

DR-512  
R.05/88

Application Number: 130321

## Notice to Tax Collector of Application for Tax Deed

### TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**TC TAMPA 1, LLC PNC C/O TC TAMPA 1, LLC  
PO BOX 3167  
TAMPA, Florida, 33601**

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>
2686.0000	04-2328-000	06/01/2011	46-1S3-011 LT 32 BLK 9 DB 522/532 P 292/236 WILDEWOOD PB 4 P 47/47A SEC 46/10 T 1/2S R 30

### 2012 TAX ROLL

HADDOCK CECILIA B  
812 LUCERNE AVE  
PENSACOLA , Florida 32505

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.

tctampa (Jon Franz)  
Applicant's Signature

07/26/2013  
Date

# TAX COLLECTOR'S CERTIFICATION

Application  
Date / Number  
Jul 26, 2013 / 130321

This is to certify that the holder listed below of Tax Sale Certificate Number **2011 / 2686.0000**, 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: 04-2328-000**

**Certificate Holder:**  
TC TAMPA 1, LLC PNC C/O TC TAMPA 1, LLC  
PO BOX 3167  
TAMPA, FLORIDA 33601

**Property Owner:**  
HADDOCK CECILIA B  
812 LUCERNE AVE  
PENSACOLA, FLORIDA 32505

**Legal Description:** 46-1S3-011  
LT 32 BLK 9 DB 522/532 P 292/236 WILDEWOOD PB 4 P 47/47A SEC 46/10 T 1/2S R 30

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	2686.0000	06/01/11	\$225.72	\$0.00	\$88.03	\$313.75

**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	2302.0000	06/01/13	\$258.23	\$6.25	\$12.91	\$277.39
2012	2569.0000	06/01/12	\$256.69	\$6.25	\$42.35	\$305.29

- Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County)
- Total of Delinquent Taxes Paid by Tax Deed Application
- Total of Current Taxes Paid by Tax Deed Applicant
- Ownership and Encumbrance Report Fee
- Tax Deed Application Fee
- Total Certified by Tax Collector to Clerk of Court
- Clerk of Court Statutory Fee
- Clerk of Court Certified Mail Charge
- Clerk of Court Advertising Charge
- Sheriff's Fee
- 
- Total of Lines 6 thru 11
- Interest Computed by Clerk of Court Per Florida Statutes.....( %)
- One-Half of the assessed value of homestead property. If applicable pursuant to section 197.502, F.S.
- Statutory (Opening) Bid; Total of Lines 12 thru 14
- Redemption Fee
- Total Amount to Redeem

\$896.43
\$0.00
\$150.00
\$75.00
\$1,121.43
\$1,121.43
\$17,229.00
\$6.25

\*Done this 26th day of July, 2013

TAX COLLECTOR, ESCAMBAIA COUNTY, FLORIDA

By Jenna Stewart

Date of Sale: January 6, 2014

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

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE IS DATED September 17, 1999, BETWEEN Cecilia B. Haddock, a widow (referred to below as "Mortgagor"), whose address is 812 Lucerne Avenue, Pensacola, Florida 32505; and ESCAMBIA COUNTY (referred to below as "Mortgagee"), whose address is 223 PALAFOX PLACE, PENSACOLA, FL 32501.

MORTGAGE. Mortgagor and Mortgagee have entered into a mortgage dated April 13, 1999 (the "Mortgage") recorded in Escambia County, State of Florida as follows:

The Mortgage was recorded on April 29, 1999 in Original Book 4402, page 1013, Escambia County, Florida.

REAL PROPERTY DESCRIPTION. The Mortgage covers the following described real property (the "Real Property") located in Escambia County, State of Florida:

Lot Thirty-two (32), Block Nine (9), Wildewood, a subdivision of a portion of Section 46, Township 1 South, Range 30 West, and of Section 10, Township 2 South, Range 30 West, Escambia County, Florida, according to plat thereof recorded in Plat Book 4, at pages 47 and 47A, of the public records of said County.

The Real Property or its address is commonly known as 812 Lucerne Avenue, Pensacola, Florida 32505.

MODIFICATION. Mortgagor and Mortgagee hereby modify the Mortgage as follows:

The Mortgage referred to above is hereby modified and amended to provide that the total amount secured by the lien of said Mortgage is decreased from \$8,060.00 to \$6,846.00.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect. Consent by Mortgagee to this Modification does not waive Mortgagee's right to require strict performance of the Mortgage as changed above nor obligate Mortgagee to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of the Mortgagee to retain as liable all parties to the Mortgage and all parties, makers and endorser to the Note, including accommodation parties, unless a party is expressly released by Mortgagee in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification.

EACH MORTGAGOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE, AND EACH MORTGAGOR AGREES TO ITS TERMS.

Witness:

Patricia M. Scherer

Witness:

Patricia M. Scherer

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

MORTGAGOR:

CECILIA B. HADDOCK  
Signature HER MARK

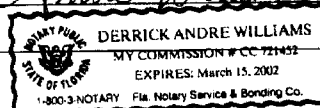
RCD Sep 20, 1999 01:06 pm  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 99-663711

The foregoing instrument was acknowledged before me this 17th day of September, 19 99, by Cecilia B. Haddock who has signed by way of mark in the presence of these witnesses and who produced Florida Driver License #H320-117-26-719-0 as identification and who did (and not) take an oath.

Derrick Andre Williams  
Signature

Notary Public



Prepared by: Neighborhood Enterprise Foundation, Inc.  
for Escambia County  
Post Office Box 18178  
Pensacola, Florida 32523-8178

OR BK 4402 PG1014  
Escambia County, Florida  
INSTRUMENT 99-603197

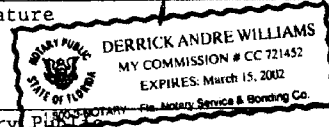
RCD Apr 29, 1999 12:28 pm  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 99-603197

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 13th day of  
April, 19 99, by Cecilia B. Haddock,  
who is personally known to me or who has produced Florida Driver License  
#H320-117-26-719-0 as identification and who ~~did~~ (did not) take  
an oath.

Signature



Notary Public

(CA)

Date

From

SHORT FORM

**Mortgage Deed**

RAMCO FORM 58A

MORTGAGE DEED  
SHORT FORM

RAMCO FORM 64A

# This Indenture

Made this 13th day of April, A. D. 1999.

Between Cecilia B. Haddock, a widow

hereinafter called the Mortgagor, and Escambia County, whose mailing address is:  
223 Palafox Place, Pensacola, Florida 32501  
hereinafter called the Mortgagee.

**Witnesseth**, That the said Mortgagor, for and in consideration of the sum of One Dollar to  
her in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged,  
she granted, bargained and sold to the said Mortgagee, their heirs and  
assigns, forever, the following described land, situate, lying and being in the County of  
Escambia, State of Florida, to-wit:

Lot Thirty-two (32), Block Nine (9), Wildewood, a subdivision of a  
portion of Section 46, Township 1 South, Range 30 West, and of Section  
10, Township 2 South, Range 30 West, Escambia County, Florida, according  
to plat thereof recorded in Plat Book 4, at pages 47 and 47A, of the  
public records of said County.

MTG DOC STAMPS PD @ ESC CO \$ 28.35  
04/29/99 ERNIE LEE WAGNER, CLERK  
By: *[Signature]*

INTANGIBLE TAX PD @ ESC CO \$ 16.12  
04/29/99 ERNIE LEE WAGNER, CLERK  
By: *[Signature]*

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

**Provided Always**, That if said Mortgagor, her heirs, legal representatives or  
assigns, shall pay unto the said Mortgagee, their legal representatives or assigns, a  
certain promissory note dated the 13th day of April, A. D. 1999, for  
the sum of Eight Thousand Sixty & 00/100 ----- Dollars,  
(\$8,060.00)

payable if property is transferred or sold with interest at Zero(0%)

**\*\*This Mortgage Shall Not Be Subordinated Under Any Circumstances\*\***  
per cent. from April 13, 1999 signed by Cecilia B. Haddock

and shall pay all sums payable hereunder, and per-  
form, comply with and abide by each and every the stipulations, agreements, conditions and cove-  
nants of said promissory note and of this mortgage, and shall duly pay all taxes, and also insurance  
premiums reasonably required, and all costs and expenses including a reasonable attorney's fee,  
which said Mortgagee may incur in collecting money secured by this mortgage, and also in  
enforcing this mortgage by suit or otherwise, then this mortgage and the estate hereby created

shall cease and be null and void. **In Witness Whereof**, the said Mortgagor hereunto set

her hand and seal the day and year first above written.

Signed, sealed and delivered in presence of us:

*[Signature]*  
Barbara Downey  
*[Signature]*  
Edward Bryan

*[Signature]*  
Cecilia B. Haddock  
Cecilia B. Haddock

This Instrument prepared by: Neighborhood Enterprise Foundation, Inc. for Escambia County  
Post Office Box 8178, Pensacola, Florida 32505  
Address

ESCAMBIA COUNTY  
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM

Escambia County, Florida

LIEN AGREEMENT

Applicant's Name	Address of Property	Date of Sale or Vacate
<u>Cecilia B. Haddock, a widow</u>	<u>812 Lucerne Avenue</u>	<u>                    </u>
	<u>Pensacola, Florida 32505</u>	Lot <u>32</u>
Total Amount of Lien		
\$ <u>12,090.00</u>	( X ) Deferred Grant	Block <u>9</u>
Total Amount Due to Date		Book <u>532</u> Page <u>236</u>
\$ <u>12,090.00</u>		Tract <u>31</u>

I, the undersigned, do hereby agree as owner  
occupant of said property that I will continue to reside  
for a period of at least five (5) years and will not  
sell, transfer ownership, or rent to any other person or  
persons, said property. Also, I understand that this  
lien will not be subordinated under any circumstances.

Should a transfer of ownership or rental agreement  
occur, I do hereby declare that I will repay Escambia  
County Community Development Block Grant Program that  
undepreciated portion of the lien amount. The lien  
will depreciate at the rate of twenty percent (20%) per  
year for a period of five (5) years. Should I vacate  
the property for rental purposes the undepreciated  
portion of the lien will be considered a loan.  
Repayment will be one-sixtieth (1/60th) of the amount  
per month for the balance of the sum of the grant.

4-13-99  
Date

Cecilia B. Haddock  
Signature

(Cecilia B. Haddock)

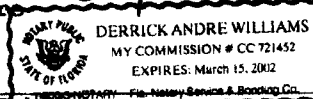
STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 13th day of  
April, 19 99, by Cecilia B. Haddock  
who is personally known to me or who has produced Florida Driver License  
#H320-117-26-719-0 as identification and who  
~~did~~ (did not) take an oath.

RCD Apr 19, 1999 04:20 pm  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 99-599938

Derrick Andre Williams  
Signature



Notary Public

This instrument prepared by: Neighborhood Enterprise Foundation, Inc.  
for Escambia County  
Post Office Box 8178  
Pensacola, Florida 32505

CECILIA B HADDOCK

04/28/2006

**REQUEST FOR NOTICE OF DEFAULT  
AND FORECLOSURE UNDER SUPERIOR  
MORTGAGES OR DEEDS OF TRUST**

Borrower and Lender request the holder of any mortgage, deed of trust or other encumbrance with a lien which has priority over this Mortgage to give Notice to Lender, at Lender's address set forth on page one of this Mortgage, with a copy to P. O. Box 17170, Baltimore, MD 21203, of any default under the superior encumbrance and of any sale or other foreclosure action.

IN WITNESS WHEREOF, Borrower has executed this Mortgage.

**NOTICE TO BORROWER**

Do not sign this Mortgage if it contains blank spaces. All spaces should be completed before you sign.

Signed, sealed and delivered in the presence of:

Angela Barnett

Typed Name: Angela Barnett

Cecilia B Haddock

(Seal)  
-Borrower

Typed Name: CECILIA B HADDOCK

Address: 812 Lucerne Ave

Pensacola, Fl 32505

Mary A. Williams

Typed Name: Mary A. Williams

Typed Name: \_\_\_\_\_

Address: \_\_\_\_\_

(Seal)  
-Borrower

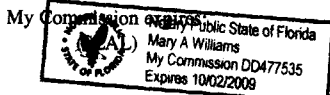
STATE OF FLORIDA Escambia County ss:

I hereby certify that on this day, before me, an officer duly authorized in the state aforesaid and in the county aforesaid to take acknowledgments, personally appeared

Cecilia B Haddock, AN UNREMARIED WIDOW HUSBAND AND WIFE

who is personally known to me or who has produced Fl Drivers License as identification of her identity and who executed the foregoing instrument and acknowledged before me that she executed the same for the purpose therein expressed.

WITNESS my hand and official seal in the county and state aforesaid this 28th day of April, 2006.



Mary A. Williams

Notary Public

Mary A. Williams

Typed Name: \_\_\_\_\_

FL 27230-7 5/99

Original (Recorded)

Copy (Branch)

Copy (Customer)

Page 5 of 5

(Space Below This Line Reserved For Lender and Recorder)

After recording, please return to:  
CITIFINANCIAL EQUITY  
SERVICES, INC.  
2620 CREIGHTON RD SUITE 701  
PENSACOLA, FL 32504

This instrument was prepared by:  
CITIFINANCIAL EQUITY  
SERVICES, INC.  
2620 CREIGHTON RD SUITE 701  
PENSACOLA, FL 32504

## MORTGAGE

THIS MORTGAGE is made this 28th day of April, 2006, between the Mortgagor,  
CECILIA B. HADDOCK AN UNREMARIED WIDOW HUSBAND AND WIFE

(herein "Borrower"),

and the Mortgagee, CITIFINANCIAL EQUITY SERVICES, INC.  
a corporation organized and existing under the laws of Oklahoma  
whose address is 2620 CREIGHTON RD SUITE 701 PENSACOLA, FL 32504  
(herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$ 61,421.87,  
which indebtedness is evidenced by Borrower's note dated 04/28/2006 and extensions and renewals  
thereof (herein "Note"), providing for monthly installments of principal and interest, with the balance of  
indebtedness, if not sooner paid, due and payable on 05/03/2026 ;

TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with the interest thereon;  
the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of  
this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, Borrower  
does hereby mortgage, grant and convey to Lender the following described property located in the County of  
ESCAMBIA, State of Florida:

ALL THAT CERTAIN PARCEL OF LAND IN ESCAMBIA COUNTY, STATE OF FL, AS  
MORE FULLY DESCRIBED IN OR BOOK 532 PAGE 236  
ID# 46-1S-30-1100-032-009, BEING KNOWN AND DESIGNATED AS LOT 32, BLOCK  
9 WILDEWOOD, A SUBDIVISION, FILED IN PLAT BOOK 4 AT PAGES 47 AND 47A.

BEING THE SAME PROPERTY CONVEYED BY FEE SIMPLE DEED FROM WARRINGTON  
HOME BUILDERS INC. TO TOMMIE H. HADDOCK AND CECILIA B. HADDOCK, DATED  
04/20/1960 RECORDED ON 04/27/1960 IN OR BOOK 532, PAGE 236 IN  
ESCAMBIA COUNTY RECORDS, STATE OF FL.

TOGETHER with all the improvements now or hereafter erected on the property, and all easements, rights,  
appurtenances and rents, all of which shall be deemed to be and remain a part of the property covered by this  
Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a  
leasehold) are hereinafter referred to as the "Property."

Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to  
mortgage, grant and convey the Property, and that the Property is unencumbered, except for encumbrances of  
record. Borrower covenants that Borrower warrants and will defend generally the title to the Property against all  
claims and demands, subject to encumbrances of record.



State of Florida.

DEED 532 236

H. &amp; E. File No. 6731

ESCAMBIA

COUNTY.

CORPORATION

WARRANTY DEED.

KNOW ALL MEN BY THESE PRESENTS, That the WARRINGTON HOME BUILDERS, INC.

, a Florida corporation, for and in consideration of Ten Dollars and other good and valuable considerations, the receipt whereof is hereby acknowledged, does bargain, sell, convey and grant unto Tommie H. Haddock and Cecilia B. Haddock, husband and wife, (whose address is 812 Lucerne Avenue, Pensacola, Florida) their heirs, executors, administrators, successors and assigns, forever, the following real property, situate, lying and being in the County Escambia, State of Florida, to-wit:

Lot Thirty-two (32), Block Nine (9), Wildewood, a subdivision of a portion of Section 46, Township 1 South, Range 30 West, and of Section 10, Township 2 South, Range 30 West, Escambia County, Florida, according to plat thereof recorded in Plat Book 4, at pages 47 and 47 A, of the public records of said County.



FILED & RECORDED IN  
THE PUBLIC RECORDS OF  
ESCAMBIA CO., FLA. ON  
APR 27 3 02 PM '60  
IN BOOK & PAGE NOTED ABOVE  
LANGLEY BELL, CLERK  
CIRCUIT COURT

081567

Subject to taxes for current year and to valid easements and restrictions of record affecting the above property, if any.

To have and to hold, unto the said grantee S., their heirs, successors and assigns, forever. Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining free, from all exemptions and right of homestead. And the said corporation covenants that it is well seized of an indefeasible estate in fee simple in said property and has a good right to convey the same; that it is free from incumbrances, and that it, its successors and assigns, the said grantee S., their heirs, executors, administrators, successors and assigns, in the quiet and peaceful possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever warrant and defend, subject to the exceptions set forth above.

IN WITNESS WHEREOF, the said corporation, grantor, in pursuance of due and legal action of its stockholders and Board of Directors, has executed these presents, causing its name to be signed by its President, and its corporate seal to be affixed hereto this 20th day of April, A.D., 1960.

ATTEST:

H. G. Clark  
Secretary

WARRINGTON HOME BUILDERS, INC.  
A Florida Corporation

By M. D. Dean  
President

Signed, sealed and delivered in the presence of:

Jack W. Dean  
Carrie M. Dean

State of Florida,

ESCAMBIA

COUNTY.

Before the subscriber personally appeared W. K. Dean and H. G. Clark, known to me to be the individuals described by said names, who executed the foregoing instrument, and to be the President and Secretary, respectively, of the Warrington Home Builders, Inc., a Florida corporation, and acknowledged and declared that they are the President and Secretary of said Corporation, and being duly authorized by its board of directors and affirmed its seal to and executed the said instrument for it and as its act and deed.

Given under my hand and official seal this 20th day of April, A.D., 1960.

John M. Whitton  
Notary Public, State of Florida  
My Commission expires August 12, 1962

# SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsgrt@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 1-6-2014

TAX ACCOUNT NO.: 04-2328-000

CERTIFICATE NO.: 2011-2686

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  
221 Palafox Place, 4th Floor/  
X    Notify Escambia County, 190 Governmental Center, 32502  
X    Homestead for 2012 tax year.

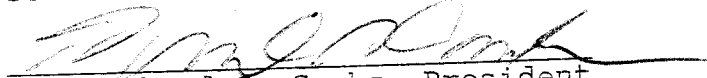
Cecilia B. Haddock, or her  
estate if deceased  
812 Lucerne Ave.  
Pensacola, FL 32505

Escambia County  
Escambia County Community Development  
Block Grant Program  
221 Palafox Place, 4th Floor  
Pensacola, FL 32502

Citifinancial Equity Services, Inc.  
2620 Creighton Rd., Ste 701  
Pensacola, FL 32504  
and  
P.O. Box 17170  
Baltimore, MD 21203

Certified and delivered to Escambia County Tax Collector,  
this 8th day of August, 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.: 10525

August 2, 2013

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

1. Mortgage executed by Cecilia B. Haddock to Escambia County Community Development Block Grant Program, dated 04/13/1999 and recorded in Official Record Book 4398 on page 319 of the public records of Escambia County, Florida. given to secure the original principal sum of \$12,090.00.
2. Mortgage executed by Cecilia B. Haddock to Escambia County, dated 04/13/1999 and recorded in Official Record Book 4402 on page 1013 of the public records of Escambia County, Florida. given to secure the original principal sum of \$8,060.00. Mortgage Modification recorded in O.R. Book 4470, page 928.
3. Mortgage executed by Cecilia B. Haddock to Citifinancial Equity Services, Inc., dated 04/28/2006 and recorded in Official Record Book 5893 on page 1982 of the public records of Escambia County, Florida. given to secure the original principal sum of \$61,421.87.
4. Taxes for the year 2010-2012 delinquent. The assessed value is \$34,458.00. Tax ID 04-2328-000.

**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.: 10525

August 2, 2013

**Lot 32, Block 9, Wildewood, as per plat thereof, recorded in Plat Book 4, Page 47 & 47A, 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.: 10525

August 2, 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 08-02-1993, through 08-02-2013, and said search reveals the following:

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

Cecilia B. Haddock

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: 

August 2, 2013

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING  
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 02686 of 2011

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on December 5, 2013, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

CECILIA B HADDOCK OR ESTATE OF 812 LUCERNE AVE PENSACOLA FL 32505	CITIFINANCIAL EQUITY SERVICES INC 2620 CREIGHTON RD STE 701 PENSACOLA FL 32504
CITIFINANCIAL EQUITY SERVICES INC P O BOX 17170 BALTIMORE MD 21203	ESCAMBIA COUNTY COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM 221 PALAFOX PLACE 4TH FLOOR PENSACOLA FL 32502

WITNESS my official seal this 5th day of December 2013.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
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 January 6, 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 TC TAMPA 1 LLC PNC C/O TC TAMPA 1 LLC holder of Tax Certificate No. 02686, 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:

LT 32 BLK 9 DB 522/532 P 292/236 WILDEWOOD PB 4 P 47/47A SEC 46/10 T 1/2S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042328000 (14-017)

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

**CECILIA B HADDOCK**

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 January, which is the **6th day of January 2014**.

Dated this 5th day of December 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 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.



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ESCAMBIA COUNTY, FLORIDA

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### Post Property:

812 LUCERNE AVE 32505



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



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### Personal Services:

**CECILIA B HADDOCK**  
OR ESTATE OF  
812 LUCERNE AVE  
PENSACOLA FL 32505

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

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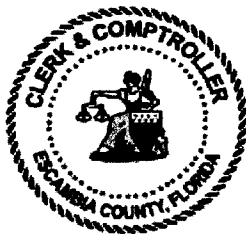
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**Personal Services:**

**CECILIA B HADDOCK  
OR ESTATE OF  
812 LUCERNE AVE  
PENSACOLA FL 32505**

**PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA**



By:  
Emily Hogg  
Deputy Clerk

RECEIVED  
DEC - 4 P 2:39  
ESCAMBIA COUNTY, FL  
CLERK OF THE CIRCUIT COURT

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO13CIV057470NON

**Agency Number:** 14-002625

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT #02686-2011

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: CECILIA B HADDOCK

**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Substitute

Received this Writ on 12/4/2013 at 2:39 PM and served same on CECILIA B HADDOCK OR ESTATE OF , in ESCAMBIA COUNTY, FLORIDA, at 8:10 AM on 12/6/2013 by leaving 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, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: WILLIAM HADDOCK, SON, as a member of the household and informing said person of their contents.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: R Wright #922

R. WRIGHT, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: JLBRYANT

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**Post Property:**

**812 LUCERNE AVE 32505**



**PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA**

By:  
Emily Hogg  
Deputy Clerk

ESCAMBIA COUNTY, FL  
CLERK OF THE CIRCUIT COURT

2013 DEC -4 P 2:36

RECEIVED

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO13CIV057408NON

**Agency Number:** 14-002539

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT # 02686 2011

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE CECILIA B HADDOCK

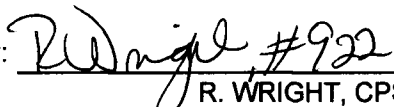
**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 12/4/2013 at 2:36 PM and served same at 9:20 AM on 12/5/2013 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERK'S OFFICE.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By:  #922  
R. WRIGHT, CPS

Service Fee: \$40.00  
Receipt No: BILL

Printed By: JLBRYANT

**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:

CECILIA B HADDOCK [14-017]  
OR ESTATE OF  
812 LUCERNE AVE  
PENSACOLA FL 32505

2. Article Number  
(Transfer from service label)

7008 1830 0000 0243 0660

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

*[Signature]* ☐ Agent  
☒ Addressee

B. Received by (Printed Name)

William D. Haddock 12/6/03

C. Date of Delivery

D. Is delivery address different from item 1?

☐ Yes

If YES, enter delivery address below:

☒ No

3. Service Type

☒ Certified Mail

☐ Express Mail

☐ Registered

☐ Return Receipt for Merchandise

☐ Insured Mail

☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

**SENDER: COMPLETE THIS SECTION**

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- 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:

CITIFINANCIAL EQUITY SERVICES  
INC [14-017]  
2620 CREIGHTON RD STE 701  
PENSACOLA FL 32504

2. Article Number  
(Transfer from service label)

7008 1830 0000 0243 0677

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

*[Signature]* ☐ Agent  
☒ Addressee

B. Received by (Printed Name)

Bryan D. Warr 12-6-03

C. Date of Delivery

D. Is delivery address different from item 1?

☐ Yes

If YES, enter delivery address below:

☐ No

3. Service Type

☒ Certified Mail

☐ Express Mail

☐ Registered

☐ Return Receipt for Merchandise

☐ Insured Mail

☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

11/2686

PS Form 3

PS Form 34

PS Form

PS Form

CLERK C  
PAM CHILDERS

UNITED STATES MARSHALS DIVISION  
221 Palafox Place  
P.O. Box 333  
Pensacola, FL 32591-0333

TROLLER

**CERTIFIED MAIL**



7006 1630 0000 0243 0684

FIRST-CLASS MAIL

neopos

12/05/13

\$06.11<sup>10</sup>

DEC 2013 PM 1 US POSTAGE



ZIP 32502  
041L11221084

DEC 16 2013

FINANCIAL EQUITY SERVICES

(404) 14-0171

P.O. BOX 17120

ATLANTA, GA 30360

**FORWARDING  
ORDER  
EXPIRED**



21297117070  
3259130333 B002

11/2686