

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 1800321

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
06-3687-000	2016/3345	06-01-2016	LT 7 BLK 14 WEST HIGHLANDS PB 1 P 74 OR 5875 P 442 OR 5955 P 442 OR 6328 P 1573 CA 148

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

**Tax Collector's Certification**

CTY-513

**Tax Deed Application Number**  
1800321

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

This is to certify that **TLOA OF FLORIDA LLC**, holder of **Tax Sale Certificate Number 2016 / 3345**, 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: **06-3687-000**

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

**Property Owner:**  
**FARMER JACKIE**  
**3901 W MORENO ST**  
**PENSACOLA, FL 32505**  
LT 7 BLK 14 WEST HIGHLANDS PB 1 P 74 OR 5875 P 442 OR  
5955 P 442 OR 6328 P 1573 CA 148

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
2016/3345	06-3687-000	06/01/2016	537.49	26.87	564.36

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
2017/3268	06-3687-000	06/01/2017	568.28	6.25	28.41	602.94

**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)

1,167.30  
0.00  
986.17  
200.00  
175.00  
  
2,528.47

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

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

6.25


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

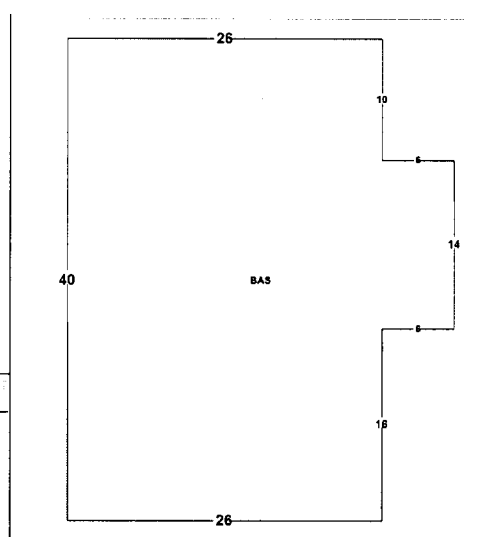
Date of Sale: November 5, 2018

By *Candice Lewis*

\*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.  
06-3687-000 2016

EXTERIOR WALL-VINYL SIDING  
FLOOR COVER-CARPET  
FOUNDATION-SLAB ON GRADE  
HEAT/AIR-CENTRAL H/AC  
INTERIOR WALL-DRYWALL-PLASTER  
NO. PLUMBING FIXTURES-3  
NO. STORIES-1  
ROOF COVER-COMPOSITION SHG  
ROOF FRAMING-HIP  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

 Areas - 1124 Total SF  
BASE AREA - 1124



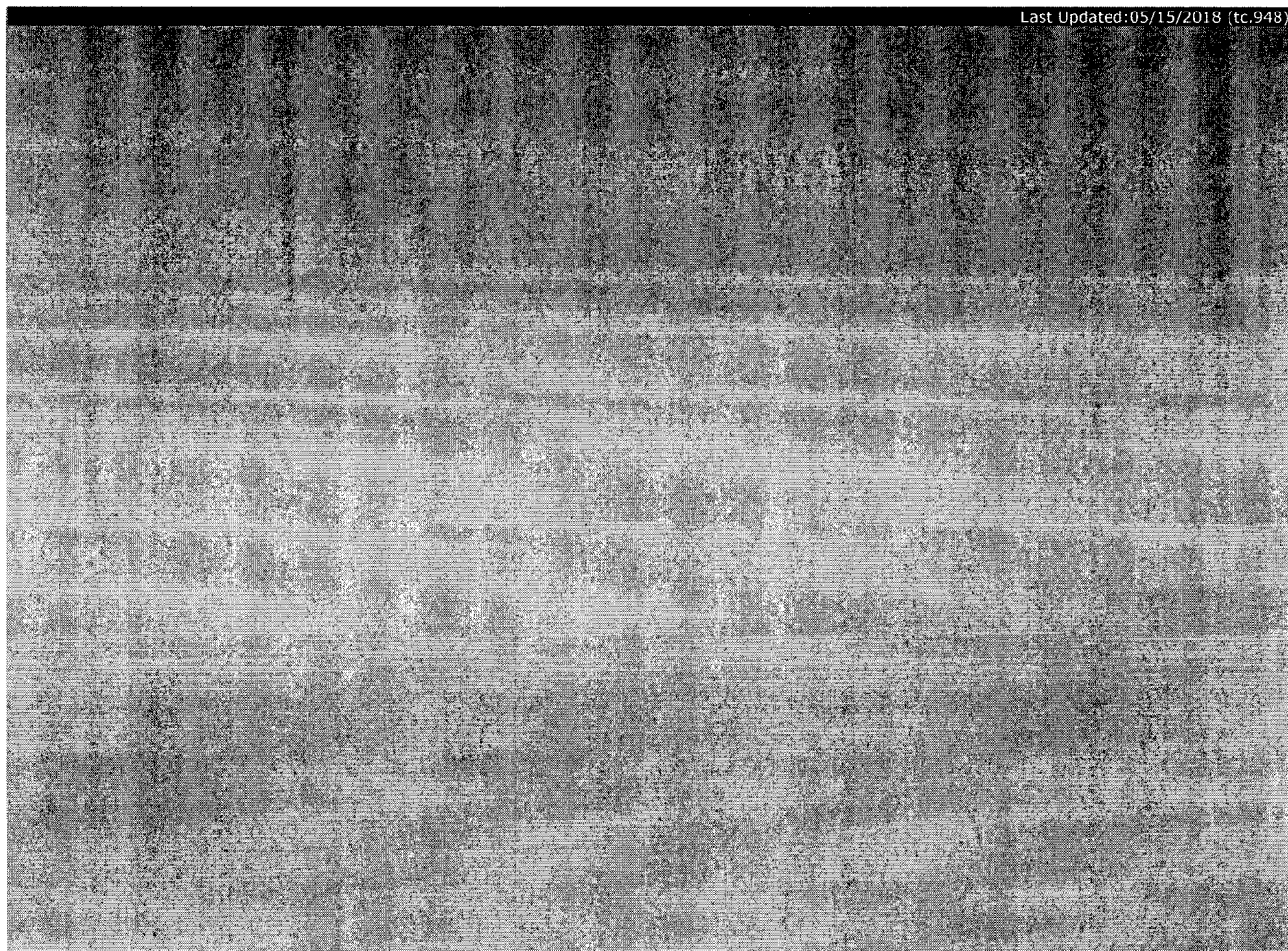
Images



5/12/17

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.948)





# 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:** 332S301300007014  
**Account:** 063687000  
**Owners:** FARMER JACKIE  
**Mail:** 3901 W MORENO ST  
 PENSACOLA, FL 32505  
**Situs:** 3901 W MORENO ST 32505  
**Use Code:** SINGLE FAMILY RESID   
**Taxing Authority:** COUNTY MSTU  
**Schools (Elem/Int/High):** OAKCREST/WARRINGTON/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	\$6,240	\$51,841	\$58,081	\$58,081
2016	\$6,240	\$50,774	\$57,014	\$50,130
2015	\$6,240	\$48,561	\$54,801	\$49,782

[Disclaimer](#)

[Amendment 1/Portability Calculations](#)

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

### Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
11/21/2017	7813	585	\$100	OT	<a href="#">View Instr</a>
04/04/2017	7690	1191	\$100	OT	<a href="#">View Instr</a>
05/13/2008	6328	1573	\$100	QC	<a href="#">View Instr</a>
04/2006	5955	442	\$100	QC	<a href="#">View Instr</a>
03/2006	5875	442	\$100	CJ	<a href="#">View Instr</a>
08/2000	4606	615	\$100	QC	<a href="#">View Instr</a>
03/1990	3423	439	\$100	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

None

### Legal Description

LT 7 BLK 14 WEST HIGHLANDS PB 1 P 74 OR 6328 P 1573 OR 7690 P 1191 CA 148

### Extra Features

METAL BUILDING

### Parcel Information

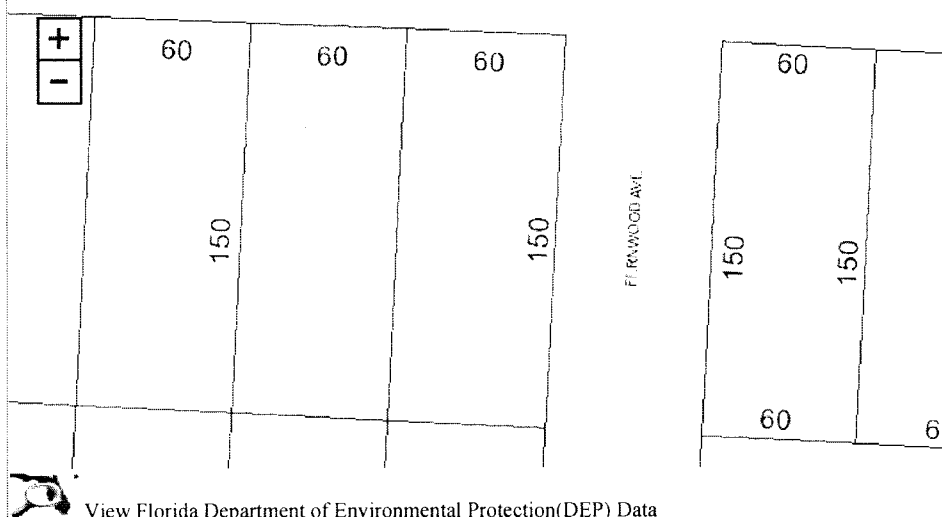
[Launch Interactive Map](#)

**Section Map Id:**  
CA148

**Approx. Acreage:**  
0.2117

**Zoned:**   
MDR

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



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

### Buildings

Address: 3901 W MORENO ST, Year Built: 2003, Effective Year: 2003

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

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: 063687000 Certificate Number: 003345 of 2016**

Redemption ☐ Yes ☒ No      Application Date       Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="11/05/2018"/>	Redemption Date <input type="text" value="05/22/2018"/>
Months	7	1
Tax Collector	<input type="text" value="\$2,528.47"/>	<input type="text" value="\$2,528.47"/>
Tax Collector Interest	\$265.49	\$37.93
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$2,800.21	<input type="text" value="\$2,572.65"/> <i>ITC</i>
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	\$6.75
Total Clerk	\$497.25	<input type="text" value="\$456.75"/> <i>CH</i>
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$60.00"/>
Researcher Copies	<input type="text" value="\$40.00"/>	<input type="text" value="\$40.00"/>
Total Redemption Amount	\$3,397.46	\$3,129.40
	Repayment Overpayment Refund Amount	\$268.06

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 003345**

**Redeemed Date 05/22/2018**

**Name SOUTHTRUST LAW & TITLE INC 1184 EGLIN PARKWAY SHALIMAR FL 32579**

Clerk's Total = TAXDEED	\$497.25
Due Tax Collector = TAXDEED	\$2,800.21 <b>2709.40</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

18-536

**PAM CHILDERS**  
 CLERK OF THE CIRCUIT COURT  
 ARCHIVES AND RECORDS  
 CHILDSUPPORT  
 CIRCUIT CIVIL  
 CIRCUIT CRIMINAL  
 COUNTY CIVIL  
 COUNTY CRIMINAL  
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**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

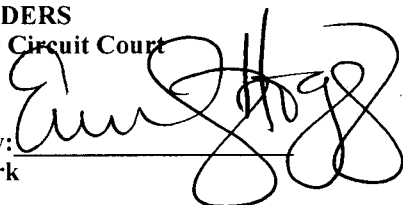
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT**  
**Tax Certificate Redeemed From Sale**  
**Account: 063687000 Certificate Number: 003345 of 2016**

**Payor: SOUTHTRUST LAW & TITLE INC 1184 EGLIN PARKWAY SHALIMAR FL 32579      Date**  
**05/22/2018**

Clerk's Check #	87353	Clerk's Total	<del>\$497.25</del>
Tax Collector Check #	1	Tax Collector's Total	\$2,800.21
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	<del>\$3,397.46</del>

2709.40

**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 •

May 30, 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 003345	\$450.00	\$6.75	\$456.75
2016 TD 004489	\$450.00	\$6.75	\$456.75

**TOTAL \$913.50**

Very truly yours,

PAM CHILDERS  
Clerk of Circuit Court

By:

  
Emily Hogg  
Tax Deed Division



## RESIDENTIAL SALES ABUTTING ROADWAY MAINTENANCE DISCLOSURE

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

Name of Roadway: Moreno Street W.

Legal Address of Property: 3901 W. Moreno Street, Pensacola, FL 32505

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

This form completed by: Southtrust Law & Title, Inc.

Name 1184 Eglin Parkway  
Address Shalimar, FL 32579  
City, State, Zip Code

### AS TO SELLER(S):

Seller's Name: \_\_\_\_\_

Witness' Name: \_\_\_\_\_

Seller's Name: \_\_\_\_\_

Witness' Name: \_\_\_\_\_

### AS TO BUYER(S):

Buyer's Name: \_\_\_\_\_

Witness' Name: \_\_\_\_\_

Buyer's Name: \_\_\_\_\_

Witness' Name: \_\_\_\_\_

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

Signed, sealed and delivered in our presence:

① [Signature]  
Witness Name: SUZIE HAMRICK

② [Signature]  
Witness Name: MARY POWELL

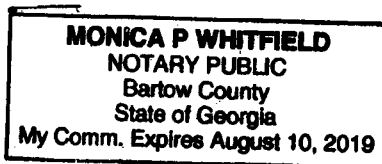
[Signature]  
Jackie Farmer Brown

State of Georgia

County of Bartow

The foregoing instrument was acknowledged before me this 1st day of May, 2018 by Jackie Farmer Brown, who ☐ is personally known or ☒ has produced a driver's license as identification.

[Notary Seal]



[Signature]  
Notary Public

Printed Name: Monica P. Whitfield

My Commission Expires: 08/10/19

27.00  
255.50  
282.50

Prepared by and return to:  
Steven W. Copus  
Attorney at Law  
Southtrust Law & Title, Inc.  
1184 Egtin Pkwy  
Shalimar, FL 32579  
850-609-1400  
File Number: 17-0042  
Will Call No.:

[Space Above This Line For Recording Data]

## Warranty Deed

**This Warranty Deed** made this 1st day of May, 2018, between Jackie Farmer Brown, as to her separate and non-homestead property, whose post office address is 4953 Country Lane SE, Acworth, GA 30102, grantor, and Rashida Parupia whose post office address is 14111 Colonial Spring Way, Orlando, FL 32826, 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 of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Escambia County, Florida to-wit:

Lot 7, Block 14 of West Highlands, according to the map or plat thereof as recorded in Plat Book 1, Page 74, Public Records of Escambia County, Florida.

Parcel Identification Number: 332S301300007014

Subject to taxes for 2018 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property.

**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**To Have and to Hold**, the same in fee simple forever.

**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2017.

**In Witness Whereof**, grantor has hereunto set grantor's hand and seal the day and year first above written.

# SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsgrt@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.: 06-3687-000

CERTIFICATE NO.: 2016-3345

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

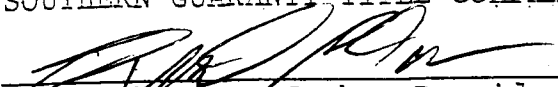
      X   Notify Escambia County, 190 Governmental Center, 32502

      X   Homestead for        tax year.

Rashida Parupia  
14111 Colonial Spring Way  
Orlando, FL 32826  
and  
3901 W. Moreno St.  
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.: 14562

August 8, 2018

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

1. All Taxes Paid. The assessed value is \$58,081.00. Tax ID 06-3687-000.

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.: 14562

August 8, 2018

**Lot 7, Block 14, West Highlands, as per plat thereof, recorded in Plat Book 1, Page 74, of the Public Records of Escambia County, Florida**

**Southern Guaranty Title Company**

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

18-536

Redeemed

**PROPERTY INFORMATION REPORT**

File No.: 14562

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:

Rashida Parupia

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

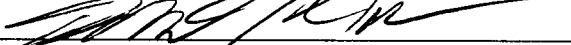
4. Taxes:

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