

File: 18-608

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: 095015464 Certificate Number: 005247 of 2016**

**Payor: ROGER BAYS 11348 LOWER MT VERNON RD EVANSVILLE, IN 47712 Date
 05/23/2018**

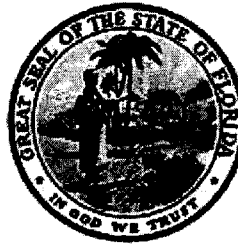
Clerk's Check #	1	Clerk's Total	\$497.25
Tax Collector Check #	1	Tax Collector's Total	\$1,606.06
		Postage	\$60.00
		Researcher Copies	\$0.00
		Total Received	\$2,163.31
			\$ 1584.04

**PAM CHILDERS
 Clerk of the Circuit Court**

Received By: Whitney Coppage
 Deputy Clerk

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

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 AUDITOR

Case # 2016 TD 005247

Redeemed Date 05/23/2018

Name ROGER BAYS 11348 LOWER MT VERNON RD EVANSVILLE, IN 47712

Clerk's Total = TAXDEED	\$497.25
Due Tax Collector = TAXDEED	\$1,606.06
Postage = TD2	\$60.00
ResearcherCopies = TD6	\$0.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets

 Search Property
  Property Sheet
  Lien Holder's
  Redeem
  Forms
  Courtview
  Benchmark

Redeemed From Sale



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 095015464 Certificate Number: 005247 of 2016

Redemption	☐ Yes ☒ No	Application Date	05/09/2018	Interest Rate	18%
		Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL		
		Auction Date	12/03/2018	Redemption Date	05/23/2018 
Months	7			0	
Tax Collector	\$1,447.79			\$1,447.79	
Tax Collector Interest	\$152.02			\$0.00	
Tax Collector Fee	\$6.25			\$6.25	
Total Tax Collector	\$1,606.06			\$1,454.04	T.C.
Clerk Fee	\$130.00			\$130.00	
Sheriff Fee	\$120.00			\$120.00	
Legal Advertisement	\$200.00			\$200.00	
App. Fee Interest	\$47.25			\$0.00	
Total Clerk	\$497.25			\$450.00	C.H.
Postage	\$60.00			\$0.00	
Researcher Copies	\$40.00			\$0.00	
Total Redemption Amount	\$2,203.31			\$1,904.04	
		Repayment Overpayment Refund Amount	\$299.27		

Notes

Escambia County Receipt of Transaction

Receipt # 2018049228

Cashiered by: wcoppage

Pam Childers
Clerk of Court
Escambia County, Florida

Received From

ROGER BAYS

On Behalf Of:

On: 5/23/18 2:58 pm
Transaction # 101241765

CaseNumber 2016 TD 005247

Fee Description	Fee	Prior Paid	Waived	Due	Paid	Balance
(TAXDEED) TAX DEED CERTIFICATES	320.00	0.00	0.00	320.00	0.00	320.00
(TD70) ADVANCE PAY ONLINE AUCTION FEE	70.00	0.00	0.00	70.00	0.00	70.00
(TD10) TAX DEED APPLICATION	60.00	0.00	0.00	60.00	0.00	60.00
(TAXDEED) TAX DEED CERTIFICATES	1584.04	0.00	0.00	1584.04	1584.04	0.00
Total:	2034.04	0.00	0.00	2034.04	1584.04	450.00

Grand Total:	2034.04	0.00	0.00	2034.04	1584.04	450.00
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PAYMENTS

Payment Type	Reference	Amount	Refund	Overage	Change	Net Amount
CASH	OK	1584.04	0.00	0.00	0.00	1584.04
Payments Total:		1584.04	0.00	0.00	0.00	1584.04

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
09-5015-464 2016

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800393

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
BLACKWELL EDDIE TTEE/BLACKWELL LIVING TRUST
723 OVERBROOK DRIVE
FORT WALTON BEACH, FL 32547,

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
09-5015-464	2016/5247	06-01-2016	LT 5 BLK H BAYOU GRANDE VILLA PB 8 P 4 OR 6770 P 7 72 OR 7017 P 1269 SEC 33/4 T 2/3S R 31W

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
BLACKWELL EDDIE TTEE/BLACKWELL LIVING TRUST
723 OVERBROOK DRIVE
FORT WALTON BEACH, FL 32547

05-09-2018
Application Date

Applicant's signature



Chris Jones

Escambia County Property Appraiser

[Real Estate Search](#)
[Tangible Property Search](#)
[Sale List](#)
[Amendment 1/Portability Calculations](#)
[Back](#)
[←](#) Navigate Mode ☒ Account ☐ Reference [→](#)
[Printer Friendly Version](#)

General Information

Reference: 3325312400005008
Account: 095015464
Owners: 4421 LLC
Mail: 11348 LOWER MT VERNON RD
 EVANSVILLE, IN 47712
Situs: 8447 SAN JUAN CALZADA
 32507
Use Code: MOBILE HOME
Taxing Authority: COUNTY MSTU
Schools (Elem/Int/High): PLEASANT GROVE/BAILEY/ESCAMBIA
Tax Inquiry: [Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Scott Lunsford
 Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2017	\$7,500	\$3,303	\$10,803	\$10,803
2016	\$7,500	\$3,124	\$10,624	\$10,624
2015	\$7,500	\$2,765	\$10,265	\$10,265

[Disclaimer](#)
[Amendment 1/Portability Calculations](#)
[➤ File for New Homestead Exemption Online](#)

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
04/20/2016	7512	1092	\$100	TR	View Instr
05/14/2013	7017	1269	\$100	QC	View Instr
03/05/2013	6984	1235	\$100	TR	View Instr
03/05/2013	6984	1233	\$100	CJ	View Instr
10/04/2011	6770	772	\$10,100	CT	View Instr
10/04/2011	6670	772	\$10,100	CT	View Instr
07/2006	5966	1420	\$675,000	WD	View Instr
07/2003	5181	863	\$100	WD	View Instr
04/2001	4688	415	\$100	WD	View Instr
12/1998	4355	1055	\$23,900	SC	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 5 BLK H BAYOU GRANDE VILLA PB 8 P 4 OR 7017 P
 1269 SEC 33/4 T 2/3S R 31W

Extra Features

METAL BUILDING

Parcel Information

[Launch Interactive Map](#)

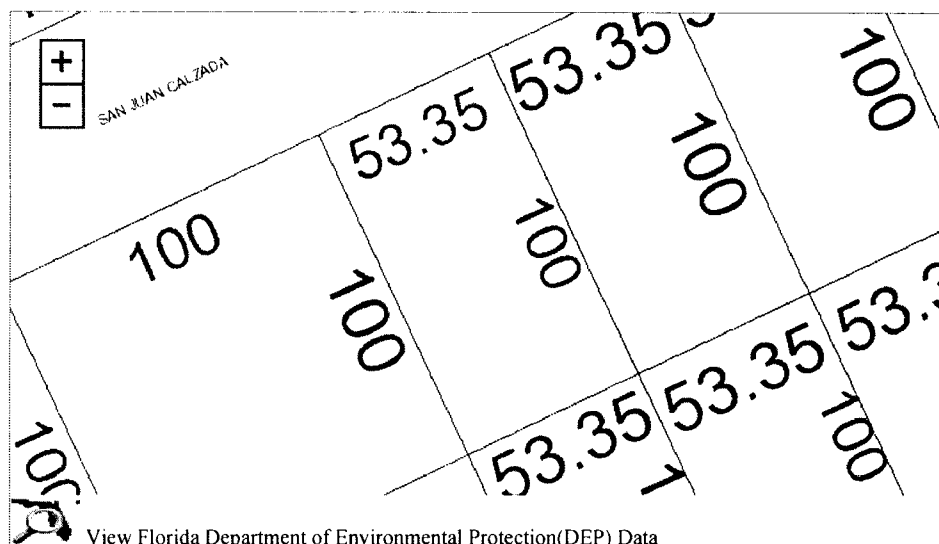
Section Map

Id:
 33-2S-31-52

Approx.
 Acreage:
 0.1225

Zoned:
 HDMU

Evacuation
 & Flood
 Information
[Open Report](#)



Buildings

Address: 8447 SAN JUAN CALZADA, Year Built: 1972, Effective Year: 1972

Structural Elements

DWELLING UNITS-1

MH EXTERIOR WALL-VINYL/METAL

MH FLOOR FINISH-CARPET

MH FLOOR SYSTEM-TYPICAL

MH HEAT/AIR-HEAT & AIR

MH INTERIOR FINISH-PANEL PLYWOOD

MH MILLWORK-TYPICAL

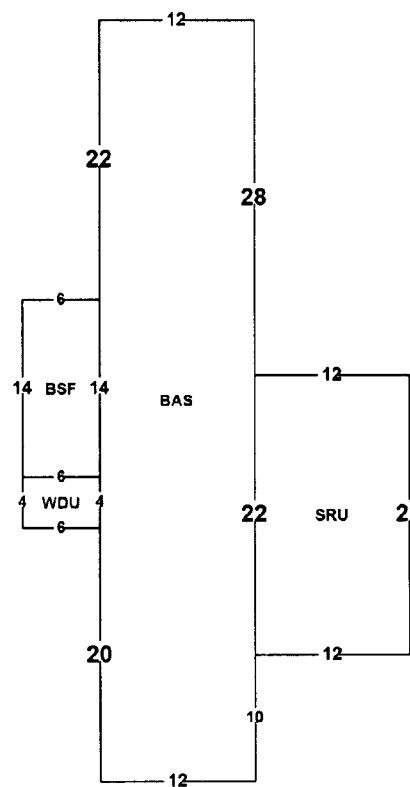
MH ROOF COVER-ROLLED ROOFING

MH ROOF FRAMING-FLAT/SHED

MH STRUCTURAL FRAME-TYPICAL

NO. PLUMBING FIXTURES-3

NO. STORIES-1

NO. STORIES-1
STORY HEIGHT-0

BASE AREA - 720

BASE SEMI FIN - 84

SUN ROOM UNF - 264

WOOD DECK UNF - 24

Images



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.



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

May 30, 2018

EDDIE BLACKWELL TTEE/BLACKWELL LIVING TRUST
723 OVERBROOK DRIVE
FORT WALTON BEACH FL 32547

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 005244	\$450.00	\$0.00	\$450.00
2016 TD 005253	\$450.00	\$0.00	\$450.00
2016 TD 005247	\$450.00	\$0.00	\$450.00
2016 TD 005248	\$450.00	\$0.00	\$450.00

TOTAL \$1800.00

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division

Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B
Pensacola, Florida 32503
Telephone: 850-478-8121
Facsimile: 850-476-1437

19-157
Redeemed

PROPERTY INFORMATION REPORT

File No.: 14665

September 12, 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 09-11-1998, through 09-11-2018, and said search reveals the following:

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

4421, LLC

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

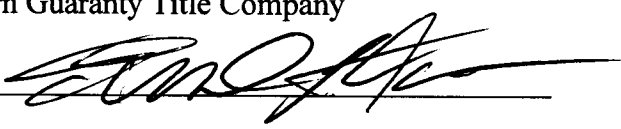
4. Taxes:

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: 

September 12, 2018

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14665

September 12, 2018

Lot 5, Block H, Bayou Grande Villa, as per plat thereof, recorded in Plat Book 8, Page 4, of the Public Records of Escambia County, Florida

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14665

September 12, 2018

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

1. Subject to interrst of Bayou Grande Villa Association.
2. All Taxes Paid. The assessed value is \$11,660.00. Tax ID 09-5015-464.

PLEASE NOTE THE FOLLOWING:

- A. Subject to current year taxes.
- B. Taxes and assessments due now or in subsequent years.
- C. Subject to Easements, Restrictions and Covenants of record.
- D. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey and inspection of the premises.
- E. Oil, gas and mineral or any other subsurface rights of any kind or nature.

SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: 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: 12-3-2018

TAX ACCOUNT NO.: 09-5015-464

CERTIFICATE NO.: 2016-5247

In compliance with Section 197.256, Florida Statutes, the following is a list of names and addresses of those persons, firms and/or agencies having legal interest in or claim against the above described property. The above referenced tax sale certificate is being submitted as proper notification of tax deed sale.

YES NO

 X Notify City of Pensacola, P.O. Box 12910, 32521

 X Notify Escambia County, 190 Governmental Center, 32502

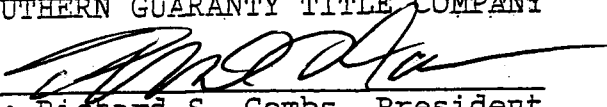
 X Homestead for tax year.

4421, LLC
11348 Mt. Vernon Rd.
Evansville, IN 47712
and
8447 San Juan Calzada
Pensacola, FL 32507

Bayou Grande Villa Assoc.
8510 Matador Camino
Pensacola, FL 32507

Certified and delivered to Escambia County Tax Collector,
this 12th day of September, 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.

This instrument prepared by:
Colleen Cleary Ortiz, P.A.
1127 North Palafox Street
Pensacola, FL 32501

[Space Above This Line For Recording Data]

THIS DEED HAS BEEN PREPARED AT THE
GRANTOR'S AND GRANTEE'S REQUEST,
WITHOUT EXAMINATION OR LEGAL OPINION
OF TITLE.

QUIT CLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that I, **JANICE PEERCY**, whose address is 8507 Matador Camino, Pensacola, FL 32507, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, do remise, release, convey and quitclaim unto **4421, L.L.C., "Grantee,"** whose address is 8507 Matador Camino, Pensacola, FL 32507, along with its executors, administrators, successors and assigns, forever, all right, title and interest unto the following described real property situate, lying and being in the County of Escambia, State of Florida, to-wit:

LOT 5, BLOCK "H" BAYOU GRANDE VILLA, A SUBDIVISION OF A PORTION OF SECTION 4, TOWNSHIP 3 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT OF SAID SUBDIVISION RECORDED IN PLAT BOOK 8, AT PAGE 4, OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

Together with that certain Mobile Home, with Identification Number of 263TEFBRT2124 and a Title Number of 5470507.

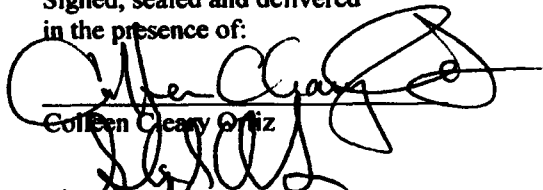
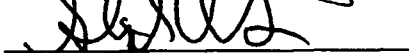
(Also known as 8447 San Juan Calzada, Pensacola, FL 32507)

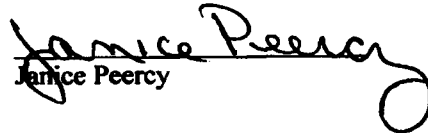
Property Appraiser's Parcel Identification Number: 33-2S-31-2400-005-008

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

IN WITNESS WHEREOF the Grantor has set her hand and seal on this 14th day of May, 2013.

Signed, sealed and delivered
in the presence of:


Colleen Cleary Ortiz

Stephen Ortiz


Janice Percy

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 14th day of May, 2013, by Janice Percy, who is personally known to me or produced Driver's License as identification.




NOTARY PUBLIC
Paige L. Graves
(Print/Type Name)