

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 1700610

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

OAR LLC AND MML LLC PARTNERSHI 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                                                                                                                          |
|----------------|-----------------|------------|--------------------------------------------------------------------------------------------------------------------------------------------|
| 15-2838-000    | 2015/9645       | 06-01-2015 | S 50 FT OF LT 5 ALL LTS 11 12 13 AND W<br>30 FT OF LT 30 BLK 51 MAXENT TRACT OR<br>6517 P 602/603 LESS OR 6428 P 1292<br>THREE OAKS CA 104 |

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  
OAR LLC AND MML LLC PARTNERSHI CITIBANK, N.A.,  
AS COLLATERAL  
4747 EXECUTIVE DRIVE SUITE 510  
SAN DIEGO, CA 92121

07-28-2017  
Application Date

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

S 50 FT OF LT 5 ALL LTS 11 12 13 AND W 30 FT OF LT 30 BLK 51 MAXENT TRACT OR 6517 P 602/603 LESS OR 6428 P 1292 THREE OAKS  
CA 104

# Tax Collector's Certification

CTY-513

**Tax Deed Application Number**

1700610

**Date of Tax Deed Application**

Jul 28, 2017

This is to certify that **OAR LLC AND MML LLC PARTNERSHI CITIBANK, N.A., AS COLLATERAL**, holder of **Tax Sale Certificate Number 2015 / 9645**, 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: **15-2838-000**

Cert Holder:

**OAR LLC AND MML LLC PARTNERSHI CITIBANK, N.A., AS COLLATERAL  
4747 EXECUTIVE DRIVE SUITE 510 SAN DIEGO, CA 92121**

Property Owner:

**JANSSEN ALLEN L &  
JANSSEN BRENDA  
7895 HESTIA PL  
PENSACOLA, FL 32506**

**S 50 FT OF LT 5 ALL LTS 11 12 13 AND W 30 FT OF LT 30 BLK 51  
MAXENT TRACT OR 6517 P 602/603 LESS OR 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  |
|-------------------------|----------------|------------|----------------------------|----------|--------|
| 2015/9645               | 15-2838-000    | 06/01/2015 | 779.12                     | 38.96    | 818.08 |

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  |
|-------------------------|----------------|------------|----------------------------|---------------------|----------|--------|
| 2017/8702               | 15-2838-000    | 06/01/2017 | 787.16                     | 6.25                | 39.36    | 832.77 |
| 2016/8876               | 15-2838-000    | 06/01/2016 | 779.43                     | 6.25                | 38.97    | 824.65 |

**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)

|          |
|----------|
| 2,475.50 |
| 0.00     |
| 0.00     |
| 200.00   |
| 175.00   |
|          |
| 2,850.50 |

**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 4th day of August, 2017 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: 2/5/18

By



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

15-2838-000 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:** 000S009080005051  
**Account:** 152838000  
**Owners:** JANSSEN ALLEN L & JANSSEN BRENDA  
**Mail:** 7895 HESTIA PL  
 PENSACOLA, FL 32506  
**Situs:** 16 N E ST 32502  
**Use Code:** MULTI-FAMILY <=9   
**Taxing Authority:** PENSACOLA CITY LIMITS  
**Schools (Elem/Int/High):** GLOBAL LEARNING ACADEMY/WORKMAN/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  |
|------|----------|----------|----------|----------|
| 2017 | \$33,155 | \$20,688 | \$53,843 | \$37,472 |
| 2016 | \$15,390 | \$18,676 | \$34,066 | \$34,066 |
| 2015 | \$15,390 | \$18,101 | \$33,491 | \$33,491 |

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

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

### Sales Data

| Sale Date  | Book | Page | Value     | Type | Official Records (New Window) |
|------------|------|------|-----------|------|-------------------------------|
| 08/31/2009 | 6517 | 603  | \$100     | WD   | <a href="#">View Instr</a>    |
| 08/31/2009 | 6517 | 602  | \$100     | WD   | <a href="#">View Instr</a>    |
| 08/2006    | 5971 | 385  | \$116,000 | WD   | <a href="#">View Instr</a>    |
| 10/1991    | 2958 | 625  | \$38,000  | WD   | <a href="#">View Instr</a>    |
| 04/1979    | 1330 | 534  | \$28,500  | WD   | <a href="#">View Instr</a>    |
| 01/1975    | 922  | 750  | \$25,000  | 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

S 50 FT OF LT 5 ALL LTS 11 12 13 AND W 30 FT OF LT 30 BLK 51 MAXENT TRACT OR 6517 P 602/603 LESS OR 6428 P 1292...

### Extra Features

None

### Parcel Information

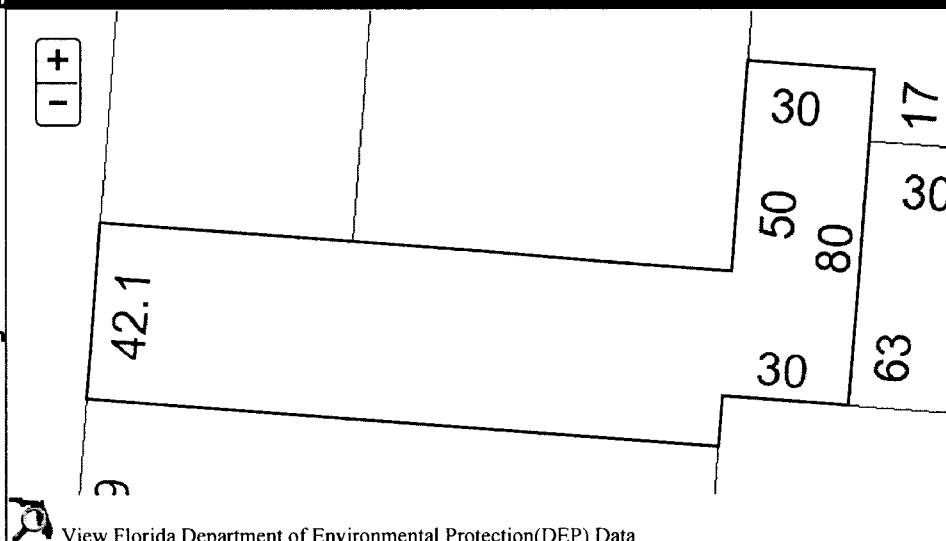
[Launch Interactive Map](#)

**Section Map Id:**  
 CA104

**Approx. Acreage:**  
 0.2003

**Zoned:**   
 R-1A

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



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

### Buildings

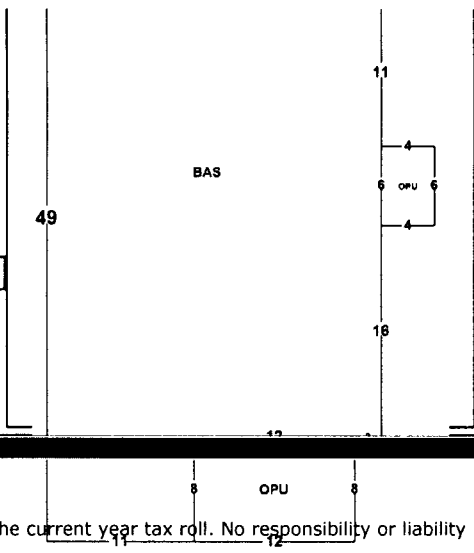
Address: 16 N E ST, Year Built: 1943, Effective Year: 1943

### Structural Elements

DECOR/MILLWORK-BELOW AVERAGE  
 DWELLING UNITS-2

**EXTERIOR WALL-SIDING-SHT.AVG.**  
**FLOOR COVER-PINE/SOFTWOOD**  
**FOUNDATION-WOOD/SUB FLOOR**  
**HEAT/AIR-UNIT HEATERS**  
**INTERIOR WALL-PANEL-PLYWOOD**  
**NO. PLUMBING FIXTURES-6**  
**NO. STORIES-1**  
**ROOF COVER-COMPOSITION SHG**  
**ROOF FRAMING-GABLE**  
**STORY HEIGHT-0**  
**STRUCTURAL FRAME-WOOD FRAME**

 Areas - 1217 Total SF  
 BASE AREA - 1097  
 OPEN PORCH UNF - 120



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.



# 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 |
|----------------|--------------|-------------|---------------------------|
| 15-2838-000    | 16           |             | 0005009080005051          |

PROPERTY ADDRESS:

EXEMPTIONS:

JANSSEN ALLEN L &  
JANSSEN BRENDA  
7895 HESTIA PL  
PENSACOLA, FL 32506

16 N E ST

PRIOR YEAR(S) TAXES OUTSTANDING

18-141

15/9645

### AD VALOREM TAXES

| TAXING AUTHORITY     | MILLAGE RATE   | ASSESSED VALUE | EXEMPTION AMOUNT | TAXABLE AMOUNT          | TAXES LEVIED    |
|----------------------|----------------|----------------|------------------|-------------------------|-----------------|
| COUNTY               | 6.6165         | 37,472         | 0                | 37,472                  | 247.93          |
| PUBLIC SCHOOLS       |                |                |                  |                         |                 |
| BY LOCAL BOARD       | 2.2480         | 53,843         | 0                | 53,843                  | 121.04          |
| BY STATE LAW         | 4.3830         | 53,843         | 0                | 53,843                  | 235.99          |
| PENSACOLA            | 4.2895         | 37,472         | 0                | 37,472                  | 160.74          |
| WATER MANAGEMENT     | 0.0353         | 37,472         | 0                | 37,472                  | 1.32            |
| M.S.T.U. LIBRARY     | 0.3590         | 37,472         | 0                | 37,472                  | 13.45           |
| <b>TOTAL MILLAGE</b> | <b>17.9313</b> |                |                  | <b>AD VALOREM TAXES</b> | <b>\$780.47</b> |

### LEGAL DESCRIPTION

### NON-AD VALOREM ASSESSMENTS

|                                                                                                                         |                                   |                |
|-------------------------------------------------------------------------------------------------------------------------|-----------------------------------|----------------|
| S 50 FT OF LT 5 ALL LTS 11 12 13 AND W 30 FT OF<br>LT 30 BLK 51 MAXENT TRACT OR 651<br>See Additional Legal on Tax Roll | SW STORMWATER                     | 70.80          |
|                                                                                                                         | <b>NON-AD VALOREM ASSESSMENTS</b> | <b>\$70.80</b> |

Pay online at EscambiaTaxCollector.com

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

COMBINED TAXES AND ASSESSMENTS

\$851.27

| If Paid By | Nov 30, 2017 | Dec 31, 2017 | Jan 31, 2018 | Feb 28, 2018 | Mar 31, 2018 |
|------------|--------------|--------------|--------------|--------------|--------------|
| Please Pay | \$817.22     | \$825.73     | \$834.24     | \$842.76     | \$851.27     |

RETAIN FOR YOUR RECORDS

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

### 2017 Real Estate Property Taxes

|                         |
|-------------------------|
| <b>ACCOUNT NUMBER</b>   |
| 15-2838-000             |
| <b>PROPERTY ADDRESS</b> |
| 16 N E ST               |

JANSSEN ALLEN L &  
JANSSEN BRENDA  
7895 HESTIA PL  
PENSACOLA, FL 32506

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 |
|                   | 817.22       |
| AMOUNT IF PAID BY | Dec 31, 2017 |
|                   | 825.73       |
| AMOUNT IF PAID BY | Jan 31, 2018 |
|                   | 834.24       |
| AMOUNT IF PAID BY | Feb 28, 2018 |
|                   | 842.76       |
| AMOUNT IF PAID BY | Mar 31, 2018 |
|                   | 851.27       |

DO NOT FOLD, STAPLE, OR MUTILATE

1 152838000 2017 8



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

**Tax Deed - Redemption Calculator**

**Account: 152838000 Certificate Number: 009645 of 2015**

Redemption ☐ Yes ☒ No
 Application Date 
 Interest Rate

|                         |                                                      |                                                         |
|-------------------------|------------------------------------------------------|---------------------------------------------------------|
|                         | Final Redemption Payment ESTIMATED                   | Redemption Overpayment ACTUAL                           |
|                         | Auction Date <input type="text" value="02/05/2018"/> | Redemption Date <input type="text" value="12/07/2017"/> |
| Months                  | 7                                                    | 5                                                       |
| Tax Collector           | <input type="text" value="\$2,850.50"/>              | <input type="text" value="\$2,850.50"/>                 |
| Tax Collector Interest  | \$299.30                                             | \$213.79                                                |
| Tax Collector Fee       | <input type="text" value="\$6.25"/>                  | <input type="text" value="\$6.25"/>                     |
| Total Tax Collector     | \$3,156.05                                           | <input type="text" value="\$3,070.54"/> TC              |
| Clerk Fee               | <input type="text" value="\$130.00"/>                | <input type="text" value="\$130.00"/>                   |
| Sheriff Fee             | <input type="text" value="\$120.00"/>                | <input type="text" value="\$120.00"/>                   |
| Legal Advertisement     | <input type="text" value="\$200.00"/>                | <input type="text" value="\$200.00"/>                   |
| App. Fee Interest       | \$47.25                                              | <input type="text" value="\$33.75"/>                    |
| Total Clerk             | \$497.25                                             | <input type="text" value="\$483.75"/> CH                |
| Postage                 | <input type="text" value="\$60.00"/>                 | <input type="text" value="\$0.00"/>                     |
| Researcher Copies       | <input type="text" value="\$40.00"/>                 | <input type="text" value="\$0.00"/>                     |
| Total Redemption Amount | \$3,753.30                                           | \$3,554.29                                              |
|                         | Repayment Overpayment Refund Amount                  | \$199.01                                                |

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



**BRANCH OFFICES**  
**ARCHIVES AND RECORDS**  
**JUVENILE DIVISION**  
**CENTURY**

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

**COUNTY OF ESCAMBIA**  
**OFFICE OF THE**  
**CLERK OF THE CIRCUIT COURT**

**Case # 2015 TD 009645**  
**Redeemed Date 12/07/2017**

**Name LAWRENCE HURST 7 N D ST PENSACOLA FL 32502**

|                             |            |
|-----------------------------|------------|
| Clerk's Total = TAXDEED     | \$497.25   |
| Due Tax Collector = TAXDEED | \$3,156.05 |
| 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

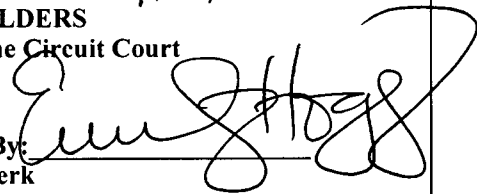
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
Tax Certificate Redeemed From Sale  
Account: 152838000 Certificate Number: 009645 of 2015**

**Payor: LAWRENCE HURST 7 N D ST PENSACOLA FL 32502 Date 12/07/2017**

|                       |   |                       |                       |
|-----------------------|---|-----------------------|-----------------------|
| Clerk's Check #       | 1 | Clerk's Total         | <del>\$497.25</del>   |
| Tax Collector Check # | 1 | Tax Collector's Total | <del>\$3,156.05</del> |
|                       |   | Postage               | <del>\$60.00</del>    |
|                       |   | Researcher Copies     | <del>\$40.00</del>    |
|                       |   | Total Received        | <del>\$3,753.30</del> |

**\$3234.29**

**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>**

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

ESCAMBIA COUNTY, FLORIDA

Vs.

Case No.: 07-03-0858  
Location: 1008 North Z Street  
PR# 332S30-1000-020-003

Allen Janssen  
7895 Hestia PL  
Pensacola, FL 32506

**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,  
Allen Janssen 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 Code of Ordinances 42-196 (A)

has occurred and continues.

Recorded in Public Records 4/27/2017 4:40 PM OR Book 7702 Page 1874,  
Instrument #2017031206, 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#16-12-03395  
LOCATION: 121 Diego Cir  
PR#092S300550000050**

**Janssen Allen L & Brenda, Janssen Bruce E  
7895 Hestia Pl  
Pensacola, FL 32506  
RESPONDENT**

**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, Brenda JANSSEN, 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

- ☒ 42-196 (a) Nuisance Conditions
- ☒ 42-196 (b) Trash and Debris
- ☐ 42-196 (c) Inoperable Vehicle(s); Described \_\_\_\_\_
- ☐ \_\_\_\_\_
- ☐ 42-196 (d) Overgrowth

**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#16-12-03396  
LOCATION: 123 Diego Cir  
PR#092S30055000049**

**Janssen Allen L & Brenda, Janssen Bruce E  
7895 Hestia Pl  
Pensacola, FL 32506  
RESPONDENT**

**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, Brenda Janssen, 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

- ☒ 42-196 (a) Nuisance Conditions
- ☒ 42-196 (b) Trash and Debris
- ☐ 42-196 (c) Inoperable Vehicle(s); Described \_\_\_\_\_
- ☐ 42-196 (d) Overgrowth

**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#16-12-03398  
LOCATION: 129 Diego Cir  
PR# 092S300550000046**

**Janssen Allen L & Brenda, Janssen Bruce E  
7895 Hestia Pl  
Pensacola, FL 32506  
RESPONDENT**

**AMENDED 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, Brenda Janssen, 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

- ☒ 42-196 (a) Nuisance Conditions
  - ☒ 42-196 (b) Trash and Debris
  - ☐ 42-196 (c) Inoperable Vehicle(s); Described \_\_\_\_\_
- \_\_\_\_\_

**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#16-12-03398  
LOCATION: 129 Diego Cir  
PR#092S300550000046**

**Janssen Allen L & Brenda, Janssen Bruce E  
7895 Hestia Pl  
Pensacola, FL 32506  
RESPONDENT**

**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, Brenda Janssen, 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

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- ☐ 42-196 (c) Inoperable Vehicle(s); Described \_\_\_\_\_
- ☐ 42-196 (d) Overgrowth

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

PETITIONER  
ESCAMBIA COUNTY FLORIDA,

VS.

CASE NO: CE#16-12-03397  
LOCATION: 125 Diego Cir  
PR# 092S300550000048

Janssen Allen L & Brenda, Janssen Bruce E  
7895 Hestia Pl  
Pensacola, FL 32506  
RESPONDENT

AMENDED 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, *Brenda Janssen*, 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

- ☒ 42-196 (a) Nuisance Conditions  
☒ 42-196 (b) Trash and Debris  
☐ 42-196 (c) Inoperable Vehicle(s); Described \_\_\_\_\_

**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#16-12-03397  
LOCATION: 125-Diego Cir  
PR#092S300550000048**

**Janssen Allen L & Brenda, Janssen Bruce E  
7895 Hestia Pl  
Pensacola, FL 32506  
RESPONDENT**

**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, Brenda Janssen, 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

- ☒ 42-196 (a) Nuisance Conditions
- ☒ 42-196 (b) Trash and Debris
- ☐ 42-196 (c) Inoperable Vehicle(s); Described \_\_\_\_\_
- ☐ 42-196 (d) Overgrowth

**RESIDENTIAL SALES  
ABUTTING ROADWAY  
MAINTENANCE DISCLOSURE**

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other methods of conveyance required to be made part of the public records of Escambia County, Florida. Note: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgement by the County of the veracity of any disclosures statement.

Name of Roadway: 14 N. E Street, Pensacola, Florida 32501

Legal Description: (Parcel "B") All of Lot 13 and the South 17.90 feet of Lot 12, Block 51, Maxent Tract, City of Pensacola, Escambia County, Florida, according to the map of said city copyrighted by Thomas C. Watson in 1906.

The County ( ) has accepted (X) has not accepted the abutting roadway for maintenance.  
City Maintained Road

This form completed by: Jeff Podojil, Andrew Stell and Josephine Stell,  
212 South H Street  
Pensacola, Florida 32501

Roy H. Holman  
Three Oaks of West Florida, LLC - Buyer

Jeff Podojil - Seller  
Josephine Stell - Seller  
Andrew Stell - Seller

THIS FORM APPROVED BY THE  
ESCAMBIA COUNTY BOARD  
OF COUNTY COMMISSIONERS  
Effective: 4-15-95

## NOTARY ACKNOWLEDGEMENT

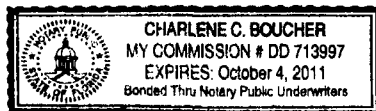
State of: Florida  
County: Escambia

The foregoing instrument was acknowledged before me this 20th day of February 2009, by Andrew Stell, a married man who is personally known to me or who has produced Drivers License, a proof of identification.



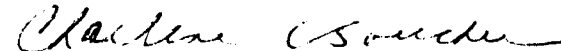
Notary Public: Charlene C. Boucher  
State of Florida

My Commission Expires: \_\_\_\_\_



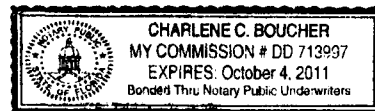
State of: Florida  
County: Escambia

The foregoing instrument was acknowledged before me on this 20th day of February 2009, by Josephine Stell, a married woman who is personally known to me or who has produced Drivers License, as proof of identification.



Notary Public: Charlene C. Boucher  
State of Florida

My Commission Expires: \_\_\_\_\_



Prepared by:  
Charlene C. Boucher  
Yield Title Partners, LLC  
7139 North 9th Avenue  
Pensacola, Florida 32504

File Number: YT08265

After Recorded Return To:  
Three Oaks of West Florida, LLC  
1039 Magnolia Lane  
Gulf Breeze, Florida 32563

FYI  
PORTION SOLD

### General Warranty Deed

Made this February 20, 2009 A.D. By Jeff Podojil, an unmarried man, whose post office address is: 212 South "H" Street, Pensacola, Florida 32501, and Josephine Stell and Andrew Stell, wife and husband, whose post office address is: 940 North 24th Street, Kenner, Louisiana, 70062 hereinafter called the grantor, to Three Oaks of West Florida, LLC a Limited Liability Company, whose post office address is: 1039 Magnolia Lane, Gulf Breeze, Florida 32563, hereinafter called the grantee:

(Whenever used herein the term "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 Ten Dollars, (\$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:

**\*\* The above mentioned property is not the homestead of the grantors\*\***

(Parcel "B"); All of Lot 13 and the South 17.90 Feet of Lot 12, Block 51, Maxent Tract, City of Pensacola, Escambia County, Florida, according to the map of said city copyrighted by Thomas C. Watson in 1906.

Parcel ID Number: 00-0S-00-9080-005-051

**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 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; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2008.

**In Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Charlene C. Boucher  
Witness Printed Name Charlene C. Boucher

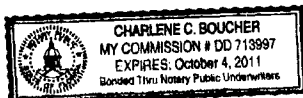
Dawn Baird  
Witness Printed Name Dawn Baird

Jeff Podojil (Seal)  
Jeff Podojil  
Address: 212 South H Street, Pensacola, Florida 32501

Josephine Stell (Seal)  
Josephine Stell  
Address: 940 North 24th Street, Kenner, Louisiana 70062  
Andrew Stell (Seal)  
Andrew Stell  
Address: 940 North 24th Street, Kenner, Louisiana 70062

State of Florida  
County of Escambia

The foregoing instrument was acknowledged before me this 20th day of February, 2009, by Jeff Podojil, an unmarried man, who is/are personally known to me or who has produced Drivers License as identification.



Charlene C. Boucher  
Notary Public  
Print Name: Charlene C. Boucher  
My Commission Expires: \_\_\_\_\_

This Instrument Prepared By:  
Tina M. Wiles  
Gulf Coast Title Partners, LLC  
1403 E. Belmont Street  
Pensacola, Florida 32501  
(850) 202-6938  
P-06-367

Parcel ID: 00-0S-00-9080-005-051

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that Allen L. Janssen and Brenda Janssen, husband and wife, (herein "Grantor"), for and in consideration of the sum of Ten Dollars and other good and valuable considerations, the receipt, adequacy and sufficiency of which is hereby acknowledged, does hereby bargain, sell, remise, confirm, convey and grant unto Jeff Podojil, a single man, as to an undivided one-half (1/2) interest ("Assignee #1"), and Josephine Stell and Andrew Stell, wife and husband, as to an undivided one-half (1/2) interest ("Assignee #2"). Assignee #2 shall hold their respective undivided 1/2 interests as tenants by the entireties. Assignee #1 and Assignee #2 shall hold their respective interests as to the other Assignee as joint tenants with the express right of survivorship (herein "Grantee"), whose address is 212 South "H" Street, Pensacola, Florida 32501 and Grantee's heirs, successors and/or assigns, forever, the following described real property located in Escambia County, Florida:

The South 50.00 feet of Lot 5, all of Lots 11, 12, 13 and the West 30.00 feet of Lot 30, Block 51, Maxent Tract, Escambia County, Florida, according to map of said City of Pensacola, Copyrighted by Thomas C. Watson in 1906.

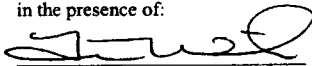
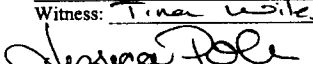
\*Te subject property is not the homestead of Grantor, nor does it adjoin the homestead of Grantor.  
No member of Grantor's family resides thereon.

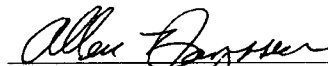
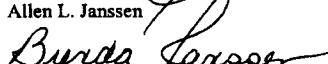
Subject to zoning restrictions, prohibitions and other requirements imposed by governmental authorities; restrictions of record and matters appearing on the Plat, if there is a recorded Plat, affecting the above-described property; easements and mineral reservations of record affecting the property, if any, which are not hereby reimposed; and any liens for ad valorem real property taxes for the year 2006, and subsequent years.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all exemptions and right of homestead, in fee simple forever. And Grantor covenants that Grantor is well seized of an indefeasible estate in fee simple in said property and has a good right to convey the same; that it is free of lien or encumbrances, and that Grantor, Grantor's heirs, executors, administrators, successors and assigns, will forever warrant and defend title to the above-described property against the lawful claims of all persons whomsoever, subject to the exceptions set forth herein.

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hands and seals this 11th day of August, 2006.

Signed, sealed and delivered  
in the presence of:

  
Witness: Tina M. Wiles  
  
Witness: Jessica Polich

  
Allen L. Janssen  
  
Brenda Janssen

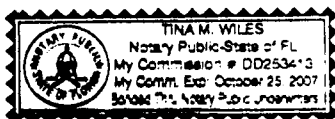
Address: 7895 Hestia Place  
Pensacola, Florida 32506-3718

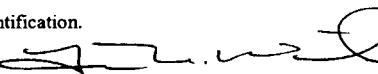
STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 11th day of August, 2006, by Allen L. Janssen and Brenda Janssen, who did not take an oath and who:

\_\_\_ is/are personally known to me.  
\_\_\_ produced current FL driver's license as identification.  
☒ produced drivers license as identification.

(Notary Seal Must Be Affixed)



  
Notary Public  
Tina M. Wiles  
Name of Notary Printed  
My Commission Expires: 10-25-07  
Commission Number: DD 253413

WARRANTY DEED  
RETURN TO SENDER

RANDCO FORM 91

Return to: (enclose self-addressed stamped envelope)

Name: BRENDA JANSSEN  
Address: 7895 HESTIA PLACE, PENSACOLA, FL 32506

This Instrument Prepared by:  
Name: BRENDA JANSSEN  
Address: 7895 HESTIA PLACE, PENSACOLA, FLORIDA 32506

Property Appraiser's Parcel Identification

Parcel Number(s):

Grantor(s) S.E. # (s)

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

**This Warranty Deed, Made the 18TH day of AUGUST, 2009, by**  
**JEFF PODOJIL, A SINGLE MAN,**  
**hereinafter called the Grantor, to ALLEN L. AND BRENDA JANSSEN, HUSBAND AND WIFE**  
**whose post office address is 7895 HESTIA PLACE, PENSACOLA, FLORIDA 32506-3718**  
**hereinafter called the Grantee.**

(Wherever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and their heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

**Witnesseth, That the Grantor, for and in consideration of the sum of \$ 10.00 TEN DOLLARS 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, State of FLORIDA, viz:**

THE SOUTH 50.00 FEET OF LOT 5, ALL OF LOT 11, THE NORTH 12.1 FEET OF  
LOT 12, AND THE WEST 30.00 FEET OF LOT 30, BLOCK 51, MAXENT TRACT,  
ESCAMBIA COUNTY, FLORIDA, ACCORDING TO MAP OF SAID COUNTY AND  
CITY OF PENSACOLA, COPYRIGHTED BY THOMAS C. WATSON IN 1906.

**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 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, and hereby warrants**  
**the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said**  
**land is free of all encumbrances, except taxes accruing subsequent to December 31,**

**In Witness Whereof, the said Grantor has signed and sealed these presents the day and year first above**  
**written.**

Signed, sealed and delivered in the presence of:

Witness Signature (as to Jeff Podojil)  
Julie Ann Hunter

Witness Signature (as to Allen L. and Brenda Janssen)  
Hillary Davison

Witness Signature (as to Co-Grantor, if any)  
Printed Name

Witness Signature (as to Co-Grantor, if any)  
Printed Name

Grantor Signature  
JEFF PODOJIL

Post Office Address

Co-Grantor Signature, (if any)  
Printed Name

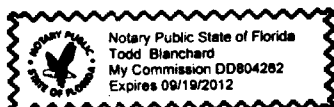
Post Office Address

STATE OF FLORIDA )  
COUNTY OF ESCAMBIA Hillsborough )  
JEFFERY THOMAS PODOJIL

I hereby Certify that on this day, before me, an officer duly authorized  
to administer oaths and take acknowledgments, personally appeared

known to me to be the person ☒ described in and who executed the foregoing instrument, who acknowledged before me that he  
executed the same, and an oath was not taken. (Check one: ☐ Said person(s) is/are personally known to me. ☒ Said person(s) provided the  
following type of identification: FLORIDA Drivers Lic # P324-438-57-219-0

NOTARY RUBBER STAMP SEAL



Witness my hand and official seal in the County and State last aforesaid  
this 28 day of AUGUST, A.D. 2009  
Notary Signature  
Todd Blanchard

WARRANTY DEED  
REPAIR TO SERVICE

RANDO FORM 91

Return to: (enclose self-addressed stamped envelope)

Name: BRENDA JANSSEN  
Address: 7895 HESTIA PLACE, PENSACOLA, FL 32506

This Instrument Prepared by:  
Name: BRENDA JANSSEN  
Address: 7895 HESTIA PLACE, PENSACOLA, FLORIDA 32506

Property Appraiser's Parcel Identification

Parcel Number(s):

Grantee(s) S.S. # (s)

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

**This Warranty Deed, Made the 18TH day of AUGUST, 2009, by**  
**JOSEPHINE STELL AND ANDREW STELL, HUSBAND AND WIFE**  
**hereinafter called the Grantor, to ALLEN L. AND BRENDA JANSSEN, HUSBAND AND WIFE**  
**whose post office address is 7895 HESTIA PLACE, PENSACOLA, FLORIDA 32506-3718**  
**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, wherever the context so admits or requires.)

**Witnesseth, That the Grantor, for and in consideration of the sum of \$ 10.00 TEN DOLLARS 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, State of FLORIDA, viz:**

THE SOUTH 50.00 FEET OF LOT 5, ALL OF LOT 11, THE NORTH 12.1 FEET OF  
LOT 12, AND THE WEST 30.00 FEET OF LOT 30, BLOCK 51, MAXENT TRACT,  
ESCAMBIA COUNTY, FLORIDA, ACCORDING TO MAP OF SAID COUNTY AND  
CITY OF PENSACOLA, COPYRIGHTED BY THOMAS C. WATSON IN 1906.

**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 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, and hereby warrants**  
**the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said**  
**land is free of all encumbrances, except taxes accruing subsequent to December 31,**

**In Witness Whereof, the said Grantor has signed and sealed these presents the day and year first above**  
**written.**

Signed, sealed and delivered in the presence of:

Witness Signature (as to first Grantor)  
KAMCESH SWARNA

Witness Signature (as to first Grantor)  
Laura Sims

Witness Signature (as to first Grantor)  
KAMCESH SWARNA

Witness Signature (as to first Grantor)  
Laura Sims

Witness Signature (as to first Grantor)  
Laura Sims

Grantor Signature  
JOSEPHINE STELL

Printed Name  
32539 Jefferson Dr. Sulon, OH 44139

Post Office Address

Grantor Signature  
ANDREW STELL

Printed Name  
618 Eaton Dr. Aurora OH 44202

Post Office Address

STATE OF FLORIDA Ohio )  
COUNTY OF ESCAMBIA Portage )

Josephine Stell Andrew Stell

known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that they  
executed the same, and an oath was not taken. (Check one) ☒ Said person(s) is/are personally known to me. ☐ Said person(s) provided the  
following type of identification:

NOTARY RUBBER STAMP SEAL

LOUISE A. THOMASON  
Notary Public, State of Ohio  
My Commission Expires June 7, 2010  
Recorded in Portage County

Witness my hand and official seal in the County and State last aforesaid

this 18th day of August, A.D. 2009

LOUISE A. THOMASON  
Notary Public, State of Ohio  
My Commission Expires June 7, 2010  
Recorded in Portage County

STELL.max

# SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsqt@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 2-5-2018

TAX ACCOUNT NO.: 15-2838-000

CERTIFICATE NO.: 2015-9645

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  
221 Palafox Place, 4th Floor/  
  X      Notify Escambia County, 190 Governmental Center, 32502  
     X   Homestead for    tax year.

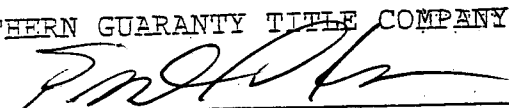
Allen L. Janssen  
Brenda Janssen  
7895 Hestia Place  
Pensacola, FL 32506

Unknown Tenants  
16 North E St.  
Pensacola, FL 32502

Escambia County Code Enforcement  
3363 West Park Place  
Pensacola, FL 32505

Certified and delivered to Escambia County Tax Collector,  
this 16th day of November, 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.: 14113

November 16, 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 6168, page 360; O.R. Book 7703, page 147, as amended in O.R. Book 7706, page 1990; O.R. Book 7703, page 167, as amended in O.R. Book 7707, page 1; O.R. Book 7703, page 162; and O.R. Book 7703, page 142.
2. Taxes for the year 2014-2016 delinquent. The assessed value is \$53,843.00. Tax ID 15-2838-000.

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.: 14113

November 16, 2017

**000S009080005051 - Full Legal Description**

S 50 FT OF LT 5 ALL LTS 11 12 13 AND W 30 FT OF LT 30 BLK 51 MAXENT TRACT OR 6517 P 602/603 LESS OR  
6428 P 1292 THREE OAKS CA 104

**Southern Guaranty Title Company**

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

18-141  
Redeemed

**OWNERSHIP AND ENCUMBRANCE REPORT**

File No.: 14113

November 16, 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 11-16-1997, through 11-16-2017, and said search reveals the following:

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

Allen L. Janssen and Brenda Janssen, husband and wife

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: 

November 16, 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 •

December 14, 2017

OAR LLC AND MML LLC PARTNERSHI 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.

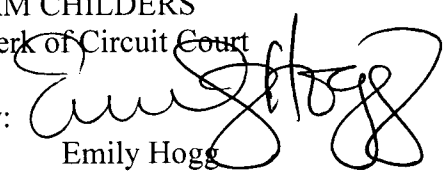
| TAX CERT       | APP FEES | INTEREST | TOTAL    |
|----------------|----------|----------|----------|
| 2015 TD 009645 | \$450.00 | \$33.75  | \$483.75 |

**TOTAL \$483.75**

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

By:

  
Emily Hogg  
Tax Deed Division