

**FULL LEGAL DESCRIPTION**  
**Parcel ID Number: 09-4566-130**

August 09, 2013  
Tax Year: 2010  
Certificate Number: 6517.0000

BEG AT NE COR OF LOT 1 BLK A WOODRIDGE MANOR UNIT 1 PLAT BK 12 P 39 A N 42 DEG 20 MIN 00 SEC E 240 FT FOR POB N 42 DEG 20 MIN E AND ALG SELY R/W LI OF SILVER CREEK DR(60FT R/W)FOR 65 FT TO A CONCRETE MONUMENT & PT CURVATURE OF A CURVE CONCAVED TO S HAVING A RADIUS OF 25 FT & CENTRAL ANGLE OF 90 DEG SELY ALG ARC OF SD CURVE FOR 39 27/ 100 FT TO POINT OF TANGENCY OF SD CURVE S 47 DEG 40 MIN E AND ALG WLY R/W LI OF C-297(100FT R/W) FOR 125 FT S 42 DEG 20 MIN 00 SEC W FOR 90 FT N 47 DEG 40 MIN W 150 FT TO POB OR 5613 P 1966 LESS OR 5747 P 1466 FONTENOT

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.

glfunl (Jacob Prince)  
Applicant's Signature

07/28/2013  
Date

## Notice to Tax Collector of Application for Tax Deed

**TO: Tax Collector of Escambia County**

In accordance with Florida Statutes, I,

**US BANK, AS C/F FL DUNDEE LIEN  
LOCKBOX # 005191  
PO BOX 645191  
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>
6517.0000	09-4566-130	06/01/2011	24-2S3-132 BEG AT NE COR OF LOT 1 BLK A WOODRIDGE MANOR UNIT 1 PLAT BK 12 P 39 A N 42 DEG 20 MIN 00 SEC E 240 FT FOR POB N 42 DEG 20 MIN E AND ALG SELY R/W LI OF SILVER CREEK DR(60FT R/W)FOR 65 FT TO A CONCRETE MONUMENT & PT CURVATURE OF A CURVE CONCAVED TO S HAVING A RADIUS OF 25 FT & CENTRAL ANGLE OF 90 DEG SELY ALG ARC OF SD CURVE FOR 39 27/ 100 FT TO POINT OF TANGENCY OF SD CURVE S 47 DEG 40 MIN E AND ALG WLY R/W LI OF C-297(100FT R/W) FOR 125 FT S 42 DEG 20 MIN 00 SEC W FOR 90 FT N 47 DEG 40 MIN W 15 ... <b>See attachment for full legal description.</b>

**2012 TAX ROLL**

HOUSE JOHN E & HOUSE CASEY J  
1256 MAZUREK BLVD  
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.

glfunl (Jacob Prince)  
Applicant's Signature

07/28/2013  
Date

**TAX COLLECTOR'S CERTIFICATION**

**APPLICATION DATE**

7/28/2013

**FULL LEGAL DESCRIPTION**  
**Parcel ID Number: 09-4566-130**

August 09, 2013  
Tax Year: 2010  
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BEG AT NE COR OF LOT 1 BLK A WOODRIDGE MANOR UNIT 1 PLAT BK 12 P 39 A N 42 DEG 20 MIN 00 SEC E 240 FT FOR POB N 42 DEG 20 MIN E AND ALG SELY R/W LI OF SILVER CREEK DR(60FT R/W)FOR 65 FT TO A CONCRETE MONUMENT & PT CURVATURE OF A CURVE CONCAVED TO S HAVING A RADIUS OF 25 FT & CENTRAL ANGLE OF 90 DEG SELY ALG ARC OF SD CURVE FOR 39 27/ 100 FT TO POINT OF TANGENCY OF SD CURVE S 47 DEG 40 MIN E AND ALG WLY R/W LI OF C-297(100FT R/W) FOR 125 FT S 42 DEG 20 MIN 00 SEC W FOR 90 FT N 47 DEG 40 MIN W 150 FT TO POB OR 5613 P 1966 LESS OR 5747 P 1466 FONTENOT

## TAX COLLECTOR'S CERTIFICATION

Application  
Date / Number  
Jul 28, 2013 / 130505

This is to certify that the holder listed below of Tax Sale Certificate Number **2011 / 6517.0000**, 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: 09-4566-130**

**Certificate Holder:**

US BANK, AS C/F FL DUNDEE LIEN  
LOCKBOX # 005191  
PO BOX 645191  
CINCINNATI, OHIO 45264

**Property Owner:**

HOUSE JOHN E & HOUSE CASEY J  
1256 MAZUREK BLVD  
PENSACOLA, FLORIDA 32514

**Legal Description:** 24-2S3-132

BEG AT NE COR OF LOT 1 BLK A WOODRIDGE MANOR UNIT 1 PLAT BK 12 P 39 A N 42 DEG 20 MIN 00 SEC E 240 FT FOR POB N 42 DEG 20 MIN E AND ALG SELY R/W LI O ...

**See attachment for full legal description.**

has surrendered same in my office and made written application for tax deed in accordance with Florida Statutes. I certify that the following tax certificates, interest, ownership and encumbrance report fee, and Tax Collector's fees have been paid:

**CERTIFICATES OWNED BY APPLICANT AND FILED IN CONNECTION WITH THIS TAX DEED APPLICATION:**

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
2011	6517.0000	06/01/11	\$172.87	\$0.00	\$65.55	\$238.42

**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
2012	6202.0000	06/01/12	\$194.86	\$6.25	\$23.38	\$224.49

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

\$462.91
\$0.00
\$150.00
\$75.00
\$687.91
\$687.91
\$6.25

\*Done this 28th day of July, 2013

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By 

Date of Sale: 3/3/14

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

This deed is being recorded to correct Official Record Book 6620 at page 1766, by returning ownership to John E. House & Casey J. House husband & wife, and yielding that deed, null and void. This conveyance involves the assumption of no mortgage, therefore minimum state documentary stamps are affixed.

Assessor's Property Tax Parcel/Account Number(s): 24-2S-31-3201-004-001

For good consideration, we Allen Brothers, of Pensacola, County of Escambia, State of Florida, hereby bargain, deed and convey to John E. House & Casey J. House of Pensacola, County of Escambia, State of Florida, the following described land in Escambia County, free and clear with WARRANTY COVENANTS; to wit:

Grantor(s), for itself and its heirs, hereby covenants with Grantee, its heirs, and assigns, that Grantor(s) is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances; that Grantor(s) and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor(s), will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute any instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor(s) and its heirs will forever warrant and defend all of the property so granted to Grantee, its heirs, and assigns, against every person lawfully claiming the same or any part thereof.

Being the same property conveyed to the Grantor(s) by deed of \_\_\_\_\_, dated 7/26/10, 2012.

WITNESS that hands and seal of said Grantor(s) this 8 day of Feb., 2012.

Allen Brothers  
Grantor

Vanessa L. Whitman witness

Grantor

Vanessa L. Whitman  
Diane Jackson witness

State of Florida  
County of Escambia

Diane Jackson

On 2/8, 2012, before me Diane Jackson personally appeared Allen Brothers personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

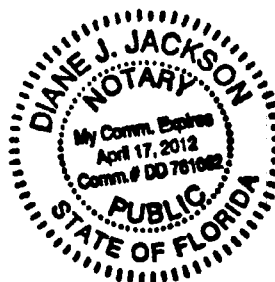
WITNESS my hand and official seal.

Diane Jackson  
Signature

Affiant \_\_\_\_\_ Known \_\_\_\_\_ Unknown

ID Produced FL DL # B636-004-58-242-0

(Seal)



Above Space Reserved for Recording

[If required by your jurisdiction, list above the name & address of: 1) where to return this form; 2) preparer; 3) party requesting recording.]

# Warranty Deed

CORRECTIVE

Date of this Document 02-08-12

Reference Number of Any Related Documents: 1 of 2

Grantor(s):

Name	<u>Allen Brothers</u>
Street Address	<u>9536 Yarrow Circle</u>
City/State/Zip	<u>Pensacola, Fl. 32514</u>

Grantee(s):

Name	<u>John E. House &amp; Casey J. House</u>
Street Address	<u>1256 Mazurek Blvd.</u>
City/State/Zip	<u>Pensacola, Fl. 32514</u>

Abbreviated Legal Description (i.e., lot, block, plat or section, township, range, quarter/quarter or unit, building and condo name):

COMMENCE AT THE NORTHEAST CORNER OF LOT ONE, BLOCK "A", WOODRIDGE MANOR, UNIT #1, A SUBDIVISION IN ESCAMBIA COUNTY, OF A PORTION OF SECTION 24, TOWNSHIP 2 SOUTH, RANGE 31 WEST, AND FILED IN THE PUBLIC RECORDS OF SAID COUNTY AT PLAT BOOK 12, PAGE 39-A; THENCE NORTH 42 DEGREES 20'00" EAST FOR 240.00 FEET TO AN IRON PIPE AND POINT OF BEGINNING; THENCE CONTINUE NORTH 42 DEGREES 20' EAST AND ALONG THE SOUTHEASTERLY R/W LINE OF SILVER CREEK DRIVE (A 60' R/W) FOR 65.0 FEET TO A CONCRETE MONUMENT AND POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTH HAVING A RADIUS OF 25.0 FEET AND CENTRAL ANGLE OF 90 DEGREES; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE FOR 39.27 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE SOUTH 47 DEGREES 40' EAST AND ALONG THE WESTERLY R/W LINE OF C-297 (A 100' R/W) FOR 125.0 FEET TO AN IRON PIPE; THENCE SOUTH 42 DEGREES 20'00" WEST FOR 90.0 FEET TO AN IRON PIPE; THENCE NORTH 47 DEGREES 40' WEST FOR 150.0 FEET TO THE POINT OF BEGINNING.

# 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: March 3, 2014

TAX ACCOUNT NO.: 09-4566-130

CERTIFICATE NO.: 2011-6517

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.

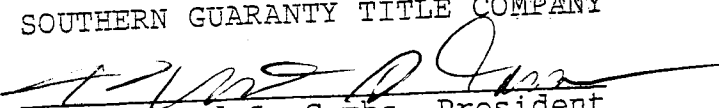
YES NO

- X Notify City of Pensacola, P.O. Box 12910, 32521
- X Notify Escambia County, 190 Governmental Center, 32502
- X Homestead for        tax year.

John E. House  
Casey J. House  
1265 Mazurek Blvd.  
Pensacola, FL 32514

Certified and delivered to Escambia County Tax Collector,  
this 10th day of September, 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.: 10719

September 10, 2013

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

1. Easement recorded in O.R. Book 6838, page 1649.
2. Taxes for the year 2010-2011 delinquent. The assessed value is \$8,550.00. Tax ID 09-4566-130.

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.: 10719

September 10, 2013

**242S313201004001 - Full Legal Description**

BEG AT NE COR OF LOT 1 BLK A WOODRIDGE MANOR UNIT 1 PLAT BK 12 P 39 A N 42 DEG 20 MIN 00 SEC E 240 FT FOR POB N 42 DEG 20 MIN E AND ALG SELY R/W LI OF SILVER CREEK DR(60FT R/W)FOR 65 FT TO A CONCRETE MONUMENT & PT CURVATURE OF A CURVE CONCAVED TO S HAVING A RADIUS OF 25 FT & CENTRAL ANGLE OF 90 DEG SELY ALG ARC OF SD CURVE FOR 39 27/ 100 FT TO POINT OF TANGENCY OF SD CURVE S 47 DEG 40 MIN E AND ALG WLY R/W LI OF C-297(100FT R/W) FOR 125 FT S 42 DEG 20 MIN 00 SEC W FOR 90 FT N 47 DEG 40 MIN W 150 FT TO POB OR 6817 P 1146 LESS OR 5747 P 1466 FONTENOT

# **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.: 10719

September 10, 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 09-05-1993, through 09-05-2013, and said search reveals the following:

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

John E. House and Casey J. House

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: 

September 10, 2013