

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**PPF HOLDINGS III LTD.
U.S. BANK CUSTODIAN FOR PPF HO
P.O. BOX 645051
CINCINNATI, Ohio, 45264**

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
119.0000	01-0394-520	06/01/2011	07-1S2-910 UNIT D OF TIFFANY PLACE CONDOMINIUM ALSO 1/14 INT IN COMMON ELEMENTS OR 4363 P 1465 OR 4365 P 80

2012 TAX ROLL

ALLEN BRADLEY D
8101 TIPPIN AVE APT D
PENSACOLA , Florida 32514

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.

tda2012 (Taimur Jamil)

Applicant's Signature

08/28/2013

Date

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Aug 28, 2013 / 130698

This is to certify that the holder listed below of Tax Sale Certificate Number **2011 / 119.0000**, issued the **1st day of June, 2011**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number: 01-0394-520**

Certificate Holder:
PPF HOLDINGS III LTD.
U.S. BANK CUSTODIAN FOR PPF HO
P.O. BOX 645051
CINCINNATI, OHIO 45264

Property Owner:
ALLEN BRADLEY D
8101 TIPPIN AVE APT D
PENSACOLA, FLORIDA 32514

Legal Description: 07-1S2-910
UNIT D OF TIFFANY PLACE CONDOMINIUM ALSO 1/14 INT IN COMMON ELEMENTS OR 4363 P 1465 OR 4365 P 80

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
2011	119.0000	06/01/11	\$847.05	\$0.00	\$52.41	\$899.46

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

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
2013	56.0000	06/01/13	\$824.57	\$6.25	\$41.23	\$872.05
2012	82.0000	06/01/12	\$837.06	\$6.25	\$99.40	\$942.71
2011	11840.0000	06/01/11	\$1,129.28	\$6.25	\$120.69	\$1,256.22

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

\$3,970.44
\$0.00
\$150.00
\$75.00
\$4,195.44
\$4,195.44
\$6.25

*Done this 28th day of August, 2013

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Shirley Rich, CFCA
Senior Deputy Tax Collector

Date of Sale: 7th July 2014

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

DR BK 4365 PG0080
Escambia County, Florida
INSTRUMENT 99-574086

DEED DOC STAMPS PD & ESC CO \$ 0.70
01/27/99 ERNIE LEE MAGAHA, CLERK
By: *[Signature]*

REC'D Jan 27, 1999 03:02 pm
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 99-574086

Prepared by and return to:
J. Mark Fisher, Esq., 151 S. Mary Esther
Blvd., Suite 304
Mary Esther, Florida 32569
(904) 244-8989 or Toll Free 1-800-977-9733

Grantee S.S. No.: [REDACTED]

Property Appraiser's Parcel
Identification No.:

07-18-29-1006-004-001

QUIT CLAIM DEED

This Quit Claim Deed, executed this 1-6-99, between WILLIAM H. ALLEN and JOYCE E. ALLEN, husband and wife, whose address is 4300 West Francisco Rd. #14, Pensacola, FL 32504, county of Escambia, party of the first part, and BRADLEY D. ALLEN, a single man, whose address is 8101 Tippen Avenue, Unit "D", Pensacola, FL 32514, county of Escambia, whose social security number is [REDACTED] and phone number is (850) 478-2265, party of the second part.

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, has remised, released and quitclaimed, and by these presents does remise, release and quitclaim unto the said party of the second part all the right, title, interest, claim and demand which the said party of the first part has in and to the following described lot, situate, lying and being in the County of Escambia, State of Florida, to wit:

An undivided one-half interest in the following described property:

The Condominium Parcel consisting of Unit No. D, including an undivided interest in the common elements and common surplus and certain easements and other rights, including without limitation the exclusive right to use any limited common elements appurtenant to said Unit, as described in the Declaration of Condominium of TIFFANY PLACE, A CONDOMINIUM, (The "Declaration") recorded in Official Record Book 1557, Page 285-338, of the Public Records of Escambia County, Florida, subject, however, to the obligations, duties, agreements, covenants, restrictions and conditions stated therein and the exhibits thereto.

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 and claim whatsoever of the said party of the first part, either in law or equity, to the only proper use, and benefit of the said party of the Second part.

IN WITNESS WHEREOF, the said party of the first part has hereunto set their hand and seal the day and year first above written.

SIGNED, SEALED AND DELIVERED IN OUR PRESENCE:

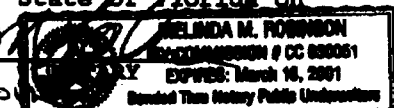
[Signature]
[Signature]
LISA BRINSON

[Signature]
WILLIAM H. ALLEN
[Signature]
JOYCE E. ALLEN

I certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared WILLIAM H. ALLEN and JOYCE E. ALLEN, known to me to be the persons described in and who executed the foregoing instrument, who acknowledged before me that they executed same, and an oath was not taken. Said persons are personally known to me.

Witness my hand and seal in the county of Santa Rosa, State of Florida on this 1-6-99.

This instrument has been prepared by:
J. Mark Fisher, Esq. 151 S. Mary Esther Blvd., Suite 304, Mary Esther, FL 32569
904-244-8989 or Toll Free 1-800-977-9733



OR BK 4363 PG1465
Escambia County, Florida
INSTRUMENT 99-573039

DEED REC STAMPS PG 8 ESC CO 1 0.70
01/25/99 ERNIE LEE MANAHA, CLERK

By: S. Mark Fisher

RCD Jan 25, 1999 09:29 am
Escambia County, Florida

600
670
620
Prepared by and return to:
J. Mark Fisher, Esq., 151 S. Mary Esther
Blvd., Suite 304
Mary Esther, Florida 32569
(904) 244-8989 or Toll Free 1-800-977-9733

Grantee S.S. No.: [REDACTED]

Property Appraiser's Parcel
Identification No.: 87-13-29-1006-004-001

Ernie Lee Manaha
Clerk of the Circuit Court
INSTRUMENT 99-573039

QUIT CLAIM DEED

This Quit Claim Deed, executed this DEC 08 1998, between WILLIAM H. ALLEN and JUDITH E. ALLEN, husband and wife, whose address is 4300 West Francisco Rd. #14, Pensacola, FL 32504, county of Escambia, party of the first part, and WILLIAM H. ALLEN, a single man, whose address is 8101 Tippan Avenue, Unit "D", Pensacola, FL 32514, county of Escambia, whose social security number is [REDACTED] and phone number is (850) 478-2265, party of the second part.

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, has remised, released and quitclaimed, and by these presents does remise, release and quitclaim unto the said party of the second part all the right, title, interest, claim and demand which the said party of the first part has in and to the following described lot, situate, lying and being in the County of Escambia, State of Florida, to wit:

An undivided one-half interest in the following described property:

The Condominium Parcel consisting of Unit No. D, including an undivided interest in the common elements and common surplus and certain easements and other rights, including without limitation the exclusive right to use any limited common elements appurtenant to said Unit, as described in the Declaration of Condominium of TIFFANY PLACE, A CONDOMINIUM, (The "Declaration") recorded in Official Record Book 1557, Page 285-338, of the Public Records of Escambia County, Florida, subject, however, to the obligations, duties, agreements, covenants, restrictions and conditions stated therein and the exhibits thereto.

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 and claim whatsoever of the said party of the first part, either in law or equity, to the only proper use, and benefit of the said party of the second part.

IN WITNESS WHEREOF, the said party of the first part has hereunto set their hand and seal the day and year first above written.

SIGNED, SEALED AND DELIVERED IN OUR PRESENCE:

S. Mark Fisher
S. Mark Fisher

William H. Allen
WILLIAM H. ALLEN
Judith E. Allen
JUDITH E. ALLEN

I certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared WILLIAM H. ALLEN and JUDITH E. ALLEN, known to me to be the persons described in and who executed the foregoing instrument, who acknowledged before me that they executed same, and an oath was not taken. Said persons are personally known to me.

Witness my hand and seal in the county of Escambia, State of Florida on this DEC 08 1998.

J. Mark Fisher, NOTARY

This instrument has been prepared by:
J. Mark Fisher, Esq. 151 S. Mary Esther Blvd., Suite 304, Mary Esther, FL 32569
904-244-8989 or Toll Free 1-800-977-9733



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: 07-07-2014

TAX ACCOUNT NO.: 01-0394-520

CERTIFICATE NO.: 2011-119

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.

Bradley D. Allen
8101 Tippin Ave. Apt D
Pensacola, FL 32504

Tiffany Place Condominium Assoc.
8101 Tippin Ave., Box 13
Pensacola, FL 32504

Certified and delivered to Escambia County Tax Collector,
this 23rd day of October, 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.: 10926

October 11, 2013

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

1. Subject to interest of Tiffany Place Condominium Association.
2. Taxes for the year 2008-2012 delinquent. The assessed value is \$41,752.00. Tax ID 01-0394-520.

PLEASE NOTE THE FOLLOWING:

- A. Subject to current year taxes.
- B. Taxes and assessments due now or in subsequent years.
- C. Subject to Easements, Restrictions and Covenants of record.
- D. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey and inspection of the premises.
- E. Oil, gas and mineral or any other subsurface rights of any kind or nature.

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 10926

October 11, 2013

071S291006004001 - Full Legal Description

UNIT D OF TIFFANY PLACE CONDOMINIUM ALSO 1/14 INT IN COMMON ELEMENTS OR 4363 P 1465 OR 4365
P 80

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.: 10926

October 11, 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 10-11-1993, through 10-11-2013, and said search reveals the following:

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

Bradley D. Allen

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 11, 2013

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON July 7, 2014, 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 **PPF HOLDINGS III LTD** holder of Tax Certificate No. 00119, issued the 1st day of June, A.D., 2011 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:

UNIT D OF TIFFANY PLACE CONDOMINIUM ALSO 1/14 INT IN COMMON ELEMENTS OR 4363 P 1465 OR 4365 P 80

SECTION 07, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 010394520 (14-445)

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

BRADLEY D ALLEN

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Monday in the month of July, which is the 7th day of July 2014.

Dated this 5th day of June 2014.

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

Personal Services:

BRADLEY D ALLEN
8101 TIPPIN AVE APT D
PENSACOLA, FL 32514

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Post Property:

8101 TIPPIN AVE D 32514



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 00119 of 2011

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on June 5, 2014, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

BRADLEY D ALLEN 8101 TIPPIN AVE APT D PENSACOLA, FL 32514	TIFFANY PLACE CONDOMINIUM ASSOC 8101 TIPPIN AVE BOX 13 PENSACOLA FL 32504
---	---

WITNESS my official seal this 5th day of June 2014.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Dated this 5th day of June 2014.

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Personal Services:

BRADLEY D ALLEN
8101 TIPPIN AVE APT D
PENSACOLA, FL 32514

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

14-443

3H4LX74A10KFKSJYVC2YMF RETURN OF SERVICE

Document Number: ECSO14CIV024871NON

Agency Number: 14-008591

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 00119, 2011

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: BRADLEY D ALLEN

Defendant:

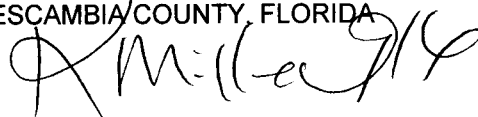
Type of Process: WARNING/NOTICE OF APPLICATION FOR TAX DEED

Individual

Received this Writ on 6/5/2014 at 10:15 AM and served same on BRADLEY D ALLEN , at 7:38 AM on 6/9/2014 in ESCAMBIA COUNTY, FLORIDA, by delivering a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____



K. MILLER, CPS

Service Fee: \$40.00
Receipt No: BILL

Printed By: DLRUPERT

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Post Property:

8101 TIPPIN AVE D 32514



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

14445

3H4LX74A10KFKSJYVC2YMF RETURN OF SERVICE

Document Number: ECSO14CIV024935NON

Agency Number: 14-008546

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT # 00119 2011

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE BRADLEY D ALLEN

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 6/5/2014 at 10:11 AM and served same at 9:30 AM on 6/6/2014 in ESCAMBIA COUNTY, FLORIDA,
by serving POST PROPERTY , the within named, to wit: , .

POSTED PROPERTY PER INSTRUCTIONS FROM CLERK'S OFFICE

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

K. MILLER, CPS

Service Fee: \$40.00
Receipt No: BILL

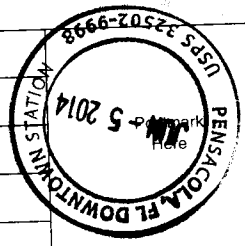
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Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 6.49



Sent To
Street, Apt.
or PO Box
City, State

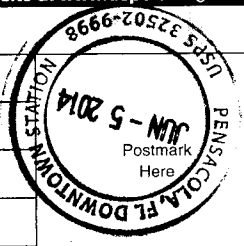
BRADLEY D ALLEN [14-445]
8101 TIPPIN AVE APT D
PENSACOLA, FL 32514

PS Form

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Street
or PO
City, State

TIFFANY PLACE CONDOMINIUM
ASSOC [14-445]
8101 TIPPIN AVE BOX 13
PENSACOLA FL 32504

PS Form

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:

TIFFANY PLACE CONDOMINIUM
ASSOC [14-445]
8101 TIPPIN AVE BOX 13
PENSACOLA FL 32504

2. Article Number
(Transfer from service label)

7013 2630 0000 0141 4945

PS Form 3811, July 2013

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent☐ Addressee

B. Received by (Printed Name)

Mark Petrick

C. Date of Delivery

6-6-99

D. Is delivery address different from item 1? ☐ YesIf YES, enter delivery address below: ☒ No

3. Service Type

☒ Certified Mail®☐ Priority Mail Express™☐ Registered☐ Return Receipt for Merchandise☐ Insured Mail☐ Collect on Delivery

4. Restricted Delivery? (Extra Fee)

☐ Yes

Domestic Return Receipt

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