

## 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:

<b>Certificate No.</b>	<b>Parcel ID Number</b>	<b>Date</b>	<b>Legal Description</b>
2382.0000	04-0583-115	06/01/2011	35-1S3-075 LT 22 AZALEA PARK OR 4893 P 664 PB 7 P 77

### **2012 TAX ROLL**

WILLIAMS CLANFORD JR & JANUARY  
JOSEPH R JR &  
8445 FOWLER AVE  
PENSACOLA , Florida 32534

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 / 130717

This is to certify that the holder listed below of Tax Sale Certificate Number **2011 / 2382.0000**, 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: 04-0583-115**

**Certificate Holder:**

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

**Property Owner:**

WILLIAMS CLANFORD JR & JANUARY JOSEPH R JR &  
8445 FOWLER AVE  
PENSACOLA, FLORIDA 32534

**Legal Description:** 35-1S3-075

LT 22 AZALEA PARK OR 4893 P 664 PB 7 P 77

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	2382.0000	06/01/11	\$847.51	\$0.00	\$42.38	\$889.89

**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	1943.0000	06/01/13	\$1,181.19	\$6.25	\$59.06	\$1,246.50
2012	2137.0000	06/01/12	\$1,237.70	\$6.25	\$73.49	\$1,317.44

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

\$3,453.83
\$0.00
\$150.00
\$75.00
\$3,678.83
\$3,678.83
\$31,686.50
\$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:

*7<sup>th</sup> July 2014*

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

## TAX COLLECTOR'S CERTIFICATION

This is to certify that the holder listed below of Tax Sale Certificate Number 2011/ 2382.000, Issued the 01st day of June, 2011, and which encumbers the following described property in the county of Escambia County Tax Collector State of Florida, to-wit:  
04-0583-115

**Cert** PPF HOLDINGS III LTD.  
**Holder** U.S. BANK CUSTODIAN FOR PPF HO  
P.O. BOX 645051  
CINCINNATI OH 45264

**Property** WILLIAMS CLANFORD JR &  
**Owner** JANUARY JOSEPH R JR &  
4291 MAGNOLIA CROSSING CIR #  
206  
PACE FL 32571

LT 22  
AZALEA PARK  
OR 4893 P 664  
PB 7 P 77

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 Application:

Certificate	Date of Sale	Face Amount	T/C Fee	Interest	Total
2011/ 2382.000	06/01/2011	847.51	0.00	42.38	889.89

## Certificates Redeemed by Applicant in Connection With This Tax Deed Application or included (County) in connection with this Tax Deed Application:

Certificate	Date of Sale	Face Amount	T/C Fee	Interest	Total
2012/ 2137.000	06/01/2012	1,237.70	6.25	73.49	1,317.44
2013/ 1943.000	06/01/2013	1,181.19	6.25	59.06	1,246.50

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or included (County) 3,453.83
2. Total of Delinquent Taxes Paid by Tax Deed Applicant
3. Total of Current Taxes Paid by Tax Deed Applicant . { }
4. Ownership and Encumbrance Report Fee 150.00
5. Total Tax Deed Application Fee 75.00
6. Total Certified By Tax Collector To Clerk of Court 3,678.83
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. Total of Lines 12 thru 14 (Statutory Opening Bid)
16. Redemption Fee 6.25
17. Total Amount to Redeem

\* Done this the 21st day of October, 2013

Date of Sale: 7/7/14

TAX COLLECTOR OF Escambia County Tax Collector County

By

\* This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.


CASE NO.: 51-06-CC-4651-ES/T  
Default Final Judgment

received in the amount of \$500.00, for the sum of \$2,495.85, that shall bear interest at the rate of 8% a year, for which let execution issue.

IT IS FURTHER ORDERED AND ADJUDGED, pursuant to Florida Rule of Civil Procedure 1.560, that the judgment debtor(s) shall complete under oath Florida Rule of Civil Procedure Form 1.977 (Fact Information Sheet), including all required attachments, and serve it on the judgment creditor's attorney, or the judgment creditor if the judgment creditor is not represented by an attorney, within 45 days from the date of this Default Final Judgment, unless the Default Final Judgment is satisfied or post-judgment discovery is stayed.

Jurisdiction of this case is retained to enter further orders that are proper to compel the judgment debtor(s) to complete form 1.977 including all required attachments, and serve it on the judgment creditor's attorney, or the judgment creditor if the judgment creditor is not represented by an attorney.

DONE AND ORDERED in Chambers in Escambia County, Florida, this \_\_\_\_ day of August, 2009.

  
Honorable Lewis H. Riddick, Jr.  
County Court Judge

Copies Furnished to:  
Steven J. Jacobson, Esq.  
Ms. Alice M. Fairman  
Williams Taxi Service, Inc.

Judgment Creditor:  
Progressive American Insurance Company  
Federal Employer Identification No.: 34-1094197  
P.O. Box 89480  
Cleveland, OH 44101  
(440) 603-5323

Plaintiff's Attorney:  
Steven J. Jacobson, Esq.  
Law Offices of Steven J. Jacobson, P.A.  
5701 N. Pine Island Rd., Suite 320  
Fort Lauderdale, FL 33321  
(954) 726-6626

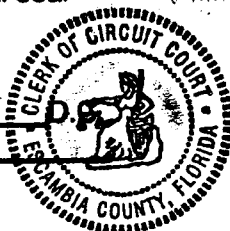
C:\Documents and Settings\Clay\My Documents\PROGRESSIVE\PROG vs. Williams Taxi Service and Fairman, Alice\PROGDefault n. Judgment.DF.Legal

Recorded in Public Records 08/18/2009 at 11:35 AM OR Book 6496 Page 1760,  
Instrument #2009056511, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL

Certified to be a true copy of  
the original on file in this office  
Witness my hand and official seal

ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
Escambia County, Florida

By: [Signature]  
Date: 9-14-2009



IN THE COUNTY COURT, IN AND  
FOR ESCAMBIA COUNTY, FLORIDA

CASE NO.: 2009-CC-000726

PROGRESSIVE AMERICAN INSURANCE  
COMPANY, as Subrogee for  
Robert D. Waters,

Plaintiff,

vs.

ALICE M. FAIRMAN and WILLIAMS  
TAXI SERVICE, INC., and  
CLANFORD WILLIAMS,

Defendants.

**DEFAULT FINAL JUDGMENT**

THIS ACTION was considered pursuant to Default entered by this Court  
against Defendants, ALICE M. FAIRMAN on March 31, 2009 and WILLIAMS TAXI  
SERVICE, INC., on July 1, 2009, and

IT IS ORDERED AND ADJUDGED that Plaintiff, PROGRESSIVE AMERICAN  
INSURANCE COMPANY, as Subrogee for Robert D. Waters, recover from  
Defendant, ALICE M. FAIRMAN, whose last known address is 4005 W. Bobe  
Street, Lot 70, Pensacola, Florida 32505, Social Security Number [REDACTED]  
[REDACTED], and Defendant, WILLIAMS TAXI SERVICE, INC., whose last known  
address is 1901 N. U Street, Pensacola, Florida 32505, FEI Number  
[REDACTED] for damages in the amount of \$7,581.63, costs in the amount  
of \$400.00, and interest in the amount of \$2,014.22, less payments

This Instrument Was Prepared  
By And Is To Be Returned To:  
Wynette Villines  
Emerald Coast Utilities Authority  
9255 Sturdevant Street  
Pensacola, Florida 32514-0311



### NOTICE OF LIEN

#### STATE OF FLORIDA COUNTY OF ESCAMBIA

Notice is hereby given that the EMERALD COAST UTILITIES AUTHORITY has a lien  
against the following described real property situated in Escambia County, Florida,  
for water, wastewater and/or sanitation service provided to the following customer:

LT 22 AZALEA PARK OR 4893 P 664 PB 7 P 77

Customer: JOSEPH R JANUARY JR

Account Number: 147912-29894

Amount of Lien: \$128.58, together with additional unpaid utility service  
charges, if any, which may accrue subsequent to the date of this notice and simple  
interest on unpaid charges at 18 percent per annum, or at such lesser rate as may  
be allowed by law.

This lien is imposed in accordance with Section 159.17, Florida Statutes, Chapter 92-  
248, Laws of Florida, as amended and Emerald Coast Utilities Authority Resolution  
87-10, as amended, and this lien shall be prior to all other liens on such lands or  
premises except the lien of state, county, and municipal taxes and shall be on a  
parity with the lien of such state, county, and municipal taxes.

Provided however, that if the above-named customer has conveyed said property by  
means of deed recorded in the public records of Escambia County, Florida, prior to  
the recording of this instrument, or if the interest of the above-named customer is  
foreclosed by a proceeding in which notice of lis pendens has been filed prior to the  
recording of this instrument, this lien shall be void and of no effect.

Dated: 6/27/11

EMERALD COAST UTILITIES AUTHORITY

BY: Wynette Villines

#### STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 27 day of  
June, 20 11, by Wynette Villines of  
the Emerald Coast Utilities Authority, who is personally known to me and who did not  
take an oath.

[Notary Seal]



GABRIEL M. BROWN  
My Comm. Exp. Nov. 22, 2013  
DD# 342024 ID# 782227  
( ) Personally Known  
( ) Other I.D.

Gabriel M. Brown  
Notary Public - State of Florida

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

STATE OF FLORIDA

CASE NO: 2007 CO 026088 A  
CITATION NO: 14006  
B/M DOB: 04/07/1969

VS

JOSEPH R JR JANUARY  
6234 LUTHER ST  
PENSACOLA FL 32503

ERDIE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL  
2007 OCT 16 P 2:58  
COUNTY CRIMINAL DIVISION  
FILED & RECORDED

JUDGMENT AGAINST DEFENDANT FOR ANIMAL CONTROL FINES AND COSTS

It is hereby ordered and adjudged that the above-named defendant shall pay to ESCAMBIA COUNTY, a political subdivision of the State of Florida, the sum of \$91.00, plus \$10.00 delinquent fee payable to the Clerk of the Court, for a total of \$101.00, which the Court has determined to be the defendant's liability for civil infraction under animal control law per FS 828.27, and related costs.

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

DONE AND ORDERED this 15 day of Oct, 2007

  
\_\_\_\_\_  
Judge

ONE OF THE FOLLOWING MUST BE EXECUTED

I hereby acknowledge receipt of a copy of this judgment.

\_\_\_\_\_  
Defendant's Signature

I do hereby certify that copy of hereof had been furnished to defendant by delivery/mail, this 24 day of October, 2007.

Case: 2007 CO 026088 A



00083264660

Dkt: M4815 Pg#:



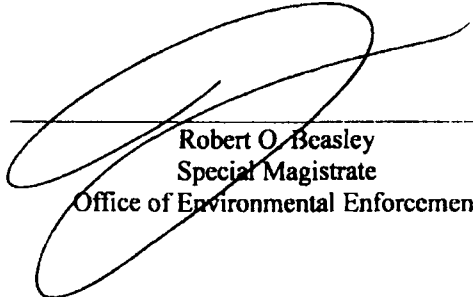
Ernie Lee Magaha  
Clerk of the Circuit Court  
Escambia County Florida

By:   
\_\_\_\_\_  
Deputy Clerk

**You have the right** to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at Escambia Central Office Complex, 3363 W. Park Place, Pensacola, Florida 32504 and the Escambia County Circuit Court at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than **30 days** from the date of this Order. Failure to timely file a Written Notice of Appeal will waive your rights to appeal.

Jurisdiction is retained to enter such further orders as may be appropriate and necessary.

**DONE AND ORDERED** at Escambia County, Florida on the 13<sup>th</sup> day of March, 2012.

  
Robert O. Beasley  
Special Magistrate  
Office of Environmental Enforcement



If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 50.00 per day, commencing 4/2/, 2012. This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. **YOU ARE REQUIRED,** immediately upon your full correction of this violation(s), to contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance. If the violation is not abated within the specified time period, then the County may elect to take whatever measures are necessary to abate the violation for you. These measures could include, but are not limited to, **DEMOLISHING YOUR STRUCTURE (S), LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE (S).** The reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of \$ 1,100.00 are awarded in favor of Escambia County as the prevailing party against Williams, Crawford & Co.

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1) F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All Monies owing hereunder shall constitute a lien on **ALL YOUR REAL AND PERSONAL PROPERTY** including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

- ☒ Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. Maintain clean conditions to avoid a repeat violation.
- ☒ Remove vehicle. Repair vehicle or store in rear yard behind 6' opaque fencing
- ☒ Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.
- ☐ Remove all structures, signs, vehicles, etc. from County ROW; refrain from further obstruction.
- ☐ Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods
- ☐ Immediately cease burning and refrain from future burning
- ☐ Remove all refuse and dispose of legally and refrain from future littering
- ☐ Rezone property and conform to all performance standards or complete removal of the commercial or industrial entity
- ☐ Obtain necessary permits or cease operations
- ☐ Acquire proper permits or remove sign(s)
- ☒ Other Give Notice/Lender of this order
- ☐ Other \_\_\_\_\_
- ☐ Other \_\_\_\_\_
- ☐ Other \_\_\_\_\_
- ☐ Other \_\_\_\_\_

- ☒ 30-203 Unsafe Building; Described as ☐ Main Structure ☐ Accessory Building(s)
- ☐ (a) ☐ (b) ☐ (c) ☐ (d) ☐ (e) ☐ (f) ☐ (g) ☐ (h) ☐ (i) ☐ (j) ☐ (k) ☐ (l) ☐ (m) ☒ (n) ☒ (o)
- ☒ (p) ☐ (q) ☐ (r) ☐ (s) ☐ (t) ☐ (u) ☐ (v) ☐ (w) ☐ (x) ☐ (y) ☐ (z) ☐ (aa) ☐ (bb) ☐ (cc) ☐ (dd)
- ☐ 94-51 Obstruction of County Right-of-Way (ROW)
- ☐ 82-171 Mandatory Residential Waste Collection
- ☐ 82-15 Illegal Burning
- ☐ 82-5 Littering Prohibited
- ☐ LDC Article 6 Commercial in residential and non permitted use
- ☐ LDC 4.01.02 and LDC 4.01.04 Land Disturbance without permits
- ☐ LDC 8.03.02 and COO 86-91 Prohibited Signs, Un-permitted Sign ROW
- ☐ Other \_\_\_\_\_
- ☐ Other \_\_\_\_\_
- ☐ Other \_\_\_\_\_
- ☐ Other \_\_\_\_\_
- ☐ Other \_\_\_\_\_
- ☐ Other \_\_\_\_\_

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby **ORDERED** that: Williams, Clifford Jr. shall have until 04/3, 2012 to correct the violation and to bring the violation into compliance. Corrective action shall include:

**THE OFFICE OF ENVIRONMENTAL ENFORCEMENT  
SPECIAL MAGISTRATE  
IN AND FOR THE  
COUNTY OF ESCAMBIA, STATE OF FLORIDA**

**ESCAMBIA COUNTY, FLORIDA**

**VS.**

**CASE NO: CE#11-08-03525  
LOCATION: 6234 Luther Street  
PR# 351S30-7500-000-022**

**Williams Clanford Jr. &  
January Joseph R. Jr. & Williams Deborah J.  
84454 Fowler Avenue  
Pensacola, Florida 32534**

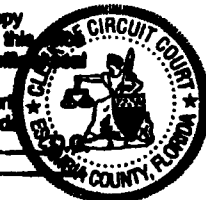
**ORDER**

This CAUSE having come before the Office of Environmental  
Enforcement Special Magistrate on the Petition of the Environmental Enforcement  
Officer for alleged violation of the ordinances of the County of Escambia, State of  
Florida, and the Special Magistrate having considered the evidence before him in the  
form of testimony by the Enforcement Officer and the respondent or representative,  
N/A, as well as evidence submitted and after consideration of the  
appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate  
finds that a violation of the following Code of Ordinance(s) has occurred and continues

☒ 42-196 (a) Nuisance Conditions  
☒ 42-196 (b) Trash and Debris  
☒ 42-196 (c) Inoperable Vehicle(s); Described White - 4 door CAR

☒ 42-196 (d) Overgrowth

Certified to be a true copy  
Of the original on file in this  
Witness my hand and official seal  
ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
Escambia County, Florida  
BY [Signature]  
DATE 3/19/12



## WARRANTY DEED

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

THIS WARRANTY DEED made the 29th day of APRIL 2002, by and between QUDELL WILLIAMS (Formerly QUDELL JANUARY), hereinafter called the Grantor, to DEBORAH J. WILLIAMS, JOSEPH R. JANUARY Jr., CLANFORD WILLIAMS Jr., hereinafter called the Grantees, Joseph Ray January Jr, Pensacola, FL 32503  
6234 Luther St WILLESSETH

That the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantees, all that certain land situate in Escambia County, Florida, to wit:

Lot 22, AZALEA PARK SUBDIVISION, a portion of Section 35, Township 1 south, Range 30 West, Escambia County, Florida, as recorded in Plat Book 7 at Page 77 of the public records of said County.

Parcel ID# 35-1S-30-75-00-000-02

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

AND the Grantor hereby covenants with the Grantees that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor fully warrants the title to said land and will defend the same against the lawful claim of all persons whomsoever; and that said land is free of all encumbrances.

IN WITNESS WHEREOF, the Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered  
in our presence

Sallie L. Arnold

Quedell Williams  
QUDELL WILLIAMS

Judith Cantrell

JUDITH CANTRELL  
STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 29th day of APRIL 2002, Quedell Williams, who produced identification of Florida Driver's License and did not take an oath.

Prepared by: Ernie Lee Magana, Clerk of the Circuit Court  
Quedell Williams  
5910 Duchess Road  
Pensacola, FL 32503  
BY: Sallie L. Arnold D.C.  
DEPUTY CLERK

Return to:

RCD Apr 29, 2002 03:08 pm  
Escambia County, Florida

ERNIE LEE MAGANA  
Clerk of the Circuit Court  
INSTRUMENT 2002-958402

# 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.: 04-0583-115

CERTIFICATE NO.: 2011-2382

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 ~~State of Florida/~~ 221 Palafox Place, 4th Floor/ 190 Governmental Center, 32502  
☒ X Homestead for        tax year.

Clanford Williams, Jr.  
Joseph R. January, Jr.  
Deborah J. Williams  
c/o 4291 Magnolia Crossing Circle #206  
Pace, FL 32571

Unknown Tenants  
6234 Luther St.  
Pensacola, FL 32503

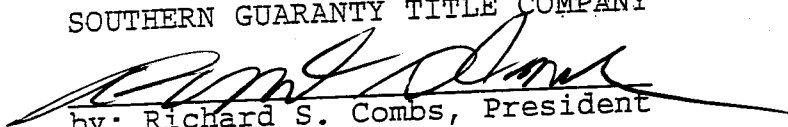
Escambia County Code Enforcement  
3363 West Park Place  
Pensacola, FL 32505

Certified and delivered to Escambia County Tax Collector,  
this 23rd day of October, 2013.

ECUA  
9255 Sturdevant St.  
Pensacola, FL 32514

Progressive American  
Insurance Co. aso  
Robert D. Waters  
P.O. Box 89480  
Cleveland, OH 44101

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.: 10946

October 14, 2013

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

1. Code Enforcement Lien filed by Escambia County recorded in O.R. Book 6833, page 885.
2. Animal Control Lien filed by State of Florida/Escambia County recorded in O.R. Book 6238, page 314.
3. Utility Lien filed by ECUA recorded in O.R. Book 6736, page 1491.
4. Possible Judgment filed by Progressive America Insurance Co. as Subrogee Robert D. Waters recorded in O.R. Book 6506, page 736.
5. Taxes for the year 2010-2012 delinquent. The assessed value is \$63,373.00. Tax ID 04-0583-115.

**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.: 10946

October 14, 2013

**Lot 22, Azalea Park Subdivision, as per plat thereof, recorded in Plat Book 7, Page 77, of  
the Public Records of Escambia County, Florida**



# **Southern Guaranty Title Company**

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

## **OWNERSHIP AND ENCUMBRANCE REPORT**

File No.: 10946

October 14, 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 10-14-1993, through 10-14-2013, and said search reveals the following:

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

Clanford Williams, Jr., Joseph R. January, Jr. and Deborah J. Williams

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 14, 2013