### **Tax Collector's Certification**

CTV-513

**Tax Deed Application Number** 1700133

Date of Tax Deed Application Apr 18, 2017

This is to certify that **BRISINGER FUND 1, LLC** 

**BRISINGER FUND 1, LLC**, holder of **Tax Sale Certificate Number 2015 / 2067**, 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: **04-2377-000** 

Cert Holder:

BRISINGER FUND 1, LLC BRISINGER FUND 1, LLC 1338 S FOOTHILL DRIVE #129SALT LAKE CITY, UT 84108 Property Owner:

PALACIOS ZENAIDA & PEDRO 4916 SAUFLEY FIELD RD PENSACOLA, FL 32526

LT 19 BLK 11 WILDEWOOD PB 4 P 47/47A LESS OR 569 P 6 RD R/W OR 5476 P 519 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
2015,2067	04-2377-000	06/01/2015	351.36	17.57	368.93

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
2016/1824	04-2377-000	06/01/2016	386.63	6.25	52.28	445.16

10.2377 000 100/01/2010 1000.03	0.23	JZ.20	1 443.10
Amounts Certified by Tax Collector (Lines 1-7):		Total Amo	unt Paid
1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeeme	ed by Applicant	814.09	
2. Total of Delinquent Taxes Paid by Tax Deed Applicant		0.00	
3. Total of Current Taxes Paid by Tax Deed Applicant		371.76	
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)		1,560.85	
Amounts Certified by Clerk of Court (Lines 8-15):		Total Amo	unt 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.			
<ol> <li>Other Outstanding Certificates and Delinquent Taxes Not Included in this Application.</li> </ol>			
17. Statutory (Opening) Bid; Total of Lines 7, 14, 15 (if applicable) and 16 (if			
18. Rodemptor Fee		6.25	
19. Total Amount to Redeem			

Done t	his to	ie <u>25t</u>	<u>n</u> day	of,	April,	2017	Scott	Lunsford	, Tax	Collect	or of	Eseam	bia (	County	Count	У
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Date of Sale:

\*This certification must be surrendered to the Clerk of the Circuit Court notater than ten (10) days after this date.

04-2377-000 201

### **APPLICATION FOR TAX DEED**

512 R. 12/16

Section 197.502, Florida Statutes

Application Number: 1700133

o: Tax Collector of E	SCAMBIA COUNTY	, Florida	
BRISINGER FUND 1, LLC BRISINGER FUND 1, LLC 338 S FOOTHILL DRIVE # BALT LAKE CITY, UT 8410 hold the listed tax certificate	08,	e same to the Tax	Collector and make tax deed application thereon:
Account Number	Certificate No.	Date	Legal Description
04-2377-000	2015/2067	06-01-2015	LT 19 BLK 11 WILDEWOOD PB 4 P 47/47A LESS OR 569 P 6 RD R/W OR 5476 P 519 SEC 46/10 T 1/2S R 30
<ul> <li>pay all delinquen</li> <li>pay all Tax Collect</li> <li>and Sheriff's cost</li> </ul>	anding tax certificates plus at and omitted taxes, plus in ctor's fees, ownership and one as, if applicable artificate on which this appli	nterest covering th	
Electronic signature on fi BRISINGER FUND 1, LL BRISINGER FUND 1, LL 1338 S FOOTHILL DRIV SALT LAKE CITY, UT	C .C E #129		<u>04-18-2017</u> Application Date



Real Estate

Tangible Property Search

Sale

Amendment 1/Portability Calculations

### **Back**

Account OReference Navigate Mode

Printer Friendly Version

### **General Information**

Reference: 4615301100019011

042377000

Account: Owners:

PALACIOS ZENAIDA & PEDRO

Mail:

4916 SAUFLEY FIELD RD PENSACOLA, FL 32526

Situs: Use Code: 701 BEVERLY PKWY 32505 MOBILE HOME 🔑

Taxing

COUNTY MSTU

Authority: 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	\$11,667	\$16,167	\$16,167					
2015	\$4,500	\$11,000	\$15,500	\$15,500					
2014	\$4,500	\$10,370	\$14,870	\$14,870					

Amendment 1/Portability Calculations

Disclaimer

File for New Homestead Exemption Online

#### Sales Data

Parcel

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

08/2004 5476 519 \$25,000 WD View Instr 11/2003 5296 1059 \$15,000 WD View Instr 08/2003 5231 730 \$1,000 CT 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 19 BLK 11 WILDEWOOD PB 4 P 47/47A LESS OR 569 P 6 RD R/W OR 5476 P 519 SEC 46/10 T 1/2S R 30

**Extra Features** 

METAL BUILDING

### **Launch Interactive Map** Information Section Map Id: 46-1S-30-2 Approx. Acreage: 0.2494 Zoned: 🔑 HC/LI Evacuation & Flood Information Open Report View Florida Department of Environmental Protection(DEP) Data

#### Buildings

Address: 701 BEVERLY PKWY, Year Built: 1989, Effective Year: 1989

### Structural Elements

**DWELLING UNITS-1** 

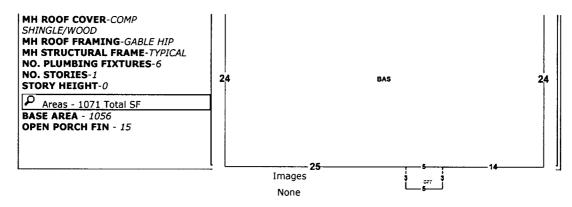
MH EXTERIOR WALL-WOOD SIDING

MH FLOOR FINISH-CARPET

MH FLOOR SYSTEM-TYPICAL MH HEAT/AIR-HEAT & AIR

MH INTERIOR

FINISH-DRYWALL/PLASTER MH MILLWORK-TYPICAL



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:05/03/2017 (tc.57243)

OR BK 5476 PGO 520 Escambia County, Florida INSTRUMENT 2004-274506

RCD Aug 12, 2004 02:40 pm Escambia County, Florida

ERNIE LEE MAGAHA Clerk of the Circuit Court Instrument 2004–274506

File Number: 04-071602

### EXHIBIT "A"

Lot 19, Block 11, Wildwood Subdivision, a subdivision of a portion of Section 46 and 10, Township 1 and 2 South, Range 30 West, according to the Plat thereof recorded in Plat Book 4 at Pages 47 and 47-A of the Public Records of Escambia County, Florida.

Less:

That part of Lot 19, Block 11, Wildwood Subdivision, Section 46, Township 1 South, Range 30 West, as per plat recorded in Plat Book 4, Pages 47 and 47-A of the Public Records of Escambia County, Florida, line to be described as follows:

Commence on the Northerly Extension of the East line of Lot 24 of Wildwood Subdivision, as per plat recorded in Plat Book 4, pages 47 and 47-A, of the Public Records of Escambia County, Florida, at a point 49.53 feet North of the Northeast corner of said Lot 24; thence run South 81 degrees 13 minutes 35 seconds East 393.70 feet to end of survey line herein described.

OR BK 5476 PGO519 Escambia County, Florida INSTRUMENT 2004-274506

DEED BOC STAMPS PB & ESC CO \$ 175.00 08/12/04 ERNIE LEE WAGANA, CLERK

Rec \$18.50 Doc \$178.50

Prepared By: Dawn Devers
Citizens Title Group Inc.
4300 BAYOU BLVD., STE. 31
Pensacola, FL 32503
incidental to the issuance of a title insurance policy.
File Number: 04-071602
Parcel ID #: 4618301100019011

### WARRANTY DEED (CORPORATE)

This WARRANTY DEED, dated 8-12-2004 by TOWER EAST GROUP, INC., whose post office address is 1010 N. 12th Avenue, Ste 201, Pensacola, FL 32501, hereinafter called the GRANTOR, to ZENAIDA PALACIOS AND PEDRO PEREZ, HUSBAND AND WIFE

whose post office address is 4980 La Ceiba Drive, Pensacola, FL 32526, hereinafter called the GRANTEE: (Wherever used herein the terms "Grantor" and "Grantee" include all 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, **FL**, viz:

\*\*\*SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART THEREOF\*\*\*

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the current year 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 except as above noted, the GRANTOR is lawfully seized of said land in fee simple; that the GRANTOR has good right and lawful authority to sell and convey said land; that the GRANTOR hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

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

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

Witness Signature:
Witness Signature:
Witness Signature:
Witness to Print Name:
Witness Signature:
Wit

THE FOREGOING INSTRUMENT was acknowledged before me this 8-12-04 by Stephen F. Ritz, President of TOWER EAST GROUP, INC. on behalf of the corporation. He/She is personally known to me or has produced 6 as identification.

(SEAL)

D. DEVERS
MY COMMISSION # DD 178088
EXPIRES: February 4, 2007
Bonded Thru Notary Public Underwriters

Notary Public

My Commission Expires:

TOWER EAST GROUP, INC.

RETURN TO: CITIZENS TITLE GROUP., INC. 4300 BAYOU RIVD., SUITE 31 PENSACOLA, FL 32503

### 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.O. Box 1312 Pensacola, FL 32591

CERTIFICATION: TITLE SEARCH FOR TDA TAX DEED SALE DATE: 8-7-2017 TAX ACCOUNT NO.: 04-2377-000 CERTIFICATE NO.: 2015-2067 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. Zenaida Palacios Pedro Palacios 4916 Saufley Field Rd. Pensacola, FL 32526 Unknown Tenants 701 Beverly Pkwy. Pensacola, FL 32505 Certified and delivered to Escambia County Tax Collector, this 3rd day of May \_\_\_\_\_, 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.: 13547 May 2, 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 \$16,167.00. Tax ID 04-2377-000.

### 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.: 13547

May 2, 2017

Lot 19, Block 11, Wildewood, as per plat thereof, recorded in Plat Book 4, Page 47/47A, LESS O.R. Book 569, page 6, Road right-of-way, O.R. Book 5476, page 519, 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.: 13547 May 2, 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 05-02-1997, through 05-02-2017, and said search reveals the following:

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

Zenaida Palacios and Pedro Perez, wife and husband

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

May 2, 2017



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

🖃 Lien Holder's 🍎 Sold To 🏿 Redsem 🖹 Form

Tax Deed - Redemption Calculator
Account: 042377000 Certificate Number: 002067 of 2015

Redemption No. ~	Application Date 04/18/2017	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 08/07/2017	Redemption Date 06/16/2017
Months	4	2
Tax Collector	\$1,560.85	\$1,560.85
Tax Collector Interest	\$93.65	\$46.83
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$1,660.75	\$1,613.93
		·
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$27.00	\$13.50
Total Clerk	\$477.00	\$463.50
Postage	\$21.04	\$21.04
Researcher Copies	\$2.00	\$2.00
Total Redemption Amount	\$2,160.79	\$2,100.47
	Repayment Overpayment Refund Amount	\$60.32 + 120 + 200 + 21
		/4.

**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 002067 Redeemed Date 06/16/2017

Name PARTNERSHIP TITLE COMPANY LLC 917 N 12TH AVENUE PENSACOLA FL 32501

Clerk's Total = TAXDEED	\$477.90
Due Tax Collector = TAXDEED	\$1,6%0.75
Postage = TD2	\$21(.0)
ResearcherCopies = TD6	\$2.00

### • For Office Use Only

l	Date	Date Docket Desc Amount Owed		Amount Due	Payee Name	
Ь	Strategic Commission Commission	VARIOUS AND A SECURIOR OF THE	1236 FOOT - 12-7 Auto VI		777 AND 1789 17 10 10 10 10 10 10 10 10 10 10 10 10 10	TODAY

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: 042377000 Certificate Number: 002067 of 2015

Payor: PARTNERSHIP TITLE COMPANY LLC 917 N 12TH AVENUE PENSACOLA FL 32501 Date 06/16/2017

Clerk's Check #	183016503	Clerk's Total	\$47,7.90	0.50
Tax Collector Check #	1	Tax Collector's Total	\$1,600.75	7100:
		Postage	\$21.04	
The state of the s		Researcher Copies	\$2.00	
The state of the s		Total Received	\$2,160.79	

**PAM CHILDERS** 

Clerk of the Circuit Cour

Received By: \( \)
Deputy Clerk

Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502 (850) 595-3793 • FAX (850) 595-4827 • http://www.clerk.co.escambia.fl.us



### **Pam Childers**

### Clerk of the Circuit Court and Comptroller, Escambia County

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

June 20, 2017

PARTNERSHIP TITLE COMPANY LLC 917 N 12<sup>TH</sup> AVENUE PENSACOLA FL 32501

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 002066	\$374.44
2015 TD 002067	\$401.27

TOTAL \$775.71

Very truly yours,

PAM CHILDERS

Clerk of Circuit Com

By:

Emily Hogg

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 •

June 20, 2017

BRISINGER FUND 1 LLC 1338 S FOOTHILL DRIVE #129 SALT LAKE CITY UT 84108

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 002067	\$450.00	\$13.50	\$463.50
2015 TD 002066	\$450.00	\$13.50	\$463.50

TOTAL \$927.00

Very truly yours,

PAM CHILDERS

Clerk of Circuit Court

Emily Hogg

Tax Deed Division