

Tax Collector's Certification

Tax Deed Application Number
1800152

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 / 8007**, 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: **13-1611-000**

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

Property Owner:
MILLER BETTY L &
LITTLETON ROSSALYNN 1/2 INT
710 SCENIC HWY # 312
PENSACOLA, FL 32503
S 65 FT OF N 150 FT OF E 50 FT BEL NO BLK 72 BELMONT TRACT OR
2653 P 914 OR 6128 P 307 CA 94

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
2016/8007	13-1611-000	06/01/2016	654.99	32.75	687.74
2017/7826	13-1611-000	06/01/2017	662.24	33.11	695.35

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	1,383.09
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	593.03
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)	2,351.12

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

Total Amount Paid

8. Clerk of Court Statutory Fee for Processing Tax Deed	
9. Clerk of Court Certified Mail Charge	
10. Clerk of Court Advertising Charge	
11. Clerk of Court Recording Fee for Certificate of Notice	
12. Sheriff's Fee	
13. Interest Computed by Clerk of Court Pursuant to Section 197.542, F.S.	
14. Total (Lines 8 - 13)	
15. One-half Assessed Value of Homestead Property, if Applicable per F.S.	
16. Other Outstanding Certificates and Delinquent Taxes Not Included in this Application, If Applicable Per Florida Statutes	
17. Statutory (Opening) Bid; Total of Lines 7, 14, 15 (if applicable) and 16 (if applicable)	
18. Redemption Fee	12.50
19. Total Amount to Redeem	

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

Date of Sale: August 6, 2018

By *Jennifer N. Cassidy*

*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date.
13-1611-000 2016

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800152

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
13-1611-000	2016/8007	06-01-2016	S 65 FT OF N 150 FT OF E 50 FT BEL NO BLK 72 BELMO NT TRACT OR 2653 P 914 OR 6128 P 307 CA 94

I agree to:

- pay any current taxes, if due and
- redeem all outstanding tax certificates plus interest not in my possession, and
- pay all delinquent and omitted taxes, plus interest covering the property.
- pay all Tax Collector's fees, ownership and encumbrance report costs, Clerk of the Court costs, charges and fees, and Sheriff's costs, if applicable.

Attached is the tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

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

04-25-2018
Application Date

Applicant's signature



Chris Jones Escambia County Property Appraiser

- Real Estate Search
- Tangible Property Search
- Sale List
- Amendment 1/Portability Calculations

[Back](#)

Navigate Mode
 Account
 Reference

Printer Friendly Version

General Information	
Reference:	000S009010003072
Account:	131611000
Owners:	MILLER BETTY L & LITTLETON ROSSALYNN 1/2 INT MILLER WILLIE D 1/2 INT
Mail:	710 SCENIC HWY # 312 PENSACOLA, FL 32503
Situs:	815 N DEVILLIERS ST 32501
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	PENSACOLA CITY LIMITS
Schools (Elem/Int/High):	GLOBAL LEARNING ACADEMY/WORKMAN/PENSACOLA
Tax Inquiry:	Open Tax Inquiry Window
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	

Assessments				
Year	Land	Imprv	Total	Cap Val
2017	\$7,703	\$22,633	\$30,336	\$30,336
2016	\$7,703	\$22,246	\$29,949	\$29,949
2015	\$7,703	\$21,748	\$29,451	\$29,451

Disclaimer

[Amendment 1/Portability Calculations](#)

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

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
04/2007	6128	307	\$100	WD	View Instr
01/1989	2653	914	\$100	CJ	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
S 65 FT OF N 150 FT OF E 50 FT BEL NO BLK 72 BELMONT TRACT OR 2653 P 914 OR 6128 P 307 CA 94

Extra Features
None

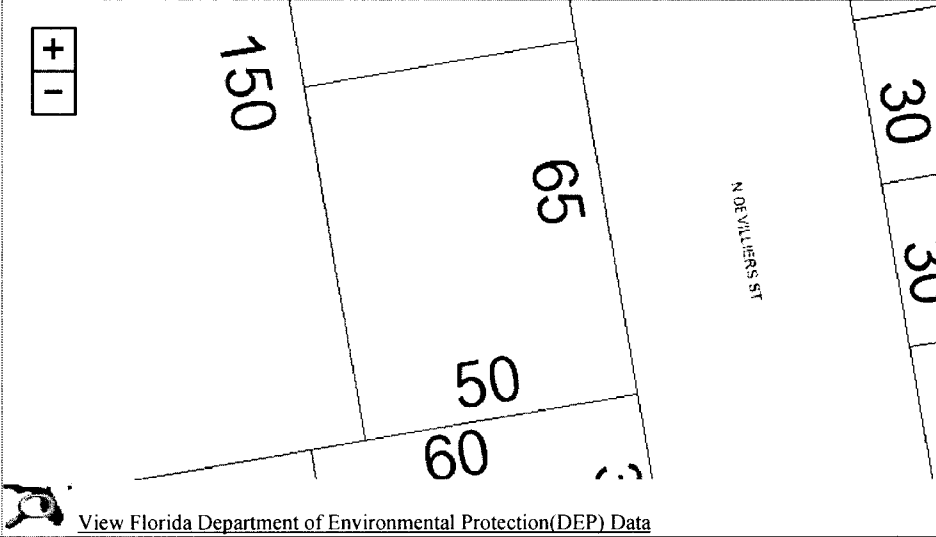
Parcel Information [Launch Interactive Map](#)

Section Map Id:
CA094

Approx. Acreage:
0.0746

Zoned:
R-2

Evacuation & Flood Information
[Open Report](#)




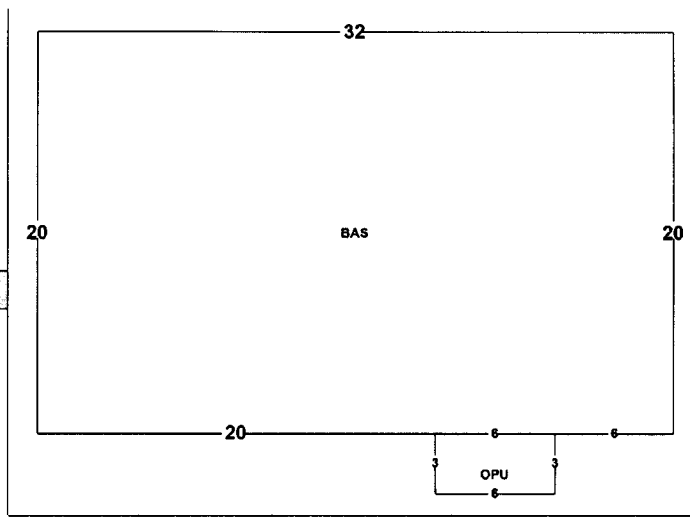
Buildings

Address: 815 N DEVILLIERS ST, Year Built: 1916, Effective Year: 1976

Structural Elements
DECOR/MILLWORK-AVERAGE
DWELLING UNITS -
EXTERIOR WALL SIDING-SHT AVG
FLOOR COVER-CARPET

FOUNDATION-WOOD/NO SUB FLR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

 Areas - 658 Total SF
BASE AREA - 640
OPEN PORCH UNF - 18

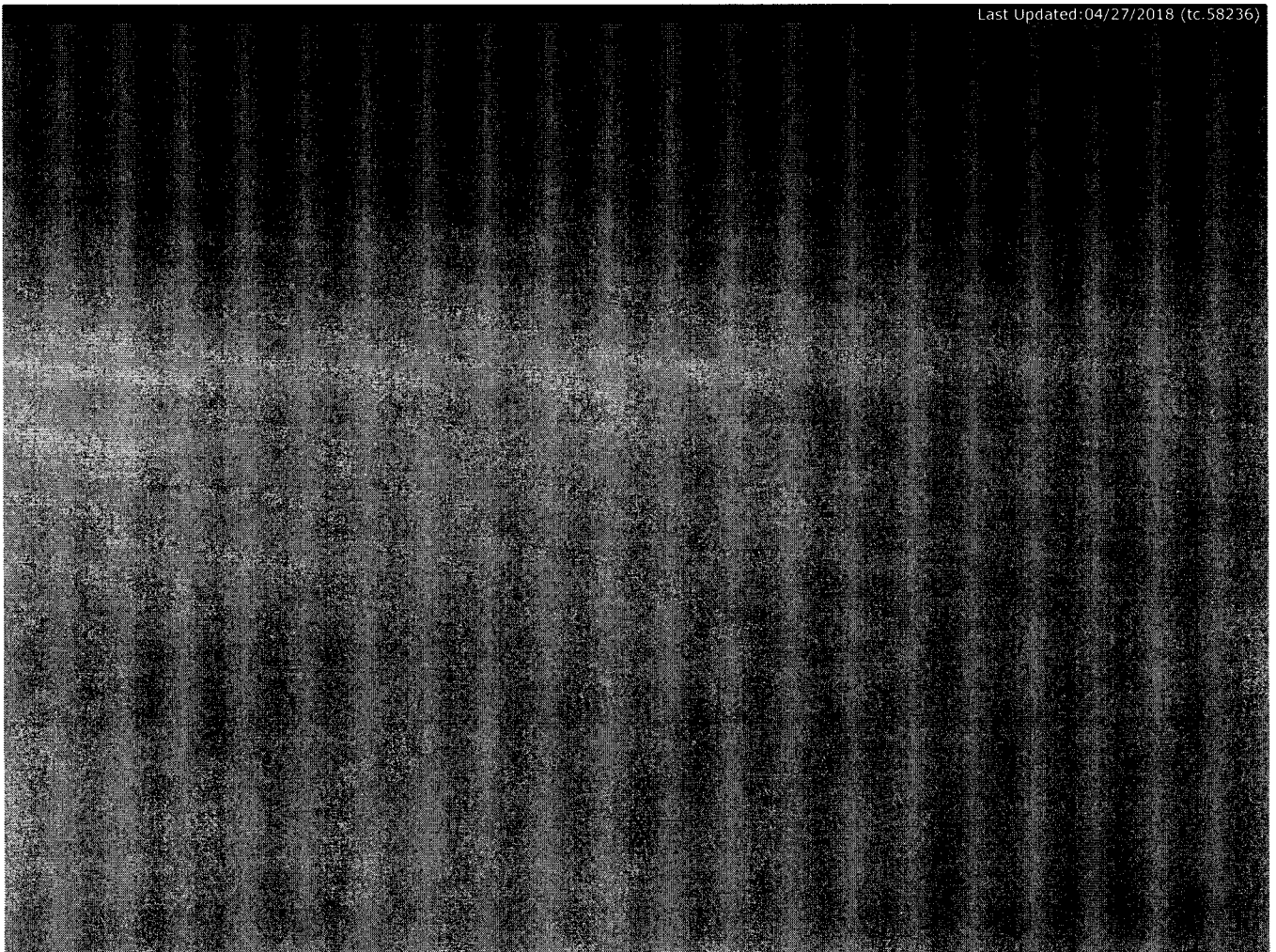


Images



6/29/16

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 7, 2018

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

Dear Certificate Holder:

The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. There are additional fees needed in order to process your application. If you have any questions, please feel free to contact me at (850) 595-3793.

TAX CERT	ADDITIONAL FEES
2016 TD 00021	\$40.00 - Sheriff Fee
2016 TD 00071	\$40.00 - Sheriff Fee
2016 TD 01319	\$80.00 - Sheriff Fee
2016 TD 02122	\$240.00 - Sheriff Fee
2016 TD 09104	\$80.00 - Sheriff Fee
2016 TD 03717	\$40.00 - Sheriff Fee
2016 TD 04151	\$40.00 - Sheriff Fee
2016 TD 08007	\$40.00 - Sheriff Fee

PLEASE REMIT \$600.00

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg
Tax Deed Division

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



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 131611000 Certificate Number: 008007 of 2016

Payor: BETTY MILLER 710 SCENIC HWY # 312 PENSACOLA, FL 32503 Date 05/29/2018

Clerk's Check #	1	Clerk's Total	\$519.40 2536.24
Tax Collector Check #	1	Tax Collector's Total	\$2,504.69
		Postage	\$43.86
		Researcher Copies	\$3.00
		Total Received	\$3,070.45

\$2539.24

PAM CHILDERS
 Clerk of the Circuit Court

Received By: _____
 Deputy Clerk

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

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



11 182011 11.11.11

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 008007

Redeemed Date 05/29/2018

Name BETTY MILLER 710 SCENIC HWY # 312 PENSACOLA, FL 32503

Clerk's Total = TAXDEED	\$519.40	
Due Tax Collector = TAXDEED	\$2,504.69	\$2536.24
Postage = TD2	\$43.96	
ResearcherCopies = TD6	\$3.00	

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
Account: 131611000 Certificate Number: 008007 of 2016

Redemption Yes No
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="08/06/2018"/>	Redemption Date <input type="text" value="05/29/2018"/>
Months	4	1
Tax Collector	<input type="text" value="\$2,351.12"/>	<input type="text" value="\$2,351.12"/>
Tax Collector Interest	\$141.07	\$35.27
Tax Collector Fee	<input type="text" value="\$12.50"/>	<input type="text" value="\$12.50"/>
Total Tax Collector	\$2,504.69	<input type="text" value="\$2,398.89"/> <i>TC</i>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$160.00"/>	<input type="text" value="\$160.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$29.40	<input type="text" value="\$7.35"/>
Total Clerk	\$519.40	<input type="text" value="\$497.35"/> <i>CH</i>
Postage	<input type="text" value="\$43.36"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$3.00"/>	<input type="text" value="\$3.00"/>
Total Redemption Amount	\$3,070.45	\$2,899.24
	Repayment Overpayment Refund Amount	\$171.21

Notes

18-314

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.: 14313

May 6, 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 05-02-1998, through 05-02-2018, and said search reveals the following:

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

Betty L. Miller, Rossalynn Littleton and Willie D. Miller

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 6, 2018

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 14313

May 6, 2018

South 65 feet of North 150 feet of the East 50 feet, Belmont North, Block 72, Belmont Tract, City of Pensacola, Escambia County, Florida, according to the map of said City copyrighted by Thomas C. Watson in 1906. Florida

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14313

May 6, 2018

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

1. Taxes for the year 2015-2017 delinquent. The assessed value is \$30,336.00. Tax ID 13-1611-000.

PLEASE NOTE THE FOLLOWING:

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

SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: 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.: 13-1611-000

CERTIFICATE NO.: 2016-8007

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

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

Notify Escambia County, 190 Governmental Center, 32502

Homestead for _____ tax year.

Betty L. Miller
Rossalyn Littleton
Willie D. Miller, if alive,
or his Estate if deceased
710 Scenic Hwy., #312
Pensacola, FL 32503
and
815 N. Devilliers St.
Pensacola, FL 32501

Certified and delivered to Escambia County Tax Collector,
this 6th 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.

This instrument prepared by:

CHARLES H. OVERMAN, III
701 South "J" STREET
PENSACOLA, FL 32501

00-0S-00-9010-003-0072
Parcel ID Number

STATE OF FLORIDA
COUNTY OF ESCAMBIA

This WARRANTY DEED

Made this 17th day of April, 2007 by BETTY L. MILLER, a single woman, hereinafter called the Grantor, to BETTY L. MILLER and ROSSALYNN LITTLETON, as joint tenants with right of survivorship, whose post office address is 710 Scenic Highway, Pensacola, Florida 32503, hereinafter called the Grantees.

(Whenever used herein the term "grantor" and "grantee" includes all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations, whenever the content so admits or requires.)

Witnesseth, that the Grantor, for and in consideration of the sum of \$ 1.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee all that certain land, situated in Escambia County, State of Florida, to-wit:

Undivided one-half interest in and to:

South 65 Feet of North 150 feet of East 50 feet, Belmont North, Block 72, Belmont Tract, City of Pensacola, Escambia County, Florida, according to the map of said City copyrighted by Thomas C. Watson in 1906.

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

To Have and to Hold, the same in fee simple forever.

And the Grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that the said land is free of all encumbrances, except covenants, restrictions and easements of record, and taxes for the current and subsequent years.

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

Signed, sealed and delivered in the presence of:

Michelle M. Quintana
Printed Name: MICHELLE M. QUINTANA

Irene Macy
Printed Name: IRENE MACY

Betty L. Miller
Printed Name: BETTY L. MILLER

Address: 710 SCENIC HIGHWAY, #312
PENSACOLA, FL 32503

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 17th day of April, 2007, by BETTY L. MILLER, who has produced Florida Driver's License as identification.

Irene Macy
NOTARY PUBLIC

 **Irene Macy**
Commission # DD483276
Expires November 30, 2009
Bonded Tray P&H - Insurance, Inc. 800-264-7019

9.00 + 1.50
.55

PERSONAL REPRESENTATIVE'S DISTRIBUTIVE DEED
INTESTATE

THIS INDENTURE is made this the ~~24th~~ day of ~~JANUARY~~, 1989, by and between BETTY L. MILLER, the duly qualified and acting personal representative of the estate of KATHRYN M. MILLER, deceased, party of the first part, and BETTY L. MILLER and WILLIE D. MILLER, as tenants in common, whose post office address is:

904 West LaRua Street, Pensacola, Florida 32501

party of the second part.

WITNESSETH: That WHEREAS, KATHRYN M. MILLER died intestate a resident of Escambia County, Florida on June 26, 1987, seized and possessed of the real property hereinafter described, and

WHEREAS, title to said property passed to the parties of the second part as of the date of said decedent's death pursuant to the Florida Law of Decent and Distribution as will more fully appear from those certain proceedings in the Circuit Court for Escambia County, Florida, Probate Division, in Case No. 88-667-CB-03, subject only to the right of the party of the first part to sell or encumber the property for the purpose of defraying claims, costs and expenses of administration of decedent's estate; and

WHEREAS, the party of the first part wishes to distribute said property to the parties of the second part and evidence the release of the property from said right to sell or encumber.

NOW THEREFORE, in consideration of the foregoing and in connection with the distribution of the estate of said decedent, the party of the first part has released to the parties of the second part the right to sell or encumber said property and granted, conveyed and confirmed unto to the parties of the second part, their heirs and assigns forever all of the interest of said decedent in and to the real property situated in Escambia County, Florida, described as follows:

SOUTH 65 FEET OF NORTH 150 FEET OF EAST 50 FEET,
BELMONT NORTH, BLOCK 72, BELMONT TRACT, CASE NO. 1914,
AUGUST 15, 1969, COUNTY JUDGE'S COURT.

TOGETHER with all and singular tenements, hereditaments, and appurtenances belonging to or in any way appertaining to that real property, subject to all restrictions, reservations, and easements of record, if any, and ad valorem taxes for the current year.

Because this deed is given to evidence the distribution of assets of a decedent's estate and involves the assumption of no mortgage, minimum state documentary stamps are affixed.

D.S. PD. \$.55
DATE 1-25-89
JOE A. FLOWERS, COMPTROLLER
BY: J. P. [Signature] D.C.
CERT. REG. #59-2043328-27-01

... of ...
... has executed this ...
...

[Handwritten signature]

[Handwritten signature]

... BY ...
...
...
...
...
34

RECORDED
INDEXED
MAY 11 1964
FBI - MEMPHIS
COMMUNICATIONS SECTION

04103



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

June 5, 2018

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

Dear Certificate Holder:

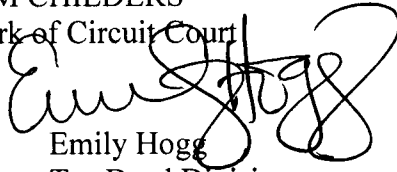
The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. The property redeemed prior to sale; therefore your application fees are now refundable.

TAX CERT	APP FEES	INTEREST	TOTAL
2016 TD 001145	\$450.00	\$6.75	\$456.75
2016 TD 008206	\$450.00	\$6.75	\$456.75
2016 TD 000397	\$450.00	\$6.75	\$456.75
2016 TD 008007	\$450.00	\$6.75	\$456.75
2016 TD 005834	\$450.00	\$6.75	\$456.75
2016 TD 003063	\$450.00	\$6.75	\$456.75

TOTAL \$2,781.10

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By: 
Emily Hogg
Tax Deed Division