512 R. 12/16

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

Application Number: 1700437

| To: Tax Collector of | ESCAMBIA COUNTY | _, Florida | |
|---|---------------------------|--------------------|---|
| l, US BANK AS CUST FO P.O. BOX 645378 CINCINNATI, OH 452 hold the listed tax certi | 64, | same to the Tax | Collector and make tax deed application thereon: |
| Account Number | Cortificate No. | Dete | |
| 04-2134-000 | Certificate No. 2015/2040 | Date 06-01-2015 | Legal Description LT 11 BLK 4 WILDEWOOD PB 4 P 47/47A OR 7133 P 497 SEC 46/10 T 1/2S R 30 |
| redeem all o pay all deline pay all Tax 0 and Sheriffs | costs, if applicable. | terest covering th | e property. rt costs, Clerk of the Court costs, charges and fees |
| Attached is the tax sa which are in my posse | | ation is based and | l all other certificates of the same legal description |
| Electronic signature US BANK AS CUST P.O. BOX 645378 CINCINNATI, OH | FOR MAGNOLIA T 45264 | | <u>06-21-2017</u> Application Date |
| | Applicant's signature | - | |

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1700437

Date of Tax Deed Application

Jun 21, 2017

This is to certify that **US BANK AS CUST FOR MAGNOLIA T**, holder of **Tax Sale Certificate Number 2015 / 2040**, 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: **04-2134-000**

Cert Holder:

US BANK AS CUST FOR MAGNOLIA T P.O. BOX 645378CINCINNATI, OH 45264 Property Owner: C S S LLC 22 E JOHNSON AVE PENSACOLA, FL 32534

LT 11 BLK 4 WILDEWOOD PB 4 P 47/47A OR 7133 P 497 SEC 46/10 T 1/2S R 30

has surrendered same in my office and made written application for tax deed in accordance with Florida Statutes. I certify that the following tax certificates, interest, ownership and encumbrance report fee, and Tax Collector's fees have been paid, or if the certificate is held by the County, all appropriate fees have been deposited.

Certificates owned by applicant and filed in connection with this application:

| Certificate Year/Number | Account Number | Sale Date | Face Amount of Certificate | Interest | Total |
|-------------------------|-------------------|------------|----------------------------|----------|--------|
| 2015/2040 | 04-2134-000 | 06/01/2015 | 622.12 | 31.11 | 653.23 |

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 |
|-------------------------|-------------------|------------|----------------------------|------------------------|----------|--------|
| 2016/1802 | 04-2134-000 | 06/01/2016 | 647.55 | 6.25 | 32.38 | 686.18 |

| 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 | 1,339.41 |
| 2. Total of Delinquent Taxes Paid by Tax Deed Applicant | 0.00 |
| 3. Total of Current Taxes Paid by Tax Deed Applicant | 0.00 |
| 4. Ownership and Encumbrance Report Fee | 200.00 |
| 5. Tax Deed Application Fee | 175.00 |
| 6. Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S. | |
| 7. Total (Lines 1 - 6) | 1,714.41 |
| 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 | atomania. |
| 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. | |
| 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 June, 2017 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: January 2, 2018

By Canding Lews

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date. 04-2134-000 2015



Chris Jones **Escambia County Property Appraiser**

Search

Tangible Property Search

List

Amendment 1/Portability Calculations

Back

Navigate Mode

Account OReference **General Information**

Printer Friendly Version

Reference:

461S301100011004 042134000

Account: Owners:

CSSLLC

Mail:

22 E JOHNSON AVE PENSACOLA, FL 32534

Situs:

1015 FREMONT AVE 32505

Use Code: Taxing

SINGLE FAMILY RESID 🔑

Authority:

COUNTY MSTU

Schools (Elem/Int/High):

MONTCLAIR/WOODHAM/PENSACOLA

Tax Inquiry:

Open Tax Inquiry Window

Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector

| Assessments | | | | | | |
|-------------|---------|----------|----------|----------|--|--|
| Year | Land | Imprv | Total | Cap Val | | |
| 2016 | \$4,500 | \$28,613 | \$33,113 | \$33,113 | | |
| 2015 | \$4,500 | \$27,055 | \$31,555 | \$31,555 | | |
| 2014 | \$4,500 | \$26,797 | \$31,297 | \$31,297 | | |

Disclaimer

Amendment 1/Portability Calculations

★ File for New Homestead Exemption Online

Sales Data

Official Records Sale Date Book Page Value Type (New Window)

01/23/2014 7133 497 \$18,000 WD View Instr 12/10/2013 7118 700 \$100 QC View Instr 11/13/2013 7101 1762 \$3,800 CT View Instr 05/2000 4567 1852 \$29,000 WD View Instr 06/1999 4428 1054 \$100 CT View Instr 01/1978 1471 837 \$100 WD View Instr 01/1968 388 727 \$100 WD View Instr

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

2016 Certified Roll Exemptions

Legal Description

LT 11 BLK 4 WILDEWOOD PB 4 P 47/47A OR 7133 P 497 SEC 46/10 T 1/2S R 30

Extra Features

Parcel Information

Section Map Id:

46-1S-30-2

Approx. Acreage: 0.1915

Zoned: 🔑 MDR

Evacuation & Flood Information Open Report

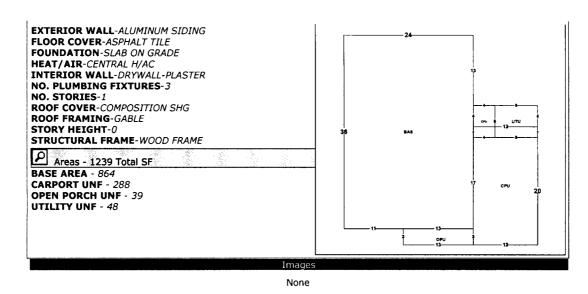
Launch Interactive Map 65.08 65.08 65.08 65.04 65.04 65.04 View Florida Department of Environmental Protection(DEP) Data

Buildings

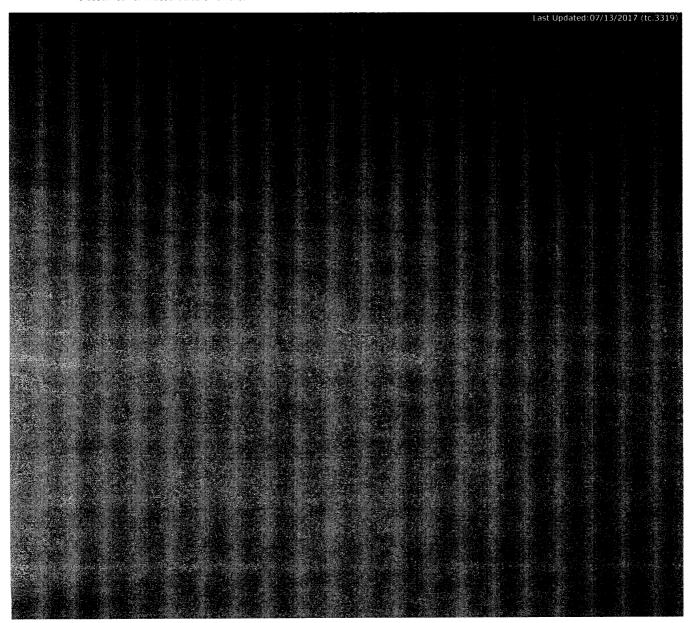
Address:1015 FREMONT AVE, Year Built: 1958, Effective Year: 1958

Structural Elements

· E (o) / Grait Work : Welker (Griffia)



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.



IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

Signature:

Print Name:

Federal Home Loan Mortgage Corporation

By: Andrew L. Fivecoat as Authorized Signing Officer for the Law Offices of Daniel C. Consuegra, P.L., as Attorney-in-Fact under Power of Attorney recorded in OR Book 20435 Page 636 of the Public Records of Hillsborough County, Florida

Print Name:

State of Florida County of Hillsborough

THE FOREGOING INSTRUMENT was sworn and acknowledged before me on January 23, 2014 by: Andrew L. Fivecoat as Authorized Signing Officer for the Law Offices of Daniel C. Consuegra, P.L., as Attorney-in-Fact for Federal Home Loan Mortgage Corporation, a corporation organized and existing under the laws of the United States of America on behalf of the corporation. He is personally known to me or who has produced a driver's liceuse as identification.



SWD -: 1015 Fremont Ave, Pensacola, Florida 32505

Recorded in Public Records 02/10/2014 at 12:22 PM OR Book 7133 Page 497, Instrument #2014008675, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$18.50 Deed Stamps \$126.00

Prepared By:
David W. Leskar, Esq.
Buyer's Title, Inc.
100 NW 70th Avenue
Plantation, FL 33317
incidental to the issuance of a title insurance policy.
File Number: 13-7394
Parcel ID #: 461S30-1100-011-004
1015 Fremont Ave, Pensacola, FL 32505

SPECIAL WARRANTY DEED (CORPORATE)

This SPECIAL WARRANTY DEED, dated January 23, 2014 by Federal Home Loan Mortgage Corporation, a corporation organized and existing under the laws of the United States of America, by Law Offices of Daniel C. Consuegra, P.L., as Attorney-in-Fact, whose post office address is: 5000 Plano Parkway, Mail Stop SW, Carrollton, TX 75010 hereinafter called the GRANTOR, to C.S.S. LLC, a Florida limited liability company whose post office address is: 22 E. Johnson Ave Pensacola, FL, 32534 hereinafter called the GRANTEE:

(Wherever used herein the terms "GRANTOR" and "GRANTEE" 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 \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the GRANTEE, all that certain land situate in **Escambia** County, Florida, viz:

Lot 11, Block 4, WILDEWOOD, according to the Plat recorded in Plat Book 4, Page 47 and 47A, Public Records of Escambia County, Florida.

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 2014 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any,

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

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

AND THE GRANTOR hereby covenants with said GRANTEE that it is lawfully seized of said land in fee simple; that it has good, right and lawful authority to sell and convey said land; that it hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming 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: rcsgt@aol.com

Scott Lunsford Escambia County Tax Collector P 0 Box 1312

| Pensacola, FL 32591 |
|--|
| CERTIFICATION: TITLE SEARCH FOR TDA |
| TAX DEED SALE DATE: 2-5-2018 |
| TAX ACCOUNT NO.: 04-2134-000 |
| CERTIFICATE NO.: 2015-2040 |
| 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. |
| C.S.S. LLC 22 E. Johnson Ace. Pensacola, FL 32534 Unknown Tenants |
| 1015 Fremont Ave. Pensacola, FL 32505 |
| |
| Certified and delivered to Escambia County Tax Collector, this 7th day of November , 2017. |
| 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.: 14031 November 7, 2017

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

1. Taxes for the year 2014-2016 delinquent. The assessed value is \$34,042.00. Tax ID 04-2134-000.

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.: 14031 November 7, 2017

Lot 11, Block 4, Wildewood, as per plat thereof, recorded in Plat Book 4, Page 47 & 47A, of the Public Records of Escambia County, Florida

Southern Guaranty Title Company

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

OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 14031 November 7, 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 11-07-1997, through 11-07-2017, and said search reveals the following:

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

C.S.S. LLC

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.

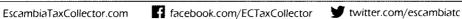
Southern Guaranty Title Company

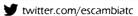
By: All Many

November 7, 2017



Scott Lunsford, CFC • Escambia County Tax Collector







2017 Real Estate Property Taxes

Notice of Ad Valorem and Non-Ad Valorem Assessments

MILLAGE CODE **PROPERTY REFERENCE NUMBER** ACCOUNT NUMBER **ESCROW CODE** 06 4615301100011004

PROPERTY ADDRESS:

EXEMPTIONS:

C S S LLC 22 E JOHNSON AVE PENSACOLA, FL 32534

04-2134-000

1015 FREMONT AVE

PRIOR YEAR(S) TAXES OUTSTANDING

18-006

| AD VALOREM TAXES | | | | | | |
|---|------------------|------------------|---|------------------|---------------|--|
| TAXING AUTHORITY MILLAGE RATE ASSESSED VALUE EXEMPTION AMOUNT TAXABLE AMO | | | | | | |
| COUNTY PUBLIC SCHOOLS | 6.6165 | 34,042 | 0 | 34,042 | 225.24 | |
| BY LOCAL BOARD BY STATE LAW | 2.2480 4.3830 | 34,042 34,042 | 0 | 34,042 34,042 | 76.5 149.2 | |
| WATER MANAGEMENT SHERIFF | 0.0353 0.6850 | 34,042 34,042 | 0 | 34,042 34,042 | 1.20 23.3 | |
| M.S.T.U. LIBRARY | 0.3590 | 34,042 | 0 | 34,042 | 12.2 | |

OTAL MILLAGE

AD VALOREM TAXES

\$606.92

| | TOTAL WILLAGE | 14.3208 | | AD VALOREN | NI IMAES | 34 87.72 |
|------------|---|--------------------|--------------|-------------------|----------|---------------------|
| LEGAL | DESCRIPTION | NC | N-AD VALOF | REM ASSESSMEN | TS | |
| | VOOD PB 4 P 47/47A OR 7133 F C 46/10 T 1/2S R 30 | FP FIRE PROTECTION | | | | 125.33 |
| | | | NO | N-AD VALOREM ASSE | SSMENTS | \$125.33 |
| | e at EscambiaTax nts must be in U.S. funds dra | | COMBINE | ED TAXES AND ASSE | SSMENTS | \$613.05 |
| If Paid By | Nov 30, 2017 | Dec 31, 2017 | Jan 31, 2018 | Feb 28, 2018 | Mar 3 | 1, 2018 |

RETAIN FOR YOUR RECORDS

2017 Real Estate **Property Taxes**

ACCOUNT NUMBER

PROPERTY ADDRESS

1015 FREMONT AVE

CSSLLC 22 E JOHNSON AVE PENSACOLA, FL 32534 **DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT**

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 ON | E AMOUNT |
|-------------------|------------------------|
| AMOUNT IF PAID BY | Nov 30, 2017 588.53 |
| AMOUNT IF PAID BY | Dec 31, 2017 594.66 |
| AMOUNT IF PAID BY | Jan 31, 2018 600.79 |
| AMOUNT IF PAID BY | Feb 28, 2018 606.92 |
| AMOUNT IF PAID BY | Mar 31, 2018 613.05 |
| DO NOT FOLD STADI | E OD MUTTI ATE |

DO NOT FOLD, STAPLE, OR MUTILATE

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 US BANK AS CUST FOR MAGNOLIA T holder of Tax Certificate No. 02040, 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:

LT 11 BLK 4 WILDEWOOD PB 4 P 47/47A OR 7133 P 497 SEC 46/10 T 1/2S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042134000 (18-006)

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

CSSLLC

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.

Personal Services:

CSSLLC 22 E JOHNSON AVE PENSACOLA, FL 32534

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By:

Emily Hogg Deputy Clerk

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Post Property:

1015 FREMONT AVE 32505

COUNTY

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By:

Emily Hogg Deputy Clerk

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COMPTO

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk

STATE OF FLORIDA COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 02040 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:

C S S LLC 22 E JOHNSON AVE PENSACOLA, FL 32534 C S S LLC C/O TENANTS 1015 FREMONT AVE PENSACOLA FL 32505

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

COMPTRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By:

Emily Hogg Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA

18-006

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO17CIV059868NON

Agency Number: 18-001864

Court: TAX DEED
County: ESCAMBIA

Case Number: CERT NO 02040 2015

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff:

RECSSLLC

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 11/16/2017 at 2:20 PM and served same at 1:20 PM on 11/29/2017 in ESCAMBIA COUNTY, FLORIDA, by serving C S S LLC , the within named, to wit: TONY REED, MANAGER.

DAVID MORGAN, SHERIFF ESCAMBIA COUNTY, FLORIDA

Wisi 922

By:

P. WISE, CPS

Service Fee: Receipt No:

\$40.00 BILL

Printed By: LCMITCHE

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Personal Services:

C S S LLC 22 E JOHNSON AVE PENSACOLA, FL 32534

COUNTY PURE

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk

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SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042134000 (18-006)

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

CSSLLC

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:

1015 FREMONT AVE 32505

COMPT AD

PAM CHILDERS
CLERK OF THE CIRCUIT COURT

ESCAMBIA COUNTY, FLORIDA

By:

Emily Hogg Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO17CIV059822NON

Agency Number: 18-001892

18-006

Court: TAX DEED
County: ESCAMBIA

Case Number: CERT # 02040 2015

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff:

RECSSLLC

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 11/16/2017 at 2:23 PM and served same at 9:05 AM on 11/21/2017 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERKS OFFICE.

DAVID MORGAN, SHERIFF ESCAMBIA COUNTY, FLORIDA

Rv.

BELL, CPS

Service Fee: Receipt No: \$40.00 BILL

Pam Childers

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



NEOPOST

US POSTAGE \$005.26º

ZIP 32502 041M11272965

CSSLLC[18-006]

PENSACOL C/O TEP NIXIE

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> > 0011/19/17

NOT DELEVERABLE AS ADDRESSED UNATURE OF STATE OF TABLEARD

325025639

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32502583335 *2187-04466-16-40

Tracking Number Information

Meter: 11

11272965

Mailing Date:

11/16/17 10:39 AM

Tracking Number:

9171969009350128233585

Sender:

OR

Current Status:

OK : Delivered

Recipient:

Class of Mail

FC Denver

Zip Code:

32534

Service:

ERR

City:

PENSACOLA

Value

\$0.460

State:

FL

Proof of Delivery

23/2000

J. Thell

Status Details

▼ Status Date

Fri, 11/17/17, 11:07:00 AM

Fri, 11/17/17, 09:42:00 AM Fri, 11/17/17, 09:32:00 AM

Fri, 11/17/17, 08:50:00 AM

Fri, 11/17/17, 07:27:00 AM Fri, 11/17/17, 02:54:00 AM

Thu, 11/1/17, 10:53:00 PM

Thu, 11/16/17, 08:18:00 PM

Thu, 11/16/17, 05:35:00 PM Thu, 11/16/17, 03:41:00 PM

Thu, 11/16/17, 02:26:00 PM

Status

OK: Delivered **
Out for Delivery

Sorting / Processing Complete

Arrival at Unit

Processed (processing scan)

Processed (processing scan)
Dispatched from Sort Facility

Processed (processing scan)

Dispatched to Sort Facility

Accept/pick-up

OK: USPS acknowledges reception of info

C S S LLC [18-006] 22 E JOHNSON AVE PENSACOLA, FL 32534

9171 9690 0935 0128 2335 85

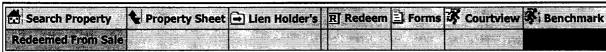
11.17.17 DELIVERED

C S S LLC [18-006] C/O TENANTS 1015 FREMONT AVE PENSACOLA FL 32505

9171 9690 0935 0128 2335 92

11/21/17 - UTF nor DELIVERABLE - REMEMBO

Critact





PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
Account: 042134000 Certificate Number: 002040 of 2015

| Redemption Yes > | Application Date 06/21/2017 | Interest Rate 18% |
|-------------------------|-------------------------------------|-------------------------------|
| | Final Redemption Payment ESTIMATED | Redemption Overpayment ACTUAL |
| | Auction Date 01/02/2018 | Redemption Date 12/21/2017 |
| Months | 7 | 6 |
| Tax Collector | \$1,714.41 | \$1,714.41 |
| Tax Collector Interest | \$180.01 | \$154.30 |
| Tax Collector Fee | \$6.25 | \$6.25 |
| Total Tax Collector | \$1,900.67 | \$1,874.96 |
| | | |
| Clerk Fee | \$130.00 | \$130.00 |
| Sheriff Fee | \$120.00 | \$120.00 |
| Legal Advertisement | \$200.00 | \$200.00 |
| App. Fee Interest | \$47.25 | \$40.50 |
| Total Clerk | \$497.25 | \$490.50)CH |
| | | |
| Postage | \$10.52 | \$10.52 |
| Researcher Copies | \$2.00 | \$2.00 |
| Total Redemption Amount | \$2,410.44 | \$2,377.98 |
| | Repayment Overpayment Refund Amount | \$32.46 LYD.00 (\$ 12.46) |

(edeems

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 002040

Redeemed Date 12/21/2017

Name C S S LLC 22 E JOHNSON AVE PENSACOLA FL 32534

| Clerk's Total = TAXDEED | \$497.25 |
|-----------------------------|------------|
| Due Tax Collector = TAXDEED | \$1,900.67 |
| Postage = TD2 | \$10.52 |
| ResearcherCopies = TD6 | \$2.00 |

• 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: 042134000 Certificate Number: 002040 of 2015

Payor: C S S LLC 22 E JOHNSON AVE PENSACOLA FL 32534 Date 12/21/2017

| Clerk's Check # | 180014711 | Clerk's Total | \$497.25 |
|-----------------------|--|-----------------------|------------|
| Tax Collector Check # | 1 | Tax Collector's Total | \$1,900.67 |
| | A SAAA ATS., III III III II II II II II II II II II | Postage | \$10.52 |
| | And the second s | Researcher Copies | \$2.00 |
| | | Total Received | \$2,410.44 |

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



(Warrington) Pensacola, Escambia County, Florida

STATE OF FLORIDA

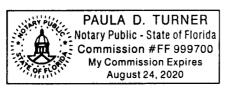
| County of F | Escami | oia | | | | | | |
|------------------------------------|--------------------|--------------------------|------------------------------------|------------------------------|-----------------------|-----------|---|----------------------------------|
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| Publisher | of | The | Escambia | Sun | Pres | ss, a | weekly | newspaper |
| | | | | | | | Escambia | |
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| was publis | hed ir | ı said ı | newspaper i | | | | ······································ | |
| | | NOVEN | 1BER 30 & D | ECEMBE | R 7, | 14, 21 | , 2017 | |
| newspape Escambia heretofore | r p Cou beer | ublish inty, n con | ed at (Florida, a tinuously | (Warrin and th publish | igton at t ed i |) Pothers | oia Sun-Prensacola, aid newsp d Escambia s second | in said aper has a County, |

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 US BANK AS CUST FOR MAGNOLIA T holder of Tax Certificate No. 02040, 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:

LT 11 BLK 4 WILDEWOOD PB 4 P 47/47A OR 7133 P 497 SEC 46/10 T 1/2S R 30 SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042134000 (18-

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

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



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

January 4, 2018

C S S LLC 22 E JOHNSON AVE PENSACOLA FL 32534

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

2015 TD 002040

\$72.46

TOTAL \$72.46

Very truly yours,

PAM CHILDERS

Clerk of Circuit Cou

By: (LLL)

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 •

January 4, 2018

US BANK AS CUST FOR MAGNOLIA T PO BOX 645378 CINCINNATI OH 45264

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 000630 | \$530.00 | \$47.70 | \$577.70 |
| 2015 TD 002040 | \$450.00 | \$40.50 | \$490.50 |
| 2015 TD 004239 | \$450.00 | \$40.50 | \$490.50 |

TOTAL \$1,558.70

Very truly yours,

PAM CHILDERS

Clerk of Circuit Court

By:

Emily Hogg

Tax Deed Division