

TO: Tax Collector of ESCAMBIA COUNTY: JANET HOLLEY

In accordance with the Florida Statutes, I,

CAPITAL ONE CLTRL ASSIGNEE OF
PO BOX 54418
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/ 3769	06-01-2014	LT 29 BLK 3 RE S/D PEN HAVEN PB 2 P 98 OR 7005 P 1818 CA 187

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

04-25-2016

Date

Tax Collector's Certification

CTY-513

Tax Deed Application Number
1600195

Date of Tax Deed Application
Apr 25, 2016

This is to certify that **CAPITAL ONE CLTRL ASSIGNEE OF**, holder of **Tax Sale Certificate Number 2014 / 3769**, Issued the 1st Day of June, 2014 and which encumbers the following described property in the county of Escambia, State of Florida, to wit: **07-1637-000**

Cert Holder:
CAPITAL ONE CLTRL ASSIGNEE OF
PO BOX 54418
NEW ORLEANS, LA 70154

Property Owner:
VINCENT MICHAEL
922 W BELMONT ST
PENSACOLA, FL 32501
LT 29 BLK 3 RE S/D PEN HAVEN PB 2 P 98 OR 7005 P 1818 CA 187

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
2014/3769	07-1637-000	06-01-2014	594.22	108.20	702.42

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
2015/4026	07-1637-000	06-01-2015	617.84	6.25	72.21	696.30

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	1,398.72
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	577.62
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)	2,351.34

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	2,357.59

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

Date of Sale: September 16, 2014 By Jenna Stewart

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
07-1637-000 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


<p>General Information</p> <p>Reference: 342S301150029003 Account: 071637000 Owners: NIEMANN CHARLES A Mail: 5033 LANTUNA DR GULF BREEZE, FL 32563 Situs: 9 UNION CT 32506 Use Code: SINGLE FAMILY RESID </p> <p>Taxing Authority: COUNTY MSTU Tax Inquiry: Open Tax Inquiry Window <small>Tax Inquiry link courtesy of Janet Holley Escambia County Tax Collector</small></p>	<p>Assessments</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2015</td> <td>\$11,400</td> <td>\$19,711</td> <td>\$31,111</td> <td>\$31,111</td> </tr> <tr> <td>2014</td> <td>\$11,400</td> <td>\$19,638</td> <td>\$31,038</td> <td>\$31,038</td> </tr> <tr> <td>2013</td> <td>\$11,400</td> <td>\$17,746</td> <td>\$29,146</td> <td>\$29,146</td> </tr> </tbody> </table> <p style="text-align: center;">Disclaimer</p> <hr/> <p style="text-align: center;">Amendment 1/Portability Calculations</p>	Year	Land	Imprv	Total	Cap Val	2015	\$11,400	\$19,711	\$31,111	\$31,111	2014	\$11,400	\$19,638	\$31,038	\$31,038	2013	\$11,400	\$17,746	\$29,146	\$29,146
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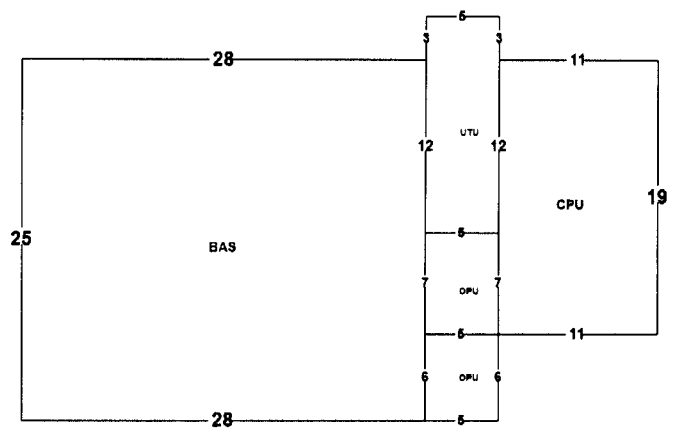
<p>Sales Data</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr><td>08/27/2015</td><td>7397</td><td>624</td><td>\$100</td><td>QC</td><td>View Instr</td></tr> <tr><td>12/30/2013</td><td>7126</td><td>1450</td><td>\$3,200</td><td>QC</td><td>View Instr</td></tr> <tr><td>04/24/2013</td><td>7005</td><td>1818</td><td>\$3,200</td><td>TD</td><td>View Instr</td></tr> <tr><td>02/24/2010</td><td>6562</td><td>1521</td><td>\$7,800</td><td>QC</td><td>View Instr</td></tr> <tr><td>02/01/2010</td><td>6560</td><td>572</td><td>\$8,043</td><td>TD</td><td>View Instr</td></tr> <tr><td>01/1966</td><td>311</td><td>766</td><td>\$7,800</td><td>WD</td><td>View Instr</td></tr> <tr><td>01/1966</td><td>308</td><td>847</td><td>\$4,400</td><td>WD</td><td>View Instr</td></tr> <tr><td>01/1966</td><td>277</td><td>515</td><td>\$100</td><td>WD</td><td>View Instr</td></tr> <tr><td>01/1966</td><td>277</td><td>513</td><td>\$100</td><td>WD</td><td>View Instr</td></tr> </tbody> </table> <p><small>Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller</small></p>	Sale Date	Book	Page	Value	Type	Official Records (New Window)	08/27/2015	7397	624	\$100	QC	View Instr	12/30/2013	7126	1450	\$3,200	QC	View Instr	04/24/2013	7005	1818	\$3,200	TD	View Instr	02/24/2010	6562	1521	\$7,800	QC	View Instr	02/01/2010	6560	572	\$8,043	TD	View Instr	01/1966	311	766	\$7,800	WD	View Instr	01/1966	308	847	\$4,400	WD	View Instr	01/1966	277	515	\$100	WD	View Instr	01/1966	277	513	\$100	WD	View Instr	<p>2015 Certified Roll Exemptions</p> <hr/> <p>Legal Description LT 29 BLK 3 RE S/D PEN HAVEN PB 2 P 98 OR 7397 P 624 CA 187</p> <hr/> <p>Extra Features METAL BUILDING</p>
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<p>Parcel Information</p> <p>Section Map Id: CA187</p> <p>Approx. Acreage: 0.1915</p> <p>Zoned: MDR</p> <p>Evacuation & Flood Information Open Report</p>	<p style="text-align: right;">Launch Interactive Map</p> <div style="border: 1px solid black; height: 150px; width: 100%;"></div> <p style="text-align: center;"> View Florida Department of Environmental Protection(DEP) Data</p>
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Buildings

Address: 9 UNION CT, Year Built: 1953, Effective Year: 1953

Structural Elements
DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-CONCRETE BLOCK
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-HIP
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME
 Areas - 1049 Total SF
BASE AREA - 700
CARPORT UNF - 209
OPEN PORCH UNF - 65
UTILITY UNF - 75



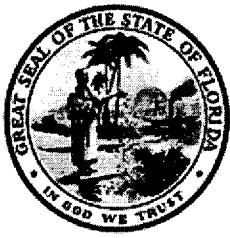
Images



1/20/16

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:05/05/2016 (tc.2585)



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 071637000 Certificate Number: 003769 of 2014

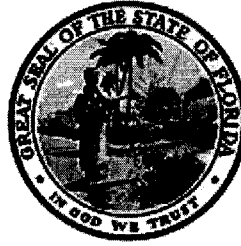
Redemption Yes
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="09/06/2016"/>	Redemption Date <input type="text" value="07/08/2016"/>
Months	5	3
Tax Collector	<input type="text" value="\$2,351.34"/>	<input type="text" value="\$2,351.34"/>
Tax Collector Interest	\$176.35	\$105.81
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$2,533.94	<input type="text" value="\$2,463.40"/> 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	\$33.75	\$20.25
Total Clerk	\$483.75	<input type="text" value="\$470.25"/> CH
Postage	<input type="text" value="\$10.24"/>	<input type="text" value="\$10.24"/>
Researcher Copies	<input type="text" value="\$5.00"/>	<input type="text" value="\$5.00"/>
Total Redemption Amount	\$3,032.93	\$2,948.89
	Repayment Overpayment Refund Amount	\$84.04 + 120 + 200 + 10.24 + .07

\$ 414.35
 redeemer

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 003769
 Redeemed Date 07/08/2016**

Name Charles Niemann 201 Pensacola Beach Rd Unit C26 Gulf Breeze, Fl 32561

Clerk's Total = TAXDEED	\$483.75	
Due Tax Collector = TAXDEED	\$2,533.94	2,533.94 \$3028.00
Postage = TD2	\$10.24	
ResearcherCopies = TD6	\$5.00	

• 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
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JUVENILE
MENTAL HEALTH
MIS
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PROBATE
TRAFFIC



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

16-241
**BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY**

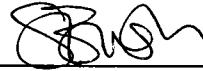
CLERK TO THE BOARD OF
COUNTY COMMISSIONERS
OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 071637000 Certificate Number: 003769 of 2014**

**Payor: Charles Niemann 201 Pensacola Beach Rd Unit C26 Gulf Breeze, Fl 32561 Date
07/08/2016**

Clerk's Check #	1073553	Clerk's Total	\$483.75
Tax Collector Check #	1	Tax Collector's Total	\$2,533.94
		Postage	\$10.24
		Researcher Copies	\$5.00
		Total Received	\$3,032.93
			# 3,033.00

**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>**

**OWNERSHIP AND ENCUMBRANCE REPORT
CONTINUATION PAGE**

File No.: 12768

June 6, 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 \$31,111.00. Tax ID 07-1637-000.

PLEASE NOTE THE FOLLOWING:

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

SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsgt@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 9-12-2016

TAX ACCOUNT NO.: 07-1637-000

CERTIFICATE NO.: 2014-3769

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.

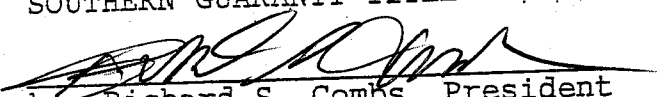
YES NO

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

Charles A. Niemann
5033 Lantuna Dr.
Gulf Breeze, FL 32563

Certified and delivered to Escambia County Tax Collector,
this 8th day of June, 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.

Prepared by and Return to:

RECORDED AS
RECEIVED

QUIT CLAIM DEED

Made this 27 day of August, ²⁰¹⁵~~2014~~ A.D., by and between
Michael Vincent
whose address is: 922 W Belmont St NE Tallahassee hereinafter called the "Grantor,"
to Charles A. Nieman
whose address is: 5033 Lantana Dr Gulf Breeze hereinafter called the "Grantee:"
^{FL 32563}

(Whenever used herein the term "Grantor" and "Grantee" shall include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, does hereby remise, release, and quit claim unto the grantee forever, all the right, title, interest, claim and demand which the said Grantor has in and to, all that certain land situate in Escambia County, Florida, viz:

Legal Description
LT 29 BLK 3 RE S/D PEN HAVEN P B 2 P 98 OR 7126 P
1450 CA 187

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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 the said grantor, either in law or equity, to the only proper use, benefit and behoof of the said grantee forever.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of these witnesses:

Samantha Bush
Witness Signature

Samantha Bush
Witness Print Name

Emily Hogg
Witness Signature

Emily Hogg
Witness Print Name

M. Vincent

MICHAEL VINCENT

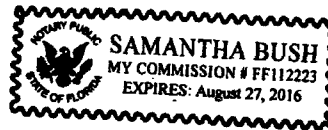
State of Florida
County of Escambia

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED before me this 27th day of August, 2014, by Michael Vincent who is personally known to me or has/have produced valid driver's license as identification

Samantha Bush
NOTARY PUBLIC

Samantha Bush

Notary Print Name
My Commission Expires: 8-27-16



This instrument prepared by:

Brent R. Newton
Newton & Newton, P.A.
10192 San Jose Boulevard
Jacksonville, Florida 32257

Return recorded instrument to:

Grantee

Consideration: \$3,200⁰⁰

The space above is reserved for recording.

**THIS DEED HAS BEEN PREPARED WITHOUT BENEFIT OF AN INDEPENDENT
TITLE EXAMINATION. PREPARER RENDERS NO OPINION AS TO THE TITLE OR
DESCRIPTION OF THE CONVEYED PROPERTY.**

Parcel Identification Number: 342S301150029003

QUITCLAIM DEED

THIS QUITCLAIM DEED, made and entered into on December 30th, 2013, by and
between MAGNOLIA TC 2 REO, LLC, a Florida limited liability company, 558 West New
England Avenue, Suite 250, Winter Park, Florida 32789 (hereinafter referred to as "Grantor"),
and Michael Vincent, whose address is 922 West Belmont Street, Pensacola, Florida 32501
(hereinafter referred to as "Grantee").

WITNESSETH:

That Grantor, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) and
other valuable considerations, receipt whereof is hereby acknowledged, hereby remises, releases,
and quitclaims unto Grantee all right, title, interest, claim and demand which Grantor has in and
to the following described land situate in Escambia County, Florida, to-wit:

**Lt 29 Blk 3 RE S/D PEN HAVEN PB 2 P 98 OR 6562 P 1521 CA 187, of the Public Records of
Escambia County, Florida**

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, to the only proper use, benefit and behoof
of Grantee.

This instrument was prepared by:
Pam Childers, Clerk of the Circuit Court
Escambia County Courthouse
Pensacola, Florida

Tax Deed File No. 13-254
Property Identification No. 342S301150029003
Tax Account No. 071637000

TAX DEED

State of Florida
County of Escambia


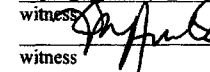
The following Tax Sale Certificate Numbered 04813 issued on June 1, 2010 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 1st day of April 2013, offered for sale as required by law for cash to the highest bidder and was sold to: **MAGNOLIA TC2 REO LLC, 2301 LUCIEN WAY SUITE 405 MAITLAND, FL 32751**, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.


Now, on this 1st day of April 2013, in the County of Escambia, State of Florida, in consideration of the sum of (\$3,154.41) THREE THOUSAND ONE HUNDRED FIFTY FOUR AND 41/100 Dollars, being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

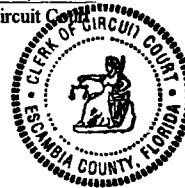
LT 29 BLK 3 RE S/D PEN HAVEN PB 2 P 98 OR 6562 P 1521 CA 187

**** Property previously assessed to: GENE MORTLAND**

SECTION 34, TOWNSHIP 2 S, RANGE 30 W


witness Mylinda Johnson

witness Maryline Avila


PAM CHILDERS, Clerk of the Circuit Court
Escambia County, Florida




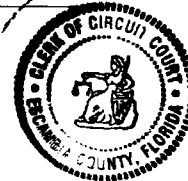
State of Florida
County of Escambia

On this 24th day April 2013 before me Maryline Avila personally appeared Pam Childers, Clerk of the Circuit Court in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and official seal date aforesaid.

PAM CHILDERS, Clerk of the Circuit Court

By: 
Maryline Avila, Deputy Clerk



**OWNERSHIP AND ENCUMBRANCE REPORT
LEGAL DESCRIPTION**

File No.: 12768

June 6, 2016

Lot 29, Block 3, Re-Subdivision of Pen Haven, as per plat thereof, recorded in Plat Book 2, Page 98, of the Public Records of Escambia County, Florida

16-241

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.: 12768

June 6, 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 06-06-1996, through 06-06-2016, and said search reveals the following:

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

Charles A. Nieman

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: 

June 6, 2016



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

16.241

July 15, 2016

CAPITAL ONE CLTRL ASSIGNEE OF
P O BOX 54418
NEW ORLEANS LA 70154

Dear Certificate Holder:

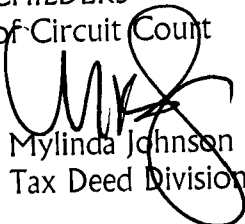
The records of this office show that an application for a tax deed had been made on the properties represented by the numbered certificates listed below. The properties redeemed prior to sale; therefore your application fees are now refundable.

TAX CERT	APP FEES	INTEREST	TOTAL
2014 TD 00554	\$450.00	\$20.25	\$470.25
2014 TD 01319	\$450.00	\$20.25	\$470.25
16.241 2014 TD 03769	\$450.00	\$20.25	\$470.25
2014 TD 02674	\$450.00	\$20.25	\$470.25
2014 TD 02675	\$450.00	\$20.25	\$470.25
2014 TD 00537	\$450.00	\$20.25	\$470.25
2014 TD 03316	\$450.00	\$20.25	\$470.25
		TOTAL	\$3,291.75

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Mylinda Johnson
Tax Deed Division



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

July 18, 2016

CHARLES NIEMANN
201 PENSACOLA BEACH RD UNIT C26
GULF BREEZE FL 32561

Dear Redeemer,

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 was redeemed by you. A refund of unused fees/interest is enclosed.

If you have any questions, please feel free to give me a call.

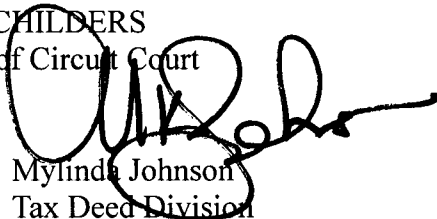
CERTIFICATE NUMBER	REFUND
2014 TD 03769	\$414.35
2014 TD 04116	\$94.18

TOTAL \$508.53

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Mylinda Johnson
Tax Deed Division

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

NEOPOST
08/04/2016
US POSTAGE \$000.45



POST CLASS MAIL
FIRST CLASS PERMIT
NO. 1000
PENSACOLA, FL 32502
041M11272965

CHARLES NIEMANN
5033 LANIWA DR
GULF

NIXIE 322 DE 2 9999/22/15
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 3250258335 *2187-07843-04-39