

TO: Tax Collector of ESCAMBIA COUNTY : SCOTT LUNSFORD

In accordance with the Florida Statutes, I,

TWR AS CST FOR EBURY FUND FL15
PO BOX 54876
NEW ORLEANS, LA 70154

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

Certificate No.	Date	Legal Description
2014/ 1609	06-01-2014	BEG AT SE COR OF SEC 28 N 11 DEG 00 MIN 00 SEC E ALG E LI OF SEC 266 FT S 79 DEG 00 MIN 00 SEC E 878 FT N 11 DEG 00 MIN 00 SEC E 33 FT TO NE COR OF INTER OF MOCKINGBIRD LANE & HANCOCK LANE TH CONT N 11 DEG 00 MIN 0 SEC E AND ALG E R/W LI OF MOCKINGBIRD LN 476 60/100 FT TO POB CONT N 11 DEG 00 MIN 00 SEC E AND ALG E R/W LI OF MOCKINGBIRD LN 150 40/100 FT TH S 79 DEG 00 MIN 00 SEC E 239 80/100 FT TO W LI OF AZALEA PARK S/D PB 7 P 77 TH SLY ALG W LI OF SD AZALEA PARK S/D 150 47/100 FT N 79 DEG 00 MIN 00 SEC W 244 30/100 FT TO POB OR 1672 P 769

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

01-23-2017

Date

BEG AT SE COR OF SEC 28 N 11 DEG 00 MIN 00 SEC E ALG E LI OF SEC 266 FT S 79 DEG 00 MIN 00 SEC E 878 FT N 11 DEG 00 MIN 00 SEC E 33 FT TO NE COR OF INTER OF MOCKINGBIRD LANE & HANCOCK LANE TH CONT N 11 DEG 00 MIN 0 SEC E AND ALG E R/W LI OF MOCKINGBIRD LN 476 60/100 FT TO POB CONT N 11 DEG 00 MIN 00 SEC E AND ALG E R/W LI OF MOCKINGBIRD LN 150 40/100 FT TH S 79 DEG 00 MIN 00 SEC E 239 80/100 FT TO W LI OF AZALEA PARK S/D PB 7 P 77 TH SLY ALG W LI OF SD AZALEA PARK S/D 150 47/100 FT N 79 DEG 00 MIN 00 SEC W 244 30/100 FT TO POB OR 1672 P 769

Tax Collector's Certification

CTY-513

Tax Deed Application Number
1700010

Date of Tax Deed Application
Jan 23, 2017

This is to certify that **TWR AS CST FOR EBURY FUND FL15**, holder of **Tax Sale Certificate Number 2014 / 1609**, Issued the 1st Day of June, 2014 and which encumbers the following described property in the county of Escambia County, State of Florida, to wit:
04-0487-560

Cert Holder:
TWR AS CST FOR EBURY FUND FL15
PO BOX 54876 NEW ORLEANS, LA 70154

Property Owner:
ARNOLD RICHARD A
6218 MOCKINGBIRD LN
PENSACOLA, FL 32503
BEG AT SE COR OF SEC 28 N 11 DEG 00 MIN 00 SEC E ALG E LI
OF SEC 266 FT S 79 DEG 00 MIN 00 SEC E 878 Full legal
attached.

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
2014/1609	04-0487-560	06/01/2014	309.06	18.54	327.60

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
2016/1546	04-0487-560	06/01/2016	345.53	6.25	33.98	385.76
2015/1736	04-0487-560	06/01/2015	315.10	6.25	15.76	337.11

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	1,050.47
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	311.86
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.	
7. Total (Lines 1 - 6)	1,737.33

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.	19,118.00
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 23rd day of January, 2017 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: 5/1/17

By 

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
04-0487-560 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: 351S307114002004
Account: 040487560
Owners: ARNOLD RICHARD A
Mail: 6218 MOCKINGBIRD LN
PENSACOLA, FL 32503
Situs: 6218 MOCKINGBIRD LN 32503
Use Code: STORE/OFFICE/SFR 
Taxing Authority: COUNTY MSTU
Tax Inquiry: [Open Tax Inquiry Window](#)
Tax Inquiry link courtesy of Scott Lunsford
Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	<u>Cap Val</u>
2016	\$12,768	\$32,276	\$45,044	\$38,236
2015	\$12,768	\$31,065	\$43,833	\$37,971
2014	\$12,768	\$30,669	\$43,437	\$37,670

Disclaimer

Amendment 1/Portability Calculations

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
08/1982	1672	769	\$100	WD	View Instr

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

2016 Certified Roll Exemptions

HOMESTEAD EXEMPTION

Legal Description

BEG AT SE COR OF SEC 28 N 11 DEG 00 MIN 00 SEC E ALG E
LI OF SEC 266 FT S 79 DEG 00 MIN 00 SEC E 878 FT N 11
DEG 00...

Extra Features

CARPORT

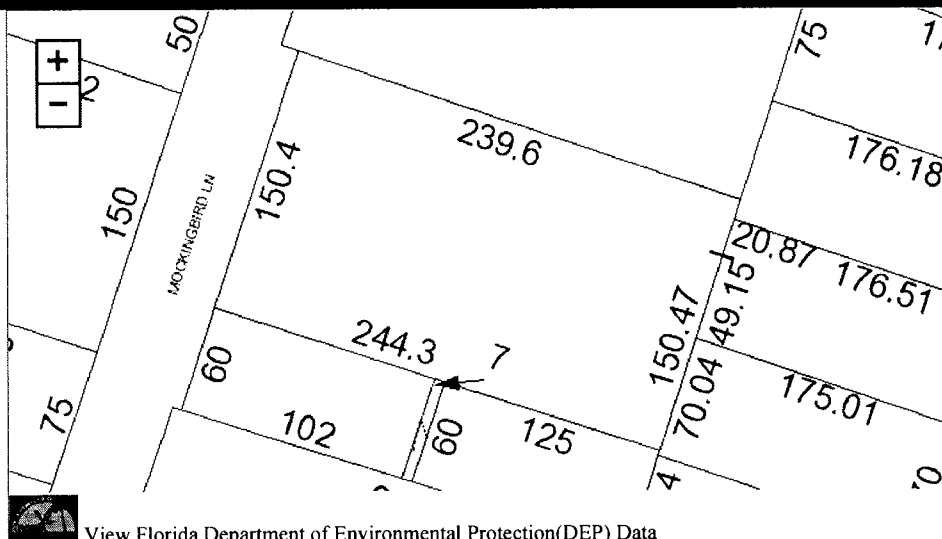
Parcel Information

**Section Map
Id:**
35-1S-30-1

**Approx.
Acreage:**
0.8400

Zoned: HDMU

**Evacuation
& Flood
Information**
Open Report



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

Buildings

Address: 6218 MOCKINGBIRD LN, Year Built: 1978, Effective Year: 1978

Structural Elements

DECOR./MILL. WORK-MINIMUM
DWELLING UNITS-1
EXTERIOR WALL-BRICK-COMMON
EXTERIOR WALL-CONCRETE BLOCK
FLOOR COVER-ASPHALT TILE
FOUNDATIONS-SLAB ON GRADE

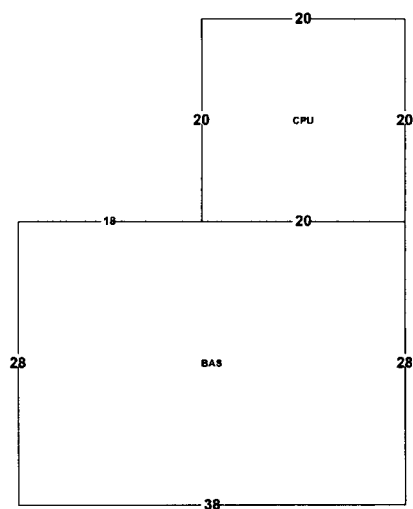
HEAT/AIR-UNIT HEATERS
INTERIOR WALL-EXPOSED BLK/BRK
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-CORRUGATED METL
ROOF FRAMING-GABLE
STORY HEIGHT-10
STRUCTURAL FRAME-MASONRY PIL/STL



Areas - 1464 Total SF

BASE AREA - 1064

CARPORT UNF - 400



Images



5/16/16

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:02/14/2017 (tc.36737)


The costs of such repairs shall be certified to the Special Magistrate and may be added to any fines imposed pursuant to this order.


All monies owing hereunder shall constitute a lien on all your real and personal property including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

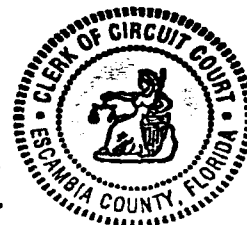
You have the right to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at 6708 Plantation Road Pensacola, Florida 32504 and the Escambia County Circuit Court Clerk at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than 30 days from the date of the Order. Failure to timely file a written Notice of Appeal will waive your rights to appeal.

Jurisdiction is retained to enter such further orders as may be appropriate and necessary.

DONE AND ORDERED at Escambia County, Florida on the 18 day of September, 2007.


Jim Messer
Special Magistrate
Office of Environmental Enforcement

Certified to be a true copy of
the original on file in this office
Witness my hand and official seal
ERNIE LEE MAGAHA
Clerk of the Circuit Court
Escambia County, Florida
By:  D.C.
Date: 9-21-07



THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby ORDERED that: Richard A Ansel

shall have until ABATE, 2007 to correct the violation and to bring the violation

into compliance. Corrective action shall include: ABATE BUT NOT

WITHIN THE PERIOD / NOTICE GIVEN BY THE COUNTY.
COUNTY REQUESTS COSTS OF HEARING BECAUSE OF
RESPONDENT'S FAILURE TO COMPLY WITHIN THE
PERIOD SET FOR THE ADVISEMENT.

If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 0 per day, commencing _____, 2007.

This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. Immediately upon your full correction of this violation, you should contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance.

If the violation is not abated within the specified time period, then the County may elect to abate the violation for you and the reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of \$1,100.00 are hereby awarded in favor of Escambia County as the prevailing party against Richard A Ansel

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1), F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners may make all reasonable repairs necessary to bring the property into compliance if the violator does not correct the violation by a specified date.

Recorded in Public Records 09/21/2007 at 11:55 AM OR Book 6221 Page 1410,
Instrument #2007090902, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL Recording \$27.00

Recorded in Public Records 09/21/2007 at 11:14 AM OR Book 6221 Page 1324,
Instrument #2007090882, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL Recording \$27.00

**THE OFFICE OF ENVIRONMENTAL ENFORCEMENT
SPECIAL MAGISTRATE
IN AND FOR THE
COUNTY OF ESCAMBIA, STATE OF FLORIDA**

ESCAMBIA COUNTY, FLORIDA

Vs.

Case No.: 07-04-0738
Location: 6218 Mockingbird Lane
PR# 351S30-71114-004-004

Richard A. Arnold
6218 Mockingbird Lane
Pensacola, FL 32503

ORDER

This CAUSE having come before the Office of Environmental
Enforcement Special Magistrate on the Petition of the Environmental Enforcement
Officer for alleged violation of the ordinances of the County of Escambia, State of
Florida, and the Special Magistrate having considered the evidence before him in the
form of testimony by the Enforcement Officer and the respondent or representative,
Richard A. Arnold, as well as evidence submitted and after consideration of the
appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate
finds that a violation of the Code of Ordinances Sec. 42-196 (b); 42-196 (d) has been
abated.

5.00 REC. FEE
4.00 ST. STP.
1.00 FED. STP.
5.00 TOTAL

1672 PAGE 769
WARRANTY DEED

Prepared by:
Richard A. Arnold
6218 Mockingbird Lane
Pensacola, Florida
32503

State of Florida }
Escambia County }

6218 Mockingbird Lane
GRANTEES' ADDRESS

Know All Men by These Presents: That we, Henry L. Arnold and Leola Arnold
(husband & wife)

for and in consideration of Ten and No/100 (\$10.00) Dollars and other good and valuable consideration,
the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto Richard A. Arnold

his heirs, executors, administrators and assigns, forever, the following described real property,
situate, lying and being in the County of Escambia
State of Florida to wit:

Commence at the Southeast corner of Section 28, T-1-S, R-30-W, Escambia County Florida;
thence go N 11°00'00" E along the East line of the said Section a distance of 266.00 feet;
thence go S 79°00'00" E a distance of 878.00 feet; thence go N 11°00'00" E a distance of
33.00 feet to the Northeast corner of the Intersection of Mockingbird Lane and Hancock
Lane; thence continue N 11°00'00" E and along the East right of way line of Mockingbird
Lane a distance of 476.60 feet to the Point of Beginning; thence continue N 11°00'00"
E and along the East right of way line of Mockingbird Lane a distance of 150.40 feet; thence
go S 79°00'00" E a distance of 239.80 feet to the West line of Azalea Park a subdivision
according to plat recorded in Plat Book 7 at Page 77 of the Public Records of said County;
thence go Southerly along the West line of the said Azalea Park subdivision a distance of
150.47 feet; thence go N 79°00'00" W a distance of 244.30 feet to the Point of Beginning;
All lying and being in Section 35, T-1-S, R-30-W, Escambia County, Florida.

To have and to hold, unto the said grantee, his heirs and assigns, forever.
Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all exemptions and right of homestead.

And we covenant that we are well seized of an indefeasible estate in fee simple in the said property, and have a good right to convey the same; that it is free of lien or encumbrance, except as stated above; and that we and our heirs, executors and administrators, the said grantee, his heirs, executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever warrant and defend.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 12th day of August, A.D. 1982
Signed, sealed and delivered in the presence of

Leola Arnold (SEAL)
Henry L. Arnold (SEAL)
Louis S. Curry (SEAL)

State of Florida
Escambia County

Before the subscriber personally appeared Henry L. Arnold and Leola Arnold

his wife, known to me to be the individual described by said name, in and who executed the foregoing instrument and acknowledged that they executed the same for the uses and purposes therein set forth.
Given under my hand and official seal this 12th day of August, 1982

Notary Public, State of Florida
My Commission Expires August 7, 1984
Louis S. Curry
Notary Public

FILED & RECORDED
159237
16 11 06 AM '82
CLERK OF THE
COUNTY OF ESCAMBIA
FLORIDA

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

Scott Lunsford
Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32591

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 5-1-2017

TAX ACCOUNT NO.: 04-0487-560

CERTIFICATE NO.: 2014-1609

In compliance with Section 197.256, Florida Statutes, the following is a list of names and addresses of those persons, firms and/or agencies having legal interest in or claim against the above described property. The above referenced tax sale certificate is being submitted as proper notification of tax deed sale.

YES NO

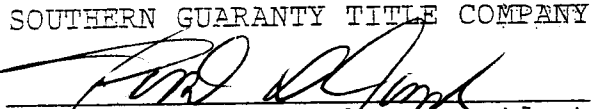
 X Notify City of Pensacola, P.O. Box 12910, 32521
X Notify Escambia County, 221 Palafox Place/4th Floor/
190 Governmental Center, 32502
X Homestead for 2016 tax year.

Richard A. Arnold
6218 Mockingbird Lane
Pensacola, FL 32503

Escambia County Code Enforcement
3363 West Park Place
Pensacola, FL 32505

Certified and delivered to Escambia County Tax Collector,
this 20th day of February, 2017.

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.: 13365

February 15, 2017

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

1. MSBU Lien filed by Escambia County recorded in O.R. Book 4314, page 666, and O.R. Book 4443, page 601.
2. Code Enforcement Lien filed by Escambia County recorded in O.R. Book 6221, page 1410.
3. Taxes for the year 2013-2016 delinquent. The assessed value is \$45,044.00. Tax ID .

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.: 13365

February 15, 2017

351S307114002004 - Full Legal Description

BEG AT SE COR OF SEC 28 N 11 DEG 00 MIN 00 SEC E ALG E LI OF SEC 266 FT S 79 DEG 00 MIN 00 SEC E 878 FT N 11 DEG 00 MIN 00 SEC E 33 FT TO NE COR OF INTER OF MOCKINGBIRD LANE & HANCOCK LANE TH CONT N 11 DEG 00 MIN 0 SEC E AND ALG E R/W LI OF MOCKINGBIRD LN 476 60/100 FT TO POB CONT N 11 DEG 00 MIN 00 SEC E AND ALG E R/W LI OF MOCKINGBIRD LN 150 40/100 FT TH S 79 DEG 00 MIN 00 SEC E 239 80/100 FT TO W LI OF AZALEA PARK S/D PB 7 P 77 TH SLY ALG W LI OF SD AZALEA PARK S/D 150 47/100 FT N 79 DEG 00 MIN 00 SEC W 244 30/100 FT TO POB OR 1672 P 769

17-179

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.: 13365

February 15, 2017

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 02-15-1997, through 02-15-2017, and said search reveals the following:

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

Richard A. Arnold

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: 

February 15, 2017

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 May 1, 2017, 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 TWR AS CST FOR EBURY FUND FL15 holder of Tax Certificate No. 01609, 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:

BEG AT SE COR OF SEC 28 N 11 DEG 00 MIN 00 SEC E ALG E LI OF SEC 266 FT S 79 DEG 00 MIN 00 SEC E 878 FT N 11 DEG 00 MIN 00 SEC E 33 FT TO NE COR OF INTER OF MOCKINGBIRD LANE & HANCOCK LANE TH CONT N 11 DEG 00 MIN 0 SEC E AND ALG E R/W LI OF MOCKINGBIRD LN 476 60/100 FT TO POB CONT N 11 DEG 00 MIN 00 SEC E AND ALG E R/W LI OF MOCKINGBIRD LN 150 40/100 FT TH S 79 DEG 00 MIN 00 SEC E 239 80/100 FT TO W LI OF AZALEA PARK S/D PB 7 P 77 TH SLY ALG W LI OF SD AZALEA PARK S/D 150 47/100 FT N 79 DEG 00 MIN 00 SEC W 244 30/100 FT TO POB OR 1672 P 769

SECTION 35, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 040487560 (17-179)

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

RICHARD A ARNOLD

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 May, which is the 1st day of May 2017.

Dated this 16th day of March 2017.

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:

RICHARD A ARNOLD
6218 MOCKINGBIRD LN
PENSACOLA, FL 32503

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Post Property:

6218 MOCKINGBIRD LN 32503



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

By:
Emily Hogg
Deputy Clerk

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SECTION 35, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 040487560 (17-179)

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

RICHARD A ARNOLD

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 May, which is the 1st day of May 2017.

Dated this 16th day of March 2017.

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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 01609 of 2014

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on March 16, 2017, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

RICHARD A ARNOLD 6218 MOCKINGBIRD LN PENSACOLA, FL 32503	ESCAMBIA COUNTY OFFICE OF COUNTY ATTORNEY 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502
ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT ESCAMBIA CENTRAL OFFICE COMPLEX 3363 WEST PARK PLACE PENSACOLA FL 32505	

WITNESS my official seal this 16th day of March 2017.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



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

Tax Deed - Redemption Calculator

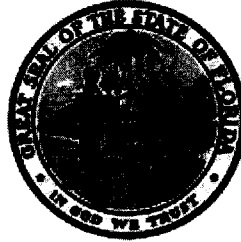
Account: 040487560 Certificate Number: 001609 of 2014

Redemption ☐ No ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="05/01/2017"/>	Redemption Date <input type="text" value="03/21/2017"/> <input type="text" value="16"/>
Months	4	2
Tax Collector	<input type="text" value="\$1,737.33"/>	<input type="text" value="\$1,737.33"/>
Tax Collector Interest	\$104.24	\$52.12
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$1,847.82	<input type="text" value="\$1,795.70"/> TC
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	\$27.00	\$13.50
Total Clerk	\$477.00	<input type="text" value="\$463.50"/> CH
Postage	<input type="text" value="\$15.78"/>	<input type="text" value="\$15.78"/>
Researcher Copies	<input type="text" value="\$4.00"/>	<input type="text" value="\$4.00"/>
Total Redemption Amount	\$2,344.60	\$2,278.98
	Repayment Overpayment Refund Amount	\$65.62

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 001609
 Redeemed Date 03/21/2017**

Name RICHARD A ARNOLD 6218 MOCKINGBIRD LN PENSACOLA, FL 32503

Clerk's Total = TAXDEED	\$477.00	2219.20
Due Tax Collector = TAXDEED	\$1,847.82	
Postage = TD2	\$15.78	
ResearcherCopies = TD6	\$4.00	

• For Office Use Only

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

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
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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: 040487560 Certificate Number: 001609 of 2014**

**Payor: RICHARD A ARNOLD 6218 MOCKINGBIRD LN PENSACOLA, FL 32503 Date
03/21/2017**

Clerk's Check #	1	Clerk's Total	\$47.00
Tax Collector Check #	1	Tax Collector's Total	\$1,841.82
		Postage	\$15.78
		Researcher Copies	\$4.00
		Total Received	\$2,344.60 \$ 2238.98

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 and Comptroller, Escambia County

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

March 27, 2017

TWR AS CST FOR EBURY FUND FL 15
PO BOX 54876
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
2014 TD 007194	\$450.00	\$13.50	\$463.50
2014 TD 001609	\$450.00	\$13.50	\$463.50

TOTAL \$927.00

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division

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 May 1, 2017, 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 TWR AS CST FOR EBURY FUND FL15 holder of Tax Certificate No. 01609, 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:

BEG AT SE COR OF SEC 28 N 11 DEG 00 MIN 00 SEC E ALG E LI OF SEC 266 FT S 79 DEG 00 MIN 00 SEC E 878 FT N 11 DEG 00 MIN 00 SEC E 33 FT TO NE COR OF INTER OF MOCKINGBIRD LANE & HANCOCK LANE TH CONT N 11 DEG 00 MIN 0 SEC E AND ALG E R/W LI OF MOCKINGBIRD LN 476 60/100 FT TO POB CONT N 11 DEG 00 MIN 00 SEC E AND ALG E R/W LI OF MOCKINGBIRD LN 150 40/100 FT TH S 79 DEG 00 MIN 00 SEC E 239 80/100 FT TO W LI OF AZALEA PARK S/D PB 7 P 77 TH SLY ALG W LI OF SD AZALEA PARK S/D 150 47/100 FT N 79 DEG 00 MIN 00 SEC W 244 30/100 FT TO POB OR 1672 P 76

SECTION 35, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 040487560 (17-179)

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RICHARD A ARNOLD

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 May, which is the 1st day of May 2017.

Dated this 16th day of March 2017.

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:

6218 MOCKINGBIRD LN 32503



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

RECEIVED
MAR 16 2 03
ESCAMBIA COUNTY, FL
CLERK'S OFFICE
CIVIL UNIT

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed

17-179

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO17CIV014130NON

Agency Number: 17-005653

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 01609 2014

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: RICHARD A ARNOLD

Defendant:

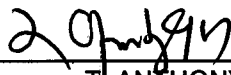
Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 3/16/2017 at 2:03 PM and served same at 10:10 AM on 3/21/2017 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY AS INSTRUCTED BY CLERK'S OFFICE.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____



TJ ANTHONY, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: DLRUPERT

005712

WARNING

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NOTICE OF APPLICATION FOR TAX DEED

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Dated this 16th day of March 2017.

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Personal Services:

RICHARD A ARNOLD
6218 MOCKINGBIRD LN
PENSACOLA, FL 32503

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
MAR 16 P 2 06
ESCAMBIA COUNTY, FL
CLERK'S OFFICE
CIVIL UNIT

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed

NON-ENFORCEABLE RETURN OF SERVICE

17-179

Document Number: ECSO17CIV014194NON

Agency Number: 17-005712

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT # 01609 2014

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE RICHARD A ARNOLD

Defendant:

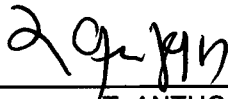
Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Substitute

Received this Writ on 3/16/2017 at 2:06 PM and served same on RICHARD A ARNOLD , in ESCAMBIA COUNTY, FLORIDA, at 10:10 AM on 3/21/2017 by leaving 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, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: MARIA ARNOLD, WIFE, as a member of the household and informing said person of their contents.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By:



T. ANTHONY, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: DLRUPERT



Escambia
Sun Press
 PUBLISHED WEEKLY SINCE 1948
 (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

05-01-2017 - TAX CERTIFICATE # 01609

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

MARCH 30 & APRIL 6, 13, & 20, 2017

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 20TH day of APRIL
 A.D., 2017

PAULA D. TURNER
 NOTARY PUBLIC



PAULA D. TURNER
 Notary Public - State of Florida
 Commission #FF 999700
 My Commission Expires
 August 24, 2020

NOTICE OF APPLICATION FOR TAX DEED

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TAX ACCOUNT NUMBER 040487560 (17-179)

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Dated this 16th day of March 2017.

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

By: Emily Hogg

Deputy Clerk

oaw-4w-03-30-04-06-13-20-2017