

Tax Collector's Certification

Tax Deed Application Number
1800129

Date of Tax Deed Application
Apr 25, 2018

This is to certify that **MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II, LLC**, holder of **Tax Sale Certificate Number 2016 / 3940**, 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: **07-4249-000**

Cert Holder:
MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II, LLC
PO BOX 54900
NEW ORLEANS, LA 70154

Property Owner:
SALVI JOSEPH
591 TELEGRAPH CANYON RD # 577
CHULA VISTA, CA 91910
LT 10 BLK 7 1ST ADDN TO CORRY HTS PB 2 P 64 OR 726 8 P 1371 LESS W
10 FT CA 182

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
2016/3940	07-4249-000	06/01/2016	1,018.73	50.94	1,069.67
2017/3852	07-4249-000	06/01/2017	1,080.82	54.04	1,134.86

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	2,204.53
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	996.06
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)	3,575.59

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	12.50
19. Total Amount to Redeem	

Done this the 26th day of April, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: August 6, 2018

By *Jennifer M. Cassidy*

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

07-4249-000 2016

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800129

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II, LLC
PO BOX 54900
NEW ORLEANS, LA 70154,

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

Account Number	Certificate No.	Date	Legal Description
07-4249-000	2016/3940	06-01-2016	LT 10 BLK 7 1ST ADDN TO CORRY HTS PB 2 P 64 OR 726 8 P 1371 LESS W 10 FT CA 182

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
MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II,
LLC
PO BOX 54900
NEW ORLEANS, LA 70154

04-25-2018
Application Date

Applicant's signature



Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

Amendment 1/Portability Calculations

[Back](#)

← Navigate Mode Account Reference →

[Printer Friendly Version](#)

General Information	
Reference:	372S309001100007
Account:	074249000
Owners:	SALVI JOSEPH
Mail:	591 TELEGRAPH CANYON RD # 577 CHULA VISTA, CA 91910
Situs:	17 KENNINGTON DR 32507
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	COUNTY MSTU
Schools (Elem/Int/High):	NAVY POINT/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	\$7,000	\$51,752	\$58,752	\$58,752
2016	\$7,000	\$50,116	\$57,116	\$57,116
2015	\$7,000	\$47,394	\$54,394	\$54,394
Disclaimer				
Amendment 1/Portability Calculations				
File for New Homestead Exemption Online				

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
12/02/2014	7268	1371	\$23,500	WD	View Instr
12/2005	5811	50	\$100	OJ	View Instr
07/1975	914	315	\$100	OT	View Instr
07/1975	914	316	\$100	WD	View Instr
01/1971	568	786	\$13,700	WD	View Instr
01/1968	405	479	\$13,800	WD	View Instr
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					

2017 Certified Roll Exemptions
None
Legal Description
LT 10 BLK 7 1ST ADDN TO CORRY HTS PB 2 P 64 OR 7268 P 1371 LESS W 10 FT CA 182
Extra Features
None

Parcel Information

Section Map Id:
CA182

Approx. Acreage:
0.1499

Zoned:
MDR

Evacuation & Flood Information
[Open Report](#)

[Launch Interactive Map](#)


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

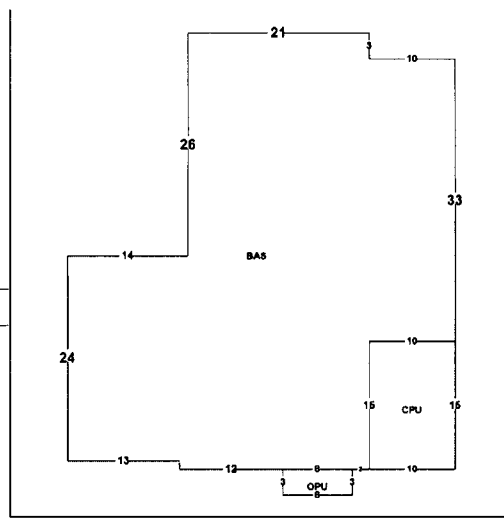
Buildings

Address: 17 KENNINGTON DR, Year Built: 1948, Effective Year: 1948

Structural Elements
 DECORATIVE MILL WORK-AVERAGE
 DWELLING UNITS :
 EXTERIOR WALL-ASBESTOS SIDING

EXTERIOR WALL-SIDING-SHT.AVG.
FLOOR COVER-HARDWOOD/PARQET
FOUNDATION-WOOD/SUB FLOOR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-6
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

 Areas - 1912 Total SF
BASE AREA - 1738
CARPORT UNF - 150
OPEN PORCH UNF - 24



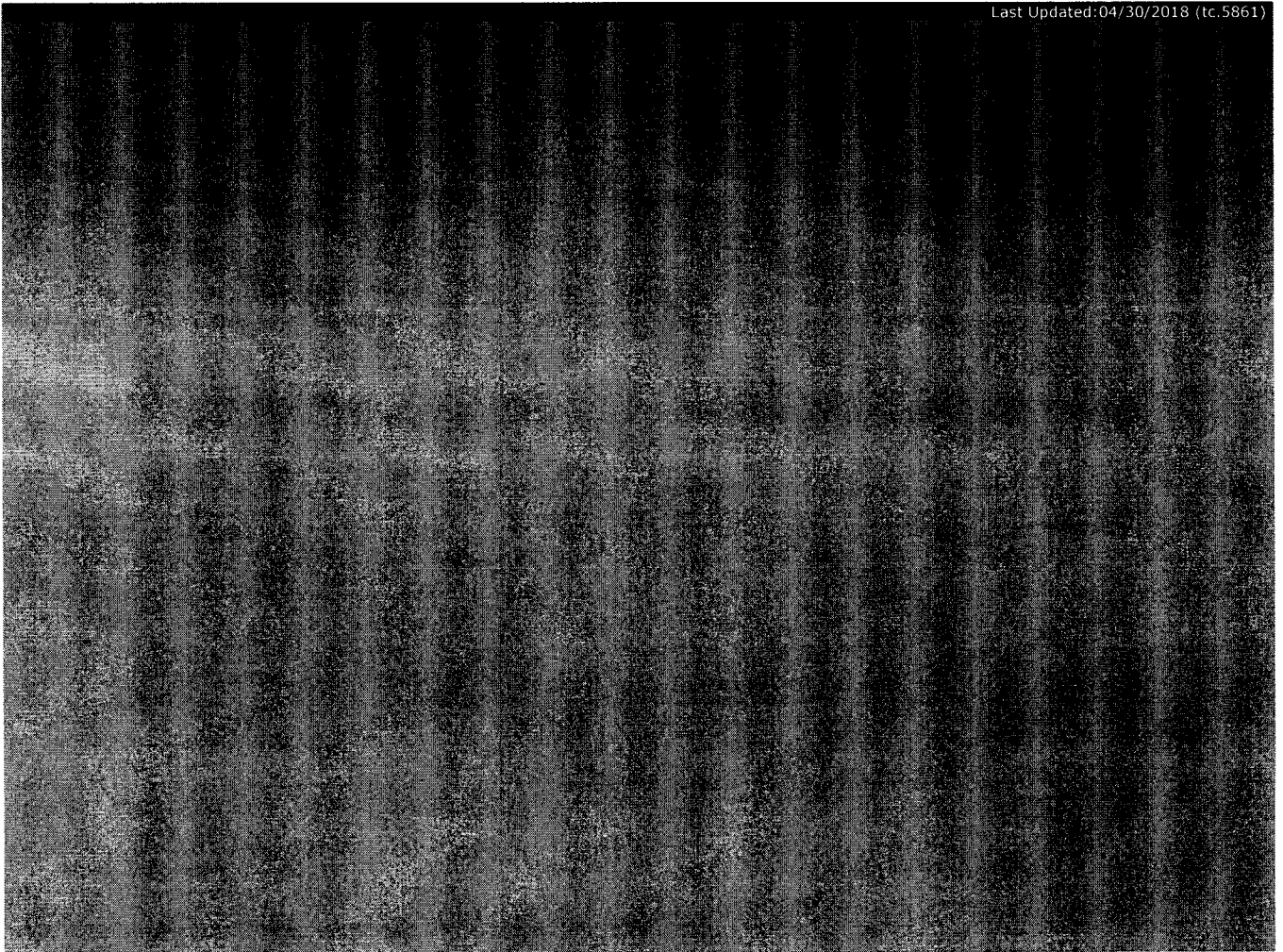
Images



2/24/15

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:04/30/2018 (tc.5861)



PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
 FAMILY LAW
 JURY ASSEMBLY
 JUVENILE
 MENTAL HEALTH
 MIS
 OPERATIONAL SERVICES
 PROBATE
 TRAFFIC



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

CLERK TO THE BOARD OF
 COUNTY COMMISSIONERS
 OFFICIAL RECORDS
 COUNTY TREASURY
 AUDITOR

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 074249000 Certificate Number: 003940 of 2016

Payor: JOSEPH SALVI 591 TELEGRAPH CANYON RD # 577 CHULA VISTA, CA 91910 Date
 05/24/2018

Clerk's Check #	1	Clerk's Total	\$477/00
Tax Collector Check #	1	Tax Collector's Total	\$3,802.63
		Postage	\$60.00
		Researcher Copies	\$40.00
		Total Received	\$4,379.63

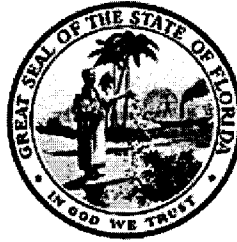
\$3778.47

PAM CHILDERS
 Clerk of the Circuit Court

Received By: _____
 Deputy Clerk

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

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
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BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

CLERK TO THE BOARD OF
 COUNTY COMMISSIONERS
 OFFICIAL RECORDS
 COUNTY TREASURY
 AUDITOR

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

Case # 2016 TD 003940
Redeemed Date 05/24/2018

Name JOSEPH SALVI 591 TELEGRAPH CANYON RD # 577 CHULA VISTA, CA 91910

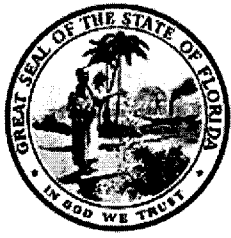
Clerk's Total = TAXDEED	\$477.00	
Due Tax Collector = TAXDEED	\$3,802.63	\$3778.47
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$40.00	

• 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
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
Account: 074249000 Certificate Number: 003940 of 2016

Redemption Yes No
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="08/06/2018"/>	Redemption Date <input type="text" value="05/24/2018"/>
Months	4	1
Tax Collector	<input type="text" value="\$3,575.59"/>	<input type="text" value="\$3,575.59"/>
Tax Collector Interest	\$214.54	\$53.63
Tax Collector Fee	<input type="text" value="\$12.50"/>	<input type="text" value="\$12.50"/>
Total Tax Collector	\$3,802.63	<input type="text" value="\$3,641.72"/> <i>TC</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	\$27.00	\$6.75
Total Clerk	\$477.00	<input type="text" value="\$456.75"/> <i>CH</i>
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	\$4,379.63	\$4,098.47
	Repayment Overpayment Refund Amount	\$281.16

Notes



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

MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II LLC
PO BOX 54900
NEW ORLEANS LA 70154

Dear Certificate Holder:

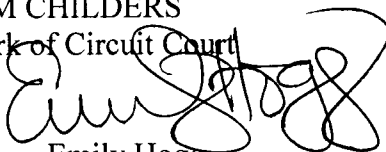
The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property redeemed prior to sale; therefore your application fees are now refundable.

TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 000588	\$450.00	\$6.75	\$456.75
2016 TD 007149	\$450.00	\$6.75	\$456.75
2016 TD 001370	\$450.00	\$6.75	\$456.75
2016 TD 004007	\$450.00	\$6.75	\$456.75
2016 TD 000021	\$450.00	\$6.75	\$456.75
2016 TD 003940	\$450.00	\$6.75	\$456.75
2016 TD 006005	\$450.00	\$6.75	\$456.75

TOTAL \$3,197.25

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By: 
Emily Hogg
Tax Deed Division

Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

18-291

Redamed

PROPERTY INFORMATION REPORT

File No.: 14290

May 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 05-10-1998, through 05-01-2018, and said search reveals the following:

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

Joseph Salvi

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: 

May 4, 2018

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14290

May 4, 2018

**Lot 10, Block 7, First Addition to Corry Heights, as per plat thereof, recorded in Plat Book 2, Page 64,
O.R. Book 7268, page 1371, less west 10 feet, of the Public Records of Escambia County, Florida**

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14290

May 4, 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 \$58,752.00. Tax ID 07-4249-000.

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.

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: 8-6-2018

TAX ACCOUNT NO.: 07-4249-000

CERTIFICATE NO.: 2016-3940

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

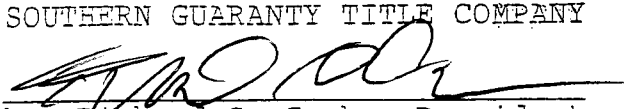
 X Notify Escambia County, 190 Governmental Center, 32502

 X Homestead for tax year.

Joseph Salvi
591 Telegraph Canyon Rd. #577
Chula Vista, CA 91910
and
17 Kennington Dr.
Pensacola, FL 32507

Certified and delivered to Escambia County Tax Collector,
this 4th day of May, 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.

Prepared by and Return to:
Darlene Barrett
MTI Title Insurance Agency, Inc.
3690 Gulf Breeze Parkway
Gulf Breeze, FL 32563

-Incidental to the issuance of title insurance

Property Appraiser's Parcel ID #074249000
File- MFL-2207446
Consideration Amount \$23,500.00

WARRANTY DEED

This Indenture, Made this **December 3, 2014**, between **Chip Post Foreman, A single man**, whose post office address is: 271 17th Street NW, Suite 1900-Atlanta, GA 30363 hereinafter called the "Grantor", and, **Joseph Salvi, A Single man**, whose post office address is: 591 Telegraph Canyon Road, #577-Chula Vista, CA 91910, hereinafter called the "Grantee":

Witnesseth: That said Grantor, for and in consideration of the sum of Ten (\$10.00) Dollars and other valuable consideration, 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, FL, and being further described as follows:

Lot 10, Block 7, First Addition to Corry Heights, a subdivision according to plat recorded in Plat Book 2, at Page 64, of the Public Records of Escambia County, Florida. LESS the Westerly 10 feet of said Lot 10, being that portion of said Lot, 10 feet in width lying parallel to an adjoining the Westerly boundary line of said Block 7.

Property Address: 17 Kennington Drive, Pensacola, FL 32507

Property is the homestead of the grantor(s)
 Said property is not the homestead of the grantor under the laws and constitution of the State of Florida in that neither grantor nor any member or the household of grantor resides thereon.

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

**"Grantor" and "grantee" are used for singular or plural, as context requires.

Subject to easements, restrictions, and covenants of record, and real property taxes for the current year which are prorated.

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

Chip Foreman By: Melodie Leigh Tilley, Attorney
Chip Post Foreman
By: Melodie Leigh Tilley, Attorney in Fact Tilley

Asia Larkin
Witness #1 Signature

Merrin Beth Gore
Witness #2 Signature

Asia Larkin
Witness #1 Print Name

Merrin Beth Gore
Witness #2 Print Name

State of Georgia : County of Fulton

The foregoing instrument was acknowledged by me this December 2, 2014 by: Melodie Leigh Tilley, Attorney in Fact for Chip Post Foreman who is/are personally known by me or who has/ produced: a valid driver's license as identification and who did not take an oath.

Merrin Beth Gore
Notary Public

Commission Expires: 3/24/2015

