **2010** / **7636** , 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:** 10-2228-375

Certificate Holder:

TC 12, LLC BUYTHISTAXLIEN.COM

TC 12 LLC

TAMPA, FLORIDA 33601

Property Owner:

MCCULLAR DAVID C & MCCULLAR MARY ELIZABETH

PO BOX 1630

PENSACOLA, FLORIDA 32591-1630

Legal Description: 24-3\$3-111

LT 27 BLK D LANDFALL PB 14 P 12 OR 5508 P 1164

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 Interes		Total	
2012	6851.0000	06/01/12	\$1,060.55	\$0.00	\$53.03	\$1,113.58	
2010	7636	06/01/10	\$1,319.87	\$0.00	\$279.10	\$1,598.97	

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	7372.0000	06/01/11	\$1,065.25	\$6.25	\$109.41	\$1,180.91

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by	
Applicant or Included (County)	\$3,893.46
2. Total of Delinquent Taxes Paid by Tax Deed Application	\$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	
4. Ownership and Encumbrance Report Fee	\$150.00
5. Tax Deed Application Fee	\$75.00
6. Total Certified by Tax Collector to Clerk of Court	\$4,118.46
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	\$4,118.46
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	\$6.25
17. Total Amount to Redeem	

*Done this 17th day of October, 2012

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

3 a i >

Date of Sale:

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

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

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.

7636

Parcel ID Number

10-2228-375

Date Leg 06/01/2010 24-

Legal Description

24-353-111

LT 27 BLK D LANDFALL PB 14 P 12 OR 5508 P 1164

2011 TAX ROLL

MCCULLAR DAVID C & MCCULLAR MARY ELIZABETH PO BOX 1630 PENSACOLA , Florida 32591-1630

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.

PAM CHILDERS

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



COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

BRANCH OFFICES ARCHIVES AND RECORDS JUVENILE DIVISION

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IMAGING COVER PAGE

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Case: 2010 TD 007636

00001773410 Dkt: TD82 Pg#:

Original Documents Follow

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.: 10042 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:

David S. McCullar and Elizabeth McCullar, 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

January 7, 2013

OWNERSHIP AND ENCUMBRANCE REPORT LEGAL DESCRIPTION

File No.: 10042

January 7, 2013

Lot 27, Block D, Landfall, as per plat thereof, recorded in Plat Book 14, Page 12, of the Public Records of Escambia County, Florida

OWNERSHIP AND ENCUMBRANCE REPORT CONTINUATION PAGE

File No.: 10042 January 7, 2013

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

- 1. That certain mortgage executed by David S. McCullar and Elizabeth McCullar, husband and wife in favor of The Watt Trust dated 09-11-00, Susette Watt, Trustee dated 07/29/2004 and recorded 10/15/2004 in Official Records Book 5508, page 1169 of the public records of Escambia County, Florida, in the original amount of \$59,000.00.
- 2. Subject to interest of Landfall Homeowners Association, Inc.
- 3. Taxes for the year 2009-2011 delinquent. The assessed value is \$60,800.00. Tax ID 10-2228-375.

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.

SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE PENSACOLA, FLORIDA 32503

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

Email: rcsgt@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.: 10-2228-375 CERTIFICATE NO.: 2010-7636 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 Homestead for _____ tax year. Landfall HOA P.O. Box 34416 David C. McCullar Pensacola, FL 32507 Mary Elizabeth McCullar P.O. Box 1630 Pensacola, FL 32591-1630 Susette Watt, Trustee of the Watt Trust dated 9-11-00 7406 Alban Station Court ST A-112 Springfield, VA 22150 Certified and delivered to Escambia County Tax Collector, this 8th day of January , 2013 . SOUTHERN GUARANTY TITLE COMPANY

NOTE: The above listed addresses are based upon current information available, but said addresses are not guaranteed to be true or correct.

Recorded in Public Records 02/02/2010 at 04:43 PM OR Book 6556 Page 882, Instrument #2010007066, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$27.00 Deed Stamps \$175.00

This document p return to):	repared by (and after recording
Name:	David McCullar
Firm/Company:	David McCullar
Address:	4014 Azure Way
Address 2:	
City, State, Zip:	Pensacola, FL 32507
Phone:	(850) 492-7615

Property Appraiser Parcel Identification Number =

QUITCLAIM DEED (Individual to Husband and Wife)

THIS QUITCLAIM DEED, Made the 15th day of September, 2004, by Mary Elizabeth McCullar, a married woman, hereinafter referred to as "Grantor", to David C. McCullar and Mary Elizabeth McCullar, Husband and Wife, as joint tenants with right of survivorship and not as tenants in common, hereinafter called "Grantees."

Witnesseth, that the Grantor, for and in consideration of the sum of ten dollars (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby remise, release, and quitclaim unto Grantees the following lands and property, together with all improvements located thereon, lying in the County of Escambia, State of Florida, to-wit:

Lot 27, Block D, Landfall, a subdivision of a portion of Section 18, 19 and 24 Township 3 South, Range 31 West, Escambia County, Florida, according to a plat recorded in Plat Book 14, at Page 12 of the public records of said county.

Parcel Number: 243S31-1100-027-004

Prior instrument reference: Book 14, Page 12, Document No. 243S31-1100-027-004, of the Recorder of Escambia County, Florida.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

SUBJECT to restrictions, reservations, easements, and covenants of record, reference hereto will not serve to reimpose the same.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said Grantor(s), either in law or equity, to the only proper use, benefit and behalf of the Grantee(s) forever.

Taxes for tax year 2004 shall be prorated between Grantor and Grantees as of the date selected by Grantor and Grantees, or paid by Grantor.

The property herein conveyed is not a part of the homestead of Grantor, or visit is part of the homestead of Grantor and if Grantor is married, the conveyance is joined by both Husband and Wife.

TO HAVE AND TO HOLD to the said Grantees as joint tenants, with right of survivorship, their heirs, personal representatives, executors and assigns forever: it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee, and if one does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

2 mc Culfe

WITNESS Grantor hand(s) this the Mday of September, 200 4.

Signed, Sealed and Delivered in the presence of these Witnesses (one of whom may be the Notary):

Sign: Malei Drewe

Natalie Greer

Sign Leve Januar mar Witness Signature

JOYCE JIMMERMAN

Printed Name

STATE OF COUNTY OF 64

Notary Public

Printed Name:

My Commission Expires:

OFFICIAL NOTARY SEAL JOYCE J. ZIMMERMAN NOTARY PUBLIC STATE OF FLORIDA COMMISSION NO. DD 291288 MY COMMISSION EXP MAR. 30, 2008

Grantor(s) Name, Address, phone: Mary Elizabeth McCullar 4014 Azure Way Pensacola, FL 32507 (850) 492-7615

Grantee(s) Name, Address, phone:

David C. McCullar and Mary Elizabeth McCullar 4014 Azure Way Pensacola, FL 32507 (850) 492-7615

SEND TAX STATEMENTS TO GRANTEE

AN EMPLOYEE OF
LAWYERS TITLE AGENCY OF
NORTH FLORIDA, INC
P.O. BOX 12027
PENSACOLA, FLORIDA
INCIDENT TO THIS ISSUANCE OF A
TITLE INSURANCE CONTRACT

P.O. S. - O. 4 - O. 5260

OR BK 5508 P61169 Escambia County, Florida INSTRUMENT 2004-292766

NTG BOC STANPS PO 8 ESC CO \$ 206.50 10/15/04 ERNIE LEE WAGNA, CLERK

INTRNGIBLE TAX PD 0 ESC CD \$ 118.00 10/15/04 ERNIE LEE NAGAHA, CLERK

MORTGAGE

THIS MORTGAGE, dated this 29th day of July, 2004, by and between

Mary Elizabeth McCullar,

hereinafter called the Mortgagor, and

"The Watt Trust, dated September 11, 2000 Susette Watt, Trustor and/or Trustee"

hereinafter called the Mortgagee,

WITNESSETH, that for valuable consideration, the Mortgagor does hereby mortgage to the Mortgagee the real property in Escambia County, Florida, described as:

Lot 27, Block D, Landfall, a subdivision of a portion of Section 18, 19 and 24, Township 3 South, Range 31 West, Escambia County, Florida, according to a plat recorded in Plat Book 14, at Page 12 of the public records of said county.

This Property is not the Honestead of the Mortgagor as security for the payment of the promissory note of which the following is a copy:

MORTGAGE NOTE

\$59,000,00

July 29, 2004

Pensacola, Florida

FOR VALUE RECEIVED, the undersigned promise(s) to pay to "The Watt Trust, dated September 11, 2000 Susette Watt, Trustor and/or Trustee or order, the principal sum of Fifty Nine Thousand and 00/100, with interest at the rate of 6.00 per cent per annum on the unpaid balance until paid at 7406 Alban Station Court ST A-112, Springfield, VA 22150 or at such other place as the holder may designate in writing delivered or mailed to the debtor, Payable in 83 consecutive monthly installments of Three Hundred Fifty Three Dollars and 73/100, with a 84th and final payment being the remaining Principal balance together with accrued interest is due in full. Payments to commence September 1st, 2004 and continue on the 1st day of each month thereafter until August 1st, 2011 when the entire principal balance with accrued interest is due in full.

If the note holder has not received the full amount of any monthly payment by the end of fifteen calendar days after the date it is due, I will pay a late charge to the note holder. The amount of the charge will be 5% of my overdue payment or principal and interest. I will pay this late charge promptly but only once each late payment.

If any payment is not made within thirty days after it is due, the entire unpaid principal sum and accrued interest shall at once become due and payable without notice at the option of the holder of this note. Failure to exercise this option shall not constitute a waiver of the right to exercise the same in the event of a subsequent default. In the event of default in the payment of this note, and if the same is collected by an attorney at law, the undersigned hereby agree (s) to pay all costs of collection, including a reasonable attorney's fee.

Presentment, protest and notice are hereby waived.

S/ Mary Elizabeth	McCullar Let M. Cella (Seal)
 Mary Elizabeth Mo	CCuliar (Seal)
S/	(Seal

and agrees:

 To make all payments required by that note and this mortgage promptly when due.

To pay all taxes, assessments, liens and encumbrances on that property promptly when due. If they are not promptly paid the Mortgagee may pay them without waiving the option to foreclose, and such payment, with interest thereon from the date of payment at the same rate as specified in that note, shall also be secured by this mortgage.

3. To keep the buildings now or hereafter on that land insured against damage from fire and other hazards in the sum secured by this mortgage, by an insurer satisfactory to the Mortgagee. If the Mortgagor shall not do so, the Mortgagee may do so without waiving the option to foreclose, and the cost thereof, with interest shall also be secured by this mortgage. If any sum becomes payable under such policy, the Mortgagee may apply it to the indebtedness secured by this mortgage, or may permit the Mortgagor to use it for other purposes, without impairing the lien of this mortgage.

 To commit, permit, or suffer no waste, impairment, or deterioration of the mortgaged property.

5. To pay all expenses reasonably incurred by the Mortgagee because of the failure of the Mortgagor to comply with the agreements in that note or this mortgage, including reasonable attorney's fees. The cost thereof, with interest shall also be secured by this mortgage.

- 6. If any payment provided for in that note is not paid within days after it becomes due, or if any agreement in this mortgage other than the agreement to make the payments is breached, the entire unpaid principal balance of that note shall immediately become due and payable at the option of the Mortgagee, and the Mortgagee may foreclose this mortgage in the manner provided by law, and have the mortgaged property sold to satisfy or apply on the indebtedness hereby secured.
- 7. The rents and profits of the mortgaged property are also hereby mortgaged, and if proceedings to foreclose this mortgage shall be instituted, the court having jurisdiction thereof should appoint a receiver of the mortgaged property, and apply those rents and profits to the indebtedness hereby secured, regardless of the solvency of the Mortgagor or the adequacy of the security.

8. This is a purchase money mortgage.

- 9. If there should be any transfer or agreement for transfer made by the mortgagor of the premises herein described, or any part thereof, (without the written consent of the mortgagee) all sums of money secured hereby shall immediately and concurrently with such transfer or agreement for transfer become due and payable and in default, and subject to foreclosure.
- 10. If the note holder has not received the full amount of any monthly payment by the end of fifteen calendar days after the date it is due, I will pay a late charge to the note holder. The amount of the charge will be 5% of my overdue payment or principal and interest. I will pay this late charge promptly but only once each late payment.

The covenants herein contained shall bind, and the benefits and advantages shall insure to, the respective heirs, executors, administrators, successors, and assigns of the parties hereto. Whenever used, the singular number shall include the plural, the plural

(Seal)

the singular and the use of any gender shall include all genders and the term "Mortgagee" shall include any payee of the indebtedness hereby secured or any transferee thereof whether by operation of law or otherwise.

Signed in the presence of:

Witness: Joanne Gow

Mary Mizabeth McCullar

Witness:

Faith M Hoffman

STATE OF Florida COUNTY OF Escambia

The foregoing instrument was acknowledged before me this 29th day of July, 2004, by Mary Elizabeth McCullar, who are personally known to me or who produced as identification.

Notary Public

My Commission Expires

(SEAL)

MY CO

FAITH M. HOFFMAN
Y COMMISSION # DD 093547
EXPIRES: February 19, 2006

RCD Oct 15, 2004 10:48 am Escambia County, Florida

ERNIE LEE MAGAHA Clerk of the Circuit Court INSTRUMENT 2004-292766

STATE OF FLORIDA COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 07636 of 2010

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on May 30, 2013, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

DAVID C MCCULLAR	MARY ELIZABETH MCCULLAR
P O BOX 1630	P O BOX 1630
PENSACOLA FL 32591	PENSACOLA FL 32591

SUSETTE WATT, TRUSTEE OF THE WATT TRUST

DATED 9-11-00

7406 ALBAN STATION COURT ST A-112

SPRINGFIELD, VA 22150

LANDFALL HOA PO BOX 34416

PENSACOLA, FL 32507

WITNESS my official seal this 30th day of May 2013.

PAM CHILDERS

CLERK OF THE CIRCUIT COURT

BY: What Maryline Avila Deputy Clerk



WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON July 1, 2013, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That TC 12, LLC holder of Tax Certificate No. 07636, issued the 1st day of June, A.D., 2010 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LT 27 BLK D LANDFALL PB 14 P 12 OR 5508 P 1164 OR 6556 P 882

SECTION 24, TOWNSHIP 3 S, RANGE 31 W

TAX ACCOUNT NUMBER 102228375 (13-476)

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

DAVID C MCCULLAR and MARY ELIZABETH MCCULLAR

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at the courthouse door at 9:00 A.M. on the first Monday in the month of July, which is the 1st day of July 2013.

Dated this 30th day of May 2013.

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

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

Maryline Avila
Deputy Clerk

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Post Property:

4016 AZURE WAY

PAM CHILDERS
CLERK OF THE CIRCUIT COURT

ESCAMBIA COUNTY, FLORIDA

Maryline Avila
Deputy Clerk

COP SET 19F SECTION ON CHIVERN	A Signature X	D. is delivery address ameren from 1? ☐ 1es If YES, enter delivery address below: ☐ No		3. Seprice Type Lat Certified Mail	Registered 🗆 Return Receipt for Merchandise	4 🗎 Toda New (Extra Fee)	50 0003 8664 3102	tum Pass (2:44-1540	COMPLETE THIS SECTION ON DELIVERY	A Signature X A Court A Court Addressee	$\overline{}$	D le dellivery ordinace different from 100 10 No.
SENDER: COMPLETE THIS SECTION	 Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	1. Article Addressed to:	SUSETTE WATT, TRUSTEE OF THE WATT TRESTED 9-11-00 [13-476]	State 11 VA 22150			2. Article Number (Transfer from service label) 7009 2250	PS Form 3811, February 2004 Domestic Return Regi	SENDER: COMPLETE THIS SECTION	Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. Print your name and address on the reverse	 Attach this card to the back of the mailplece, or on the front if space permits. 	

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
 Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the maliplece, or on the front if space permits. 	A Signature X X X L Addressee B. Received by (Printed Name) SH ALL M MILL ALL 6 4/3
1. Article Addressed to:	D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No
The state of the s	
LANDFALL HOA [13-476] PO BOX 34416	
PENSACOLA, FL 32507	3. Service Type K Certified Mail
	4. Restricted Delivery? (Extra Fee)

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
Complete Items 1, 2, and 3. Also complete	A. Signature
Print your name and address on the reverse	X
Attach this card to the back of the mailpiece, or on the front if space permits.	B. Received by (Printed Name) C. Date of Delivery
1. Article Addressed to:	D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No
DAVID C MCCULLAR [13-476] P O BOX 1630	
PENSACOLA FL 32591	3. Service Type Certified Mail Exmess Mail
, ₹	
2. Article Number	4. Restricted Delivery? (Extra Fee) Tes
	7009 2250 0003 8464 3A8
PS Form 3811, February 2004 Domestic Return Receipt	un Receipt 102595-02-M-1540
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1 Receipt 102595-02-M-1540	Domestic Return Receipt	Groill So I I, February 2004
7009 2250 0003 8664 3096	0255 600,	
4. Restricted Delivery? (Extra Fee) ☐ Yes		2. Article Number
☐ Registered ☐ Return Receipt for Merchandise ☐ Insured Mail ☐ C.O.D.	T . — — —	
,		PENSACOLA FL 32591
	ULLAR	MARY ELIZABETH MCCULLAR [13-476]
D. Is delivery address different from item 1? ☐ Yes If YES, enter delivery address below: ☐ No		1. Article Addressed to:
B. Received by (Printed Name) C. Date of Delivery	mailpiece,	Attach this card to the back of the mailplece, or on the front if space permits.
X	le reverse	Print your name and address on the reverse so that we can return the card to your
A. Signature	omplete	Complete Items 1, 2, and 3. Also complete Item 4 if Restricted Delivery is desired.
COMPLETE THIS SECTION ON DELIVERY	NO	SENDER: COMPLETE THIS SECTION

102595-02-M-1540



Sent To

П

Street, Apt. No.; or PO Box No. City, State, ZIP+4 LANDFALL HOA [13-476] PO BOX 34416 PENSACOLA, FL 32507

PS Form 3800. A

Street, Apt. No.; or PO Box No. City, State, ZIP+

SUSETTE WATT, TRUSTEE OF THE WATT TRUST DATED 9-11-00 [13-476] 7406 ALBAN STATION COURT ST A-112 SPRINGFIELD, VA 22150

PS Form 3800. A

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 007636

Redeemed Date 06/17/2013

Name DAVID C MCCULLAR MARY ELIZABETH MCCULLAR 4014 AZURE WAY PENSACOLA FL 32507

Clerk's Total = TAXDEED	\$455.14
Due Tax Collector = TAXDEED	\$4,686.95
Postage = TD2	\$24.44
ResearcherCopies = TD6	\$6.00

• For Office Use Only

Date	Docket	Desc	Amount	Amount	
Date	DUCKCI	Desc	Owed	Due	Name
06/01/2010	TAXDEED	TAX DEED CERTIFICATES Receipt: 1468501 Date: 11/02/2012	341.00	0.00	
06/01/2010	TD1	TAX DEED APPLICATION Receipt: 1468501 Date: 11/02/2012	60.00	0.00	
11/21/2012	TD83	TAX COLLECTOR CERTIFICATION	0.00	0.00	
01/28/2013	TD82	O & E REPORT	0.00	0.00	

	FINAN	CIAL SUMMAR	Υ	4.3	
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



NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO13CIV026387NON

Agency Number: 13-008911

Court: TAX DEED
County: ESCAMBIA

Case Number: CERT NO 07636, 2010

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEEDS

Plaintiff:

RE: DAVID C MCCULLAR AND MARY ELIZABETH MCCULLAR

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 5/29/2013 at 10:18 AM and served same at 11:13 AM on 6/4/2013 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY, the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERKS OFFICE.

DAVID MORGAN, SHERIFF ESCAMBIA COUNTY, FLORIDA

By:

SOS TRAVIS PEACOCK

Service Fee:

\$40.00

Receipt No: BILL

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON July 1, 2013, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That TC 12, LLC holder of Tax Certificate No. 07636, issued the 1st day of June, A.D., 2010 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LT 27 BLK D LANDFALL PB 14 P 12 OR 5508 P 1164 OR 6556 P 882

SECTION 24, TOWNSHIP 3 S, RANGE 31 W

TAX ACCOUNT NUMBER 102228375 (13-476)

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

DAVID C MCCULLAR and MARY ELIZABETH MCCULLAR

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at the courthouse door at 9:00 A.M. on the first Monday in the month of July, which is the 1st day of July 2013.

Dated this 30th day of May 2013.

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

PAM CHILDERS

CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

Post Property:

4016 AZURE WAY

Maryline Avila

Deputy Clerk

☐ Agent ☐ Addressee C. Date of Delivery ☐ Return Receipt for Merchandise 102595-02-M-1540 % % D D □ Yes COMPLETE THIS SECTION ON DELIVERY D. Is delivery address different from item 1? If YES, enter delivery address below: 7009 2250 0003 8664 3089 C Express Mail 4. Restricted Delivery? (Extra Fee) B. Received by (Printed Name) □ C.O.D. 3. Service Type
C Certified Mail
C Registered
I Insured Mail A. Signature Domestic Return Receipt × so that we can return the card to you.

Attach this card to the back of the mailpiece, Print your name and address on the reverse Complete items 1, 2, and 3. Also complete DAVID C MCCULLAR [13-476] P O BOX 1630 SENDER: COMPLETE THIS SECTION item 4 if Restricted Delivery is desired. PENSACOLA FL 32591 or on the front if space permits. P O BOX 1630 PS Form 3811, February 2004 (Transfer from service label) 1. Article Addressed to: 2. Article Number

i

	ervice label) 7009 2250	2. Article Number		PENSACOLA FL 3259;	P O BOX 1630	MARY ELIZABETH MCCULLAR	to:	or on the front if space permits.	so that we can return the card to voi	tem 4 if Restricted Delivery is desired	Complete to	STADED.
Resolut	7009 2250 0003 8664 3096	ery? (Extra Fee)	Registered Return Receipt for Merchandise	3. Service Type Grantines Mail			D. Is delivery address different from item 1? Yes If YES, enter delivery address below: No	B. Received by (Printed Name) C. Date of Delivery	X Gent	A. Signature	COMPLETE THIS SECTION ON DELIVERY	

102595-02-M-1540

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

Receipt Type Case

Outstanding Amount

0.00

Receipt Number 1468501

Receipt Date

11/02/2012

Case Number 2010 TD 007636

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 Net Received

401.00

401.00

Change

0.00

Receipt Payments

Check

Amount Reference Description 401.00 3057

Receipt Applications

Holding

Amount 341.00

Service Charge

60.00

Deputy Clerk:

mkj

Transaction Date 11/02/2012 14:26:42

Comments

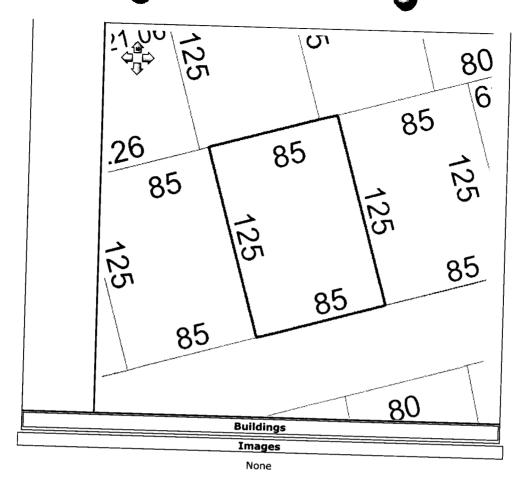
ECPA Home



Chris Jones Escambia County Property Appraiser

Real Estate Search Tangible Property Search Amendment 1 Calculations

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		eference	•				Friendly Version
General In	formation				2012 Ce	ertified Roll Ass	essment
Reference	243	S3111000	27004			ements:	\$0
Account:	102	228375			Land:		\$60,800
Owners:	MCC MCC	CULLAR DA	VID C	& IZABETH	Total:		
Mail:		BOX 1630 SACOLA, F	L 3259	91-1630		r Homes:	\$60,800 \$0
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Tax Inquiry Escambia C	link courte ounty Tax	sy of Jane Collector	t Holle	у,			
Sales Data							
Daies Data					11	rtified Roll Exe	mptions
Sale Date	Book Page	Value 1		Official Records New Window)	None		
09/2004	5556 882	\$25,000		View Instr	Legal De	scription	٥
07/2004 5	5508 1164	\$60,000	WD	View Instr	LT 27 BL	K D LANDFALL	
10/2000 4		\$100		View Instr	12 OR 55	08 P 1164	. 5 1 , ,
10/1998 4	325 1026	\$40,000	WD	View Instr			
05/1996 3				View Instr	Extra Fea	turos	
Official Reco	rds Inquiry	courtesv	of Erni	e Lee Magaha,	None	itures	
Escambia Co	ounty Clerk	of the Co	urt	- Lee / lagaria,	INONE		
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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 (tc.4541)

THE ESCAMBIA SUN-PRESS, LLC



NOTICE OF APPLICATION FOR TAX DEED

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
(SEAL)
By:Maryline Avila
Deputy Clerk

oaw-4w-5-30-6-6-13-20-2013

PUBLISHED WEEKLY SINCE 1948

(Warrington) Pensacola, Escambia County, Florida

STATE OF FLORIDA

County of Escambia

Before	the	unde Micha	rsigned	authori Driver	ty pe	ersonally	appeared
publish Florida:	person er of ed at that ICE	ally k The I (War the	nown to Escamb Trington attached	me and via Sun Pr	who or ress, a ola in f adve	weekly Escamb ertisemer SALE	ys that he is newspaper oia County, nt, being a
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DENISE		Der				A.D., 20_	res

Denise G. Turner
Notary Public
State of Florida
My Commission Expires 08/24/2016
My Commission No.EE 207775

PAM CHILDERS CLERK OF CIRCUIT COURT & CO TROLLER ESCAMBIA COUNTY, FLORIDA

P.O. BOX 333
PENSACOLA, FL 32591-0333
(850) 595-4140
REGISTRY ACCOUNT

Bank of America.
PENSACOLA, FLORIDA

63-27 631 9000018953

VOID AFTER 6 MONTHS

PAY

*NINETY-FOUR THOUSAND TWO HUNDRED SEVENTY AND 16/100

JANET HOLLEY TAX COLLECTOR

TO THE ORDER OF

JANET HOLLEY TAX COLLECTOR 213 PALAFOX PLACE

PENSACOLA, FL 32502

DATE

AMOUNT

06/18/2013

\$94,270.16

PAM CHILDEAS VOLERA OF COURT COMM ROLLER

122

#9000018953# #1063100277# B9B033991356#

PAM CHILDERS CLERK OF CIRCUIT COURT & COMPTROLLER

9000018953

06/18/2013 2010 TD 007636	Case # 2010 TD 007636 Registry Check	4,625.18
06/18/2013 2010 TD 003278	Case # 2010 TD 003278 Registry Check	2,293.26
06/18/2013 2010 TD 012014	Case # 2010 TD 012014 Registry Check	4,196.74
06/18/2013 2011 TD 010949	Case # 2011 TD 010949 Registry Check	2,792.33
06/18/2013 2010 TD 004785	Case # 2010 TD 004785 Registry Check	2,653.46
06/18/2013 2010 TD 007753	Case # 2010 TD 007753 Registry Check	5,640.77
06/18/2013	Additional payments total:	72,068.42

9000018953

06/18/2013 JANET HOLLEY TAX COLLECTOR

2010 TD 07754 6578.19

2010 TD 07755- 6578-19

2010 TD 07757 6578-19

2010 TD 07757 6578.19

2010 TD 08092 45,75T.66

SRich 6/19/2013

UCS#705125

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FOR DA

P.O. BOX 333
PENSACOLA, FL 32591-0333
(850) 595-4140
REGISTRY ACCOUNT

PENSACOLA, FLOOA
VOID AFTER 6 MONTHS

30000 18300

PAY

*ONE HUNDRED FORTY-SEVEN AND 79/100

DAVID MCCULLAR

TO THE ORDER OF

DAVID MCCULLAR

MARY ELIZABETH MCCULLAR

4014 AZURE WAY

PENSACOLA, FL 32507

DATE

AMOUNT

06/18/2013

\$147.79

PAM-CHILDRANGLERN OF COURT COMPTROLLER

4 4 4 4

#9000018955# #1063100277# 898033991356#

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER

9000018955

06/18/2013 2010 TD 007636

Case # 2010 TD 007636 Registry Check

147.79

9000018955

06/18/2013 DAVID MCCULLAR

\$147.79

PAM CHILDERS CLERK OF CIRCUIT COURT & COURTER ESCAMBIA COUNTY, FLORIDA

P.O. BOX 333 PENSACOLA, FL 32591-0333 (850) 595-4140 REGISTRY ACCOUNT



9000018954

PAY

*ONE THOUSAND SEVEN HUNDRED NINETY-SIX AND 48/100

TC 12, LLC

DATE

AMOUNT

TO THE ORDER OF

TC 12, LLC PO BOX 3385 TAMPA, FL 33601

06/18/2013

\$1,796.48

#9000018954# #O63100277# 898033991356#

	PAM CHILDERS CLERK OF CIRCUIT COURT & COMPTROLLER	9000018954
06/18/2013 2010 TD 007636	Case # 2010 TD 007636 Registry Check	449.12
06/18/2013 2010 TD 004785	Case # 2010 TD 004785 Registry Check	449.12
06/18/2013 2010 TD 007753	Case # 2010 TD 007753 Registry Check	449.12
06/18/2013 2010 TD 008092	Case # 2010 TD 008092 Registry Check	449.12

9000018954

06/18/2013 TC 12, LLC

\$1,796.48

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

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

Account: 102228375 Certificate Number: 007636 of 2010

Payor: DAVID C MCCULLAR MARY ELIZABETH MCCULLAR 4014 AZURE WAY PENSACOLA FL 32507 Date 06/17/2013

Clerk's Check #	127445	Clerk's Total	\$455.14	
Tax Collector Check #	1	Tax Collector's Total	\$4,686.95	•
		Postage	\$24.44	
		Researcher Copies	\$6.00	ACCEPANT OF STREET
		Total Received	\$5,172.53	

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 007636

Redeemed Date 06/17/2013

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• For Office Use Only

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FINANCIAL SUMMARY							
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	TOTAL	\$401.00	\$401.00	\$0.00	\$0.00		