

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1800166

Date of Tax Deed Application

Apr 25, 2018

This is to certify that **ATCF II FLORIDA-A, LLC**, holder of **Tax Sale Certificate Number 2016 / 125**, Issued the 1st Day of June, 2016 and which encumbers the following described property in the county of Escambia County, State of Florida, to wit: **01-1191-262**

Cert Holder:

ATCF II FLORIDA-A, LLC
PO BOX 54972
NEW ORLEANS, LA 70154

Property Owner:

THEDFORD JACK P
THEDFORD TED A
4566 BALMORAL DR
PENSACOLA, FL 32504
LOT 18 BLK 4 WOODCLIFF UNIT 6 PB 8 P 72 OR 6716 P 1323

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
2016/125	01-1191-262	06/01/2016	2,327.72	116.39	2,444.11

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
2017/123	01-1191-262	06/01/2017	1,878.06	6.25	93.90	1,978.21

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)

4,422.32

0.00

1,756.11

200.00

175.00

6,553.43

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, If Applicable Per Florida Statutes
17. Statutory (Opening) Bid; Total of Lines 7, 14, 15 (if applicable) and 16 (if applicable)
18. Redemption Fee
19. Total Amount to Redeem

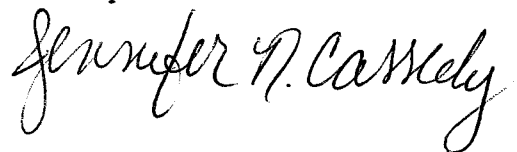
56959.50

6.25

Done this the 1st day of May, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: September 4, 2018

By



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

01-1191-262

2016

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800166

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

ATCF II FLORIDA-A, LLC
PO BOX 54972
NEW ORLEANS, LA 70154,

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
01-1191-262	2016/125	06-01-2016	LOT 18 BLK 4 WOODCLIFF UNIT 6 PB 8 P 72 OR 6716 P 1323

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
ATCF II FLORIDA-A, LLC
PO BOX 54972
NEW ORLEANS, LA 70154

04-25-2018
Application Date

Applicant's signature



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: 091S293000180004
Account: 011191262
Owners: THEDFORD JACK P
THEDFORD TED A
THEDFORD JAY S
Mail: 4566 BALMORAL DR
PENSACOLA, FL 32504
Situs: 4565 BALMORAL DR 32504
Use Code: SINGLE FAMILY RESID
Taxing Authority: PENSACOLA CITY LIMITS
Schools (Elem/Int/High): SCENIC HEIGHTS/FERRY
PASS/WASHINGTON
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	\$23,750	\$90,690	\$114,440	\$113,919
2016	\$23,750	\$87,826	\$111,576	\$111,576
2015	\$23,750	\$84,206	\$107,956	\$107,956

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

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

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
05/02/2011	6916	1323	\$100	CJ	View Instr
05/1990	2856	686	\$57,500	WD	View Instr
11/1979	1388	442	\$53,900	WD	View Instr
01/1976	1000	286	\$40,800	WD	View Instr
01/1909	1143	236	\$42,900	WD	View Instr

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

2017 Certified Roll Exemptions

HOMESTEAD EXEMPTION

Legal Description

LOT 18 BLK 4 WOODCLIFF UNIT 6 PB 8 P 72 OR
6716 P 1323

Extra Features

None

Parcel Information

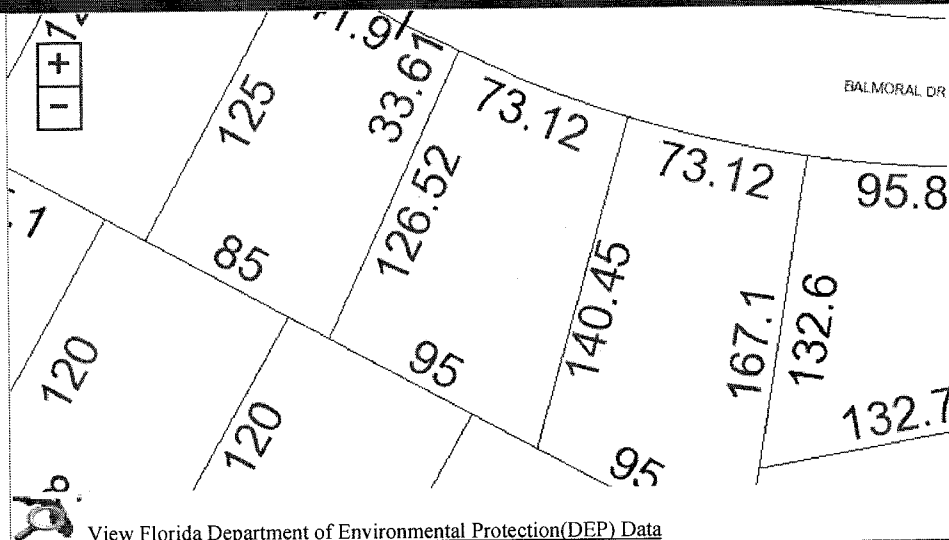
[Launch Interactive Map](#)

Section Map Id:
09-1S-29-1

Approx. Acreage:
0.2539

Zoned:
R-1AAA

Evacuation & Flood Information
[Open Report](#)



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

Buildings

Address: 4565 BALMORAL DR, Year Built: 1973, Effective Year: 1973

Structural Elements
DECOR/MILLWORK-ABOVE AVERAGE
DWELLING UNITS-1

EXTERIOR WALL-BRICK-FACE/VENEER
FLOOR COVER-CARPET
FOUNDATION-SLAB ON GRADE
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-6
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-GABLE-HI PITCH
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME



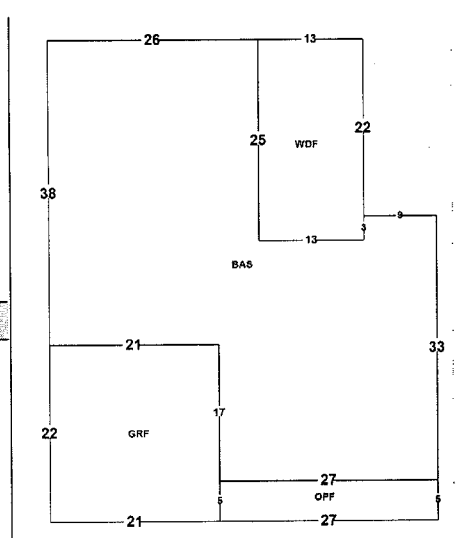
Areas - 2682 Total SF

BASE AREA - 1760

GARAGE FIN - 462

OPEN PORCH FIN - 135

WOOD DECK FIN - 325



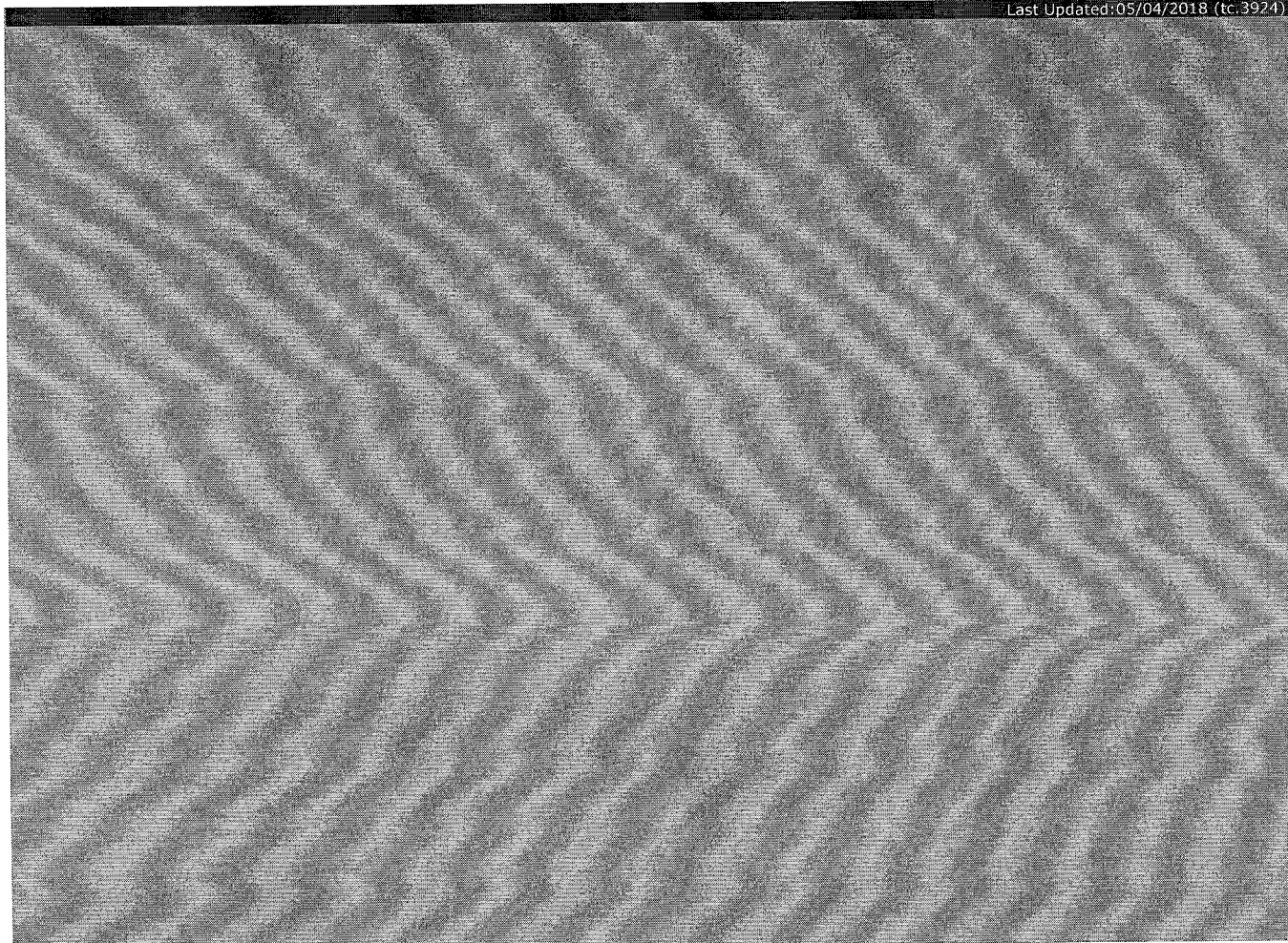
Images



3/7/18

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:05/04/2018 (tc.3924)





Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

May 7, 2018

ATCF II FLORIDA-A LLC
PO BOX 54972
NEW ORLEANS LA 70154

Dear Certificate Holder:

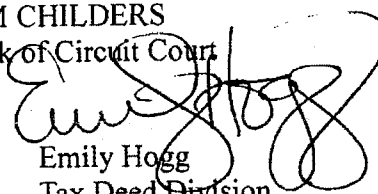
The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. There are additional fees needed in order to process your application. If you have any questions, please feel free to contact me at (850) 595-3793.

TAX CERT	ADDITIONAL FEES
2016 TD 00125	\$40.00 - Sheriff Fee

PLEASE REMIT \$40.00

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By: 
Emily Hogg
Tax Deed Division

18-380

Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

PROPERTY INFORMATION REPORT

File No.: 14396

June 4, 2018

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 06-04-1998, through 06-04-2018, and said search reveals the following:

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

Jack Patrick Thedford, Ted Allen Thedford and Jay Scott Thedford

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

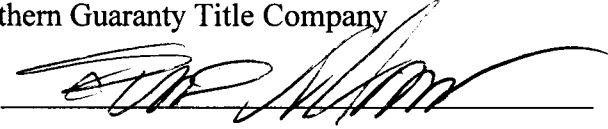
4. Taxes:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

This report is not title insurance. Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions in this property information report is limited to the amount paid for this property information report, and is further limited to the person(s) expressly identified by name in the property information report as the recipients(s) of the property information report.

THIS REPORT SHALL NOT BE USED FOR THE ISSUANCE OF TITLE INSURANCE.

Southern Guaranty Title Company

By: 

June 4, 2018

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14396

June 4, 2018

Lot 18, Block 4, Woodcliff Unit No. 6, as per plat thereof, recorded in Plat Book 8, Page 72, of the Public Records of Escambia County, Florida

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14396

June 4, 2018

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

1. Tax Lien filed by Florida Dept. of Revenue recorded in O.R. Book 6435, page 1208.
2. Taxes for the year 2015-2017 delinquent. The assessed value is \$114,440.00. Tax ID 01-1191-262.

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.

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: 9-4-2018

TAX ACCOUNT NO.: 01-1191-262

CERTIFICATE NO.: 2016-125

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 2017 tax year.

Jack Patrick Thedford
Ted Allen Thedford
Jay Scott Thedford
4565 Balmoral Dr.
Pensacola, FL 32504

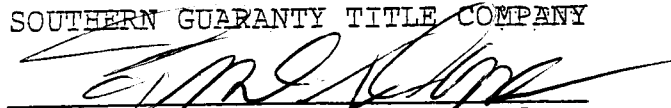
Ted Allen Thedford
6980 Oakfield Rd.
Pensacola, FL 32503

Jay Scott Thedford
4704 Switch Will
Austin, TX 78727

Florida Dept. of Revenue
3670 North L St., Ste C
Pensacola, FL 32505-5254

Certified and delivered to Escambia County Tax Collector,
this 7th day of June, 2018.

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.



STATE OF FLORIDA
DEPARTMENT OF REVENUE
WARRANT

DR-78
R. 06/00

\$10.00 DUE

JACK P. THEDFORD
7171 N DAVIS HWY
PENSACOLA FL 32504-6254

Warrant Number : 1000000114548
Contract Object : 13850387
Re: Warrant issued under Chapter
212, Florida Statutes

THE STATE OF FLORIDA
TO ALL AND SINGULAR, THE CLERKS OF THE CIRCUIT COURTS AND
ALL AND SINGULAR, THE SHERIFFS OF THE STATE OF FLORIDA
WARRANT FOR COLLECTION OF DELINQUENT SALES AND USE TAX.

The taxpayer named above in the County of Escambia, is indebted to the Florida Department of
Revenue, State of Florida, in the following amounts:

Tax	\$1,500.00
Penalty	\$100.00
Interest	\$141.17
Total	\$1,741.17
Filing fee	\$20.00
Grand total	\$1,761.17

For returns due on or before December 31, 1999, interest is due at the rate of 12% per annum. For
returns due on or after January 1, 2000, a floating rate of interest applies in accordance with Section
213.235, Florida Statutes.

WITNESS my hand and official seal in this City of Pensacola, Escambia County, Florida, this 9th day
of March, 2009.



Lisa Echeverri, Executive Director
Department of Revenue, State of Florida

This Instrument Prepared by:

AUTHORIZED AGENT

PLEASE BILL TO:
PENSACOLA SERVICE CENTER
3670 N L ST STE C
PENSACOLA FL 32505-5254
850-595-5170

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 00125 of 2016

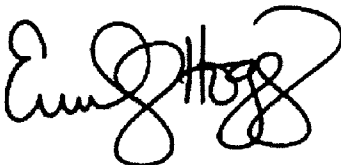
I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on July 19, 2018, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

JACK P THEDFORD 4566 BALMORAL DR PENSACOLA, FL 32504	TED A THEDFORD 4566 BALMORAL DR PENSACOLA, FL 32504
JAY S THEDFORD 4566 BALMORAL DR PENSACOLA, FL 32504	TED ALLEN THEDFORD 6980 OAKFIELD RD PENSACOLA FL 32503
JAY SCOTT THEDFORD 4704 SWITCH WILL AUSTIN TX 78727	FLORIDA DEPT OF REVENUE 3670 NORTH L ST STE C PENSACOLA FL 32505-5254
JACK PATRICK THEDFORD 7171 N DAVIS HWY PENSACOLA FL 32504	JACK P THEDFORD 4565 BALMORAL DR PENSACOLA FL 32504

WITNESS my official seal this 19th day of July 2018.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA




By:
Emily Hogg
Deputy Clerk

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 4, 2018, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ATCF II FLORIDA-A LLC** holder of **Tax Certificate No. 00125**, issued the **1st day of June, A.D., 2016** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LOT 18 BLK 4 WOODCLIFF UNIT 6 PB 8 P 72 OR 6716 P 1323

SECTION 09, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 011191262 (18-380)

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

JACK P THEDFORD and TED A THEDFORD and JAY S THEDFORD

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first Tuesday** in the month of September, which is the **4th day of September 2018**.

Dated this 19th day of July 2018.

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



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

By:
Emily Hogg
Deputy Clerk

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Post Property:

4565 BALMORAL DR 32504



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

By:
Emily Hogg
Deputy Clerk

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Personal Services:

**JACK P THEDFORD
4566 BALMORAL DR
PENSACOLA, FL 32504**

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



By:
Emily Hogg
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Personal Services:

TED A THEDFORD
4566 BALMORAL DR
PENSACOLA, FL 32504

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
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Personal Services:

JAY S THEDFORD
4566 BALMORAL DR
PENSACOLA, FL 32504

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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

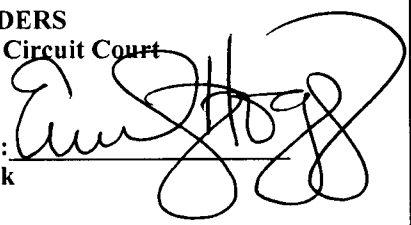
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 011191262 Certificate Number: 000125 of 2016**

**Payor: JACK P THEDFORD, TED A THEDFORD, AND JAY S THEDFORD 4565 BALMORAL DR
PENSACOLA FL 32504 Date 07/27/2018**

Clerk's Check #	155144	Clerk's Total	\$526.75
Tax Collector Check #	1	Tax Collector's Total	\$7,051.19
		Postage	\$43.36
		Researcher Copies	\$5.00
		Total Received	\$7,626.30

7414.99

PAM CHILDERS
Clerk of the Circuit Court

Received By: 
Deputy Clerk

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

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 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 # 2016 TD 000125

Redeemed Date 07/27/2018

Name JACK P THEDFORD, TED A THEDFORD, AND JAY S THEDFORD 4565 BALMORAL DR PENSACOLA
 FL 32504

Clerk's Total = TAXDEED	\$526.75	7366.63
Due Tax Collector = TAXDEED	\$7,051.19	
Postage = TD2	\$43.36	
ResearcherCopies = TD6	\$5.00	

• 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
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 011191262 Certificate Number: 000125 of 2016

Redemption ☐ No ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 09/04/2018	Redemption Date 07/27/2018 
Months	5	3
Tax Collector	\$6,553.43	\$6,553.43
Tax Collector Interest	\$491.51	\$294.90
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$7,051.19	\$6,854.58 TC
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$160.00	\$160.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$36.75	\$22.05
Total Clerk	\$526.75	\$512.05 CH
Postage	\$43.36	\$43.36
Researcher Copies	\$5.00	\$5.00
Total Redemption Amount	\$7,626.30	\$7,414.99
	Repayment Overpayment Refund Amount	\$211.31

Notes

JACK P THEDFORD [18-380]
4566 BALMORAL DR
PENSACOLA, FL 32504

9171 9690 0935 0128 0376 64

TED A THEDFORD [18-380]
4566 BALMORAL DR
PENSACOLA, FL 32504

9171 9690 0935 0128 0376 71

JAY S THEDFORD [18-380]
4566 BALMORAL DR
PENSACOLA, FL 32504

9171 9690 0935 0128 0376 88

TED ALLEN THEDFORD [18-380]
6980 OAKFIELD RD
PENSACOLA FL 32503

9171 9690 0935 0128 0376 95

JAY SCOTT THEDFORD [18-380]
4704 SWITCH WILL
AUSTIN TX 78727

9171 9690 0935 0128 0377 01

FLORIDA DEPT OF REVENUE [18-380]
3670 NORTH L ST STE C
PENSACOLA FL 32505-5254

9171 9690 0935 0128 0375 41

JACK PATRICK THEDFORD [18-380]
7171 N DAVIS HWY
PENSACOLA FL 32504

9171 9690 0935 0128 0375 58

JACK P THEDFORD [18-380]
4565 BALMORAL DR
PENSACOLA FL 32504

9171 9690 0935 0128 0375 65

Redlined

WARNING

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NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA-A LLC holder of Tax Certificate No. 00125, issued the 1st day of June, A.D., 2016 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LOT 18 BLK 4 WOODCLIFF UNIT 6 PB 8 P 72 OR 6716 P 1323

SECTION 09, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 011191262 (18-380)

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

JACK P THEDFORD and TED A THEDFORD and JAY S THEDFORD

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Tuesday in the month of September, which is the 4th day of September 2018.

Dated this 19th day of July 2018.

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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

Pam Childers

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



9171 9690 0935 0128 0375 41

NEOPOST

FIRST-CLASS MAIL

07/20/2018

US POSTAGE \$005.42



ZIP 32502
041M11272965

PAM CHILDERS
CLERK OF CIRCUIT COURT
FILED

2018 JUL 25 P 12:06

ESCAMBIA COUNTY, FL

* 322 NDE 1 61717207/20/18
FORWARD TIME EXP RTN TO SEND
FLORIDA DEPT OF REVENUE
22058 BELLA VISTA AVE
PENSACOLA FL 32504-8210

RETURN TO SENDER

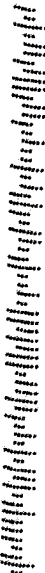


FLORIDA DEPT OF REVENUE [18-380]

3670 NORTH L ST STE C

PENSACOLA FL 32505-5254

32505-5254 8307



9171 9690 0935 0128 0375 58

US POSTAGE \$005.42



ZIP 32502
041M11272965

221 Palafox Place, Suite 110
Pensacola, FL 32502

PAM CHILDERS
CLERK OF CIRCUIT COURT
FILED

2018 JUL 30 P 2:04

ESCAMBIA COUNTY, FL

JACK PATRICK THEDFORD [18-380]

322 DC 2

0007/26/18

7171 N DAVIS HWY
PENSACOLA FL 32504

RETURN TO SENDER
INSUFFICIENT ADDRESS
UNABLE TO FORWARD

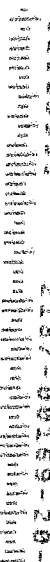
32504-8254

CO93

1A

02583335

*2187-09159-20-38



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SECTION 09, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 011191262 (18-380)

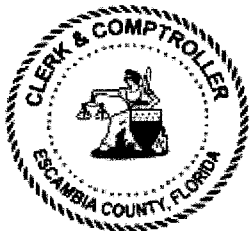
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Dated this 19th day of July 2018.

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

August 8, 2018

ATCF II FLORIDA-A LLC
PO BOX 54972
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.

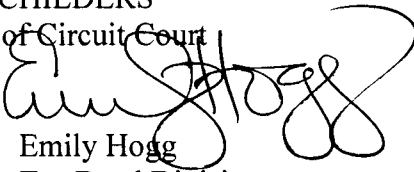
TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 008221	\$450.00	\$20.25	\$470.25
2016 TD 007699	\$450.00	\$20.25	\$470.25
2016 TD 000125	\$490.00	\$22.05	\$512.05
2016 TD 009051	\$450.00	\$20.25	\$470.25

TOTAL \$1,922.80

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed
18-380

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV035147NON

Agency Number: 18-010280

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT # 00125 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JACK P THEDFORD AND TED A THEDFORD AND JAY S THEDFORD
Defendant:

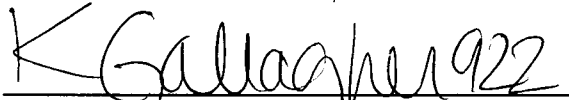
Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 7/19/2018 at 9:38 AM and served same at 7:58 AM on 7/20/2018 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By:


K. GALLAGHER, CPS

Service Fee: \$40.00
Receipt No: BILL

Printed By: MLDENISCO

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 4, 2018, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ATCF II FLORIDA-A LLC** holder of **Tax Certificate No. 00125**, issued the **1st day of June, A.D., 2016** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LOT 18 BLK 4 WOODCLIFF UNIT 6 PB 8 P 72 OR 6716 P 1323

SECTION 09, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 011191262 (18-380)

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

JACK P THEDFORD and TED A THEDFORD and JAY S THEDFORD

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first Tuesday** in the month of September, which is the **4th day of September 2018**.

Dated this 19th day of July 2018.

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

Post Property:

4565 BALMORAL DR 32504



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

By:
Emily Hogg
Deputy Clerk

RECEIVED
 2018 JUL 19 AM 9:38
 CIVIL UNIT

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed
18-380

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV035151NON

Agency Number: 18-010283

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT # 00125 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JACK P THEDFORD AND TED A THEDFORD AND JAY S THEDFORD

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 7/19/2018 at 9:38 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for JAY S THEDFORD , Writ was returned to court UNEXECUTED on 8/6/2018 for the following reason:

NO SUCH NUMERICS AS 4566 ON BALMORAL DRIVE, HOWEVER, 4565 BALMORAL DRIVE HAS A POST PROPERTY; UNABLE TO SERVE AFTER NUMEROUS ATTEMPTS PRIOR TO SERVE BY DATE.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

K Gallagher 922

K. GALLAGHER, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

WARNING

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Dated this 19th day of July 2018.

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

Personal Services:

**JAY S THEDFORD
4566 BALMORAL DR
PENSACOLA, FL 32504**



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

By:
Emily Hogg
Deputy Clerk

RECEIVED
2018 JUL 19 AM 9:38
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

WARNING

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Personal Services:

JAY S THEDFORD
4566 BALMORAL DR
PENSACOLA, FL 32504

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

Redeemed
18-380

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV035150NON

Agency Number: 18-010282

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT # 00125 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JACK P THEDFORD AND TED A THEDFORD AND JAY S THEDFORD
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 7/19/2018 at 9:38 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for TED A THEDFORD , Writ was returned to court UNEXECUTED on 8/9/2018 for the following reason:

NO SUCH NUMERICS AS 4566 ON BALMORAL DRIVE, HOWEVER, 4565 BALMORAL DRIVE HAS A POST PROPERTY; UNABLE TO SERVE AFTER NUMEROUS ATTEMPTS PRIOR TO SERVE BY DATE.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

K Gallagher 922

K. GALLAGHER, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

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Personal Services:

TED A THEDFORD
4566 BALMORAL DR
PENSACOLA, FL 32504

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

2018 JUL 19 AM 9:38

RECEIVED

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Personal Services:

TED A THEDFORD
4566 BALMORAL DR
PENSACOLA, FL 32504

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

Redeemed
18-380

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV035149NON

Agency Number: 18-010281

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT # 00125 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JACK P THEDFORD AND TED A THEDFORD AND JAY S THEDFORD

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

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DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

K. Gallagher 922

K. GALLAGHER, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

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LOT 18 BLK 4 WOODCLIFF UNIT 6 PB 8 P 72 OR 6716 P 1323

SECTION 09, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 011191262 (18-380)

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

JACK P THEDFORD and TED A THEDFORD and JAY S THEDFORD

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Tuesday in the month of September, which is the **4th day of September 2018.**

Dated this 19th day of July 2018.

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

Personal Services:

**JACK P THEDFORD
4566 BALMORAL DR
PENSACOLA, FL 32504**



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

By:
Emily Hogg
Deputy Clerk

CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

2018 JUL 19 AM 9:38

RECEIVED

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 4, 2018, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

Pam Childers

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

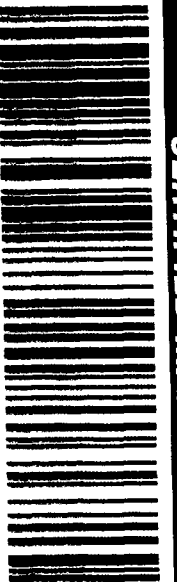
2018 AUG 28 A 8:17
CLERK OF THE CIRCUIT COURT
1/8

Pam Childers

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

2018 AUG 28 A 8:17
CLERK OF THE CIRCUIT COURT
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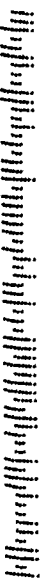
TED A THEDFORD JR
456 BALMORAL DR
PENSACOLA, FL 32504

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JAY S THEDFORD JR
456 BALMORAL DR
PENSACOLA, FL 32504

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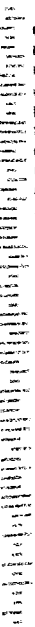
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Pam Childers

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221 Palafox Place, Suite 110
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Pam Childers

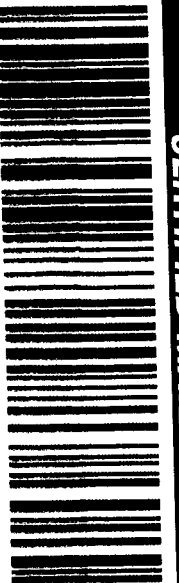
Clerk of the Circuit Court & Comptroller
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JACK P THEDFORD [18-380]
4565 BALMORAL DR
PENSACOLA FL 32504

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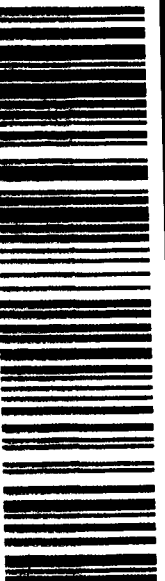
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JACK P THEDFORD [18-380]
4565 BALMORAL DR
PENSACOLA, FL 32504

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Pam Childers

Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 110

Pensacola, FL 32502

PAM CHILDERS
CLERK & COMPTROLLER
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2018 AUG 10 P 2 08

ESCAMBIA COUNTY FL

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8/21/18
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ZIP 32502
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TED ALLEN THEDFORD 18-3801

6980 OAKFIE

PENSACOLA F

327 DE 2

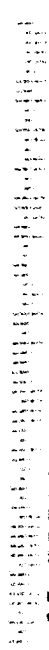
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Escambia
Sun Press
PUBLISHED WEEKLY SINCE 1948
(Warrington) Pensacola, Escambia County, Florida

STATE OF FLORIDA

County of Escambia

Before the undersigned authority personally appeared Michael P. Driver who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a

NOTICE in the matter of TAX DEED

SALE DATE - 09-04-2018 - TAX CERTIFICATE #'S 00125

in the CIRCUIT Court
was published in said newspaper in the issues of

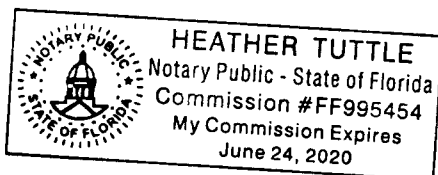
AUGUST 2, 9, 16, 23, 2018

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

PUBLISHER

Sworn to and subscribed before me this 23RD day of AUGUST
A.D., 2018

HEATHER TUTTLE
NOTARY PUBLIC



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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
(SEAL)
By: Emily Hogg
Deputy Clerk

oaw-4w-08-02-09-16-23-2018