

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 1800318

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
TLOA OF FLORIDA LLC  
11 TALCOTT NOTCH RD  
FARMINGTON, CT 06032,

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
05-5383-000	2016/2688	06-01-2016	LT 27 BLK 22 2ND ADDN TO MAYFAIR PB 4 P 53 OR 7378 P 953

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  
TLOA OF FLORIDA LLC  
11 TALCOTT NOTCH RD  
FARMINGTON, CT 06032

04-27-2018  
Application Date

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

18-533

**Tax Collector's Certification**

CTY-513

**Tax Deed Application Number**  
1800318

**Date of Tax Deed Application**  
Apr 27, 2018

This is to certify that **TLOA OF FLORIDA LLC**, holder of **Tax Sale Certificate Number 2016 / 2688**, 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: **05-5383-000**

**Cert Holder:**  
**TLOA OF FLORIDA LLC**  
**11 TALCOTT NOTCH RD**  
**FARMINGTON, CT 06032**

**Property Owner:**  
**FLYNN DONALD K**  
**1027 NEW MEXICO DR**  
**PENSACOLA, FL 32505**  
LT 27 BLK 22 2ND ADDN TO MAYFAIR PB 4 P 53 OR 7378 P 953

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
2016/2688	05-5383-000	06/01/2016	728.34	36.42	764.76

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
2017/2622	05-5383-000	06/01/2017	729.12	6.25	36.46	771.83

**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)

1,536.59  
0.00  
198.61  
200.00  
175.00  
  
2,110.20

**Amounts Certified by Clerk of Court (Lines 8-15):**

**Total Amount Paid**

8. Clerk of Court Statutory Fee for Processing Tax Deed
9. Clerk of Court Certified Mail Charge
10. Clerk of Court Advertising Charge
11. Clerk of Court Recording Fee for Certificate of Notice
12. Sheriff's Fee
13. Interest Computed by Clerk of Court Pursuant to Section 197.542, F.S.
14. Total (Lines 8 - 13)
15. One-half Assessed Value of Homestead Property, if Applicable per F.S.
16. Other Outstanding Certificates and Delinquent Taxes Not Included in this Application,
17. Statutory (Opening) Bid; Total of Lines 7, 14, 15 (if applicable) and 16 (if
18. Redemption Fee
19. Total Amount to Redeem

13,414.00  
  
  
6.25

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

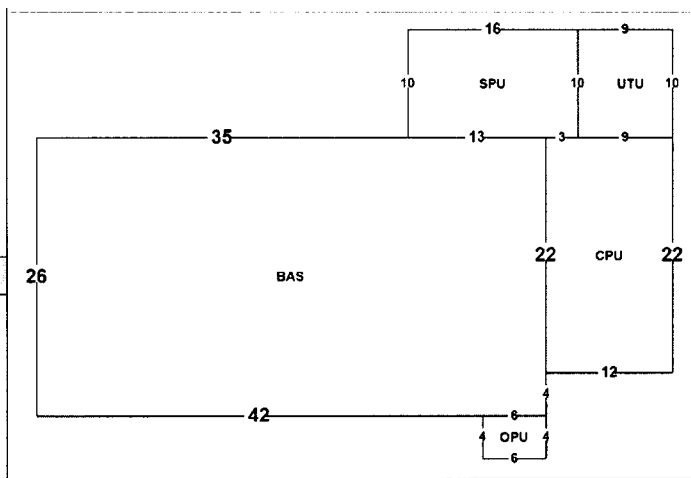
Date of Sale: November 5, 2018

By *Candice Lewis*

\*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.  
05-5383-000 2016

**FLOOR COVER-VINYL ASBESTOS**  
**FOUNDATION-SLAB ON GRADE**  
**HEAT/AIR-WALL/FLOOR FURN**  
**INTERIOR WALL-DRYWALL-PLASTER**  
**NO. PLUMBING FIXTURES-6**  
**NO. STORIES-1**  
**ROOF COVER-COMPOSITION SHG**  
**ROOF FRAMING-GABLE**  
**STORY HEIGHT-0**  
**STRUCTURAL FRAME-MASONRY**  
 PIL/STL

Areas - 1786 Total SF  
**BASE AREA - 1248**  
**CARPORT UNF - 264**  
**OPEN PORCH UNF - 24**  
**SCRN PORCH UNF - 160**  
**UTILITY UNF - 90**



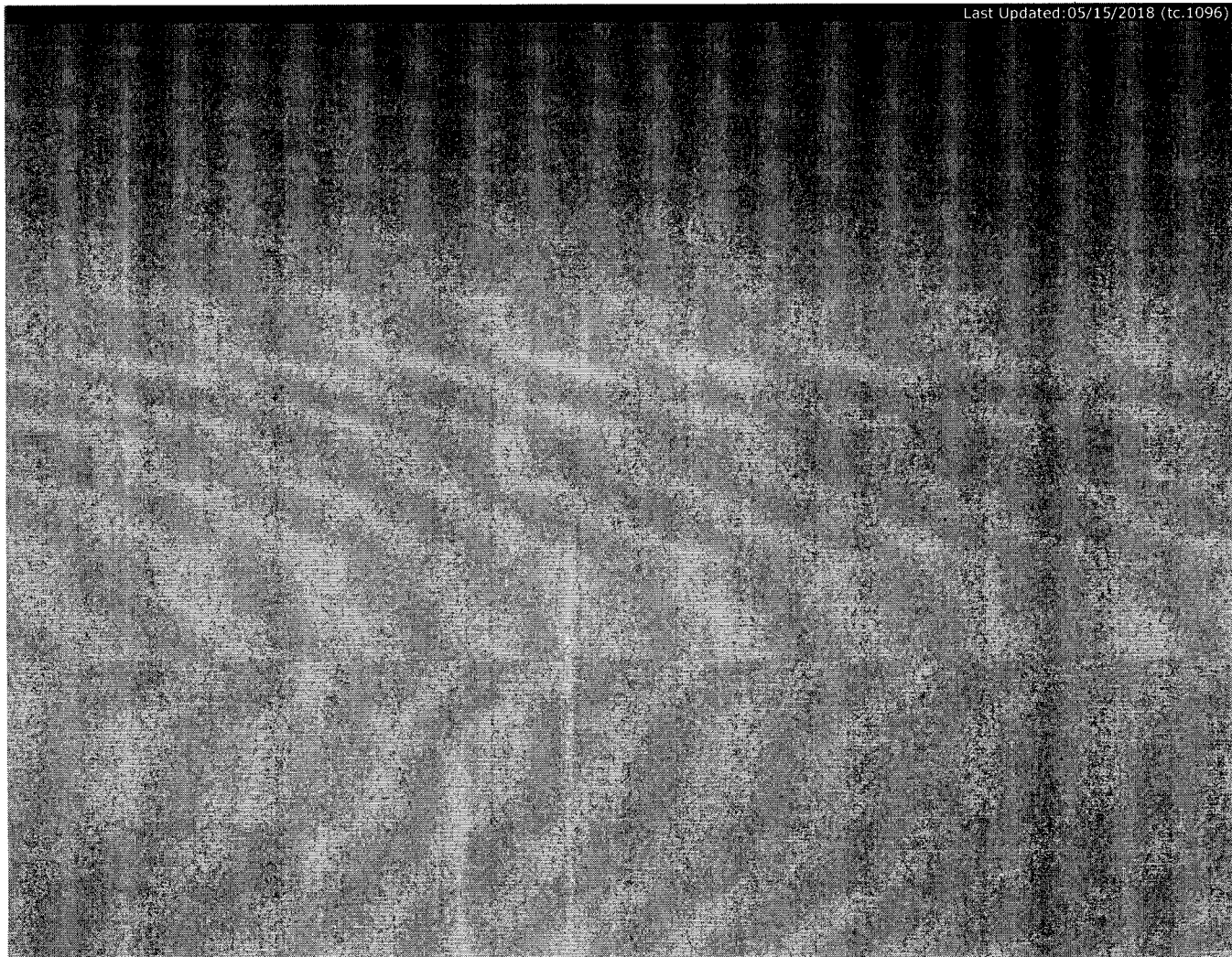
Images



1/21/03

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:05/15/2018 (tc.1096)





# 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	
<b>Reference:</b>	152S301000027023
<b>Account:</b>	055383000
<b>Owners:</b>	FLYNN DONALD K
<b>Mail:</b>	1027 NEW MEXICO DR PENSACOLA, FL 32505
<b>Situs:</b>	1027 NEW MEXICO DR 32505
<b>Use Code:</b>	SINGLE FAMILY RESID
<b>Taxing Authority:</b>	COUNTY MSTU
<b>Schools (Elem/Int/High):</b>	OAKCREST/WARRINGTON/ESCAMBIA
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	

Assessments				
Year	Land	Imprv	Total	Cap Val
2017	\$4,500	\$22,328	\$26,828	\$26,828
2016	\$4,500	\$27,981	\$32,481	\$32,481
2015	\$4,500	\$29,467	\$33,967	\$33,967

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

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

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
06/22/2015	7378	953	\$19,900	WD	<a href="#">View Instr</a>
01/06/2015	7284	766	\$2,100	CT	<a href="#">View Instr</a>
11/2005	5797	1346	\$84,000	WD	<a href="#">View Instr</a>
05/2005	5633	1094	\$52,500	WD	<a href="#">View Instr</a>
01/1992	3333	169	\$100	QC	<a href="#">View Instr</a>
01/1992	3231	468	\$31,400	QC	<a href="#">View Instr</a>
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					

## 2017 Certified Roll Exemptions

HOMESTEAD EXEMPTION

## Legal Description

LT 27 BLK 22 2ND ADDN TO MAYFAIR PB 4 P 53 OR 7378 P 953

## Extra Features

None

## Parcel Information

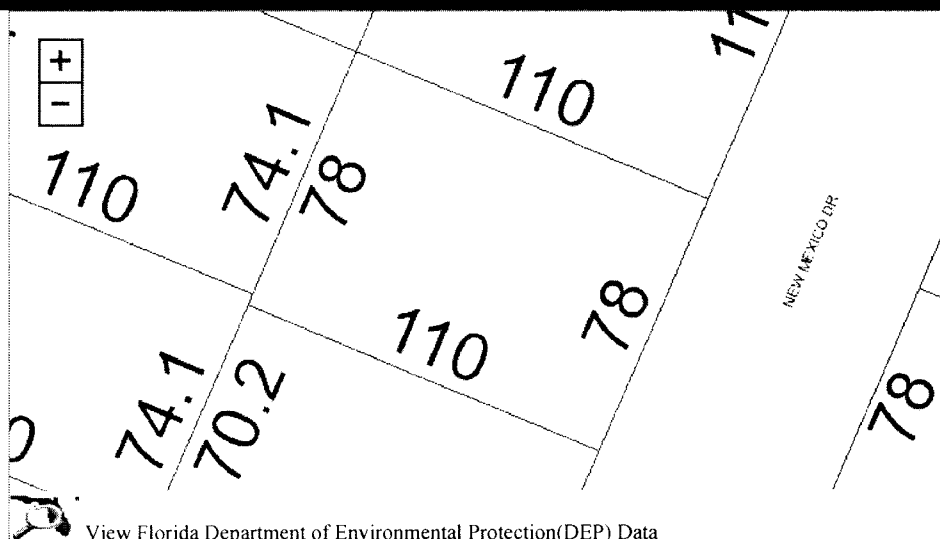
[Launch Interactive Map](#)

**Section Map Id:**  
15-25-30-1

**Approx. Acreage:**  
0.1986

**Zoned:**   
MDR

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



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

## Buildings

Address: 1027 NEW MEXICO DR, Year Built: 1958, Effective Year: 1958

**Structural Elements**  
DECOR/MILLWORK-AVERAGE  
DWELLING UNITS-1  
EXTERIOR WALL-CONCRETE BLOCK

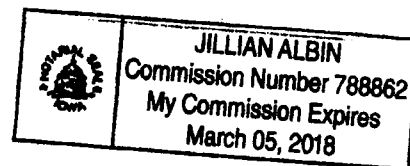
State of Iowa

County Dallas

On this 22 day of JUNE, A.D., 2015, before me, a Notary Public in and for said county, personally appeared Abigail R. Spann, to me personally known, who being by me duly sworn (or affirmed) did say that that person is VPLD (title) of said Wells Fargo Bank, N.A. as attorney in fact for **DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR GSAA HOME EQUITY TRUST 2006-8**, by authority of its board of (directors or trustees) and the said (officer's name) Abigail R. Spann acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed.

Jill Albin (Signature)  
Notary Public

(Stamp or Seal)



TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining TO HAVE AND TO HOLD, the same in fee simple forever.

And the Grantor hereby covenants with said Grantee that the grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby specially warrants that title to the land is free from all encumbrances made by Grantor, and will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but against none other.

IN WITNESS WHEREOF, GRANTOR has signed these presents on June 22 2015.

**WELLS FARGO BANK, N.A. AS ATTORNEY IN  
FACT FOR DEUTSCHE BANK NATIONAL  
TRUST COMPANY, AS TRUSTEE FOR GSAA  
HOME EQUITY TRUST 2006-8**

By: X

Name:

Its:

  
ABIGAIL R. SPANN

Vice President Loan Documentation

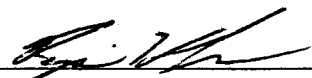
SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

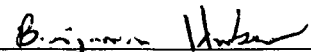
Witness:

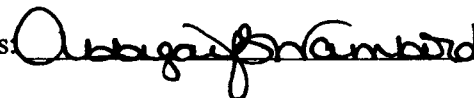
Name:

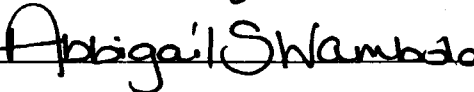
Witness:

Name:









PREPARED BY:  
BARRY CAROTHERS, ESQ.  
2516 SE WILLOUGHBY BOULEVARD  
STUART, FL 34994

RETURN TO:  
STEWART TITLE COMPANY  
601 CANYON DR, STE 100  
COPPELL, TX 75019

File Number: 0148933757B  
APN/PIN: 152S30-1000-027-023

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**SPECIAL WARRANTY DEED**

**This Special Warranty Deed** made between **DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR GSAA HOME EQUITY TRUST 2006-8**, whose address is **C/O WELLS FARGO BANK, N.A., 8480 STAGECOACH CIRCLE, FREDERICK, MD 21701**, Grantor, and **DONALD K. FLYNN, A SINGLE PERSON**, whose address is **1027 NEW MEXICO DRIVE, PENSACOLA, FL 32505**, Grantee:

(Whenever used herein the terms Grantor and Grantee include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

**Witnesseth**, that said Grantor, for and in consideration of the sum **\$19,900.00** and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt and sufficiency whereof is hereby acknowledged, has Granted, bargained, and sold to the said Grantee, and Grantee's successors, heirs and assigns forever, the following described land, situate, lying and being in **ESCAMBIA** County, Florida, to-wit:

**LOT 27, BLOCK 22, SECOND ADDITION MAYFAIR, A SUBDIVISION OF A PORTION OF SECTION 15, TOWNSHIP 2 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT RECORDED IN PLAT BOOK 4 AT PAGE 53, OF THE PUBLIC RECORDS OF SAID COUNTY.**

**SUBJECT TO:**

1. Taxes and assessments for the current calendar year and all subsequent years;
2. Zoning ordinances, restrictions, prohibitions and other requirements imposed by governmental authority;
3. Conditions, restrictions, reservations, limitations and easements of record, if any, but this reference shall not operate to reimpose same;

# 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: 11-5-2018

TAX ACCOUNT NO.: 05-5383-000

CERTIFICATE NO.: 2016-2688

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.

Donald K. Flynn  
1027 New Mexico Dr.  
Pensacola, FL 32505

Certified and delivered to Escambia County Tax Collector,  
this 13th day of August, 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.: 14559

August 8, 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 \$26,828.00. Tax ID 05-5383-000.

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.: 14559

August 8, 2018

**Lot 27, Block 22, Second Addition to Mayfair, as per plat thereof, recorded in Plat Book 4, Page 53, of the  
Public Records of Escambia County, Florida**

18-533

**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.: 14559

August 8, 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 08-08-1998, through 08-08-2018, and said search reveals the following:

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

Donald K. Flynn

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: 

August 8, 2018

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: 055383000 Certificate Number: 002688 of 2016**

Redemption	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Application Date	<input type="text" value="04/27/2018"/>	Interest Rate	<input type="text" value="18%"/>
Final Redemption Payment ESTIMATED				Redemption Overpayment ACTUAL	
		Auction Date	<input type="text" value="11/05/2018"/>	Redemption Date	<input type="text" value="09/11/2018"/>
Months		7		5	
Tax Collector		<input type="text" value="\$2,110.20"/>		<input type="text" value="\$2,110.20"/>	
Tax Collector Interest		\$221.57		\$158.27	
Tax Collector Fee		<input type="text" value="\$6.25"/>		<input type="text" value="\$6.25"/>	
Total Tax Collector		\$2,338.02		\$2,274.72	T.C.
Clerk Fee		<input type="text" value="\$130.00"/>		<input type="text" value="\$130.00"/>	
Sheriff Fee		<input type="text" value="\$120.00"/>		<input type="text" value="\$120.00"/>	
Legal Advertisement		<input type="text" value="\$200.00"/>		<input type="text" value="\$200.00"/>	
App. Fee Interest		\$47.25		\$33.75	
Total Clerk		\$497.25		\$483.75	C.H.
Postage		<input type="text" value="\$5.42"/>		<input type="text" value="\$0.00"/>	
Researcher Copies		<input type="text" value="\$3.00"/>		<input type="text" value="\$3.00"/>	
Total Redemption Amount		\$2,843.69		\$2,761.47	
		Repayment Overpayment Refund Amount		\$82.22	

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 002688**

**Redeemed Date 09/11/2018**

**Name DONALD K FLYNN 1207 NEW MEXICO DR PENSACOLA, FL 32505**

Clerk's Total = TAXDEED

~~\$497.25~~

Due Tax Collector = TAXDEED

~~\$2,338.02~~

Postage = TD2

~~\$5.42~~

ResearcherCopies = TD6

\$3.00

> \$2,438.47

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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**FINANCIAL SUMMARY**

No Information Available - See Dockets

File#: 18-533

**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  
 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: 055383000 Certificate Number: 002688 of 2016**

**Payor: DONALD K FLYNN 1207 NEW MEXICO DR PENSACOLA, FL 32505      Date 09/11/2018**

Clerk's Check #      1  
 Tax Collector Check #      1

Clerk's Total	\$497.25	\$2,438.47
Tax Collector's Total	\$2,338.02	
Postage	<del>\$5.42</del>	
Researcher Copies	\$3.00	
Total Received	<del>\$2,843.69</del>	
	\$2,441.47	

**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>**



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

September 18, 2018

TLOA OF FLORIDA LLC  
11 TALCOTT NOTCH RD  
FARMINGTON CT 06032

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 002688	\$450.00	\$33.75	\$483.75

**TOTAL \$483.75**

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

By:

Emily Hogg  
Tax Deed Division