

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800363

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
VINMAS HOLDINGS, LLC
VINMAS HOLDINGS, LLC
PO BOX 885
BOCA RATON, FL 33429,

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
04-2621-000	2016/1856	06-01-2016	LTS 11 & 12 BLK 26 BRENTWOOD PK S/D PB 1 P 11 OR 2 770 P 247 OR 3975 P 946 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

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
VINMAS HOLDINGS, LLC
VINMAS HOLDINGS, LLC
PO BOX 885
BOCA RATON, FL 33429

04-30-2018
Application Date

Applicant's signature

Tax Collector's Certification

CTY-513

Tax Deed Application Number
1800363

Date of Tax Deed Application
Apr 30, 2018

This is to certify that **VINMAS HOLDINGS, LLC**

VINMAS HOLDINGS, LLC, holder of **Tax Sale Certificate Number 2016 / 1856**, 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: **04-2621-000**

Cert Holder:
VINMAS HOLDINGS, LLC
VINMAS HOLDINGS, LLC
PO BOX 885
BOCA RATON, FL 33429

Property Owner:
MANNING JERRY W & SANDRA
227 ROSALYN WAY
PENSACOLA, FL 32505

LTS 11 & 12 BLK 26 BRENTWOOD PK S/D PB 1 P 11 OR 2 770 P 247 OR 3975 P 946 SEC 8/10 T 2S R 30 AND SE (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
2016/1856	04-2621-000	06/01/2016	257.11	12.86	269.97
2017/1863	04-2621-000	06/01/2017	256.81	15.41	272.22

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	542.19
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	189.78
4. Ownership and Encumbrance Report Fee	200.00
5. Tax Deed Application Fee	175.00
6. Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S.	
7. Total (Lines 1 - 6)	1,106.97

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.	14,556.00
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	12.50
19. Total Amount to Redeem	

Done this the 4th day of May, 2018 Scott Lunsford, Tax Collector of Escambia County
Date of Sale: December 3, 2018

By *Candice Lewis*

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

04-2621-000 2016

LTS 11 & 12 BLK 26 BRENTWOOD PK S/D PB 1 P 11 OR 2 770 P 247 OR 3975 P 946 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30



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: 4615302001120026
Account: 042621000
Owners: MANNING JERRY W & SANDRA
Mail: 227 ROSALYN WAY
 PENSACOLA, FL 32505
Situs: 227 ROSALYN WAY 32505
Use Code: SINGLE FAMILY RESID
Taxing Authority: COUNTY MSTU
Schools (Elem/Int/High): BRENTWOOD/WOODHAM/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	\$19,380	\$20,880	\$40,260	\$29,112
2016	\$19,380	\$21,195	\$40,575	\$28,514
2015	\$19,380	\$20,111	\$39,491	\$28,316

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

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

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
05/1996	3975	946	\$100	WD	View Instr
10/1989	2770	247	\$30,000	WD	View Instr
01/1973	720	87	\$8,000	WD	View Instr
01/1973	636	751	\$4,000	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

LTS 11 & 12 BLK 26 BRENTWOOD PK S/D PB 1 P
 11 OR 2770 P 247 OR 3975 P 946 SEC 8/10 T 2S R
 30 AND SEC 46/47 T 1S R...

Extra Features

BLOCK/BRICK GARAGE
 METAL SHED
 UTILITY BLDG

Parcel Information

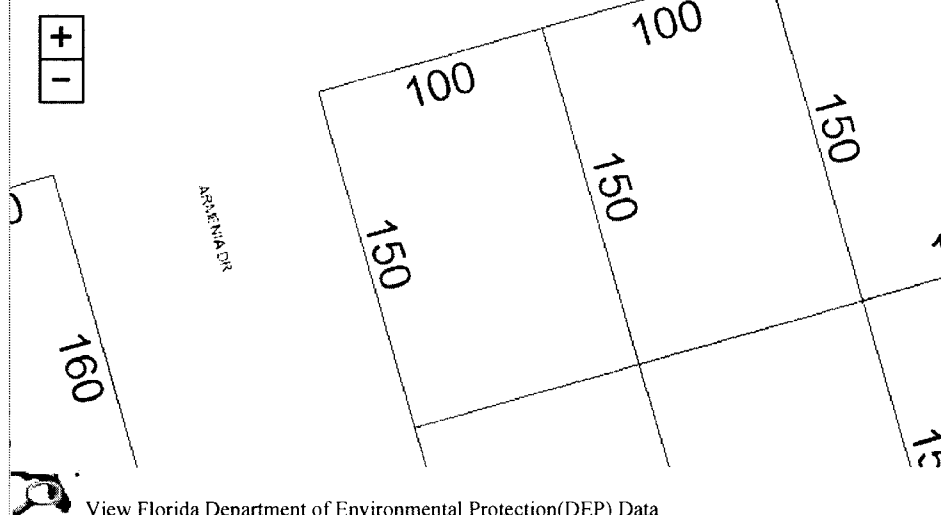
[Launch Interactive Map](#)

Section Map Id:
 46-1S-30-1

Approx. Acreage:
 0.3400

Zoned:
 HDMU

Evacuation & Flood Information
[Open Report](#)



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

Buildings

Address: 227 ROSALYN WAY, Year Built: 1955, Effective Year: 1955

Structural Elements

DECOR/MILLWORK-BELOW-AVERAGE
 DWELLING UNITS-1
 EXTERIOR WALL SIDING-BLW.AVG.
 FLOOR COVER-PINE/SOFTWOOD

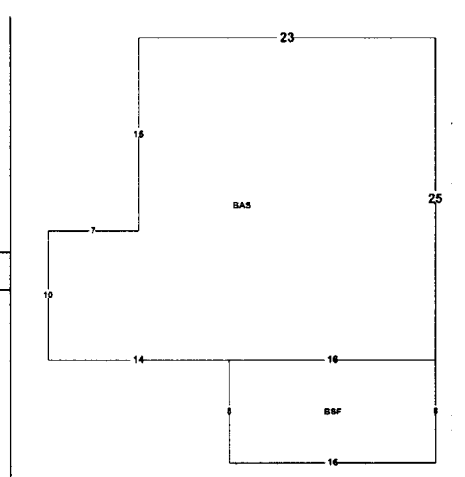
FOUNDATION-WOOD/NO SUB FLR
HEAT/AIR-UNIT HEATERS
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME



Areas - 773 Total SF

BASE AREA - 645

BASE SEMI FIN - 128



Images

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.5400)

IN THE COUNTY COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

VS

CASE NO: 2012 CO 021364 A

DIVISION: I

DATE OF BIRTH: 07/08/1953

SOCIAL SECURITY NBR: [REDACTED]

DEFENDANT: JERRY MANNING
227 ROSALYN WAY
PENSACOLA FL 32505

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On July 11, 2012, an order assessing fines, costs, and additional charges was entered against Defendant requiring payment of certain sums for fines, costs, and additional charges.

Defendant having failed to make full payment,

IT IS ADJUDGED that the Escambia County Clerk of Court, 190 Governmental Center, Pensacola, Florida 32502 recover from Defendant those remaining unpaid fines, costs and additional charges in the sum of \$320.00, which includes outstanding public defender fees/liens the amounts of which shall bear interest at the rate prescribed by law (4.75%) until satisfied.

It is further ORDERED AND ADJUDGED that a lien is hereby created against all of the property, both real and personal, of the defendant.

FOR WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in open court/chambers in Pensacola, Escambia County,
Florida, this 17 day of July, 2012

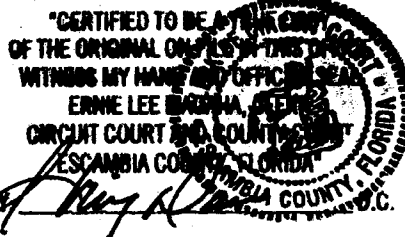
COUNTY JUDGE

Copy to: DEFENDANT

Case: 2012 CO 021364 A

00060002816

Dkt: CERTLIEN Pg#:



ERNEE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2012 JUL 17 P 3:22
COUNTY CRIMINAL DIVISION
FILED & RECORDED

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY

190 GOVERNMENTAL CENTER
ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
PENSACOLA, FLORIDA
ESCAMBIA COUNTY, FL

STATE OF FLORIDA

2011 DEC -2 P 2: 25

CASE NO: 2011 CO 026112 A

CITATION NO: 21082

vs.

COUNTY CRIMINAL DIVISION
FILED & RECORDED

/M DOB: 07/08/1953

SOCIAL SECURITY NBR: [REDACTED]


JERRY W MANNING
227 ROSALYN WAY
PENSACOLA FL 32505

JUDGMENT AGAINST DEFENDANT FOR ANIMAL CONTROL FINES AND COSTS

It is hereby ordered and adjudged that the above-named defendant shall pay to ESCAMBIA COUNTY, a political subdivision of the State of Florida, the sum of \$250.00, plus \$10.00 delinquent fee payable to the Clerk of the Court, for a total of \$260.00, which the Court has determined to be the defendant's liability for civil infraction under animal control law per FS 828.27, and related costs.

It is further ordered and adjudged that, in accordance with Section 828.27, Florida Statutes, a lien is hereby created against all of the property, both real and personal, of the defendant and his/her estate, in the amount aforesaid, in favor of the aforesaid county and shall bear interest at the rate set out in s.55.03 Florida Statutes, for which let execution issue.

DONE AND ORDERED this 1 day of Dec. 2011.

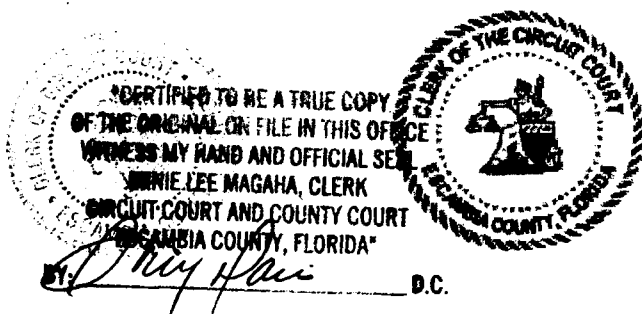

JUDGE THOMAS DANNHEISSER

ONE OF THE FOLLOWING MUST BE EXECUTED

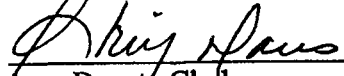
I hereby acknowledge receipt of a copy of this judgment.

Defendant's Signature

I do hereby certify that copy of hereof has been furnished to defendant by delivery mail, this 5th day of Dec., 2011.



ERNIE LEE MAGAHA
CLERK OF THE CIRCUIT COURT

By: 
Deputy Clerk

Case: 2011 CO 026112 A

00055663122

Dkt: CERTLIEN Pg#:

OR Bk3975 Pg0947
INSTRUMENT 00296121

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 6th
day of May, 1996, by J.C. WARD and ADA WARD, husband and wife, who
have presented Florida drivers licenses as identification bearing
identification numbers: W630 443 19 343 0 and
W630 013 32 596 0.

CYNTHIA B. BOOKER
Notary Public, State of Florida
My Comm. Expires Feb. 8, 1998
No. CC 350132
Bonded thru Official Notary Service

Cynthia B. Booker
Cynthia B. Booker
[type/print name below signature]
NOTARY PUBLIC
State of Florida at Large
Commission Number: _____
My Commission Expires: _____

U:\USERS\DAVID\MISC\DEED.WAR

Instrument 00296121
Filed and recorded in the
Official Records
MAY 17, 1996
at 10:08 A.M.
ERNIE LEE MAGAHA,
CLERK OF THE CIRCUIT COURT
Escambia County,
Florida

DOC .70
SUR _____
REC 10.50
11.20

This instrument prepared by:
THOMAS E. WHEELER, JR., Esq.
BELL, SCHUSTER, WHEELER & HIERS
119 West Garden Street
Pensacola, FL 32501

WARRANTY DEED

STATE OF FLORIDA
COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS: That Grantors, J.C. WARD and ADA WARD, husband and wife, for and in consideration of Ten Dollars and other good and valuable considerations, the receipt of which is hereby acknowledged, have bargained, sold, conveyed and granted unto SANDRA MANNING and JERRY W. MANNING, wife and husband, Grantees, whose address is: 227 Roslyn Way, Pensacola, Florida 32505, their heirs, executors, administrators and assigns, forever, the following described real property, situate, lying and being in the County of Escambia, State of Florida, to-wit:

The South 50.00 feet of Lots 11 and 12, Block 26, of Brentwood Park, a subdivision of a portion of Sections 46 and 47, Township 1 South, Range 30 West, and Sections 8 and 10, Township 2 South, Range 30 West, as recorded in Plat Book 1 at Page 11-C of the public records of Escambia County, Florida

and said grantors do fully warrant the title to said land and will defend the same against the lawful claims of all person whomsoever.

IN WITNESS WHEREOF, grantors have hereunto set grantors' hand and seal on the 6th day of May, 1996.

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:

Cynthia B. Booker
PRINT NAME: Cynthia B. Booker
ADDRESS: 1011 E. LAKEVIEW
Pensacola FL 32503

Gale M. Horner
PRINT NAME: Gale M. Horner
ADDRESS: 823 Christian Dr.
Pensacola, FL 32501

J.C. Ward
J.C. WARD, Grantor
Ada Ward
ADA WARD, Grantor

D S PD \$0.70
Mort \$0.00 ASUM \$0.00
MAY 17, 1996
Ernie Lee Magada,
Clerk of the Circuit Court
BY: [Signature] D.C.

2770PC 247

DOC. 165.00
 SUR. 165.00 + 1.00
 REC. 171.00

WARRANTY DEED
 (Statutory - Sec. 689.02 F.S.)

This instrument was prepared by:
 Raymon J. Hahn, Esq.
 BELL, HAHN & SCHUSTER, P.A.
 119 W. Garden Street
 Pensacola, Florida 32501

STATE OF FLORIDA
 COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS: That
J. C. WARD and ADA WARD, Husband and Wife

Address: 330 Massachusetts Ave., Pensacola, FL 32505, Grantor*,
 for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations the receipt of
 which is hereby acknowledged has bargained, sold, conveyed and granted unto
SANDRA MANNING and JERRY W. MANNING, Wife and Husband, Grantee*

Address: 227 Rosalyn Way, Pensacola, FL 32505
 grantee's heirs, executors, administrators and assigns, forever, the following described property, situate, lying
 and being in the County of Escambia, State of Florida, to-wit:

Lots 11 and 12 less the South 50.00 feet, Block 26 of
 Brentwood Park, a subdivision of a portion of Sections 46
 and 47, Township 1 South, Range 30 West and Sections 8 and
 10, Township 2 South, Range 30 West as recorded in Plat
 Book 1 at Page 11-C of the public records of Escambia
 County, Florida.

D.S. PD. \$ 165.00
 DATE 10-23-89
 JOE A. FLOWERS, COMPTROLLER
 BY D. L. ...
 CERT. REG. #59-2043328-27-01

and said grantor does fully warrant the title to said land and will defend the same against the lawful claims of
 all persons whomsoever.

*Wherever used herein, the term "grantee/grantor" shall include the heirs, personal repre-
 sentatives, successors and/or assigns of the respective parties hereto; the use of singular
 number shall include the plural, and the plural the singular; the use of any gender shall
 include all genders.

IN WITNESS WHEREOF, grantor has hereunto set grantor's hand and seal on

October 23, 1989

Signed, sealed and delivered
 in the presence of:

Raymond J. Hahn
Audie Ware

J. C. WARD (REAL)
ADA WARD
 ADA WARD

STATE OF FLORIDA
 COUNTY OF ESCAMBIA

Before me the subscriber personally appeared

J. C. WARD and
ADA WARD,
Husband and Wife

known to me, and known to me to be the individ-
 ual described by said name in and who executed
 the foregoing instrument and acknowledged that, as
 grantor, executed the same for the uses and purposes
 therein set forth.

Given under my hand and seal on
October 23, 1989.



Audie C. Ware
 Notary Public
 My Commission EXPIRES NOV. 4, 1990
 BONDED THROUGH ASHTON AGENCY INC

OCT 23 4 45 PM '89
 FILED IN
 THE PUBLIC
 RECORDS OF
 ESCAMBIA
 COUNTY, FLORIDA

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: 12-3-2018

TAX ACCOUNT NO.: 04-2621-000

CERTIFICATE NO.: 2016-1856

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 State of Florida/ 221 Palafox Place, 4th Floor/
 Notify Escambia County, 190 Governmental Center, 32502
 X Homestead for 2018 tax year.

Jerry W. Manning
Sandra Manning
227 Rosalyn Way
Pensacola, FL 32505

Certified and delivered to Escambia County Tax Collector,
this 4th day of September, 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.: 14608

September 4, 2018

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

1. Judgment filed by State of Florida/Escambia County recorded in O.R. Book 6793, page 1881, and O.R. Book 6885, page 688.
2. MSBU Lien filed by Escambia County recorded in O.R. Book 4314, pages 1856 and 1857, and O.R. Book 4444, page 1685.
3. Taxes for the year 2015-2017 delinquent. The assessed value is \$34,171.00. Tax ID 04-2621-000.

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.

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14608

September 4, 2018

461S302001120026 - Full Legal Description

LTS 11 & 12 BLK 26 BRENTWOOD PK S/D PB 1 P 11 OR 2770 P 247 OR 3975 P 946 SEC 8/10 T 2S R 30 AND SEC
46/47 T 1S R 30

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.: 14608

September 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 09-04-1998, through 09-04-2018, and said search reveals the following:

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

Jerry W. Manning and Sandra Manning, 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

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: 

September 4, 2018

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 December 3, 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 VINMAS HOLDINGS LLC holder of Tax Certificate No. 01856, 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:

LTS 11 & 12 BLK 26 BRENTWOOD PK S/D PB 1 P 11 OR 2770 P 247 OR 3975 P 946 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042621000 (18-577)

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

JERRY W MANNING and SANDRA MANNING

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 Monday in the month of December, which is the 3rd day of December 2018.

Dated this 18th day of October 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:

SANDRA MANNING
227 ROSALYN WAY
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Personal Services:

JERRY W MANNING
227 ROSALYN WAY
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Dated this 18th day of October 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:

227 ROSALYN WAY 32505



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

By:
Emily Hogg
Deputy Clerk

WARNING

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NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **VINMAS HOLDINGS LLC** holder of **Tax Certificate No. 01856**, 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:

LTS 11 & 12 BLK 26 BRENTWOOD PK S/D PB 1 P 11 OR 2770 P 247 OR 3975 P 946 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042621000 (18-577)

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

JERRY W MANNING and SANDRA MANNING

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Dated this 18th day of October 2018.

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

By:
Emily Hogg
Deputy Clerk

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 01856 of 2016

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on October 18, 2018, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

JERRY W MANNING 227 ROSALYN WAY PENSACOLA, FL 32505	SANDRA MANNING 227 ROSALYN WAY PENSACOLA, FL 32505
ESCAMBIA COUNTY OFFICE OF COUNTY ATTORNEY 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502	

WITNESS my official seal this 18th day of October 2018.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



Scott Lunsford • Escambia County Tax Collector

EscambiaTaxCollector.com

facebook.com/ECTaxCollector

twitter.com/escambiatc

2018 Real Estate Property Taxes

Notice of Ad Valorem and Non-Ad Valorem Assessments



SCAN TO PAY ONLINE

18-577

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
04-2621-000	06		461S302001120026

MANNING JERRY W & SANDRA
227 ROSALYN WAY
PENSACOLA, FL 32505

PROPERTY ADDRESS:

227 ROSALYN WAY

EXEMPTIONS:

HOMESTEAD EXEMPTION,
DISABILITY

PRIOR YEAR(S) TAXES OUTSTANDING

16/1856

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
COUNTY	6.6165	29,723	25,500	4,223	27.94
PUBLIC SCHOOLS					
BY LOCAL BOARD	2.1250	29,723	25,500	4,223	8.97
BY STATE LAW	4.2000	29,723	25,500	4,223	17.74
WATER MANAGEMENT	0.0338	29,723	25,500	4,223	0.14
SHERIFF	0.6850	29,723	25,500	4,223	2.89
M.S.T.U. LIBRARY	0.3590	29,723	25,500	4,223	1.52

TOTAL MILLAGE 14.0193

AD VALOREM TAXES \$59.20

LEGAL DESCRIPTION

NON-AD VALOREM ASSESSMENTS

LTS 11 & 12 BLK 26 BRENTWOOD PK S/D PB 1 P 11
OR 2770 P 247 OR 3975 P 946 SEC 8/
See Additional Legal on Tax Roll

FP FIRE PROTECTION

125.33

NON-AD VALOREM ASSESSMENTS \$125.33

Pay online at EscambiaTaxCollector.com

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

COMBINED TAXES AND ASSESSMENTS \$184.53

If Paid By Please Pay	Nov 30, 2018 \$177.15	Dec 31, 2018 \$178.99	Jan 31, 2019 \$180.84	Feb 28, 2019 \$182.68	Mar 31, 2019 \$184.53
--------------------------	--------------------------	--------------------------	--------------------------	--------------------------	--------------------------

RETAIN FOR YOUR RECORDS

2018 Real Estate Property Taxes

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

Make checks payable to:

Scott Lunsford

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, 2018 177.15
AMOUNT IF PAID BY	Dec 31, 2018 178.99
AMOUNT IF PAID BY	Jan 31, 2019 180.84
AMOUNT IF PAID BY	Feb 28, 2019 182.68
AMOUNT IF PAID BY	Mar 31, 2019 184.53

DO NOT FOLD, STAPLE, OR MUTILATE

ACCOUNT NUMBER
04-2621-000
PROPERTY ADDRESS
227 ROSALYN WAY

MANNING JERRY W & SANDRA
227 ROSALYN WAY
PENSACOLA, FL 32505

1 042621000 2018 0

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Post Property:

227 ROSALYN WAY 32505



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

By:
Emily Hogg
Deputy Clerk

FILED
CIVIL UNIT

2018 OCT 18 PM 2:55

RECEIVED

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

18-577

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV051898NON

Agency Number: 19-000676

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 01856 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JERRY W MANNING AND SANDRA MANNING

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 10/18/2018 at 2:55 PM and served same at 10:45 AM on 10/23/2018 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: 

J. JACKSON, CPS

Service Fee: \$40.00

Receipt No: BML

Printed By: NDSCHERER

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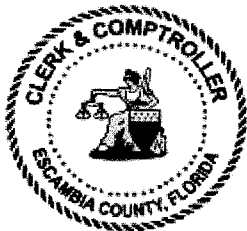
Dated this 18th day of October 2018.

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Personal Services:

JERRY W MANNING
227 ROSALYN WAY
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

SEAL OF THE CLERK OF THE CIRCUIT COURT
CIVIL UNIT

2018 OCT 19 PM 12:19

RECEIVED

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

18-577

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV052265NON

Agency Number: 19-000749

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 01856 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JERRY W MANNING AND SANDRA MANNING

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Substitute

Received this Writ on 10/19/2018 at 12:19 PM and served same on JERRY W MANNING , in ESCAMBIA COUNTY, FLORIDA, at 10:45 AM on 10/23/2018 by leaving a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: ASHLEY BOSWELL, GRANDDAUGHTER, as a member of the household and informing said person of their contents.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: 

J. JACKSON, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: NDSCHERER

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Personal Services:

SANDRA MANNING
227 ROSALYN WAY
PENSACOLA, FL 32505



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

SEAL OF THE
CIVIL UNIT

2018 OCT 19 PM 12:20

RECEIVED

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

18-577

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV052266NON

Agency Number: 19-000750

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 01856 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JERRY W MANNING AND SANDRA MANNING

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Substitute

Received this Writ on 10/19/2018 at 12:20 PM and served same on SANDRA MANNING , in ESCAMBIA COUNTY, FLORIDA, at 10:45 AM on 10/23/2018 by leaving a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: ASHLEY BOSWELL, GRANDDAUGHTER, as a member of the household and informing said person of their contents.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: 

J. JACKSON, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: NDSCHERER

18-577

Search Property
 Property Sheet
 Lien Holder's
 Redeem
 Forms
 Courtview
 Benchmark

Redeemed From Sale



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 042621000 Certificate Number: 001856 of 2016

Redemption	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Application Date	<input type="text" value="04/30/2018"/>	Interest Rate	<input type="text" value="18%"/>
Final Redemption Payment ESTIMATED			Redemption Overpayment ACTUAL		
Auction Date	<input type="text" value="12/03/2018"/>	Redemption Date	<input type="text" value="11/09/2018"/>		
Months	8		7		
Tax Collector	<input type="text" value="\$1,106.97"/>		<input type="text" value="\$1,106.97"/>		
Tax Collector Interest	\$132.84		\$116.23		
Tax Collector Fee	<input type="text" value="\$12.50"/>		<input type="text" value="\$12.50"/>		
Total Tax Collector	\$1,252.31		\$1,235.70	T.C.	
Record TDA Notice	<input type="text" value="\$0.00"/>		<input type="text" value="\$0.00"/>		
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	\$54.00		\$47.25		
Total Clerk	\$504.00		\$497.25	C.H.	
Release TDA Notice	<input type="text" value="\$0.00"/>		<input type="text" value="\$0.00"/>		
Postage	<input type="text" value="\$16.26"/>		<input type="text" value="\$16.26"/>		
Researcher Copies	<input type="text" value="\$5.00"/>		<input type="text" value="\$5.00"/>		
Total Redemption Amount	\$1,777.57		\$1,754.21		
Repayment Overpayment Refund Amount			\$23.36		

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 001856

Redeemed Date 11/09/2018

Name SANDRA MANNING 227 ROSALYN WAY PENSACOLA, FL 32505

Clerk's Total = TAXDEED	\$504.00	} \$1,732.95
Due Tax Collector = TAXDEED	\$1,252.31	
Postage = TD2	\$16.26	
ResearcherCopies = TD6	\$5.00	

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
------	--------	------	-------------	------------	------------

FINANCIAL SUMMARY

No Information Available - See Dockets

18-597

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
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 JUVENILE
 MENTAL HEALTH
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 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: 042621000 Certificate Number: 001856 of 2016**

Payor: SANDRA MANNING 227 ROSALYN WAY PENSACOLA, FL 32505 Date 11/09/2018

Clerk's Check # 1
 Tax Collector Check # 1

Clerk's Total	\$504.00	\$1,732.95
Tax Collector's Total	\$1,252.31	
Postage	\$16.26	
Researcher Copies	\$5.00	
Total Received	\$1,777.57	
	\$1,754.21	

**PAM CHILDERS
 Clerk of the Circuit Court**

Received By: *Whitney Coppage*
 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>**

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

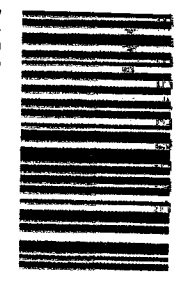
By:
Emily Hogg
Deputy Clerk

32-52-49500-4842 * 55558520528 :CB

DRUMMOND
JACKSON
CLERK & COMPTROLLER
PENSACOLA, FL 32502

BT/2/0100 T EQ 225 91/1 9096 0300 0128 0219 91

PAM CHILDERS
CLERK & COMPTROLLER
FILED
2018 OCT 30 A 8:25
ESCAMBIA COUNTY, FL



MAIL

1794 E HENRYP0804266 *FIRST-CLASS MAIL

10/18/2018
US POSTAGE \$005.42

UNABLE TO FORWARD/FOR REVIEW
322 AA1 N C0010/21/18
C005

ZIP 32502
041M11272965

BC: 32505335927 DU *0238-03587-21-23

JERRY W MANNING [18-577]
227 ROSALYN WAY
PENSACOLA, FL 32505

325053359 C006
UNABLE TO FORWARD/FOR REVIEW
C005

Clerk of the Circuit Court & Comptroller

Official Records
221 Palafox Place, Suite 110
Pensacola, FL 32502

PAM CHILDERS
CLERK & COMPTROLLER
FILED
2018 OCT 30 A 8:25
ESCAMBIA COUNTY, FL



9171 9690-0935 0128 0219 77

UNABLE TO FORWARD/FOR REVIEW
322 AA1 N C0010/21/18
C005

BC: 32505335927 DU *0238-03586-21-23

SANDRA MANNING [18-577]
227 ROSALYN WAY
PENSACOLA, FL 32505

325053359 C006

10/18/2018
US POSTAGE \$005.42

ZIP 32502
041M11272965

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

By:
Emily Hogg
Deputy Clerk

JERRY W MANNING [18-577]
227 ROSALYN WAY
PENSACOLA, FL 32505

SANDRA MANNING [18-577]
227 ROSALYN WAY
PENSACOLA, FL 32505

9171 9690 0935 0128 0219 91

10.30.18 RETURNED
UTF

9171 9690 0935 0128 0219 77

10.30.18 RETURNED.
UTF

ESCAMBIA COUNTY [18-577]
OFFICE OF COUNTY ATTORNEY
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

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Redlined



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

November 20, 2018

VINMAS HOLDINGS LLC
PO BOX 885
BOCA RATON FL 33429

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 001856	\$450.00	\$47.25	\$497.25

TOTAL \$497.25

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division

THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 2014

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That VINMAS HOLDINGS LLC holder of Tax Certificate No. 01856, 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:

LTS 11 & 12 BLK 26 BRENTWOOD PK S/D PB 1 P 11 OR 2770 P 247 OR 3975 P 946 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30 SECTION 46, TOWNSHIP 1 S, RANGE 30 W TAX ACCOUNT NUMBER 042621000 (18-577) The assessment of the said property under the said certificate issued was in the name of

JERRY W MANNING and SANDRA MANNING

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 Monday in the month of December, which is the 3rd day of December 2018.

Dated this 18th day of October 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

4WR10/31-11/21TD

Before the undersigned authority personally appeared Malcolm G. Ballinger who under oath says that he is Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2016 TO 01856 in the Escambia Court was published in said newspaper in and was printed and released on October 31, 2018, November 7, 2018, November 14, 2018 and November 21, 2018.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, 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 of the said newspaper.

X 

MALCOLM G. BALLINGER, PUBLISHER

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me, Bridget A. Roberts, this 21st day of November 2018, by Malcolm G. Ballinger, who is personally known to me.

X 

BRIDGET A. ROBERTS, NOTARY PUBLIC



Bridget A. Roberts
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG23500
Expires 8/22/2020