

## Notice to Tax Collector of Application for Tax Deed

**TO: Tax Collector of Escambia County**

In accordance with Florida Statutes, I,

**CMON LLC AND GEEZ LLC PARTNERS 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>
1373.0000	03-0684-000	06/01/2013	LT 17 BLK D LINCOLN PARK PB 6 P 33 OR 560 P 801

**2014 TAX ROLL**

RANKINS WILLIE J  
7711 AMBERIDGE RD  
PENSACOLA , Florida 32534

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)

06/29/2015

Applicant's Signature

Date

## TAX COLLECTOR'S CERTIFICATION

Application  
Date / Number  
Jun 29, 2015 / 150160

This is to certify that the holder listed below of Tax Sale Certificate Number **2013 / 1373.0000**, 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: 03-0684-000**

**Certificate Holder:**

CMON LLC AND GEEZ LLC PARTNERS CITIBANK, N.A., AS  
4747 EXECUTIVE DR., STE 510  
SAN DIEGO, CALIFORNIA 92121

**Property Owner:**

RANKINS WILLIE J  
7711 AMBERIDGE RD  
PENSACOLA, FLORIDA 32534

**Legal Description:**

LT 17 BLK D LINCOLN PARK PB 6 P 33 OR 560 P 801

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	1373.0000	06/01/13	\$800.40	\$0.00	\$40.02	\$840.42

**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	1253.0000	06/01/15	\$830.05	\$6.25	\$41.50	\$877.80
2014	1150.0000	06/01/14	\$783.66	\$6.25	\$39.18	\$829.09

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County) \$2,547.31
2. Total of Delinquent Taxes Paid by Tax Deed Application \$0.00
3. Total of Current Taxes Paid by Tax Deed Applicant \$200.00
4. Ownership and Encumbrance Report Fee \$125.00
5. Tax Deed Application Fee \$2,872.31
6. Total Certified by Tax Collector to Clerk of Court \$2,872.31
7. Clerk of Court Statutory Fee \$0.00
8. Clerk of Court Certified Mail Charge \$0.00
9. Clerk of Court Advertising Charge \$0.00
10. Sheriff's Fee \$0.00
11. \$0.00
12. Total of Lines 6 thru 11 \$2,872.31
13. Interest Computed by Clerk of Court Per Florida Statutes....( %) \$0.00
14. One-Half of the assessed value of homestead property. If applicable pursuant to section 197.502, F.S. \$0.00
15. Statutory (Opening) Bid; Total of Lines 12 thru 14 \$0.00
16. Redemption Fee \$6.25
17. Total Amount to Redeem \$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:** 231S302500017004  
**Account:** 030684000  
**Owners:** RANKINS WILLIE J  
**Mail:** 7711 AMBERIDGE RD  
PENSACOLA, FL 32534  
**Situs:** 7711 AMBERIDGE RD 32534  
**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	\$8,075	\$35,838	\$43,913	\$43,913
2013	\$8,075	\$32,386	\$40,461	\$40,461
2012	\$8,075	\$32,848	\$40,923	\$40,923

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

Sale Date	Book	Page	Value	Type	Official Records (New Window)
01/1971	560	801	\$100	SC	<a href="#">View Instr</a>
01/1971	507	553	\$100	SC	<a href="#">View Instr</a>
01/1970	27	95	\$100	WD	<a href="#">View Instr</a>
01/1966	299	785	\$11,300	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**

LT 17 BLK D LINCOLN PARK PB 6 P 33 OR 560 P 801

**Extra Features**

METAL BUILDING

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

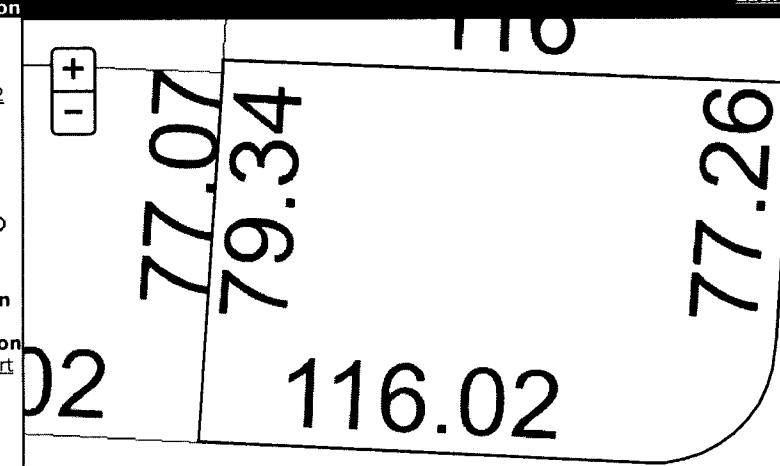
**Section Map Id:**  
23-1S-30-2



**Approx. Acreage:**  
0.2100

**Zoned:**   
MDR

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



AMBERIDGE RD

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

**Buildings**

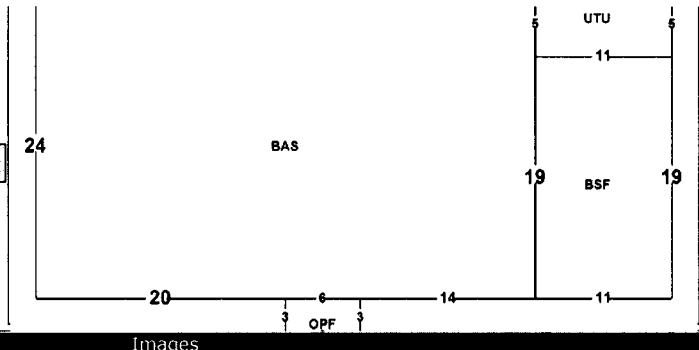
Address: 7711 AMBERIDGE RD, Year Built: 1966, Effective Year: 1966

**Structural Elements**

**DECOR/MILLWORK-AVERAGE**  
**DWELLING UNITS-1**  
**EXTERIOR WALL-CONCRETE BLOCK**  
**FLOOR COVER-HARDWOOD/PARQUET**  
**FOUNDATION-SLAB ON GRADE**  
**HEAT/AIR-WALL/FLOOR FURN**  
**INTERIOR WALL-DRYWALL-PLASTER**  
**NO. PLUMBING FIXTURES-3**

**NO. STORIES-1**  
**ROOF COVER-COMPOSITION SHG**  
**ROOF FRAMING-GABLE**  
**STORY HEIGHT-0**  
**STRUCTURAL FRAME-MASONRY**  
**PIL/STL**

 Areas - 1242 Total SF  
**BASE AREA - 960**  
**BASE SEMI FIN - 209**  
**OPEN PORCH FIN - 18**  
**UTILITY UNF - 55**



6/3/02

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.10820)

## **END TO FLORIDA**

— 2 —

560 max 802

IN WITNESS WHEREOF the undersigned has set his hand and seal as  
Field Office Real Property Officer, PHA Field Office Jacksonville,  
Florida, for and on behalf of the said Secretary of Housing and Urban  
Development, under authority and by virtue of the Code of Federal  
Regulations, Title 24, Chapter II, Part 200, Subpart D.

Signed, sealed and delivered  
in the presence of:

**CHARLES H. WENGER**  
**Secretary of Housing and Urban Development**

By: Federal Housing Commissioner

By: James C. Murphy (SEAL)  
Field Office, Paul Sauer, 1931

Field Office Post Property Officer  
FBI Field Office, Jacksonville, Florida

STATE OF FLORIDA  
COUNTY OF BREVARD

Before me personally appeared JAMES P. TIPPIN, who is personally well known to me and known to me to be the duly appointed Field Office Real Property Officer, FHA Field Office Jacksonville, Florida, and the person who executed the foregoing instrument bearing date July 22, 1971, by virtue of the authority vested in him by the Code of Federal Regulations, Title 24, Chapter II, Part 200, Subpart D, and acknowledged before me that he executed the same as Field Office Real Property Officer RONNEY, for and on behalf of GEORGE the purposes therein expressed.

Witness my hand and official seal this 29th day of July, 1971.

Notary Public in and for the State aforesaid.

**My Commission Expires:**

DEPARTMENT OF STATE OF FLORIDA AT LARGO  
MY COMMISSION EXPIRED APR. 20, 1974  
RENEWED APR. 20, 1974

This instrument was prepared by JAMES R. TURPIN, Federal  
Housing Administration, 400 WEST MAY STREET, JACKSONVILLE,  
Florida 32202

DEED FOR FLORIDA

5611 rev 801

THIS INSTRUMENT, Made the 29th day of July, 1971, by and between  
GEORGE MCKEEY, Secretary of Housing and Urban Development, of  
Washington, D. C., acting by and through the Federal Housing Commissioner,  
(hereinafter referred to as "Grantor"), and WILLIE J. BARKER and JENNIE PEARL  
BARKER, his wife, 7711 Amberidge Road  
(hereinafter referred to as "Grantee(s)"). Pensacola, Florida

WITNESSETH: That the said Grantor, for and in consideration of the  
sum of TEN DOLLARS (\$10.00) to him in hand paid and other valuable con-  
siderations, the receipt whereof is hereby acknowledged, has granted,  
bargained, sold, aliened, remised, released, conveyed and confirmed, and  
by these presents doth grant, bargain, sell, alien, remise, release, con-  
vey and confirm unto the said Grantee(s), and the heirs and assigns of  
said Grantee(s), forever, all that certain parcel of land lying and being  
in the County of Escambia, and State of Florida, more  
particularly described as follows, to wit:

Lot 17, Block #5, LINCOLN ISLE, according to plat thereof  
recorded in Plat Book 5, Page 33, of the public records of  
Escambia County, Florida.

BEING the same property acquired by the grantor pursuant to the  
provisions of the National Housing Act, as amended (12 USC 1701 et seq.)  
and the Department of Housing and Urban Development Act (79 Stat. 667).

TOGETHER with all and singular the tenements, hereditaments and  
appurtenances thereunto belonging, or in anywise appertaining, and the  
reversion and reversions, remainder and remainders, rents, issues and  
profits thereof. And also all the estate, right, title, interest, prop-  
erty, possession, claim and demand whatsoever, as well in law as in equity,  
of the Grantor, of, in and to the same, and every part and parcel thereof,  
with the appurtenances.

TO HAVE AND TO HOLD the above granted and described premises with the  
appurtenances, unto the Grantee(s), and the heirs and assigns of said  
Grantee(s), to their only proper use, benefit and behoof forever.

SUBJECT TO ALL covenants, restrictions, reservations, easements, con-  
ditions and rights appearing of record; and SUBJECT to any state of facts  
an accurate survey would show.

AND the said Grantor does hereby specially warrant the title to said  
land against the lawful claims of all persons claiming by, through or  
under him.

# SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE  
PENSACOLA, FLORIDA 32503  
TEL. (850) 478-8121 FAX (850) 476-1437  
Email: rcsqt@aol.com

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

## CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 9-9-2015

TAX ACCOUNT NO.: 03-0684-000

CERTIFICATE NO.: 2013-1373

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.

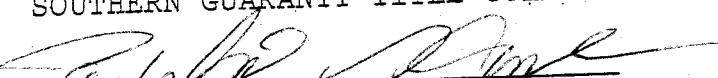
YES      NO

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

Willie J. Rankins, if alive, or his estate if deceased  
Jennie Pearl Rankins, if alive  
7711 Amberidge Rd.  
Pensacola, FL 32534

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.: 12172

July 6, 2015

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

1. Subject to interest of Jennie Pearl Rankins, if alive, per deed recorded in O.R. Book 560, page 801.
2. Taxes for the year 2012-2014 delinquent. The assessed value is \$43,913.00. Tax ID 03-0684-000.

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.: 12172

July 6, 2015

**\Lot 17, Block D, Lincoln Park, as per plat thereof, recorded in Plat Book 6, Page 33, of the Public  
Records of Escambia County, Florida**

# **Southern Guaranty Title Company**

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

## **OWNERSHIP AND ENCUMBRANCE REPORT**

File No.: 12172

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:

Willie J. Rankins

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

## W A R N I N G

**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 CMON LLC AND GEEZ LLC holder of Tax Certificate No. 01373, 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:

**LT 17 BLK D LINCOLN PARK PB 6 P 33 OR 560 P 801**

**SECTION 23, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 030684000 (15-559)**

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

**WILLIE J RANKINS**

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:**

**7711 AMBERIDGE RD 32534**



**PAM CHILDEERS**

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

By:  
Emily Hogg  
Deputy Clerk

## WARNING

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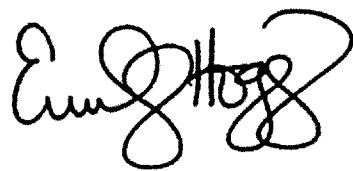
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### Personal Services:

**WILLIE J RANKINS  
7711 AMBERIDGE RD  
PENSACOLA, FL 32534**

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



By:  
Emily Hogg  
Deputy Clerk

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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**

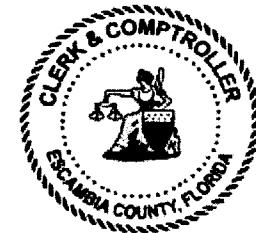
**CERTIFICATE # 01373 of 2013**

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:

WILLIE J RANKINS 7711 AMBERIDGE RD PENSACOLA, FL 32534	JENNIE PEARL RANKINS 7711 AMBERIDGE RD PENSACOLA FL 32534
--	---

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

A handwritten signature in black ink, appearing to read "Emily Hogg".

7014 3490 0001 1111 1775

U.S. Postal Service™  
CERTIFIED MAIL® RECEIPT  
*Domestic Mail Only*

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

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
Street & Apt. or PO Box N
City, State, Z

PS Form 38

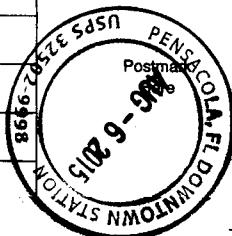
WILLIE J RANKINS [15-559]  
7711 AMBERIDGE RD  
PENSACOLA, FL 32534

U.S. Postal Service™  
CERTIFIED MAIL® RECEIPT  
*Domestic Mail Only*

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

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
Street & or PO Bo
City, Stat

JENNIE PEARL RANKINS [15-559]  
7711 AMBERIDGE RD  
PENSACOLA FL 32534

actions

13/1373

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA  
**NON-ENFORCEABLE RETURN OF SERVICE**

15- 559

**Document Number:** ECSO15CIV035397NON

**Agency Number:** 15-010830

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT # 01373 2013

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** IN RE: WILLIE J RANKINS

**Defendant:**

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

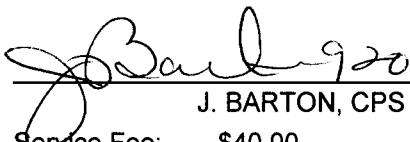
Non-Executed

Received this Writ on 8/6/2015 at 9:31 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for WILLIE J RANKINS , Writ was returned to court UNEXECUTED on 8/13/2015 for the following reason:

PER NEIGHBOR, HOUSE AT GIVEN ADDRESS IS VACANT. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By:

  
J. BARTON, CPS

Service Fee: \$40.00  
Receipt No: BILL

## W A R N I N G

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**LT 17 BLK D LINCOLN PARK PB 6 P 33 OR 560 P 801**

**SECTION 23, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 030684000 (15-559)**

RECEIVED  
AUG 15  
2015  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA  
AUG 9 2015

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

**WILLIE J RANKINS**

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:**

**WILLIE J RANKINS**  
7711 AMBERIDGE RD  
PENSACOLA, FL 32534

**PAM CHILDEERS**  
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 **CMON LLC AND GEEZ LLC** holder of Tax Certificate No. 01373, 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:

**LT 17 BLK D LINCOLN PARK PB 6 P 33 OR 560 P 801**

**SECTION 23, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 030684000 (15-559)**

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

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**WILLIE J RANKINS**  
7711 AMBERIDGE RD  
PENSACOLA, FL 32534

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



By:  
Emily Hogg  
Deputy Clerk

## W A R N I N G

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**Post Property:**

**7711 AMBERIDGE RD 32534**



**PAM CHILDERS**

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

By:  
Emily Hogg  
Deputy Clerk

**RECEIVED**

2015 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- 559

**Document Number:** ECSO15CIV035366NON

**Agency Number:** 15-010863

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 01373 2013

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** IN RE: WILLIE J RANKINS

**Defendant:**

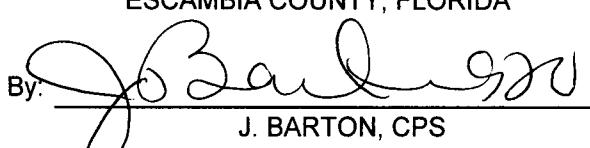
**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 8/6/2015 at 9:33 AM and served same at 8:00 AM on 8/10/2015 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:

  
J. BARTON, CPS

Service Fee: \$40.00  
Receipt No: BILL

**CERTIFIED MAIL®**

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



7014 3490 0001 1101 1775

7/1/15

JENNIE PEARL RANKINS [15-559]  
7711 AMBERIDGE RD  
PENSACOLA FL 32534

NOT RETURN TO SENDER  
AS ADDRESSED  
UNABLE TO FORWARD

BC: 32502583335 \* 2187-03914-06-43

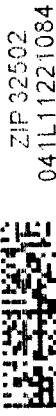


**CERTIFIED MAIL®**

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

7/1/15

neopost®  
08/06/2015  
**US POSTAGE** \$06.73

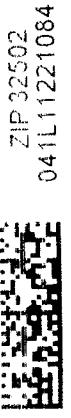


DE 1009 0008/14/15

RETURN TO SENDER  
AS ADDRESSED  
UNABLE TO FORWARD

BC: 32502583335 \* 2187-03914-06-43

neopost®  
08/06/2015  
**US POSTAGE** \$06.73



ZIP 32502  
041L11221084

13/1373

NOT RETURN TO SENDER  
AS ADDRESSED  
UNABLE TO FORWARD

BC: 32502582799 \* 2187-03913-06-43



# THE ESCAMBIA SUN-PRESS, LLC

PUBLISHED WEEKLY SINCE 1948



(Warrington) Pensacola, Escambia County, Florida

## STATE OF FLORIDA

### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That CMON LLC AND GEEZ LLC holder of Tax Certificate No. 01373, 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:

LT 17 BLK D LINCOLN PARK PB 6 P  
33 OR 560 P.801

SECTION 23, TOWNSHIP 1 S,  
RANGE 30 W

TAX ACCOUNT NUMBER 030684000  
(15-559)

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PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA  
(SEAL)

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

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 # 01373

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

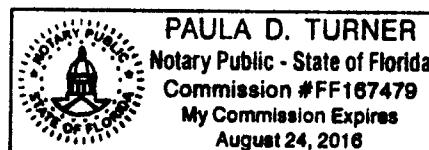
Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, Florida each week and has been entered as second class mail matter 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





# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

September 10, 2015

CURTIS LEE  
PO BOX 3412  
ORLANDO FL 32802

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 001373	\$40.00
----------------	---------

**TOTAL \$40.00**

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 •

September 10, 2015

CMON LLC AND GEEZ LLC PARTNERS 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 001373	\$471.00	\$21.20	\$492.20
2013 TD 002952	\$471.00	\$21.20	\$492.20
2013 TD 001834	\$471.00	\$21.20	\$492.20
			<b>TOTAL \$1,476.60</b>

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

By:   
Emily Hogg  
Tax Deed Division

<a href="#">Search Property</a>	<a href="#">Property Sheet</a>	<a href="#">Lien Holder's</a>	<a href="#">Redeem</a>	<a href="#">Forms</a>	<a href="#">Courtview</a>	<a href="#">Benchmark</a>
<a href="#">Redeemed From Sale</a>						



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

**Tax Deed - Redemption Calculator**

**Account: 030684000 Certificate Number: 001373 of 2013**

Redemption Yes ▼ Application Date 06/29/2015 Interest Rate 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 09/08/2015	Redemption Date 09/04/2015 <input checked="" type="checkbox"/>
Months	3	3
Tax Collector	\$2,872.31	\$2,872.31
Tax Collector Interest	\$129.25	\$129.25
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$3,007.81	\$3,007.81 <i>TC</i>
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$221.00	\$221.00
App. Fee Interest	\$21.20	\$21.20
Total Clerk	\$492.20	\$492.20 <i>CIT</i>
Postage	\$13.48	\$13.48
Researcher Copies	\$2.00	\$2.00
Total Redemption Amount	\$3,515.49	\$3,515.49
	Repayment Overpayment Refund Amount	\$0.00 <i>40.00</i> <i>Redeemer</i>

ACTUAL SHERIFF \$80.00

8/10/15 SHERIFF POSTED PROPERTY. EBH

Notes 8/13/15 SHERIFF SERVE FOR WILLIE J RANKINS WAS UNEXECUTED,

▲  
▼

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[Print Preview](#)

**PAM CHILDERS**  
 CLERK OF THE CIRCUIT COURT  
 ARCHIVES AND RECORDS  
 CHILDSUPPORT  
 CIRCUIT CIVIL  
 CIRCUIT CRIMINAL  
 COUNTY CIVIL  
 COUNTY CRIMINAL  
 DOMESTIC RELATIONS  
 FAMILY LAW  
 JURY ASSEMBLY  
 JUVENILE  
 MENTAL HEALTH  
 MIS  
 OPERATIONAL SERVICES  
 PROBATE  
 TRAFFIC



**BRANCH OFFICES**  
 ARCHIVES AND RECORDS  
 JUVENILE DIVISION  
 CENTURY

CLERK TO THE BOARD OF  
 COUNTY COMMISSIONERS  
 OFFICIAL RECORDS  
 COUNTY TREASURY  
 AUDITOR

**COUNTY OF ESCAMBIA  
 OFFICE OF THE  
 CLERK OF THE CIRCUIT COURT**

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
 Tax Certificate Redeemed From Sale**

**Account: 030684000 Certificate Number: 001373 of 2013**

**Payor: CURTIS LEE PO BOX 3412 ORLANDO FL 32802 Date 09/04/2015**

Clerk's Check #	1	Clerk's Total	\$492.20
Tax Collector Check #	1	Tax Collector's Total	\$3,007.81
		Postage	\$13.48
		Researcher Copies	\$2.00
		Total Received	\$3,515.49

**PAM CHILDERS  
 Clerk of the Circuit Court**

Received By:  
 Deputy Clerk

A handwritten signature in black ink, appearing to read "Pam Childers".

**Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502  
 (850) 595-3793 • FAX (850) 595-4827 • <http://www.clerk.co.escambia.fl.us>**

**PAM CHILDERS**  
 CLERK OF THE CIRCUIT COURT  
 ARCHIVES AND RECORDS  
 CHILDSUPPORT  
 CIRCUIT CIVIL  
 CIRCUIT CRIMINAL  
 COUNTY CIVIL  
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 JURY ASSEMBLY  
 JUVENILE  
 MENTAL HEALTH  
 MIS  
 OPERATIONAL SERVICES  
 PROBATE  
 TRAFFIC



**BRANCH OFFICES**  
 ARCHIVES AND RECORDS  
 JUVENILE DIVISION  
 CENTURY

CLERK TO THE BOARD OF  
 COUNTY COMMISSIONERS  
 OFFICIAL RECORDS  
 COUNTY TREASURY  
 AUDITOR

**COUNTY OF ESCAMBIA  
 OFFICE OF THE  
 CLERK OF THE CIRCUIT COURT**

**Case # 2013 TD 001373**

**Redeemed Date 09/04/2015**

**Name CURTIS LEE PO BOX 3412 ORLANDO FL 32802**

Clerk's Total = TAXDEED	\$492.20
Due Tax Collector = TAXDEED	\$3,007.81
Postage = TD2	\$13.48
ResearcherCopies = TD6	\$2.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
------	--------	------	-------------	------------	------------

**FINANCIAL SUMMARY**

No Information Available - See Dockets