

Tax Collector's Certification

CTY-513

Tax Deed Application Number
1600311

Date of Tax Deed Application
Apr 26, 2016

This is to certify that **CAZENOVIA CREEK FUNDING I, LLC**, holder of **Tax Sale Certificate Number 2014 / 3317**, Issued the 1st Day of June, 2014 and which encumbers the following described property in the county of Escambia, State of Florida, to wit: **06-2825-000**

Cert Holder:
CAZENOVIA CREEK FUNDING I, LLC
PO BOX 54897
NEW ORLEANS, LA 70154

Property Owner:
DEAN WILLIAM H
2 HARMONY AVE
PENSACOLA, FL 32505
N1/2 OF LTS 11 TO 15 BLK 37 ENGLEWOOD HEIGHTS PLAT DB
59 P 107 OR 3383 P 164

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
2014/3317	06-2825-000	06-01-2014	889.87	44.49	934.36

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
2015/3511	06-2825-000	06-01-2015	891.98	6.25	44.60	942.83

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	1,877.19
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	830.64
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)	3,082.83

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 27th day of April, 2016 Janet Holley, Tax Collector of Escambia County

Date of Sale: October 3, 2016 By Jenna Stewart

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
06-2825-000 2014

TO: Tax Collector of ESCAMBIA COUNTY: JANET HOLLEY

In accordance with the Florida Statutes, I,

CAZENOVIA CREEK FUNDING I, LLC
PO BOX 54897
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/ 3317	06-01-2014	N1/2 OF LTS 11 TO 15 BLK 37 ENGLEWOOD HEIGHTS PLAT DB 59 P 107 OR 3383 P 164

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

04-26-2016

Date



Chris Jones Escambia County Property Appraiser

[Real Estate Search](#)
[Tangible Property Search](#)
[Sale List](#)
[Amendment 1/Portability Calculations](#)
[Back](#)

☒ Navigate Mode
 ☒ Account
 ☐ Reference

[Printer Friendly Version](#)

General Information

Reference: 182S306000012037
Account: 062825000
Owners: DEAN WILLIAM H
Mail: 2 HARMONY AVE
 PENSACOLA, FL 32505
Situs: 2507 N E ST 32501
Use Code: REPAIR SERVICE
Taxing Authority: COUNTY MSTU
Tax Inquiry: [Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Janet Holley
Escambia County Tax Collector

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
04/1993	3383	164	\$25,000	WD	View Instr
01/1970	471	940	\$11,000	WD	View Instr

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

Assessments

Year	Land	Imprv	Total	Cap Val
2015	\$24,885	\$22,813	\$47,698	\$47,698
2014	\$24,885	\$22,785	\$47,670	\$47,670
2013	\$24,885	\$21,922	\$46,807	\$46,807

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

2015 Certified Roll Exemptions

Legal Description

N1/2 OF LTS 11 TO 15 BLK 37 ENGLEWOOD HEIGHTS
PLAT DB 59 P 107 OR 3383 P 164

Extra Features

CHAINLINK FENCE
CONCRETE WALKS

Parcel Information

[Launch Interactive Map](#)

Section
Map Id:
 18-25-30

Approx. Acreage:
 0.2410

Zoned:
 Com

Evacuation & Flood Information
[Open Report](#)



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

Buildings

Address: 2507 N E ST, Year Built: 1961, Effective Year: 1990

Structural Elements

DECOR/MILLWORK-AVERAGE
 DWELLING UNITS-0
 EXTERIOR WALL-STUCCO OV BLOCK
 FLOOR COVER-VINYL ASBESTOS
 FOUNDATION-SLAB ON GRADE
 HEAT/AIR-CENTRAL H/AC
 INTERIOR WALL-DRYWALL-PLASTER
 NO. PLUMBING FIXTURES-2
 NO. STORIES-1

ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABLE
STORY HEIGHT-8
STRUCTURAL FRAME-MASONRY PIL/STL

Areas - 1370 Total SF

BASE AREA - 1200

OPEN PORCH FIN - 170

50

BAS

20

5

10

OPF 10

5

Images



6/29/12

14

OPF

14

5

10

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:05/04/2016 (tc.7245)

Escambia County Receipt of Transaction

Receipt # 2016050211

Cashiered by: ebb

Pam Childers
Clerk of Court
Escambia County, Florida

Received From:

CAZENOVIA CREEK FUNDING I LLC

On Behalf Of:

CAZENOVIA CREEK FUNDING I LLC

On: 5/18/16 11:07 am
Transaction # 100961379

CaseNumber 2014 TD 003317

Fee Description	Fee	Prior Paid	Waived	Due	Paid	Balance
(TAXDEED) TAX DEED CERTIFICATES	320.00	0.00	0.00	320.00	320.00	0.00
(TD70) ADVANCE PAY ONLINE AUCTION FEE	70.00	0.00	0.00	70.00	70.00	0.00
(TD10) TAX DEED APPLICATION	60.00	0.00	0.00	60.00	60.00	0.00
Total:	450.00	0.00	0.00	450.00	450.00	0.00

Grand Total:	450.00	0.00	0.00	450.00	450.00	0.00
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PAYMENTS

Payment Type	Reference		Amount	Refund	Overage	Change	Net Amount
CHECK	9101976124	OK	450.00	0.00	0.00	0.00	450.00
Payments Total:			450.00	0.00	0.00	0.00	450.00




PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 062825000 Certificate Number: 003317 of 2014

Redemption ☒ Yes ☐ No
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="10/03/2016"/>	Redemption Date <input type="text" value="05/31/2016"/> 
Months	6	1
Tax Collector	<input type="text" value="\$3,082.83"/>	<input type="text" value="\$3,082.83"/>
Tax Collector Interest	\$277.45	\$46.24
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$3,366.53	<input type="text" value="\$3,135.32"/> IC
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	\$40.50	<input type="text" value="\$6.75"/>
Total Clerk	\$490.50	<input type="text" value="\$456.75"/> CH
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$40.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$3,957.03	\$3,592.07
	Repayment Overpayment Refund Amount	\$364.96

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 003317

Redeemed Date 05/31/2016

Name WILLIAM H DEAN 2422 N DAVIS HWY PENSACOLA, FL 32503

Clerk's Total = TAXDEED	\$490.80
Due Tax Collector = TAXDEED	\$3,366.53
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$40.00

\$ 3272.07

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

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

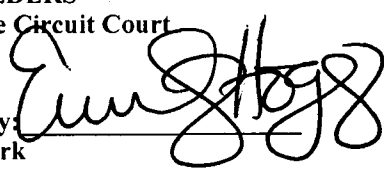
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 062825000 Certificate Number: 003317 of 2014**

Payor: WILLIAM H DEAN 2422 N DAVIS HWY PENSACOLA, FL 32503 Date 05/31/2016

Clerk's Check #	183015660	Clerk's Total	\$490.50
Tax Collector Check #	1	Tax Collector's Total	\$3,266.53
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	\$3,957.03

\$3272.07

**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 •

June 3, 2016

CAZENOVIA CREEK FUNDING I LLC
PO BOX 54897
NEW ORLEANS LA 70154

Dear Certificate Holder:

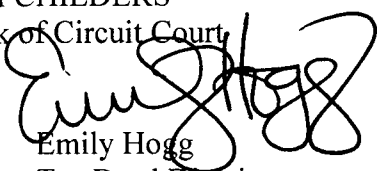
The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property redeemed prior to sale; therefore your application fees are now refundable.

TAX CERT	APP FEES	INTEREST	TOTAL
2014 TD 004150	\$450.00	\$6.75	\$456.75
2014 TD 008510	\$450.00	\$6.75	\$456.75
2014 TD 003315	\$450.00	\$6.75	\$456.75
2014 TD 003317	\$450.00	\$6.75	\$456.75
2014 TD 005022	\$450.00	\$6.75	\$456.75

TOTAL 2283.75

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By: 
Emily Hogg
Tax Deed Division

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

Plaintiff,

CASE NO: 2007 MM 024952 A

vs.

DIVISION: TWO

William Dean

Defendant.

CIVIL LIEN


THIS CAUSE came before the Court for plea on **April 10, 2008**.

Upon the evidence presented, the Court assessed **\$330.00 Cost of Supervision** and **\$50 Hearing Fee**. Therefore, the Court determines that **\$380.00** is due to **Department of Community Corrections**. Accordingly, pursuant to the provisions of §938.30, Florida Statutes, it is,

ORDERED AND ADJUDGED that the above-named Defendant shall pay cost of supervision arrears to the **Department of Community Corrections**, in the amount of **\$380.00** which shall accrue interest at the rate of eleven percent (11%) per annum.

ORDERED FURTHER that nothing in this Civil Lien will bar any subsequent civil remedy or recovery, but the amount paid under this order shall be a set-off against any subsequent independent civil recovery. Any default in payment of the amount due hereunder may be collected by any means authorized by law for the enforcement of a civil judgment, for which let execution issue.

the 25th **DONE AND ORDERED** in Chambers, at Pensacola, Escambia County, Florida,
day of April 2008.



G.J. ROARK, II, COUNTY JUDGE

cc: Public Defender
✓ Assistant State Attorney, Division TWO
✓ Community Corrections, Justin Morrell
✓ Accounting, Sue Mayo

William Dean : Defendant

DOB: 06-22-72 SSN: [REDACTED]

4/30/08
PP
E# 22059

Case: 2007 MM 024952 A



00040493389

Dkt: MM642 Pg#:

CLERK OF DISTRICT COURT
FILED & RECORDED

2008 APR 28 P 3:05

ERNEST LEE MAGAHA
CLERK OF DISTRICT COURT
2008 APR 28 11:11

This Instrument Prepared by: Sharon Fleming,
An Officer of Associated Land Title Group, Inc.,
4900 Bayou Blvd., Suite 201, Pensacola, FL 32503,
For Purposes of Title Ins.
File # 190-93-0303
Parcel ID # 18-25-30-6000-012-037

3383 164

Warranty Deed

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

541.00
175.00
151.00

Made this 29th day of April 1993 BETWEEN
Helen Uzdevenes, f/k/a Hermie Helen Smith and Hermie Helen Smith Gibson

whose post office address is: 135 Main Street
Garden City, GA 31408

of the County of Chatham
William Dean (SS#:
** A/K/A William H. Dean

State of GA

grantor, and

whose post office address is: 2506 NE STREET, PENSACOLA, FLORIDA 32571

of the County of Escambia

State of Florida

grantee.

WITNESSETH: That said grantor, for and in consideration of the sum of Ten (\$10.00) Dollars, 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, successors and assigns forever, the following described land, situate, lying and being in Escambia County, Florida, to-wit:

The North 1/2 of Lots 11 to 15 both inclusive in Block 37, Englewood Heights, Section 18, Township 2 South, Range 30 West, according to map made by L.E. Thornton, Civil Engineer, in October 1909 and recorded in Deed Book 59 at Page 107 of the records of Escambia County, Florida.

Subject to easements and restrictions of record, if any, which are specifically not extended or reimposed hereby. Subject to 1993 taxes and assessments.

The above described property is vacant property and is not the homestead of the Grantor.

D. S. PD. 8175.00
DATE 6-18-93
JOE A. FLOWERS, COMPTROLLER
BY: J. Knighten D.C.
CERT. REG. #59-203328-27-01

RECORDED
INDEXED
JUN 13 4 01 PM '93
ALCOCK & CO. NOTARY
J. A. FLOWERS
COMPTROLLER
ESCAMBIA COUNTY

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

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:

Therlene Myers
PLEASE PRINT OR TYPE NAME AS IT APPEARS
Hortlene Myers
Jacqueline Mustaphen
PLEASE PRINT OR TYPE NAME AS IT APPEARS
Jacqueline Mustaphen

Helen Uzdevenes (Seal)
Helen Uzdevenes (Seal)
(Seal)
(Seal)

STATE OF Florida GA
COUNTY OF Chatham

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, personally appeared
Helen Uzdevenes

to me known to be the person(s) described in and who executed the foregoing instrument and acknowledged before me the execution of same.

WITNESS my hand and official seal in the County and State last aforesaid this 29th day of April 1993
Driver's License and ID Identification No oath taken.

My Commission Expires June 10, 1996

Georgia Hairston
Notary Public
GEORGIA HAIRSTON
PLEASE PRINT OR TYPE NAME AS IT APPEARS

SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE
PENSACOLA, FLORIDA 32503

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

Email: rcsgt@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 10-3-2016

TAX ACCOUNT NO.: 06-2825-000

CERTIFICATE NO.: 2014-3317

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.

William H. Dean
2 Harmony Ave.
Pensacola, FL 32505

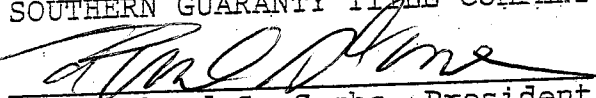
and 2422 N. Davis Hwy.
Pensacola, FL 32503

Unknown Tenants
2507 North E St.
Pensacola, FL 32501

State of Florida/
Dept. of Community Corrections
190 Governmental Center
Pensacola, FL 32502

Certified and delivered to Escambia County Tax Collector,
this 13th day of July, 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.: 12908

July 12, 2016

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

1. Possible Civil Lien filed by State of Florida/Dept. of Community Corrections against William Dean recorded in O.R. Book 6321, page 1246.
2. Taxes for the year 2013-2015 delinquent. The assessed value is \$47,698.00. Tax ID 06-2825-000.

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.: 12908

July 12, 2016

**North 1/2 of lots 11 to 15 , Block 37, Englewood Heights, Plat Deed Book 59, Page 107, O.R. Book 3383,
page 164, 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

Redeemed

16-355

OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 12908

July 12, 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 07-12-1996, through 07-12-2016, and said search reveals the following:

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

William H. Dean

2. The land covered by this Report is:

LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF

3. The following unsatisfied mortgages, liens and judgments affecting the land covered by this Report appear of record:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

4. Taxes:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

The foregoing report is prepared and furnished for information only, is not intended to constitute or imply any opinion, warranty, guaranty, insurance, or similar assurance as to the status of title, and no determination has been made of the authenticity of any instrument described or referred to herein. The name search for the purposes of determining applicable judgments and liens is limited to the apparent record owner(s) shown herein. No attempt has been made to determine whether the land is subject to liens or assessments which are not shown as existing liens by the public records. The Company's liability hereunder shall not exceed the cost of this Report, or \$1,000.00 whichever is less.

THIS REPORT SHALL NOT BE USED FOR THE ISSUANCE OF TITLE INSURANCE.

Southern Guaranty Title Company

By: 

July 12, 2016