

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 1800284

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

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

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
02-2846-300	2016/827	06-01-2016	BEG AT NW COR OF DEMARS HTS PB 6 P 87 S 01 DEG 47 MIN E 143 08/100 FT TO N R/ W LI OF DEBBIE AVE N 8 7 DEG 28 MIN E ALG DEBBIE AVE 50 FT FOR POB N 1 DE G 47 MIN W TO S R/W LI OF JOHNSON AVE WLY ALG JOHN SON AVE 350 FT TO E LI OF BARNES ST S 1 DEG 47 MIN E TO DEBBIE AVE N 87 DEG 28 MIN E ALG N R/W LI OF DEBBIE AVE 350 FT TO POB OR 717 P 109

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

04-27-2018  
Application Date

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

18-475

# Tax Collector's Certification

CTY-513

Tax Deed Application Number  
1800284

Date of Tax Deed Application  
Apr 27, 2018

This is to certify that **BRISINGER FUND 1, LLC**  
**BRISINGER FUND 1, LLC**, holder of Tax Sale Certificate Number 2016 / 827, 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: **02-2846-300**

Cert Holder:  
**BRISINGER FUND 1, LLC**  
**BRISINGER FUND 1, LLC**  
**1338 S FOOTHILL DRIVE #129**  
**SALT LAKE CITY, UT 84108**

Property Owner:  
**GALBRAITH TEARA A**  
**1258 E 3175 NORTH**  
**NORTH OGDEN, UT 84414**

BEG AT NW COR OF DEMARS HTS PB 6 P 87 S 01 DEG 47 MIN E 143  
08/100 FT TO N R/ W LI OF DEBBIE AVE N 8 (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
2016/827	02-2846-300	06/01/2016	492.19	35.38	527.57

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
/						

## 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)

527.57  
0.00  
0.00  
200.00  
175.00  
  
902.57

## 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

6.25

Done this the 7th day of May, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: October 1, 2018

By

*Jennifer H. Cassidy*

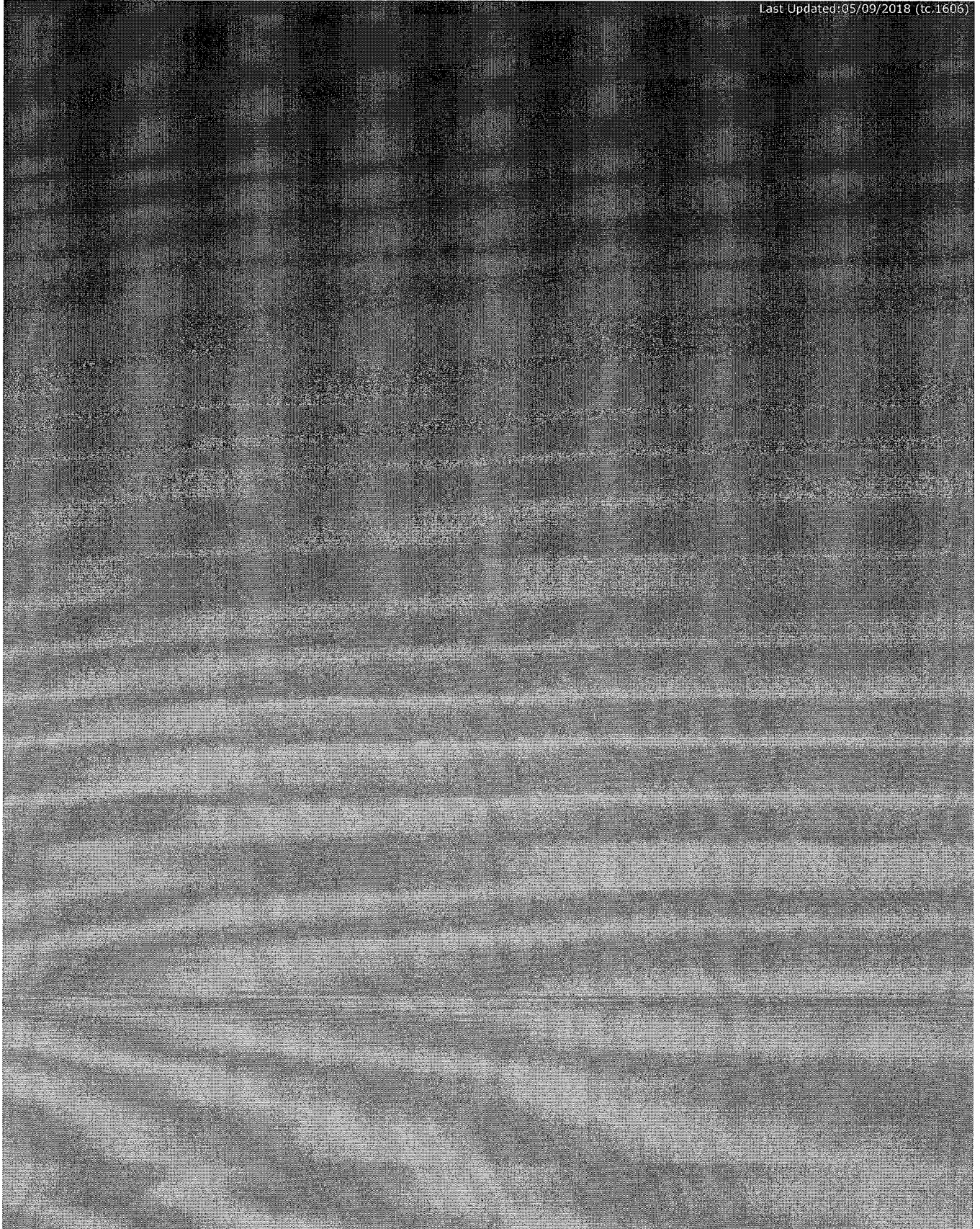
\*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.  
02-2846-300 2016

BEG AT NW COR OF DEMARS HTS PB 6 P 87 S 01 DEG 47 MIN E 143 08/100 FT TO N R/ W LI OF DEBBIE AVE N 8 7 DEG 28 MIN E ALG DEBBIE AVE 50 FT FOR POB N 1 DE G 47 MIN W TO S R/W LI OF JOHNSON AVE WLY ALG JOHN SON AVE 350 FT TO E LI OF BARNES ST S 1 DEG 47 MIN E TO DEBBIE AVE N 87 DEG 28 MIN E ALG N R/W LI OF DEBBIE AVE 350 FT TO POB OR 717 P 109

None

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:05/09/2018 (tc.1606)





# 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		Assessments				
<b>Reference:</b>	201S301101121011	<b>Year</b>	<b>Land</b>	<b>Imprv</b>	<b>Total</b>	<b>Cap Val</b>
<b>Account:</b>	022846300	2017	\$27,930	\$0	\$27,930	\$27,930
<b>Owners:</b>	GALBRAITH TEARA A	2016	\$27,930	\$0	\$27,930	\$27,930
<b>Mail:</b>	1258 E 3175 NORTH NORTH OGDEN, UT 84414	2015	\$27,930	\$0	\$27,930	\$27,930
<b>Situs:</b>	1300 BLK E JOHNSON AVE 32514	<a href="#">Disclaimer</a>				
<b>Use Code:</b>	VACANT RESIDENTIAL	<a href="#">Amendment 1/Portability Calculations</a>				
<b>Taxing Authority:</b>	COUNTY MSTU	<a href="#">File for New Homestead Exemption Online</a>				
<b>Schools (Elem/Int/High):</b>	ENSLEY/WOODHAM/PINE FOREST					
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>					
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data		2017 Certified Roll Exemptions	
<b>Sale Date</b>	<b>Book Page Value Type</b>	None	
	<b>Official Records (New Window)</b>		
03/01/2017	7674 1643 \$100 CJ <a href="#">View Instr</a>		
02/16/2017	7667 1112 \$100 OT <a href="#">View Instr</a>		
12/18/2015	7452 66 \$100 OT <a href="#">View Instr</a>		
12/18/2015	7452 65 \$100 OT <a href="#">View Instr</a>		
12/14/2015	7452 67 \$100 QC <a href="#">View Instr</a>		
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller		<b>Legal Description</b>	
		BEG AT NW COR OF DEMARS HTS PB 6 P 87 S 01 DEG 47 MIN E 143 08/100 FT TO N R/ W LI OF DEBBIE AVE N 87 DEG 28 MIN E...	
		<b>Extra Features</b>	
		None	

**Parcel Information**

**Section Map Id:**  
20-1S-30-1

**Approx. Acreage:**  
0.8400

**Zoned:**   
MDR

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

**Launch Interactive Map**

**Buildings**

**Images**

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



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

**Tax Deed - Redemption Calculator**

**Account: 022846300 Certificate Number: 000827 of 2016**

Redemption ☐ No ☒ Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="10/01/2018"/>	Redemption Date <input type="text" value="07/19/2018"/>
Months	6	3
Tax Collector	<input type="text" value="\$902.57"/>	<input type="text" value="\$902.57"/>
Tax Collector Interest	\$81.23	\$40.62
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$990.05	<input type="text" value="\$949.44"/> 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	\$40.50	\$20.25
Total Clerk	\$490.50	<input type="text" value="\$470.25"/> 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	\$1,580.55	\$1,419.69
	Repayment Overpayment Refund Amount	\$160.86

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 # 2016 TD 000827**

**Redeemed Date 07/19/2018**

**Name TEARA GALBRAITH 1258 E 3175 NORTH OGDEN UT 84414**

Clerk's Total = TAXDEED	\$490.50
Due Tax Collector = TAXDEED	\$990.05 <b>1099.69</b>
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$40.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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**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

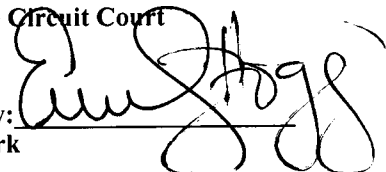
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
Tax Certificate Redeemed From Sale  
Account: 022846300 Certificate Number: 000827 of 2016**

**Payor: TEARA GALBRAITH 1258 E 3175 NORTH OGDEN UT 84414      Date 07/19/2018**

Clerk's Check #	14082751	Clerk's Total	<del>\$490.50</del>
Tax Collector Check #	1	Tax Collector's Total	<del>\$990.05</del>
		Postage	<del>\$60.00</del>
		Researcher Copies	<del>\$40.00</del>
		Total Received	<del>\$1,580.55</del>

**\$1099.69**

**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 and Comptroller, Escambia County

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

August 2, 2018

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

Dear Certificate Holder:

The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property redeemed prior to sale; therefore your application fees are now refundable.

TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 000827	\$450.00	\$20.25	\$470.25
2016 TD 007308	\$450.00	\$20.25	\$470.25
2016 TD 005306	\$450.00	\$20.25	\$470.25

**TOTAL \$1,410.75**

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

By:

  
Emily Hogg  
Tax Deed Division



RECORDING REQUESTED BY:

TEARA GALBRAITH

AND WHEN RECORDED MAIL  
DOCUMENT AND TAX STATEMENT TO:

Teara Galbraith  
1258 E. 3175 N.  
North Ogden, UT 84414

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

## QUITCLAIM DEED

APN:

- ☒ Computed on full value of property conveyed  
OR  
☐ Computed on full value less liens and encumbrances remaining at time of sale

FOR VALUABLE CONSIDERATION, Teara Galbraith, Personal Representative of the Estate of Vera A. Barnes, deceased, and Edgar D. Barnes, deceased, hereinafter referred to as Grantor, does hereby grant, bargain, sell, remise, release and quitclaim forever all the rights, title, interest, and claim held by Grantor to Grantee,

ESTATE OF VERA A. BARNES

the following described real property in the City of Ferry Pass, County of Escambia, State of Florida, with the following legal description:

1300 BLK E JOHNSON AVE, FERRY PASS, FLORIDA 32514

BEG AT NW COR OF DEMARS HTS PB 6 P 87 S 01 DEG 47 MIN E 143 08/100 FT  
TO N R/W LI OF DEBBIE AVE N 87 DEG 28 MIN E ALG DEBBIE AVE 50 FT FOR  
POB N 1 DEG 47 MIN W TO S R/W LI OF JOHNSON AVE WLY ALG JOHNSON AVE  
350 FT TO E LI OF BARNES ST S 1 DEG 47 MIN E TO DEBBIE AVE N 87 DEG 28  
MIN E ALG N R/W LI OF DEBBIE AVE 350 FT TO POB OR 717 P 109.

12-14-2015  
Date

[Signature]  
Signature of Grantor

STATE OF UTAH

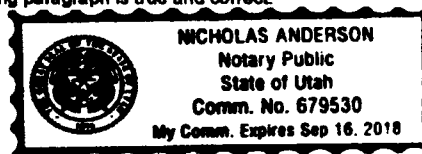
COUNTY OF WEBER

On 14 Dec 2015 before me personally appeared Teara Galbraith, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Utah that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]  
Signature of Notary



RECORDED AS  
RECEIVED

# SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE  
PENSACOLA, FLORIDA 32503

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

Email: rcsgt@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 10-1-2018

TAX ACCOUNT NO.: 02-2846-300

CERTIFICATE NO.: 2016-827

In compliance with Section 197.256, Florida Statutes, the following is a list of names and addresses of those persons, firms and/or agencies having legal interest in or claim against the above described property. The above referenced tax sale certificate is being submitted as proper notification of tax deed sale.

YES NO

    X Notify City of Pensacola, P.O. Box 12910, 32521

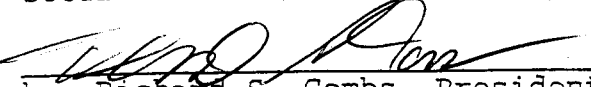
    X Notify Escambia County, 190 Governmental Center, 32502

    X Homestead for        tax year.

Teara A. Galbraith  
1258 E. 3175 North  
North Ogden, UT 84414

Certified and delivered to Escambia County Tax Collector,  
this 9th day of July, 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.

**PROPERTY INFORMATION REPORT  
CONTINUATION PAGE**

File No.: 14435

July 2, 2018

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

1. Taxes for the year 2015-2017 delinquent. The assessed value is \$27,930.00. Tax ID 02-2846-300.

**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.

**PROPERTY INFORMATION REPORT  
LEGAL DESCRIPTION**

File No.: 14435

July 2, 2018

**201S301101121011 - Full Legal Description**

BEG AT NW COR OF DEMARS HTS PB 6 P 87 S 01 DEG 47 MIN E 143 08/100 FT TO N R/ W LI OF DEBBIE AVE N  
87 DEG 28 MIN E ALG DEBBIE AVE 50 FT FOR POB N 1 DEG 47 MIN W TO S R/W LI OF JOHNSON AVE WLY  
ALG JOHNSON AVE 350 FT TO E LI OF BARNES ST S 1 DEG 47 MIN E TO DEBBIE AVE N 87 DEG 28 MIN E  
ALG N R/W LI OF DEBBIE AVE 350 FT TO POB OR 7674 P 1643

**Southern Guaranty Title Company**

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

18-475

Redeemed

**PROPERTY INFORMATION REPORT**

File No.: 14435

July 2, 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 07-02-1998, through 07-02-2018, and said search reveals the following:

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

Teara A. Galbraith

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: 

July 2, 2018