

TO: Tax Collector of ESCAMBIA COUNTY: JANET HOLLEY

In accordance with the Florida Statutes, I,

BLAINE INVESTMENTS, LLC  
14814 N FLORIDA AVE  
TAMPA, FL 33613

, 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/ 1885	06-01-2014	LT 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR 4748 P 1393 OR 5553 P 1996 SEC 46/10 T 1/2S R 30

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

07-08-2016

Date

# Tax Collector's Certification

CTY-513

**Tax Deed Application Number**

1600568

**Date of Tax Deed Application**

Jul 08, 2016

This is to certify that **BLAINE INVESTMENTS, LLC**, holder of **Tax Sale Certificate Number 2014 / 1885**, Issued the 1st Day of June, 2014 and which encumbers the following described property in the county of Escambia, State of Florida, to wit: **04-2118-000**

**Cert Holder:**

**BLAINE INVESTMENTS, LLC**  
**14814 N FLORIDA AVE**  
**TAMPA, FL 33613**

**Property Owner:**

**EPHFROM RICKY L & JOYCE B**  
**1028 FREMONT DR**  
**PENSACOLA, FL 32505**

**LT 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR 4748 P 1393 OR**  
**5553 P 1996 SEC 46/10 T 1/2S R 30**

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:

<b>Certificate Year/Number</b>	<b>Account Number</b>	<b>Sale Date</b>	<b>Face Amount of Certificate</b>	<b>Interest</b>	<b>Total</b>
2014/1885	04-2118-000	06-01-2014	269.10	77.08	346.18

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

<b>Certificate Year/Number</b>	<b>Account Number</b>	<b>Sale Date</b>	<b>Face Amount of Certificate</b>	<b>Tax Collector's Fee</b>	<b>Interest</b>	<b>Total</b>
2015/2035	04-2118-000	06-01-2015	203.72	6.25	42.78	252.75

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

	<b>Total Amount Paid</b>
1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant	598.93
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	0.00
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)	973.93

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

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.	15,580.00
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 27th day of July, 2016 Janet Holley, Tax Collector of Escambia County

Date of Sale: January 3, 2017

By Janet Holley

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

04-2118-000 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	
<b>Reference:</b>	461S301100040003
<b>Account:</b>	042118000
<b>Owners:</b>	EPHFROM RICKY L & JOYCE B
<b>Mail:</b>	1028 FREMONT DR PENSACOLA, FL 32505
<b>Situs:</b>	1028 FREMONT AVE 32505
<b>Use Code:</b>	SINGLE FAMILY RESID
<b>Taxing Authority:</b>	COUNTY MSTU
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>
Tax Inquiry link courtesy of Janet Holley Escambia County Tax Collector	

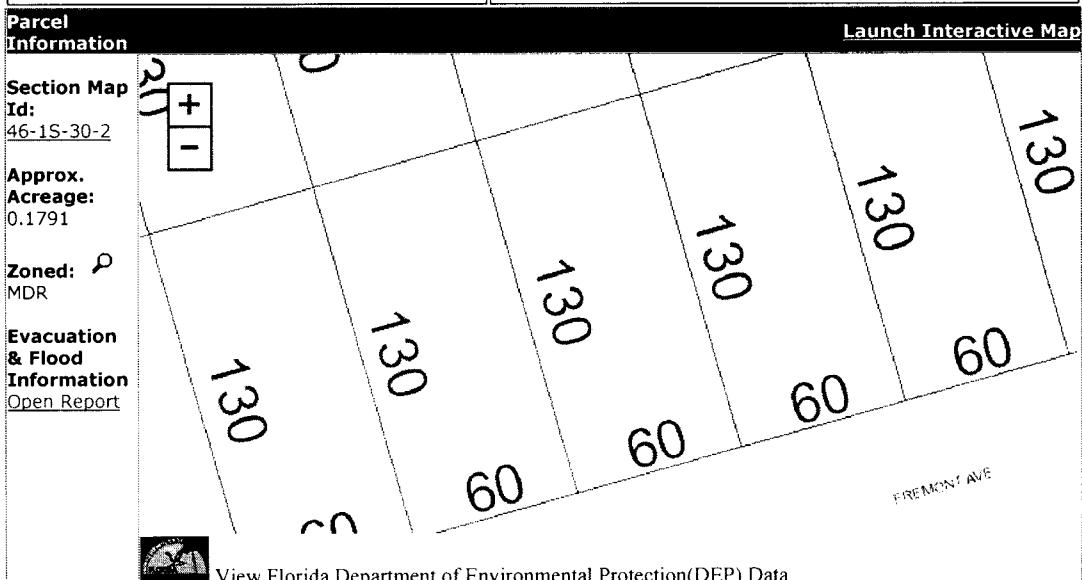
Assessments				
Year	Land	Imprv	Total	Cap Val
2015	\$4,500	\$30,026	\$34,526	\$31,160
2014	\$4,500	\$28,724	\$33,224	\$30,913
2013	\$4,500	\$25,957	\$30,457	\$30,457

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

Sales Data				
Sale Date	Book	Page	Value	Type
10/2004	5553	1996	\$100	WD
07/2001	4748	1393	\$37,500	SC
02/1980	1416	869	\$22,000	WD
01/1974	817	811	\$8,400	WD

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

2015 Certified Roll Exemptions	
HOMESTEAD EXEMPTION	
Legal Description	
LT 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR 4748 P 1393 OR 5553 P 1996 SEC 46/10 T 1/2S R 30	
Extra Features	
None	



### Buildings

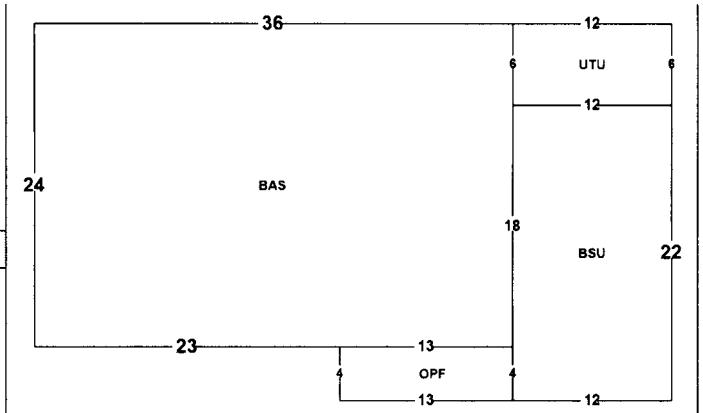
Address: 1028 FREMONT AVE, Year Built: 1959, Effective Year: 1959

#### Structural Elements

DECOR/INTL WORK-AVERAGE  
DWELLING UNITS-1  
EXTERIOR WALL SIDING-SHT-AVG

**FLOOR COVER-ASPHALT TILE  
FOUNDATION-SLAB ON GRADE  
HEAT/AIR-WALL/FLOOR FURN  
INTERIOR WALL-DRYWALL-PLASTER  
NO. PLUMBING FIXTURES-3  
NO. STORIES-1  
ROOF COVER-COMPOSITION SHG  
ROOF FRAMING-GABLE  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME**

 Areas - 1252 Total SF  
**BASE AREA - 864  
BASE SEMI UNF - 264  
OPEN PORCH FIN - 52  
UTILITY UNF - 72**



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:07/28/2016 (tc.5280)

10/20  
30/05

OR BK 5553 PG 1996  
Escambia County, Florida  
INSTRUMENT 2005-319443

Parcel Identification No:  
This Instrument Prepared By  
and Return to: SCOTT Hohmann

DEED REC STRAPS PD # ESC CO \$ 300.00  
01/03/05 ERNIE LEE MAGANA, CLERK

RCD Jan 03, 2005 10:56 am  
Escambia County, Florida

ERNIE LEE MAGANA  
Clerk of the Circuit Court  
INSTRUMENT 2005-319443

OVT TITLE AGENCY, LLC  
201 E. PINE STREET 15TH FLOOR  
ORLANDO, FL 32801

### WARRANTY DEED

This WARRANTY Deed, made this 25 day of October, 2004, between ELEANOR K. FLOWERS, CONVEYING HER NON-HOMESTEAD PROPERTY, whose address is 1333 Eagle Dr, Lantemont, FL, 32533 Grantor, and JOYCE EPHFROM and RICKY EPHFROM, WIFE AND HUSBAND whose address is 1028 FREMONT AVE., PENSACOLA, FL 32505, Grantees.

Witnesseth, that the Grantor, for and in consideration of the sum of TEN & NO/100 (\$10.00) DOLLARS, and other good and valuable consideration to Grantor in hand paid by Grantees, the receipt of which is hereby acknowledged, has granted, bargained and quitclaimed to the said Grantees and Grantees' heirs and assigns forever, the following described land, situate, lying and being in the County of ESCAMBIA, State of Florida, to-wit:

Lot 40, Block 3, WILDEWOOD SUBDIVISION, being a portion of Section 46, Township 1 South, Range 30 West and Section 10, Township 2 South, Range 30 West, Escambia County, Florida, according to the plat recorded in Plat Book 4, Pages 47 and 47A, Public Records of said County.

### INCIDENTAL TO THE ISSUANCE OF A TITLE POLICY

To Have and to Hold the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of Grantor, either in law or equity, for the use, benefit and profit of the said Grantees forever.

In Witness Whereof, the Grantor has hereunto set his/her hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Linda P. Taxter  
Witness #1 Signature

Linda P. Taxter  
Witness #1 Printed Name

Barbara M. McNeil  
Witness #2 Signature

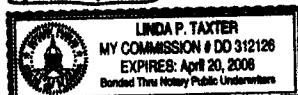
Barbara M. McNeil  
Witness #2 Printed Name

Eleanor K. Flowers  
ELEANOR K. FLOWERS

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 25 day of October, 2004, by ELEANOR K. FLOWERS who is personally known to me or who has produced as identification.

SEAL



Linda P. Taxter  
Notary Signature  
Linda P. Taxter  
Printed Notary Signature

My Commission Expires: 4/20/08  
Our File # TT-0025

# SOUTHERN GUARANTY TITLE COMPANY

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

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

## CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 1-3-2017

TAX ACCOUNT NO.: 04-2118-000

CERTIFICATE NO.: 2014-1885

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.

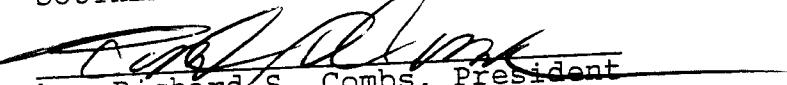
YES      NO

- X Notify City of Pensacola, P.O. Box 12910, 32521  
 X Notify Escambia County, 190 Governmental Center, 32502  
 X Homestead for 2015 tax year.

Ricky L. Ephfrom  
Joyce B. Ephfrom  
1028 Fremont Dr.  
Pensacola, FL 32505

Certified and delivered to Escambia County Tax Collector,  
this 13th day of October, 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.: 13194

October 13, 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 \$34,830.00. Tax ID 04-2118-000.

**PLEASE NOTE THE FOLLOWING:**

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

**OWNERSHIP AND ENCUMBRANCE REPORT  
LEGAL DESCRIPTION**

File No.: 13194

October 13, 2016

**Lot 40, Block 3, Wildewood Subdivision, as per plat thereof, recorded in Plat Book 4, Page 47 & 47A, of  
the Public Records of Escambia County, Florida**

**Southern Guaranty Title Company**

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

**OWNERSHIP AND ENCUMBRANCE REPORT**

File No.: 13194

October 13, 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 10-13-1996, through 10-13-2016, and said search reveals the following:

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

Ricky L. Ephfrom and Joyce B. Ephfrom, husband and wife

## 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: 

October 13, 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 January 3, 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 **BLAINE INVESTMENTS LLC** holder of Tax Certificate No. 01885, 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 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR 4748 P 1393 OR 5553 P 1996 SEC 46/10 T 1/2S R 30**

**SECTION 46, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 042118000 (17-059)**

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

**RICKY L EPHFROM and JOYCE B EPHFROM**

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 Tuesday in the month of January, which is the 3rd day of January 2017.

Dated this 17th day of November 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:

**JOYCE B EPHFROM**  
1028 FREMONT DR  
PENSACOLA FL 32505

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



By:  
Emily Hogg  
Deputy Clerk

## WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON January 3, 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 **BLAINE INVESTMENTS LLC** holder of Tax Certificate No. **01885**, 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 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR 4748 P 1393 OR 5553 P 1996 SEC 46/10 T 1/2S R 30**

**SECTION 46, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 042118000 (17-059)**

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

**RICKY L EPHFROM and JOYCE B EPHFROM**

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 Tuesday** in the month of January, which is the **3rd day of January 2017**.

Dated this 17th day of November 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:

**RICKY L EPHFROM**  
**1028 FREMONT DR**  
**PENSACOLA FL 32505**

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



By:  
Emily Hogg  
Deputy Clerk

## WARNING

**THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON January 3, 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 **BLAINE INVESTMENTS LLC** holder of Tax Certificate No. **01885**, 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 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR 4748 P 1393 OR 5553 P 1996 SEC 46/10 T 1/2S R 30**

**SECTION 46, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 042118000 (17-059)**

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

**RICKY L EPHFROM and JOYCE B EPHFROM**

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 Tuesday in the month of January, which is the 3rd day of January 2017.**

Dated this 17th day of November 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:**

**1028 FREMONT AVE 32505**



**PAM CHILDERS**

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

By:  
Emily Hogg  
Deputy Clerk

## W A R N I N G

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON January 3, 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 **BLAINE INVESTMENTS LLC** holder of Tax Certificate No. **01885**, 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 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR 4748 P 1393 OR 5553 P 1996 SEC 46/10 T 1/2S R 30**

**SECTION 46, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 042118000 (17-059)**

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

**RICKY L EPHFROM and JOYCE B EPHFROM**

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 Tuesday in the month of January**, which is the **3rd day of January 2017**.

Dated this 17th day of November 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.

**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 # 01885 of 2014**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on November 17, 2016, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

RICKY L EPHFROM 1028 FREMONT DR PENSACOLA FL 32505	JOYCE B EPHFROM 1028 FREMONT DR PENSACOLA FL 32505
--	--

WITNESS my official seal this 17th day of November 2016.

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

**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: 042118000 Certificate Number: 001885 of 2014**

**Payor: RICKY AND JOYCE EPHFROM 1028 FREMONT DR PENSACOLA FL 32505      Date  
 11/28/2016**

Clerk's Check #	0	Clerk's Total	\$490.50
Tax Collector Check #	1	Tax Collector's Total	\$1,067.83
		Postage	\$10.24
		Researcher Copies	\$1.00
		Total Received	\$1,569.57

**PAM CHILDERS  
 Clerk of the Circuit Court**

Received By:  
 Deputy Clerk

A large, handwritten signature in black ink, appearing to read "PAM CHILDERS", is written over a large, irregular oval shape.

**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  
 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**

**Case # 2014 TD 001885**

**Redeemed Date 11/28/2016**

**Name RICKY AND JOYCE EPHFROM 1028 FREMONT DR PENSACOLA FL 32505**

Clerk's Total = TAXDEED	\$490.50
Due Tax Collector = TAXDEED	\$1,067.83
Postage = TD2	\$10.24
ResearcherCopies = TD6	\$1.00

• 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 and Comptroller, Escambia County

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

November 30, 2016

BLAINE INVESTMENTS LLC  
14814 N FLORIDA AVE  
TAMPA FL 33613

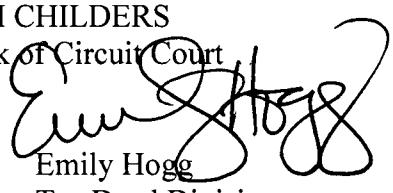
Dear Certificate Holder:

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 001885	\$450.00	\$27.00	\$477.00
			<b>TOTAL \$477.00</b>

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

By:   
Emily Hogg  
Tax Deed Division

2016 Real Estate Taxes

**PRIOR YEAR(S) TAXES OUTSTANDING**

EPHFROM RICKY L & JOYCE B  
1028 FREMONT DR  
PENSACOLA, FL 32505

1028 FREMONT AVE

LT 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR  
4748 P 1393 OR 5553  
See Additional Legal on Tax Roll

AD VALOREM TAXES					
TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
COUNTY	6.6165	31,378	25,000	6,378	42.20
PUBLIC SCHOOLS					
BY LOCAL BOARD	2.2100	31,378	25,000	6,378	14.10
BY STATE LAW	4.6660	31,378	25,000	6,378	29.76
WATER MANAGEMENT	0.0366	31,378	25,000	6,378	0.23
SHERIFF	0.6850	31,378	25,000	6,378	4.37
M.S.T.U. LIBRARY	0.3590	31,378	25,000	6,378	2.29
RETAIN THIS PORTION FOR YOUR RECORDS					
<b>TOTAL MILLAGE</b>		<b>14.5731</b>	<b>AD VALOREM TAXES</b>		<b>\$92.95</b>

**NON-AD VALOREM ASSESSMENTS**

LEVYING AUTHORITY	RATE	AMOUNT
FP FIRE PROTECTION	850-595-4960	125.33
PLEASE PAY ONE AMOUNT SHOWN IN YELLOW SHADED AREA		

**NON-AD VALOREM ASSESSMENTS** \$125.33

COMBINED TAXES AND ASSESSMENTS	\$218.28	PAY ONLY ONE AMOUNT	See reverse side for important information
--------------------------------	----------	------------------------	---

If Paid By Please Pay	Nov 30, 2016 \$209.55	Dec 31, 2016 \$211.73	Jan 31, 2017 \$213.91	Feb 28, 2017 \$216.10	Mar 31, 2017 \$218.28
--------------------------	--------------------------	--------------------------	--------------------------	--------------------------	--------------------------

AMOUNT  
DUE  
IF PAID  
BY

ACCOUNT NUMBER	ESCROW CD	ASSESSED VALUE	MILLAGE CODE	PROPERTY REFERENCE NUMBER
04-2118-000		SEE ABOVE	06	461S301100040003

2016 Real Estate Taxes

**PRIOR YEAR(S) TAXES OUTSTANDING**

EPHFROM RICKY L & JOYCE B  
1028 FREMONT DR  
PENSACOLA, FL 32505

1028 FREMONT AVE

LT 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR  
4748 P 1393 OR 5553  
See Additional Legal on Tax Roll

CURRENT  
YEAR  
TAXES  
BECOME  
DELINQUENT  
APRIL 1

PAY IN U.S. FUNDS TO ESCAMBIA COUNTY TAX COLLECTOR • P.O. BOX 1312 • PENSACOLA, FL 32591-1312 (850) 438-6500 Ext. 3252

If Paid By Please Pay	Nov 30, 2016 \$209.55	Dec 31, 2016 \$211.73	Jan 31, 2017 \$213.91	Feb 28, 2017 \$216.10	Mar 31, 2017 \$218.28
--------------------------	--------------------------	--------------------------	--------------------------	--------------------------	--------------------------

RETURN WITH  
PAYMENT

DO NOT FOLD, STAPLE, OR MUTILATE

1 042118000 2016 4

REdeemed  
17-059

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO16CIV056906NON

**Agency Number:** 17-001751

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 01885 2014

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: RICKY L EPHFROM AND JOYCE B EPHFROM

**Defendant:**

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

Individual

Received this Writ on 11/17/2016 at 3:16 PM and served same on RICKY L EPHFROM , at 12:10 PM on 11/29/2016 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:



H. CHEATHAM, SDS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

## W A R N I N G

**THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON January 3, 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 **BLAINE INVESTMENTS LLC** holder of Tax Certificate No. **01885**, 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 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR 4748 P 1393 OR 5553 P 1996 SEC 46/10 T 1/2S R 30**

**SECTION 46, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 042118000 (17-059)**

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

**RICKY L EPHFROM and JOYCE B EPHFROM**

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 Tuesday in the month of January, which is the 3rd day of January 2017.**

Dated this 17th day of November 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:**

**1028 FREMONT AVE 32505**



**PAM CHILDERS**

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

By:  
Emily Hogg  
Deputy Clerk

81-36 CLERK 9/17  
RECEIVED

17-059  
Redeemed

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

---

Document Number: ECSO16CIV056881NON

Agency Number: 17-001814

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 01885 2014

Attorney/Agent:

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

Plaintiff: RE: RICKY L EPHFROM AND JOYCE B EPHFROM

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 11/17/2016 at 3:18 PM and served same at 4:57 PM on 11/23/2016 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: \_\_\_\_\_

*D. Banks 9/18*

D. BANKS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: DLRUPERT

2014-052  
001752

## 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 January 3, 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 **BLAINE INVESTMENTS LLC** holder of Tax Certificate No. **01885**, 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 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR 4748 P 1393 OR 5553 P 1996 SEC 46/10 T 1/2S R 30**

**SECTION 46, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 042118000 (17-059)**

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

**RICKY L EPHFROM and JOYCE B EPHFROM**

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 Tuesday in the month of January, which is the **3rd day of January 2017**.

Dated this 17th day of November 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:

**JOYCE B EPHFROM**  
**1028 FREMONT DR**  
**PENSACOLA FL 32505**

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



By:  
Emily Hogg  
Deputy Clerk

RECEIVED  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA  
11/16 NOV 17 2016

RECEIVED  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA  
11/16 NOV 17 2016

17-059  
Redeemed

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO16CIV056915NON

**Agency Number:** 17-001752

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 01885 2014

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: RICKY L EPHFROM AND JOYCE B EPHFROM

**Defendant:**

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

Substitute

Received this Writ on 11/17/2016 at 3:16 PM and served same on JOYCE B EPHFROM , in ESCAMBIA COUNTY, FLORIDA, at 12:10 PM on 11/29/2016 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: RICKY EPHFROM, HUSBAND, as a member of the household and informing said person of their contents.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By:



H. CHEATHAM, SDS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

001751

## 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 January 3, 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 **BLAINE INVESTMENTS LLC** holder of **Tax Certificate No. 01885**, 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 40 BLK 3 WILDEWOOD PB 4 P 47/47A OR 4748 P 1393 OR 5553 P 1996 SEC 46/10 T 1/2S R 30**

**SECTION 46, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 042118000 (17-059)**

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

**RICKY L EPHFROM and JOYCE B EPHFROM**

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 Tuesday in the month of January, which is the 3rd day of January 2017.**

Dated this 17th day of November 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:

**RICKY L EPHFROM  
1028 FREMONT DR  
PENSACOLA FL 32505**

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



By:  
Emily Hogg  
Deputy Clerk



1014 NOV 17 2016  
91 3 2 11

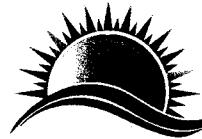
RECEIVED

RICKY L EPHFROM [17-059]  
1028 FREMONT DR  
PENSACOLA FL 32505

9171 9690 0935 0128 0865 94

JOYCE B EPHFROM [17-059]  
1028 FREMONT DR  
PENSACOLA FL 32505

9171 9690 0935 0128 0866 00



# 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

01-03-2017 - TAX CERTIFICATE # 01885

in the CIRCUIT Court

was published in said newspaper in the issues of

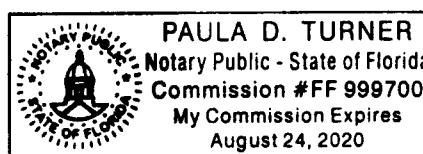
DECEMBER 1, 8, 15, 22, 2016

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 DECEMBER  
A.D., 2016

**PAULA D. TURNER**  
NOTARY PUBLIC



### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That BLAINE INVESTMENTS LLC holder of Tax Certificate No. 01885, 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 40 BLK 3 WILDEWOOD PB 4 P  
47/47A OR 4748 P 1393 OR 5353 P  
1996 SEC 46/10 T 1/2S R 30 SECTION  
46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042178000  
(17-059)

The assessment of the said property under the said certificate issued was in the name of RICKY L EPHFROM and JOYCE B EPHFROM

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 Tuesday in the month of January, which is the 3rd day of January 2017.

Dated this 17th day of November 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.

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

By: Emily Hogg  
Deputy Clerk

oaw-4w-12-01-08-15-22-2016