**Application Number: 130950** 

### Notice to Tax Collector of Application for Tax Deed

#### **TO: Tax Collector of Escambia County**

In accordance with Florida Statutes, I,

TRC-SPE LLC US BANK, CUSTODIAN FOR TRC-SPE

50 SOUTH 16TH STREET SUITE 195 PHILADELPHIA, Pennsylvania, 19102

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** 

11375.0000

15-1046-000

06/01/2011

00-0S0-090 LT 5 BLK 107 WEST KING TRACT OR 2508 P 544

OR 4799 P 1073 CA 115

**2013 TAX ROLL** 

MARSHALL CALLIE MAE EST OF C/O WILLIE F MARSHALL 910 NORTH L ST 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.

trcspellc (Dan Friedman)

12/19/2013

FORM 513 (r.12/00)

### TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Dec 19, 2013 / 130950

This is to certify that the holder listed below of Tax Sale Certificate Number 2011 / 11375.0000 , 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: 15-1046-000

Certificate Holder:

TRC-SPE LLC US BANK, CUSTODIAN FOR TRC-SPE 50 SOUTH 16TH STREET SUITE 195 PHILADELPHIA, PENNSYLVANIA 19102

Property Owner:
MARSHALL CALLIE MAE EST OF
C/O WILLIE F MARSHALL
910 NORTH L ST
PENSACOLA, FLORIDA 32501

Legal Description: 00-0S0-090

LT 5 BLK 107 WEST KING TRACT OR 2508 P 544 OR 4799 P 1073 CA 115

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	11375.0000	06/01/11	<b>\$1,244.28</b>	\$0.00	\$112.51	\$1,356.79

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	9846.0000	06/01/13	\$1,050.00	\$6.25	\$52.50	\$1,108.75
2012	10772.0000	06/01/12	\$1,110.00	\$6.25	\$87.88	\$1,204.13

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by	
Applicant or Included (County)	\$3,669.67
2. Total of Delinquent Taxes Paid by Tax Deed Application	\$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant (2013)	\$899.07
4. Ownership and Encumbrance Report Fee	\$150.00
5. Tax Deed Application Fee	\$75.00
6. Total Certified by Tax Collector to Clerk of Court	\$4,793.74
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	\$4,793.74
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	\$6.25
17. Total Amount to Redeem	

\*Done this 19th day of December, 2013

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By

Date of Sale: 4/7/)

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

#### OR BK 4966 PG1700 Escapbia County, Florida INSTRUMENT 2002-002576

- 9. If this is a junior mortgage, Mortgagor shall pay all installments or principal and interest and perform each and every covenant and obligation of the prior mortgage(s) and shall not increase the amount due on such prior mortgage(s) without the prior written consent of Mortgagee. Failure of Mortgagor to do so shall constitute a default hereunder. Upon failure of Mortgagor to do so, Mortgagee may (but shall not be required to) make such payments or perform such covenants or obligations and the cost of same, together with interest at the maximum rate allowed by law, shall be payable by Mortgagor upon demand by Mortgagee and shall be secured by the lien of this Mortgage.
- 10. Notwithstanding any other provisions hereof, Mortgagee shall under no circumstances be entitled to collect any interest or other payment hereunder which would render this instrument usurious as to the Mortgagor under the laws of the State of Florida.

IN WITNESS WHEREOF, Mortgagor has hereunto set Mortgagor's hand and seal the day and year first above written.

Signed, sealed and delivered in the presence of:

Cola

Tom Lane

Mortgegor (SEAL

Callie Mae Marshall

910 North "L" St., Pensacola, FL 32501

James Wilson

STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this day, <u>July 23, 2002</u>, by <u>Callie Mae Marshall and Willie F. Marshall</u> (X) who are personally known to me, or who have produced \_\_\_\_\_\_\_as identification and who ( ) did ( ) not take an oath.

Notary Public

M. THOMAS LANE Notary Public-State of FL Comm. Exp. Sept. 27, 2005 Comm. No. DD 039648

RCD Sep 05, 2002 09:18 as Escasbia County, Florida

ERNIE LEE MARAHA Clerk of the Circuit Court INSTRUMENT 2002-002576 Prepared by:

M. Thomas Lane
Housing Manager
City of Pensacola
Post Office Box 12910
Pensacola, FL 32521-0031

CITY OF PENSACOLA HOUSING DEPARTMENT

ON OUR PRICE LEE MERINA, CLE

HOME HOUSING RECONSTRUCTION PROGRAM

MORTGAGE

GRANT

DITINGUILE THE PO BET CO S 44.0

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Callie Mae Marshall and Willie F. Marshall. 910 North "L" St., Pensacola, FL 32501, hereinafter called Mortgagor, in consideration of the principal Grant sum specified in the Promissory Note(s) hereafter described, received from The City of Pensacola, a municipal corporation organized under the laws of Florida, Post Office Box 12910, Pensacola, Florida 32521, as administrator of the HOME Investment Trust Fund, hereinafter called Mortgagee, (which terms Mortgagor and Mortgagee shall be construed to include the plural as well as the singular, whenever the context so permits or requires) hereby on this 23rd day of July 2002, mortgages to the Mortgagee the real property in Escambia County, Florida, (the "Property") described as follows:

Lot 5, Block 107, West King Tract, City of Pensacola, according to map of said City, copyrighted by Thomas C. Watson in 1906.

as security for payment of the certain promissory note(s) (the "Note(s)"), dated this 27th day of July 2002, for the sum of \$24.000.00 [comprised of \$16, 500.00 in HOME Investment Partnership Act (HOME) Program funds as provided by the U.S. Department of Housing and Urban Development and \$7,500.00 in Escambia/Pensacola State Housing Initiative Partnership (SHIP) Program funds provided by the State of Floridal, payable if the property is sold or if ownership of the property is transferred within twenty (20) years from the date of the grant, with interest at the rate of zero percent (0%) per year, signed by Callie Mae Marshall and Willie F. Marshall.

#### AND Mortgagor agrees:

- To complete the reconstruction of the residence located on the property described above, which is the sole purpose of the Grant made by Mortgagee to Mortgagor.
- 2. The Mortgage shall not be subordinated under any circumstances.
- This Mortgage shall also secure all extensions or renewals of the Note(s), and such future or additional advances as may be made by the Mortgagee at the option of the Mortgagee to the Mortgagor.
- 4. To pay all taxes, assessments, liens and encumbrances on the property promptly when due. If they are not promptly paid, the Mortgagee may pay them without waiving the option to foreclose, and such payments, with interest at the maximum rate allowed by law, shall be payable on demand by Mortgagee and shall be secured by this Mortgage.
- 5. To keep all buildings and improvements now or hereafter on the property insured against loss or damage by fire, flood or such other risks and matters, as Mortgagee may from time to time require in amounts required by Mortgagee, not exceeding in the aggregate 100 percent of the full insurable value of the property and shall pay the premiums for such insurance as the same become due and payable. If the Mortgagor shall not do so, the Mortgagee may do so without waiving the option to foreclose, and the cost thereof, with interest thereon from the date of payment at the maximum rate allowed by law, shall be payable upon demand by Mortgagee and shall be secured by this Mortgage. Mortgagor will provide the Mortgagee a copy of the policy(ies) and Certificate(s) of Insurance from the insurance company listing Mortgagee as an additional named insured or mortgagee. Not later than 30 days prior to the expiration date of the Policies, Mortgagor will deliver to Mortgagee evidence satisfactory to Mortgagee of the renewal of each of the Policies. If the Property shall be damaged or destroyed, in whole or in part, by fire or other casuality, Mortgagor shall give prompt notice thereof to Mortgagee. Sums paid to Mortgagee by any insurer may be retained and applied by Mortgagee toward the payment of the indebtedness secured by this Mortgage in such priority and proportions as Mortgagee in its discretion shall deem proper, or, at the discretion of Mortgagee, the same may be paid, either in whole or in part, to Mortgagor for such purposes as Mortgagee shall designate. If Mortgagee shall receive and retain such insurance money, the lien of this Mortgage shall be reduced only by the amount thereof received after expenses of collection and retained by Mortgagee and actually applied by Mortgagee in reduction of the indebtedness secured thereby.
- 6. That Mortgagor will not commit, permit or suffer any waste, impairment or deterioration of the property. Upon failure of Mortgagor to keep the buildings and improvements on the property in good condition or repair, Mortgagee may demand either the adequate repair of the buildings, an increase in the amount of security, or the immediate repayment of the debt secured hereby. Failure of Mortgagor to comply with the demand of Mortgagee for a period of fifteen days shall constitute a breach of this Mortgage.
- 7. To pay all expenses reasonably incurred by Mortgagee due to failure of Mortgagor to comply with the agreements in the Note(s) or this Mortgage including reasonable attorney's fees. The cost thereof, with interest thereon from the date of payment at the maximum rate allowed by law, shall also be secured by this Mortgage.
- 8. That if any agreement in this Mortgage is breached, the entire unpaid principal balance of the Note(s) plus costs and expenses, including reasonable attorney's fees and costs of abstracts of title incurred in collecting or attempting to collect the indebtedness secured hereby, shall immediately become due at the option of Mortgagee, and Mortgagee may foreclose this Mortgage in the manner provided by law, and have the property sold to satisfy or apply on the indebtedness hereby secured.

## 966 P61698 County, Florida

- 6. That Mortgagor will not commit, permit or suffer any waste, impairment or deterioration of the Property. Upon failure of Mortgagor to keep the buildings and improvements on the property in good condition or repair, Mortgagee may demand either the adequate repair of the buildings, an increase in the amount of security, or the immediate repayment of the debt secured hereby. Failure of Mortgagor to comply with the demand of Mortgagee for a period of fifteen days shall constitute a breach of this Mortgage.
- 7. To pay all expenses reasonably incurred by Mortgagee due to failure of Mortgagor to comply with the agreements in the Note(s) or this Mortgage including reasonable attorney's fees. The cost thereof, with interest thereon from the date of payment at the maximum rate allowed by law, shall also be secured by this Mortgage.
- 8. That if any of the installments of principal or interest due by the terms of the Note(s) are not paid when due, or if any agreement in this Mortgage, other than the agreement to make the payments, is breached, the entire unpaid principal balance of the Note(s) plus interest, costs, and expenses, including reasonable attorneys' fees and costs of abstracts of title incurred in collecting or attempting to collect the indebtedness secured hereby, shall immediately become due at the option of Mortgagee, and Mortgagee may foreclose this Mortgage in the manner provided by law, and have the Property sold to satisfy or apply on the indebtedness hereby secured.
- 9. If this is a junior mortgage, Mortgagor shall pay all installments or principal and interest and perform each and every covenant and obligation of the prior mortgage(s) and shall not increase the amount due on such prior mortgage(s) without the prior written consent of Mortgagee. Failure of Mortgagor to do so shall constitute a default hereunder. Upon failure of Mortgagor to do so, Mortgagee may (but shall not be required to) make such payments or perform such covenants or obligations and the cost of same, together with interest at the maximum rate allowed by law, shall be payable by Mortgagor upon demand by Mortgagee and shall be secured by the lien of this Mortgage.
- 10. Notwithstanding any other provisions hereof, Mortgagee shall under no circumstances be entitled to collect any interest or other payment hereunder which would render this instrument usurious as to the Mortgagor under the laws of the State of

IN WITNESS WHEREOF, Mortgagor has hereunto set Mortgagor's hand and seal the day and year first above written.

Signed, sealed and delivered in the presence of:

Will Maryll (SEAL)

Callie Mae Marshall

910 North "L" St., Pensacola, FL 32501

revilling Monkell (SEAL)

STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 23rd day of Iuly 2002, by Callie Mae Marshall and Willie F. Marshall (X) who are personally known to me, or who have produced

identification and who () did (X) did not take an oath.

M. THOMAS LANE Notary Public-State of FL Comm. Exp. Sept. 27, 2005

Comm. No. DD 039648

Page 2 of 2

4. Thomas Lane Housing Manager City of Pensacola Post Office Box 12910 Pensacola, FL 32521-0031 OR BK 4966 PG1697 Escapbia County, Florida INSTRUMENT 2002-002375

CITY OF PENSACOLA HOUSING DEPARTMENT HOME HOUSING RECONSTRUCTION PROGRAM

MORTGAGE

LOAN

STATE OF FLORIDA COUNTY OF ESCAMBIA

Callie Mae Marshall and Willie F. Marshall, 910 North "L" St., Pensacola, FL 32501, hereinafter called Mortgagor, in consideration of the principal sum specified in the Promissory Note(s) hereafter described, received from the City of Pensacola, a municipal corporation organized under the laws of Florida, Post Office Box 12910, Pensacola, Florida 32521, as administrator of the HOME Investment Trust Fund hereinafter called Mortgagee, (which terms Mortgagor and Mortgagee shall be construed to include the plural as well as the singular, whenever the context so permits or requires) hereby on this 23rd day of July 2002, mortgages to the Mortgagee the real property in Escambia County, Florida, (the "Property") described as follows:

Lot 5, Block 107, West King Tract, City of Pensacola, according to map of said City, copyrighted by Thomas C. Watson in 1906.

as security for payment of the certain Promissory Note(s) (the "Note(s)"), dated this 23rd day of <u>Iuly 2002</u>, for the sum of <u>Thirty Six</u> Thousand Dollars (\$36,000,00) [comprised of \$28,500.00 in HOME Investment Partnership Act (HOME) Program funds as provided by the U.S. Department of Housing and Urban Development and \$7,500.00 in Escambia/Pensacola State Housing Initiative Partnership (SHIP) Program funds provided by the State of Florida], payable in 240 installments with interest at the fixed, simple rate of Zero 8. per year, signed by Callie Mae Marshall and Willie F. Marshall.

#### AND Mortgagor agrees:

- 1. This Mortgage shall not be subordinated under any circumstances.
- 2. This Mortgage shall also secure all extensions or renewals of the Note(s), such future or additional advances as may be made by the Mortgagee at the option of the Mortgagee to the Mortgagor, and also, the payment of any and all notes, liabilities, and obligations of the Mortgagor to the Mortgagee, its successors or assigns, whether as maker, endorser, guarantor or otherwise, and whether such notes, liabilities or obligations, or any of them, be now in existence or accrue or arise hereafter, or be now owned or held by the Mortgagee, or be acquired hereafter, it being the intent and purpose of the Mortgagor to secure, by this Mortgage, all notes, claims, demands, liabilities and obligations which the Mortgagee, its successors or assigns, may have, hold or acquire at any time during the life of this Mortgage against the Mortgagor. Provided that the total of the amount secured hereby shall not exceed at any one time the sum of Thirty Six Thousand Dollars (\$36,000.00) in the aggregate; and provided, further, that all such advances, notes, claims, demands or liabilities and obligations secured hereby be incurred or arise or come into existence either on or prior to the date of this Mortgage, or on or before 20 years after the date of this Mortgage or within such lesser period of time as may hereafter be provided by law as a prerequisite for the sufficiency of actual notice or record notice of such advances, notes, claims, demands or liabilities and obligations as against the rights of creditors or subsequent purchasers for a valuable consideration.
- 3. To make all payments required by the Note(s) and this Mortgage promptly when due.
- To pay all taxes, assessments, liens and encumbrances on the property promptly when due. If they are not promptly paid, the Mortgagee may pay them without waiving the option to foreclose, and such payments, with interest at the maximum rate allowed by law, shall be payable on demand by Mortgagee and shall be secured by this Mortgage.
- To keep all buildings and improvements now or hereafter on the property insured against loss or damage by fire, flood or such other risks and matters, as Mortgagee may from time to time require in amounts required by Mortgagee, not exceeding in the aggregate 100 percent of the full insurable value of the Property and shall pay the premiums for such insurance as the same become due and payable. If the Mortgagor shall not do so, the Mortgagoe may do so without waiving the option to foreclose, and the cost thereof, with interest thereon from the date of payment at the maximum rate allowed by law, shall be payable upon demand by Mortgagee and shall be secured by this Mortgage. All policies of insurance (the "Policies") shall be issued by an insurer acceptable to Mortgagee and shall contain the standard New York Mortgagee non-contribution provision naming Mortgagee as the person to which all payments made by such insurance company shall be paid. Mortgagor will provide the Mortgagee a copy of the policy(ies) and Certificate(s) of Insurance from the insurance company listing Mortgagee as an additional named insured or mortgagee. Not later than 30 days prior to the expiration date of the Policies, Mortgagor will deliver to Mortgagee evidence satisfactory to Mortgagee of the renewal of each of the Policies. If the Property shall be damaged or destroyed, in whole or in part, by fire or other casualty, Mortgagor shall give prompt notice thereof to Mortgagee. Sums paid to Mortgagee by any insurer may be retained and applied by Mortgagee toward the payment of the indebtedness secured by this Mortgage in such priority and proportions as Mortgagee in its discretion shall deem proper, or, at the discretion of Mortgagee, the same may be paid, either in whole or in part, to Mortgagor for such purposes as Mortgagee shall designate. If Mortgagee shall receive and retain such insurance money, the lien of this Mortgage shall be reduced only by the amount thereof received after expenses of collection and retained by Mortgagee and actually applied by Mortgagee in reduction of the indebtedness secured thereby.

This Warranty Deed	OR BK 4799 PG1073 Escambia County, Florida INSTRUMENT 2001-901086
Made this 8 <sup>th</sup> day of November	AD. \$00/
Chester N. Lane	SEED DOC STRIPS PD & ESC CD \$ 70.00 11/08/01 EBNE LEE MORPA, CLERK
hereinafter called the grantor, to	RCD Nov 08, 2001 12:16 pm Escambia County, Florida
Callie Mae Marshal whose post office address is: 910 North L	., INSTRUMENT 2001~901086
Grantee's SSN: Pensacola, FL	
hereinafter called the grantee: (Whenever used herein the term "granter" and "grantee"	
Witnesseth, that the grantor, for and in considerat and other valuable considerations, receipt whereof is hereby ac releases, conveys and confirms unto the grantee, all that certai County, Florida, viz:	ion of the sum of \$ 10.00 knowledged, hereby grants, bargains, sells, aliens, remises,
Lot 5, Block 107, West Pensacola, Known as 9,	King Tract City of 10 No." L." St. Pensacola
FL 3250/ SUBJECT TO covenants, restrictions, the current year.	
••••	
Parcel Identification Number:	
	ppurtenances thereto belonging or in anywise appertaining.
And the grantor hereby covenants with said grantee t that the grantor has good right and lawful authority to sell an	hat the grantor is lawfully seized of said land in fee simple; d convey said land; that the grantor hereby fully warrants
the title to said land and will defend the same against the law free of all encumbrances except taxes accruing subsequent to	
written. Signed, sealed and delivered in our presence:	//
Thursting Manies	Cheste Is Jame 15
Mostina MSmith HOIE. 9 Mile Rd	Chester Nilane 1301 W. Jackson St
Pensacola, FL 32514	Pensacola. FL 32501 Is
Sam Morries	IS
James M. Shith WOIE9 Mile Rd Pensacolo, FL 32574	rease & recurrent
Name	N== 2 Addres
State of Florida County of Escambia	
The foregoing instrument was acknowledged before me this by Chester N. Lane	8th day of November, 2001,
who is personally known to me or who has produced	as identification
and who take an oath.	Rustina The South
A1	That Name CHROTING M SHIT NO 4 lotary While
PREPARED BY: (hristing M. Smith) RECORD & RETURN TO: PILIS P. 32514	Ay Commission Expires (CITALS CARE)

# SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE PENSACOLA, FLORIDA 32503

TEL. (850) 478-8121

FAX (850) 476-1437

Email: rcsgt@aol.com

Janet Holley Escambia County Tax Collector

P.O. Box 1312 Pensacola, FL 32596 CERTIFICATION: TITLE SEARCH FOR TDA TAX DEED SALE DATE: 4-7-2014 TAX ACCOUNT NO.: 15-1046-000 CERTIFICATE NO.: 2011-11375 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 Notify City of Pensacola, P.O. Box 12910, 32521 X Notify Escambia County, 190 Governmental Center, 32502 Homestead for \_\_\_\_\_ tax year. Beneficiaries and Heirs of the Estate of Callie Mae Marshall c/o Willie F. Marshall 910 North L St. Pensacola, FL 32501 City of Pensacola Attn: HousingDept. P.O. Box 12910 Pensacola, FL 32521 Certified and delivered to Escambia County Tax Collector, this 8th day of January , 2014 . 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.: 11046 January 7, 2014

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

- 1. That certain mortgage executed by Callie Mae Marshall and Willie F. Marshall in favor of City of Pensacola dated 07/23/2002 and recorded 09/05/2002 in Official Records Book 4966, page 1697 of the public records of Escambia County, Florida, in the original amount of \$36,000.00
- 2. That certain mortgage executed by Callie Mae Marshall and Willie F. Marshall in favor of City of Pensacola dated 07/23/2002 and recorded 09/05/2002 in Official Records Book 4966, page 1699 of the public records of Escambia County, Florida, in the original amount of \$24,000.00.
- 3. Taxes for the year 2010-2012 delinquent. The assessed value is \$46,673.00. Tax ID 15-1046-000.

#### 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.: 11046 January 7, 2014

Lot 5, Block 107, West King Tract, City of Pensacola, according to 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

#### OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 11046

January 7, 2014

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 01-07-1994, through 01-07-2014, and said search reveals the following:

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

Estate of Callie Mae Marshall

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

\_\_\_\_\_ January 7, 2014

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 April 7, 2014, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TRC-SPE LLC** holder of **Tax Certificate No. 11375**, 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 5 BLK 107 WEST KING TRACT OR 2508 P 544 OR 4799 P 1073 CA 115

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 151046000 (14-281)

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

#### **EST OF CALLIE MAE MARSHALL**

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 April, which is the 7th day of April 2014.

Dated this 6th day of March 2014.

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

#### **Personal Services:**

EST OF CALLIE MAE MARSHALL C/O WILLIE F MARSHALL 910 NORTH L ST PENSACOLA FL 32501

COMPTO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

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 April 7, 2014, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

### NOTICE OF APPLICATION FOR TAX DEED

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LT 5 BLK 107 WEST KING TRACT OR 2508 P 544 OR 4799 P 1073 CA 115

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 151046000 (14-281)

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

#### **EST OF CALLIE MAE MARSHALL**

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 April, which is the 7th day of April 2014.

Dated this 6th day of March 2014.

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

Post Property:

910 N L ST 32501

COUNT

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

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 April 7, 2014, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That TRC-SPE LLC holder of Tax Certificate No. 11375, 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 5 BLK 107 WEST KING TRACT OR 2508 P 544 OR 4799 P 1073 CA 115

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 151046000 (14-281)

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

#### EST OF CALLIE MAE MARSHALL

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COMPTO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

#### STATE OF FLORIDA COUNTY OF ESCAMBIA

## CERTIFICATE OF NOTICE OF MAILING NOTICE OF APPLICATION FOR TAX DEED

#### **CERTIFICATE # 11375 of 2011**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on March 6, 2014, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

EST OF CALLIE MAE MARSHALL	CITY OF PENSACOLA
C/O WILLIE F MARSHALL	ATTN: HOUSING DEPT
910 NORTH L ST	P O BOX 12910
PENSACOLA FL 32501	PENSACOLA FL 32521

WITNESS my official seal this 6th day of March 2014.



PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA





SENDER: COMPLETE THIS SEC	COMPLETE THE SECTION ON DELIVERY				
<ul> <li>Complete items 1, 2, and 3. Also item 4 if Restricted Delivery is de</li> <li>Print your name and address on so that we can return the card to</li> <li>Attach this card to the back of th or on the front if space permits.</li> <li>1. Article Addressed to:</li> </ul>	A. Signature  X. Justin &  B. Received by (Print Dustin L. G  D. Is delivery address If YES, enter deliver	different from Item 1	Agent Addressee Date of Delivery  Page 19 19 19 19 19 19 19 19 19 19 19 19 19		
ATTN: HOUSING DE					
P O BOX 12910	[	3. Service Type		****	
PENSACOLA FL 325	21	2. Certified Mail	☐ Express Mail		
TENSINGOLICI E 323	Registered	☐ Return Receipt	for Merchandise		
		☐ Insured Mail	□ C.O.D.		
		4. Restricted Delivery	? (Extra Fee)	☐ Yes	
Article Number     (Transfer from service label)	7008 1830	0000 0238	5090		
PS Form 3811, February 2004	PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540				

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**Post Property:** 

910 N L ST 32501

COMPTION

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

## **ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA**

## NON-ENFORCEABLE RETURN OF SERVICE

**Document Number: ECSO14CIV010768NON** 

**Agency Number: 14-005671** 

Court: TAX DEED **County: ESCAMBIA** 

Case Number: CERT NO 11375 2011

Attorney/Agent: **PAM CHILDERS CLERK OF COURT** TAX DEED

Plaintiff:

**RE: EST OF CALLIE MAE MARSHALL** 

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 3/6/2014 at 4:10 PM and served same at 10:10 AM on 3/10/2014 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY, the within named, to wit:,.

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERKS OFFICE.

DAVID MORGAN, SHERIFF **ESCAMBIA COUNTY, FLORIDA** 

Service Fee:

\$40.00

Receipt No:

BILL

Printed By: NDSCHERER