

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2018099635 12/10/2018 11:05 AM
OFF REC BK: 8013 PG: 1237 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **5T WEALTH PARTNERS LP** holder of **Tax Certificate No. 04748**, 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:

NLY 38 33/100 FT LT 16 & SLY 36 67/100 FT LT 17 SAUFLEY ESTATES S/D PB 10 P 16 OR 7367 P 439 LESS MINERAL RIGHTS

SECTION 40, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 092012090 (19-286)

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

JAMES A WATSON

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 May, which is the **6th** day of **May 2019**.

Dated this 10th day of December 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

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800735

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
5T WEALTH PARTNERS LP
DEPARTMENT #6200, P.O. BOX 830539
BIRMINGHAM, AL 35283,

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
09-2012-090	2016/4748	06-01-2016	NLY 38 33/100 FT LT 16 & SLY 36 67/100 FT LT 17 SA UFLEY ESTATES S/D PB 10 P 16 OR 7367 P 439 LESS MI NERAL RIGHTS

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, property information 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
5T WEALTH PARTNERS LP
DEPARTMENT #6200, P.O. BOX 830539
BIRMINGHAM, AL 35283

10-25-2018
Application Date

Applicant's signature

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1800735

Date of Tax Deed Application

Oct 25, 2018

This is to certify that **ST WEALTH PARTNERS LP**, holder of **Tax Sale Certificate Number 2016 / 4748**, 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: **09-2012-090**

Cert Holder:

ST WEALTH PARTNERS LP
DEPARTMENT #6200, P.O. BOX 830539
BIRMINGHAM, AL 35283

Property Owner:

WATSON JAMES A
3836 BELLE MEADE APT B
PENSACOLA, FL 32503
 NLY 38 33/100 FT LT 16 & SLY 36 67/100 FT LT 17 SA UFLEY
 ESTATES S/D PB 10 P 16 OR 7367 P 439 LESS M (Full legal
 attached.)

has surrendered same in my office and made written application for tax deed in accordance with Florida Statutes. I certify that the following tax certificates, interest, ownership and encumbrance report fee, and Tax Collector's fees have been paid, or if the certificate is held by the County, all appropriate fees have been deposited.

Certificates owned by applicant and filed in connection with this application:

Certificate Year/Number	Account Number	Sale Date	Face Amount of Certificate	Interest	Total
2016/4748	09-2012-090	06/01/2016	691.48	34.57	726.05

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
2018/4712	09-2012-090	06/01/2018	739.00	6.25	36.95	782.20
2017/4659	09-2012-090	06/01/2017	746.18	6.25	37.31	789.74

Amounts Certified by Tax Collector (Lines 1-7):

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. Property Information 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)

Total Amount Paid

2,297.99
 0.00
 631.16
 200.00
 175.00

 3,304.15

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

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

Total Amount Paid

6.25

Done this the 9th day of November, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: May 6, 2019

By *Candice Lewis*

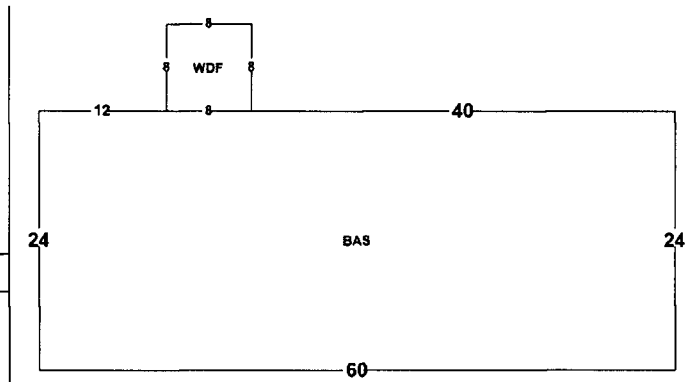
*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.

09-2012-090 2016

NLY 38 33/100 FT LT 16 & SLY 36 67/100 FT LT 17 SA UFLEY ESTATES S/D PB 10 P 16 OR 7367 P 439 LESS MI NERAL RIGHTS

MH HEAT/AIR-HEAT & AIR
MH INTERIOR FINISH-
 DRYWALL/PLASTER
MH MILLWORK-TYPICAL
MH ROOF COVER-COMP
 SHINGLE/WOOD
MH ROOF FRAMING-GABLE HIP
MH STRUCTURAL FRAME-TYPICAL
NO. PLUMBING FIXTURES-6
NO. STORIES-1
STORY HEIGHT-0

 Areas - 1504 Total SF
BASE AREA - 1440
WOOD DECK FIN - 64



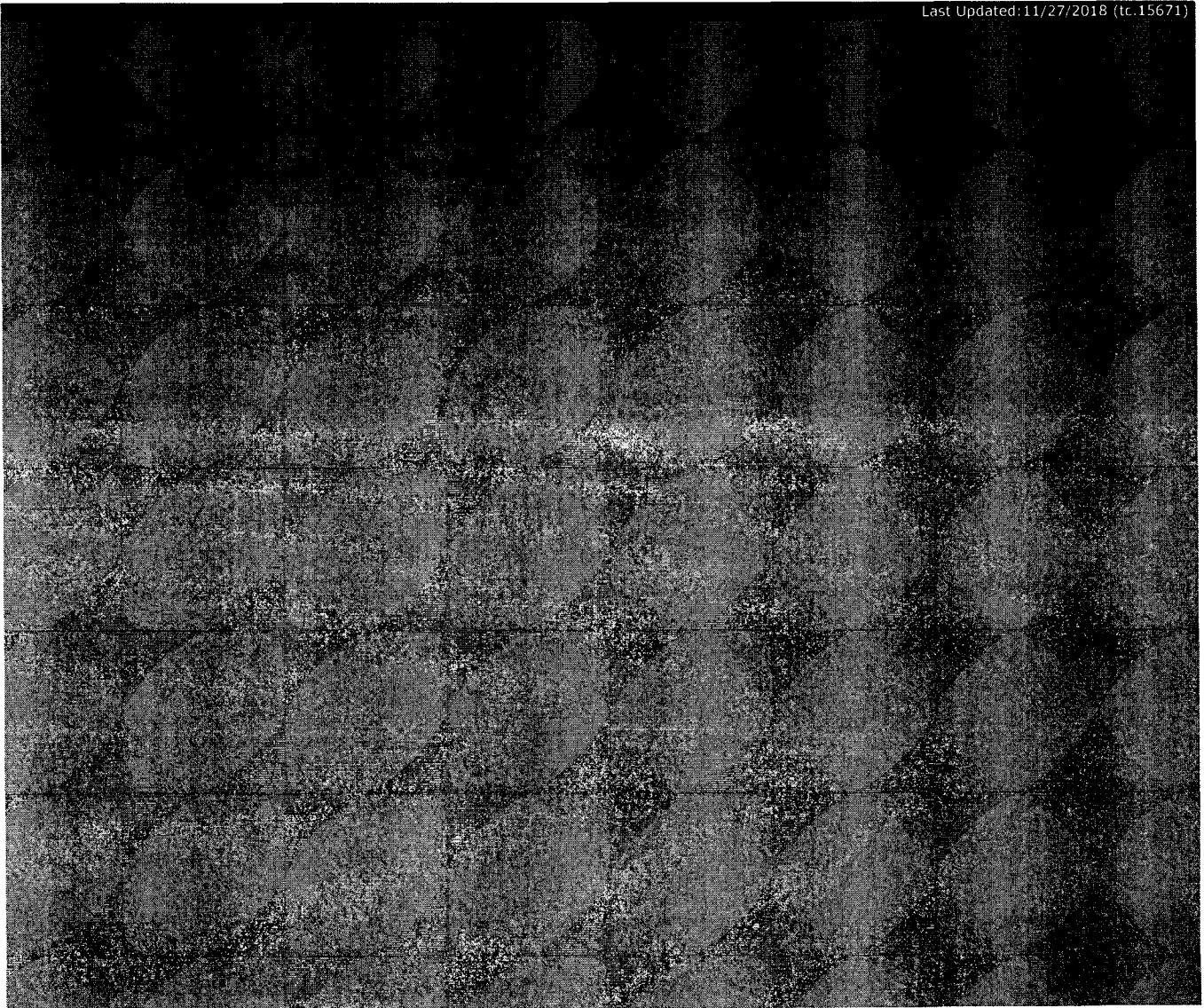
Images



9/30/13

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: 11/27/2018 (tc.15671)





Chris Jones

Escambia County Property Appraiser

[Real Estate Search](#)
[Tangible Property Search](#)
[Sale List](#)
[←](#) Navigate Mode ☒ Account ☐ Reference [→](#)
[Printer Friendly Version](#)

General Information		Assessments				
Reference:	401S311000000017	Year	Land	Imprv	Total	Cap Val
Account:	092012090	2018	\$14,535	\$23,421	\$37,956	\$37,956
Owners:	WATSON JAMES A	2017	\$14,535	\$21,819	\$36,354	\$36,354
Mail:	3836 BELLE MEADE APT B PENSACOLA, FL 32503	2016	\$14,535	\$21,654	\$36,189	\$36,189
Situs:	6214 WYNDOTTE DR 32526	Disclaimer				
Use Code:	MOBILE HOME	Tax Estimator				
Taxing Authority:	COUNTY MSTU	> File for New Homestead Exemption Online				
Tax Inquiry:	Open Tax Inquiry Window					
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data						2018 Certified Roll Exemptions	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None	
06/29/2015	7367	439	\$15,500	QC	View Instr		
01/15/2014	7125	1158	\$100	WD	View Instr		
10/2000	4623	1417	\$3,000	WD	View Instr		
07/1993	3400	944	\$7,700	CT	View Instr		
08/1988	2591	359	\$40,500	WD	View Instr		
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						Legal Description	
						NLY 38 33/100 FT LT 16 & SLY 36 67/100 FT LT 17 SAUFLEY ESTATES S/D PB 10 P 16 OR 7367 P 439 LESS MINERAL RIGHTS	
						Extra Features	
						None	

Parcel Information

Section Map Id:
40-1S-31-1

Approx. Acreage:
0.5100

Zoned: LDR

Evacuation & Flood Information
[Open Report](#)

[Launch Interactive Map](#)

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

Buildings

Address: 6214 WYNDOTTE DR, Year Built: 1995, Effective Year: 1995

Structural Elements

DWELLING UNITS
MH EXTERIOR WALL - WOOD SIDING
MH FLOOR FINISH - CARPET
MH FLOOR SYSTEM - TYPICAL

Recorded in Public Records 8/21/2018 9:12 AM OR Book 7953 Page 1,
Instrument #2018066099, Pam Childers Clerk of the Circuit Court Escambia
County, FL

Filing # 76488183 E-Filed 08/15/2018 02:11:35 PM

IN THE COUNTY COURT IN AND FOR
ESCAMBIA COUNTY, FLORIDA
CIVIL DIVISION

TROY CAPITAL, LLC
Plaintiff

CASE NO: 2017-cc-000402

vs.

RESHONDA WATSON
and JAMES WATSON
Defendant(s)

AMENDED FINAL DEFAULT JUDGMENT IN FAVOR OF PLAINTIFF
AS TO RESHONDA WATSON AND JAMES WATSON

[AMENDED AS TO NAME OF DEFENDANT DUE TO SCRIVENERS ERROR]

This cause having come before the Court on Plaintiff's Motion for Entry of Final Default Judgment and the Court having reviewed the file and being otherwise fully advised:

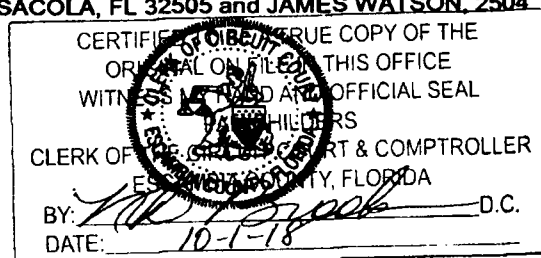
HEREBY ORDERS AND ADJUDGES:

1. Defendants, RESHONDA WATSON and JAMES WATSON are liable to Plaintiff, TROY CAPITAL, LLC, 2660 S. Rainbow Blvd. #D104, Las Vegas, NV, 89146 for principal of \$6,308.05, and filing fees and costs of \$395.00.
2. The total judgment in favor of Plaintiff against Defendants is therefore \$6,703.05 which shall bear interest at the prevailing statutory interest rate as established by Section 55.03, Florida Statutes. The interest rate will adjust in accordance with Section 55.03, Florida Statutes. For all of which sum let execution issue forthwith.
3. It is further ordered and adjudged that the Defendant(s) shall complete Florida Rule of Civil Procedure Form 1.977(Fact Information Sheet) and return it to plaintiff's attorney within 45 days from the date of this final judgment, unless the final judgment is satisfied or a motion for new trial or notice of appeal is filed.
4. Jurisdiction of this case is retained to enter further orders that are proper to compel the Defendant(s) to complete form 1.977 and return it to the plaintiff's attorney.

ORDERED at ESCAMBIA County, Florida on the 15th day of August 2018.


eSigned by COUNTY COURT JUDGE AMY BRODERSEN
on 08/15/2018 12:33:52 PM YesSwb

cc:
O&L Law Group, P.L., 4818 West Gandy Blvd, Tampa, Florida 33611, ACCOUNT: 00010830
RESHONDA WATSON, 2504 W BRAINERD ST, PENSACOLA, FL 32505 and JAMES WATSON, 2504
W BRAINERD ST, PENSACOLA FL 32505



Form 668 (Y)(c) (Rev. February 2004)	10194	Department of the Treasury - Internal Revenue Service			
Notice of Federal Tax Lien					
Area: SMALL BUSINESS/SELF EMPLOYED AREA #3 Lien Unit Phone: (800) 913-6050		Serial Number 972617413		For Optional Use by Recording Office	
As provided by section 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.					
Name of Taxpayer JAMES WATSON					
Residence 930 CLEARVIEW AVE PENSACOLA, FL 32505					
IMPORTANT RELEASE INFORMATION: For each assessment listed below, unless notice of the lien is refiled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).					
Kind of Tax (a)	Tax Period Ending (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
1040	12/31/2009	XXX-XX-0012	04/15/2010	05/15/2020	
1040	12/31/2009	XXX-XX-0012	10/04/2010	11/03/2020	1869.22
6672	03/31/2012	XXX-XX-0012	08/12/2013	09/11/2023	1000.93
6672	12/31/2012	XXX-XX-0012	08/12/2013	09/11/2023	2370.37
Place of Filing CLERK OF CIRCUIT COURT ESCAMBIA COUNTY PENSACOLA, FL 32595					Total \$ 5240.52

This notice was prepared and signed at BALTIMORE, MD, on this,
the 06th day of December, 2013.

Signature  for J. GREGORY	Title REVENUE OFFICER (850) 475-7325
23-09-2410	

(NOTE: Certificate of officer authorized by law to take acknowledgment is not essential to the validity of Notice of Federal Tax lien
Rev. Rul. 71-466, 1971 - 2 C.B. 409)

Part 1 - Kept By Recording Office

Form 668(Y)(c) (Rev. 2-2004)
CAT. NO 60025X

IN THE COUNTY COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

VS

CASE NO: 2011 CO 023395 A

DIVISION: V

DATE OF BIRTH: 08/24/1956

SOCIAL SECURITY NBR: [REDACTED]

DEFENDANT: JAMES WATSON
7771 AMBERIDGE
PENSACOLA FL 32534

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On September 9, 2011, an order assessing fines, costs, and additional charges was entered against Defendant requiring payment of certain sums for fines, costs, and additional charges.

Defendant having failed to make full payment,

IT IS ADJUDGED that the Escambia County Clerk of Court, 190 Governmental Center, Pensacola, Florida 32502 recover from Defendant those remaining unpaid fines, costs and additional charges in the sum of \$1,573.50, which includes outstanding public defender fees/liens the amounts of which shall bear interest at the rate prescribed by law (6%) until satisfied.

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

FOR WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in open court/chambers in Pensacola, Escambia County, Florida, this 17th day of October, 2011.


COUNTY JUDGE

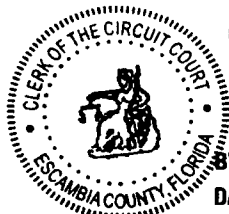
Copy to: DEFENDANT

Case: 2011 CO 023395 A



00020347137

Dkt: CERTLIEN Pg#:



"CERTIFIED TO BE A TRUE COPY
OF THE ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
ERNIE LEE MAGAHA, CLERK
CIRCUIT COURT AND COUNTY COURT
ESCAMBIA COUNTY, FLORIDA

BY: B. J. [Signature] D.C.
DATE: 10-19-2011

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2011 OCT 18 P 2:54
COUNTY CRIMINAL DIVISION
FILED & RECORDED

This Instrument Prepared by:

Edward Earl Price
6214 Wyndotte Rd., Pensacola, FL 32526

Space Above this line for recording data

QUIT CLAIM DEED

This Quit Claim Deed, Executed the 29th day of June, 2015 by Edward Earl Price, a single man
Whose post office address is 6214 Wyndotte Rd., Pensacola, FL 32526 **First Party**.

TO James Alexander Watson, a single man whose post office address is 3836 Belle Meade, Apt B, Pensacola, FL 32503 **Second Party**. (Wherever used herein the terms "first Party" and "second Party" include all parties to this instrument and the heirs, legal representatives, and the successors and assigns of Corporations wherever the context so admits or requires)

Witnesseth, That the first party, for and in consideration of the sum of \$ 15,500.00 (Fifteen Thousand Five Hundred Dollars) In hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit claim unto the second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situated, lying and being in the County of Escambia, State of Florida, to wit:

PARCEL ID # 40-1S-31-1000-000-017

BEING THE NORTHERLY 38.33 FEET OF LOT 16 AND THE SOUTHERLY 36.67 FEET OF LOT 17, SAUFLEY ESTATES, A SUBDIVISION OF A PORTION OF THE MARIE-DE-MOLAREE GRANT, SECTION 40, T-1-S, RANGE 31-W, ESCAMBIA COUNTY FLORIDA, AS RECORDED IN PLAT BOOK 10 AT PAGE 16 OF THE PUBLIC RECORDS OF SAID COUNTY, CONTAINING 0.51 ACRES MORE OR LESS AND SUBJECT TO A DRAINAGE EASEMENT OF THE EASTERLY 50.0 FEET.
OR 7125 PG 1158

ALONG WITH A DOUBLE WIDE GUERDON/CRANBROOK 1982 MANUFACTURES HOME-
ID# GDL CFL03825442A TITLE # 30007485 AND ID# GDL CFL03825442B TITLE # 21777031

Subject To all rights, reservations, restrictions, agreements and easements of record if any.

To Have and to Hold The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity to the only proper use, benefit and behoof of the said second party forever.

Signed, sealed and delivered in the presence of:

[Signature]
Witness Signature (to Grantor) JOHN ENGLISH
Printed Name

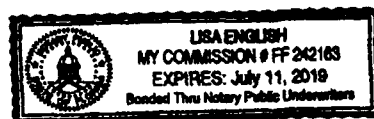
[Signature]
Witness Signature (to Grantor) Lisa English
Printed Name

Edward Earl Price
Grantor Edward Earl Price

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing Instrument was acknowledged before me this June 29, 2015, by Edward Earl Price, Who is Personally known to me or who has produced a Florida Drivers License as Identification.

[Signature]
Notary Signature



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: 5-6-2019

TAX ACCOUNT NO.: 09-2012-090

CERTIFICATE NO.: 2016_4748

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.

James Alexander Watson
3836 Belle Meade Apt B
Pensacola, FL 32503
and
6214 Wyndotte Dr.
Pensacola, FL 32526

Troy Capital, LLC
2660 S. Rainbow Blvd. #D104
Las Vegas, NV 89146

Internal Revenue Service
400 W. Bay St., Ste 35045
Jacksonville, FL 32202-4437

Certified and delivered to Escambia County Tax Collector,
this 6th day of February, 2019.

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.: 14998

February 5, 2019

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

1. Possible Judgment filed by State of Florida/Escambia County in O.R. Book 6776, page 1323.
2. Possible Tax Lien filed by IRS in O.R. Boook 7114, page 598.
3. Possible Judgment filed by Troy Capital, LLC in O.R. Book 7979, page 1.
4. Taxes for the year 2015-2017 delinquent. The assessed value is \$37,956.00. Tax ID 09-2012-090.

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.: 14998

February 5, 2019

Northerly 38.33 feet Lot 16 and Southerly 36.67 feet Lot 17, Saufley Estates Subdivision, PB 10 P 16 OR 7367 P 439, Escambia County, Florida.

19-286

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.: 14998

February 5, 2019

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 02-05-1999, through 02-05-2019, and said search reveals the following:

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

James Alexander Watson

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

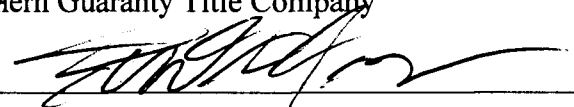
4. Taxes:

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: 

February 5, 2019

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 May 6, 2019, 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 **5T WEALTH PARTNERS LP** holder of **Tax Certificate No. 04748**, 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:

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JAMES A WATSON

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 May, which is the **6th day of May 2019**.

Dated this 7th day of March 2019.

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:

JAMES A WATSON
3836 BELLE MEADE APT B
PENSACOLA, FL 32503

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Dated this 7th day of March 2019.

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:

6214 WYNDOTTE DR 32526



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

By:
Emily Hogg
Deputy Clerk

WARNING

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NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **5T WEALTH PARTNERS LP** holder of **Tax Certificate No. 04748**, 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:

NLY 38 33/100 FT LT 16 & SLY 36 67/100 FT LT 17 SAUFLEY ESTATES S/D PB 10 P 16 OR 7367 P 439 LESS MINERAL RIGHTS

SECTION 40, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 092012090 (19-286)

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

JAMES A WATSON

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 May, which is the **6th day of May 2019**.

Dated this 11th day of March 2019.

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

By:
Emily Hogg
Deputy Clerk

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 04748 of 2016

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on March 21, 2019, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

JAMES A WATSON 3836 BELLE MEADE APT B PENSACOLA, FL 32503	JAMES ALEXANDER WATSON 6214 WYNDOTTE DR PENSACOLA FL 32526
TROY CAPITAL LLC 2660 S RAINBOW BLVD #D104 LAS VEGAS NV 89146	JAMES WATSON 7771 AMBERIDGE PENSACOLA FL 32534
JAMES WATSON 930 CLEARVIEW AVE PENSACOLA FL 32505	JAMES WATSON 2504 W BRAINERD ST PENSACOLA FL 32505
IRS COLLECTION ADVISORY GROUP 400 W BAY STREET STOP 5710 JACKSONVILLE FL 32202	ESCAMBIA COUNTY/STATE OF FLORIDA 190 GOVERNMENTAL CENTER PENSACOLA FL 32502

WITNESS my official seal this 21th day of March 2019.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Dated this 7th day of March 2019.

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:

JAMES A WATSON
3836 BELLE MEADE APT B
PENSACOLA, FL 32503

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Personal Services:

JAMES A WATSON
3836 BELLE MEADE APT B
PENSACOLA, FL 32503

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

2019 MAR 11 PM 3:35

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

19-286

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO19CIV013153NON

Agency Number: 19-005895

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 04748 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JAMES A WATSON

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 3/14/2019 at 3:36 PM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for JAMES A WATSON , Writ was returned to court UNEXECUTED on 3/18/2019 for the following reason:

GIVEN ADDRESS IS VACANT. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

K Gallagher 922

K. GALLAGHER, CPS

Service Fee: \$40.00
Receipt No: BILL

Printed By: LCMITCHE

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Dated this 7th day of March 2019.

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Post Property:

6214 WYNDOTTE DR 32526



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

By:
Emily Hogg
Deputy Clerk

2019 MAR 14 PM 3:33

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

19-286

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO19CIV013150NON

Agency Number: 19-005894

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 04748 2016

Attorney/Agent:

CIRCUIT CRIMINAL
PAM CHILDERS
CLERK OF CIRCUIT COURT
190 GOVERNMENTAL CTR
PENSACOLA, FL 32502

Plaintiff: RE: JAMES A WATSON

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 3/14/2019 at 3:33 PM and served same at 7:56 AM on 3/19/2019 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROEPRTY , the within named, to wit: , .

POSTED TO PROPERTY AS INSTRUCTED BY THE CLERKS OFFICE

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

S. Stine 924

S. STINE, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 092012090 Certificate Number: 004748 of 2016

Redemption ☐ Yes ☒ No
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 05/06/2019	Redemption Date 04/10/2019
Months	7	6
Tax Collector	\$3,304.15	\$3,304.15
Tax Collector Interest	\$346.94	\$297.37
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$3,657.34	\$3,607.77 TC
Record TDA Notice	\$17.00	\$17.00
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$49.04	\$42.03
Total Clerk	\$516.04	\$509.03 CH
Release TDA Notice (Recording)	\$10.00	\$10.00
Release TDA Notice (Prep Fee)	\$7.00	\$7.00
Postage	\$39.20	\$39.20
Researcher Copies	\$5.00	\$5.00
Total Redemption Amount	\$4,234.58	\$4,178.00
	Repayment Overpayment Refund Amount	\$56.58 + 40.00 = \$96.58
Book/Page		

Redeemed

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 004748
Redeemed Date 04/10/2019

Name JAMES A WATSON 6214 WYNDOTTE DR PENSACOLA FL 32526

Clerk's Total = TAXDEED	\$516.04
Due Tax Collector = TAXDEED	\$3,657.34
Postage = TD2	\$39.20
ResearcherCopies = TD6	\$5.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

• 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**

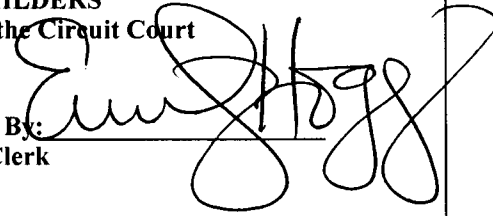
CLERK TO THE BOARD OF
COUNTY COMMISSIONERS
OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 092012090 Certificate Number: 004748 of 2016**

Payor: JAMES A WATSON 6214 WYNDOTTE DR PENSACOLA FL 32526 Date 04/10/2019

Clerk's Check #	9615802008	Clerk's Total	\$516.04
Tax Collector Check #	1	Tax Collector's Total	\$3,657.34
		Postage	\$39.20
		Researcher Copies	\$5.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$4,234.58

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

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P 439 LESS MINERAL RIGHTS**

SECTION 40, TOWNSHIP 1 S, RANGE 31 W

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

By:
Emily Hogg
Deputy Clerk

Pam Childers
Clerk of the Circuit Court & Comptroller

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

PAM CHILDERS
CLERK & COMPTROLLER
FILED
2019 MAR 19 P 2:51
ESCAMBIA COUNTY, FL

Pam Childers
Clerk of the Circuit Court & Comptroller

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

PAM CHILDERS
CLERK & COMPTROLLER
FILED
2019 MAR 19 P 2:51
ESCAMBIA COUNTY, FL

CERTIFIED MAIL™



9171 9690 0935 0128 2918 13

NEOPOST
03/14/2019
US POSTAGE \$005.60



ZIP 32502
041M11272965

JAMES A WATSON [19-286]
930 CLEARVIEW AVE
PENSACOLA FL 32503

322 FE 1 0003/17/19

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

ANK BC: 32502583335 *2087-07463-14-41

32502583335

CERTIFIED MAIL™



9171 9690 0935 0128 2919 74

NEOPOST
03/14/2019
US POSTAGE \$005.60



ZIP 32502
041M11272965

JAMES A WATSON [19-286]
930 BELLE MEADE APT B
PENSACOLA, FL 32503

322 DE 1 0003/17/19

RETURN TO SENDER
VACANT
UNABLE TO FORWARD

V#

32502583335

3250388311 0028

12502583335 *2087-07428-14-41

32502583335

WARNING

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P 439 LESS MINERAL RIGHTS**

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

By:
Emily Hogg
Deputy Clerk

JAMES A WATSON [19-286]
3836 BELLE MEADE APT B
PENSACOLA, FL 32503

9171 9690 0935 0128 2919 74

3.19.19 RETURNED.
VACANT

TROY CAPITAL LLC [19-286]
2660 S RAINBOW BLVD #D104
LAS VEGAS NV 89146

9171 9690 0935 0128 2917 90

JAMES WATSON [19-286]
930 CLEARVIEW AVE
PENSACOLA FL 32505

9171 9690 0935 0128 2918 13

3.19.19 RETURNED. UTP

IRS COLLECTION ADVISORY GROUP
[19-286]

400 W BAY STREET
STOP 5710
JACKSONVILLE FL 32202

9171 9690 0935 0128 2919 67

JAMES ALEXANDER WATSON
[19-286]
6214 WYNDOTTE DR
PENSACOLA FL 32526

9171 9690 0935 0128 2917 83

JAMES WATSON [19-286]
7771 AMBERIDGE
PENSACOLA FL 32534

9171 9690 0935 0128 2918 06

JAMES WATSON [19-286]
2504 W BRAINERD ST
PENSACOLA FL 32505

9171 9690 0935 0128 2918 20

ESCAMBIA COUNTY/STATE OF
FLORIDA [19-286]
190 GOVERNMENTAL CENTER
PENSACOLA FL 32502

✓
Reviewed

RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8013, Page 1237, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 04748, issued the 1st day of June, A.D., 2016

TAX ACCOUNT NUMBER: 092012090 (19-286)

DESCRIPTION OF PROPERTY:

NLY 38 33/100 FT LT 16 & SLY 36 67/100 FT LT 17 SAUFLEY ESTATES S/D PB 10 P 16 OR 7367
P 439 LESS MINERAL RIGHTS

SECTION 40, TOWNSHIP 1 S, RANGE 31 W

NAME IN WHICH ASSESSED: JAMES A WATSON

Dated this 11th day of April 2019.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

April 15, 2019

JAMES A WATSON
6214 WYNDOTTE DR
PENSACOLA FL 32526

Dear Redeemer,

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 was redeemed by you. A refund of unused fees/interest is enclosed.

If you have any questions, please feel free to give me a call.

CERTIFICATE NUMBER

REFUND

2016 TD 004748

\$96.58

TOTAL \$96.58

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:

Emily Hogg
Tax Deed Division



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

April 15, 2019

ST WEALTH PARTNERS LP
DEPARTMENT #6200
PO BOX 830539
BIRMINGHAM AL 35283

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 002059	\$747.00	\$67.23	\$814.23
2016 TD 004748	\$467.00	\$42.03	\$509.03
2016 TD 001794	\$467.00	\$42.03	\$509.03

TOTAL \$ 1,832.29

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:

Emily Hogg
Tax Deed Division



Escambia
Sun Press
 PUBLISHED WEEKLY SINCE 1948
 (Warrington) Pensacola, Escambia County, Florida

STATE OF FLORIDA

County of Escambia

Before the undersigned authority personally appeared Michael P. Driver who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a

NOTICE in the matter of SALE

SALE DATE - 05-06-2019 - TAX CERTIFICATE #04748

in the Court
 was published in said newspaper in the issues of

APRIL 4, 11, 18 & 25, 2019

Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, 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 in the said newspaper.

PUBLISHER

Sworn to and subscribed before me this 25TH day of APRIL
 A.D., 2019

PAULA D. TURNER
 NOTARY PUBLIC



PAULA D. TURNER
 Notary Public - State of Florida
 Commission #FF 999700
 My Commission Expires
 August 24, 2020

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NOTICE IS HEREBY GIVEN, That ST WEALTH PARTNERS LP holder of Tax Certificate No. 04748, 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:

NLY 38 33/100 FT LT 16 & SLY 36 67/100 FT LT 17 SAUFLEY ESTATES S/D PB 10 P 16 OR 7367 P 439 LESS MINERAL RIGHTS SECTION 40, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 092012090 (19-286)

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

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 May, which is the 6th day of May 2019.

Dated this 14th day of March 2019.

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 Pelican Place Ste 110, Pensacola FL 32502. Telephone: 850-393-3793.

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ESCAMBIA COUNTY, FLORIDA
 (SEAL)
 By: Emily Hogg
 Deputy Clerk

oaw-4w-04-04-11-18-25-2019