

TAX COLLECTOR'S CERTIFICATION

Application  
Date / Number  
Apr 21, 2014 / 140072

This is to certify that the holder listed below of Tax Sale Certificate Number 2012 / 106.0000 , issued the 1st day of June, 2012, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: Parcel ID Number: 01-0803-000

Certificate Holder:  
BRIDGE TAX LLC - 447 US BANK % BRIDGE TAX LLC-447  
PO BOX 645040  
CINCINNATI, OHIO 45264

Property Owner:  
SCOTT SANDRA ELLOIS  
2410 OAK HILLS CIR  
PENSACOLA , FLORIDA 32514-5665

Legal Description:  
LT 18 BLK 2 BELVEDERE PARK UNIT NO 1 PB 4 P 91 SEC 9/11 T 1S R 29 W CASE NO 86-5404 CP 03 OR 1524 P 557

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
2012	106.0000	06/01/12	\$1,397.29	\$0.00	\$69.86	\$1,467.15

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
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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 (2013)
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

\$1,467.15
\$0.00
\$1,233.65
\$250.00
\$75.00
\$3,025.80
\$3,025.80
\$6.25

\*Done this 21st day of April, 2014

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Jenna Stewart

Date of Sale: October 16, 2014

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

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

**TO: Tax Collector of Escambia County**

In accordance with Florida Statutes, I,

**BRIDGE TAX LLC - 447 US BANK % BRIDGE TAX  
LLC-447  
PO BOX 645040  
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>
106.0000	01-0803-000	06/01/2012	LT 18 BLK 2 BELVEDERE PARK UNIT NO 1 PB 4 P 91 SEC 9/11 T 1S R 29 W CASE NO 86-5404 CP 03 OR 1524 P 557

**2013 TAX ROLL**

SCOTT SANDRA ELLOIS  
2410 OAK HILLS CIR  
PENSACOLA , Florida 32514-5665

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.

towercap (Donna Ernwein)

Applicant's Signature

04/21/2014

Date

# 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.: 11343

July 16, 2014

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 07-16-1994, through 07-16-2014, and said search reveals the following:

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

Sandra Ellis Scott AKA Sandra S. Affleck FKA Sandra S. Ellis

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: 

July 16, 2014

**OWNERSHIP AND ENCUMBRANCE REPORT  
LEGAL DESCRIPTION**

File No.: 11343

July 16, 2014

**Lot 18, Block 2, Belvedere Park, Unit No. 1, as per plat thereof, recorded in Plat Book 4,  
Page 91, of the Public Records of Escambia County, Florida**

**OWNERSHIP AND ENCUMBRANCE REPORT  
CONTINUATION PAGE**

File No.: 11343

July 16, 2014

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

1. Easement to Southern Bell recorded in O.R. Book 2881, page 859.
2. Possible Judgment filed by Escambia County recorded in O.R. Book 6046, page 1039.
3. Taxes for the year 2011 and 2013 delinquent. The assessed value is \$61,033.00. Tax ID 01-0803-000.

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.

# SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsqt@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 10-6-2014

TAX ACCOUNT NO.: 01-0803-000

CERTIFICATE NO.: 2012-106

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

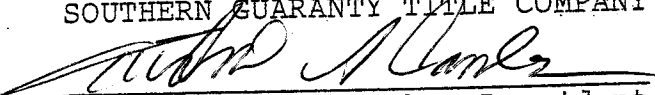
      X   Homestead for     tax year.

Sandra Ellis Scott aka  
Sandra S. Affleck fka  
Sandra E. Ellis  
2410 Oak Hills Circle  
Pensacola, FL 32514

Unknown Tenants  
3810 Arbutus Dr.  
Pensacola, FL 32504

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

DOC. 152 00  
SUR.  
REC: 4.00

**WARRANTY DEED**  
(Statutory - Sec. 689.02 F.S.)

THIS INSTRUMENT WAS PREPARED BY:  
*Wendell C. Westmoreland*  
OF GULF BREEZE TITLE COMPANY,  
P. O. BOX 796, GULF BREEZE,  
FLA. IN CONNECTION WITH  
ISSUANCE OF TITLE INSURANCE

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS: That GREGORY N. ELMQUIST AND PATRICIA A. ELMQUIST,  
HUSBAND AND WIFE

for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations the receipt of which is hereby acknowledged has bargained, sold, conveyed and granted unto SANDRA S. ELLIS

Address: 3810 Arbutus Drive Pensacola, FL 32504, Grantee\*

grantee's heirs, executors, administrators and assigns, forever, the following described property, situate, lying and being in the County of Escambia, State of Florida, to-wit:

Lot 18, Block 2, Unit Number One of BELVEDERE PARK, according to Plat recorded in Plat Book 4 at page 91 of the Public Records of Escambia County, Florida.

Subject to a mortgage to Colonial Mortgage Company dated 4-17-75 and recorded 4-29-75 in Official Record Book 895 page 448 AND ASSIGNED to Federal National Mortgage Association dated 5-12-75 and recorded 5-29-75 in Official Record Book 903 page 793 of the Public Records of Escambia County, Florida, in the original principal sum of \$23,900.00 which sum Sandra S. Ellis expressly assumes and agrees to pay all of the obligations of Robert A. Rude and Lois Ellen Rude, husband and wife under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim arising from the Guaranty of Insurance of the indebtedness above mentioned, as provided by Title 38, Chapter 37, Section 1801, ET SEQ., U.S.C.A. and the regulations promulgated pursuant thereto.

Subject to restrictions together the easements recorded in Deed Book 490 page 179 of the public records of Escambia County, Florida.

and said grantor does fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

\*Whenever used herein, the term "grantee or grantor" shall include the heirs, personal representatives, successors and assigns of the respective parties herein; the use of singular number shall include the plural and the plural the singular; the use of any gender shall include all genders.

3-17-81 IN WITNESS WHEREOF, grantor has hereunto set grantor's hand and seal on

Signed, sealed and delivered in the presence of:  
Witnesses to Gregory N. Elmquist:  
*Sarah W. Davis*  
Witnesses to Patricia A. Elmquist:  
*Karen S. Wallace*  
*Derek W. Davis*  
*Karen S. Wallace*

*Gregory N. Elmquist* (SEAL)  
GREGORY N. ELMQUIST  
*Patricia A. Elmquist* (SEAL)  
PATRICIA A. ELMQUIST



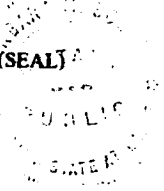
FILED RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLA. ON  
MAR 18 1 50 PM '81  
071347

STATE OF ~~FLORIDA~~ Alabama  
COUNTY OF ~~SANTA ROSA~~ mobile  
Before me the subscriber personally appeared Gregory N. Elmquist

STATE OF ~~FLORIDA~~ Alabama  
COUNTY OF ~~SANTA ROSA~~ mobile  
Before me the subscriber, personally appeared Patricia A. Elmquist

known to me, and known to me to be the individual described by said name in and who executed the foregoing instrument and acknowledged that, as grantor, executed the same for the uses and purposes therein set forth.  
Given under my hand and seal on March 17, 1981.

known to me, and known to me to be the individual described by said name in and who executed the foregoing instrument and acknowledged that, as grantor, executed the same for the uses and purposes therein set forth.  
Given under my hand and seal on day of March 17, 1981.



*Barbara M. Booker* (SEAL)  
Notary Public My Commission Expires 3/10/84  
My Commission Expires:

*Barbara M. Booker*  
Notary Public  
My Commission Expires:  3/10/84

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

ERNIE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL

SANDRA SCOTT  
Petitioner,

2006 DEC -4 P 3: 02

VS

Case No: 2006 DR 000698  
Division: L

FILED & RECORDED

ADRIAN SCOTT  
Respondent.

SANDRA SCOTT  
208 CONCORDIA BLVD #A  
PENSACOLA FL 32505

**FINAL JUDGMENT FOR FILING FEES AND SERVICE CHARGES**

On MARCH 13, 2006, a partial payment plan was entered into by SANDRA SCOTT requiring monthly payments of certain sums for filing fees and service charges. Due to SANDRA SCOTT having failed to make full payment,

**IT IS ADJUDGED** that the Escambia County Clerk of Court, 190 Governmental Center, Pensacola, Florida 32502 recover from SANDRA SCOTT those remaining unpaid filing fees and service charges in the sum of \$ 328.00, the amount of which shall bear interest at the rate prescribed by law (9%) until satisfied.


**It is further ORDERED AND ADJUDGED** that a lien is hereby created against all of the property, both real and personal, of SANDRA SCOTT.

**FOR WHICH LET EXECUTION ISSUE.**

**DONE AND ORDERED** in open court/chambers in Pensacola, Escambia County, Florida, this 1st day of December 2006

  
CIRCUIT JUDGE

Copy to: SANDRA SCOTT  
Accounting Division

Case: 2006 DR 000698  
  
00057771313  
Dkt: DR1349 Pg#: 1