

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 1700621

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
GTURN LLC AND GHETT TL LLC PAR CITIBANK, N.A., AS COLLATERAL  
4747 EXECUTIVE DRIVE SUITE 510  
SAN DIEGO, CA 92121,

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

| Account Number | Certificate No. | Date       | Legal Description   |
|----------------|-----------------|------------|---|
| 04-1335-755    | 2015/1913       | 06-01-2015 | UNIT 48 BLDG 6 SOUTH GULF CONDO<br>AMENDED PHASE I ALSO 1/48TH INT IN<br>COMMON ELEMENTS OR 6979 P 1814 |

I agree to:

- pay any current taxes, if due and
- redeem all outstanding tax certificates plus interest not in my possession, and
- pay all delinquent and omitted taxes, plus interest covering the property.
- 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 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  
GTURN LLC AND GHETT TL LLC PAR CITIBANK, N.A.,  
AS COLLATERAL  
4747 EXECUTIVE DRIVE SUITE 510  
SAN DIEGO, CA 92121

07-31-2017  
Application Date

\_\_\_\_\_  
Applicant's signature

# Tax Collector's Certification

CTY-513

**Tax Deed Application Number**

1700621

**Date of Tax Deed Application**

Jul 31, 2017

This is to certify that **GTURN LLC AND GHETT TL LLC PAR CITIBANK, N.A., AS COLLATERAL**, holder of **Tax Sale Certificate Number 2015 / 1913**, Issued the 1st Day of June, 2015 and which encumbers the following described property in the county of Escambia County, State of Florida, to wit: **04-1335-755**

**Cert Holder:**

**GTURN LLC AND GHETT TL LLC PAR CITIBANK, N.A., AS COLLATERAL**  
**4747 EXECUTIVE DRIVE SUITE 510 SAN DIEGO, CA 92121**

**Property Owner:**

**SISON ARSENIO**  
**2300 W MICHIGAN AVE #48**  
**PENSACOLA, FL 32526**  
UNIT 48 BLDG 6 SOUTH GULF CONDO AMENDED PHASE I ALSO  
1/48TH INT IN COMMON ELEMENTS OR 6979 P 1814

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  |
|-------------------------|----------------|------------|----------------------------|----------|--------|
| 2015/1913               | 04-1335-755    | 06/01/2015 | 639.55                     | 31.98    | 671.53 |

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  |
|-------------------------|----------------|------------|----------------------------|---------------------|----------|--------|
| 2017/1708               | 04-1335-755    | 06/01/2017 | 695.21                     | 6.25                | 34.76    | 736.22 |
| 2016/1701               | 04-1335-755    | 06/01/2016 | 671.04                     | 6.25                | 33.55    | 710.84 |

**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
2. Total of Delinquent Taxes Paid by Tax Deed Applicant
3. Total of Current Taxes Paid by Tax Deed Applicant
4. Ownership and Encumbrance Report Fee
5. Tax Deed Application Fee
6. Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S.
7. Total (Lines 1 - 6)

2,118.59

0.00

0.00

200.00

175.00

2,493.59

**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
19. Total Amount to Redeem

6.25

Done this the 7th day of August, 2017 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: 1/2/18

By 

\*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.  
04-1335-755 2015



# 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:** 4315301200048006  
**Account:** 041335755  
**Owners:** SISON ARSENIO  
**Mail:** 2300 W MICHIGAN AVE #48  
 PENSACOLA, FL 32526  
**Situs:** 2300 W MICHIGAN AVE 48 32526  
**Use Code:** CONDO-RES UNIT   
**Taxing Authority:** COUNTY MSTU  
**Schools (Elem/Int/High):** LONGLEAF/BELLVIEW/PINE FOREST  
**Tax Inquiry:** [Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Scott Lunsford  
Escambia County Tax Collector

### Assessments

| Year | Land | Imprv    | Total    | Cap Val  |
|------|------|----------|----------|----------|
| 2017 | \$0  | \$33,000 | \$33,000 | \$33,000 |
| 2016 | \$0  | \$33,000 | \$33,000 | \$33,000 |
| 2015 | \$0  | \$33,000 | \$33,000 | \$33,000 |

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

★ [File for New Homestead Exemption Online](#)

### Sales Data

| Sale Date  | Book | Page | Value    | Type | Official Records (New Window) |
|------------|------|------|----------|------|-------------------------------|
| 02/22/2013 | 6979 | 1814 | \$33,600 | WD   | <a href="#">View Instr</a>    |
| 10/29/2012 | 6929 | 1053 | \$23,500 | CT   | <a href="#">View Instr</a>    |
| 01/2007    | 6062 | 455  | \$100    | QC   | <a href="#">View Instr</a>    |
| 09/2006    | 6005 | 1178 | \$100    | WD   | <a href="#">View Instr</a>    |
| 09/2006    | 6001 | 709  | \$79,900 | WD   | <a href="#">View Instr</a>    |
| 08/1991    | 3045 | 122  | \$31,900 | WD   | <a href="#">View Instr</a>    |

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

### 2017 Certified Roll Exemptions

None

### Legal Description

UNIT 48 BLDG 6 SOUTH GULF CONDO AMENDED  
PHASE I ALSO 1/48TH INT IN COMMON ELEMENTS  
OR 6979 P 1814

### Extra Features

None

### Parcel Information

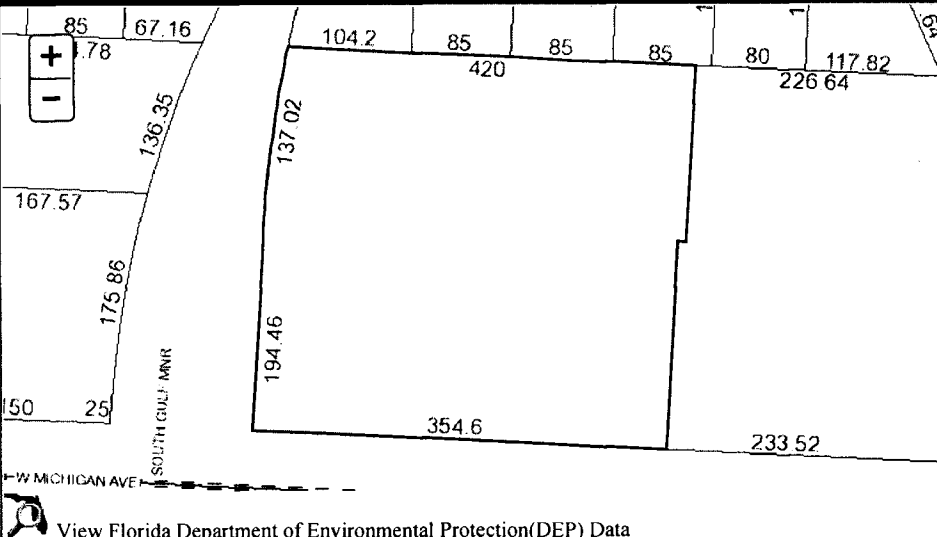
[Launch Interactive Map](#)

**Section Map Id:**  
 42-1S-30-1

**Approx. Acreage:**  
 2.7052

**Zoned:**   
 Com

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



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


### Buildings

Address: 2300 W MICHIGAN AVE 48, Year Built: 1986, Effective Year: 1986

### Structural Elements

DECOR/MILLWORK-AVERAGE  
 DWELLING UNITS-1  
 EXTERIOR WALL-BRICK-FACE/VENEER

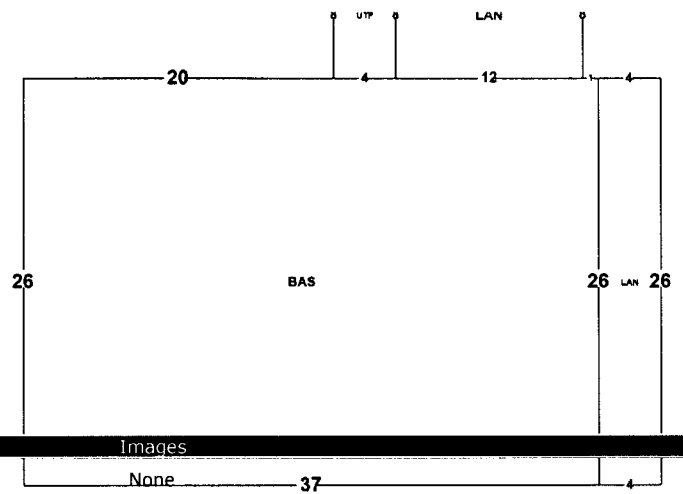
**EXTERIOR WALL-VINYL SIDING**  
**FLOOR COVER-CARPET**  
**FOUNDATION-SLAB ON GRADE**  
**HEAT/AIR-CENTRAL H/AC**  
**INTERIOR WALL-DRYWALL-PLASTER**  
**NO. PLUMBING FIXTURES-6**  
**NO. STORIES-1**  
**ROOF COVER-COMPOSITION SHG**  
**ROOF FRAMING-GABLE**  
**STORY HEIGHT-0**  
**STRUCTURAL FRAME-WOOD FRAME**

 Areas - 1194 Total SF

**BASE AREA - 962**

**LANAI - 200**

**UTILITY FIN - 32**



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:08/28/2017 (tc.2119)

Signed, sealed and delivered  
in the presence of:

Witness  
James F. [Signature]  
Printed Witness Name

Witness  
Vernice [Signature]  
Printed Witness Name

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By:

[Signature: Kimberly Randazzo]

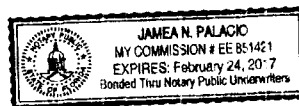
Kimberly Randazzo as Authorized  
Signatory for Choice Legal Group,  
P.A., f/k/a Law Offices of Marshall C.  
Watson, P.A., as Attorney-in-Fact for  
FEDERAL NATIONAL MORTGAGE  
ASSOCIATION

STATE OF FLORIDA)) ss.  
COUNTY OF BROWARD))

I hereby certify that on this day before me, an officer duly authorized in the State and County aforesaid to take acknowledgements, personally appeared Kimberly Randazzo as Authorized Signatory for Law Offices of Marshall C. Watson, P.A., as Attorney-in-Fact for FEDERAL NATIONAL MORTGAGE ASSOCIATION to me known and known to be the person described in and who executed the foregoing instrument as Authorized Signatory for the corporation named therein and severally acknowledged before me they executed the same as such officers in the same and on behalf of said corporation.

Witness my hand and official seal in the county and State last aforesaid, this 22 day of February, 2013.

[Signature]  
Notary Public, Florida  
My Commission Expires:  
(SEAL)



2012-06529

This instrument was prepared by:  
David Slachter, J.D.  
Choice Legal Group, P.A.  
1901 W Cypress Creek Road, 3rd Floor  
Ft. Lauderdale, FL 33309

File # 2012-06529  
Revised 10/06/93  
FL (conventional)  
REO # A121ND3  
Folio# 041335755

#### SPECIAL WARRANTY DEED

THIS INDENTURE, made this 22nd day of February, 2013, by and between FEDERAL NATIONAL MORTGAGE ASSOCIATION, commonly known as Fannie Mae, whose post office address is PO BOX 650043, DALLAS, TX 75265-0043, a corporation organized under and existing pursuant to the laws of the United States, hereinafter called Grantor, and ARSENIO SISON, A SINGLE MAN whose post office address is 2300 WESTMICHIGAN AVE #48, PENSACOLA, FL 32526 hereinafter called Grantee.

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten Dollars in hand paid by Grantee and other valuable considerations, the receipt whereof is acknowledged, hereby grants, bargains, and sells to the said Grantee, forever, the following described land in the County of ESCAMBIA, State of Florida, to-wit:

The property is commonly known as 2300 WEST MICHIGAN AVE #48, PENSACOLA FL 32526, and is more particularly described as:

UNIT NO. 48, SOUTH GULF, A CONDOMINIUM, AND ITS UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM FOR SAID SOUTH GULF, A CONDOMINIUM, RECORDED IN OFFICIAL RECORD BOOK 2109 AT PAGES 501 ET SEQ., OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA, AS SAID DECLARATION OF CONDOMINIUM WAS AMENDED BY THE AMENDMENT TO DECLARATION OF CONDOMINIUM FOR SOUTH GULF, A CONDOMINIUM, RECORDED IN OFFICIAL RECORD BOOK 3026 AT PAGE 122 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

TO HAVE AND TO HOLD the above-described property with appurtenances, unto the said Grantee and their assigns, forever, subject to covenants and restrictions of record, zoning and land use restrictions imposed by governmental authorities, and matters an accurate survey would reveal,

AND SAID GRANTOR DOES hereby specially warrant the title to said lands and will defend the same against the lawful claims of any person whomsoever claim by, through or under the said Grantor.

# SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsgrt@aol.com

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

## CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 1-2-2018

TAX ACCOUNT NO.: 04-1335-755

CERTIFICATE NO.: 2015-1913

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.

Arsenio Sison  
2300 W. Michigan Ave. #48  
Pensacola, FL 32526

South Gulf Owners Assoc.  
2300 W. Michigan Ave. #19  
Pensacola, FL 32526

Certified and delivered to Escambia County Tax Collector,  
this 9th day of October, 2017.

SOUTHERN GUARANTY TITLE COMPANY

  
by: Richard S. Combs, President

NOTE: The above listed addresses are based upon current information available, but said addresses are not guaranteed to be true or correct.

**OWNERSHIP AND ENCUMBRANCE REPORT  
CONTINUATION PAGE**

File No.: 13980

October 6, 2017

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

1. Subject to interest of South Gulf Condominium Association.
2. Taxes for the year 2014-2016 delinquent. The assessed value is \$33,000.00. Tax ID 04-1335-755.

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.: 13980

October 6, 2017

**Unit 48, Building 6, South Gulf Condo, Amended Phase I, also 1/48th interest in common elements,  
O.R.Book 6979, page 1814, Escambia County, Florida.**

18-041

**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.: 13980

October 6, 2017

Escambia County Tax Collector

P.O. Box 1312

Pensacola, Florida 32591

Pursuant to your request, the Company has caused a search to be made of the Public Records of Escambia County, Florida, solely as revealed by records maintained from 10-06-1997, through 10-06-2017, and said search reveals the following:

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

Arsenio Sison

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 6, 2017



# Scott Lunsford, CFC • Escambia County Tax Collector

EscambiaTaxCollector.com



facebook.com/ECTaxCollector



twitter.com/escambiatc



SCAN TO PAY ONLINE

## 2017 Real Estate Property Taxes

Notice of Ad Valorem and Non-Ad Valorem Assessments

| ACCOUNT NUMBER | MILLAGE CODE | ESCROW CODE | PROPERTY REFERENCE NUMBER |
|----------------|--------------|-------------|---------------------------|
| 04-1335-755    | 06           |             | 4315301200048006          |

PROPERTY ADDRESS:

EXEMPTIONS:

SISON ARSENIO  
2300 W MICHIGAN AVE #48  
PENSACOLA, FL 32526

2300 W MICHIGAN AVE 48

18-041

### PRIOR YEAR(S) TAXES OUTSTANDING

15/1913

### AD VALOREM TAXES

| TAXING AUTHORITY     | MILLAGE RATE   | ASSESSED VALUE | EXEMPTION AMOUNT | TAXABLE AMOUNT          | TAXES LEVIED    |
|----------------------|----------------|----------------|------------------|-------------------------|-----------------|
| COUNTY               | 6.6165         | 33,000         | 0                | 33,000                  | 218.34          |
| PUBLIC SCHOOLS       |                |                |                  |                         |                 |
| BY LOCAL BOARD       | 2.2480         | 33,000         | 0                | 33,000                  | 74.18           |
| BY STATE LAW         | 4.3830         | 33,000         | 0                | 33,000                  | 144.64          |
| WATER MANAGEMENT     | 0.0353         | 33,000         | 0                | 33,000                  | 1.16            |
| SHERIFF              | 0.6850         | 33,000         | 0                | 33,000                  | 22.61           |
| M.S.T.U. LIBRARY     | 0.3590         | 33,000         | 0                | 33,000                  | 11.85           |
| <b>TOTAL MILLAGE</b> | <b>14.3268</b> |                |                  | <b>AD VALOREM TAXES</b> | <b>\$472.78</b> |

### LEGAL DESCRIPTION

### NON-AD VALOREM ASSESSMENTS

|   |                    |                 |
|---|--------------------|-----------------|
| UNIT 48 BLDG 6 SOUTH GULF CONDO AMENDED<br>PHASE I ALSO 1/48TH INT IN COMMON ELEMEN<br>See Additional Legal on Tax Roll | FP FIRE PROTECTION | 125.33          |
| <b>NON-AD VALOREM ASSESSMENTS</b>   |                    | <b>\$125.33</b> |

Pay online at EscambiaTaxCollector.com

Payments must be in U.S. funds drawn from a U.S. bank

### COMBINED TAXES AND ASSESSMENTS

\$598.11

| If Paid By<br>Please Pay | Nov 30, 2017<br>\$574.19 | Dec 31, 2017<br>\$580.17 | Jan 31, 2018<br>\$586.15 | Feb 28, 2018<br>\$592.13 | Mar 31, 2018<br>\$598.11 |
|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|
|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|

RETAIN FOR YOUR RECORDS

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

### 2017 Real Estate Property Taxes

| ACCOUNT NUMBER         |
|------------------------|
| 04-1335-755            |
| PROPERTY ADDRESS       |
| 2300 W MICHIGAN AVE 48 |

SISON ARSENIO  
2300 W MICHIGAN AVE #48  
PENSACOLA, FL 32526

Make checks payable to:  
**Scott Lunsford, CFC**  
Escambia County Tax Collector

P.O. BOX 1312  
PENSACOLA, FL 32591

Pay online at EscambiaTaxCollector.com

### PRIOR YEAR(S) TAXES OUTSTANDING

Payments in U.S. funds from a U.S. bank

### PAY ONLY ONE AMOUNT

|                   |                        |
|-------------------|------------------------|
| AMOUNT IF PAID BY | Nov 30, 2017<br>574.19 |
| AMOUNT IF PAID BY | Dec 31, 2017<br>580.17 |
| AMOUNT IF PAID BY | Jan 31, 2018<br>586.15 |
| AMOUNT IF PAID BY | Feb 28, 2018<br>592.13 |
| AMOUNT IF PAID BY | Mar 31, 2018<br>598.11 |

DO NOT FOLD, STAPLE, OR MUTILATE

**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

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

**CERTIFICATE # 01913 of 2015**

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

|   |  |
|---|--|
| ARSENIO SISON<br>2300 W MICHIGAN AVE #48<br>PENSACOLA, FL 32526 | SOUTH GULF OWNERS ASSOC<br>2300 W MICHIGAN AVE #19<br>PENSACOLA FL 32526 |
|---|--|

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



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 2, 2018, 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 **GTURN LLC AND GHETT TL LLC PAR CITIBANK NA AS COLLATERAL** holder of Tax Certificate No. 01913, issued the 1st day of June, A.D., 2015 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:

**UNIT 48 BLDG 6 SOUTH GULF CONDO AMENDED PHASE I ALSO 1/48TH INT IN COMMON ELEMENTS OR 6979 P 1814**

**SECTION 43, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 041335755 (18-041)**

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

**ARSENIO SISON**

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 **2nd** day of January 2018.

Dated this 16th day of November 2017.

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



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

By:  
Emily Hogg  
Deputy Clerk

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### Post Property:

2300 W MICHIGAN AVE 48 32526



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

By:  
Emily Hogg  
Deputy Clerk

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Dated this 16th day of November 2017.

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

### Personal Services:

**ARSENIO SISON**  
2300 W MICHIGAN AVE #48  
PENSACOLA, FL 32526

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 2, 2018, 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 GTURN LLC AND GHETT TL LLC PAR CITIBANK NA AS COLLATERAL holder of Tax Certificate No. 01913, issued the 1st day of June, A.D., 2015 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:

**UNIT 48 BLDG 6 SOUTH GULF CONDO AMENDED PHASE I ALSO 1/48TH INT IN COMMON ELEMENTS OR 6979 P 1814**

**SECTION 43, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER [REDACTED] (18-041)**

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

**ARSENIO SISON**

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 2nd day of January 2018.

Dated this 16th day of November 2017.

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**Personal Services:**

**ARSENIO SISON**  
2300 W MICHIGAN AVE #48  
PENSACOLA, FL 32526

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

RECEIVED  
2017 NOV 15 P 2:21  
CLERK OF CIRCUIT COURT  
PENSACOLA, FL



ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

18-041

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO17CIV059910NON

**Agency Number:** 18-001952

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 01913 2015

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: ARSENIO SISON

**Defendant:**

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

Individual

Received this Writ on 11/16/2017 at 2:21 PM and served same on ARSENIO SISON , at 9:43 AM on 11/29/2017 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:

*K. Lucas 919*

K. LUCAS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

**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 2, 2018, 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 GTURN LLC AND GHETT TL LLC PAR CITIBANK NA AS COLLATERAL holder of Tax Certificate No. 01913, issued the 1st day of June, A.D., 2015 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:

UNIT 48 BLDG 6 SOUTH GULF CONDO AMENDED PHASE I ALSO 1/48TH INT IN COMMON ELEMENTS OR 6979 P 1814

SECTION 43, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER [REDACTED] (18-041)

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

**ARSENIO SISON**

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 **2nd** day of January 2018.

Dated this 16th day of November 2017.

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

**Post Property:**

2300 W MICHIGAN AVE 48 32526



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

RECEIVED  
NOV 15 2 25  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

18-041

**Document Number:** ECSO17CIV059893NON

**Agency Number:** 18-001924

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT # 01913 2015

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE ARSENIO SISON

**Defendant:**

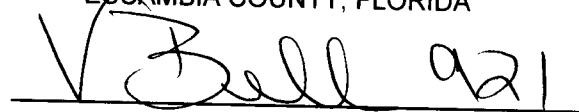
**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 11/16/2017 at 2:25 PM and served same at 12:40 PM on 11/7/2017 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By:

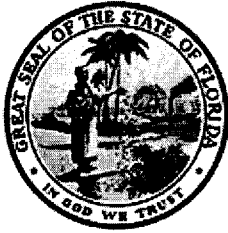
 921

V. BELL, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE



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

**Tax Deed - Redemption Calculator**

**Account: 041335755 Certificate Number: 001913 of 2015**

Redemption ☐ No ☒ Application Date  Interest Rate

|                         | Final Redemption Payment ESTIMATED                   | Redemption Overpayment ACTUAL                           |
|-------------------------|--|---|
|                         | Auction Date <input type="text" value="01/02/2018"/> | Redemption Date <input type="text" value="12/06/2017"/> |
| Months                  | 6  | 5   |
| Tax Collector           | <input type="text" value="\$2,493.59"/>              | <input type="text" value="\$2,493.59"/>                 |
| Tax Collector Interest  | \$224.42   | \$187.02  |
| Tax Collector Fee       | <input type="text" value="\$6.25"/>                  | <input type="text" value="\$6.25"/>                     |
| Total Tax Collector     | \$2,724.26   | <input type="text" value="\$2,686.86"/> <i>TC</i>       |
| 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  | \$33.75   |
| Total Clerk             | \$490.50   | <input type="text" value="\$483.75"/> <i>CH</i>         |
| Postage                 | <input type="text" value="\$10.52"/>                 | <input type="text" value="\$10.52"/>                    |
| Researcher Copies       | <input type="text" value="\$3.00"/>                  | <input type="text" value="\$3.00"/>                     |
| Total Redemption Amount | \$3,228.28   | \$3,184.13  |
|                         | Repayment Overpayment Refund Amount                  | \$44.15   |

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 # 2015 TD 001913**

**Redeemed Date 12/06/2017**

**Name ARSENIO SISON 2300 W MICHIGAN AVE #48 PENSACOLA, FL 32526**

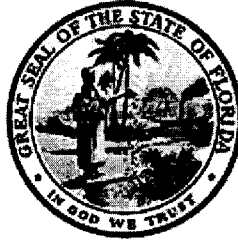
|                             |            |                   |
|-----------------------------|------------|-------------------|
| Clerk's Total = TAXDEED     | \$490.50   | <b>\$ 3130.61</b> |
| Due Tax Collector = TAXDEED | \$2,744.26 |                   |
| Postage = TD2               | \$10.52    |                   |
| ResearcherCopies = TD6      | \$3.00     |                   |

• 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  
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

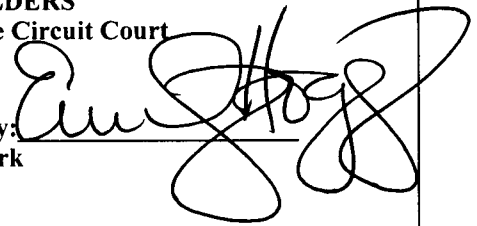
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
Tax Certificate Redeemed From Sale  
Account: 041335755 Certificate Number: 001913 of 2015**

**Payor: ARSENIO SISON 2300 W MICHIGAN AVE #48 PENSACOLA, FL 32526      Date  
12/06/2017**

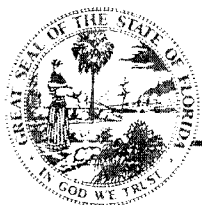
|                       |   |                       |                       |
|-----------------------|---|-----------------------|-----------------------|
| Clerk's Check #       | 1 | Clerk's Total         | \$490.50              |
| Tax Collector Check # | 1 | Tax Collector's Total | \$2,724.26            |
|                       |   | Postage               | \$10.52               |
|                       |   | Researcher Copies     | \$3.00                |
|                       |   | Total Received        | <del>\$3,228.28</del> |

**\$3144.13**

**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 •

December 14, 2017

GTURN LLC AND GHETT TL LLC PAR CITIBANK NA AS COLLATERAL  
4747 EXECUTIVE DR STE 510  
SAN DIEGO CA 92121

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    |
|----------------|----------|----------|----------|
| 2015 TD 001913 | \$450.00 | \$33.75  | \$483.75 |

**TOTAL \$483.75**

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

By:

  
Emily Hogg  
Tax Deed Division

ARSENIO SISON [18-041]  
2300 W MICHIGAN AVE #48  
PENSACOLA, FL 32526

**9171 9690 0935 0128 2320 14**

11.28.17 RETURNED-  
UNCLAIMED

SOUTH GULF OWNERS ASSOC  
[18-041]  
2300 W MICHIGAN AVE #19  
PENSACOLA FL 32526

**9171 9690 0935 0128 2320 21**



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

**CERTIFIED MAIL™**



9171 9690 0935 0128 2320 14

NEOPOST

11/16/2017

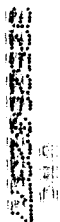
**US POSTAGE \$005.26**



ZIP 32502  
041M11272965

ARSENIO SISON [18-0411]  
2300 W MICHI  
PENSACOLA, FL 32502

RETURN TO SENDER  
UNABLE TO FORWARD



0011/25/17

*noted  
11-17-17*



# 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

01-02-2018 - TAX CERTIFICATE # 01913

in the CIRCUIT Court

was published in said newspaper in the issues of

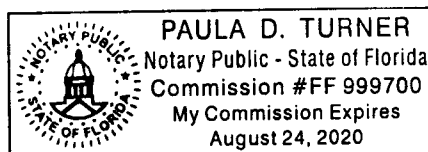
NOVEMBER 30 & DECEMBER 7, 14, 21, 2017

Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

PUBLISHER

Sworn to and subscribed before me this 21ST day of DECEMBER  
A.D., 2017

PAULA D. TURNER  
NOTARY PUBLIC



### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That GTURN LLC AND GHETT TL LLC PAR CITIBANK NA AS COLLATERAL holder of Tax Certificate No. 01913, issued the 1st day of June, A.D., 2015 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:

UNIT 48 BLDG 6 SOUTH OULE CONDO AMENDED PHASE 1A WITH INT IN COMMON ELEMENTS ON 1973 & 1814 SECTION 43, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 041335755 (18-041)

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

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 2nd day of January 2018.

Dated this 16th day of November 2017.

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

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

By: Emily Hogg  
Deputy Clerk

oaw-4w-11-30-12-07-14-21-2017