

16-070

## Tax Collector's Certification

CTY-513

**Tax Deed Application Number**

1600036

**Date of Tax Deed Application**

Apr 07, 2016

This is to certify that **DIH TAX PARTNERS LLC DIH TAX PARTNERS LLC**, holder of **Tax Sale Certificate Number 2014 / 9544**, Issued the 1st Day of June, 2014 and which encumbers the following described property in the county of Escambia, State of Florida, to wit: **06-3954-000**

**Cert Holder:**

**DIH TAX PARTNERS LLC DIH TAX PARTNERS LLC**  
**2912 PARK ARBOR COURT**  
**FORT WORTH, TX 76116**

**Property Owner:**

**MONEYMATIC INC**  
**PO BOX 10496**  
**PENSACOLA, FL 32524**  
 LTS 4 5 AND E1/2 OF LT 3 BLK 259 MULWORTH PB 1 P 40 OR  
 4179 P 84 CA 146

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
2014/9544	06-3954-000	06-01-2014	1,110.22	55.51	1,165.73

**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
2015/3711	06-3954-000	06-01-2015	941.22	6.25	47.06	994.53
2014/3496	06-3954-000	06-01-2014	929.58	6.25	46.48	982.31

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

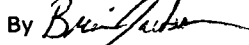
	Total Amount Paid
1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant	3,142.57
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	888.34
4. Ownership and Encumbrance Report Fee	200.00
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)	4,405.91

**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 11th day of April, 2016 Janet Holley, Tax Collector of Escambia County

Date of Sale: July 11, 2016

By 

\*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.  
 06-3954-000 2014

TO: Tax Collector of ESCAMBIA COUNTY: JANET HOLLEY

In accordance with the Florida Statutes, I, DIH TAX PARTNERS LLC DIH TAX PARTNERS LLC  
2912 PARK ARBOR COURT  
FORT WORTH, TX 76116

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

<u>Certificate No.</u>	<u>Date</u>	<u>Legal Description</u>
2014/ 9544	06-01-2014	LTS 4 5 AND E1/2 OF LT 3 BLK 259 MULWORTH PB 1 P 40 OR 4179 P 84 CA 146

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

04-07-2016

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	
<b>Reference:</b>	332S303300003259
<b>Account:</b>	063954000
<b>Owners:</b>	MONEYMATIC INC
<b>Mail:</b>	PO BOX 10496 PENSACOLA, FL 32524
<b>Situs:</b>	3410 MOBILE HWY 32505
<b>Use Code:</b>	STORE, 1 STORY
<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	\$26,892	\$24,587	\$51,479	\$51,479
2014	\$26,892	\$23,764	\$50,656	\$50,656
2013	\$26,892	\$22,286	\$49,178	\$49,178

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
09/1997	4179	84	\$62,000	WD	<a href="#">View Instr</a>
08/1994	3646	639	\$20,000	CT	<a href="#">View Instr</a>
11/1981	1597	82	\$52,500	WD	<a href="#">View Instr</a>
08/1979	1363	154	\$50,000	WD	<a href="#">View Instr</a>
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					

**2015 Certified Roll Exemptions**

**Legal Description**

LTS 4 5 AND E1/2 OF LT 3 BLK 259 MULWORTH PB 1 P 40 OR 4179 P 84 CA 146

**Extra Features**

None

**Parcel Information**

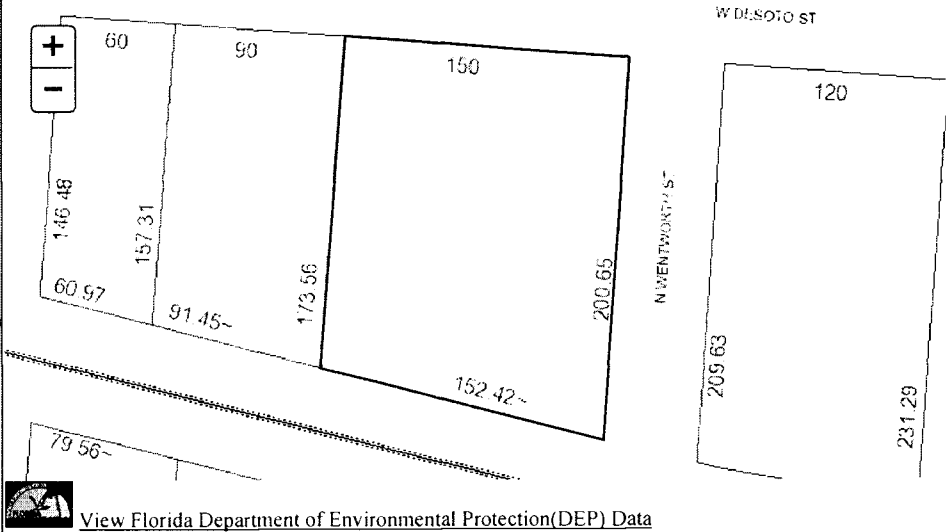
[Launch Interactive Map](#)

**Section Map Id:**  
CA146

**Approx. Acreage:**  
0.6598

**Zoned:**   
HDMU

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



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


**Buildings**

Address: 3410 MOBILE HWY, Year Built: 1957, Effective Year: 1957

**Structural Elements**

DECOR/MILLWORK-BELOW AVERAGE  
 DWELLING UNITS-0  
 EXTERIOR WALL-BRICK-FACE/VENEER  
 EXTERIOR WALL-VINYL SIDING  
 FLOOR COVER-TERRAZZO  
 FOUNDATION-SLAB ON GRADE  
 HEAT/AIR-UNIT HEATERS

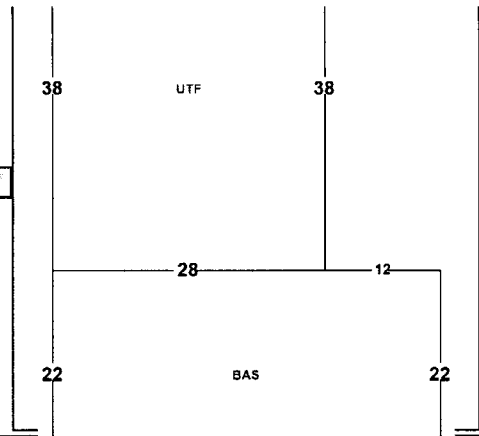
**INTERIOR WALL-DRYWALL-PLASTER**  
**NO. PLUMBING FIXTURES-4**  
**NO. STORIES-1**  
**ROOF COVER-BLT UP MTL/GYP**  
**ROOF FRAMING-CONCRETE**  
**STORY HEIGHT-11**  
**STRUCTURAL FRAME-MASONRY PIL/STL**

 Areas - 2144 Total SF

**BASE AREA - 880**

**CANOPY - 200**

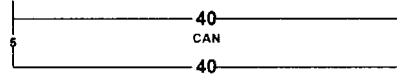
**UTILITY FIN - 1064**



Images



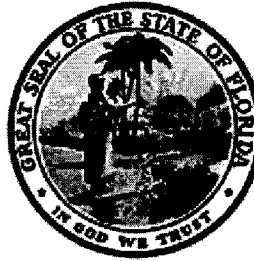
6/22/12



The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Last Updated: 04/12/2016 (tc.1324)

**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: 063954000 Certificate Number: 009544 of 2014**

**Payor: John K Webb III 3770 Bonner Rd Pensacola FL 32503      Date 04/14/2016**

Clerk's Check #	60069278	Clerk's Total	<del>\$470.25</del>
Tax Collector Check #	1	Tax Collector's Total	<del>\$4,610.43</del>
		Postage	\$60.00
		Researcher Copies	\$0.00
		Total Received	<del>\$5,140.68</del> <b>\$4,542.16</b>

**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  
 ARCHIVES AND RECORDS  
 CHILDSUPPORT  
 CIRCUIT CIVIL  
 CIRCUIT CRIMINAL  
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**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 009544**

**Redeemed Date 04/14/2016**

**Name John K Webb III 3770 Bonner Rd Pensacola Fl 32503**

Clerk's Total = TAXDEED	\$470.25	\$4,542.16
Due Tax Collector = TAXDEED	\$4,610.43	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$0.00	

• For Office Use Only

<b>Date</b>	<b>Docket</b>	<b>Desc</b>	<b>Amount Owed</b>	<b>Amount Due</b>	<b>Payee Name</b>
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**FINANCIAL SUMMARY**

No Information Available - See Dockets



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

**Tax Deed - Redemption Calculator**  
**Account: 063954000 Certificate Number: 009544 of 2014**

Redemption  Yes   
 Application Date   
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="07/11/2016"/>	Redemption Date <input type="text" value="04/14/2016"/>
Months	3	0
Tax Collector	<input type="text" value="\$4,405.91"/>	<input type="text" value="\$4,405.91"/>
Tax Collector Interest	\$198.27	\$0.00
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$4,610.43	<input type="text" value="\$4,412.16"/> 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	\$20.25	\$0.00
Total Clerk	\$470.25	<input type="text" value="\$450.00"/> 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	\$5,180.68	\$4,862.16
	Repayment Overpayment Refund Amount	\$318.52

Notes



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

April 22, 2016

DIH TAX PARTNERS LLC  
2912 PARK ARBOR COURT  
FORT WORTH TX 76116

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.

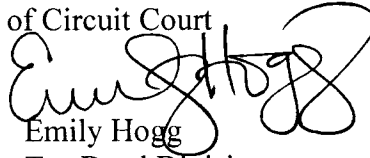
TAX CERT	APP FEES	INTEREST	TOTAL
2014 TD 009544	\$450.00	\$0.00	\$450.00

**TOTAL \$450.00**

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

By:

  
Emily Hogg  
Tax Deed Division



**Southern Guaranty Title Company**

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

16-070

Redeemed

**OWNERSHIP AND ENCUMBRANCE REPORT**

File No.: 12527

April 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 04-12-1996, through 04-12-2016, and said search reveals the following:

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

Money Matic, Inc.

2. The land covered by this Report is:

LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF

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

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

4. Taxes:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

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

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

Southern Guaranty Title Company

By: 

April 12, 2016

**OWNERSHIP AND ENCUMBRANCE REPORT  
LEGAL DESCRIPTION**

File No.: 12527

April 12, 2016

**Lots 4 and 5, and the East 1/2 of Lot 3, Block 259, Mulworth Subdivision, as per plat thereof, recorded in Plat Book 1, Page 40, of the Public Records of Escambia County, Florida**

**OWNERSHIP AND ENCUMBRANCE REPORT  
CONTINUATION PAGE**

File No.: 12527

April 12, 2016

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

1. Taxes for the year 2012-2015 delinquent. The assessed value is \$51,479.00. Tax ID 06-3954-000.

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: rcsgr@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 7-11-2016

TAX ACCOUNT NO.: 06-3954-000

CERTIFICATE NO.: 2014-9544

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.

Money Matic, Inc.  
P.O. Box 10496  
Pensacola, FL 32524

Unknown Tenants  
3410 Mobile Hwy.  
Pensacola, FL 32505

Certified and delivered to Escambia County Tax Collector,  
this 13th day of April, 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:  
**STEVEN L. J. LEDERER, Esquire**  
Suite #100  
2450 N. E. Miami Gardens Drive  
North Miami Beach, FL, 33180  
Phone: (305) 935-6300

DEED DOC STAMPS PD @ ESC CO \$ 434.00  
10/07/97 ERNIE LEE MORGAN, CLERK  
By: 

10.50  
434.00 ✓

**SPECIAL WARRANTY DEED**

THIS SPECIAL WARRANTY DEED made this 25<sup>th</sup> day of SEPT., 1997, by  
**UNITED STATES SECRET SERVICE, an instrumentality of the UNITED STATES OF AMERICA, as Grantor to**  
**MONEY MATIC, INC., a Florida corporation, (Social Security No.: [REDACTED])**  
whose post office address is: 903 North Barcelona Street, Pensacola, County of Escambia, State of Florida, 32501, as Grantee.

(wherever used herein the terms "Grantor" and "Grantee" include the parties to this instrument and their respective administrators, executors, legal representatives, heirs, successors and permitted assigns).

**WITNESSETH:** That the Grantor, for and in consideration of the sum of SIXTY-TWO THOUSAND AND XX/100 (\$62,000.00) DOLLARS and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee, all that certain land situate in Escambia County, Florida, to-wit:

Folio No.: 06-3954-000

Lots 4 and 5, and the East 1/2 of Lot 3, in Block 259, of MULWORTH SUBDIVISION, as recorded in Plat Book 1, at Page 40, of the Public Records of Escambia County, Florida.

TO HAVE AND TO HOLD, the same in fee simple forever.

This conveyance is subject to the following:

- (a) Real Property taxes for the year 1997 and subsequent years.
- (b) Conditions, restrictions, easements, limitations, and zoning ordinances of record, if any.

→ RETURN TO: ←  
**STEVEN L. J. LEDERER**  
2450 N.E. Miami Gardens Dr. Suite 100  
NORTH MIAMI BEACH, FL 33180  
Phone: (305) 935-6300

