

TO: Tax Collector of ESCAMBIA COUNTY: JANET HOLLEY

In accordance with the Florida Statutes, I, TUDOR TAX LIEN CO LLC - SER 96 US BANK % TUDOR TAX LIEN CO LL  
P.O. BOX 645040  
CINCINNATI, OH 45264

, holder of the following tax sale certificate hereby surrender same to the Tax Collector and make tax deed application thereon:

<u>Certificate No.</u>	<u>Date</u>	<u>Legal Description</u>
2014/ 1462	06-01-2014	LT 8 BLK 2 LEXINGTON SQUARE PB 8 P 82 OR 6078 P 1761

I agree to pay all delinquent taxes, redeem all outstanding tax 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 report 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.

*Electronic signature on file*

Applicant's Signature

*04-19-2016*

Date

# Tax Collector's Certification

CTY-513

**Tax Deed Application Number**

1600088

**Date of Tax Deed Application**

Apr 19, 2016

This is to certify that **TUDOR TAX LIEN CO LLC - SER 96 US BANK % TUDOR TAX LIEN CO LL**, holder of **Tax Sale Certificate Number 2014 / 1462**, Issued the 1st Day of June, 2014 and which encumbers the following described property in the county of Escambia, State of Florida, to wit: **03-2936-130**

**Cert Holder:**

**TUDOR TAX LIEN CO LLC - SER 96 US BANK % TUDOR TAX LIEN CO LL**  
**P.O. BOX 645040**  
**CINCINNATI, OH 45264**

**Property Owner:**

**COPELAND MICHAEL A & LORETTA S**  
**2275 SCENIC HWY #130**  
**PENSACOLA, FL 32503**

LT 8 BLK 2 LEXINGTON SQUARE PB 8 P 82 OR 6078 P 1761

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, or if the certificate is held by the County, all appropriate fees have been deposited.

Certificates owned by applicant and filed in connection with this application:

Certificate Year/Number	Account Number	Sale Date	Face Amount of Certificate	Interest	Total
2014/1462	03-2936-130	06-01-2014	949.16	47.46	996.62

Certificates redeemed by applicant or included (County) in connection with this tax deed application:

Certificate Year/Number	Account Number	Sale Date	Face Amount of Certificate	Tax Collector's Fee	Interest	Total
2015/1570	03-2936-130	06-01-2015	1,158.15	6.25	57.91	1,222.31

**Amounts Certified by Tax Collector (Lines 1-7):****Total Amount Paid**

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant

2,218.93

2. Total of Delinquent Taxes Paid by Tax Deed Applicant

0.00

3. Total of Current Taxes Paid by Tax Deed Applicant

1290.69

4. Ownership and Encumbrance Report Fee

200.00

5. Tax Deed Application Fee

175.00

6. Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S.

3,884.62

7. Total (Lines 1 - 6)

**Amounts Certified by Clerk of Court (Lines 8-15):****Total Amount Paid**

8. Clerk of Court Statutory Fee for Processing Tax Deed

9. Clerk of Court Certified Mail Charge

10. Clerk of Court Advertising Charge

11. Clerk of Court Recording Fee for Certificate of Notice

12. Sheriff's Fee

13. Interest Computed by Clerk of Court Pursuant to Section 197.542, F.S.

14. Total (Lines 8 - 13)

15. One-half Assessed Value of Homestead Property, if Applicable per F.S.

16. Other Outstanding Certificates and Delinquent Taxes Not Included in this Application,

17. Statutory (Opening) Bid; Total of Lines 7, 14, 15 (if applicable) and 16 (if

18. Redemption Fee

6.25

19. Total Amount to Redeem

Done this the 25th day of April, 2016 Janet Holley, Tax Collector of Escambia County

Date of Sale:

July 11, 2016

By

*Candice Lewis*

\*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.

03-2936-130      2014



# 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:** 3115302104008002  
**Account:** 032936130  
**Owners:** COPELAND MICHAEL A & LORETTA S  
**Mail:** 2275 SCENIC HWY #130  
 PENSACOLA, FL 32503  
**Situs:** 6477 N CONCORD WAY 32504  
**Use Code:** SINGLE FAMILY - TOWNHOME   
**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
2015	\$7,125	\$40,872	\$47,997	\$47,997
2014	\$7,125	\$40,872	\$47,997	\$47,997
2013	\$7,125	\$43,224	\$50,349	\$50,349

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

## Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
01/2007	6078	1761	\$103,500	WD	<a href="#">View Instr</a>
12/1999	4509	425	\$308,500	WD	<a href="#">View Instr</a>
05/1997	4129	1008	\$100	WD	<a href="#">View Instr</a>
04/1983	1747	687	\$36,900	WD	<a href="#">View Instr</a>

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

## 2015 Certified Roll Exemptions

## Legal Description

LT 8 BLK 2 LEXINGTON SQUARE PB 8 P 82 OR 6078 P  
 1761

## Extra Features

None

## Parcel Information

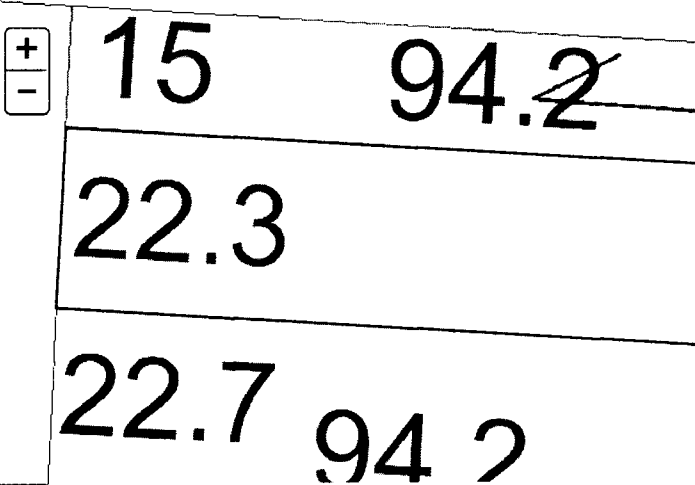
[Launch Interactive Map](#)

**Section  
Map Id:**  
 31-15-30-2

**Approx.  
Acreage:**  
 0.0493

**Zoned:**   
 Com

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



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

## Buildings

Address: 6477 N CONCORD WAY, Year Built: 1983, Effective Year: 1983

### Structural Elements

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

INTERIOR WALL-DRYWALL-PLASTER  
NO. PLUMBING FIXTURES-6  
NO. STORIES-2  
ROOF COVER-DIMEN/ARCH SHNG  
ROOF FRAMING-GABLE  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

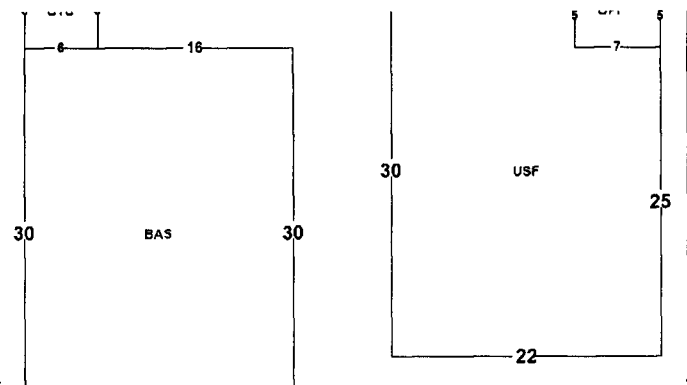
Areas - 1356 Total SF

BASE AREA - 660

OPEN PORCH FIN - 35

UPPER STORY FIN - 625

UTILITY UNF - 36



Images



7/16/15

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: 04/27/2016 (tc.9805)

## RESIDENTIAL SALES ABUTTING ROADWAY MAINTENANCE DISCLOSURE

**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. 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 Ordinance 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 by 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: 6477 Concord Way, Pensacola, FL 32504

Legal Address of Property: 6477 Concord Way, Pensacola, FL 32504

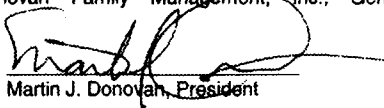
The County ( ☒ ) has accepted ( ☐ ) has not accepted the abutting roadway for maintenance.

This form completed by: Whibbs, Rayboun & Stone, P.A.  
105 E. Gregory Square  
Pensacola, FL 32502

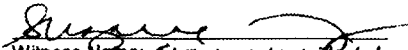
AS TO SELLER(S):

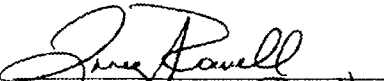
Donovan Family Limited Partnership, a Florida Limited Partnership

By: Donovan Family Management, Inc., General Partner

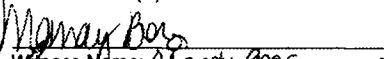
By:   
Martin J. Donovan, President

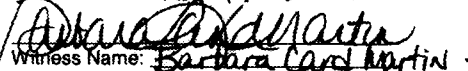
(Corporate Seal)

  
Witness Name: Suzanne K. Whibbs

  
Witness Name: Tracy Powell

AS TO BUYER(S):

  
Witness Name: Mandy Boes

  
Witness Name: Barbara Carol Martin

  
Loretta S. Copeland (Seal)

16.50  
724.50

Prepared by and return to:  
Barbara Land Martin  
Whibbs, Rayboun & Stone, P.A.  
105 E. Gregory Square  
Pensacola, FL 32502  
850-434-5395  
File Number: 06-1203

Parcel Identification No. 311S30-2104-008-002

[Space Above This Line For Recording Data]

## Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

*HL* **This Indenture** made this 30th day of January, 2007 between Donovan Family Limited Partnership, a Florida Limited Partnership whose post office address is 223 E. Government St., Pensacola, FL 32502 of the County of Escambia, State of Florida, grantor\*, and Loretta S. Copeland and Michael A. Copeland, Wife and Husband whose post office address is 6477 Concord Way, Pensacola, FL 32504 of the County of Escambia, State of Florida, grantee\*.

*MLC* **Witnesseth**, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Escambia County, Florida, to-wit:

Lot 8, Block 2, Lexington Square, a Townhouse subdivision in the Southeast Quarter of the Southeast Quarter, Section 31, Township 1 South, Range 30 West, as recorded in Plat Book 8, at Page 82, of the public records of Escambia County, Florida.

and said grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

\* "Grantor" and "Grantee" are used for singular or plural, as context requires.

**In Witness Whereof**, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Donovan Family Limited Partnership, a Florida Limited Partnership

By: Donovan Family Management, Inc., General Partner

By: *Martin J. Donovan*  
Martin J. Donovan, President

(Corporate Seal)

*Suzanne W. Whibbs*  
Witness Name: Suzanne W. Whibbs

*Tracy Powell*  
Witness Name: Tracy Powell

State of Florida  
County of Escambia

The foregoing instrument was acknowledged before me this 30th day of January, 2007 by Martin J. Donovan, President of Donovan Family Management, Inc., General Partner, of Donovan Family Limited Partnership, a Florida Limited Partnership on behalf of the corporation and the partnership. He [X] is personally known to me or [ ] has produced a driver's license as identification.

[No



*Suzanne W. Whibbs*  
Notary Public, State of Florida

Printed Name: Suzanne W. Whibbs

My Commission Expires: \_\_\_\_\_

# 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: July 11, 2016

TAX ACCOUNT NO.: 03-2936-130

CERTIFICATE NO.: 2014-1462

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.


Michael A. Copeland  
2275 Scenic Hwy. #130  
Pensacola, FL 32503

Loretta S. Copeland  
3005 E. Brainerd St.  
Pensacola, FL 32503

Unknown Tenants  
6477 N. Concord Way  
Pensacola, FL 32504

Certified and delivered to Escambia County Tax Collector,  
this 29th day of May, 2016.

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.: 12614

April 27, 2016

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

1. Taxes for the year 2013-2015 delinquent. The assessed value is \$47,997.00. Tax ID 03-2936-130.

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.: 12614

April 27, 2016

**Lot 8, Block 2, Lexington Square, a Townhouse subdivision, as per plat thereof, recorded in Plat Book 8,  
Page 82, of the Public Records of Escambia County, Florida**

16-103

**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.: 12614

April 27, 2016

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 04-27-1996, through 04-27-2016, and said search reveals the following:

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

Michael A. Copeland and Loretta S. Copeland, divorced

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: 

April 27, 2016

## 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 July 11, 2016, 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 **TUDOR TAX LIEN CO LLC - SER 96 US BANK % TUDOR TAX LIEN CO LL** holder of **Tax Certificate No. 01462**, issued the **1st day of June, A.D., 2014** 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 8 BLK 2 LEXINGTON SQUARE PB 8 P 82 OR 6078 P 1761**

**SECTION 31, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 032936130 (16-103)**

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

**MICHAEL A COPELAND and LORETTA S COPELAND**

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 Monday** in the month of July, which is the **11th day of July 2016**.

Dated this 9th day of June 2016.

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:

**LORETTA S COPELAND**  
2275 SCENIC HWY #130  
PENSACOLA FL 32503

**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



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Emily Hogg  
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### Post Property:

**6477 N CONCORD WAY 32504**



**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 # 01462 of 2014**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on June 8, 2016, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

MICHAEL A COPELAND 2275 SCENIC HWY #130 PENSACOLA FL 32503	LORETTA S COPELAND 2275 SCENIC HWY #130 PENSACOLA FL 32503
LORETTA S COPELAND 3005 E BRAINERD ST PENSACOLA FL 32503	MICHAEL A COPELAND C/O TENANTS 6477 N CONCORD WAY PENSACOLA FL 32504

WITNESS my official seal this 8th day of June 2016.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

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**MICHAEL A COPELAND**  
2275 SCENIC HWY #130  
PENSACOLA FL 32503

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



By:   
Emily Hogg  
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

16-103

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO16CIV027768NON

**Agency Number:** 16-008631

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 01462 2014

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: MICHAEL A COPELAND AND LORETTA S COPELAND

**Defendant:**

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

Individual

Received this Writ on 6/8/2016 at 2:11 PM and served same on MICHAEL A COPELAND , at 4:50 PM on 6/21/2016 in ESCAMBIA COUNTY, FLORIDA, by delivering a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

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

D. BANKS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: DLRUPERT



008629

## 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 July 11, 2016, 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 TUDOR TAX LIEN CO LLC - SER 96 US BANK % TUDOR TAX LIEN CO LL holder of Tax Certificate No. 01462, issued the 1st day of June, A.D., 2014 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 8 BLK 2 LEXINGTON SQUARE PB 8 P 82 OR 6078 P 1761

SECTION 31, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 032936130 (16-103)

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

**MICHAEL A COPELAND and LORETTA S COPELAND**

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** Monday in the month of July, which is the **11th** day of July 2016.

Dated this 9th day of June 2016.

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:

**LORETTA S COPELAND**  
2275 SCENIC HWY #130  
PENSACOLA FL 32503



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

By:  
Emily Hogg  
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

16-103

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO16CIV027732NON

**Agency Number:** 16-008624

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 01462 2014

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: MICHAEL A COPELAND AND LORETTA S COPELAND

**Defendant:**

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

Individual

Received this Writ on 6/8/2016 at 2:11 PM and served same on LORETTA S COPELAND , at 5:10 PM on 6/21/2016 in ESCAMBIA COUNTY, FLORIDA, by delivering a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

*D. Banks 918*

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

D. BANKS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: DLRUPERT

**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 July 11, 2016, 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 **TUDOR TAX LIEN CO LLC - SER 96 US BANK % TUDOR TAX LIEN CO LL** holder of **Tax Certificate No. 01462**, issued the 1st day of **June, A.D., 2014** 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 8 BLK 2 LEXINGTON SQUARE PB 8 P 82 OR 6078 P 1761**

**SECTION 31, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 032936130 (16-103)**

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

**MICHAEL A COPELAND and LORETTA S COPELAND**

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** Monday in the month of July, which is the **11th** day of **July 2016**.

Dated this 8th day of June 2016.

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:**

**6477 N CONCORD WAY 32504**



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

By:  
Emily Hogg  
Deputy Clerk

16-103

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO16CIV027729NON

**Agency Number:** 16-008663

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT # 01462 2014

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** IN RE MICHAEL A COPELAND AND LORETTA S COPELAND

**Defendant:**

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

Received this Writ on 6/8/2016 at 2:14 PM and served same at 2:05 PM on 6/9/2016 in ESCAMBIA COUNTY, FLORIDA,  
by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY AS PER CLERKS OFFICE INSTRUCTIONS.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

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

*J. Anglin 929*

J. ANGLIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: NDSCHERER

MICHAEL A COPELAND [16-103]  
2275 SCENIC HWY #130  
PENSACOLA FL 32503

9171 9690 0935 0128 0814 14

LORETTA S COPELAND [16-103]  
2275 SCENIC HWY #130  
PENSACOLA FL 32503

9171 9690 0935 0128 0814 21

LORETTA S COPELAND [16-103]  
3005 E BRAINERD ST  
PENSACOLA FL 32503

9171 9690 0935 0128 0814 38

MICHAEL A COPELAND [16-103]  
C/O TENANTS  
6477 N CONCORD WAY  
PENSACOLA FL 32504

9171 9690 0935 0128 0814 52

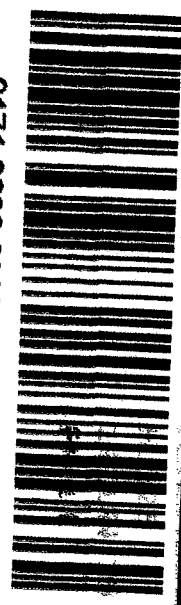
*opened at the  
wrong address  
returned*

14/001402

**Pam Chiuers**

Clerk of the Circuit Court & Comptroller  
Official Records  
221 Palafox Place, Suite 110  
Pensacola, FL 32502

**CERTIFIED MAIL**



9171 9690 0935 0128 0814 52

NEOPOST

FIRST-CLASS MAIL

06/08/2016

**US POSTAGE \$005.115**



ZIP 32502  
041M11272965

**RETURN TO SENDER**

Notified 6/13/16

Postage Due  
cannot return opened

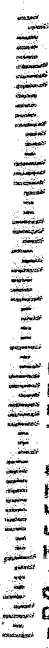
MICHAEL A COPELAND 408-1037

C/O TENANTS  
6477 N CONCORD WAY  
PENSACOLA FL 325

32504815177

322 FEB 1 N C0006/17/16  
UNABLE TO FORWARD FOR REVIEW  
\*\*C038\*\*

BC: 32504815177 DU \*2187-01391-08-43



Search Property	Property Sheet	Lien Holder's	Redeem	Forms	Courtview	Benchmark
Redeemed From Sale						



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

**Tax Deed - Redemption Calculator**

**Account: 032936130 Certificate Number: 001462 of 2014**

Redemption ☐ Yes ☒ Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="07/11/2016"/>	Redemption Date <input type="text" value="07/08/2016"/>
Months	3	3
Tax Collector	<input type="text" value="\$3,884.62"/>	<input type="text" value="\$3,884.62"/>
Tax Collector Interest	\$174.81	\$174.81
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$4,065.68	\$4,065.68 <i>TC</i>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$20.25	\$20.25
Total Clerk	\$470.25	\$470.25 <i>CH</i>
Postage	<input type="text" value="\$21.36"/>	<input type="text" value="\$21.36"/>
Researcher Copies	<input type="text" value="\$2.00"/>	<input type="text" value="\$2.00"/>
Total Redemption Amount	\$4,559.29	\$4,559.29
	Repayment Overpayment Refund Amount	\$0.00

Notes

**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



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

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

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

**Case # 2014 TD 001462**

**Redeemed Date 07/08/2016**

**Name TWO HORNS LLC PO BOX 98 ALFORD FL 32420**

Clerk's Total = TAXDEED	\$470.25
Due Tax Collector = TAXDEED	\$4,065.68
Postage = TD2	\$21.36
ResearcherCopies = TD6	\$2.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
<b>FINANCIAL SUMMARY</b>					
No Information Available - See Dockets					



**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



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

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

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

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
Tax Certificate Redeemed From Sale  
Account: 032936130 Certificate Number: 001462 of 2014**

**Payor: TWO HORNS LLC PO BOX 98 ALFORD FL 32420 Date 07/08/2016**

Clerk's Check #	5502803974	Clerk's Total	\$470.25
Tax Collector Check #	1	Tax Collector's Total	\$4,065.68
		Postage	\$21.36
		Researcher Copies	\$2.00
		Total Received	\$4,559.29

**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>**

# THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 2014

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TUDOR TAX LIEN CO LLC - SER 96 US BANK % TUDOR TAX LIEN CO LL** holder of Tax Certificate No. 01462, issued the 1st day of June, A.D., 2014 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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8 P 82 OR 6078 P 1761**

**SECTION 31, TOWNSHIP 1 S, RANGE  
30 W  
TAX ACCOUNT NUMBER  
032936130 (16-103)**

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**MICHAEL A COPELAND and  
LORETTA S COPELAND**

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Dated this 8th day of June 2016.

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**PAM CHILDERS**  
As Clerk of the Circuit Court  
Of Escambia County, Florida

By: Emily Hogg  
Deputy Clerk

4wr6/8-6/29TD

Before the undersigned authority personally appeared Malcolm G. Ballinger who under oath says that he is Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2014 TDS 01462 in the Escambia Court was published in said newspaper in and was printed and released on the start date of 6-8-16 and end date of 7-5-16.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, 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 of the said newspaper.

X

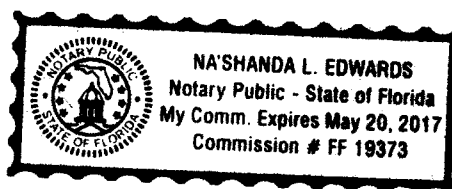
Malcolm G. Ballinger  
MALCOLM G. BALLINGER, PUBLISHER

STATE OF FLORIDA  
COUNTY OF Escambia

The foregoing instrument was acknowledged before me, Na'Shanda L. Edwards, this 30 day of June 2016, by Malcolm G. Ballinger, who is personally known to me.

X Na'Shanda L. Edwards

NA'SHANDA L. EDWARDS, NOTARY PUBLIC



**Pam Childers**

Clerk of the Circuit Court & Comptroller  
Official Records  
221 Palafox Place, Suite 110  
Pensacola, FL 32502

**CERTIFIED MAIL™**



9171 9690 0935 0128 0814 21

NEOPOST

FIRST-CLASS MAIL

06/08/2016

**US POSTAGE**

**\$005.115**



ZIP 32502  
041M11272965

**UNCLAIMED**

14/04/11

LORETTA S COPELAND [16-103]  
2275 SCENIC HWY #130  
PENSACOLA FL 32503

322 DE 1  
RETURN TO SENDER  
UNCLAIMED  
FORWARD

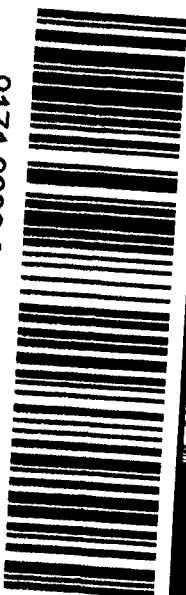
BC: 32502583335

\*2187-01374-08-43

**Pam Childers**

Clerk of the Circuit Court & Comptroller  
Official Records  
221 Palafox Place, Suite 110  
Pensacola, FL 32502

**CERTIFIED MAIL™**



9171 9690 0935 0128 0814 14

NEOPOST

FIRST-CLASS MAIL

06/08/2016

**US POSTAGE**

**\$005.115**



ZIP 32502  
041M11272965

**UNCLAIMED**

MICHAEL A COPELAND [16-103]  
2275 SCENIC HWY #130  
PENSACOLA FL 32503

322 DE 1  
RETURN TO SENDER  
UNCLAIMED  
FORWARD

0607/01/16

320

3250205833  
925098871 07

BC: 32502583335

\*2187-01375-08-43



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

July 15, 2016

TUDOR TAX LIEN CO LLC SER 96 US BANK  
P O BOX 645040  
CINCINNATI OH 45264

Dear Certificate Holder:

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

TAX CERT	APP FEES	INTEREST	TOTAL
2014 TD 01462	\$450.00	\$20.25	\$470.25
2014 TD 01808	\$450.00	\$20.25	\$470.25
2014 TD 03339	\$450.00	\$20.25	\$470.25

TOTAL \$1,410.75

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

By:

Myllinda Johnson  
Tax Deed Division