
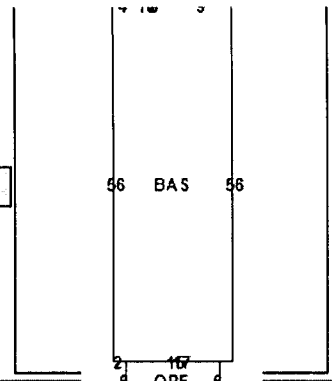


INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3.00
NO. STORIES-1.00
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABL/HIP HI PTC
STRUCTURAL FRAME-WOOD FRAME

 Areas - 1194 Total SF

BASE AREA - 1064
OPEN PORCH FIN - 106
UTILITY FIN - 24



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:04/24/2014 (tc.4589)



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: 000S009060013018
Account: 150191000
Owners: BROWN CHARIS NICOLE
Mail: PO BOX 2664
PENSACOLA, FL 32513-2664
Situs: 814 W LA RUA ST 32501
Use Code: SINGLE FAMILY RESID
Taxing Authority: PENSACOLA CITY LIMITS
Tax Inquiry: [Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Janet Holley
Escambia County Tax Collector

2013 Certified Roll Assessment

Improvements: \$44,782
Land: \$5,718
Total: \$50,500
Save Our Homes: \$50,500

[Disclaimer](#)[Amendment 1/Portability Calculations](#)**Sales Data**

| Sale Date | Book | Page | Value | Type | Official Records (New Window) |
|-----------|------|------|-------|------|----------------------------------|
| 01/2002 | 4841 | 751 | \$100 | QC | View Instr |

Official Records Inquiry courtesy of Pam Childers
Escambia County Clerk of the Circuit Court and
Comptroller

2013 Certified Roll Exemptions

HOMESTEAD EXEMPTION

Legal Description

E 31 FT 3 IN OF LTS 1 2 3 BLK 18 OR 4841 P 751
WEST KING TRACT...

Extra Features

UTILITY BLDG

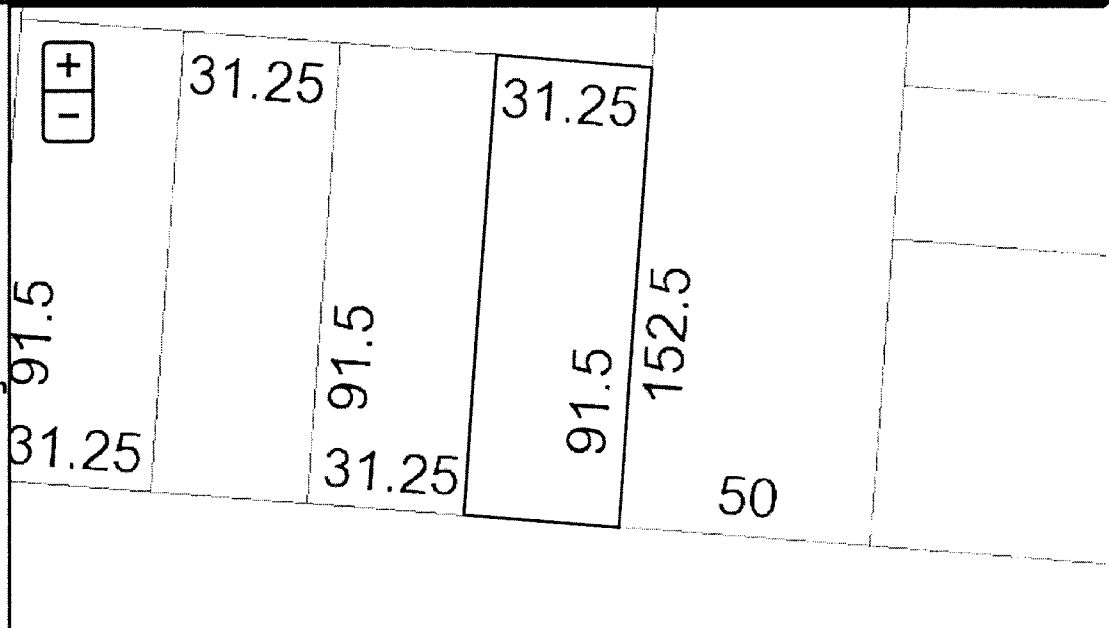
**Parcel
Information**[Launch Interactive Map](#)

**Section
Map Id:**
CA105

**Approx.
Acreage:**
0.0700

Zoned:
R-1A

**Evacuation
& Flood
Information**
[Open Report](#)

**Buildings**

Building 1 - Address: 814 W LA RUA ST, Year Built: 2003, Effective Year: 2003

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1.00
EXTERIOR WALL-VINYL SIDING
FLOOR COVER-TILE/STAIN CONC/BRICK
FLOOR COVER-CARPET
FOUNDATION-SLAB ABOVE GRDE
HEAT/AIR-CENTRAL H/AC

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**PPF HOLDINGS III LTD.
U.S. BANK CUSTODIAN FOR PPF HO
P.O. BOX 645051
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 |
|------------------------|-------------------------|-------------|--|
| 10622.0000 | 15-0191-000 | 06/01/2012 | E 31 FT 3 IN OF LTS 1 2 3 BLK 18 OR 4841 P 751 WEST KING TRACT CA 105 |

2013 TAX ROLL

BROWN CHARIS NICOLE
PO BOX 2664
PENSACOLA , Florida 32513-2664

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.

tda2012 (Taimur Jamil)
Applicant's Signature

04/15/2014
Date

TAX COLLECTOR'S CERTIFICATION

**Application
Date / Number**
Apr 15, 2014 / 140067

This is to certify that the holder listed below of Tax Sale Certificate Number **2012 / 10622.0000** , 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: 15-0191-000**

Certificate Holder:
PPF HOLDINGS III LTD.
U.S. BANK CUSTODIAN FOR PPF HO
P.O. BOX 645051
CINCINNATI, OHIO 45264

Property Owner:
BROWN CHARIS NICOLE
PO BOX 2664
PENSACOLA , FLORIDA 32513-2664

Legal Description:
E 31 FT 3 IN OF LTS 1 2 3 BLK 18 OR 4841 P 751 WEST KING TRACT CA 105

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 | 10622.0000 | 06/01/12 | \$1,234.22 | \$0.00 | \$112.37 | \$1,346.59 |

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 | 9700.0000 | 06/01/13 | \$1,171.14 | \$6.25 | \$58.56 | \$1,235.95 |

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

| |
|-------------|
| \$2,582.54 |
| \$0.00 |
| \$537.52 |
| \$250.00 |
| \$75.00 |
| \$3,445.06 |
| |
| |
| |
| |
| |
| \$3,445.06 |
| |
| \$25,250.00 |
| |
| \$6.25 |
| |

*Done this 15th day of April, 2014

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By Candice Lewis

Date of Sale: October 6, 2014

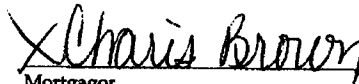
* This certification must be surrendered to the Clerk of the Circuit Court no later than ten days after this date.

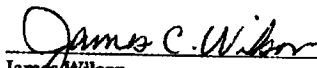
9. If this is a junior mortgage, Mortgagor shall pay all installments or principal and interest and perform each and every covenant and obligation of the prior mortgage(s) and shall not increase the amount due on such prior mortgage(s) without the prior written consent of Mortgagee. Failure of Mortgagor to do so shall constitute a default hereunder. Upon failure of Mortgagor to do so, Mortgagee may (but shall not be required to) make such payments or perform such covenants or obligations and the cost of same, together with interest at the maximum rate allowed by law, shall be payable by Mortgagor upon demand by Mortgagee and shall be secured by the lien of this Mortgage.
10. Notwithstanding any other provisions hereof, Mortgagee shall under no circumstances be entitled to collect any interest or other payment hereunder which would render this instrument usurious as to the Mortgagor under the laws of the State of Florida.

IN WITNESS WHEREOF, Mortgagor has hereunto set Mortgagor's hand and seal the day and year first above written.

Signed, sealed and delivered in the
presence of:


Tom Lane

 (SEAL)
Mortgagor
Charis Nicole Brown
814 W LaRue St., Pensacola, FL 32501


James Wilson

RCD Mar 25, 2003 02:16 pm
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2003-074945

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this day, March 6, 2003, by Charis Nicole Brown (X) who is personally known to me, or who has produced _____ as identification and who () did () not take an oath.


Notary Public

M. THOMAS LANE
Notary Public-State of FL
Comm. Exp. Sept. 27, 2005
Comm. No. DD 039648

CITY OF PENSACOLA
HOUSING DEPARTMENT
HOME HOUSING RECONSTRUCTION PROGRAM

MORTGAGE

GRANT

STATE OF FLORIDA
COUNTY OF ESCAMBIA

MTG. REC. STAMPS PD @ ESC CO \$ 57.75
03/25/03 EMILIE LEE WRIGHT, CLERK
By: *[Signature]*

INTANGIBLE TAX PD @ ESC CO \$ 33.00
03/25/03 EMILIE LEE WRIGHT, CLERK
By: *[Signature]*

Charis Nicole Brown, an unmarried woman, 814 W LaRue St., Pensacola, FL 32501, hereinafter called Mortgagor, in consideration of the principal Grant sum specified in the Promissory Note(s) hereafter described, received from The City of Pensacola, a municipal corporation organized under the laws of Florida, Post Office Box 12910, Pensacola, Florida 32521, as administrator of the HOME Investment Trust Fund, hereinafter called Mortgagee, (which terms Mortgagor and Mortgagee shall be construed to include the plural as well as the singular, whenever the context so permits or requires) hereby on this 6th day of March 2003, mortgages to the Mortgagee the real property in Escambia County, Florida, (the "Property") described as follows:

The East 31 feet 3 inches of Lots 1, 2 and 3, Block 18, West King Tract, City of Pensacola, Escambia County, Florida, according to the map of said City copyrighted by Thomas C. Watson in 1906.

as security for payment of the certain promissory note(s) (the "Note(s)"), dated this 6th day of March 2003, for the sum of \$24,000.00 [comprised of \$16,500.00 in HOME Investment Partnership Act (HOME) Program funds as provided by the U.S. Department of Housing and Urban Development and \$7,500.00 in Escambia/Pensacola State Housing Initiative Partnership (SHIP) Program funds provided by the State of Florida], payable if the property is sold or if ownership of the property is transferred within twenty (20) years from the date of the grant, with interest at the rate of zero percent (0%) per year, signed by Charis Nicole Brown.


AND Mortgagor agrees:

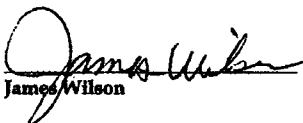
1. To complete the reconstruction of the residence located on the property described above, which is the sole purpose of the Grant made by Mortgagee to Mortgagor.
2. The Mortgage shall not be subordinated under any circumstances.
3. This Mortgage shall also secure all extensions or renewals of the Note(s), and such future or additional advances as may be made by the Mortgagee at the option of the Mortgagee to the Mortgagor.
4. To pay all taxes, assessments, liens and encumbrances on the 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 at the maximum rate allowed by law, shall be payable on demand by Mortgagee and shall be secured by this Mortgage.
5. To keep all buildings and improvements now or hereafter on the property insured against loss or damage by fire, flood or such other risks and matters, as Mortgagee may from time to time require in amounts required by Mortgagee, not exceeding in the aggregate 100 percent of the full insurable value of the property and shall pay the premiums for such insurance as the same become due and payable. 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 maximum rate allowed by law, shall be payable upon demand by Mortgagee and shall be secured by this Mortgage. Mortgagor will provide the Mortgagee a copy of the policy(ies) and Certificate(s) of Insurance from the insurance company listing Mortgagee as an additional named insured or mortgagee. Not later than 30 days prior to the expiration date of the Policies, Mortgagor will deliver to Mortgagee evidence satisfactory to Mortgagee of the renewal of each of the Policies. If the Property shall be damaged or destroyed, in whole or in part, by fire or other casualty, Mortgagor shall give prompt notice thereof to Mortgagee. Sums paid to Mortgagee by any insurer may be retained and applied by Mortgagee toward the payment of the indebtedness secured by this Mortgage in such priority and proportions as Mortgagee in its discretion shall deem proper, or, at the discretion of Mortgagee, the same may be paid, either in whole or in part, to Mortgagor for such purposes as Mortgagee shall designate. If Mortgagee shall receive and retain such insurance money, the lien of this Mortgage shall be reduced only by the amount thereof received after expenses of collection and retained by Mortgagee and actually applied by Mortgagee in reduction of the indebtedness secured thereby.
6. That Mortgagor will not commit, permit or suffer any waste, impairment or deterioration of the property. Upon failure of Mortgagor to keep the buildings and improvements on the property in good condition or repair, Mortgagee may demand either the adequate repair of the buildings, an increase in the amount of security, or the immediate repayment of the debt secured hereby. Failure of Mortgagor to comply with the demand of Mortgagee for a period of fifteen days shall constitute a breach of this Mortgage.
7. To pay all expenses reasonably incurred by Mortgagee due to failure of Mortgagor to comply with the agreements in the Note(s) or this Mortgage including reasonable attorney's fees. The cost thereof, with interest thereon from the date of payment at the maximum rate allowed by law, shall also be secured by this Mortgage.
8. That if any agreement in this Mortgage is breached, the entire unpaid principal balance of the Note(s) plus costs and expenses, including reasonable attorney's fees and costs of abstracts of title incurred in collecting or attempting to collect the indebtedness secured hereby, shall immediately become due at the option of Mortgagee, and Mortgagee may foreclose this Mortgage in the manner provided by law, and have the property sold to satisfy or apply on the indebtedness hereby secured.

6. That Mortgagor will not commit, permit or suffer any waste, impairment or deterioration of the Property. Upon failure of Mortgagor to keep the buildings and improvements on the property in good condition or repair, Mortgagee may demand either the adequate repair of the buildings, an increase in the amount of security, or the immediate repayment of the debt secured hereby. Failure of Mortgagor to comply with the demand of Mortgagee for a period of fifteen days shall constitute a breach of this Mortgage.
7. To pay all expenses reasonably incurred by Mortgagee due to failure of Mortgagor to comply with the agreements in the Note(s) or this Mortgage including reasonable attorney's fees. The cost thereof, with interest thereon from the date of payment at the maximum rate allowed by law, shall also be secured by this Mortgage.
8. That if any of the installments of principal or interest due by the terms of the Note(s) are not paid when due, or if any agreement in this Mortgage, other than the agreement to make the payments, is breached, the entire unpaid principal balance of the Note(s) plus interest, costs, and expenses, including reasonable attorneys' fees and costs of abstracts of title incurred in collecting or attempting to collect the indebtedness secured hereby, shall immediately become due at the option of Mortgagee, and Mortgagee may foreclose this Mortgage in the manner provided by law, and have the Property sold to satisfy or apply on the indebtedness hereby secured.
9. If this is a junior mortgage, Mortgagor shall pay all installments of principal and interest and perform each and every covenant and obligation of the prior mortgage(s) and shall not increase the amount due on such prior mortgage(s) without the prior written consent of Mortgagee. Failure of Mortgagor to do so shall constitute a default hereunder. Upon failure of Mortgagor to do so, Mortgagee may (but shall not be required to) make such payments or perform such covenants or obligations and the cost of same, together with interest at the maximum rate allowed by law, shall be payable by Mortgagor upon demand by Mortgagee and shall be secured by the lien of this Mortgage.
10. Notwithstanding any other provisions hereof, Mortgagee shall under no circumstances be entitled to collect any interest or other payment hereunder which would render this instrument usurious as to the Mortgagor under the laws of the State of Florida.

IN WITNESS WHEREOF, Mortgagor has hereunto set Mortgagor's hand and seal the day and year first above written.

Signed, sealed and delivered in the
presence of:


Tom Lane


James Wilson

 (SEAL)
Mortgagor

Charis Nicole Brown
814 W LaRua St., Pensacola, FL 32501

RCD Mar 25, 2003 02:16 pm
Escambia County, Florida

ERNIE LEE MAGANA
Clerk of the Circuit Court
INSTRUMENT 2003-074944

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 6th day of March 2003, by Charis Nicole Brown (X) who is personally known to me, or who has produced _____ as identification and who () did (X) did not take an oath.


Notary Public

M. THOMAS LANE
Notary Public-State of FL
Comm. Exp. Sept. 27, 2005
Comm. No. DD 039648

1050
126.80
72.00

Prepared by:
✓ M. Thomas Lane
Housing Manager
City of Pensacola
Post Office Box 12910
Pensacola, FL 32521-0031

OR BK 5097 P61936
Escambia County, Florida
INSTRUMENT 2003-074944

MTG REC STAMP PD & ENC CD \$ 125.00
03/25/03 ENDE LEE WATSON, CLEM
By: Joy Russell
RECORDING FEE PD & ENC CD \$ 72.00
03/25/03 ENDE LEE WATSON, CLEM
By: Joy Russell

CITY OF PENSACOLA
HOUSING DEPARTMENT
HOME HOUSING RECONSTRUCTION PROGRAM

MORTGAGE

LOAN

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Charis Nicole Brown, an unmarried woman, 814 W LaRue St, Pensacola, FL 32501, hereinafter called Mortgagor, in consideration of the principal sum specified in the Promissory Note(s) hereafter described, received from the City of Pensacola, a municipal corporation organized under the laws of Florida, Post Office Box 12910, Pensacola, Florida 32521, as administrator of the HOME Investment Trust Fund hereinafter called Mortgagee, (which terms Mortgagor and Mortgagee shall be construed to include the plural as well as the singular, whenever the context so permits or requires) hereby on this 6th day of March 2003, mortgages to the Mortgagee the real property in Escambia County, Florida, (the "Property") described as follows:

The East 31 feet 3 inches of Lots 1, 2 and 3, Block 18, West King Tract, City of Pensacola, Escambia County, Florida, according to the map of said City copyrighted by Thomas C. Watson in 1906.

as security for payment of the certain Promissory Note(s) (the "Note(s)"), dated this 6th day of March 2003, for the sum of Thirty Six Thousand Dollars (\$36,000.00) [comprised of \$28,500.00 in HOME Investment Partnership Act (HOME) Program funds as provided by the U.S. Department of Housing and Urban Development and \$7,500.00 in Escambia/Pensacola State Housing Initiative Partnership (SHIP) Program funds provided by the State of Florida], payable in 240 installments with interest at the fixed, simple rate of Zero% per year, signed by Charis Nicole Brown.

AND Mortgagor agrees:

1. This Mortgage shall not be subordinated under any circumstances.
2. This Mortgage shall also secure all extensions or renewals of the Note(s), such future or additional advances as may be made by the Mortgagee at the option of the Mortgagee to the Mortgagor, and also, the payment of any and all notes, liabilities, and obligations of the Mortgagor to the Mortgagee, its successors or assigns, whether as maker, endorser, guarantor or otherwise, and whether such notes, liabilities or obligations, or any of them, be now in existence or accrue or arise hereafter, or be now owned or held by the Mortgagee, or be acquired hereafter, it being the intent and purpose of the Mortgagor to secure, by this Mortgage, all notes, claims, demands, liabilities and obligations which the Mortgagee, its successors or assigns, may have, hold or acquire at any time during the life of this Mortgage against the Mortgagor. Provided that the total of the amount secured hereby shall not exceed at any one time the sum of Thirty Six Thousand Dollars (\$36,000.00) in the aggregate; and provided, further, that all such advances, notes, claims, demands or liabilities and obligations secured hereby be incurred or arise or come into existence either on or prior to the date of this Mortgage, or on or before 20 years after the date of this Mortgage or within such lesser period of time as may hereafter be provided by law as a prerequisite for the sufficiency of actual notice or record notice of such advances, notes, claims, demands or liabilities and obligations as against the rights of creditors or subsequent purchasers for a valuable consideration.
3. To make all payments required by the Note(s) and this Mortgage promptly when due.
4. To pay all taxes, assessments, liens and encumbrances on the 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 at the maximum rate allowed by law, shall be payable on demand by Mortgagee and shall be secured by this Mortgage.
5. To keep all buildings and improvements now or hereafter on the property insured against loss or damage by fire, flood or such other risks and matters, as Mortgagee may from time to time require in amounts required by Mortgagee, not exceeding in the aggregate 100 percent of the full insurable value of the Property and shall pay the premiums for such insurance as the same become due and payable. 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 maximum rate allowed by law, shall be payable upon demand by Mortgagee and shall be secured by this Mortgage. All policies of insurance (the "Policies") shall be issued by an insurer acceptable to Mortgagee and shall contain the standard New York Mortgagee non-contribution provision naming Mortgagee as the person to which all payments made by such insurance company shall be paid. Mortgagor will provide the Mortgagee a copy of the policy(ies) and Certificate(s) of Insurance from the insurance company listing Mortgagee as an additional named insured or mortgagee. Not later than 30 days prior to the expiration date of the Policies, Mortgagor will deliver to Mortgagee evidence satisfactory to Mortgagee of the renewal of each of the Policies. If the Property shall be damaged or destroyed, in whole or in part, by fire or other casualty, Mortgagor shall give prompt notice thereof to Mortgagee. Sums paid to Mortgagee by any insurer may be retained and applied by Mortgagee toward the payment of the indebtedness secured by this Mortgage in such priority and proportions as Mortgagee in its discretion shall deem proper, or, at the discretion of Mortgagee, the same may be paid, either in whole or in part, to Mortgagor for such purposes as Mortgagee shall designate. If Mortgagee shall receive and retain such insurance money, the lien of this Mortgage shall be reduced only by the amount thereof received after expenses of collection and retained by Mortgagee and actually applied by Mortgagee in reduction of the indebtedness secured thereby.

To Have and to Hold The same together with all and singular the appurtenances thereunto
belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim
whatsoever of the said first party, either in law or equity to the only proper use, benefit and behoof of the
said second party forever.

In Witness Whereof, the said first party has signed and sealed these presents the day and year
first written.

Signed, sealed and delivered in the presence of:

Laurence Nichols
Witness Signature(as to Grantor)

Laurence Nichols
Printed Name

Daniel L. Benboe
Witness Signature (as to Grantor)

DANIEL L. BENBOE
Printed Name

Martha Nichols Adams
Grantor Signature

Martha Nichols Adams
Printed Name

810 West Jackson Street

Post Office Address
Pensacola, Florida 32501

Witness Signature(as to Co-Grantor)

Printed Name

Witness Signature (as to Co-Grantor)

Printed Name

Co-Grantor Signature

Printed Name

Post Office Address

RCD Jan 28, 2002 11:24 am
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2002-925142

State of Florida)
County of Escambia)

On January 12, 2002 before me, Zoya Webster-Phillips, personally appeared Mrs. Martha Nichols Adams
personally known to me (or proved to me on the basis of satisfactory
evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed
the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on behalf of which the person(s) acted, executed the
instrument.

WITNESS my hand and official seal.

Signature

Affiant

Known

Produced ID

Type of ID

(SEAL)



Zoya Webster-Phillips
MY COMMISSION # CC942597 EXPIRES
June 30, 2004
BONDED THRU TRENTHAM INSURANCE, INC.



Zoya Webster-Phillips
MY COMMISSION # CC942597 EXPIRES
June 30, 2004
BONDED THRU TRENTHAM INSURANCE, INC.

OR BK 4841 PG0751
Escambia County, Florida
INSTRUMENT 2002-925142

Return to: (enclose self-addressed stamped envelope)

Name: Charis Nicole Brown
Address: 814 West LaRua Street
Pensacola, Florida 32501

DEED DOC STANDS PD @ ESC CO \$ 0.70
01/28/02 ERNIE LEE / NICHOLS, CLEW
By: *[Signature]*

This Instrument Prepared by:

Name: Zoya Webster-Phillips
Address: 1015 East Tunis Street
Pensacola, Florida 32503

Property Appraisers Parcel Identification

Folio Number(s):

Grantee(s) S.S. # (s)

Space above this line for processing data

Space above this line for recording data

QUIT CLAIM DEED

This Quit Claim Deed, Executed the 12th day of January 2002, by
Martha Nichols Adams

whose post office address is
810 West Jackson Street Pensacola, FL first party, to Charis Nicole Brown

whose post office address is 814 West LaRua Street Pensacola, FL 32501, second party.

(Wherever used herein the terms "first party" and "second party" include all the parties to this instrument and the heirs, legal representatives, and the successors and assigns of corporations. Wherever the context so admits or requires.)

Witnesseth, That the first party, for and in consideration of the sum of \$ 1.00 and

other valuable considerations in hand paid by the said second party, the receipt whereof is hereby
acknowledged, does hereby remise, release, and quit claim unto the second party forever, all the right, title,
interest, claim and demand which the said first party has in and to the following described lot, piece or parcel
of land, situate, lying and being in the County of Escambia, State of Florida, to wit:

The East 31 feet 3 inches of Lots 1, 2, and 3, of Block 18, West King Tract
City of Pensacola, Escambia County, Florida, according to map of said City
copyrighted by Thomas C. Watson in 1906

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: 10-6-2014

TAX ACCOUNT NO.: 15-0191-000

CERTIFICATE NO.: 2012-10622

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

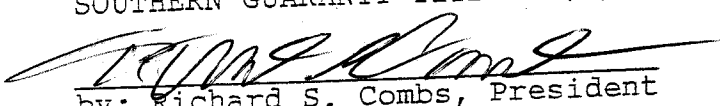
X Homestead for 2013 tax year.

Charis Nicole Brown
David Jason Dotson (husband)
P.O. Box 2664
Pensacola, FL 32513-2664
and
814 W. La Rua St.
Pensacola, FL 32501

City of Pensacola
Attn: Housing Dept.
P.O. Box 12910
Pensacola, FL 32521

Certified and delivered to Escambia County Tax Collector,
this 14th 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.: 11337

July 14, 2014

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

1. That certain mortgage executed by Chavis Nicole Brown, a married woman in favor of City of Pensacola dated 03/06/2003 and recorded 03/25/2003 in Official Records Book 5097, page 1936 of the public records of Escambia County, Florida, in the original amount of \$36,000.00.
2. That certain mortgage executed by Chavis Nicole Brown, a married woman in favor of City of Pensacola dated 03/06/2003 and recorded 03/25/2003 in Official Records Book 5097, page 1938 of the public records of Escambia County, Florida, in the original amount of \$24,000.00.
3. Taxes for the year 2011-2013 delinquent. The assessed value is \$50,500.00. Tax ID 15-0191-000.

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.: 11337

July 14, 2014

The East 31 feet 3 inches of Lots 1, 2 and 3, Block 18, West King Tract, City of Pensacola, Escambia County, Florida, according to the map of said City copyrighted by Thomas C. Watson in 1906.

Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

14-679

OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 11337

July 14, 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 07-14-1994, through 07-14-2014, and said search reveals the following:

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

Chavis Nicole Brown, a married woman

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 14, 2014

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 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 **PPF HOLDINGS III LTD** holder of **Tax Certificate No. 10622**, 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:

E 31 FT 3 IN OF LTS 1 2 3 BLK 18 OR 4841 P 751 WEST KING TRACT CA 105

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 150191000 (14-679)

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

CHARIS NICOLE BROWN

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.

Post Property:

814 W LA RUA ST 32501



**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 # 10622 of 2012

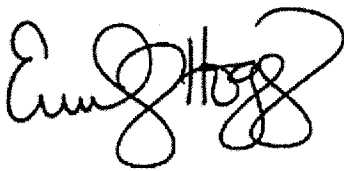
I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on September 4, 2014, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

| | |
|--|---|
| CHARIS NICOLE BROWN PO BOX 2664 PENSACOLA, FL 32513-2664 | DAVID JASON DOTSON PO BOX 2664 PENSACOLA, FL 32513-2664 |
| CHARIS NICOLE BROWN 814 W LA RUA ST PENSACOLA FL 32501 | DAVID JASON DOTSON 814 W LA RUA ST PENSACOLA FL 32501 |
| CITY OF PENSACOLA ATTN: HOUSING DEPT P O BOX 12910 PENSACOLA FL 32521 | |

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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA


By:
Emily Hogg
Deputy Clerk

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Post Property:

814 W LA RUA ST 32501



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

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

14-679

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO14CIV039912NON

Agency Number: 14-011955

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 10622 2012

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: CHARIS NICOLE BROWN

Defendant:

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

Received this Writ on 9/4/2014 at 3:01 PM and served same at 8:30 AM on 9/8/2014 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

By: _____

V Bell 923

V. BELL, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: DLRUPERT

SENDER: COMPLETE THIS

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

CHARIS NICOLE BROWN [14-679]
PO BOX 2664
PENSACOLA, FL 32513-2664

2. Article Number

(Transfer from service label)

7013 2630 0000 0141 8967

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

NON DELIVERY

A. Signature

X Charis Brown

☐ Agent
☐ Addressee

B. Received by (Printed Name)

CHARIS BROWN

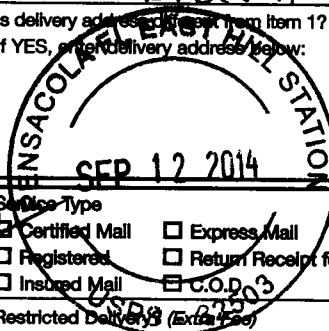
C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
 If YES, enter delivery address below: ☐ No

3. Service Type

☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

SENDER: COMPLETE THIS

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

CITY OF PENSACOLA [14-679]
ATTN: HOUSING DEPT
P O BOX 12910
PENSACOLA FL 32521

2. Article Number

(Transfer from service label)

7013 2630 0000 0141 9001

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

DELIVERY

A. Signature

X Dustin L. Griffin

☐ Agent
☐ Addressee

B. Received by (Printed Name)

Dustin L Griffin

C. Date of Delivery

SEP 03 2014

D. Is delivery address different from item 1? ☐ Yes
 If YES, enter delivery address below: ☐ No

3. Service Type

☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

SENDER: COMPLETE THIS SECTION

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- Print your name and address on the reverse so that we can return the card to you.
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1. Article Addressed to:

DAVID JASON DOTSON [14-679]
PO BOX 2664
PENSACOLA, FL 32513-2664

COMPLETE THIS SECTION

A. Signature

X Charis Brown

☐ Agent
☐ Addressee

B. Received by (Printed Name)

CHARIS BROWN

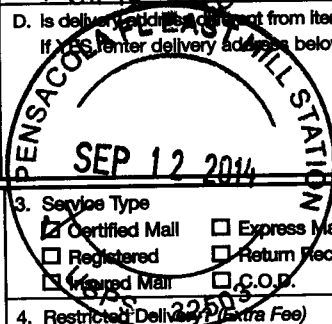
C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
 If YES, enter delivery address below: ☐ No

3. Service Type

☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

2. Article Number

(Transfer from service label)

7013 2630 0000 0141 8974

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

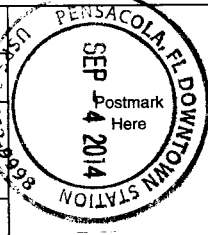
12/
ID10622

U.S. Postal ServiceTM
CERTIFIED MAILTM 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

Street,
or PO Box
City, State

PS Form

DAVID JASON DOTSON [14-679]
 PO BOX 2664
 PENSACOLA, FL 32513-2664

Instructions

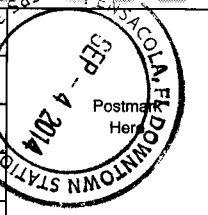
4268 1410 0000 0392 ET02

U.S. Postal ServiceTM
CERTIFIED MAILTM 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

Street,
or PO Box
City, State

PS Form

CHARIS NICOLE BROWN [14-679]
 PO BOX 2664
 PENSACOLA, FL 32513-2664

Instructions

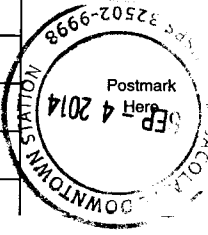
2968 1410 0000 0392 ET02

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

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

OFFICIAL USE

| | |
|---|----------------|
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| Certified Fee | 3.30 |
| Return Receipt Fee (Endorsement Required) | 2.70 |
| Restricted Delivery Fee (Endorsement Required) | |
| Total Postage & Fees | \$ 6.49 |



Sent To

Street,
or PO Box
City, State

PS Form

DAVID JASON DOTSON [14-679]
 814 W LA RUA ST
 PENSACOLA FL 32501

Instructions

9668 1410 0000 0392 ET02

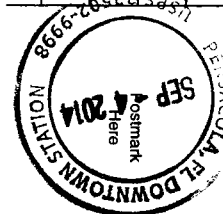
7013 2630 0000 0141 8981

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

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

OFFICIAL USE

| | |
|---|----------------|
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| Certified Fee | 3.30 |
| Return Receipt Fee (Endorsement Required) | 2.70 |
| Restricted Delivery Fee (Endorsement Required) | |
| Total Postage & Fees | \$ 6.49 |



Sent To
 Street,
or PO Box
City, State

CHARIS NICOLE BROWN [14-679]
 814 W LA RUA ST
 PENSACOLA FL 32501

PS Form

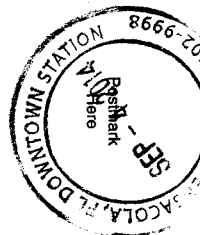
7013 2630 0000 0141 9001

U.S. Postal ServiceTM
CERTIFIED MAILTM 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
 Street,
or PO Box
City, State

CITY OF PENSACOLA [14-679]
 ATTN: HOUSING DEPT
 P O BOX 12910
 PENSACOLA FL 32521

PS Form

PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COM
OFFICIAL RECORDS DIVISION

221 Palafox Place
P.O. Box 333
Pensacola, FL 32591-0333

RECORDED
ROOM 2

2014 SEP - 9 A 10:22
CLERK OF CIRCUIT COURT
PENSACOLA COUNTY, FL



7013 2630 0000 0141 8998

neopost
09/04/2014
FIRST-CLASS MAIL
\$06.48
US POSTAGE
ZIP 32502
041L11221084

DAVID JASON DOTSON [14-679]
814 W LA RU NIXIE
PENSACOLA FL

322 DE 1009 0009/07/14

RETURN TO SENDER
NO MAIL RECEPTACLE
UNABLE TO FORWARD

BC: 32591033333 *2087-09708-04-42

3259103333
3250132546

CERTIFIED MAIL™

PAM CHILDERS
CLERK OF THE CIRCUIT COURT & CO
OFFICIAL RECORDS DIVISIO

221 Palafox Place
P.O. Box 333
Pensacola, FL 32591-0333

RECORDED
ROOM 2

2014 SEP - 9



7013 2630 0000 0141 8981

neopost
09/04/2014
FIRST-CLASS MAIL
\$06.48
US POSTAGE
ZIP 32502
041L11221084

CHARIS NICOLE BROWN [14-679]
814 W LA RU NIXIE
PENSACOLA FL

322 DE 1009 0009/07/14

RETURN TO SENDER
NO MAIL RECEPTACLE
UNABLE TO FORWARD

BC: 32591033333 *2087-09707-04-42

3259103333
3250132546