

TAX COLLECTOR'S CERTIFICATION

**Application
Date / Number
Jul 8, 2015 / 150334**

This is to certify that the holder listed below of Tax Sale Certificate Number **2013 / 4333.0000** , 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: 07-4194-000**

Certificate Holder:
CAP ONE AS COLL ASSN RMCTL2013
PO BOX 54426
NEW ORLEANS, LOUISIANA 70154

Property Owner:
STACK MARRIAN T & NICHOLS LUCINDA S
4968 PRIETO DR
PENSACOLA , FLORIDA 32506

Legal Description:
LT 9 BLK 4 CORRY HTS PB 1 P 93 OR 5317 P 1564 CA 182

has surrendered same in my office and made written application for tax deed in accordance with Florida Statutes. I certify that the following tax certificates, interest, ownership and encumbrance report fee, and Tax Collector's fees have been paid:

CERTIFICATES OWNED BY APPLICANT AND FILED IN CONNECTION WITH THIS TAX DEED APPLICATION:

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
2013	4333.0000	06/01/13	\$677.99	\$0.00	\$51.42	\$729.41

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	4321.0000	06/01/15	\$663.09	\$6.25	\$33.15	\$702.49
2014	4003.0000	06/01/14	\$670.56	\$6.25	\$52.81	\$729.62

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

\$2,161.52
\$0.00
\$200.00
\$125.00
\$2,486.52
\$2,486.52
\$6.25

*Done this 8th day of July, 2015

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By _____

Date of Sale: 11-2-15

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

DR-512
R.05/88

Application Number: 150334

Notice to Tax Collector of Application for Tax Deed

TO: Tax Collector of Escambia County

In accordance with Florida Statutes, I,

**CAP ONE AS COLL ASSN RMCTL2013
PO BOX 54426
NEW ORLEANS, Louisiana, 70154**

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
4333.0000	07-4194-000	06/01/2013	LT 9 BLK 4 CORRY HTS PB 1 P 93 OR 5317 P 1564 CA 182

2014 TAX ROLL

STACK MARRIAN T & NICHOLS LUCINDA S
4968 PRIETO DR
PENSACOLA , Florida 32506

I agree to pay all delinquent taxes, redeem all outstanding certificates not in my possession, pay any omitted taxes, and pay current taxes, if due, covering the land, and pay any interest earned (a) on tax certificates not in my possession, (b) on omitted taxes or (c) on delinquent taxes. I also agree to pay all Tax Collector's fees, ownership and encumbrance reports costs, Clerk of the Court costs, charges and fees and Sheriff's costs, if applicable. Attached is the above-mentioned tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

rmctl2013 (Judy Micco)

Applicant's Signature

07/08/2015

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: 372S309000009004
Account: 074194000
Owners: STACK MARRIAN T & NICHOLS LUCINDA S
Mail: 4968 PRIETO DR PENSACOLA, FL 32506
Situs: 6 FLYNN DR 32507
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	\$7,000	\$26,782	\$33,782	\$33,782
2013	\$9,500	\$24,206	\$33,706	\$33,706
2012	\$9,500	\$24,206	\$33,706	\$33,706

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
12/2003	5317	1564	\$34,900	WD	View Instr
10/1999	4484	1776	\$24,900	WD	View Instr
05/1997	4135	1417	\$24,000	WD	View Instr
04/1992	3212	23	\$100	QC	View Instr

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

2014 Certified Roll Exemptions

None

Legal Description

LT 9 BLK 4 CORRY HTS PB 1 P 93 OR 5317 P 1564 CA 182

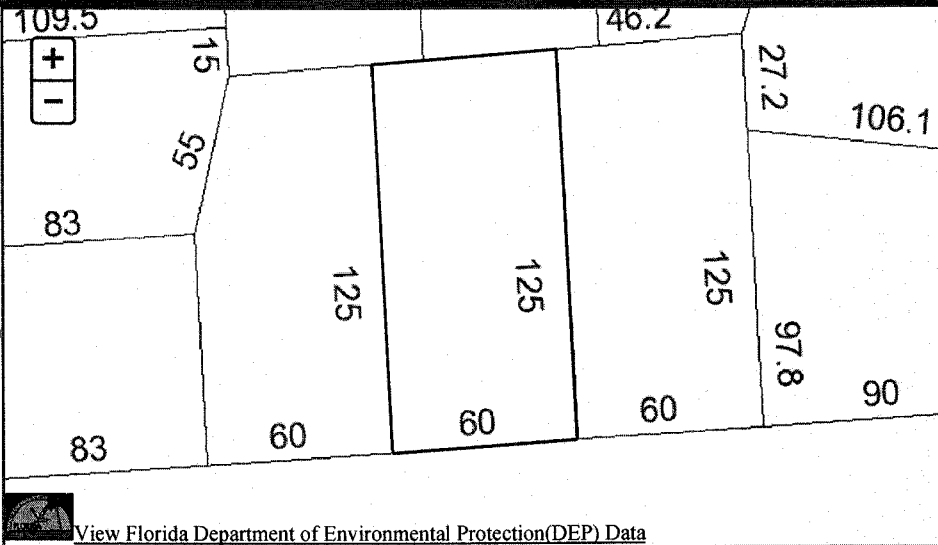
Extra Features

METAL SHED

Parcel Information

[Launch Interactive Map](#)

Section Map Id: CA182
Approx. Acreage: 0.1700
Zoned: MDR
Evacuation & Flood Information
[Open Report](#)



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


Buildings

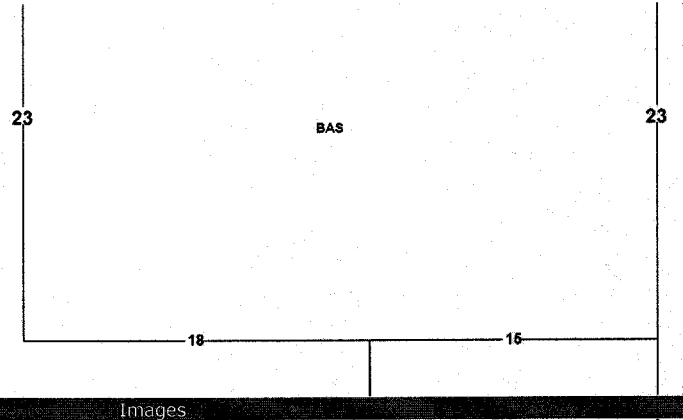
Address: 6 FLYNN DR, Year Built: 1943, Effective Year: 1953

Structural Elements

DECOR/MILLWORK-AVERAGE
 DWELLING UNITS-1
 EXTERIOR WALL-VINYL SIDING
 FLOOR COVER-HARDWOOD/PARQUET
 FOUNDATION-WOOD/SUB FLOOR
 HEAT/AIR-WALL/FLOOR FURN

INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-HIP
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

 Areas - 879 Total SF
BASE AREA - 759
SCRN PORCH FIN - 120

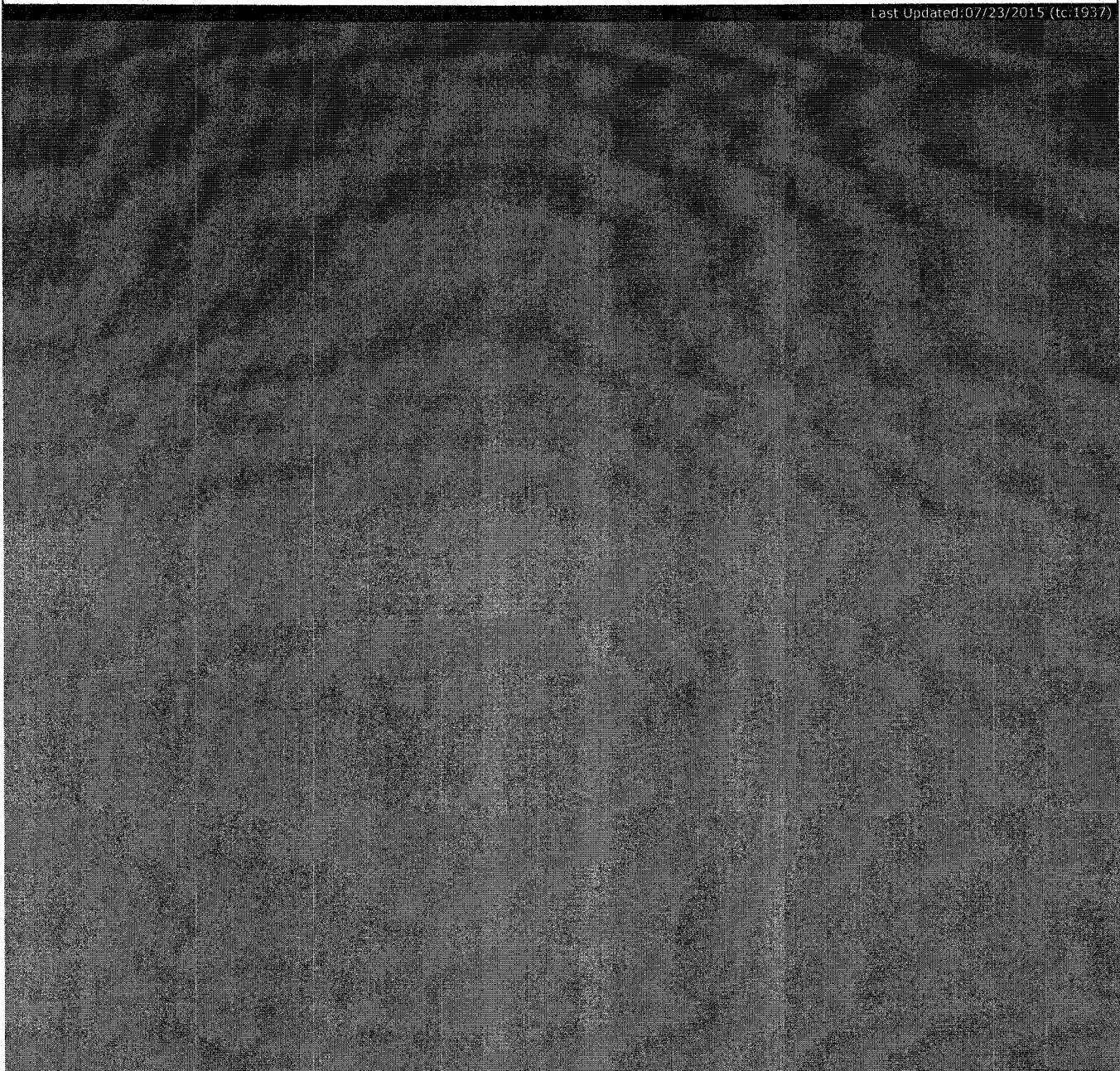


Images

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: 07/23/2015 (tc:1937)



15-685

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.: 12361

August 28, 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 08-28-1995, through 08-28-2015, and said search reveals the following:

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

Marrian T. Stack and Lucinda S. Nichols

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

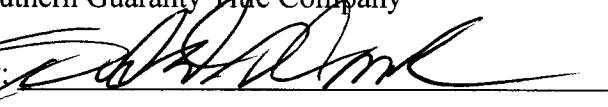
4. Taxes:

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: 

August 28, 2015

**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 12361

August 28, 2015

**Lot 9, Block 4, Corry Heights, as per plat thereof, recorded in Plat Book 1, Page 93, of the
Public Records of Escambia County, Florida**

**OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 12361

August 28, 2015

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

1. Taxes for the year 2012-2014 delinquent. The assessed value is \$34,088.00. Tax ID 07-4194-000.

PLEASE NOTE THE FOLLOWING:

- A. Subject to current year taxes.
- B. Taxes and assessments due now or in subsequent years.
- C. Subject to Easements, Restrictions and Covenants of record.
- D. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey and inspection of the premises.
- E. Oil, gas and mineral or any other subsurface rights of any kind or nature.

SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE

PENSACOLA, FLORIDA 32503

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

Email: 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: 11-2-2015

TAX ACCOUNT NO.: 07-4194-000

CERTIFICATE NO.: 2013-4333

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

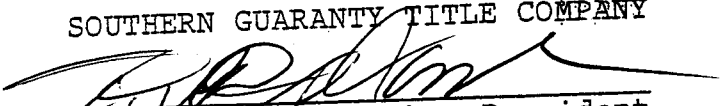
 X Homestead for tax year.

Marrian T. Stack
Lucinda S. Nichols
4968 Prieto Dr.
Pensacola, FL 32506

Unknown Tenants
6 Flynn Drive
Pensacola, FL 32507

Certified and delivered to Escambia County Tax Collector,
this 28th day of August, 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.

FILE NO. 03-25412
DOC. 248.50
REC: 15.00
TOTAL 258.50
STATE OF FLORIDA
COUNTY OF Escambia

WARRANTY DEED

37-2S-30-9000-009-004
Tax ID # _____

DEED REC STAMPS PD & ESC CO \$ 244.30
12/30/03 ERNIE LEE HAGANA, CLERK
DEED REC STAMPS PD & ESC CO \$ 274.30
12/30/03 ERNIE LEE HAGANA, CLERK

KNOW ALL MEN BY THESE PRESENTS: That
Michael Lynn Pearce, a married man

20303 Messina
San Antonio, Texas 78258, Grantor*
for and in consideration of Ten Dollars (\$10.00) and other good and valuable
considerations the receipt of which is hereby acknowledged has bargained, sold, conveyed
and granted unto

Marrrian T. Stack
and Lucinda S. Nichols, Grantee*
Address: -6 Flynn Drive- 4968 Prieto Drive Pensacola, Florida 32506 grantee's
heirs, executors, administrators and assigns, forever, the following described property, situate, lying and being in the County of
Escambia, State of Florida, to wit:

See Exhibit "A" Attached for legal description

✓ The above described property is not the homestead of the Grantor.

This instrument prepared by;
Carol D. Eubanks
Southland Title of Pensacola, Inc.
1120 N. 12th Ave.
Pensacola, Florida 32501

Subject to taxes for current year and to valid easements and restrictions of record affecting the above property, if any, which are not hereby
reimposed. Subject also to oil, gas and mineral reservations of record.
Said grantor does fully warranty the title to said land and will defend the same against the lawful claims of all persons whomsoever.
*Wherever used herein, the term "grantee/grantor" shall include the heirs, personal representatives,
successors and/or assigns of the respective parties hereto, the use of singular member shall include
the plural, and the plural the singular, the use of any gender shall include the genders.

IN WITNESS WHEREOF, grantor has hereunto set grantor's hand and seal on December 19, 2003
Bill E. Walking (Seal)
Witness: Bill E. Walking
Clinton Nelson (Seal)
Witness: Clinton Nelson

(Seal)

(Seal)

STATE OF Texas
COUNTY OF Brewer

The foregoing instrument was acknowledged before me this 19 day of December, 2003
by Michael Lynn Pearce, a married man

who is/are personally known to me or who has/have produced
drivers license
as identification and who did take an oath.

My Commission expires: 7.6.2005

Karynn L. Kolm
Notary Public

Serial Number:

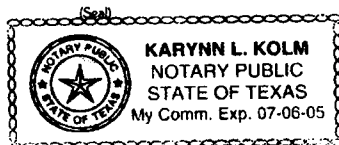


Exhibit "a"

Lot 9, Block 4, Corry Heights, being a portion of Section 37, Township 2 South,
Range 30 West, Escambia County, Florida, according to Plat recorded in Plat
Book 1 at Page 93 of the public records of said county.

Residential Sales
Abutting Roadway
Maintenance Disclosure

RCD Dec 30, 2003 03:16 pm
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2003-189391

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County, and if not, what person or entity will be responsible for maintenance. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. NOTE: Acceptance for filing of County Employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of Roadway: 6 Flynn Drive Pensacola, Florida
Legal Address of Property: 6 Flynn Drive Pensacola, Florida

The County (x) has accepted () has not accepted the abutting roadway for maintenance.

This form completed by:

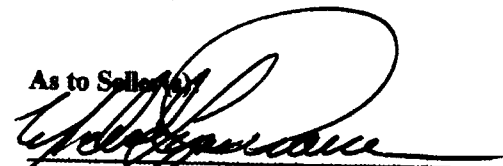
Southland Title of Pensacola, Inc.

Name
1120 N. 12th Ave.


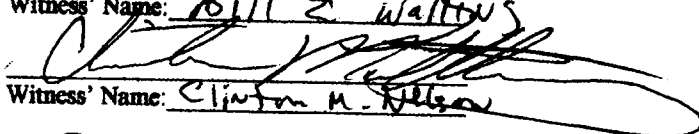
Address
Pensacola, Florida 32501

City, State, Zip Code

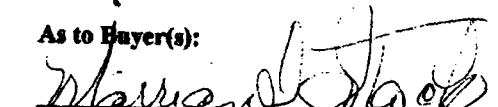
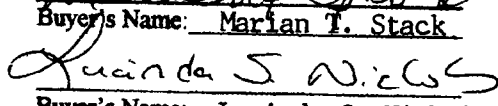
As to Seller(s):


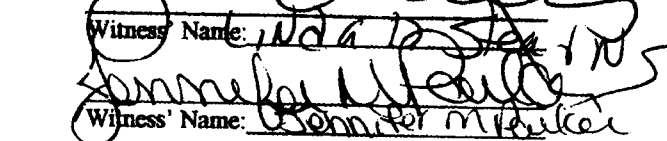

Seller's Name: Michael Lynn Pearce

Seller's Name: _____


Witness' Name: Bill E. Walters

Witness' Name: Clinton M. Nelson

As to Buyer(s):


Buyer's Name: Marian T. Stack

Buyer's Name: Lucinda S. Nichols


Witness' Name: Linda P. Stack

Witness' Name: Bonnie M. Miller

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

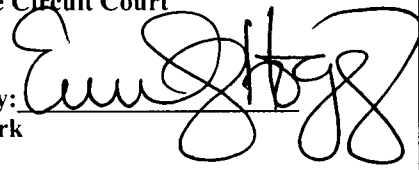
PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale

Account: 074194000 Certificate Number: 004333 of 2013

Payor: LUCINDA S NICHOLS 4968 PRIETO DR PENSACOLA, FL 32506 Date 09/30/2015

Clerk's Check #	1	Clerk's Total	\$499.26
Tax Collector Check #	1	Tax Collector's Total	\$2,641.96 #2932.50
		Postage	\$20.19
		Researcher Copies	\$3.00
		Total Received	\$3,164.41 \$2935.50

PAM CHILDERS
 Clerk of the Circuit Court

Received By: 
 Deputy Clerk

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
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
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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 004333
Redeemed Date 09/30/2015

Name LUCINDA S NICHOLS 4968 PRIETO DR PENSACOLA, FL 32506

Clerk's Total = TAXDEED	\$499.26	\$ 2932.50
Due Tax Collector = TAXDEED	\$2,641.96	
Postage = 102	\$20.19	
ResearcherCopies = TD6	\$3.00	

• For Office Use Only

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

FINANCIAL SUMMARY					
No Information Available - See Dockets					



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
Account: 074194000 Certificate Number: 004333 of 2013

Redemption No Application Date 07/08/2015 Interest Rate 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <u>11/02/2015</u>	Redemption Date <u>09/30/2015</u>
Months	4	2
Tax Collector	\$2,486.52	\$2,486.52
Tax Collector Interest	\$149.19	\$74.60
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$2,641.96	\$2,567.37 <i>TC</i>
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$221.00	\$221.00
App. Fee Interest	\$28.26	\$14.13
Total Clerk	\$499.26	\$485.13 <i>CH</i>
Postage	\$20.19	\$20.19
Researcher Copies	\$3.00	\$3.00
Total Redemption Amount	\$3,164.41	\$3,075.69
	Repayment Overpayment Refund Amount	\$88.72

ACTUAL SHERIFF \$120.00

9/24/15 LUCINDA S NICHOLS called for a quote, told her if she

Notes paid by next thursday 9/30/15 it would be \$2935.50. ebh



Submit

Reset

Print Preview



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

October 1, 2015

CAP ONE AS COLL ASSN RMCTL2013
PO BOX 54426
NEW ORLEANS LA 70154

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 004333	\$471.00	\$14.13	\$485.13
2013 TD 000034	\$526.00	\$15.78	\$541.78

TOTAL \$1,026.91

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division



(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

11/02/2015 - TAX CERTIFICATE # 04333

in the CIRCUIT Court
was published in said newspaper in the issues of

OCTOBER 1, 8, 15, 22, 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 22ND DAY OF
OCTOBER A.D., 2015

PAULA D. TURNER

NOTARY PUBLIC

NOTICE OF APPLICATION FOR
TAX DEED

NOTICE IS HEREBY GIVEN, That CAP ONE AS COLL ASSN RMCTL2013 holder of Tax Certificate No. 04333, 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 9 BLK 4 CORRY HTS PB 1 P 93 OR 5317 P 1564 CA 182

SECTION 37, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 074194000 (15-685)

The assessment of the said property under the said certificate issued was in the name of MARRIAN T STACK and LUCINDA S NICHOLS

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 November, which is the 2nd day of November 2015.

Dated this 1st day of October 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
(SEAL)
By: Emily Hogg
Deputy Clerk

oaw-4w-10-01-08-15-22-2015

