

TAX COLLECTOR'S CERTIFICATION

**Application
Date / Number
May 21, 2014 / 140411**

This is to certify that the holder listed below of Tax Sale Certificate Number **2012 / 8357.0000** , 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: 11-2978-000**

Certificate Holder:
TC 12, LLC BUYTHISTAXLIEN.COM
PO BOX 3385
TAMPA, FLORIDA 33601

Property Owner:
PADGETT BETTY JEAN & PADGETT TERRY L
431 LAKEVIEW AVE
CANTONMENT , FLORIDA 32533

Legal Description:
LT 13 BLK D 1ST HARVESTERS HOMES ADDN UNIT 4 PB 3 P 31 OR 462 P 310 OR 696 P 182

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	8357.0000	06/01/12	\$283.26	\$0.00	\$92.06	\$375.32

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	7750.0000	06/01/13	\$653.98	\$6.25	\$37.60	\$697.83
2011	8814.0000	06/01/11	\$278.58	\$6.25	\$150.43	\$435.26
2010	9026	06/01/10	\$268.86	\$6.25	\$94.10	\$369.21

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

\$1,877.62
\$0.00
\$608.00
\$250.00
\$75.00
\$2,810.62
\$2,810.62
\$6.25

*Done this 21st day of May, 2014

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By *Dorinda Makinor*

Date of Sale: *January 5, 2015*

* 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,

**TC 12, LLC BUYTHISTAXLIEN.COM
PO BOX 3385
TAMPA, Florida, 33601**

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
8357.0000	11-2978-000	06/01/2012	LT 13 BLK D 1ST HARVESTERS HOMES ADDN UNIT 4 PB 3 P 31 OR 462 P 310 OR 696 P 182

2013 TAX ROLL

PADGETT BETTY JEAN & PADGETT TERRY L
431 LAKEVIEW AVE
CANTONMENT , Florida 32533

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.

tc12llc (Jon Franz)
Applicant's Signature

05/21/2014
Date

Southern Guaranty Title Company

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

15-071

OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 11572

October 3, 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 10-03-1994, through 10-03-2014, and said search reveals the following:

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

Betty Jean Padgett and Terry L. Padgett

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

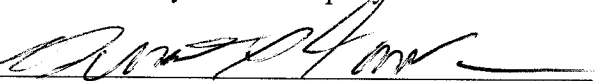
4. Taxes:

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: 

October 3, 2014

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 11572

October 3, 2014

Lot 13, Block D, First Harvesters Homes Addition Unit 4, as per plat thereof, recorded in Plat Book 3, Page 31, of the Public Records of Escambia County, Florida

**OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 11572

October 3, 2014

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

1. MSBU Lien filed by Escambia County recorded in O.R. Book 4467, page 1276.
2. Possible Judgment filed by Asset Acceptance LLC against Terry L. Padgett recorded in O.R. Book 5661, page 335.
3. Taxes for the year 2009-2013 delinquent. The assessed value is \$33,357.00. Tax ID 11-2978-000.

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: rcsgr@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 1-5-2015

TAX ACCOUNT NO.: 11-2978-000

CERTIFICATE NO.: 2012-8357

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

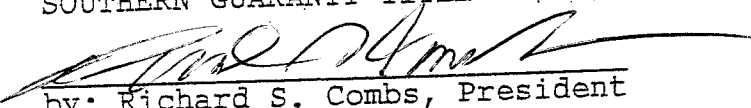
- Notify City of Pensacola, P.O. Box 12910, 32521
221 Palafox Place, 4th Floor/
 Notify Escambia County, 190 Governmental Center, 32502
 Homestead for _____ tax year.

Betty Jean Padgett, if alive, or her estate if deceased
Terry Lamar Padgett, if alive, or his estate if deceased
431 Lakeview Ave.
Cantonment, FL 32533

Asset Acceptance LLC
P.O. Box 2036
Warren, MI 48090

Certified and delivered to Escambia County Tax Collector,
this 6th day of October, 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.

14.70
19.25

State of Florida
Escambia County

Prepared by
George M. Lee and Alice C. Lee
114 Athens Ave. Pensacola Fla. 32507

Form 149
PRINTED AND FOR SALE
MAYES PRINTING CO
PENSACOLA FLA

WARRANTY DEED 696 PAGE 182

Know All Men by These Presents: That George M. Lee and Alice C. Lee
husband and wife

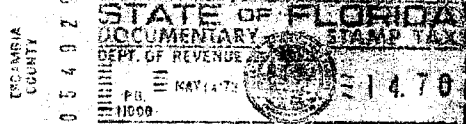
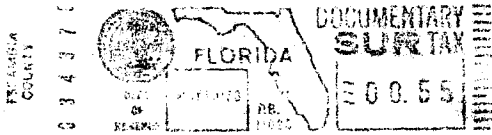
for and in consideration of ten dollars and other good and valuable considerations
DOLLARS

the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto Terry Lamar Padgett and Betty Jean Padgett husband and wife

their heirs, executors, administrators and assigns, forever, the following described real property, situate, lying and being in the County of Escambia State of Florida to-wit: 431 Lakeview Ave. Cantonment Fla.

Lot 13, Block D, First Harvesters Homes Addition, Unit 4, Cantonment, Florida, according to plat on file Book 3, page 31 of the public records of Escambia County, Florida.

Grantee shall assume that certain Mortgage, payable to Cobbs, Allen and Hall Mortgage Co. Inc. as recorded in the official records of Escambia County, O R Book 255 Page 88.



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 We covenant that We are well seized of an indefeasible estate in fee simple in the said property, and have a good right to convey the same; that it is free of lien or encumbrance, and that their heirs, executors and administrators, the said grantee and their heirs, executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever warrant and defend.

IN WITNESS WHEREOF, we have hereunto set our hand and seals this 17th day of August A. D. 19 72

Signed, sealed and delivered in the presence of
Earl M. Simmons
Dee M. Simmons

George M. Lee (SEAL)
Alice C. Lee (SEAL)

544146
MAY 10 3 37 PM '73
JOE A. FLORES, CLERK
ESCAMBIA COUNTY

State of Florida
Escambia County

Before the subscriber personally appeared George M. Lee, and Alice C. Lee, his wife, known to me, and known to me to be the individual described by said name and who executed the foregoing instrument and acknowledged that they executed the same for the uses and purposes therein set forth.

Given under my hand and official seal this 17th day of August 19 72

Annette C. Edgar
Notary Public

My Commission Expires Aug. 2, 1976
Printed by America Fire & Casualty Co.

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY
STATE OF FLORIDA, CIVIL DIVISION

ASSET ACCEPTANCE LLC

Plaintiff,

vs.

Case No: 05CC1528

TERRY L PADGETT

Defendant(s).

DEFAULT FINAL JUDGMENT

THIS CAUSE having come before the court, after entry of
affidavits of proof of claim and non-military service it is hereby

ORDERED AND ADJUDGED:

That judgment be, and the same is hereby entered in favor of the
Plaintiff, ASSET ACCEPTANCE LLC, P.O. Box 2036, Warren, MI 48090,
and against defendant, TERRY L PADGETT, 368 PETTY DR

CANTONMENT, FL 32533-8605, in the sum of \$7040.98
on principal, \$2669.79 as prejudgment interest, with costs of
\$280.00 for a total sum of \$9990.77 for all of which let
execution issue and which sum shall bear interest at the rate of 7%
per year.

DONE AND ORDERED at ESCAMBIA COUNTY COURT this 9 day of June
2005.



COUNTY COURT JUDGE

cc: ASSET ACCEPTANCE LLC c/o Rodolfo J. Miro, P.O. Box 9065,
Brandon, FL 33509, Bar-0103799

TERRY L PADGETT, 368 PETTY DR , CANTONMENT
FL 32533-8605

ERNE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2005 JUN -9 P 4:31
COUNTY CIVIL DIVISION
FILED & RECORDED

19369060

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 08357 of 2012

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

BETTY JEAN PADGETT 431 LAKEVIEW AVE CANTONMENT, FL 32533	TERRY L PADGETT 431 LAKEVIEW AVE CANTONMENT, FL 32533
ASSET ACCEPTANCE LLC PO BOX 2036 WARREN MI 48090	ESCAMBIA COUNTY OFFICE OF COUNTY ATTORNEY 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502

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

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

WARNING

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 January 5, 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 TC 12 LLC BUYTHISTAXLIEN.COM holder of Tax Certificate No. 08357, 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 13 BLK D 1ST HARVESTERS HOMES ADDN UNIT 4 PB 3 P 31 OR 462 P 310 OR 696 P 182

SECTION 10, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 112978000 (15-071)

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

BETTY JEAN PADGETT and TERRY L PADGETT

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 January, which is the 5th day of January 2015.

Dated this 4th day of December 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.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Post Property:

431 LAKEVIEW AVE 32533



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
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Personal Services:

BETTY JEAN PADGETT
431 LAKEVIEW AVE
CANTONMENT, FL 32533

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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CLERK OF THE CIRCUIT COURT
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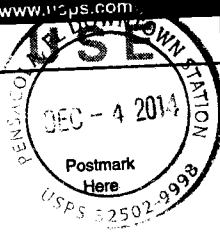
12/8357

7009 2250 0003 8665 0940

U.S. Postal Service
CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE	
Postage	\$.49
Certified Fee	3.30
Return Receipt Fee (Endorsement Required)	2.70
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 6.49



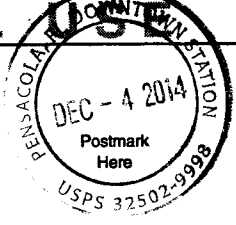
Sent To: ASSET ACCEPTANCE LLC [15-071]
 Street, Ap or PO Box: PO BOX 2036
 City, State: WARREN MI 48090

7009 2250 0003 8665 0933

U.S. Postal Service
CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

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Postage	\$.49
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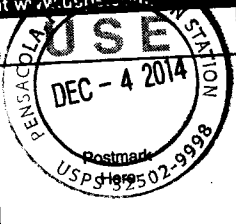
Sent To: TERRY L PADGETT [15-071]
 Street, or PO, City, S: 431 LAKEVIEW AVE
 CANTONMENT, FL 32533

7009 2250 0003 8665 0926

U.S. Postal Service
CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE	
Postage	\$.49
Certified Fee	3.30
Return Receipt Fee (Endorsement Required)	2.70
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 6.49



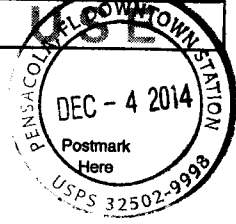
Sent To: BETTY JEAN PADGETT [15-071]
 Street, A, or PO Bo: 431 LAKEVIEW AVE
 City, Stat: CANTONMENT, FL 32533

7009 2250 0003 8665 4852

U.S. Postal Service
CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE	
Postage	\$.49
Certified Fee	3.30
Return Receipt Fee (Endorsement Required)	2.70
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 6.49



Sent To: ESCAMBIA COUNTY [15-071]
 Street, A, or PO Bo: OFFICE OF COUNTY ATTORNEY
 City, Stat: 221 PALAFOX PLACE STE 430
 PENSACOLA FL 32502

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

15-071

Document Number: ECSO14CIV055038NON

Agency Number: 15-002368

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 08357 2012

Redeemed

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: BETTY JEAN PADGETT AND TERRY L PADGETT

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 12/4/2014 at 9:18 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for TERRY L PADGETT , Writ was returned to court UNEXECUTED on 12/8/2014 for the following reason:

PER WIFE AT 431 LAKEVIEW AVE, SUBJECT IS DECEASED.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

[Signature]
247

DEP J MANN

Service Fee: \$40.00
Receipt No: BILL

Printed By: DLRUPERT

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BETTY JEAN PADGETT and TERRY L PADGETT

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 **January**, which is the **5th day of January 2015**.

Dated this 4th day of December 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:

TERRY L PADGETT
431 LAKEVIEW AVE
CANTONMENT, FL 32533

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

813 V 11-27-14

RECEIVED

WARNING

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 January 5, 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 **TC 12 LLC BUYTHISTAXLIEN.COM** holder of **Tax Certificate No. 08357**, 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 13 BLK D 1ST HARVESTERS HOMES ADDN UNIT 4 PB 3 P 31 OR 462 P 310 OR 696 P 182

SECTION 10, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 112978000 (15-071)

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

BETTY JEAN PADGETT and TERRY L PADGETT

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ESCAMBIA COUNTY, FLORIDA



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Deputy Clerk