

## 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>
5978.0000	09-3537-000	06/01/2012	LT 12 RIDGEWOOD PARK PB 4 P 44 OR 6493 P 475

### **2013 TAX ROLL**

JONES LORNA S  
907 N 75TH AVE  
PENSACOLA , Florida 32506

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

# TAX COLLECTOR'S CERTIFICATION

Application  
Date / Number  
Apr 21, 2014 / 140117

This is to certify that the holder listed below of Tax Sale Certificate Number 2012 / 5978.0000 , 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: 09-3537-000

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

**Property Owner:**  
JONES LORNA S  
907 N 75TH AVE  
PENSACOLA , FLORIDA 32506

**Legal Description:**  
LT 12 RIDGEWOOD PARK PB 4 P 44 OR 6493 P 475

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	5978.0000	06/01/12	\$873.48	\$0.00	\$43.67	\$917.15

**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
2013	5432.0000	06/01/13	\$819.21	\$6.25	\$40.96	\$866.42

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

\$1,783.57
\$0.00
\$731.12
\$250.00
\$75.00
\$2,839.69
\$2,839.69
\$39,535.00
\$6.25

\*Done this 21st day of April, 2014

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Jenna 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.

## Abutting Roadway Maintenance

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

**ATTENTION:** Pursuant to Escambia County 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, and if not what person or entity will be responsible for maintenance. 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 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 acknowledgement by the County of the veracity of any disclosure statement.


Name of Roadway: 907 North 75th Avenue, Pensacola, FL 32506

THE COUNTY (x) HAS ACCEPTED ( ) HAS NOT ACCEPTED THE ABUTTING ROADWAY FOR MAINTENANCE.

If not, it will be the responsibility of \_\_\_\_\_ to maintain, repair and improve the road.

This form completed by:

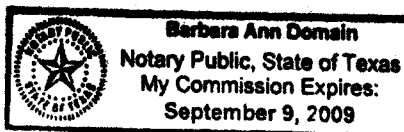
Michael D. Tidwell, Attorney  
811 North Spring Street  
Pensacola, Florida 32501

  
Date: \_\_\_\_\_  
Brown Bark, III, L.P., a Delaware Limited Partnership  
By: NC Bark I, L.L.C., a Texas Limited Liability  
Company, its General Partner, Tracy Weakley, Executive  
Vice President & CFO

STATE OF Texas  
COUNTY OF H. Braid

The foregoing instrument was acknowledged before me this 29<sup>th</sup> day of July, 2009 by Brown Bark, III, L.P., a Delaware Limited Partnership, NC Bark I, L.L.C., a Texas Limited Liability Company, its General Partner, Tracy Weakley, Executive Vice President & CFO who are personally known to me or have produced a driver's license as identification.

  
Notary Public



\_\_\_\_\_  
Lorna S. Jones Date \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of July, 2009 by Lorna S. Jones, a single woman who are personally known to me or has produced a driver's license as identification.

\_\_\_\_\_  
Notary Public

Signed, sealed and delivered in our presence:

Brown Bark III, L.P., a Delaware Limited Partnership

By: NC Bark I, L.L.C., a Texas Limited Liability Company,  
its General Partner

By: [Signature]  
Tracy Weakley, Executive Vice President & CFO

[Signature]  
Witness Name: Tiffany Jones  
[Signature]  
Witness Name: Robert Garza

(Corporate Seal)

State of Texas  
County of Ft. Bend

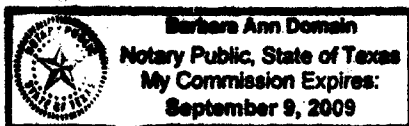
The foregoing instrument was acknowledged before me this 30th day of July, 2009 by Tracy Weakley, Executive Vice President & CFO of NC Bark I, L.L.C., a Texas Limited Liability Company, as General Partner, on behalf of the corporation for Brown Bark III, L.P., a Delaware Limited Partnership. He/she ☒ is personally known to me or ☐ has produced a driver's license as identification.

[Notary Seal]

[Signature]  
Notary Public

Printed Name: Barbara Ann Doman

My Commission Expires: 9/9/09



3pgs  
27.00  
476.00  

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503.00

Prepared by and return to:  
Deedra L. Lamy  
Emerald Coast Title, Inc.  
811 N. Spring Street  
Pensacola, FL 32501  
850-434-3223  
File Number: 09-6176

[Space Above This Line For Recording Data]

## Special Warranty Deed

This Special Warranty Deed made this 30th day of July, 2009 between Brown Bark, III, L.P., a Delaware Limited Partnership whose post office address is 4100 Greenbriar, Suite 120, Stafford, TX 77477, grantor, and Lorna S. Jones, a single woman whose post office address is 907 North 75th Avenue, Pensacola, FL 32506, grantee:

(Whenever used herein the terms grantor and grantee include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Escambia County, Florida, to-wit:

Lot 12, Ridgewood Park, a subdivision of a portion of Section 11, Township 2 South, Range 31 West, Escambia County, Florida, according to the plat of said subdivision recorded in Plat Book 4, Page 44, of the Public Records of said County.

Parcel Identification Number: 112s314100000012

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

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under grantors.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

# SOUTHERN GUARANTY TITLE COMPANY

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

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

Email: rcsgrt@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.: 09-3537-000

CERTIFICATE NO.: 2012-5978

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.

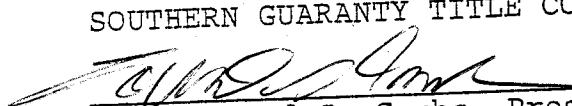
YES NO

- X   Notify City of Pensacola, P.O. Box 12910, 32521  
         X   Notify Escambia County, 190 Governmental Center, 32502  
  X          Homestead for 2013 tax year.

Lorna S. Jones  
907 North 75th Ave.  
Pensacola, FL 32506

Certified and delivered to Escambia County Tax Collector,  
this 9th 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.

**OWNERSHIP AND ENCUMBRANCE REPORT  
CONTINUATION PAGE**

File No.: 11293

July 9, 2014

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

1. Taxes for the year 2011-2013 delinquent. The assessed value is \$79,070.00. Tax ID 09-3537-000.

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.: 11293

July 9, 2014

**Lot 12, Ridgewood Park, as per plat thereof, recorded in Plat Book 4, Page 44, 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

14-682

## OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 11293

July 9, 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 07-09-1994, through 07-09-2014, and said search reveals the following:

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

Lorna S. Jones

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 9, 2014