

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800135

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
08-3982-000	2016/4331	06-01-2016	LT 36 BLK 13 LAKEWOOD PB 2 P 30/30A OR 7043 P 1438 CA 196

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

18-297

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1800135

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 / 4331**, 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: **08-3982-000**

Cert Holder:

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

Property Owner:

BALLARD ALLEN D
117 RUBERIA DR
PENSACOLA, FL 32507
LT 36 BLK 13 LAKEWOOD PB 2 P 30/30A OR 7043 P 1438 CA 196

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
2016/4331	08-3982-000	06/01/2016	952.13	47.61	999.74
2017/4252	08-3982-000	06/01/2017	975.05	48.75	1,023.80

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

2,023.54

2. Total of Delinquent Taxes Paid by Tax Deed Applicant

0.00

3. Total of Current Taxes Paid by Tax Deed Applicant

892.54

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)

3,291.08

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

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

08-3982-000 2016



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:	592S301000360013
Account:	083982000
Owners:	BALLARD ALLEN D
Mail:	117 RUBERIA DR PENSACOLA, FL 32507
Situs:	117 RUBERIA DR 32507
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	COUNTY MSTU
Schools (Elem/Int/High):	WARRINGTON/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	\$8,000	\$43,736	\$51,736	\$51,736
2016	\$8,000	\$42,501	\$50,501	\$50,501
2015	\$8,000	\$42,296	\$50,296	\$50,296

[Disclaimer](#)
[Amendment 1/Portability Calculations](#)

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

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
07/08/2013	7043	1438	\$35,000	QC	View Instr
01/23/2012	6811	228	\$100	CJ	View Instr
01/17/2012	6808	912	\$100	OT	View Instr
08/1997	4278	1860	\$100	QC	View Instr
08/1997	4164	708	\$100	QC	View Instr
10/1983	1851	136	\$100	OT	View Instr
10/1983	1851	135	\$10,200	QC	View Instr
01/1905	1107	77	\$100	QC	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 36 BLK 13 LAKEWOOD PB 2 P 30/30A OR
7043 P 1438 CA 196

Extra Features

FRAME BUILDING
UTILITY BLDG

Parcel Information

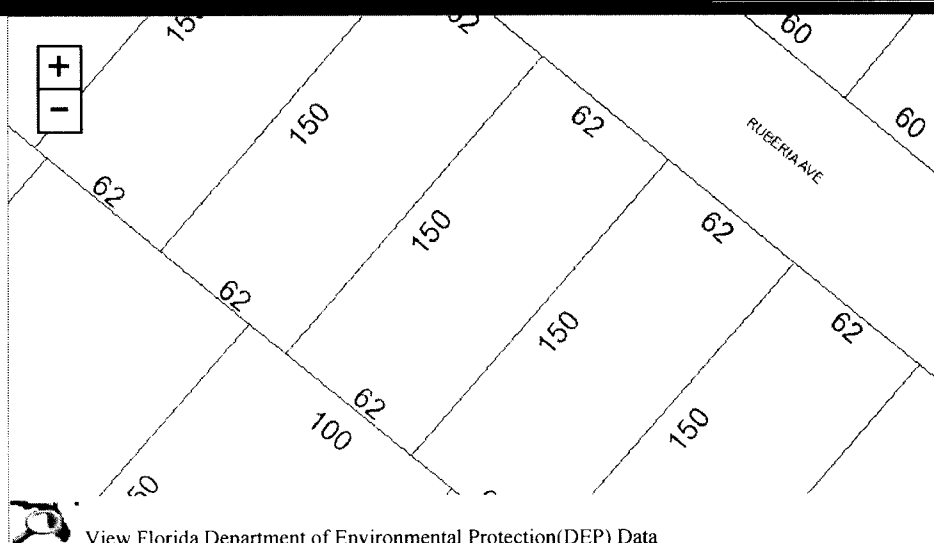
[Launch Interactive Map](#)

Section Map Id:
CA196

Approx. Acreage:
0.2136

Zoned:
MDR

Evacuation & Flood Information
[Open Report](#)



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


Buildings

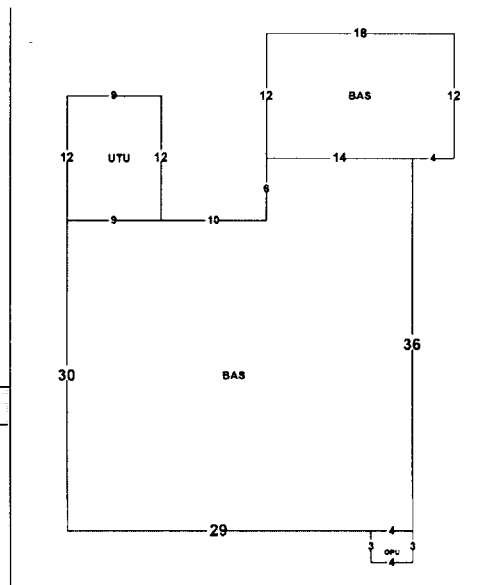
Address: 117 RUBERIA DR, Year Built: 1949, Effective Year: 1949

Structural Elements

DECOR/MILLWORK-AVERAGE

DWELLING UNITS-1
EXTERIOR WALL-ASBESTOS SIDING
FLOOR COVER-HARDWOOD/PARQET
FOUNDATION-WOOD/SUB FLOOR
HEAT/AIR-WALL/FLOOR FURN
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 - 1410 Total SF
BASE AREA - 1290
OPEN PORCH UNF - 12
UTILITY UNF - 108

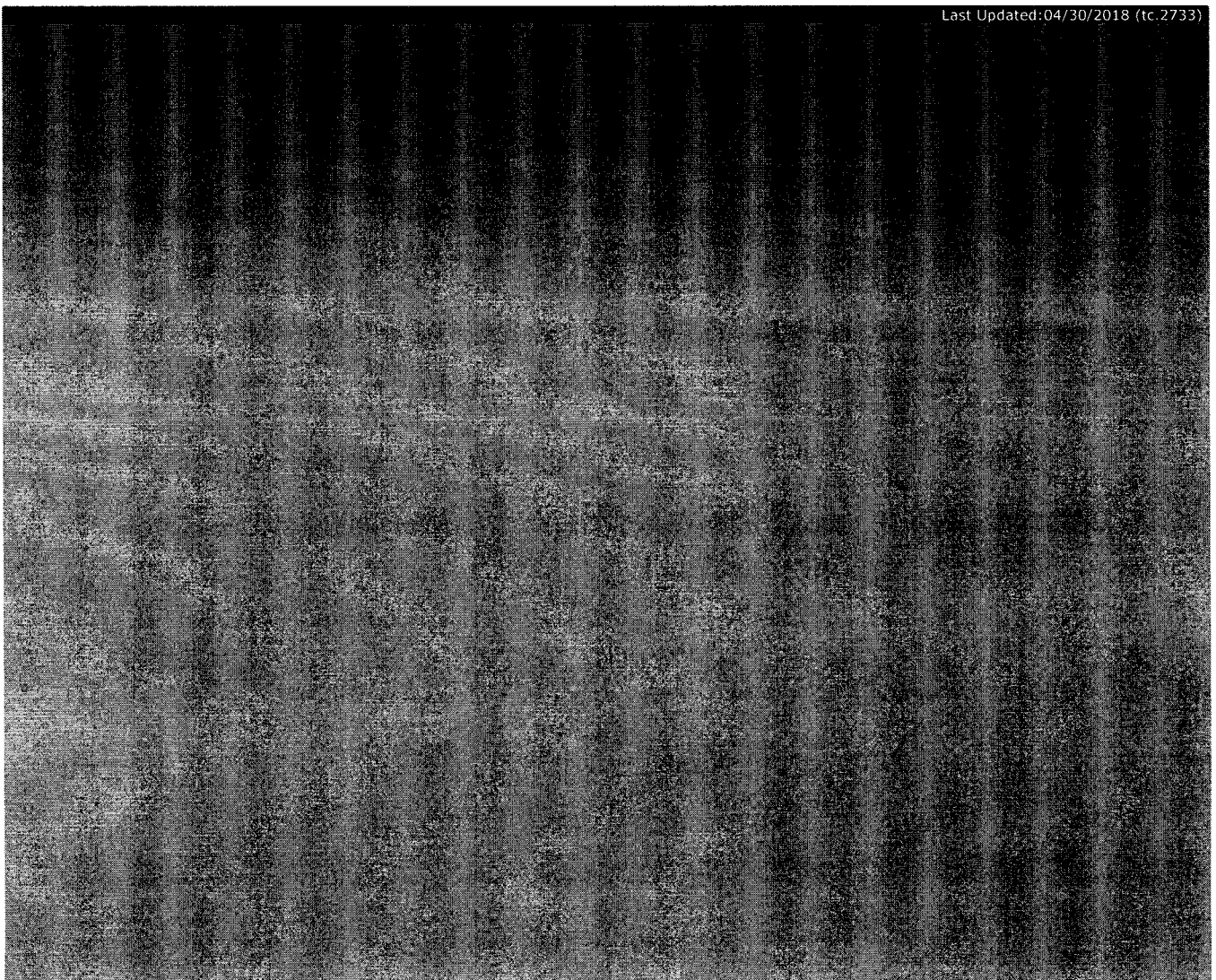


Images

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:04/30/2018 (tc.2733)



IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

PAM CHILDERS
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

STATE OF FLORIDA

2016 APR 12 P 1:46

VS

COUNTY CRIMINAL CASE NO: 2016 CO 001561 A
FILED & RECORDED

ALLEN DEAN BALLARD
117 RUBERIA ST
PENSACOLA, FL 32507

DIVISION: II
DATE OF BIRTH: 09/07/1965

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On APRIL 7, 2016, an order assessing fines, costs, and additional charges was entered against the Defendant, ALLEN DEAN BALLARD. Defendant has failed to make payment in full in accordance with this order. Therefore,


IT IS ADJUDGED that the Escambia County Clerk of the Circuit Court, 190 W GOVERNMENT ST, PENSACOLA, FLORIDA 32502 recover from Defendant those remaining unpaid fines, costs and additional charges in the amount of \$70.00, 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 currently owned and after acquired property, both real and personal, of the defendant.

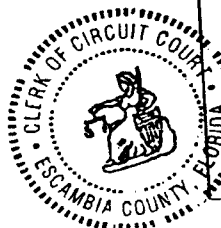
FOR WHICH LET EXECUTION ISSUE.

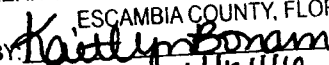
DONE AND ORDERED in open court/chambers in Pensacola, Escambia County, Florida, this

11 day of April 2016


COUNTY JUDGE

Copy to: DEFENDANT



CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
BY:  D.C.
DATE: 4/14/16

specified in the notice, Lender at its option may require immediate payment in full of all sums secured by this Security Instrument without further demand and may foreclose this Security Instrument by judicial proceeding. Lender shall be entitled to collect all expenses incurred in pursuing the remedies provided in this Section 21, including, but not limited to, reasonable attorneys' fees and costs of title evidence.

22. **Release.** Upon payment of all sums secured by this Security Instrument, Lender shall release this Security Instrument. Borrower shall pay any recordation costs. Lender may charge Borrower a fee for releasing this Security Instrument, but only if the fee is paid to a third party for services rendered and the charging of the fee is permitted under Applicable Law.

23. **Attorneys' Fees.** As used in this Security Instrument and the Promissory Note, attorneys' fees shall include those awarded by an appellate court and any attorneys' fees incurred in a bankruptcy proceeding.

24. **Jury Trial Waiver.** The Borrower hereby waives any right to a trial by jury in any action, proceeding, claim, or counterclaim, whether in contract or tort, at law or in equity, arising out of or in any way related to this Security Instrument or the Promissory Note.

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any Rider executed by Borrower and recorded with it.

Signed, sealed and delivered in the presence of:

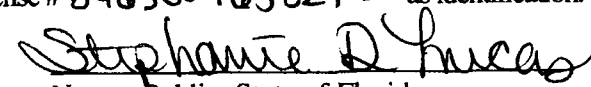

MICHAEL J. STEBBINS, Witness


Allen Dean Ballard – Borrower

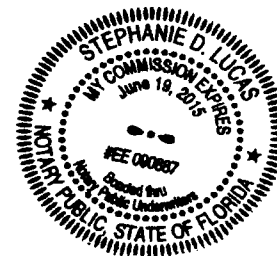

STEPHANIE D. LUCAS, Witness

STATE OF FLORIDA
COUNTY OF ESCAMBIA

8th
The foregoing instrument was acknowledged before me this 1st day of July 2013 by Allen Dean Ballard, who has produced Florida Driver's License # B463004653270 as identification.


Notary Public, State of Florida
Printed Name: Stephanie D. Lucas

Prepared by:
Michael J. Stebbins
Michael J. Stebbins, P.L.
504 North Baylen Street
Pensacola, FL 32501
850-434-9922
850-432-2028 (fax)



TRANSFER OF RIGHTS IN THE PROPERTY

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Promissory Note; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Promissory Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender, the following described property located in the County of Escambia:

Lot 36, Block 13, Lakewood subdivision, as recorded in Plat Book 2, at page 30 and 30A through 30E of the public records of Escambia County Florida.

which currently has the address of 117 Ruberia Avenue, Pensacola, Florida 32507 ("Property Address"):

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal, Interest, if any, Escrow Items, Prepayment Charges, and Late Charges. Borrower shall pay when due the principal of, and interest, if any, on, the debt evidenced by the Promissory Note and any prepayment charges and late charges due under the Promissory Note. Payments due under the Promissory Note and this Security Instrument shall be made in U.S. currency. However, if any check or other instrument received by Lender as payment under the Promissory Note or this Security Instrument is returned to Lender unpaid, Lender may require that any or all subsequent payments due under the Promissory Note and this Security Instrument be made in one or more of the following forms, as selected by Lender: (a) cash; (b) money order; (c) certified check, bank check, treasurer's check or cashier's check, provided any such check is drawn upon an institution whose deposits are insured by a federal agency, instrumentality, or entity; or (d) Electronic Funds Transfer.

Payments are deemed received by Lender when received at the location designated in the Promissory Note or at such other location as may be designated by Lender in accordance with the notice provisions in Section 14. Lender may return any payment or partial payment if the

(G) **"Applicable Law"** means all controlling applicable federal, state and local statutes, regulations, ordinances and administrative rules and orders (that have the effect of law) as well as all applicable final, non-appealable judicial opinions.

(H) **"Electronic Funds Transfer"** means any transfer of funds, other than a transaction originated by check, draft, or similar paper instrument, which is initiated through an electronic terminal, telephonic instrument, computer, or magnetic tape so as to order, instruct, or authorize a financial institution to debit or credit an account. Such term includes, but is not limited to, point-of-sale transfers, automated teller machine transactions, transfers initiated by telephone, wire transfers, and automated clearinghouse transfers.

(I) **"Miscellaneous Proceeds"** means any compensation, settlement, award of damages, or proceeds paid by any third party (other than insurance proceeds paid under the coverages described in Section 4 for: (i) damage to, or destruction of, the Property; (ii) condemnation or other taking of all or any part of the Property; (iii) conveyance in lieu of condemnation; or (iv) misrepresentations of, or omissions as to, the value and/or condition of the Property.

(J) **"Mortgage Insurance"** means insurance protecting Lender against the nonpayment of, or default on, the Loan.

(K) **"Periodic Payment"** means the regularly scheduled amount due for (i) principal and interest, if any, under the Promissory Note.

(L) **"RESPA"** means the Real Estate Settlement Procedures Act (12 U.S.C. §2601 et seq.) and its implementing regulation, Regulation X (24 C.F.R. Part 3500), as they might be amended from time to time, or any additional or successor legislation or regulation that governs the same subject matter. As used in this Security Instrument, "RESPA" refers to all requirements and restrictions that are imposed in regard to a "federally related mortgage loan" even if the Loan does not qualify as a "federally related mortgage loan" under RESPA.

(L) **"Successor in Interest, if any, of Borrower"** means any party that has taken title to the Property, whether or not that party has assumed Borrower's obligations under the Promissory Note and/or this Security Instrument.

THIS PORTION OF THE PAGE IS PURPOSELY LEFTY BLANK

_____[Space Above This Line For Recording Data]_____

MORTGAGE

DEFINITIONS

Words used in multiple sections of this document are defined below and other words are defined in Sections 10, 12, 17, 19 and 20. Certain rules regarding the usage of words used in this document are also provided in Section 15.

- (A) **"Security Instrument"** means this document, which is dated July 1, 2013.
- (B) **"Borrower"** is Allen Dean Ballard. Borrower is the mortgagor under this Security Instrument.
- (C) **"Lender"** is Sandra M. Palmer. Lender's address is 403 Cherokee Trail, Pensacola, Florida 32507. Lender is the mortgagee under this Security Instrument.
- (D) **"Promissory Note"** means the Promissory Note signed by Borrower and dated July 1, 2013. The Promissory Note states that Borrower owes Lender **Thirty-Five Thousand (\$35,000.00) Dollars** and no interest. Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than July 1, 2020.
- (E) **"Property"** means the property that is described below under the heading "Transfer of Rights in the Property."
- (F) **"Loan"** means the debt evidenced by the Promissory Note, plus interest, if any, any prepayment charges and late charges due under the Promissory Note, and all sums due under this Security Instrument, plus interest, if any.

against each person individually or against all of us together. This means that any one of us may be required to pay all of the amounts owed under this Note.

9. WAIVERS

The Borrower and any other person who has obligations under this Note waive the rights of presentment and notice of dishonor. "Presentment" means the right to require the Note Holder to demand payment of amounts due. "Notice of dishonor" means the right to require the Note Holder to give notice to other persons that amounts due have not been paid.

10. UNIFORM SECURED NOTE

This Note is a uniform instrument with limited variations in some jurisdictions. In addition to the protections given to the Note Holder under this Note, a Mortgage, Deed of Trust or Security Deed (the "Security Instrument"), dated the same date as this Note, protects the Note Holder from possible losses which might result if I do not keep the promises which I make in this Note. That Security Instrument describes how and under what conditions the Borrower may be required to make immediate payment in full of all amounts the Borrower owes under this Note. Some of those conditions are described as follows:

- a. If all or any part of the Property or any Interest in the Property is sold or transferred (or if Borrower is not a natural person and a beneficial interest in Borrower is sold or transferred) without Lender's or Note Holder's prior written consent, Lender or Note Holder may require immediate payment in full of all sums secured by this Security Instrument. However, this option shall not be exercised by Lender or Note Holder if such exercise is prohibited by federal law.
- b. If Lender or Note Holder exercises this option, Lender or Note Holder shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is given in accordance with Section 7 within which Borrower must pay all sums secured by this Security Instrument. If Borrower fails to pay these sums prior to the expiration of this period, Lender or Note Holder may invoke any remedies permitted by this Security Instrument without further notice or demand on Borrower.

11. DOCUMENTARY TAX

The state documentary tax due on this Note has been paid on the mortgage securing this indebtedness.

Signed, sealed and delivered in the presence of:


MICHAEL J. STEBBINS, Witness


Allen Dean Ballard - Borrower


STEPHANIE D. LUCAS, Witness

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 8th day of July 2013 by Allen Dean Ballard, who has produced Florida Driver's License # B463004653270 as identification.


Notary Public, State of Florida
Printed Name: Stephanie D. Lucas

Prepared by:
Michael J. Stebbins
Michael J. Stebbins, P.L.
504 North Baylen Street
Pensacola, FL 32501
850-434-9922
850-432-2028 (fax)



4. BORROWER'S RIGHT TO PREPAY

The Borrower has the right to make payments of principal at any time before they are due. A payment of principal only is known as a "prepayment." When the Borrower makes a prepayment, the Borrower will tell the Note Holder in writing that the Borrower is doing so. The Borrower may not designate a payment as a prepayment if the Borrower has not made all the monthly payments due under the Note.

The Borrower may make a full prepayment or partial prepayments without paying a prepayment charge. The Note Holder will use my prepayments to reduce the amount of principal that the Borrower owes under this Note. However, the Note Holder may apply the Borrower's prepayment to the accrued and unpaid interest, if any, on the prepayment amount, before applying the Borrower's prepayment to reduce the principal amount of the Note. If the Borrower makes a partial prepayment, there will be no changes in the due date or in the amount of my monthly payment unless the Note Holder agrees in writing to those changes.

5. LOAN CHARGES

If a law, which applies to this loan and which sets maximum loan charges, is finally interpreted so that the interest or other loan charges collected or to be collected in connection with this loan exceed the permitted limits, then: (i) any such loan charge shall be reduced by the amount necessary to reduce the charge to the permitted limit; and (ii) any sums already collected from the Borrower which exceeded permitted limits will be refunded to the Borrower. The Note Holder may choose to make this refund by reducing the principal the Borrower owes under this Note or by making a direct payment to the Borrower. If a refund reduces principal, the reduction will be treated as a partial prepayment.

6. BORROWER'S FAILURE TO PAY AS REQUIRED

(A) Late Charge for Overdue Payments

If the Note Holder has not received the full amount of any monthly payment by the end of **fifteen (15)** calendar days after the date it is due, the Borrower will pay a late charge to the Note Holder. The amount of the charge will be **5%** of the Borrower's overdue payment of principal and interest. The Borrower will pay this late charge promptly but only once on each late payment.

(B) Default

If the Borrower does not pay the full amount of each monthly payment on the date it is due, the Borrower will be in default.

(C) Notice of Default

If the Borrower is in default, the Note Holder may send the Borrower a written notice telling the Borrower that if the Borrower does not pay the overdue amount by a certain date, the Note Holder may require the Borrower to pay immediately the full amount of principal which has not been paid and all the interest that the Borrower owes on that amount. That date must be at least 30 days after the date on which the notice is mailed to the Borrower or delivered by other means.

(D) No Waiver By Note Holder

Even if, at a time when the Borrower is in default, the Note Holder does not require the Borrower to pay immediately in full as described above, the Note Holder will still have the right to do so if the Borrower is in default at a later time.

(E) Payment of Note Holder's Costs and Expenses

If the Note Holder has required the Borrower to pay immediately in full as described above, the Note Holder will have the right to be reimbursed by the Borrower all of its costs and expenses to enforce this Note to the extent not prohibited by applicable law. Those costs and expenses include, but are not limited to, reasonable attorneys' fees and costs for attorneys retained by the Note Holder to enforce the provisions of this Note and the Security Instrument whether or not a lawsuit is filed; if a lawsuit is filed the costs and expenses shall include reasonable attorney's fees and costs both at trial and on appeal.

7. GIVING OF NOTICES

Unless applicable law requires a different method, any notice that must be given to the Borrower under this Note will be given by delivering it or by mailing it by first class mail to the Borrower at the Property Address above or at a different address if the Borrower gives the Note Holder a notice of the Borrower's different address.

Any notice that must be given to the Note Holder under this Note will be given by delivering it or by mailing it by first class mail to the Note Holder at the address stated in Section 3(A) above or at a different address if the Borrower is given a notice of that different address.

8. OBLIGATIONS OF PERSONS UNDER THIS NOTE

If more than one person signs this Note, each person is fully and personally obligated to keep all of the promises made in this Note, including the promise to pay the full amount owed. Any person who is a guarantor, surety or endorser of this Note is also obligated to do these things. Any person who takes over these obligations, including the obligations of a guarantor, surety or endorser of this Note, is also obligated to keep all of the promises made in this Note. The Note Holder may enforce its rights under this Note

[Space Above This Line For Recording Data]

PROMISSORY NOTE

JULY 1, 2013

Pensacola, Escambia County, Florida

1. BORROWER'S PROMISE TO PAY

In return for a loan that Allen Dean Ballard ("Borrower") have received to purchase 117 Ruberia Avenue Pensacola, FL 32507 ("Property"), the Borrower promises to pay U.S. **\$35,000.00** (this amount is called "principal"), to the order of the Lender. The Lender is Sandra M Palmer. The Borrower will make all payments under this Promissory Note ("Note") in the form of cash, check or money order.

The Borrower understands that the Lender may transfer this Note. The Lender or anyone who takes this Note by transfer and/or who is entitled to receive payments under this Note is called the "Note Holder."

2. INTEREST

No interest will be charged on unpaid principal.

3. PAYMENTS

(A) Time and Place of Payments

The Borrower will pay principal by making a payment every month.

The Borrower will make monthly payments on the 1st day of each month beginning on July 1, 2013 and will make these payments every month for **eighty-five months** according to the attached amortization schedule until the Borrower has paid all of the principal and any other charges described below that the Borrower may owe under this Note. Each monthly payment will be applied as of its scheduled due date and will be applied to interest before principal. The Borrower will make my monthly payments at 403 Cherokee Trail, Pensacola, Florida or at a different place if required by the Note Holder.

(B) Amount of Monthly Payments

The Borrower's monthly payment will be in the amount of U.S. **\$ 300.00** for the first eighty-four consecutive payments and an eighty-fifth and final payment of the balance due on the principal. This does not include the additional monthly payments to be held in the escrow account for the payment of ad valorem property taxes or other taxes for the Property and/or property insurance.

Michael J. Stebbins
MICHAEL J. STEBBINS, Witness

Stephanie D. Lucas
STEPHANIE D. LUCAS, Witness

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 1st day of July, 2013, by Sandra M. Palmer, who produced a driver's license for identification of and did take an oath.

Stephanie D. Lucas
STEPHANIE D. LUCAS, NOTARY PUBLIC

Michael Stebbins
Michael Stebbins, Witness

Stephanie D. Lucas
Stephanie D. Lucas, Witness

Allen Dean Ballard
ALLEN DEAN BALLARD, Buyer

STATE OF FLORIDA
COUNTY OF Escambia

The foregoing instrument was acknowledged before me on 1st day of July, 2013, by Allen Dean Ballard who has produced a Florida Driver's license as identification.

Signature

Stephanie D. Lucas
STEPHANIE D. LUCAS, Notary Public

ABUTTING ROADWAY MAINTENANCE DISCLOSURE

STATE OF FLORIDA
COUNTY OF ESCAMBIA

ATTENTION: Pursuant to Escambia County Ordinances, sellers of residential homes or lots are required to disclose to the buyers whether abutting roadways will be maintained by Escambia County. ESCAMBIA COUNTY WILL NOT ACCEPT FOR MAINTENANCE ANY ROADWAYS NOT BUILT OR IMPROVED TO MEET COUNTY STANDARDS. Escambia County Ordinances require this disclosure to be attached along with other attachments to the deed, which is required to be made a 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: Ruberia Avenue

Address: 117 Ruberia Avenue Pensacola, FL 32507

Escambia County, Florida has accepted this abutting roadway for maintenance.

The foregoing information has been learned via the Escambia County Florida website on June 14, 2013.

Signed, sealed and delivered in our presence


MICHAEL J. STEBBINS, Witness


ZEDICAR F. MORRIS


STEPHANIE D. LUCAS, Witness

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 1st day of July, 2013, by Zedicar F. Morris, who produced a driver's license for identification of and did take an oath.


STEPHANIE D. LUCAS, NOTARY PUBLIC

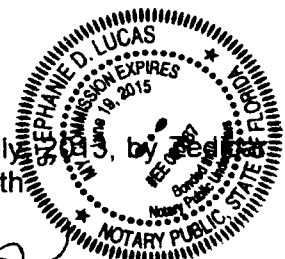

MICHAEL J. STEBBINS, Witness


STEPHANIE D. LUCAS, Witness

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 1st day of July, 2013, by Karen D. Richards, who produced a driver's license for identification of and did take an oath.


STEPHANIE D. LUCAS, NOTARY PUBLIC



Prepared by:
Michael J. Stebbins, Esquire
504 North Baylen Street
Pensacola, Florida 32501
(850) 434-9922
mjsteb@bellsouth.net

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 8th day of July, 2013, by Zedcar F. Morris, who produced identification of FL Drivers License and did not take an oath.

Stephanie D. Lucas
STEPHANIE D. LUCAS, NOTARY PUBLIC



L
MICHAEL J. STEBBINS, Witness

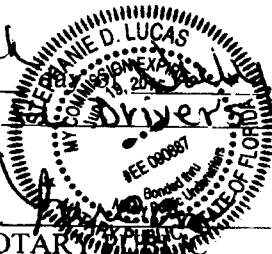
Karen D. Richards
KAREN D. RICHARDS

Stephanie D. Lucas
STEPHANIE D. LUCAS, Witness

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 8th day of July, 2013, by Karen D. Richards, who produced identification of license, and did not take an oath.

Stephanie D. Lucas
STEPHANIE D. LUCAS, NOTARY PUBLIC



L
MICHAEL J. STEBBINS, Witness

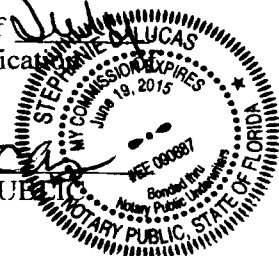
Sandra M. Palmer
SANDRA M. PALMER

Stephanie D. Lucas
STEPHANIE D. LUCAS, Witness

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 8th day of July, 2013, by and Sandra M. Palmer, who produced identification of FL Drivers License, and did not take an oath.

Stephanie D. Lucas
STEPHANIE D. LUCAS, NOTARY PUBLIC



QUIT CLAIM DEED

STATE OF FLORIDA
COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS, that ZEDICAR F. MORRIS, KAREN D. RICHARDS, and SANDRA M. PALMER, for and in consideration of TEN DOLLARS (\$10.00), and other valuable considerations, receipt whereof is hereby acknowledged, to remise, release, and quit claim unto ALLEN DEAN BALLARD, his executors, administrators and assigns forever, the following described property, situated in Escambia County, State of Florida to wit:

Lot 36, Block 13, Lakewood subdivision, as recorded in Plat Book 2, at page 30 and 30A through 30E of the public records of Escambia County Florida.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining, free from all exemptions and right of homestead.

IN WITNESS WHEREOF, we have hereunto set our hand and seal this 6th day of July, 2013.

Signed, sealed and delivered in our presence


MICHAEL J. STEBBINS, Witness


ZEDICAR F. MORRIS


STEPHANIE D. LUCAS, Witness

SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsgr@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.: 08-3982-000

CERTIFICATE NO.: 2016-4331

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/ Escambia County, 190 Governmental Center, 32502

 X Homestead for tax year.

Allen Dean Ballard
117 Ruberia Dr.
Pensacola, FL 32507

Sandra M. Palmer
403 Cherokee Trail
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.

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14296

May 4, 2018

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

1. Promissory Note and Mortgage executed by Allen Dean Ballard in favor of Sandra M. Palmer dated 07/01/2013 and recorded 07/10/2013 in Official Records Book 7043, page 1443 and 1449 of the public records of Escambia County, Florida, in the original amount of \$35,000.00.
2. Judgement filed by State of Florida/Escambia County recorded in O.R. Book 7507, page 982.
3. Taxes for the year 2015-2017 delinquent. The assessed value is \$51,736.00. Tax ID 08-3982-000.

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.: 14296

May 4, 2018

Lot 36, Block 13, Lakewood Subdivision, as per plat thereof, recorded in Plat Book 2, Page 30 and 30A through 30E, of the Public Records of Escambia County, Florida

18-297

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.: 14296

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

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

Allen Dean Ballard

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

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 04331 of 2016

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on June 21, 2018, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

ALLEN D BALLARD 117 RUBERIA DR PENSACOLA, FL 32507	SANDRA M PALMER 403 CHEROKEE TRAIL PENSACOLA FL 32507
ESCAMBIA COUNTY OFFICE OF COUNTY ATTORNEY 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502	

WITNESS my official seal this 21th day of June 2018.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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 August 6, 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 **MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II LLC** holder of **Tax Certificate No. 04331**, 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:

LT 36 BLK 13 LAKEWOOD PB 2 P 30/30A OR 7043 P 1438 CA 196

SECTION 59, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 083982000 (18-297)

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

ALLEN D BALLARD

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 August, which is the **6th day of August 2018**.

Dated this 21st day of June 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

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 August 6, 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 **MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II LLC** holder of **Tax Certificate No. 04331**, 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:

LT 36 BLK 13 LAKEWOOD PB 2 P 30/30A OR 7043 P 1438 CA 196

SECTION 59, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 083982000 (18-297)

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

ALLEN D BALLARD

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 August, which is the **6th day of August 2018**.

Dated this 21st day of June 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:

117 RUBERIA DR 32507



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

By:
Emily Hogg
Deputy Clerk

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 August 6, 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 MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II LLC holder of Tax Certificate No. 04331, 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:

LT 36 BLK 13 LAKEWOOD PB 2 P 30/30A OR 7043 P 1438 CA 196

SECTION 59, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 083982000 (18-297)

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

ALLEN D BALLARD

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 August, which is the 6th day of August 2018.

Dated this 21st day of June 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.

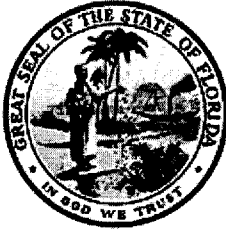
Personal Services:

ALLEN D BALLARD
117 RUBERIA DR
PENSACOLA, FL 32507

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 083982000 Certificate Number: 004331 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="06/27/2018"/>
Months	4	2
Tax Collector	<input type="text" value="\$3,291.08"/>	<input type="text" value="\$3,291.08"/>
Tax Collector Interest	\$197.46	\$98.73
Tax Collector Fee	<input type="text" value="\$12.50"/>	<input type="text" value="\$12.50"/>
Total Tax Collector	\$3,501.04	<input type="text" value="\$3,402.31"/> TC
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$27.00	\$13.50
Total Clerk	\$477.00	<input type="text" value="\$463.50"/> CH
Postage	<input type="text" value="\$16.26"/>	<input type="text" value="\$16.26"/>
Researcher Copies	<input type="text" value="\$13.00"/>	<input type="text" value="\$13.00"/>
Total Redemption Amount	\$4,007.30	\$3,895.07
	Repayment Overpayment Refund Amount	\$112.23

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



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 004331

Redeemed Date 06/27/2018

Name SANDRA M PALMER 403 CHEROKEE TRAIL PENSACOLA FL 32506

Clerk's Total = TAXDEED	\$477.00	3,825.81
Due Tax Collector = TAXDEED	\$3,501.04	
Postage = TD2	\$16.26	
ResearcherCopies = TD6	\$13.00	

• For Office Use Only

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

FINANCIAL SUMMARY

No Information Available - See Dockets

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



**COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT**

**BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY**

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

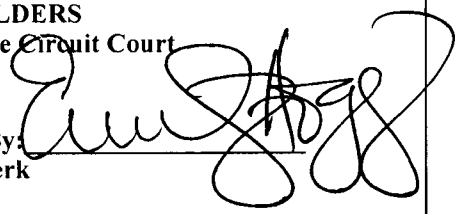
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 083982000 Certificate Number: 004331 of 2016**

Payor: SANDRA M PALMER 403 CHEROKEE TRAIL PENSACOLA FL 32506 Date 06/27/2018

Clerk's Check #	1	Clerk's Total	\$477.00
Tax Collector Check #	1	Tax Collector's Total	\$3,501.04
		Postage	\$16.26
		Researcher Copies	\$13.00
		Total Received	\$4,007.30

3,855.07

**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>**

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 August 6, 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 MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II LLC holder of Tax Certificate No. 04331, 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:

LT 36 BLK 13 LAKEWOOD PB 2 P 30/30A OR 7043 P 1438 CA 196

SECTION 59, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 083982000 (18-297)

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

ALLEN D BALLARD

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 August, which is the 6th day of August 2018.

Dated this 21st day of June 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

ALLEN D BALLARD [18-297]
117 RUBERIA DR
PENSACOLA, FL 32507

9171 9690 0935 0128 1038 19

Redeemed

SANDRA M PALMER [18-297]
403 CHEROKEE TRAIL
PENSACOLA FL 32507

9171 9690 0935 0128 1038 26

ESCAMBIA COUNTY [18-297]
OFFICE OF COUNTY ATTORNEY
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

9171 9690 0935 0128 1038 33

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed
18-297

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV030762NON

Agency Number: 18-009324

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT # 04331 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: ALLEN D BALLARD

Defendant:

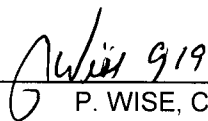
Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Individual

Received this Writ on 6/21/2018 at 3:11 PM and served same on ALLEN D BALLARD , at 10:50 AM on 6/22/2018 in ESCAMBIA COUNTY, FLORIDA, by delivering 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.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

 9/19

P. WISE, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

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 August 6, 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 MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II LLC holder of Tax Certificate No. 04331, 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:

LT 36 BLK 13 LAKEWOOD PB 2 P 30/30A OR 7043 P 1438 CA 196

SECTION 59, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 083982000 (18-297)

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

ALLEN D BALLARD

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 August, which is the 6th day of August 2018.

Dated this 21st day of June 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:

ALLEN D BALLARD
117 RUBERIA DR
PENSACOLA, FL 32507

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

2018 JUN 21 PM 3:11

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 August 6, 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 **MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II LLC** holder of **Tax Certificate No. 04331**, 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:

LT 36 BLK 13 LAKEWOOD PB 2 P 30/30A OR 7043 P 1438 CA 196

SECTION 59, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 083982000 (18-297)

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

ALLEN D BALLARD

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 August, which is the **6th day of August 2018**.

Dated this 21st day of June 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:

117 RUBERIA DR 32507



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

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed
18-297

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV030797NON

Agency Number: 18-009376

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 2016 04331

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: ALLEN D BALLARD

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 6/21/2018 at 3:13 PM and served same at 10:18 AM on 6/25/2018 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY AS INSTRUCTED BY THE CLERKS OFFICE

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

P. Wise 919
P. WISE, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

July 2, 2018

CAPITAL ONE CLTRL ASSIGNEE OF
PO BOX 54418
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.

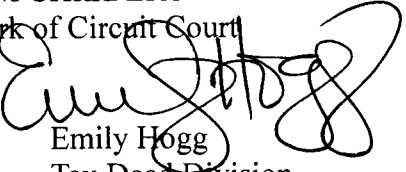
TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 003915	\$450.00	\$13.50	\$463.50
2016 TD 004956	\$450.00	\$13.50	\$463.50
2016 TD 004331	\$450.00	\$13.50	\$463.50
2016 TD 000071	\$490.00	\$14.70	\$504.70
2016 TD 001992	\$450.00	\$13.50	\$463.50

TOTAL \$2,358.70

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 MTAG AS CUSTODIAN FOR CAZ CREEK FLORIDA II LLC holder of Tax Certificate No. 04331, 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:

LT 36 BLK 13 LAKEWOOD PB 2 P 30/30A OR 7043 P 1438 CA 196
SECTION 59, TOWNSHIP 2 S, RANGE 30 W
TAX ACCOUNT NUMBER 083982000 (18-297)
The assessment of the said property under the said certificate issued was in the name of

ALLEN D BALLARD

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 August, which is the 6th day of August 2018.

Dated this 21st day of June 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

4WR7/4-7/25TD

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 TD 64331 in the Escambia Court was published in said newspaper in and was printed and released on July 4, 2018, July 11, 2018, July 18, 2018 and July 25, 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

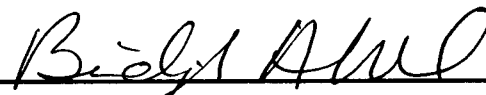


MALCOLM G. BALLINGER, PUBLISHER

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me, Bridget A. Roberts, this 26th day of July 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# GG023500
Expires 8/22/2020