

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**PRO TAX FINANCIAL, LLC US BANK AS CUSTODIAN
FOR PR
360 SOUTH TECHNOLOGY COURT
LINDON, Utah, 84042**

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
10669.0000	13-2944-000	06/01/2011	LTS 5 6 BLK 29 EAST KING TRACT OR 6270 P 948 CA 67

2014 TAX ROLL
HOLMES TIFFANY

PENSACOLA , Florida 32501

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.

Swalker (Blair Poelman)

Applicant's Signature

10/13/2015

Date

TAX COLLECTOR'S CERTIFICATION

OCT 13, 2015 150390

This is to certify that the holder listed below of Tax Sale Certificate Number 2011/ 10669.000, 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:

13-2944-000

Cert PRO TAX FINANCIAL, LLC
Holder US BANK AS CUSTODIAN FOR PRO T
 360 SOUTH TECHNOLOGY COURT
 SUITE 100
 LINDON UT 84042

Property HOLMES TIFFANY
Owner 810 N HAYNE ST
 PENSACOLA FL 32501

LTS 5 6 BLK 29
 EAST KING TRACT
 OR 6270 P 948
 CA 67

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/ 10669.000	06/01/2011	1,323.01	0.00	379.81	1,702.82

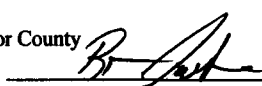
Certificates Redeemed by Applicant in Connection With This Tax Deed Application or included (County) in connection with this Tax Deed Application:

Certificate	Date of Sale	Face Amount	T/C Fee	Interest	Total
2009/ 10387.000	07/20/2009	1,465.34	6.25	1,670.49	3,142.08
2010/ 11101.000	06/01/2010	1,360.70	6.25	515.93	1,882.88
2012/ 10140.000	06/01/2012	658.61	6.25	405.05	1,069.91
2013/ 9243.000	06/01/2013	639.44	6.25	274.29	919.98
2014/ 8409.000	06/01/2014	618.68	6.25	120.51	745.44
2015/ 8835.000	06/26/2015	633.53	6.25	47.51	687.29

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or included (County) 10,150.40
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 200.00
5. Total Tax Deed Application Fee 125.00
6. Total Certified By Tax Collector To Clerk of Court 10,475.40
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. 26,390.50
15. Total of Lines 12 thru 14 (Statutory Opening Bid)
16. Redemption Fee 6.25
17. Total Amount to Redeem

* Done this the 03rd day of November, 2015

TAX COLLECTOR OF Escambia County Tax Collector County

Date of Sale: January 4, 2016By 

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



Chris Jones
Escambia County Property Appraiser

FCPA Home

Real Estate
Search

Tangible Property
Search

Sale
List

Amendment 1/Portability
Calculations

[Back](#)

← [Navigate Mode](#) ☒ [Account](#) ☐ [Reference](#) →

[Printer Friendly Version](#)

General Information

Reference: 000S009020005029
Account: 132944000
Owners: HOLMES TIFFANY
Mail: 810 N HAYNE ST
PENSACOLA, FL 32501
Situs: 810 N HAYNE ST 32501
Use Code: SINGLE FAMILY RESID
Taxing Authority: PENSACOLA CITY LIMITS
Tax Inquiry: [Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Janet Holley,
Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2015	\$14,250	\$43,958	\$58,208	\$52,781
2014	\$14,250	\$41,321	\$55,571	\$52,363
2013	\$14,250	\$37,340	\$51,590	\$51,590

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
12/01/2007	6270	948	\$100	CJ	View Instr
02/2007	6116	1354	\$100	OT	View Instr
11/1980	1491	460	\$100	CJ	View Instr

Official Records Inquiry courtesy of Pam Childers,
Escambia County Clerk of the Circuit Court and
Comptroller

2015 Certified Roll Exemptions

HOMESTEAD EXEMPTION

Legal Description

LTS 5 6 BLK 29 EAST KING TRACT OR 6270 P 948 CA 67

Extra Features

None

**Parcel
Information**

[Launch Interactive Map](#)

**Section
Map Id:**
CA067

**Approx.
Acreage:**
0.1722

Zoned:
R-NC

**Evacuation
& Flood
Information**
[Open Report](#)



30

140.5

60

125

[View Florida Department of Environmental Protection\(DEP\) Data](#)

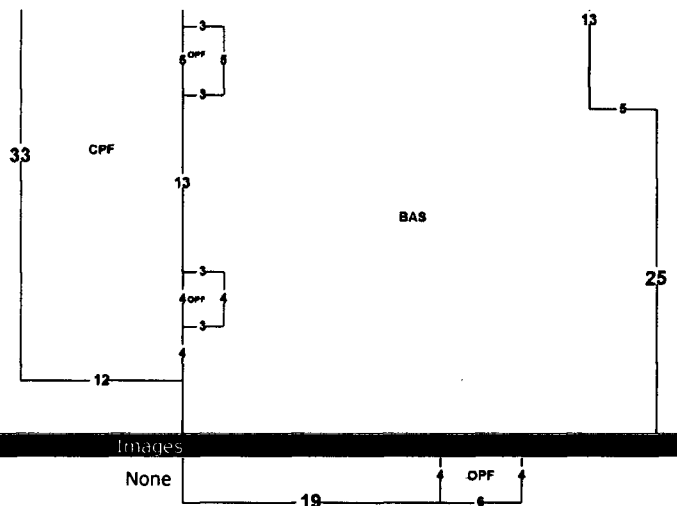
Buildings

Address: 810 N HAYNE ST, Year Built: 1954, Effective Year: 1954

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-BRICK-COMMON
FLOOR COVER-CARPET
FOUNDATION-WOOD/SUB FLOOR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3

BASE AREA - 1314
CARPORT FIN - 396
OPEN PORCH FIN - 51



The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

last updated: 10/23/2015 (rc. 3314)



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

Tax Deed - Redemption Calculator

Account: 132944000 Certificate Number: 010669 of 2011

Redemption Yes ▾ Application Date 10/13/2015 Interest Rate 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 01/04/2016	Redemption Date 11/19/2015 
Months	3	1
Tax Collector	\$10,475.40	\$10,475.40
Tax Collector Interest	\$471.39	\$157.13
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$10,953.04	\$10,638.78 TC
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$221.00	\$221.00
App. Fee Interest	\$21.20	\$7.07
Total Clerk	\$492.20	\$478.07 Ct
Postage	\$60.00	\$0.00
Researcher Copies	\$40.00	\$0.00
Total Redemption Amount	\$11,545.24	\$11,116.85 - 120 - 221 = \$10,775.85
	Repayment Overpayment Refund Amount	\$428.39

ACTUAL SHERIFF \$80.00

11/4/15 CALLED MICHELLE (850-472-2517) BACK TO LET HER KNOW

Notes THE AMOUNT IF PAID BEFORE 11/25/15 \$10,775.85, LEFT HER A

Submit

Reset

Print Preview

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
 FAMILY LAW
 JURY ASSEMBLY
 JUVENILE
 MENTAL HEALTH
 MIS
 OPERATIONAL SERVICES
 PROBATE
 TRAFFIC



**COUNTY OF ESCAMBIA
 OFFICE OF THE
 CLERK OF THE CIRCUIT COURT**

**BRANCH OFFICES
 ARCHIVES AND RECORDS
 JUVENILE DIVISION
 CENTURY**

CLERK TO THE BOARD OF
 COUNTY COMMISSIONERS
 OFFICIAL RECORDS
 COUNTY TREASURY
 AUDITOR

**Case # 2011 TD 010669
 Redeemed Date 11/19/2015**

Name AGENCY TITLE GROUP LLC 5705 N DAVIS HWY PENSACOLA FL 32503

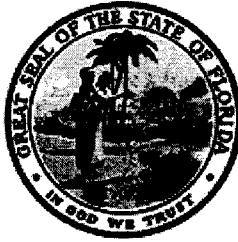
Clerk's Total = TAXDEED	\$492.20	\$10,775.85
Due Tax Collector = TAXDEED	\$10,953.04	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$40.00	

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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No Information Available - See Dockets

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW
JURY ASSEMBLY
JUVENILE
MENTAL HEALTH
MIS
OPERATIONAL SERVICES
PROBATE
TRAFFIC



**COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT**

**BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY**

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS
OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

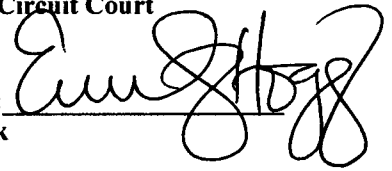
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale**

Account: 132944000 Certificate Number: 010669 of 2011

**Payor: AGENCY TITLE GROUP LLC 5705 N DAVIS HWY PENSACOLA FL 32503 Date
11/19/2015**

Clerk's Check #	1	Clerk's Total	\$492.20
Tax Collector Check #	1	Tax Collector's Total	\$10,953.04
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	\$11,545.24 \$ 10,775.85

**PAM CHILDERS
Clerk of the Circuit Court**

Received By: 
Deputy Clerk

**Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502
(850) 595-3793 • FAX (850) 595-4827 • <http://www.clerk.co.escambia.fl.us>**

This Instrument Was Prepared
By And Is To Be Returned To:
Paula Chetwynde,
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:

LTS 5 6 BLK 29 EAST KING TRACT OR 6270 P 948 CA 67

Customer: Tiffany Renne Holmes

Account Number: 227463-22226

Amount of Lien: \$890.26, 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 8/6/12

EMERALD COAST UTILITIES AUTHORITY

BY: Paula Chetwynde

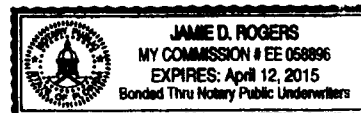
STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 6th day of August, 20 12, by Paula Chetwynde of the Emerald Coast Utilities Authority, who is personally known to me and who did not take an oath.

[Notary Seal]

Jamie D. Rogers
Notary Public - State of Florida

RWK:ls
Revised 05/31/2011



This Instrument Was Prepared
By And Is To Be Returned To:
PROCESSING DEPT
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 UTILITES 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:

LTS 5 6 BLK 29 EAST KING TRACT OR 6270 P 948 CA 87

Customer: TIFFANY HOLMES

Account Number: 227463-22226

Amount of Lien: \$502.46, 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.

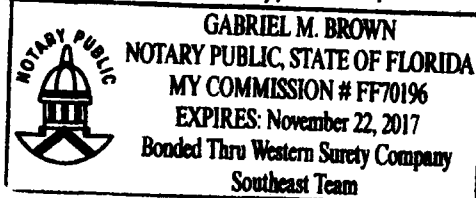
Dated: 01/17/15

EMERALD COAST UTILITIES AUTHORITY

BY: Monika Pearson

STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 17TH day of JANUARY, 2015, by MONIKA PEARSON of the Emerald Coast Utilities Authority, who is personally known to me and who did not take an oath.



[Signature]
Notary Public - State of Florida

RWK:ls
Revised 05/31/11

3. It is the responsibility of the respondent(s) to contact the above named City Office prosecuting this case to arrange for re-inspection of the property to verify compliance AS SOON AS IT IS ACHIEVED.

4. If the violation(s) is (are) corrected and, thereafter, a City Code Enforcement Officer finds that a repeat violation has occurred, a fine in the amount of up to and including Five Hundred and no/100 Dollars (\$500.00) per day may be assessed against the respondent(s) for each day the repeat violation is found to have occurred by the City Code Enforcement Officer and for each and every day thereafter the repeat violation continues to exist.

5. Pursuant to Sections 162.07 and 162.09, Florida Statutes, without further hearing or notice to the respondent(s), a certified copy of this and/or any subsequent Special Magistrate Judge's order may be recorded in the public records of Escambia County, Florida, and, once recorded, CONSTITUTES NOTICE TO AND MAKES THE FINDINGS OF THIS ORDER BINDING on the respondent(s) and any subsequent purchasers of the property, and any successors in interest or assigns of the respondent(s).

6. Any aggrieved party hereto, including the City, may appeal this order to the Circuit Court of Escambia County, Florida, within thirty (30) days of the entry of this order.

ENTERED on September 8, 2014, at Pensacola, Florida.

PENSACOLA CODE ENFORCEMENT AUTHORITY

Louis F. Ray, Jr.
(Signature of Special Magistrate Judge)

Louis F. Ray, Jr.
(Printed Name of Special Magistrate Judge)

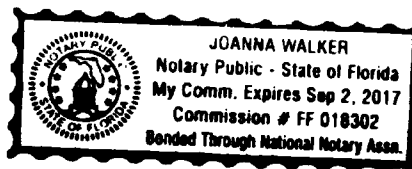
STATE OF FLORIDA
COUNTY OF ESCAMBIA

8 The execution of the foregoing order was acknowledged before me on September 8, 2014, by Louis F. Ray, Jr., as Special Magistrate Judge for the City of Pensacola, Florida, who is personally known to me and who did take an oath.

This Order was Prepared by:
Joanna Walker
Administrative Officer
Code Enforcement Authority
City of Pensacola, Florida
Post Office Box 12910
Pensacola, FL 32521-0001
rev. 7/2/14

Joanna Walker
(Signature of Notary and Administrative Officer)

Joanna Walker
(Printed Name of Notary & Admin. Officer)



B. CONCLUSIONS OF LAW:

1. The respondent(s) and the property are in violation of Section(s):
4-3-42 of the Code of the City of Pensacola, Florida.
of the Florida Building Code.
of the Standard Housing Code.
of the International Property Maintenance Code.
2. The City prevailed in prosecuting this case before the Special Magistrate Judge. If the City has already incurred costs to date in attempting to abate this violation and has requested that they be determined at this time, the Special Magistrate Judge finds the City's costs to be \$ _____. [If the City has not as yet requested that its costs to date, if any, be determined at this time and/or if it later incurs costs to abate this violation, those total costs shall be administratively entered in this blank: \$ _____.]
3. The aforesaid violation(s) or the condition causing the violation(s) does (do) not present a serious threat to the public health, safety, or welfare and but the violation(s) or the condition causing the violation(s) is (are) not irreparable or irreversible in nature.

C. ORDER:

Based on the above and foregoing findings and conclusions, it is hereby

ORDERED that:

1. The respondent(s) must correct the violation(s) before September 16, 2014, by subscribing (or causing any current occupant of this occupied residence to subscribe) to the City's trash pickup service from this address. Immediately after this has been done, the respondent(s) must call the City Code Enforcement Office at (850) 436-5500 to schedule a re-inspection of the property to confirm that all required work has been completed and/or that the violation(s) has/have been corrected to code.
2. In the event this order is not complied with before the above compliance date, without further hearing or notice to the respondent(s): A FINE MAY BE ASSESSED AGAINST THE RESPONDENT(S) AND THE PROPERTY IN AN AMOUNT UP TO AND INCLUDING TWO HUNDRED FIFTY AND NO/100 DOLLARS (\$250.00) PER DAY for that day and each and every day thereafter any violation continues to exist; and, without further hearing or notice to the respondent(s), A LIEN MAY BE IMPOSED AGAINST THE PROPERTY AND AGAINST ANY AND ALL OTHER REAL AND PERSONAL PROPERTY OWNED BY THE RESPONDENT(S); AND THE COSTS INCURRED BY THE CITY IN SUCCESSFULLY PROSECUTING THIS CASE MAY BE ASSESSED AGAINST THE RESPONDENT(S).

**BEFORE THE CODE ENFORCEMENT AUTHORITY
OF THE CITY OF PENSACOLA, FLORIDA**

THE CITY OF PENSACOLA,
a Florida municipal corporation,
by its Code Enforcement Office (436-5500)
Petitioner,

vs.

TIFFANY HOLMES,
Respondent(s).

Case # 14-242

CODE VIOLATION ORDER AND SUBSEQUENT AMENDMENTS

The Special Magistrate Judge having heard and considered sworn testimony and other evidence presented in this matter on September 2, 2014, after due notice to the respondent(s), makes the following findings of fact and conclusions of law:

A. FINDINGS OF FACT:

1. The respondent(s) own(s) and/or is (are) in possession of the real property located at 810 North Hayne Street, Pensacola, Escambia County, Florida, legally described as:

LTS 5 6 BLK 29 EAST KING TRACT OR 6270 P 948 CA 67. TAX ACCT. #132944000.

2. The following described condition exists on the property: there is no separate subscription to City solid waste collection and disposal services at this occupied residence and the occupant disposes of generated solid waste and refuse elsewhere and the condition constitutes no mandatory trash pickup.

3. The date this condition was first observed July 10, 2014; re-inspection made on September 2, 2014, confirmed the condition still existed on that date.

4. The respondent(s) received notice by:
_ the posting of a notice on the property and at City Hall for ten (10) days beginning
X certified mail, return receipt requested,

on August 6, 2014, that the condition constitutes a violation of the Code of the City of Pensacola, Florida, and that a public quasi-judicial hearing thereon would be held before the Special Magistrate Judge beginning at 3:00 p.m. on September 2, 2014, at which hearing the respondent(s) did not appear.

4. If the violation(s) is (are) corrected and, thereafter, a City Code Inspector finds that a repeat violation has occurred, a fine in the amount of up to and including Five Hundred and no/100 Dollars (\$500.00) per day may be assessed against the respondent(s) for each day the repeat violation is found to have occurred by the Code Inspector and for every day thereafter the repeat violation continues to exist.

5. Pursuant to Sections 162.07 and 162.09, Florida Statutes, without further hearing or notice to the respondent(s), a certified copy of this and/or any subsequent Special Magistrate Judge's order may be recorded in the public records of Escambia County, Florida, and, once recorded, CONSTITUTES NOTICE TO AND MAKES THE FINDINGS OF THIS ORDER BINDING on the respondent(s) and any subsequent purchasers of the property, and any successors in interest or assigns of the respondent(s).

6. Any aggrieved party hereto, including the City, may appeal this order to the Circuit Court of Escambia County, Florida, within thirty (30) days of the entry of this order.

ENTERED on September 21, 2012, at Pensacola, Florida.

PENSACOLA CODE ENFORCEMENT AUTHORITY

 [SEAL]
Louis F. Ray, Jr.
(Signature of Special Magistrate Judge)

Louis F. Ray, Jr.
(Printed Name of Special Magistrate Judge)

STATE OF FLORIDA
COUNTY OF ESCAMBIA

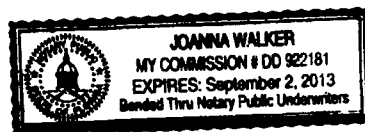
The execution of the foregoing order was acknowledged before me on September 21, 2012, by Louis F. Ray, Jr., as Special Magistrate Judge for the City of Pensacola, Florida, who is personally known to me and who did take an oath.

This Order was Prepared by:
Joanna Walker
Administrative Officer
Code Enforcement Authority
City of Pensacola, Florida
Post Office Box 12910
Pensacola, FL 32521-0001

Joanna Walker
(Signature of Notary and Administrative Officer)

Joanna Walker
(Printed Name of Notary & Admin. Officer)

rev. 3/1/12



the Special Magistrate Judge beginning at 2:00 p.m. on September 18, 2012, at which hearing the respondent(s) did attend and speak.

B. CONCLUSIONS OF LAW:

1. The respondent(s) and the property are in violation of Section(s):
4-3-42 of the Code of the City of Pensacola, Florida.
of the Florida Building Code.
of the Standard Housing Code.
of the International Property Maintenance Code.
2. The City prevailed in prosecuting this case before the Special Magistrate Judge and, if the City requested that the amount of the costs it incurred to date in doing so be determined at this time, the Special Magistrate Judge finds the City's costs to be \$ _____.
3. The aforesaid violation(s) or the condition causing the violation(s) does (do) not present a serious threat to the public health, safety, or welfare and but the violation(s) or the condition causing the violation(s) is (are) not irreparable or irreversible in nature.

C. ORDER:

Based on the above and foregoing findings and conclusions, it is hereby

ORDERED that:

1. The respondent(s) must correct the violation(s) before October 2, 2012, by subscribing to the City's trash pickup service from this occupied residence.
2. In the event this order is not complied with before the above compliance date, without further hearing or notice to the respondent(s): A FINE MAY BE ASSESSED AGAINST THE RESPONDENT(S) AND THE PROPERTY IN AN AMOUNT UP TO AND INCLUDING TWO HUNDRED FIFTY AND NO/100 DOLLARS (\$250.00) PER DAY for that day and each and every day thereafter any violation continues to exist; and, without further hearing or notice to the respondent(s), A LIEN MAY BE IMPOSED AGAINST THE PROPERTY AND AGAINST ANY AND ALL OTHER REAL AND PERSONAL PROPERTY OWNED BY THE RESPONDENT(S); AND THE COSTS INCURRED BY THE CITY IN SUCCESSFULLY PROSECUTING THIS CASE MAY BE ASSESSED AGAINST THE RESPONDENT(S).
3. It is the responsibility of the respondent(s) to contact the above named City Department or Division prosecuting this case to arrange for re-inspection of the property to verify compliance AS SOON AS IT IS ACHIEVED.

**BEFORE THE CODE ENFORCEMENT AUTHORITY
OF THE CITY OF PENSACOLA, FLORIDA**

THE CITY OF PENSACOLA,
a Florida municipal corporation,
by its Code Enforcement Office (436-5500)
Petitioner,

:

:

vs.

:

TIFFANY HOLMES,
Respondent(s).

:

Case # 12-442

CODE VIOLATION ORDER AND SUBSEQUENT AMENDMENTS

The Special Magistrate Judge having heard and considered sworn testimony and other evidence presented in this matter on September 18, 2012, after due notice to the respondent(s), makes the following findings of fact and conclusions of law:

A. FINDINGS OF FACT:

1. The respondent(s) own(s) and/or is (are) in possession of the real property located at 810 North Hayne Street, Pensacola, Escambia County, Florida, legally described as:

LTS 5 6 BLK 29 EAST KING TRACT OR 6270 P 948 CA 67. TAX ID #132944000.

2. The following described condition exists on the property: there is no separate subscription to City solid waste collection and disposal services at this occupied residence and the occupant disposes of generated solid waste and refuse elsewhere and the condition constitutes no mandatory trash pickup.

3. The date this condition was first observed was July 10, 2012; re-inspection made on September 18, 2012, confirmed the condition still existed on that date.

4. The respondent(s) received notice by:
X the posting of a notice on the property and at City Hall for ten (10) days beginning
 certified mail, return receipt requested,

on September 6, 2012, that the condition constitutes a violation of the Code of the City of Pensacola, Florida, and that a public quasi-judicial hearing thereon would be held before

IN THE CIRCUIT COURT IN AND FOR
ESCAMBIA COUNTY, FLORIDA
PROBATE DIVISION

IN RE: ESTATE OF:
FLORENCE JORDAN
Deceased.

File No.: 2007-CP-819
Division: F

PERSONAL REPRESENTATIVE'S RELEASE AND CERTIFICATE OF
DISTRIBUTION OF REAL PROPERTY

The undersigned, Patricia Holmes, whose post office address is 1600 Maura Street, Pensacola, Florida as personal representative of the estate of Florence Jordan, deceased, hereby acknowledges that title to the real property located at 810 N. Hayne Street in Pensacola, Escambia County, Florida, owned by the decedent at the time of death, described as follows:

LTS 5 6 BLK 29 EAST KING TRACT OR 1491 P 460 OR 6139 P 1066 CA 67

vested in Tiffany Holmes whose post office address is 810 N. Hayne Street, Pensacola, Florida 32501 by operation of law as of the date of the decedent's death pursuant to Florida law will more fully appear from the proceedings in the Circuit Court for Escambia County, Florida, Probate Division in File No.: 2007-CP-819, subject to rights of the personal representative under Section 733.607 and 733.608 of the Florida Probate Code to take possession or control of the Property, or to use, sell, encumber or otherwise exercise control over the Property (1) for the payment of devises, debts, family allowance, estate and inheritance taxes, claims, charges and expenses of administration, (2) to enforce contribution and equalize advancement, or (3) for distribution.

Having determined that the property is not needed for any of the foregoing purposes, except distribution, and that the property should be released and distributed to the Beneficiary or Beneficiaries, the personal representative hereby release the Property from all rights and powers of the personal representative and acknowledges that the property is vested in Tiffany Holmes, free of all rights of the personal representative.

IN WITNESS WHEREOF, the undersigned, as personal representative of the estate of the decedent, has executed this instrument on December 4, 2007.

Pat Welch
Witness: Pat Welch
Matthew Rivera
Witness: Matthew Rivera

Patricia Holmes
PATRICIA HOLMES
Personal Representative of the estate of
Florence Jordan

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me on December 4, 2007 by Patricia Holmes, as personal representative of the estate of Florence Jordan, deceased, who is personally known to me or who has produced _____ as identification

Tammy A. Comer
NOTARY PUBLIC

This instrument was prepared by:

David A. Carroll
David A. Carroll
Attorney at Law
Florida Bar NO.: 0065153
201 E. Government Street
Pensacola, Florida 32502
(850) 432-3333
Attorney for the Estate of Florence Jordan



RECORDED AS RECEIVED

10.00
168.00

THIS INSTRUMENT PREPARED BY AND RETURN TO:

Agency Title Group, LLC
5705 North Davis Highway
Pensacola, FL 32503
Property Appraisers Parcel Identification (Folio) Numbers: 000S009020005029

Space Above This Line For Recording Data

THIS WARRANTY DEED, made the 21st day of October, 2015 by **Tiffany Holmes, an unmarried woman**, whose address is 11600 E. Maura, Pensacola, FL 32503 herein called the grantor, to **Keith V. Gaudet**, whose post office address is 810 N. Hayne St., Pensacola, FL 32501, hereinafter called the Grantee: (Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

WITNESSETH: That the grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in **ESCAMBIA** County, State of Florida, viz.:

Lots 5 and 6 in Block 29 of the East King Tract, according to the Map of the City of Pensacola, Escambia County, Florida, by Thomas C. Watson, copyrighted in 1906.

Subject to easements and restrictions of record.

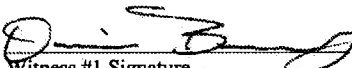
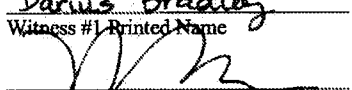
TOGETHER, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

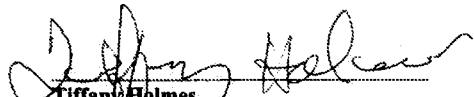
TO HAVE AND TO HOLD, the same in fee simple forever.

AND, the grantor hereby covenants with said grantee 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, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2014.

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

Signed, sealed and delivered in the presence of:


Witness #1 Signature
Darius Bradley
Witness #1 Printed Name

Witness #2 Signature
Michelle Lowery
Witness #2 Printed Name

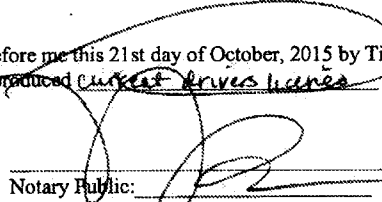

Tiffany Holmes

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 21st day of October, 2015 by Tiffany Holmes who is personally known to me or has produced current driver's license as identification.

SEAL

Michelle Lowery
Notary Public State of Florida
Commission # FF 4750
Commission Expires 4/12/17


Notary Public: _____
Printed Notary Name
My Commission Expires:

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: 1-4-2016

TAX ACCOUNT NO.: 13-2944-000

CERTIFICATE NO.: 2011-10669

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 2015 tax year.

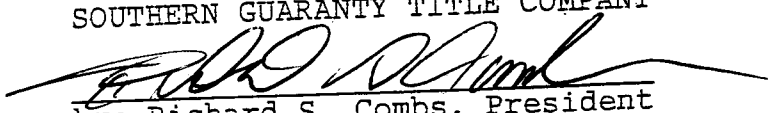
Keith V. Gaudet
810 N. Hayne St.
Pensacola, FL 32501

ECUA
9255 Sturdevant St.
Pensacola, FL 32514

Tiffany Holmes (prior owner)
1600 E. Maura
Pensacola, FL 32503

Certified and delivered to Escambia County Tax Collector,
this 17th day of November, 2015.

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.: 12427

November 17, 2015

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

1. Code Enforcement Lien filed by City of Pensacola recorded in O.R. Book 7041, page 117, and O.R. Book 7287, page 59.
2. Utility Lien filed by ECUA recorded in O.R. Book 7289, page 546, and O.R. Book 6892, page 1516.
3. Taxes for the year 2008-2014 delinquent. The assessed value is \$58,208.00. Tax ID 13-2944-000.

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.: 12427

November 17, 2015

Lot 5 and 6, Block 29, East King Tract, City of Pensacola, Escambia County, Florida, according to the map of said City copyrighted by Thomas C. Watson in 1906.

Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

Redeemed

16-008

OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 12427

November 17, 2015

Escambia County Tax Collector
P.O. Box 1312
Pensacola, Florida 32591

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 11-16-1995, through 11-16-2015, and said search reveals the following:

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

Keith V. Gaudet

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: 

November 17, 2015