

## Notice to Tax Collector of Application for Tax Deed

### TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**US BANK AS CUST FOR MOONSTONE LIEN  
INVESTMENTS LLC  
LOCK BOX #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>
2471.0000	04-1628-000	06/01/2012	LT 14 BLK 14 DB 535 P 76 CRESCENT LAKE UNIT NO 3 PB 5 P 7 SEC 44/52 T 1S R 30 W

### **2013 TAX ROLL**

WEST CYNTHIA A  
928 TWINBROOK AVE  
PENSACOLA , Florida 32505

I agree to pay all delinquent taxes, redeem all outstanding certificates not in my possession, pay any omitted taxes, and pay current taxes, if due, covering the land, and pay any interest earned (a) on tax certificates not in my possession, (b) on omitted taxes or (c) on delinquent taxes. I also agree to pay all Tax Collector's fees, ownership and encumbrance reports costs, Clerk of the Court costs, charges and fees and Sheriff's costs, if applicable. Attached is the above-mentioned tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

moonstone (Andrea Manganelli)

Applicant's Signature

06/19/2014

Date

## TAX COLLECTOR'S CERTIFICATION

Application  
Date / Number  
Jun 19, 2014 / 140448

This is to certify that the holder listed below of Tax Sale Certificate Number **2012 / 2471.0000**, 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: 04-1628-000**

**Certificate Holder:**

US BANK AS CUST FOR MOONSTONE LIEN INVESTMENTS  
LLC  
LOCK BOX #005191  
PO BOX 645191  
CINCINNATI, OHIO 45264

**Property Owner:**

WEST CYNTHIA A  
928 TWINBROOK AVE  
PENSACOLA, FLORIDA 32505

**Legal Description:**

LT 14 BLK 14 DB 535 P 76 CRESCENT LAKE UNIT NO 3 PB 5 P 7 SEC 44/52 T 1S R 30 W

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	2471.0000	06/01/12	\$290.69	\$0.00	\$34.82	\$325.51

**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
2014	1790.0000	06/01/14	\$943.54	\$6.25	\$47.18	\$996.97
2013	2196.0000	06/01/13	\$964.22	\$6.25	\$48.21	\$1,018.68

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County) \$2,341.16
2. Total of Delinquent Taxes Paid by Tax Deed Application \$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant \$250.00
4. Ownership and Encumbrance Report Fee \$75.00
5. Tax Deed Application Fee \$2,666.16
6. Total Certified by Tax Collector to Clerk of Court \$2,666.16
7. Clerk of Court Statutory Fee \$0.00
8. Clerk of Court Certified Mail Charge \$0.00
9. Clerk of Court Advertising Charge \$0.00
10. Sheriff's Fee \$0.00
11. \$0.00
12. Total of Lines 6 thru 11 \$2,666.16
13. Interest Computed by Clerk of Court Per Florida Statutes.....(      %) \$0.00
14. One-Half of the assessed value of homestead property. If applicable pursuant to section 197.502, F.S. \$0.00
15. Statutory (Opening) Bid; Total of Lines 12 thru 14 \$0.00
16. Redemption Fee \$6.25
17. Total Amount to Redeem \$6.25

\*Done this 19th day of June, 2014

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Debra Muller

Date of Sale: February 2, 2015

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

INTERIOR WALL-DRYWALL-PLASTER

NO. PLUMBING FIXTURES-3.00

NO. STORIES-1.00

ROOF COVER-METAL/MODULAR

ROOF FRAMING-GABLE

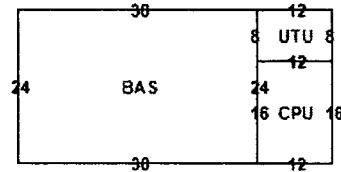
STRUCTURAL FRAME-MASONRY PIL/STL

Areas - 1200 Total SF

BASE AREA - 912

CARPORT UNF - 192

UTILITY UNF - 96



Images

None

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:07/28/2014 (tc.2134)



# Chris Jones

## Escambia County Property Appraiser

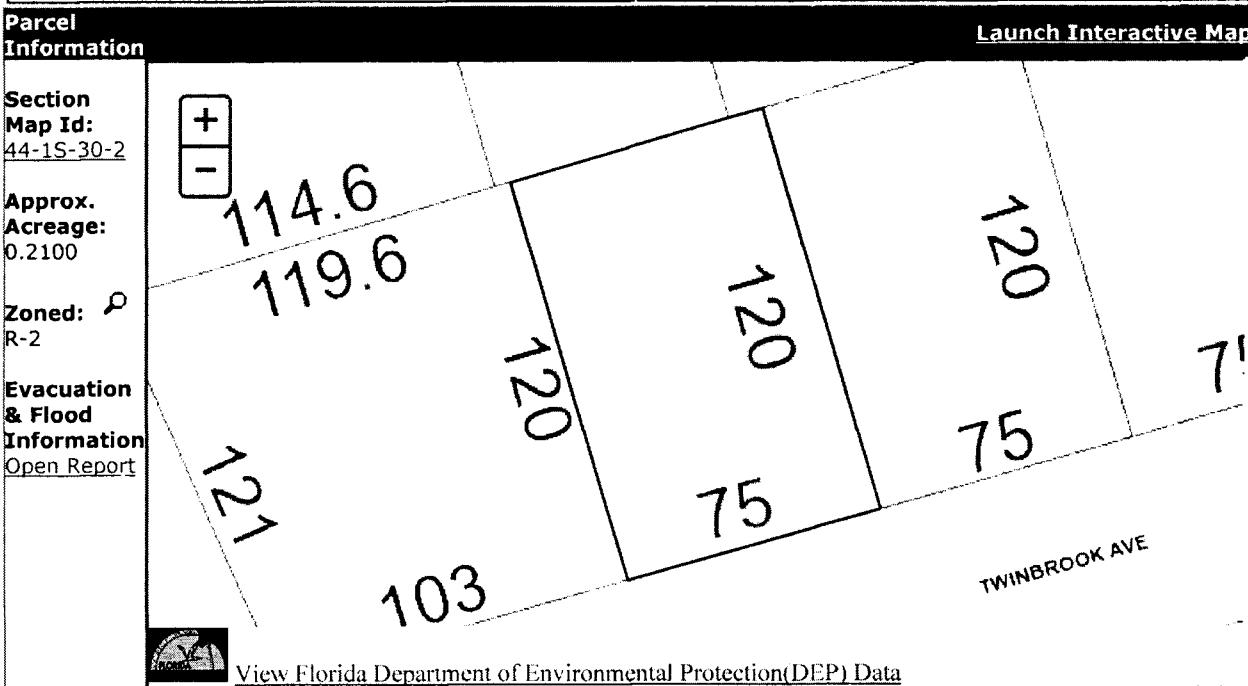
[Real Estate Search](#)
[Tangible Property Search](#)
[Sale List](#)
[Amendment 1/Portability Calculations](#)
[Back](#)
◀ Navigate Mode
 Account
 Reference
▶
[Printer Friendly Version](#)

General Information	
Reference:	441S301000014014
Account:	041628000
Owners:	WEST CYNTHIA A
Mail:	928 TWINBROOK AVE PENSACOLA, FL 32505
Situs:	928 TWINBROOK AVE 32505
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	<a href="#">Open Tax Inquiry Window</a>
Tax Inquiry link courtesy of Janet Holley Escambia County Tax Collector	

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
None					
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					

2013 Certified Roll Assessment	
Improvements:	\$28,381
Land:	\$19,000
<b>Total:</b>	<b>\$47,381</b>
<u>Save Our Homes:</u>	\$0
<a href="#">Disclaimer</a>	
<a href="#">Amendment 1/Portability Calculations</a>	

2013 Certified Roll Exemptions	
None	
<a href="#">Legal Description</a>	
LT 14 BLK 14 DB 535 P 76 CRESCENT LAKE UNIT NO 3 PB 5 P 7...	
<a href="#">Extra Features</a>	
UTILITY BLDG	



Building 1 - Address: 928 TWINBROOK AVE, Year Built: 1960, Effective Year: 1960

**Structural Elements**

DECOR/MILLWORK-AVERAGE  
DWELLING UNITS-1.00  
EXTERIOR WALL-CONCRETE BLOCK  
FLOOR COVER-CARPET  
FOUNDATION-SLAB ON GRADE  
HEAT/AIR-WALL/FLOOR FURN

IN THE COUNTY COURT I., AND FOR  
ESCAMBIA COUNTY, FLORIDA

CIVIL DIVISION

CASE NO: 2006-CC-006275

FLORIDA CREDIT SOLUTIONS, LLC.,

Plaintiff,

vs.

CYNTHIA G WEST,

Defendant,

ERNIE LEE MAGAH  
CLERK OF CIRCUIT COUR  
ESCAMBIA COUNTY, FL

2008 SEP -4 A 0:51

COUNTY CIVIL DIVISION  
FILED & RECORDED

FINAL JUDGMENT

IT IS ADJUDGED THAT plaintiff, FLORIDA CREDIT SOLUTIONS, LLC., (800 DOUGLAS ROAD, NORTH TOWER, SUITE 450, CORAL GABLES, FL 33134) recover from defendant, CYNTHIA G WEST, Social Security Number [REDACTED] the sum of \$9473.38, on principal, \$750.00 for attorney's fees, prejudgment interest of \$4904.87 and costs in the sum of \$295.00, for a total due of \$15423.25 that shall bear interest at the rate of 11%, for which let execution issue.

DONE AND ORDERED in ESCAMBIA County, Florida this 30 day of September 2008.

Pollack  
COUNTY COURT JUDGE

Copies furnished to:

Joseph F. Rosen, Esq.  
Attorney for Plaintiff  
Pollack & Rosen, P.A.  
800 Douglas Road  
North Tower, Suite 450  
Coral Gables, Florida 33134  
Telephone No: 305-448-0006

CYNTHIA G WEST  
928 TWINBROOK AVE PENSACOLA FL 32505-2030

File Number: 780027

Case: 2006 CC 006275



00045857757

Dkt: CC1033 Pg#:

RECEIVED & FILED NO. 1  
CORPORATION  
ESCAMBIA COUNTY, FLORIDA  
WARRANTY DEED.

KNOW ALL MEN BY THESE PRESENTS, That the **BAGGETT CONSTRUCTION COMPANY**

and other good and valuable considerations, the receipt whereof is hereby acknowledged, does bargain, sell, convey and grant unto Clayton G. West and Cynthia A. West, husband and wife,  
(whose address is 928 Twin Brook Avenue, Pensacola, Florida) their heirs, executors, administrators, successors and assigns, forever, the following real property, situate, lying and being in the County of Escambia, State of Florida, to-wit:

Lot 10 River (14), Block 101 cen (14), Crescent Lake, Unit No. 1, a subdivision of a portion of Sections 66 and 12, Township 1 South, Range 39 West, Escambia County, Florida, a copy of the plat thereof recorded in Plat Book 1, at page 7, of the public records of said County.

0 8 5 2 8 3

FILED  
RECEIVED  
CLERK OF THE  
CIRCUIT COURT  
JUN 8 3 2 PM '50  
PENSACOLA  
FLA  
CIRCUIT COURT

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

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

IN WITNESS WHEREOF, the said corporation, grantor, in pursuance of due and legal action of its stockholders and Board of Directors, has executed these presents, causing its name to be signed by its President, and its corporate seal to be affixed hereto this 1st day of June, A.D. 19 60.

ATTEST:

Clayton G. West  
Secretary

**BAGGETT CONSTRUCTION COMPANY**  
A Florida Corporation

By J. Baggett Jr.  
Vice President

Signed, sealed and delivered in the presence of:

Donna Mayes  
Barbara B. Keenan

State of Florida,

ESCAMBIA

COUNTY.

Where the subscriber personally appeared J. Baggett Jr.  
Clayton G. West known to me to be the individuals described by said instrument, who executed the foregoing instrument, and by whom J. Baggett Jr. Vice-President and Clayton G. West Secretary, respectively, of the **BAGGETT CONSTRUCTION COMPANY**, a Florida corporation, and acknowledged and declared that they executed the same as the acts and true acts of said individuals, and that they executed the same instrument for the use and benefit of the **BAGGETT CONSTRUCTION COMPANY**, a Florida corporation, and that they executed the same instrument to bind themselves the said individuals to the said instrument for the use and benefit of the **BAGGETT CONSTRUCTION COMPANY**, a Florida corporation.

Given under my hand and affixed thereto this 1st day of June, A.D. 19 60.

Barbara B. Keenan  
Date 19/6/60

# 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: 2-2-2015

TAX ACCOUNT NO.: 04-1628-000

CERTIFICATE NO.: 2012-2471

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  
 Notify Escambia County, 190 Governmental Center, 32502  
 Homestead for \_\_\_\_\_ tax year.

Cynthia A. West, if alive,  
or her estate if deceased  
Gilbert G. West, if alive,  
or his estate if deceased  
928 Twinbrook Ave.  
Pensacola, FL 32505

Florida Credit Solutions, LLC  
800 Douglas Rd.  
North Tower, Ste 450  
Coral Gables, FL 33134

Certified and delivered to Escambia County Tax Collector,  
this 6th day of November, 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.: 11662

November 4, 2014

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

1. Possible Judgment filed by Florida Credit Solutions, LLC recorded in O.R. Book 6374, page 1293.
2. Taxes for the year 2011-2013 delinquent. The assessed value is \$42,903.00. Tax ID 04-1628-000.

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.: 11662

November 4, 2014

**Lot 14, Block 14, Crescent Lake Unit No. 3, as per plat thereof, recorded in Plat Book 5,  
Page 7, of the Public Records of Escambia County, Florida**

# **Southern Guaranty Title Company**

4400 Bayou Boulevard, Suite 13B  
Pensacola, Florida 32503  
Telephone: 850-478-8121  
Facsimile: 850-476-1437

15-100

## **OWNERSHIP AND ENCUMBRANCE REPORT**

File No.: 11662

November 4, 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 11-04-1994, through 11-04-2014, and said search reveals the following:

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

Cynthia A. West

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 4, 2014

## W A R N I N G

**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 February 2, 2015, 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 US BANK AS CUST FOR MOONSTONE LIEN INVESTMENTS LLC holder of Tax Certificate No. 02471, issued the 1st day of June, A.D., 2012 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 14 BLK 14 DB 535 P 76 CRESCENT LAKE UNIT NO 3 PB 5 P 7 SEC 44/52 T 1S R 30 W**

**SECTION 44, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 041628000 (15-100)**

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

**CYNTHIA A WEST**

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 February, which is the **2nd day of February 2015**.

Dated this 1st day of January 2015.

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:**

**CYNTHIA A WEST**  
928 TWINBROOK AVE  
PENSACOLA, FL 32505

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



By:  
Emily Hogg  
Deputy Clerk

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**Post Property:**

**928 TWINBROOK AVE 32505**



**PAM CHILDERS**

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

By:  
Emily Hogg  
Deputy Clerk

## WARNING

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



By:  
Emily Hogg  
Deputy Clerk

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

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

**CERTIFICATE # 02471 of 2012**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on January 1, 2015, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

CYNTHIA A WEST 928 TWINBROOK AVE PENSACOLA, FL 32505	GILBERT G WEST 928 TWINBROOK AVE PENSACOLA FL 32505
FLORIDA CREDIT SOLUTIONS LLC 800 DOUGLAS RD NORTH TOWER STE 450 CORAL GABLES FL 33134	

WITNESS my official seal this 1st day of January 2015.

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

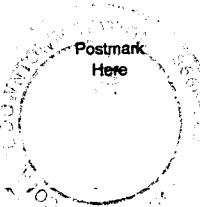
7008 1830 0000 0000 0238 0552

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OFFICIAL USE

Postage	\$ .49
Certified Fee	<b>3.30</b>
Return Receipt Fee (Endorsement Required)	<b>2.70</b>
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	<b>\$ 6.49</b>



Sent To: FLORIDA CREDIT SOLUTIONS LLC  
[15-100]  
800 DOUGLAS RD  
NORTH TOWER STE 450  
CORAL GABLES FL 33134

PS For

ructions

U.S. Postal Service™  
CERTIFIED MAIL™ RECEIPT  
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OFFICIAL USE

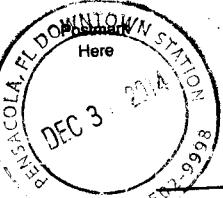
Postage	\$ .49
Certified Fee	<b>3.30</b>
Return Receipt Fee (Endorsement Required)	<b>2.70</b>
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	<b>\$ 6.49</b>

Sent To: CYNTHIA A WEST [15-100]  
928 TWINBROOK AVE  
PENSACOLA, FL 32505

Street, or P.O.  
City, St

PS For

Instructions

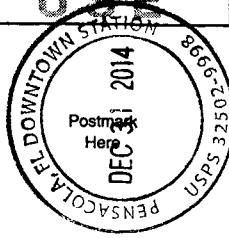


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For delivery information visit our website at [www.usps.com](http://www.usps.com)

OFFICIAL USE

Postage	\$ .49
Certified Fee	<b>3.30</b>
Return Receipt Fee (Endorsement Required)	<b>2.70</b>
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	<b>\$ 6.49</b>



GILBERT G WEST [15-100]  
928 TWINBROOK AVE  
PENSACOLA FL 32505

Sent To

Street, or P.O.

City, St

PS For

ructions

ructions

12/24/11

100



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Dated this 1st day of January 2015.

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:

**CYNTHIA A WEST**  
928 TWINBROOK AVE  
PENSACOLA, FL 32505

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



By:  
Emily Hogg  
Deputy Clerk

## W A R N I N G

**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 February 2, 2015, 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 **US BANK AS CUST FOR MOONSTONE LIEN INVESTMENTS LLC** holder of **Tax Certificate No. 02471**, issued the **1st day of June, A.D., 2012** 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 14 BLK 14 DB 535 P 76 CRESCENT LAKE UNIT NO 3 PB 5 P 7 SEC 44/52 T 1S R 30 W**

**SECTION 44, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 041628000 (15-100)**

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

**CYNTHIA A WEST**

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 February, which is the **2nd day of February 2015**.

Dated this 1st day of January 2015.

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:**

**CYNTHIA A WEST**  
**928 TWINBROOK AVE**  
**PENSACOLA, FL 32505**

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



By:  
 Emily Hogg  
 Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

15-100

Document Number: ECSO14CIV058873NON

Agency Number: 15-003231

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 02471, 2012

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** IN RE: CYNTHIA A WEST

**Defendant:**

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

Non-Executed

Received this Writ on 12/31/2014 at 9:16 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for CYNTHIA A WEST , Writ was returned to court UNEXECUTED on 1/6/2015 for the following reason:

PER RESIDENT AT 928 TWINBROOK AVENUE, SUBJECT IS DECEASED. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: R Preston 927  
R. PRESTON, CPS

Service Fee: \$40.00  
Receipt No: BILL

## W A R N I N G

**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 February 2, 2015, 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 **US BANK AS CUST FOR MOONSTONE LIEN INVESTMENTS LLC** holder of Tax Certificate No. 02471, issued the 1st day of June, A.D., 2012 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 14 BLK 14 DB 535 P 76 CRESCENT LAKE UNIT NO 3 PB 5 P 7 SEC 44/52 T 1S R 30 W**

**SECTION 44, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 041628000 (15-100)**

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

**CYNTHIA A WEST**

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 February, which is the 2nd day of February 2015.**

Dated this 1st day of January 2015.

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:**

**928 TWINBROOK AVE 32505**



**PAM CHILDERS**

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

By:  
Emily Hogg  
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

15-100

Document Number: ECSO14CIV059075NON

Agency Number: 15-003301

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 02471, 2012

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** IN RE: CYNTHIA A WEST

**Defendant:**

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

Received this Writ on 12/31/2014 at 9:20 AM and served same at 1:39 PM on 1/6/2015 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

By: R Preston 927  
R. PRESTON, CPS

Service Fee: \$40.00  
Receipt No: BILL

**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



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

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

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

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

**Account: 041628000 Certificate Number: 002471 of 2012**

**Payor: MARY KREBS PO BOX 509 BAGDAD FL 32530 Date 01/20/2015**

Clerk's Check #	1099802	Clerk's Total	\$527.52
Tax Collector Check #	1	Tax Collector's Total	\$2,992.35
		Postage	\$19.47
		Researcher Copies	\$2.00
		Total Received	\$3,541.34

**PAM CHILDERS  
Clerk of the Circuit Court**

Received By:  
Deputy Clerk

A handwritten signature in black ink, appearing to read "Pam Childers".

**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>**

**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



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

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

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

**Case # 2012 TD 002471**

**Redeemed Date 01/20/2015**

**Name MARY KREBS PO BOX 509 BAGDAD FL 32530**

Clerk's Total = TAXDEED	\$527.52
Due Tax Collector = TAXDEED	\$2,992.35
Postage = TD2	\$19.47
ResearcherCopies = TD6	\$2.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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**FINANCIAL SUMMARY**

No Information Available - See Dockets



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

**Tax Deed - Redemption Calculator**

Account: 041628000 Certificate Number: 002471 of 2012

Redemption  Yes  Application Date 06/19/2014 Interest Rate 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 02/02/2015	Redemption Date 01/20/2015 
Months	8	7
Tax Collector	\$2,666.16	\$2,666.16
Tax Collector Interest	\$319.94	\$279.95
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$2,992.35	\$2,952.36 
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$221.00	\$221.00
App. Fee Interest	\$56.52	\$49.46 
Total Clerk	\$527.52	\$520.46
Postage	\$19.47	\$19.47
Researcher Copies	\$2.00	\$2.00
Total Redemption Amount	\$3,541.34	\$3,494.29
	Repayment Overpayment Refund Amount	\$47.05 

ACTUAL SHERIFF \$80.00

12/15/14 John West Sr (son of deceased owner) called for quote

Notes & pmt info. hsm



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# THE ESCAMBIA SUN-PRESS, LLC

PUBLISHED WEEKLY SINCE 1948



(Warrington) Pensacola, Escambia County, Florida

## STATE OF FLORIDA

### County of Escambia

Before the undersigned authority personally appeared

Michael P. Driver

who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a

NOTICE      in the matter of      SALE

FEB 2, 2015 - TAX CERTIFICATE #02471

in the      CIRCUIT      Court  
was published in said newspaper in the issues of

JANUARY 1, 8, 15, & 22, 2015

Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

  
PUBLISHER

Sworn to and subscribed before me this 22<sup>ND</sup>

JANUARY

A.D., 20 15



PAULA D. TURNER

NOTARY PUBLIC

