FORM 513 (r.12/00)

TAX COLLECTOR'S CERTIFICATION

Application
Date / Number
Apr 21, 2014 / 140106

Total

This is to certify that the holder listed below of Tax Sale Certificate Number 2012 / 4061.0000 , 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: 06-3195-022

Certificate Holder:

BRIDGE TAX LLC - 447 US BANK % BRIDGE TAX LLC-447 PO BOX 645040

CINCINNATI, OHIO 45264

Certificate Number

Property Owner: MURPHY PHYLLI\$ A 1140 HAYDEN CT PENSACOLA, FLORIDA 32501

T/C Fee

Interest

Legal Description:

Cert. Year

LT 11 HAYDEN PLACE PB 17 P 6 OR 4835 P 839 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:

Date of Sale

2012 4061.0000	06/01/12	\$1,525.58	\$0.00	\$76.28	\$1,601.86
CERTIFICATES REDEEMED BY APPLICA	NT OR INCLUDED	COUNTY) IN CONNECT	TON WITH TH	HIS APPLICATION:	
Cert Year Certificate Number	Date of Sale	Eggs Amt	T/C Foo		7.1

Face Amt

 Cert. Year
 Certificate Number
 Date of Sale
 Face Amt
 T/C Fee
 Interest
 Total

 2013
 3691.0000
 06/01/13
 \$728.71
 \$6.25
 \$36.44
 \$771.40

1 Total of all Cartificator in Applicantly Despection and Ocat of the Ocation	
1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by	
Applicant or Included (County)	\$2,373.26
2. Total of Delinquent Taxes Paid by Tax Deed Application	\$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant (2013)	\$663.22
4. Ownership and Encumbrance Report Fee	\$250.00
5. Tax Deed Application Fee	\$75.00
6. Total Certified by Tax Collector to Clerk of Court	\$3,361.48
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	\$3,361.48
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.	\$33,324.50
15. Statutory (Opening) Bid; Total of Lines 12 thru 14	
16. Redemption Fee	\$6.25
17. Total Amount to Redeem	

*Done this 21st day of April, 2014

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Johna Stewart

Date of Sale: OCTOBER 6, 2014

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

Application Number: 140106

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:

Certificate No.

Parcel ID Number

Date

Legal Description

4061.0000

06-3195-022

06/01/2012

LT 11 HAYDEN PLACE PB 17 P 6 OR 4835 P 839

CA 115

2013 TAX ROLL MURPHY PHYLLIS A 1140 HAYDEN CT 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.

towercap (Donna Ernwein)

04/21/2014

Applicant's Signature

Date

Recorded in Public Records 07/01/2013 at 11:15 AM OR Book 7039 Page 472, Instrument #2013047943, Pam Childers Clerk of the Circuit Court Escambia County, FL

IN THE COUNTY COURT
IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NO: 2011 CC 002444V

Cavalry Portfolio Services LLC, Plaintiff,

DEFAULT FINAL JUDGMENT

vs. PHYLLIS M LEE ,

Defendant(s)

IT IS HEREBY ORDERED AND ADJUDGED THAT:

Plaintiff whose address is 500 Summit Lake Dr Suite 400, Valhalla NY 10595 shall recover from Defendant(s), PHYLLIS M LEE, the principal sum of \$7,917.92, court costs in the amount of \$400.00, interest in the amount of \$5,941.48, the total of which shall bear interest at the prevailing statutory interest rate of 4.75% per year from this date through December 31st of this current year, for all of the above let execution issue. Thereafter, on January 1 of each succeeding year until the judgment is paid, the interest rate will adjust in accordance with section 55.03, Florida Statutes.

IT IS FURTHER ORDERED AND ADJUDGED THAT:

The Defendant(s) shall complete Florida Rules Form 1.977 (Fact Information Sheet) and return it to the Plaintiff's attorney, within 45 days from the date of this Final Judgment unless it is satisfied or a motion for new trial or notice of appeal is filed.

Jurisdiction of this case is retained to enter further orders that are proper to compel the Defendant(s) to complete the Fact Information Sheet and return it to the Plaintiff's attorney.

DONE AND ORDERED at ESCAMBIA County, Florida on this 28 day of

June, 20 13.

COUNTY COURT IN DGE

Copies furnished to:

7-1-13

LAW OFFICES OF ANDREU, PALMA & ANDREU, PL 701 SW 27th Avenue, Ste. 900 Miami, FL 33135.

✓ PHYLLIS M LEE 1140 HAYDEN CT Pensacola FL 32501 2013 JUN 28 P 2: 19

11-07020

BK: 6300 PG: 1233 Last Page

FAXSR: At 02/28/2008 08:33:56 AM Page 5

CONTINUATION SHEET

CUSTOMER: MURPHY LEE FILE NO: 200001001490

LEGAL DESCRIPTION

THE LAND REFERRED TO IN THIS EXHIBIT IS LOCATED IN THE STATE OF FLORIDA IN THE COUNTY OF ESCAMBIA IN DEED BOOK 4835 PAGE 839 AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 11, HAYDEN PLACE, BEING A SUBDIVISION OF A PORTION OF SECTION 30, TOWNSHIP 2 SOUTH RANGE 30 WEST, CITY OF PENSACOLA, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGE 6 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

Signed in the presence of:		
Illy Rudews-	Physic A. Murphy	(Seal)
ALLY MENDERSON	PHYLLIS A MURPHY AKA PHYLL	IS A MURPHY-LEE
Print of type name	Print or type name	
kthokkastorben	. * *	(Seal)
1		()
OONNA PARKER Print or type name	Print or type name	
STATE OF FLORIDA: County_ESCAMBIA		
he foregoing instrument was acknowledged before me this 13t	th day of March . 2008 b	у
The loregoing institutions was acknowledged before the this 131	MONTH YEAR	₹
PHYLLIS A MURPHY, A SINGLE WOMAN	MONTH YEAR	
PHYLLIS A MURPHY, A SINGLE WOMAN	MONTH YEAR Who is p	
	MONTH YEAR	
PHYLLIS A MURPHY, A SINGLE WOMAN or who has produced FLORIDA DRIVERS LICENSE	MONTH YEAR Who is p and who did (did not) take a	-
PHYLLIS A MURPHY, A SINGLE WOMAN or who has produced FLORIDA DRIVERS LICENSE	who is p and who did (did not) take a Signature of Person Taking Acknowledgm	n oath.
PHYLLIS A MURPHY, A SINGLE WOMAN r who has produced FLORIDA DRIVERS LICENSE	MONTH YEAR Who is p and who did (did not) take a (Signature of Person Taking Acknowledger SALLY HENDERSON	n oath.
PHYLLIS A MURPHY, A SINGLE WOMAN r who has produced FLORIDA DRIVERS LICENSE	(Signature of Person Taking Acknowledger) Who is p and who did (did not) take a (Signature of Person Taking Acknowledger)	n oath.
PHYLLIS A MURPHY, A SINGLE WOMAN r who has produced FLORIDA DRIVERS LICENSE	MONTH YEAR Who is p and who did (did not) take a (Signature of Person Taking Acknowledger SALLY HENDERSON	n oath.
PHYLLIS A MURPHY, A SINGLE WOMAN r who has produced FLORIDA DRIVERS LICENSE	(Signature of Person Taking Acknowledger) NOTARY (Rank/Title of Acknowledger) DD 670469	n oath.
PHYLLIS A MURPHY, A SINGLE WOMAN r who has produced FLORIDA DRIVERS LICENSE	MONTH WEAR who is p and who did (did not) take a (Signature of Person Taking Acknowledger) SALLY HENDERSON (Name of Acknowledger) NOTARY (Rank/Title of Acknowledger)	n oath.
PHYLLIS A MURPHY, A SINGLE WOMAN or who has produced FLORIDA DRIVERS LICENSE	(Signature of Person Taking Acknowledger) NOTARY (Rank/Title of Acknowledger) DD 670469	n oath.
PHYLLIS A MURPHY, A SINGLE WOMAN or who has produced FLORIDA DRIVERS LICENSE (Type of Identification)	(Signature of Person Taking Acknowledger) NOTARY (Rank/Title of Acknowledger) DD 670469	n oath.
PHYLLIS A MURPHY, A SINGLE WOMAN or who has produced FLORIDA DRIVERS LICENSE (Type of Identification) TOTAR OF TARREST LICENSE (Type of Identification)	(Signature of Person Taking Acknowledger) NOTARY (Rank/Title of Acknowledger) DD 670469	n oath.
PHYLLIS A MURPHY, A SINGLE WOMAN or who has produced FLORIDA DRIVERS LICENSE (Type of Identification) OTAR OTAR	MONTH WEAR Who is p and who did (did not) take a (Signature of Person Taking Acknowledger) SALLY HENDERSON (Name of Acknowledger) NOTARY (Rank/Title of Acknowledger) DD 670469 (Serial No. if any of Acknowledger)	n oath.
PHYLLIS A MURPHY, A SINGLE WOMAN or who has produced FLORIDA DRIVERS LICENSE	who is p and who did (did not) take a (Signature of Person Taking Acknowledger) SALLY HENDERSON (Name of Acknowledger) NOTARY (Rank/Title of Acknowledger) DD 670469 (Serial No. if any of Acknowledger)	n oath.

- 6. If any payment provided for in that Note is not paid within ten days after it becomes due, or if any agreement in this Mortgage other than the agreement to make the payments is breached, the entire unpaid balance of that Note shall immediately become due at the option of the Mortgagee and in accordance with the terms of said Note and the Mortgagee may foreclose this Mortgage in the manner provided by law, and have the mortgaged property sold to satisfy or apply on the indebtedness hereby secured.
- 7. The rents and profits of the mortgaged property are also hereby mortgaged, and if proceedings to foreclose this Mortgage shall be instituted, the court having jurisdiction thereof should appoint a receiver of the mortgaged property, and apply those rents and profits to the indebtedness hereby secured, regardless of the solvency of the Mortgagor or the adequacy of the security.
- 8. If this Mortgage is subject and subordinate to another mortgage, it is hereby expressly agreed that should any default be made in the payment of any installment of principal or of interest on said prior mortgage, the holder of this Mortgage may pay such installment of

mortgage, the holder of this Mortgage may pay such installment of principal or such interest and the amount so paid with legal interest thereon from the time of such payment may be added to the indebtedness secured by this Mortgage and the accompanying Note shall be deemed to be secured by this Mortgage, and it is further expressly agreed that in the event of such default or should any suit be commenced to foreclose said prior mortgage then the amount secured by this Mortgage and the accompanying Note shall become and be due and payable at any time thereafter at the sole option of the owner or holder of this Mortgage.

- 9. If not prohibited by law or regulation, this Mortgage and all sums hereby secured shall become due and payable at the option of the Mortgagee and without notice to Mortgagor forthwith upon the conveyance of Mortgagor's title to all or any portion of said mortgaged property and premises, or upon the vesting of such title in any manner in persons or entities other than, or with, Mortgagor unless the purchaser or transferee assumes the indebtedness secured hereby with the consent of the Mortgagee.
- 10. Mortgagor may elect to have Mortgagee maintain an escrow fund for payment of real estate taxes, assessments, insurance premiums, or other obligations that might encumber the Real Estate if not timely paid when due. If Mortgagor so elects, Mortgagor shall pay to Mortgagee on the day Monthly Payments are due under the Note, until the Note is paid in full, a sum (the "Funds") to provide for payment of amounts due for: (a) taxes and assessments and other items which can attain priority over this Mortgage as a lien or encumbrance on the Property; (b) leasehold payments or ground rents on the Property, if any, (c) premiums for any and all insurance required by Mortgagee, including, but not limited to Hazard Insurance and Flood Insurance; and (d) Mortgage Insurance premiums, if any, or any sums payable by Mortgagor to Mortgagee in lieu of the payment of Mortgage Insurance premiums. These items are called "Escrow Items." At origination or at any time during the term of the Note, Mortgagee insurance premiums. These items are called "Escrow Items." At origination or at any time during the term of the Note, Mortgagee insurance premiums. These items are called "Escrow Items." At origination or at any time during the term of the Note, Mortgagee may require that Community Association Dues, Fees, and Assessments, if any, be escrowed by Mortgagor, and such dues, fees and assessments shall be an Escrow Item. Mortgagor shall promptly furnish to Mortgagee all notices of amounts to be paid under this Section. Mortgagor shall pay Mortgagee may waive Mortgagor's obligation to pay Mortgagee Funds for any or all Escrow Items at any time. Any such waiver may only be in writing. In the event of such waiver, Mortgagor shall pay directly, when and where payable, the amounts due for any Escrow Items for which payment of Funds has been waived by Mortgagee and, if Mortgagee requires, shall furnish to Mortgagee receipts evidencing such payment within such time period as Mortgagee may require. If Mortgage requires, shall furnish to Mortgag

Mortgagee may, at any time, collect and hold Funds in an amount (a) sufficient to permit Mortgagee to apply the Funds at the time specified under the federal Real Estate Settlement Procedures Act and implementing regulations (collectively, "RESPA") and (b) not to exceed the maximum amount a Mortgagee can require under RESPA. Mortgagee shall estimate the amount of Funds due on the basis of current data and reasonable estimates of expenditures of future Escrow Items or otherwise in accordance with Applicable Law.

The Funds shall be held in an institution whose deposits are insured by a federal agency, instrumentality, or entity or in any Federal Home Loan Bank. Mortgagee shall apply the Funds to pay the Escrow Items no later than the time specified under RESPA. Mortgagee shall not charge Mortgagor for holding and applying the Funds, annually analyzing the escrow account, or verifying the Escrow Items, unless Mortgagee pays Mortgagor interest on the Funds and Applicable Law permits Mortgagee to make such a charge. Unless an agreement is made in writing or Applicable Law requires interest to be paid on the Funds, Mortgagee shall not be required to pay Mortgagor any interest or earnings on the Funds. Mortgagor and Mortgagee can agree in writing, however, that interest shall be paid on the Funds. Mortgagee shall give to Mortgagor, without charge, an annual accounting of the Funds as required by RESPA.

If there is a surplus of Funds held in escrow, as defined under RESPA, Mortgagee shall account to Mortgagor for the excess funds in accordance with RESPA. If there is a shortage of Funds held in escrow, as defined under RESPA, Mortgagee shall notify Mortgagor as required by RESPA, and Mortgagor shall pay to Mortgagee the amount necessary to make up the shortage in accordance with RESPA, but in no more than 12 monthly payments. If there is a deficiency of Funds held in escrow, as defined under RESPA, Mortgagee shall notify Mortgagor as required by RESPA, and Mortgagor shall pay to Mortgagee the amount necessary to make up the deficiency in accordance with RESPA, but in no more than 12 monthly payments.

Upon payment in full of all sums secured by this Mortgage, Mortgagee shall promptly refund to Mortgagor any Funds held by Mortgagee.

If checked, the following is applicable:
THIS IS A BALLOON MORTGAGE AND THE FINAL PAYMENT OR THE BALANCE DUE UPON MATURITY IS SNONE TOGETHER WITH ACCRUED INTEREST, IF ANY, AND ALL ADVANCEMENTS MADE BY THIS MORTGAGE.

Recorded in Public Records 03/14/2008 at 01:04 PM OR Book 6300 Page 1230, Instrument #2008020105, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$35.50 MTG Stamps \$315.00 Int. Tax \$180.00

	(Space above this line for recording data)
If checked, the following is app	olicable.
THIS IS A BALLOON MO	RTGAGE AND THE FINAL PAYMENT OR THE BALANCE DUE UPON MATURITY I
	MORTGAGE
PHYLLIS A MURPHY, A SING	
	(customer)
	(customer) the Mortgagor,* in consideration
of the principal sum specified in the	e Note/Loan Agreement hereafter described, (herein "Note"), received from
AMERICAN GENERAL HOME EC	
6425 PENSACOLA BLVD STE	(our name and full address) 3 PENSACOLA, FL 32505-1701
	the Mortgagee,* hereby, on <u>03/13/08</u> , mortgage to the Mortgagee the
real property (Property) in ESCAMI	
SEE ATTACHED CONTINUA ACTUAL AMOUNT \$90000. PROPERTY ADDRESS: 11	

as security for the payment of all sums due under that certain Note of even date herewith executed by Mortgagor* to Mortgagee* and agree:

- 1. To make all payments required by that Note and this Mortgage promptly when due.
- 2. To pay all taxes, assessments, liens and encumbrances on that 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 thereon from the date of payment at the same rate as specified in that Note, shall also be secured by this Mortgage.
- 3. To keep all buildings now or hereafter on that land insured against damage by fire and extended coverage, vandalism and malicious mischief in an amount sufficient to comply with any co-insurance clause, by an insuror satisfactory to the Mortgagee, the insurance policy to be held by and payable to the Mortgagee. 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 same rate as specified in that Note, shall also be secured by this Mortgage. If any sum becomes payable under such policy, the Mortgagee may apply it to the indebtedness secured by this Mortgage, or may permit the Mortgagor to use it for other purposes, without impairing the lien of this Mortgage.
 - 4. To commit, permit, or suffer no waste, impairment, or deterioration of the mortgaged property.
- 5. To pay all expenses reasonably incurred by the Mortgagee because of the failure of the Mortgagor to comply with the agreements in that Note or this Mortgage, including reasonable attorney's fees. The cost thereof, with interest thereon from the date of payment at the same rate as specified in that Note, shall also be secured by this Mortgage.

This instrument was prepared by:

AMERICAN GENERAL HOME EQUITY, INC.
6425 PENSACOLA BLVD STE 3
PENSACOLA, FL 32505-1701

* File Number: 1.30733

FULL LEGAL

Exhibit "A" to

Lot 11, Hayden Place, being a subdivision of a portion of Section 30, Township 2 South, Range 30 West, City of Pensacola, Escambia County, Florida, according to the plat thereof, recorded in Plat Book 17, Page 6 of the Public Records of Escambia County, Florida.

RCD Jan 14, 2002 02:42 pm Escambia County, Florida

ERNIE LEE MAGAHA Clerk of the Circuit Court INSTRUMENT 2002-921142

RESIDENTIAL SALES ABUTTING ROADWAY MAINTENANCE DISCLOSURE

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances, Chapter 1-29.2, Article V, requires that this disclosure be attached, along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. NOTE: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgment by the county of the veracity of any disclosure statement.

NAME OF ROADWAY: Hayden Court

LEGAL ADDRESS OF:

1140 Hayden Court,

Pensacola, FL 32501

The County Las accepted () has not accepted the abutting roadway for maintenance.

This form completed by:

WILSON, HARRELL, SMITH, BOLES &

FARRINGTON, P.A. 307 South Palafox Street Pensacola, Florida 32501

ASTO SELLER(S):

WITNESSES TO SELLER(S):

GM of Pensacola, Inc.

July 1

Printed Name

AS TO BUYER(S):

WITNESSES TO BUYER(S):

Phyllis A. Murphy

Printed Name:

Printed Name:

This form approved by the Escambia County Board of County Commissioners Effective: 4/15/95

Prepared by and return to:

W. JOEL BOLES
Wilson, Harrell, Smith, Boles & Farrington, P.A.
307 South Palafox Street
Pensacola, Florida 32501
WHSB&F# 1.30733

OR BK 4835 PGO839 Escambia County, Florida INSTRUMENT 2002-921142

DEED DOC STRIPS PO & ESC CD \$ 559.30
01/14/02 EMIE LEE MAGNIN, CLERK

Parcel I.D. Number: 302S302000000000

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That GM of Pensacola, Inc., Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt whereof is hereby acknowledged, do hereby grant, bargain, sell, convey and warrant unto Phyllis A. Murphy, whose address is 1140 Hayden Court, Pensacola, FL 32505; Grantees, Grantee's heirs, executors, administrators and assigns, forever, the following described property, situated in the County of Escambia, State of Florida, to-wit:

SEE ATTACHED EXHIBIT "A"

and the Grantor does hereby fully warrant the title to said land and will defend the same against lawful claims of all persons whomsoever. Subject to taxes for current year and to valid easements and restrictions of record affecting the above property, if any, which are not hereby reimposed. Subject also to oil, gas and mineral reservations of record.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 28th Day of December, 2001.

Signed, Sealed and Delivered in the presence of: Sign: Print: Heren PEN 1	Chang Good
Sign: Diffilm Print: D, TIMBIE	GM of Pensacola, Inc. by Percy Goodman President
STATE OF Florida COUNTY OF Escambia	The same of the sa
The foregoing instrument was acknowled	ged before me this 28th Day of December, 2001,

pressing instrument was acknowledged before me this 28th Day of December, 2001 by GM of Pensacola, Inc. and who is personally known to me or who produced as identification and did not take an oath.



Sign: Clotal Smbuce
Print:
NOTARY PUBLIC
My Commission Expires:
My Commission Number:



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 10-6-2014 TAX DEED SALE DATE: _ 06-3195-022 TAX ACCOUNT NO.: 2012-4061 CERTIFICATE NO.: 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. NO YES X Notify City of Pensacola, P.O. Box 12910, 32521 X Notify Escambia County, 190 Governmental Center, 32502 ____ Homestead for 2013 tax year. X Cavalry Portfolio Services LLC 500 Summit Lake Dr. Ste 400 Phyllis A. Murphy 1140 Hayden Court Valhalla, NY 10595 Pensacola, FL 32501 Springleaf Home Equity, Inc. formerly American General Home Equity, Inc. 6425 Pensacola Blvd. Ste 3 Pensacola, FL 32505 Certified and delivered to Escambia County Tax Collector, this 10th day of July , 2014 .

by: Richard S. Combs, President

SOUTHERN GUARANTY TITLE COMPANY

NOTE: The above listed addresses are based upon current information available, but said addresses are not guaranteed to be true or correct.

8

OWNERSHIP AND ENCUMBRANCE REPORT CONTINUATION PAGE

File No.: 11312 July 10, 2014

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

- 1. That certain mortgage executed by Phyllis A. Murphy in favor of American General Home Equity, Inc. NKA Springleaf Home Equity, Inc. dated 03/13/2008 and recorded 03/14/2008 in Official Records Book 6300, page 1230 of the public records of Escambia County, Florida, in the original amount of \$90,000.00.
- 2. Apparent Judgment filed by Cavalry Portfolio Services, LLC against Phyllis M. Lee NKA Phyllis A. Murphy.
- 3. Taxes for the year 2011-2013 delinquent. The assessed value is \$66,649.00. Tax ID 06-3195-022.

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.: 11312

July 10, 2014

Lot 11, Hayden Place, as per plat thereof, recorded in Plat Book 17, Page 6, of the Public Records of Escambia County, Florida

Southern Guaranty Title Company

14-731

July 10, 2014

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

OWNERSHIP AND ENCUMBRANCE REPORT

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

File No.: 11312

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 07-10-1994, through 07-10-2014, and said

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

Phyllis A. Murphy

search reveals the following:

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: CM

July 10, 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 October 6, 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 BRIDGE TAX LLC – 447 US BANK holder of Tax Certificate No. 04061, 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 11 HAYDEN PLACE PB 17 P 6 OR 4835 P 839 CA 115

SECTION 30, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063195022 (14-731)

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

PHYLLIS A MURPHY

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 October, which is the 6th day of October 2014.

Dated this 4th day of September 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:

PHYLLIS A MURPHY 1140 HAYDEN CT PENSACOLA, FL 32501

COMPTRO

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 October 6, 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 BRIDGE TAX LLC – 447 US BANK holder of Tax Certificate No. 04061, 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 11 HAYDEN PLACE PB 17 P 6 OR 4835 P 839 CA 115

SECTION 30, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063195022 (14-731)

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

PHYLLIS A MURPHY

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 October, which is the 6th day of October 2014.

Dated this 4th day of September 2014.

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Post Property:

1140 HAYDEN CT 32501

COMPTAGE AND COUNTY, FOR

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COMPTROLLER BY

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 # 04061 of 2012

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on September 4, 2014, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

PHYLLIS A MURPHY	SPRINGLEAF HOME EQUITY INC FORMERLY AMERICAN GENERAL HOME EQUITY INC
1140 HAYDEN CT	6425 PENSACOLA BLVD STE 3
PENSACOLA, FL 32501	PENSACOLA FL 32505

CAVALRY PORTFOLIO SERVICES LLC 500 SUMMIT LAKE DR STE 400 VALHALLA NY 10595

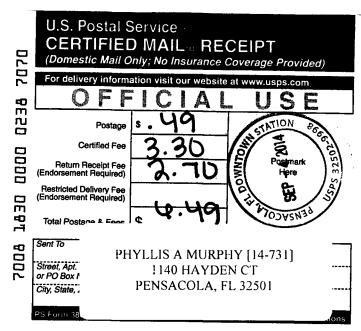
WITNESS my official seal this 4th day of September 2014.

COMPTA OUNT COUNT COUNT

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By:







Domestic Return Receipt

102595-02-M-1540

PS Form 3811, February 2004

morale

CIT.

WARNING

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Personal Services:

PHYLLIS A MURPHY 1140 HAYDEN CT PENSACOLA, FL 32501

COMPTRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA

14-731

NON-ENFORCEABLE RETURN OF SERVICE

Agency Number: 14-011910

39 I

Document Number: ECSO14CIV039865NON

Court: TAX DEED County: ESCAMBIA

Case Number: CERT # 04061 2012

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

Plaintiff:

RE: PHYLLIS A MURPHY

Defendant:

Type of Process: WARNING/NOTICE OF APPLICATION FOR TAX DEED

Individual

Received this Writ on 9/4/2014 at 2:59 PM and served same on PHYLLIS A MURPHY , at 4:50 PM on 9/12/2014 in ESCAMBIA COUNTY, FLORIDA, by delivering a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me.

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

E. MEADOWS, DEP

Service Fee:

\$40.00

Receipt No:

BILL

Printed By: DLRUPERT

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Post Property:

1140 HAYDEN CT 32501



PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA

14- 731

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO14CIV039887NON

Agency Number: 14-011986

Court: TAX DEED
County: ESCAMBIA

Case Number: CERT # 04061 2012

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff:

RE PHYLLIS A MURPHY

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 9/4/2014 at 3:02 PM and served same at 2:34 PM on 9/9/2014 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY, the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERK'S OFFICE.

DAVID MORGAN, SHERIFF ESCAMBIA COUNTY, FLORIDA

Rv

Service Fee:

\$40.00 BILL

HARRIS, CPS

Printed By: DLRUPERT