

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 1900020

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
KING SOLOMON INVESTMENT TRUST  
8735 E DIANNA DR  
SCOTTSDALE, AZ 85257,

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
12-3158-000	2016/7818	06-01-2016	E 237 60/100 FT OF S1/2 OF SE1/4 OF NE1/4 OR 4607 P 251 LESS DB 513 P 424/426/430 RD R/W LESS OR 437 9 P 756 RD R/W

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  
KING SOLOMON INVESTMENT TRUST  
8735 E DIANNA DR  
SCOTTSDALE, AZ 85257

03-30-2019  
Application Date

\_\_\_\_\_  
Applicant's signature

Date of Sale: 7/1/19

By

*Jennifer N. Cassidy*

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

12-3158-000 2016

E 237 60/100 FT OF S1/2 OF SE1/4 OF NE1/4 OR 4607 P 251 LESS DB 513 P 424/426/430 RD R/W LESS OR 437 9 P 756 RD R/W

19-354

## Tax Collector's Certification

CTY-513

**Tax Deed Application Number**

1900020

**Date of Tax Deed Application**

Mar 30, 2019

This is to certify that **KING SOLOMON INVESTMENT TRUST**, holder of **Tax Sale Certificate Number 2016 / 7818**, 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: **12-3158-000**

**Cert Holder:**

**KING SOLOMON INVESTMENT TRUST  
8735 E DIANNA DR  
SCOTTSDALE, AZ 85257**

**Property Owner:**

**TALMAGE CHRISTINA LYNETTE  
343 EL MATADOR TRL  
PENSACOLA, FL 32506  
E 237 60/100 FT OF S1/2 OF SE1/4 OF NE1/4 OR 4607 P 251 LESS DB 513 P  
424/426/430 RD R/W LESS OR 437 (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
2016/7818	12-3158-000	06/01/2016	636.54	305.54	942.08

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
2018/7780	12-3158-000	06/01/2018	629.21	6.25	94.38	729.84
2017/7638	12-3158-000	06/01/2017	628.87	6.25	207.53	842.65
2015/8510	12-3158-000	06/01/2015	582.64	6.25	402.02	990.91
2014/8093	12-3158-000	06/01/2014	564.02	6.25	490.70	1,060.97
2013/8879	12-3158-000	06/01/2013	570.06	6.25	224.46	800.77
2012/9764	12-3158-000	06/01/2012	578.98	6.25	534.11	1,119.34

**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

6,486.56

2. Total of Delinquent Taxes Paid by Tax Deed Applicant

0.00

3. Total of Current Taxes Paid by Tax Deed Applicant

196.90

4. Property Information 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.

7,058.46

7. Total (Lines 1 - 6)

**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

6.25

19. Total Amount to Redeem

Done this the 11th day of April, 2019 Scott Lunsford, Tax Collector of Escambia County



# Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Navigate Mode ☒ Account ☐ Reference

Printer Friendly Version

General Information		Assessments				
<b>Reference:</b>	255N321401000003	<b>Year</b>	<b>Land</b>	<b>Imprv</b>	<b>Total</b>	<b>Cap Val</b>
<b>Account:</b>	123158000	2018	\$12,968	\$0	\$12,968	\$12,968
<b>Owners:</b>	TALMAGE CHRISTINA LYNETTE	2017	\$12,968	\$16,402	\$29,370	\$29,370
<b>Mail:</b>	343 EL MATADOR TRL PENSACOLA, FL 32506	2016	\$12,968	\$15,884	\$28,852	\$28,852
<b>Situs:</b>	2650 PURDUE RD 32568	<a href="#">Disclaimer</a>				
<b>Use Code:</b>	VACANT RESIDENTIAL	<b>Tax Estimator</b>				
<b>Taxing Authority:</b>	COUNTY MSTU	<b>&gt; File for New Homestead Exemption Online</b>				
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>					
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data		2018 Certified Roll Exemptions	
<b>Sale Date</b>	<b>Book Page Value Type</b>	None	
09/2000	4607 251 \$100 QC	<b>Legal Description</b>	
		E 237 60/100 FT OF S1/2 OF SE1/4 OF NE1/4 OR 4607 P 251 LESS DB 513 P 424/426/430 RD R/W LESS OR 4379 P 756 RD R/W	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller		<b>Extra Features</b>	
		None	

**Parcel Information**  
**Section Map Id:**  
25-5N-32  
**Approx. Acreage:**  
2.7300  
**Zoned:**   
Agr  
**Evacuation & Flood Information**  
[Open Report](#)

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

**Buildings**  
Images  
None

[Launch Interactive Map](#)

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.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KING SOLOMON INVESTMENT TRUST** holder of **Tax Certificate No. 07818**, 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:

**E 237 60/100 FT OF S1/2 OF SE1/4 OF NE1/4 OR 4607 P 251 LESS DB 513 P 424/426/430 RD R/W LESS OR 4379 P 756 RD R/W**

**SECTION 25, TOWNSHIP 5 N, RANGE 32 W**

**TAX ACCOUNT NUMBER 123158000 (19-354)**

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

**CHRISTINA LYNETTE TALMAGE**

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 July, which is the **1st day of July 2019**.

Dated this 11th day of April 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.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

## QUIT CLAIM DEED

RAMCO FORM 8

OR BK 4607 P60251  
Escambia County, Florida  
INSTRUMENT 2000-772427

DEED REC STAMPS PR & ESC CO \$ 0.70  
09/20/00 ERNIE LEE, Notary Public, Clerk  
By *Ernie Lee*

670

Return to: (enclose self-addressed stamped envelope)

Name:

Address:

This Instrument Prepared by:

Name: *Eddie Jo Talmage*  
Address: *6030 Hwy 97  
McDavid, FL 32568*  
Property Appraiser's Parcel Identification

Folio Number(s):

Grantee(s) S.S. # (s)

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This Quit Claim Deed, Executed the 18th day of SEPTEMBER, 2000, by  
EDDIE JO TALMAGE & NANCY D. HALL

first party, to CHRISTINA LYNETTE TALMAGE  
whose post office address is 2650 PURDUE ROAD McDAVID, FLA. 32568  
second party.

(Wherever used herein the terms "first party" and "second party" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, 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 \$ TWO (2)  
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, situate, lying and being in the County of  
ESCAMBIA, State of FLORIDA, to-wit:

E 237 60/100 FT OF S1/2 OF SE1/4 OF NE1/4  
CASE #98-1365-CP-03 LESS DB S13P 424/426/430  
RD R/W  
LESS OR 4379 P 756 RD R/W

RCD Sep 20, 2000 09:28 am  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 2000-772427

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.

In Witness Whereof, the said first party has signed and sealed these presents the day and year first  
above written.

Signed, sealed and delivered in the presence of:

*Ernie Lee*  
Witness Signature (as to first Grantor)

*Ernie Lee*  
Printed Name

*Lori Castleberry*  
Witness Signature (as to first Grantor)

*LORI CASTLEBERRY*  
Printed Name

Witness Signature (as to Co-Grantor, if any)

Printed Name

Witness Signature (as to Co-Grantor, if any)

Printed Name

STATE OF FLORIDACOUNTY OF ESCAMBIAE.J. TALMAGE AND NANCY D. HALL

known to me to be the person ✓ described in and who executed the foregoing instrument, who acknowledged before me that They  
executed the same, and an oath was not taken. (Check one: ☒ Said person(s) is/are personally known to me. ☐ Said person(s) provided the  
following type of identification:

NOTARY RUBBER STAMP SEAL

OFFICIAL NOTARY SEAL  
JOHN READING  
NOTARY PUBLIC STATE OF FLORIDA  
COMMISSION NO. CC661642  
MY COMMISSION EXP. JULY 7, 2001

*Eddie Jo Talmage*  
Grantor Signature

*EDDIE JO TALMAGE*  
Printed Name

*6030 Hwy 97 McDavid, FL*  
Post Office Address

*32568*

*Nancy D. Hall*  
Co-Grantor Signature (if any)

*NANCY D. HALL*  
Printed Name

*10051 Hwy 97A McDavid FL*  
Post Office Address

*32568*

Witness my hand and official seal in the County and State last aforesaid

this 18th day of SEPTEMBER, 2000

*John Reading*  
Notary Signature

*John Reading*  
Printed Name

# 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: 7-1-2019

TAX ACCOUNT NO.: 12-3158-000

CERTIFICATE NO.: 2016-7818

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

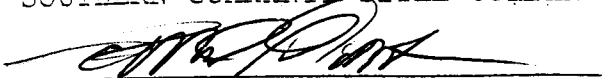
      X   Notify Escambia County, 190 Governmental Center, 32502

      X   Homestead for        tax year.

Christina L. Sande fka  
Christina Lynette Talmage  
844 Oak Alley  
Pensacola, FL 32506  
and  
343 Matador Trail  
Pensacola, FL 32506  
and  
2650 Purdue Rd.  
McDavid, FL 32568

Certified and delivered to Escambia County Tax Collector,  
this 11th day of April, 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.: 15090

April 11, 2019

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

1. Taxes for the year 2015-2018 delinquent. The assessed value is \$12,968.00. Tax ID 12-3158-000.

**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.: 15090

April 11, 2019

**THE EAST 237.60 FEET OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF THE  
NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 5 NORTH, RANGE 32 WEST; LESS  
AND EXCEPT DB 513/424/426 AND 430; ALSO, LESS AND EXCEPT O.R. BOOK  
4379/756**

19-354

**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.: 15090

April 11, 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 04-11-19099, through 04-11-2019, and said search reveals the following:

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

Christina Lynette Talmage NKA Christina L. Sande

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: 

April 11, 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 July 1, 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

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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 July, which is the **1st day of July 2019**.

Dated this 13th day of May 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:

**CHRISTINA LYNETTE TALMAGE**  
343 EL MATADOR TRL  
PENSACOLA FL 32506

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



By:  
Emily Hogg  
Deputy Clerk

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### Post Property:

2650 PURDUE RD 32568



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

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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 # 07818 of 2016**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on May 16, 2019, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

CHRISTINA LYNETTE TALMAGE 343 EL MATADOR TRL PENSACOLA FL 32506	CHRISTINA LYNETTE TALMAGE FKA CHRISTINA L SANDE 844 OAK ALLEY PENSACOLA FL 32506
CHRISTINA LYNETTE TALMAGE FKA CHRISTINA L SANDE 2650 PURDUE RD MCDAVID FL 32568	

WITNESS my official seal this 16th day of May 2019.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

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### Personal Services:

**CHRISTINA LYNETTE TALMAGE**  
343 EL MATADOR TRL  
PENSACOLA FL 32506

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



By:  
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**SECTION 25, TOWNSHIP 5 N, RANGE 32 W**

**TAX ACCOUNT NUMBER 123158000 (19-354)**

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

**CHRISTINA LYNETTE TALMAGE**

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 July, which is the **1st day of July 2019**.

Dated this 13th day of May 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:**

**CHRISTINA LYNETTE TALMAGE**  
343 EL MATADOR TRL  
PENSACOLA FL 32506

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



By:  
Emily Hogg  
Deputy Clerk



ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

19-354

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO19CIV022769NON

**Agency Number:** 19-007880

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 07818 2016

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: CHRISTINA LYNETTE TALMAGE

**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

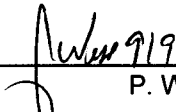
Non-Executed

Received this Writ on 5/20/2019 at 7:33 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for CHRISTINA LYNETTE TALMAGE , Writ was returned to court UNEXECUTED on 6/7/2019 for the following reason:

UNABLE TO MAKE CONTACT WITH SUBJECT AFTER NUMEROUS ATTEMPTS AT 343 EL MATADOR TRAIL, POSSIBLY VACANT. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

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 July 1, 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 **KING SOLOMON INVESTMENT TRUST** holder of Tax Certificate No. 07818, 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:

**E 237 60/100 FT OF S1/2 OF SE1/4 OF NE1/4 OR 4607 P 251 LESS DB 513 P 424/426/430 RD R/W LESS OR 4379 P 756 RD R/W**

**SECTION 25, TOWNSHIP 5 N, RANGE 32 W**

**TAX ACCOUNT NUMBER 123158000 (19-354)**

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

**CHRISTINA LYNETTE TALMAGE**

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 July, which is the **1st day of July 2019**.

Dated this 13th day of May 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:**

**2650 PURDUE RD 32568**



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

By:  
Emily Hogg  
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

19-354

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO19CIV022767NON

**Agency Number:** 19-007878

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 07818 2016

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: CHRISTINA LYNETTE TALMAGE

**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 5/20/2019 at 7:33 AM and served same at 6:40 AM on 5/21/2019 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_

*A. Hardin* 921

A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: MLDENISCO

**Pam Childers**

Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 110

Pensacola, FL 32502

2019 MAY 23 PM 4:51  
RECEIVED  
CLERK OF THE CIRCUIT COURT  
OFFICIAL RECORDS  
PENSACOLA, FL 32502

**CERTIFIED MAIL™**



9171 9690 0935 0128 2602 39

NEOPOST

05/16/2019

**US POSTAGE \$005.60**



ZIP 32502

041M1 1272965

CHRISTINA LYNETTE TALMAF

[19-354]

343 EL MATADOR TRL

PENSACOLA FL 32506

322 DE 1

0005/19/19

RETURN TO SENDER  
DELIVERABLE AS ADDRESSED  
UNABLE TO FORWARD

3250258335

\*2187-01233-18-44

UTP

3250258335

**CERTIFIED MAIL™**



9171 9690 0935 0128 2602 53

NEOPOST

05/16/2019

**US POSTAGE \$005.60**



ZIP 32502

041M1 1272965

**Pam Childers**

Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 110

Pensacola, FL 32502

To avoid delay in delivery have your Mail  
addressed to correct Street and Number,  
Zip Code, Apartment Number, P. O. Box  
or General Delivery.

13

2019

13

CHRISTINA LYNETTE TALMAGE FKA

CHRISTINA L SANDE [19-354]

2650 PUR

MCDONALD

322 DE 1

0005/20/19

RETURN TO SENDER  
NO MAIL RETURNED  
UNABLE TO FORWARD

3250258335

SC: 3250258335

\*2187-03034-17-40

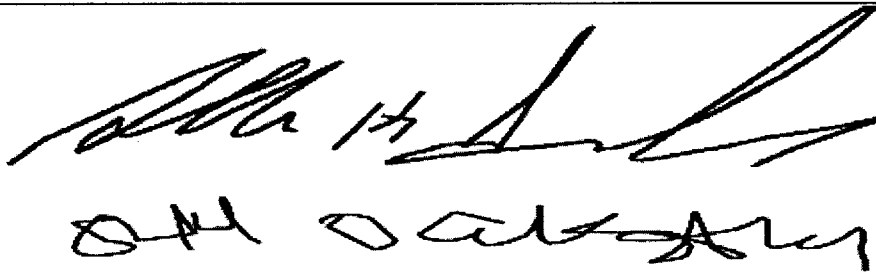
3250258335

[Home](#) > [Tracking](#) > Status History

## Status History ?

## Tracking Number Information

<b>Meter:</b>	11272965	<b>Mailing Date:</b>	05/16/19 02:14 PM
<b>Tracking Number:</b>	9171969009350128260246	<b>Sender:</b>	OR
<b>Current Status:</b>	OK : Delivered	<b>Recipient:</b>	
<b>Class of Mail</b>	FC	<b>Zip Code:</b>	32506
<b>Service:</b>	ERR	<b>City:</b>	PENSACOLA
<b>Value</b>	\$0.500	<b>State:</b>	FL

[Proof of Delivery](#)

Handwritten signature and date: 05/17/19

## Status Details

## ▼ Status Date

## Status

Fri, 05/17/19, 01:23:00 PM	OK : Delivered
Fri, 05/17/19, 12:53:00 AM	Processed (processing scan)
Thu, 05/16/19, 10:21:00 PM	Dispatched from Sort Facility
Thu, 05/16/19, 10:02:00 PM	Processed (processing scan)
Thu, 05/16/19, 08:47:00 PM	Origin Acceptance

CHRISTINA LYNETTE TALMAGE  
[19-354]  
343 EL MATADOR TRL  
PENSACOLA FL 32506

9171 9690 0935 0128 2602 39

Rt UTF  
5/23/19

CHRISTINA LYNETTE TALMAGE FKA  
CHRISTINA L SANDE [19-354]  
844 OAK ALLEY  
PENSACOLA FL 32506

9171 9690 0935 0128 2602 46

✓ Delivered  
5/17/19

CHRISTINA LYNETTE TALMAGE FKA  
CHRISTINA L SANDE [19-354]  
2650 PURDUE RD  
MCDAVID FL 32568

9171 9690 0935 0128 2602 53

Rt No Mail Rec.  
5/23/19



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

**Tax Deed - Redemption Calculator**

**Account: 123158000 Certificate Number: 007818 of 2016**

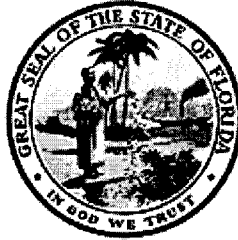
Redemption ☐ Yes ☒ No
 Application Date 
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="07/01/2019"/>	Redemption Date <input type="text" value="06/27/2019"/>
Months	4	3
Tax Collector	<input type="text" value="\$7,058.46"/>	<input type="text" value="\$7,058.46"/>
Tax Collector Interest	\$423.51	\$317.63
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$7,488.22	<input type="text" value="\$7,382.34"/> TC
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
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	\$28.02	\$21.02
Total Clerk	\$495.02	<input type="text" value="\$488.02"/> CA
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$16.80"/>	<input type="text" value="\$16.80"/>
Researcher Copies	<input type="text" value="\$1.00"/>	<input type="text" value="\$1.00"/>
Total Redemption Amount	\$8,018.04	\$7,905.16
	Repayment Overpayment Refund Amount	<input type="text" value="\$112.88"/> + 40% = \$152.88
Book/Page	<input type="text"/>	<input type="text"/>

redeemer

Notes

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



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

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

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

**Case # 2016 TD 007818**

**Redeemed Date 06/27/2019**

**Name CHRISTINA SANDE 844 OAK ALLEY PENSACOLA FL 32506**

Clerk's Total = TAXDEED	\$495.02
Due Tax Collector = TAXDEED	\$7,488.22
Postage = TD2	\$16.80
ResearcherCopies = TD6	\$1.00
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
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**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  
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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: 123158000 Certificate Number: 007818 of 2016**

**Payor: CHRISTINA SANDE 844 OAK ALLEY PENSACOLA FL 32506      Date 06/27/2019**

Clerk's Check #	4462332002	Clerk's Total	\$495.02
Tax Collector Check #	1	Tax Collector's Total	\$7,488.22
		Postage	\$16.80
		Researcher Copies	\$1.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$8,018.04

**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>

## 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 8077, Page 734, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 07818, issued the 1st day of June, A.D., 2016

TAX ACCOUNT NUMBER: 123158000 (19-354)

DESCRIPTION OF PROPERTY:

**E 237 60/100 FT OF S1/2 OF SE1/4 OF NE1/4 OR 4607 P 251 LESS DB 513 P 424/426/430 RD R/W  
LESS OR 4379 P 756 RD R/W**

**SECTION 25, TOWNSHIP 5 N, RANGE 32 W**

NAME IN WHICH ASSESSED: CHRISTINA LYNETTE TALMAGE

Dated this 27th day of June 2019.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



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 - 07-01-2019 - TAX CERTIFICATE # 07818

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

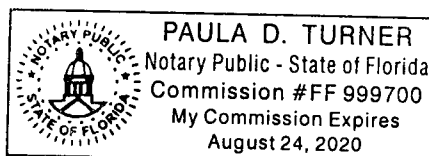
JUNE 6, 13, 20 & 27, 2019

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 27TH day of JUNE  
 A.D., 2019

PAULA D. TURNER  
 NOTARY PUBLIC



## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That KING SOLOMON INVESTMENT TRUST holder of Tax Certificate No. 07818, 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:

E 237 60/100 FT OF S1/2 OF SE1/4 OF NE1/4 OR 4607 P 251 LESS DB 513 P 424/426/430 RD R/W LESS OR 4379 P 756 RD R/W SECTION 25, TOWNSHIP 5 N, RANGE 32 W

TAX ACCOUNT NUMBER 123158000 (19-354)

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

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 July, which is the 1st day of July 2019.

Dated this 16th day of May 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.

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

oaw-4w-06-06-13-20-27-2019



**Pam Childers**

16/07818

Clerk of the Circuit Court and Comptroller, Escambia County

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

Date: 1-3-2023

King Solomon Investment Trust  
8735 E Dianna Dr  
Scottsdale AZ 85257

To Whom it May Concern,

Our records indicate that a refund check was mailed to you in relation to a Tax Deed case. The property was either sold or redeemed. The Escambia County check # 90003714 in the amount of \$ 488.02 has not been cashed. State law requires us to report and remit the funds to the State if you have not claimed your property. To claim your property, you will be asked to sign an affidavit. Please check the appropriate box below, sign in the space provided, and return this to us no later than two weeks from the date of this letter.

- ☐ I do not wish to claim the monies.
- ☐ Please reissue the check.
- ☐ The original check has been found and is being returned to your office. Once the check is received, a new check will be issued to me.
- ☐ Other (please provide an explanation below or attach a separate explanation).

Signature

Date

Your prompt attention and assistance is appreciated. Please return to the following address:

Clerk of the Circuit Court  
Official Records  
221 Palafox Place, Ste 110  
Pensacola, FL 32502

If no response is received from you within two weeks from the date of this letter, we will report and remit your monies to the State of Florida Unclaimed Properties Division. If you have any questions, please contact Mylinda Johnson at 850-595-4813.

Sincerely,  
Pam Childers, Clerk of the Circuit Court  
By: [Signature]  
Mylinda Johnson, Deputy Clerk