APPLICATION FOR TAX DEED

512 R. 12/16

Section 197.502, Florida Statutes

Application Number: 1700359

To: Tax Collector of ES	CAMBIA COUNTY	_, Florida	
I,			
CAZENOVIA CREEK FUNDII PO BOX 54897 NEW ORLEANS, LA 70154 hold the listed tax certificate	· 1	same to the Tax	Collector and make tax deed application thereon:
Account Number	Certificate No.	Date	Legal Description
05-4140-000	2015/2858	06-01-2015	LTS 21 TO 24 BLK 6 LESS DB 508 P 235/257 R/W STATE RD 10/A PENSACOLA HOME ORCHARDS S/D PLAT DB 87 P 524 OR 6021 P 1116/1119 OR 6021 P 1124/1127
I agree to: • pay any current ta • redeem all outstar	axes, if due and nding tax certificates plus ir	nterest not in my	possession, and
 pay all delinquent 	and omitted taxes, plus in	terest covering th	e property.
 pay all Tax Collect and Sheriff's costs 		ncumbrance repo	rt costs, Clerk of the Court costs, charges and fees
Attached is the tax sale cer which are in my possession		ation is based and	d all other certificates of the same legal description
Electronic signature on file CAZENOVIA CREEK FUI PO BOX 54897 NEW ORLEANS, LA 70	NDING I, LLC		
			05-16-2017 Application Date
Applic	cant's signature		• •

1116/1119 OR 6021 P 1124/1127

Tax Collector's Certification

CTY-513

Tax Deed Application Number

Date of Tax Deed Application

May 16, 2017

and the second of the second

1700359

This is to certify that CAZENOVIA CREEK FUNDING I, LLC, holder of Tax Sale Certificate Number 2015 / 2858, 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: 05-4140-000

Cert Holder:

CAZENOVIA CREEK FUNDING I, LLC PO BOX 54897NEW ORLEANS, LA 70154 **Property Owner:**

HOBBS COLUMBUS A III TRUSTEE FOR

HOBBS COLUMBUS A III REVOCABLE INTERVIVOS TRUST

3305 NORTH W ST

PENSACOLA, FL 32505

LTS 21 TO 24 BLK 6 LESS DB 508 P 235/257 R/W STATE RD 10/A PENSACOLA HOME ORCHARDS S/D PLAT DB 87 P Full legal

attached.

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
2015/2858	05-4140-000	06/01/2015	3,869.50	193.48	4,062.98

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
2016/2569	05-4140-000	06/01/2016	3,828.93	6.25	191.45	4,026.63

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	8,089.61
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	3546.57
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)	12,011.18
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	and the second s
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 16th day of May, 2017 Scott Lunsford, Tax Collector of Escambia, County

Date of Sale: September 5, 2017

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date. 05-4140-000

LTS 21 TO 24 BLK 6 LESS DB 508 P 235/257 R/W STATE RD 10/A PENSACOLA HOME ORCHARDS S/D PLAT DB 87 P 524 OR 6021 P



Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

Amendment 1/Portability Calculations

Back

Navigate Mode Account OReference

Printer Friendly Version

General Information Reference: 142S302001210006

Account: 054140000

Owners:

HOBBS COLUMBUS A III TRUSTEE FOR

HOBBS COLUMBUS A III REVOCABLE

INTERVIVOS TRUST

Mail: Situs: 3305 NORTH W ST

PENSACOLA, FL 32505 5021 MOBILE HWY 32506

Use Code: VACANT COMMERCIAL

Taxing **Authority:**

COUNTY MSTU

Tax Inquiry:

Open Tax Inquiry Window

Tax Inquiry link courtesy of Scott Funsford Escambia County Tax Collector

Assess	Assessments					
Year	Land	Imprv	Total	Cap Val		
2016	\$233,244	\$0	\$233,244	\$233,244		
2015	\$233,244	\$0	\$233,244	\$233,244		
2014	\$233,244	\$0	\$233,244	\$233,244		

<u>Disclaimer</u>

Amendment 1/Portability Calculations

★File for New Homestead Exemption Online

Sales Data					
Sale Date	Book	Page	Value	Туре	Official Records (New Window)
12/22/2011	6801	1127	\$100	WD	View Instr
12/22/2011	6801	1124	\$100	WD	View Instr
12/22/2011	6801	1119	\$100	WD	View Instr
12/22/2011	6801	1116	\$100	WD	View Instr
10/2006	6021	212	\$490,100	WD	View Instr
04/2005	5618	1218	\$100	WD	View Instr
03/1992	3158	1	\$100	SC	View Instr
01/1992	3109	225	\$85,000	QC	View Instr
05/1991	3005	818	\$66,000	WD	View Instr
Official Raco	rde In	OTHEW 7	murtusy of	Pam	Childore

2016 Certified Roll Exemptions

None

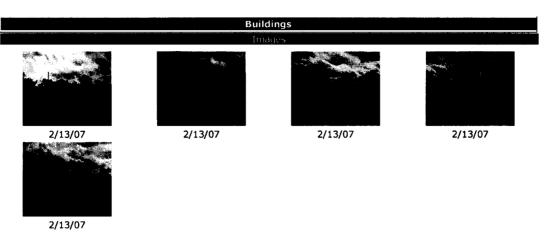
Legal Description

LTS 21 TO 24 BLK 6 LESS DB 508 P 235/257 R/W STATE RD 10/A PENSACOLA HOME ORCHARDS S/D PLAT DB 87 P 524 OR 6021...

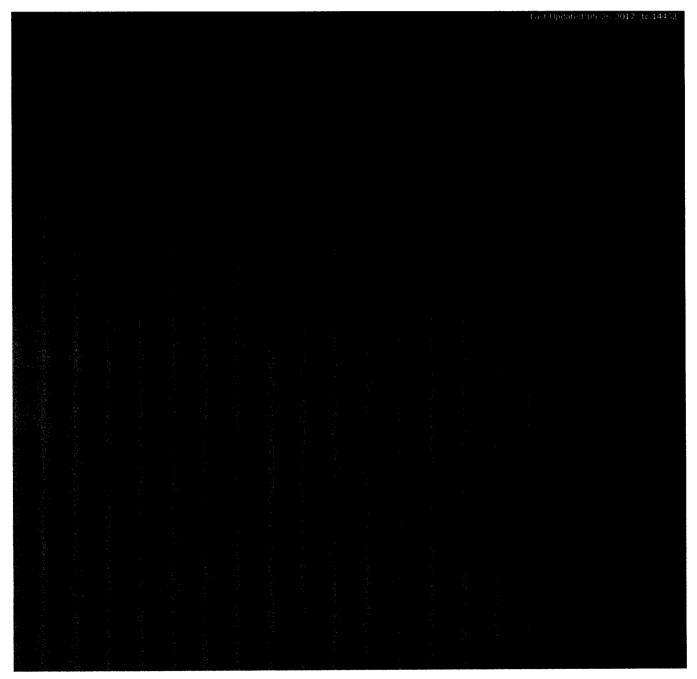
Extra Features

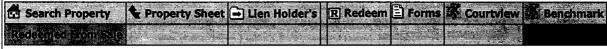
Parcel Launch Interactive Map Information Section Map Id: 14-25-30-1 Approx. Acreage: 1.8788 Zoned: 🔑 Com Evacuation & Flood Information Open Report

View Florida Department of Environmental Protection(DEP) Data



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.







PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
Account: 054140000 Certificate Number: 002858 of 2015

Redemption Yes 🗸	Application Date 05/16/2017	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 09/05/2017	Redemption Date 07/06/2017
Months	4	2
Tax Collector	\$12,011.18	\$12,011.18
Tax Collector Interest	\$720.67	\$360.34
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$12,738.10	\$12,377.77
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$27.00	\$ 13.5 0
Total Clerk	\$477.00	\$469.50
Postage	\$60.00	\$0.00
Researcher Copies	\$40.00	\$0.00
Total Redemption Amount	\$13,315.10	\$12,841.27
	Repayment Overpayment Refund Amount	\$473.83 + 120 + 200 (\$

redeemer

Notes

PAM CHILDERS

CLERK OF THE CIRCUIT COURT ARCHIVES AND RECORDS CHILDSUPPORT CIRCUIT CIVIL CIRCUIT CRIMINAL COUNTY CIVIL COUNTY CRIMINAL DOMESTIC RELATIONS **FAMILY LAW** JURY ASSEMBLY JUVENILE MENTAL HEALTH MIS OPERATIONAL SERVICES PROBATE TRAFFIC



COUNTY OF ESCAMBIA OFFICE OF THE CLERK OF THE CIRCUIT COURT

BRANCH OFFICES ARCHIVES AND RECORDS JUVENILE DIVISION CENTURY

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

Case # 2015 TD 002858 Redeemed Date 07/06/2017

Name GULF TITLE COMPANY 2721 GULF BREEZE PKWY GULF BREEZE FL 32563

Clerk's Total = TAXDEED	\$477.00
Due Tax Collector = TAXDEED	\$12,738.10
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$40.00

• 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: 054140000 Certificate Number: 002858 of 2015

Payor: GULF TITLE COMPANY 2721 GULF BREEZE PKWY GULF BREEZE FL 32563 Date 07/06/2017

Clerk's Check #	5530612453	Clerk's Total	\$477.00
Tax Collector Check #	1	Tax Collector's Total	\$12,738.10
AND THE RESIDENCE OF THE PROPERTY OF THE PROPE		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	\$13,315.10

PAM CHILDERS
Clerk of the Eicuit 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

Recorded in Public Records 10/11/2016 at 03:47 PM OR Book 7604 Page 1108, Instrument #2016078607, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$10.00

THE OFFICE OF ENVIRONMENTAL ENFORCEMENT SPECIAL MAGISTRATE IN AND FOR ESCAMBIA COUNTY, FLORIDA

ESCAMBIA COUNTY, FLORIDA

VS.

Case No.: CE 14-08-03170

Location: 7301 Highway 98 West

PR# 212S312000000002

Hobbs Columbus A III Trustee for Hobbs Columbus A III Revocable Intervivos Trust 3305 North "W" Street Pensacola, FL 32505

ORDER

THIS CAUSE was brought before the Office of the Environmental Enforcement Special Magistrate on Petitioner's Certification of Costs, pursuant to the Special Magistrate's Order of September 01, 2015; and the Special Magistrate having found the Respondent in violation of Escambia County Code of Ordinances 42-196 (a) Nuisance Conditions, (b) Trash & Debris, (d) Overgrowth, 30-203 (m), (n), (o), (p), (u), (x), (aa), and (cc). Escambia County made certain repairs to bring the property into compliance and that the repairs were reasonable and necessary. THEREFORE, the Special Magistrate being otherwise fully advised of the premises; it is hereby ORDERED, pursuant to Section 30-35 of the Escambia County Code of Ordinances, that the following itemized costs shall be added to the fines imposed by the Order of Special Magistrate dated September 01, 2015.

Itemized Cost

a. Fines (\$25.00 per day 10/02/15-8/16/16)	\$	7,975.00
b. Court Costs	\$	1,100.00
c. County Abatement Fees	\$_	17,250.00

Total:

\$ 26,325.00

DONE AND ORDERED at Escambia County, Florida on this Little day of Oc

John B Trawick Special Magistrate

Office of Environmental Enforcement

BK: 7402 PG: 1106 Last Page

BK: 7402 PG: 1086 Last Page

You have the right to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at 3363 W Park Place, Pensacola, Florida 32505 and the Escambia County Circuit Court at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than 30 days from the date of this Order. Failure to timely file a Written Notice of Appeal will waive your rights to appeal.

Jurisdiction is retained to enter such further orders as may be appropriate and

DONE AND ORDERED at Escambia County, Florida on the day

John B Trawick
Special Magistrate
Office of Environmental Enforcement

· BK: · 7402 PG: 1105

BK: 7402 PG: 1085

	Other	
--	-------	--

Costs in the amount of $\frac{1}{100.00}$ are awarded in favor of Escambia County as the prevailing party against **RESPONDENT**.

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1) F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All Monies owing hereunder shall constitute a lien on ALL YOUR REAL AND PERSONAL PROPERTY including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

.. BK: 7402 PG: 1104

BK:

7402 PG:

1084

Corrective action shall include: Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. Maintain clean conditions to avoid a repeat violation. Remove vehicle. Repair vehicle or store in rear yard behind 6' opaque fencing Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris. Remove all structures, signs, vehicles, etc. from County ROW; refrain from further obstruction. Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods Immediately cease burning and refrain from future burning Remove all refuse and dispose of legally and refrain from future littering Rezone property and conform to all performance standards or complete removal of the commercial or industrial entity Obtain necessary permits or cease operations Acquire proper permits or remove sign(s) Other _____ Other _____

BK: 7402 PG: 1103

7402 PG: 1083 BK: 42-196 (d) Overgrowth 30-203 Unsafe Building; Described as □ Main Structure □ Accessory Building(s) $\square \text{ (a)} \square \text{ (b)} \square \text{ (c)} \square \text{ (d)} \square \text{ (e)} \square \text{ (f)} \square \text{ (g)} \square \text{ (h)} \square \text{ (i)} \square \text{ (j)} \square \text{ (k)} \square \text{ (l)} \square \text{ (m)} \square \text{ (n)} \square \text{ (o)}$ 94-51 Obstruction of County Right-of-Way (ROW) 82-171 Mandatory Residential Waste Collection 82-15 Illegal Burning 82-5 Littering Prohibited LDC Article 6 Commercial in residential and non permitted use LDC 4.01.02 and LDC 4.01.04 Land Disturbance without permits LDC 8.03.02 and COO 86-91 Prohibited Signs, Un-permitted Sign ROW Other П

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby ORDERED that RESPONDENT shall have until 2015 to correct the violation and to bring the violation into compliance.

Recorded in Public Records 09/04/2015 at 03:00 PM OR Book 7402 Page 1102, Instrument #2015068261, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$44.00

Recorded in Public Records 09/04/2015 at 02:57 PM OR Book 7402 Page 1082, Instrument #2015068247, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$44.00

THE OFFICE OF ENVIRONMENTAL ENFORCEMENT SPECIAL MAGISTRATE IN AND FOR THE COUNTY OF ESCAMBIA, STATE OF FLORIDA

PETITIONER
ESCAMBIA COUNTY FLORIDA,

VS.

CASE NO: CE#14-08-03170 LOCATION: 7301 Highway 98 West PR# 212S312000000002

Hobbs Columbus A III Trustee for Hobbs Columbus A III Revocable Intervivos Trust 3305 North "W" Street Pensacola, FL 32505 RESPONDENT CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
BY:
DATE:
DATE:
DATE:

DATE:

OFFICIAL SEAL
DATE:

D.C.

ORDER

This CAUSE having come before the Office of Environmental

Enforcement Special Magistrate on the Petition of the Environmental Enforcement

Officer for alleged violation of the ordinances of the County of Escambia, State of

Florida, and the Special Magistrate having considered the evidence before him in the

form of testimony by the Enforcement Officer and the Respondent or representative,

thereof, NAMED ABOVE, as well as evidence submitted and after consideration of the

appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate

finds that a violation of the following Code of Ordinance(s) has occurred and continues

\mathbf{M}	42-196 (a) Nuisance Conditions
V	42-196 (b) Trash and Debris
	42-196 (c) Inoperable Vehicle(s); Described

BK: 6801 PG: 1129 Last Page

Signed, sealed and delivered

in the presence of

Charles L. Hoffman, Jr.

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 22nd day of December, 2011, by COLUMBUS A. HOBBS, III, (*) who is personally known to me or (*) who has produced as identification.

> Charles L. Hoffman, Jr. Notary Public-State of Florida

NOTARY PUBLIC - STATE OF FLORIDA Charles L. Hoffman, Jr.
Commission # DD838896
Expires: Feb. 28, 2013
Dended Thru Old Republic Surety Company

Commence at the Northeast corner of said Section 21; thence North 88°17'45" West along the North line of said Section 21 for a distance of 650.89 feet to the East line of the West ½ of Lot 1; thence South 01 °51'58" West along sais East line of the West ½ of said Lot 1 for a distance of 2206.84 feet; thence North 88 °20'06" West for a distance of 1400.20 feet; thence North 01 °45'52" East for a distance of 333.35 feet to the Point of Beginning. Thence North 17 °31'38" East for a distance of 50.00 feet; thence South 72 °28'22" East for a distance of 40.00 feet; thence North 17 °31'38" East for a distance of 200.00 feet to the Southerly right-of-way line of State Road No. 298-B (200' R/W); thence North 72 °28'22" West along said Right-of-Way line for a distance of 150.00 feet; thence South 17 °31'38" West for a distance of 250.00; thence South 72 °28'22" East for a distance of 110.00 feet to the Point of Beginning.

Containing 0.81 acres, more or less, and all lying being in the Section 21, Township 2 South, Range 31 West, Escambia County, Florida.

COLUMBUS A. HOBBS, III REVOCABLE INTERVIVOS TRUST dated November 9, 2011 now owns 100% of the above described real property.

This property is not Grantor's homestead property.

The Trustee and all Successor Trustees are hereby granted the power to protect, conserve and to sell, or to lease, or to encumber, or otherwise to manage and dispose of the real property described in this deed.

This conveyance is subject to restrictions, reservations, limitations, and easements of record, taxes for the year 2011 and subsequent years, and all mortgages of record which the GRANTEE herein assumes and agree to pay.

Subject to taxes for the current year and later years and all valid easements and restrictions of record, if any, which are not hereby reimposed; and also subject to any claim, right, title, or interest arising from any recorded instrument reserving, conveying, leasing, or otherwise alienating any interest in the oil, gas, or other minerals.

And Grantor does hereby fully warrant title to said land and will defend the same against the lawful claims of all persons whomsoever, subject only to any exceptions set forth herein.

The preparer of this deed represents that: this deed has been prepared at the express direction of the grantor and grantees solely from the legal description provided to the preparer by the grantor and grantees; that no title search, or inspection of the above-described property has been performed by the preparer; that the title to the above-described property has not been examined by the preparer; and that the preparer makes no representations, warranties or guarantees whatsoever as to the status of the title to or ownership of said property.

IN WITNESS WHEREOF, this instrument has been executed by Grantor under the hand and seal of Grantor this 22rd day of December, 2011.

Recorded in Public Records 12/28/2011 at 09:13 AM OR Book 6801 Page 1127, Instrument #2011091693, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$27.00 Deed Stamps \$0.70

PREPARED BY: CHARLES L. HOFFMAN, JR. SHELL, FLEMING, DAVIS & MENGE, P.A. 226 SOUTH PALAFOX PLACE SEVILLE TOWER - NINTH FLOOR POST OFFICE BOX 1831 PENSACOLA, FLORIDA 32598-1831 SFD&M FILE NO.: H3084.00007

STATE OF FLORIDA

COUNTY OF ESCAMBIA

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that COLUMBUS A. HOBBS III, whose address is 3305 North W Street, Pensacola, Florida 32505, hereafter called Grantor, for and in consideration of One Dollar (\$1.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, does bargain, sell, convey and grant to COLUMBUS A. HOBBS III, Trustee of COLUMBUS A. HOBBS, III REVOCABLE INTERVIVOS TRUST dated November 9, 2011, whose address is 3305 North W Street, Pensacola, Florida 32505, hereafter called Grantee, (but which words Grantor and Grantee herein shall be construed in the plural as well as the singular if the context so permits or requires), and the heirs, executors, administrators, successors and assigns of Grantee, forever, the real properties in Escambia County, Florida, described as:

All of Lots 21, 22, 23, and 24, Block 6, Pensacola Home Orchards, a subdivision of a portion of Section 14, Township 2 South, Range 30 West, Escambia County, Florida, according to the plat of said subdivision recorded in Deed Book 87, at page 524, of the public records of said county, LESS AND EXCEPT any portion of caption property conveyed in Deed Book 508, Page 235, and Deed Book 508, Page 257, of the public records of Escambia County, Florida

AND

Commencing at the NE corner of Section 21, Township 2 South, Range 31 West, Escambia County, Florida; thence North 88 degrees 17 minutes 45 seconds West along the North line of said Section 21 for a distance of 650.89 feet to the East line of the West ¼ of Government Lot 1; thence South 01 degrees 51 minutes 58 seconds West along said East line 2011.47 feet to the South R/W line of State Road 298-B; thence North 72 degrees 28 minutes 22 seconds West along said South R/W 1595.35 feet to the Point of Beginning; thence continue same course North 72 degrees 28 minutes 22 seconds West 100.00 feet; thence South 17 degrees 31 minutes 38 seconds West 150.00 feet; thence South 72 degrees 28 minutes 22 seconds East 100.00 feet; thence North 17 degrees 31 minutes 38 seconds East 150.00 feet to the Point of Beginning.

AND

A portion of Lot 2, Section 21, Township 2 South, Range 31 West, Escambia County, Florida, lying South of State Road 298-B (U.S. 98), being more particularly described as follows:

SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE PENSACOLA, FLORIDA 32503 FAX (850) 476-1437 TEL. (850) 478-8121

Email: rcsgt@aol.com

Scott Lunsford

Escambia County Tax Collector P.O. Box 1312 Pensacola, FL 32591	
CERTIFICATION: TITLE S	SEARCH FOR TDA
TAX DEED SALE DATE: 9-5-2017	
TAX ACCOUNT NO.: 05-4140-000	
CERTIFICATE NO.: 2015-2858	
In compliance with Section 197.256, Florid is a list of names and addresses of those agencies having legal interest in or claim described property. The above referenced being submitted as proper notification of	m against the above tax sale certificate is
YES NO	22521
X Notify City of Pensacola, P.O. 1 221 Palai X Notify Escambia County, 190 Gov X Homestead for tax year.	
Columbus A. Hobbs, III, Trustee of the Columbus A. Hobbs, III Revocable Intervivos Trust dated 11-9-2011 3305 North W St. Pensacola, FL 32505	Escambia County Code Enforcement 3363 West Park Place Pensacola, FL 32505
Property address: 5021 Mobile Hwy. Pensacola, FL 32506	
Certified and delivered to Escambia Count this 5th day of June , 2017.	y Tax Collector,
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.: 13640 June 5, 2017

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

- 1. Code Enforcement Lien filed by Escambia County recorded in O.R. Book 7402, page 1102, amended in O.R. Book 7604, page 1108.
- 2. Taxes for the year 2014-2016 delinquent. The assessed value is \$233,244.00. Tax ID 05-4140-000.

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.: 13640 June 5, 2017

142S302001210006 - Full Legal Description

LTS 21 TO 24 BLK 6 LESS DB 508 P 235/257 R/W STATE RD 10/A PENSACOLA HOME ORCHARDS S/D PLAT DB 87 P 524 OR 6021 P 1116/1119 OR 6021 P 1124/1127

Redeemed 17-448

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.: 13640 June 5, 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 06-05-1997, through 06-05-2017, and said search reveals the following:

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

Columbus A. Hobbs III, Trustee of Columbus A. Hobbs III Revocable Intervivos Trust dated 11/09/2011

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:

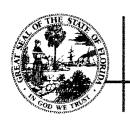
SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

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

June 5, 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 •

July 10, 2017

GULF TITLE COMPANY LLC 2721 GULF BREEZE PKWY GULF BREEZE FL 32563

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 002546	\$545.67
2015 TD 002545	\$599.59
2015 TD 002858	\$793.83

TOTAL \$1,939.09

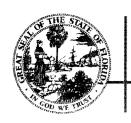
Very truly yours,

PAM CHILDERS

Clerk of Circuit Court

By: Emily Hogs

Tax Deed Division



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

July 10, 2017

CAZENOVIA CREEK FUNDING I LLC PO BOX 54897 NEW ORLEANS LA 70154

Dear Certificate Holder:

The records of this office show that an application for a tax deed had been made on the 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 002858	\$450.00	\$13.50	\$463.50
2015 TD 002545	\$450.00	\$13.50	\$463.50
2015 TD 002546	\$450.00	\$13.50	\$463.50

TOTAL \$1,390.50

Very truly yours,

PAM CHILDERS

Clerk of Circuit Court

By:

Emily Hogg

Tax Deed Division