

**FULL LEGAL DESCRIPTION**  
**Parcel ID Number: 02-1721-120**

July 06, 2015  
Tax Year: 2012  
Certificate Number: 805.0000

BEG AT NE COR OF SEC WALG N LI OF SEC 1313 62/100 FT SLY AT AN INTERIOR ANG TO RT 91 DEG 15  
MIN 1482 18/100 FT WLY ANG TO LEFT 90 DEG 409 57/100 FT TO POB CONT WALG THE PROJ OF SD LINE  
124 FT SLY AT AN INTERIOR ANG TO RT 90 DEG 132 FT ELY AT AN INTERIOR ANG TO RT OF 90 DEG 124 FT  
NLY AT INTERIOR ANG TO RT 90 DEG 132 FT TO POB BEING LT 7 CAPPELLA HEIGHTS PB 5 P 64 (VACATED)  
OR 1989 P 223

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.

jsherpa (John Lemkey)  
Applicant's Signature

06/29/2015  
Date

## Notice to Tax Collector of Application for Tax Deed

**TO: Tax Collector of Escambia County**

In accordance with Florida Statutes, I,

**ABRTL LLC AND AM CERT LLC PART CITIBANK,  
N.A., AS  
4747 EXECUTIVE DR., STE 510  
SAN DIEGO, California, 92121**

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>
805.0000	02-1721-120	06/01/2013	BEG AT NE COR OF SEC W ALG N LI OF SEC 1313 62/100 FT SLY AT AN INTERIOR ANG TO RT 91 DEG 15 MIN 1482 18/100 FT WLY ANG TO LEFT 90 DEG 409 57/100 FT TO POB CONT W ALG THE PROJ OF SD LINE 124 FT SLY AT AN INTERIOR ANG TO RT 90 DEG 132 FT ELY AT AN INTERIOR ANG TO RT OF 90 DEG 124 FT NLY AT INTERIOR A ... <b>See attachment for full legal description.</b>

### **2014 TAX ROLL**

HENCYE MELODY DAWN EST OF  
C/O RYAN J HENCYE  
1403 AQUILA DR  
PENSACOLA , Florida 32514

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.

jsherpa (John Lemkey)

Applicant's Signature

06/29/2015

Date

FORM 513  
(r.12/00)

**TAX COLLECTOR'S CERTIFICATION**

**APPLICATION DATE**

6/29/2015

**FULL LEGAL DESCRIPTION**  
**Parcel ID Number: 02-1721-120**

July 06, 2015  
Tax Year: 2012  
Certificate Number: 805.0000

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**TAX COLLECTOR'S CERTIFICATION**

**Application  
Date / Number**  
Jun 29, 2015 / 150159

This is to certify that the holder listed below of Tax Sale Certificate Number **2013 / 805.0000**, issued the **1st day of June, 2013**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number: 02-1721-120**

**Certificate Holder:**

ABRTL LLC AND AM CERT LLC PART CITIBANK, N.A., AS  
4747 EXECUTIVE DR., STE 510  
SAN DIEGO, CALIFORNIA 92121

**Property Owner:**

HENCYE MELODY DAWN EST OF  
C/O RYAN J HENCYE  
1403 AQUILA DR  
PENSACOLA, FLORIDA 32514

**Legal Description:**

BEG AT NE COR OF SEC W ALG N LI OF SEC 1313 62/100 FT SLY AT AN INTERIOR ANG TO RT 91 DEG 15 MIN 1482 18/100 FT WLY ANG TO LEFT 90 DEG 409 57/100 FT T ...

**See attachment for full legal description.**

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
2013	805.0000	06/01/13	\$1,318.29	\$0.00	\$65.91	\$1,384.20

**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
2015	811.0000	06/01/15	\$1,352.35	\$6.25	\$67.62	\$1,426.22
2014	732.0000	06/01/14	\$1,292.47	\$6.25	\$64.62	\$1,363.34

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
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

\$4,173.76
\$0.00
\$200.00
\$125.00
\$4,498.76
\$4,498.76
\$6.25

\*Done this 29th day of June, 2015

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By



Date of Sale: 9/8/15

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



# 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:** 131S301201114002  
**Account:** 021721120  
**Owners:** HENCYE MELODY DAWN EST OF  
**Mail:** C/O RYAN J HENCYE  
 1403 AQUILA DR  
 PENSACOLA, FL 32514  
**Situs:** 1403 AQUILA DR 32514  
**Use Code:** SINGLE FAMILY RESID   
**Taxing Authority:** COUNTY MSTU  
**Tax Inquiry:** [Open Tax Inquiry Window](#)  
 Tax Inquiry link courtesy of Janet Holley  
 Escambia County Tax Collector

## Assessments

Year	Land	Imprv	Total	Cap Val
2014	\$26,353	\$49,247	\$75,600	\$75,600
2013	\$26,353	\$44,502	\$70,855	\$70,855
2012	\$26,353	\$45,103	\$71,456	\$71,456

[Disclaimer](#)

## [Amendment 1/Portability Calculations](#)

## Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
11/14/2008	6396	1269	\$100	OT	<a href="#">View Instr</a>
11/1984	1989	223	\$100	WD	<a href="#">View Instr</a>

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

## 2014 Certified Roll Exemptions

None

## Legal Description

BEG AT NE COR OF SEC W ALG N L I OF SEC 1313  
62/100 FT SLY AT AN INTERIOR ANG TO RT 91 DEG  
15 MIN 1482 18/100 FT WLY ANG...

## Extra Features

None

## Parcel Information

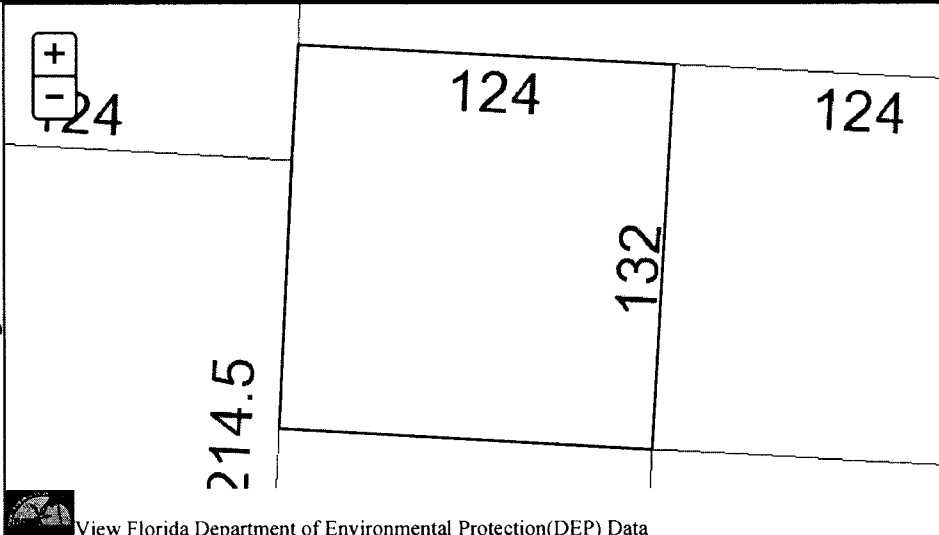
[Launch Interactive Map](#)

**Section Map Id:**  
 13-1S-30-1

**Approx. Acreage:**  
 0.3800

**Zoned:**   
 MDR

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



[View Florida Department of Environmental Protection\(DEP\) Data](#)

## Buildings

Address: 1403 AQUILA DR, Year Built: 1974, Effective Year: 1974

## Structural Elements

**DECOR/MILLWORK-AVERAGE**  
**DWELLING UNITS-1**  
**EXTERIOR WALL-BRICK-FACE/VENEER**  
**FLOOR COVER-CARPET**  
**FOUNDATION-SLAB ON GRADE**  
**HEAT/AIR-CENTRAL H/AC**  
**INTERIOR WALL-DRYWALL-PLASTER**

NO. PLUMBING FIXTURES-5  
NO. STORIES-1  
ROOF COVER-DIMEN/ARCH SHNG  
ROOF FRAMING-HIP  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

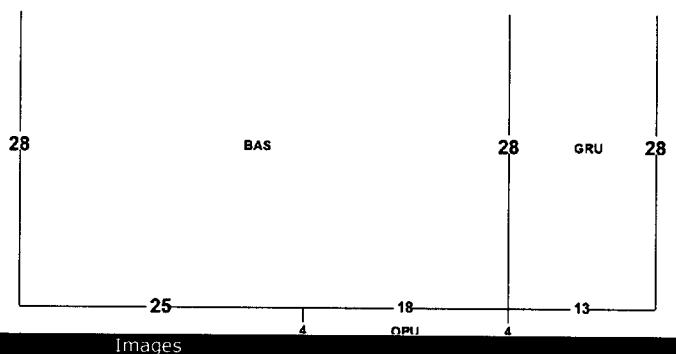


Areas - 1640 Total SF

BASE AREA - 1204

GARAGE UNFIN - 364

OPEN PORCH UNF - 72



5/21/02

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Last Updated:07/09/2015 (tc.10745)

State of Florida  
Escambia County

WARRANTY DEED

Know All Men by These Presents: That LEON PAUL ANDERSON AND

HENRI MAE ANDERSON, husband and wife

for and in consideration of \$1.00 and other valuable consideration DOLLARS

the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto

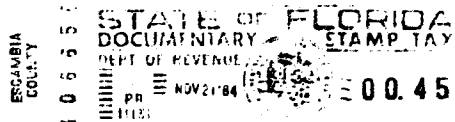
MELODY DAWN HENCYE

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:

Lot 7, Cappella Heights as recorded in Plat Book 5, Page 64 of the Public Records of Escambia County, Florida (plat vacated) described as follows: Commencing at the North-east corner of Section 13, Township 1 South, Range 30 West, thence West along the North line of said Section for a distance of 1313.62 feet; thence Southerly at an interior angle to the right of 91°15' for a distance of 1482.18 feet; thence Westerly at an interior angle in the left of 90°00' for a distance of 409.7 feet to the Point of Beginning; thence continue West along the projection of said line for a distance of 124.00 feet; thence Southerly at an interior angle to the right of 90°00' for a distance of 132.00 feet; thence Easterly at an interior angle to the right of 90°00' for a distance of 124.00 feet; thence Northerly at an interior angle to the right of 90°00' for a distance of 132.00 feet to the Point of Beginning.



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 we, our heirs, executors and administrators, the said grantor, 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 hands and seals this 20th day of November A.D. 1984.

Signed, sealed and delivered in the presence of

Leon Paul Anderson  
Henri Mae Anderson  
Franca B. Walker

Leon Paul Anderson (SEAL)  
Henri Mae Anderson (SEAL)  
(SEAL)  
(SEAL)  
(SEAL)

State of Florida  
Escambia County

Before the subscriber personally appeared LEON PAUL ANDERSON and HENRI MAE ANDERSON

his wife, known to me, and known to me to be the individual S. described by said names, in 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 20th day of November 1984

Deposited by  
Leon P. Anderson  
#11 Box 237  
Pensacola FL 32574

Notary Public  
My commission expires 11/21/85

# 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

TAX DEED SALE DATE: 9-8-2015

TAX ACCOUNT NO.: 02-1721-120

CERTIFICATE NO.: 2013-805

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.

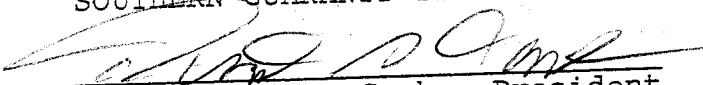
YES NO

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

Beneficiaries and Heirs of the  
Estate of Melody Dawn Hencye  
c/o Ryan J. Hencye  
1403 Aquila Dr.  
Pensacola, FL 32514

Certified and delivered to Escambia County Tax Collector,  
this 7th day of July, 2015.

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.: 12171

July 6, 2015

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 4313, page 513.
2. Taxes for the year 2012-2014 delinquent. The assessed value is \$75,600.00. Tax ID 02-1721-120.

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.: 12171

July 6, 2015

**131S301201114002 - Full Legal Description**

BEG AT NE COR OF SEC W ALG N LI OF SEC 1313 62/100 FT SLY AT AN INTERIOR ANG TO RT 91 DEG 15 MIN  
1482 18/100 FT WLY ANG TO LEFT 90 DEG 409 57/100 FT TO POB CONT W ALG THE PROJ OF SD LINE 124 FT  
SLY AT AN INTERIOR ANG TO RT 90 DEG 132 FT ELY AT AN INTERIOR ANG TO RT OF 90 DEG 124 FT NLY  
AT INTERIOR ANG TO RT 90 DEG 132 FT TO POB BEING LT 7 CAPPELLA HEIGHTS PB 5 P 64 (VACATED) OR  
1989 P 223 OR 6396 P 1269

# **Southern Guaranty Title Company**

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

## **OWNERSHIP AND ENCUMBRANCE REPORT**

File No.: 12171

July 6, 2015

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 07-06-1995, through 07-06-2015, and said search reveals the following:

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

Estate of Melody Dawn Hencye

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 6, 2015

**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

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

**CERTIFICATE # 00805 of 2013**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on August 6, 2015, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

MELODY DAWN HENCYE EST OF C/O RYAN J HENCYE 1403 AQUILA DR PENSACOLA, FL 32514	MELODY DAWN HENCYE RT 11 BOX 236 PENSACOLA FL 32514
ESCAMBIA COUNTY OFFICE OF COUNTY ATTORNEY 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502	

WITNESS my official seal this 6th day of August 2015.



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 September 8, 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 ABRTL LLC AND AM CERT LLC holder of Tax Certificate No. 00805, issued the 1st day of June, A.D., 2013 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:

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SECTION 13, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 021721120 (15-558)

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

**MELODY DAWN HENCYE EST OF**

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 second Tuesday in the month of September, which is the 8th day of September 2015.

Dated this 6th day of August 2015.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

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### Personal Services:

**MELODY DAWN HENCYE EST OF**  
C/O RYAN J HENCYE  
1403 AQUILA DR  
PENSACOLA, FL 32514

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

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**Post Property:**

**1403 AQUILA DR 32514**



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

By:  
Emily Hogg  
Deputy Clerk

7014 3490 0001 1101 1737

U.S. Postal Service<sup>TM</sup>  
**CERTIFIED MAIL<sup>®</sup> RECEIPT**  
Domestic Mail Only

For delivery information, visit our website at [www.usps.com](http://www.usps.com)<sup>®</sup>.

**OFFICIAL USE**

Postage	\$ .48
Certified Fee	3.45
Return Receipt Fee (Endorsement Required)	2.80
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 6.73

Sent To: MELODY DAWN HENCYE EST [15-558]  
Street & or PO B: C/O RYAN J HENCYE  
City, St: 1403 AQUILA DR  
PENSACOLA, FL 32514

PS Form 3800, June 2009

7014 3490 0001 1101 1751

U.S. Postal Service<sup>TM</sup>  
**CERTIFIED MAIL<sup>®</sup> RECEIPT**  
Domestic Mail Only

For delivery information, visit our website at [www.usps.com](http://www.usps.com)<sup>®</sup>.

**OFFICIAL USE**

Postage	\$ .48
Certified Fee	3.45
Return Receipt Fee (Endorsement Required)	2.80
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 6.73

Sent To: MELODY DAWN HENCYE [15-558]  
Street & or PO B: RT 11 BOX 236  
City, St: PENSACOLA FL 32514

PS Form 3800, June 2009

7014 3490 0001 1101 1744

U.S. Postal Service<sup>TM</sup>  
**CERTIFIED MAIL<sup>®</sup> RECEIPT**  
Domestic Mail Only

For delivery information, visit our website at [www.usps.com](http://www.usps.com)<sup>®</sup>.

**OFFICIAL USE**

Postage	\$ .48
Certified Fee	3.45
Return Receipt Fee (Endorsement Required)	2.80
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 6.73

Sent To: ESCAMBIA COUNTY [15-558]  
Street & or PO B: OFFICE OF COUNTY ATTORNEY  
City, St: 221 PALAFOX PLACE STE 430  
PENSACOLA FL 32502

PS Form 3800, June 2009

13/805



**SENDER: COMPLETE THIS SECTION**

- 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:

ESCAMBIA COUNTY [15-558]  
OFFICE OF COUNTY ATTORNEY  
221 PALAFOX PLACE STE 430  
PENSACOLA FL 32502

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X

☒ Agent

☐ Addressee

B. Received by (Printed Name)

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®

☐ Priority Mail Express™

☐ Registered

☐ Return Receipt for Merchandise

☐ Insured Mail

☐ Collect on Delivery

4. Restricted Delivery? (Extra Fee)

☐ Yes

2. Article Number

(Transfer from service label)

7014 3490 0001 1101 1744

PS Form 3811, July 2013

Domestic Return Receipt

13/805

**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 September 8, 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 **ABRTL LLC AND AM CERT LLC** holder of **Tax Certificate No. 00805**, issued the **1st day of June, A.D., 2013** 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:

**BEG AT NE COR OF SEC W ALG N LI OF SEC 1313 62/100 FT SLY AT AN INTERIOR ANG TO RT 91 DEG 15 MIN 1482 18/100 FT WLY ANG TO LEFT 90 DEG 409 57/100 FT TO POB CONT W ALG THE PROJ OF SD LINE 124 FT SLY AT AN INTERIOR ANG TO RT 90 DEG 132 FT SLY AT AN INTERIOR ANG TO RT OF 90 DEG 124 FT NLY AT INTERIOR ANG TO RT 90 DEG 132 FT TO POB BEING LT 7 CAPPELLA HEIGHTS PB 5 P 64 (VACATED) OR 1989 P 223**

**SECTION 13, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 021721120 (15-558)**

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

**MELODY DAWN HENCYE EST OF**

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 **second** Tuesday in the month of September, which is the **8th day of September 2015**.

Dated this 6th day of August 2015.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.

**Post Property:**

**1403 AQUILA DR 32514**



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

By:  
Emily Hogg  
Deputy Clerk

**RECEIVED**  
AUG - 6 A 9:33  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FL

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

15- 558  
*Redeemed*

**Document Number:** ECSO15CIV035363NON

**Agency Number:** 15-010862

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 00805 2013

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** IN RE: MELODY DAWN HENCYE EST OF  
**Defendant:**

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

Received this Writ on 8/6/2015 at 9:33 AM and served same at 7:30 AM on 8/7/2015 in ESCAMBIA COUNTY, FLORIDA,  
by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERKS OFFICE.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_

*T. Anthony*

T. ANTHONY, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: NDSCHERER

**WARNING**

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**NOTICE OF APPLICATION FOR TAX DEED**

NOTICE IS HEREBY GIVEN, That **ABRTL LLC AND AM CERT LLC** holder of **Tax Certificate No. 00805**, issued the **1st** day of **June, A.D., 2013** 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:

**BEG AT NE COR OF SEC W ALG N LI OF SEC 1313 62/100 FT SLY AT AN INTERIOR ANG TO RT 91 DEG 15 MIN 1482 18/100 FT WLY ANG TO LEFT 90 DEG 409 57/100 FT TO POB CONT W ALG THE PROJ OF SD LINE 124 FT SLY AT AN INTERIOR ANG TO RT 90 DEG 132 FT ELY AT AN INTERIOR ANG TO RT OF 90 DEG 124 FT NLY AT INTERIOR ANG TO RT 90 DEG 132 FT TO POB BEING LT 7 CAPPELLA HEIGHTS PB 5 P 64 (VACATED) OR 1989 P 223**

**SECTION 13, TOWNSHIP 1 S, RANGE 30 W**

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**MELODY DAWN HENCYE EST OF**

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 **second** Tuesday in the month of September, which is the **8th day of September 2015**.

Dated this 6th day of August 2015.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.

**Personal Services:**

**MELODY DAWN HENCYE EST OF**  
C/O RYAN J HENCYE  
1403 AQUILA DR  
PENSACOLA, FL 32514

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

2015 AUG -5 A 9:31

RECEIVED

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

15-558

**NON-ENFORCEABLE RETURN OF SERVICE**

Redeemed

**Document Number:** ECSO15CIV035394NON

**Agency Number:** 15-010829

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT # 00805 2013

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** IN RE: MELODY DAWN HENCYE EST OF  
**Defendant:**

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

Received this Writ on 8/6/2015 at 9:31 AM and served same at 8:27 AM on 8/10/2015 in ESCAMBIA COUNTY, FLORIDA, by serving MELODY DAWN HENCYE EST OF , the within named, to wit: CERRIE HENCYE, DAUGHTER-IN-LAW OF DECEASED.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_

292917

T. ANTHONY, CPS

Service Fee: \$40.00  
Receipt No: BILL

Printed By: NDSCHERER

**PAM CHILDERS**  
Clerk of the Circuit Court & Comptrol  
Official Records  
221 Palafox Place, Suite 110  
Pensacola, FL 32502

**CERTIFIED MAIL®**



7014 3490 0001 1101 1751

neopost®  
08/06/2015  
**US-POSTAGE**  
FIRST CLASS MAIL  
**\$06.73<sup>5</sup>**  
ZIP 32502  
041L11221084

MELODY DAWN HENCYE [15-558]  
RT 11 BOX 236  
PENSACOLA FL 32514

322 DE 1009 0008/09/15

RETURN TO SENDER  
INSUFFICIENT ADDRESS  
UNABLE TO FORWARD

BC: 32502583335 \*2187-03911-06-43

32514325021058331

13/805

**PAM CHILDERS**  
Clerk of the Circuit Court & Com  
Official Records  
221 Palafox Place, Suite 110  
Pensacola, FL 32502

**CERTIFIED MAIL®**



7014 3490 0001 1101 1737

neopost®  
08/06/2015  
**US POSTAGE**  
FIRST CLASS MAIL  
**\$06.73**  
ZIP 32502  
041111221084



MELODY DAWN HENCYE EST OF

[15-558]

C/O RYAN J HENCYE  
1403 AQUILA DR  
PENSACOLA, FL 32514

322 DE 1005 0000/20/15

RETURN TO SENDER  
UNCLAIMED  
UNABLE TO FORWARD

BC: 32502582799 \*2187-03910-06-43

3250205827  
3251435504 RD

*Redeemed  
13/805*



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

Clerk of Courts • County Comptroller • Clerk of the Board of County Commissioners • Recorder •

August 24, 2015

RYAN J HENCYE  
1403 AQUILA DR  
PENSACOLA FL 32514

Dear Redeemer,

The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property was redeemed by you. A refund of unused fees/interest is enclosed.

If you have any questions, please feel free to give me a call.

CERTIFICATE NUMBER

REFUND

2013 TD 000805

\$115.25

**TOTAL \$115.25**

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

By:

  
Emily Hogg  
Tax Deed Division





# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

Clerk of Courts • County Comptroller • Clerk of the Board of County Commissioners • Recorder •

August 24, 2015

ABRTL LLC AND AM CERT LLC PART CITIBANK NA AS  
4747 EXECUTIVE DR STE 510  
SAN DIEGO CA 92121

Dear Certificate Holder:

The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property redeemed prior to sale; therefore your application fees are now refundable.


TAX CERT	APP FEES	INTEREST	TOTAL
2013 TD 000805	\$518.00	\$15.54	\$533.54

**TOTAL \$533.54**

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

By:

  
Emily Hogg  
Tax Deed Division

THE ESCAMBIA SUN-PRESS, LLC  
PUBLISHED WEEKLY SINCE 1948



NOTICE OF APPLICATION FOR  
TAX DEED

NOTICE IS HEREBY GIVEN, That  
ABRTL LLC AND AM CERT LLC  
holder of Tax Certificate No. 00805, is-  
sued the 1st day of June, A.D., 2013 has  
filed same in my office and has made ap-  
plication 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:

BEG AT NE COR OF SEC WALGN LI  
OF SEC 1313 62/100 FT SLY AT AN  
INTERIOR ANG TO RT 91 DEG 15  
MIN 1482 18/100 FT WLY ANG TO  
LEFT 90 DEG 409 57/100 FT TO POB  
CONT W ALG THE PROJ OF SD  
LINE 124 FT SLY AT AN INTERIOR  
ANG TO RT 90 DEG 132 FT ELY AT  
AN INTERIOR ANG TO RT OF 90  
DEG 124 FT NLY AT INTERIOR ANG  
TO RT 90 DEG 132 FT TO POB  
BEING LT 7 CAPPELLA HEIGHTS  
PB 5 P 64 (VACATED) OR 1989 P 223

SECTION 13, TOWNSHIP 1 S,  
RANGE 30 W

TAX ACCOUNT NUMBER 021721120  
(15-558)

The assessment of the said property  
under the said certificate issued was in  
the name of MELODY DAWN HEN-  
CYE EST OF

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 sec-  
ond Tuesday in the month of September,  
which is the 8th day of September 2015.

Dated this 6th day of August 2015.

In accordance with the AMERICANS  
WITH DISABILITIES ACT, if you are  
a person with a disability who needs spe-  
cial accommodation in order to partici-  
pate 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 Es-  
cambia 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  
(SEAL)

By: Emily Hogg  
Deputy Clerk  
oaw-4w-08-06-13-20-27-2015

(Warrington) Pensacola, Escambia County, Florida

STATE OF FLORIDA

County of Escambia

Before the undersigned authority personally appeared

MICHAEL P. DRIVER

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

NOTICE in the matter of SALE  
09/08/2015 - TAX CERTIFICATE # 00805

in the CIRCUIT Court  
was published in said newspaper in the issues of  
AUGUST 6, 13, 20, 27, 2015

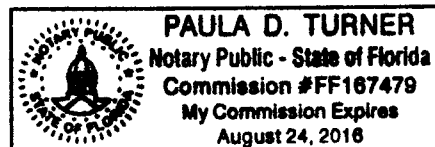
Affiant further says that the said Escambia Sun-Press is a  
newspaper published at (Warrington) Pensacola, in said  
Escambia County, Florida, and that the said newspaper has  
heretofore been continuously published in said Escambia  
County, Florida each week and has been entered as second  
class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

PUBLISHER

Sworn to and subscribed before me this 27TH DAY OF  
AUGUST A.D., 2015

PAULA D. TURNER

NOTARY PUBLIC



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