

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1800225

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
ATCF II FLORIDA-A, LLC
PO BOX 54972
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
14-1668-000	2016/8350	06-01-2016	LTS 5 6 BLK 199 LESS W 5 FT 8 IN OF LT 5 NEW CITY TRACT OR 7164 P 313 OR 7327 P 1761 CA 65

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
ATCF II FLORIDA-A, LLC
PO BOX 54972
NEW ORLEANS, LA 70154

04-25-2018
Application Date

Applicant's signature

18-443

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1800225

Date of Tax Deed Application

Apr 25, 2018

This is to certify that **ATCF II FLORIDA-A, LLC**, holder of **Tax Sale Certificate Number 2016 / 8350**, 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: **14-1668-000**

Cert Holder:

ATCF II FLORIDA-A, LLC
PO BOX 54972
NEW ORLEANS, LA 70154

Property Owner:

P MARK TAYLOR
1719 N 9TH AVE
PENSACOLA, FL 32503
LTS 5 6 BLK 199 LESS W 5 FT 8 IN OF LT 5 NEW CITY TRACT OR 7164 P
313 OR 7327 P 1761 CA 65

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
2016/8350	14-1668-000	06/01/2016	2,900.20	145.01	3,045.21

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
2017/8172	14-1668-000	06/01/2017	3,328.95	6.25	166.45	3,501.65

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

6,546.86

2. Total of Delinquent Taxes Paid by Tax Deed Applicant

0.00

3. Total of Current Taxes Paid by Tax Deed Applicant

3,249.03

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)

10,170.89

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 1st day of May, 2018 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: October 1, 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.

14-1668-000

2016



Chris Jones

Escambia County Property Appraiser

[Real Estate Search](#)
[Tangible Property Search](#)
[Sale List](#)
[Amendment 1/Portability Calculations](#)
[Back](#)

← Navigate Mode ☒ Account ☐ Reference →

[Printer Friendly Version](#)

General Information

Reference: 000S009025005199
Account: 141668000
Owners: P MARK TAYLOR
Mail: 1719 N 9TH AVE
 PENSACOLA, FL 32503
Situs: 1719 N 9TH AVE 32503
Use Code: OFFICE, 1 STORY
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	\$78,792	\$97,643	\$176,435	\$162,250
2016	\$78,792	\$94,070	\$172,862	\$147,500
2015	\$46,783	\$87,308	\$134,091	\$134,091

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

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
04/09/2015	7327	1761	\$100	QC	View Instr
04/23/2014	7164	313	\$100	QC	View Instr
09/10/2010	6634	1099	\$249,000	WD	View Instr
07/1995	3808	586	\$69,900	WD	View Instr
04/1983	1756	60	\$7,700	QC	View Instr
11/1979	1390	1000	\$66,000	WD	View Instr
01/1976	1035	101	\$63,000	WD	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

LTS 5 6 BLK 199 LESS W 5 FT 8 IN OF LT 5 NEW CITY TRACT OR 7164 P 313 OR 7327 P 1761 CA 65

Extra Features

ASPHALT PAVEMENT
 FRAME BUILDING
 WOOD FENCE

Parcel Information

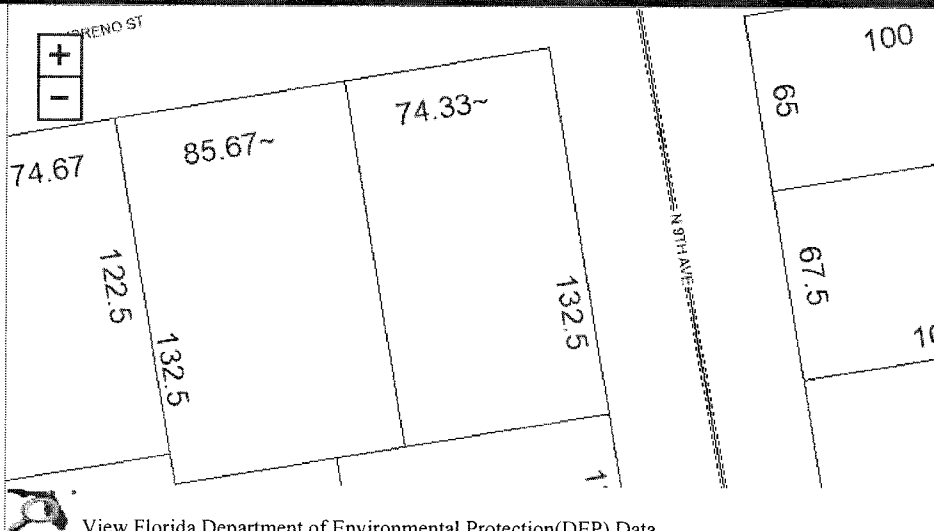
[Launch Interactive Map](#)

Section Map Id:
 CA065

Approx. Acreage:
 0.2261

Zoned:
 C-1

Evacuation & Flood Information
[Open Report](#)




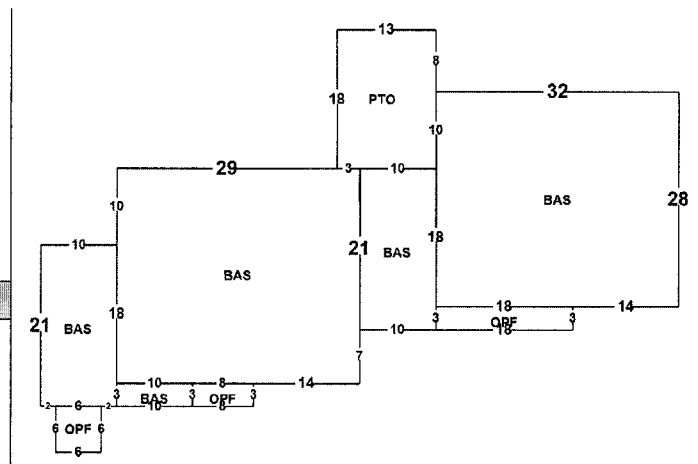
[View Florida Department of Environmental Protection \(DEP\) Data](#)

Buildings

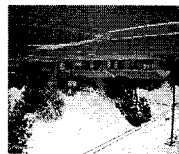
Address: 1719 N 9TH AVE, Year Built: 1955, Effective Year: 1980

Structural Elements
 DECOR/MILLWORK-AVERAGE
 DWELLING UNITS-0

 Areas - 2590 Total SF
BASE AREA - 2242
OPEN PORCH FIN - 114
PATIO - 234



Images



2/23/16

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.

Last Updated: 05/07/2018 (tc.5302)

STATE OF FLORIDA

COUNTY OF SANTA ROSA

The foregoing instrument was acknowledged before me this 29th day of November, 2013,
by James M. Devito


NOTARY PUBLIC

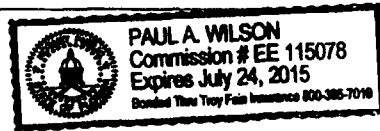
Print Name: _____

____ Personally Known

☒ OR

Produced Identification

Type of Identification Produced FL DL



STATE OF FLORIDA

COUNTY OF SANTA ROSA

The foregoing instrument was acknowledged before me this 29th day of November, 2013,
by Adriana M. Devito


NOTARY PUBLIC

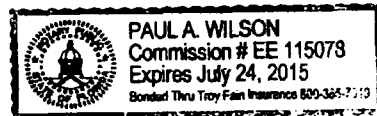
Print Name: _____

____ Personally Known

☒ OR

Produced Identification

Type of Identification Produced FL DL



IN WITNESS WHEREOF, the parties hereto have caused this Memorandum of Lease Agreement to be executed and their respective seals hereto affixed the day and year first above written.

ATTEST:

By:

Whitney A Martin
Julia R. Wilson

LESSOR:

P. Mark Taylor
By: P. Mark Taylor

By:

Whitney A Martin
Julia R. Wilson

LESSEE:

James M. Devito
By: James M. Devito

By:

Whitney A Martin
Julia R. Wilson

LESSEE:

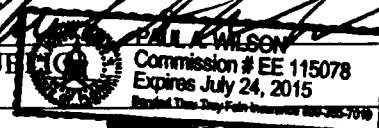
Adrienna N. Devito
By: Adrienna N. Devito

STATE OF FLORIDA

COUNTY OF SANTA ROSA

The foregoing instrument was acknowledged before me this 27th day of November, 2013,
by P. Mark Taylor

NOTARY PUBLIC
Print Name:

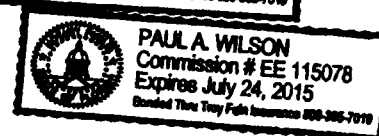


Personally Known

OR

☒ Produced Identification

Type of Identification Produced FL DL



This instrument prepared by:

Paul A. Wilson, Esq.

Litvak, Beasley & Wilson, LLP

226 E. Government Street

Pensacola, Florida 32502

Memorandum Of Lease Agreement

THIS MEMORANDUM OF LEASE AGREEMENT, made and entered into as of the
29th day November, 2013, by and between P. Mark Taylor, (hereinafter called
"Lessor"), James M. Devito and Adrienna N. Devito, (hereinafter called "Lessee").

WITNESSETH:

1. Lessor and Lessee have entered into a Lease Agreement, pursuant to which, and subject to the terms of which, Lessee has the right to occupy the following described real estate in Pensacola, Escambia County, Florida, to wit:

1719 N. 9th Ave., Pensacola, Florida 32503

together with all improvements located thereon and rights appertaining thereto (hereinafter called the Premises), for an original one (1) year term beginning on December 1, 2013 and ending on November 30, 2014.

2. The Lessee has one (1) option to extend the term of the Lease for an additional one (1) year term. This option shall be automatically exercised unless the Lessee shall notify the Lessor that it will not exercise the option at least 60 days prior to the end of the lease term.

3. The Lease provides that Lessor shall pay all costs of maintenance and repair; all taxes, assessments, and charges of any and all natures with reference to the Premises, and shall protect and defend the same against all liens and claims of lien.

4. Lessor shall, during the term of the Lease, have the power to mortgage or otherwise encumber the fee interest in the Premises or any improvements thereon.

5. Lessee shall cause any construction or other lien filed against the Premises by reason of any act or omission of Lessee to be bonded or discharged within thirty (30) days of the lien being recorded.

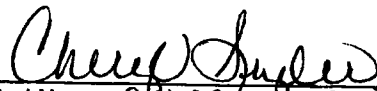
6. The fee simple interest of the Lessor in and to the Premises, or any part thereof, shall not be subject to liens for any work, labor, services performed or material supplied, or claimed to have been performed or supplied (or any similar lien) by Lessee, or Lessee's contractors, subcontractors (including sub-subcontractors), laborers, and material suppliers supplying labor and/or material in connection with any improvements made to or on the Premises by the Lessee or anyone claiming by, through or under the Lessee, or as a result of the Lessee's use of the Premises.

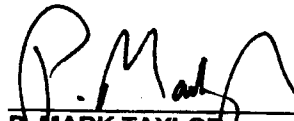
ACTION IN WHICH A JURY TRIAL CANNOT OR HAS NOT BEEN WAIVED. THE PROVISIONS OF THIS PARAGRAPH HAVE BEEN FULLY DISCUSSED BY THE PARTIES HERETO, AND THESE PROVISIONS SHALL BE SUBJECT TO NO EXCEPTIONS. NO PARTY HAS IN ANY WAY AGREED WITH OR REPRESENTED TO ANY OTHER PARTY THAT THE PROVISIONS OF THIS PARAGRAPH WILL NOT BE FULLY ENFORCED IN ALL INSTANCES.

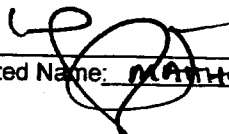
IN WITNESS WHEREOF, the Mortgagor has executed this Mortgage on the date first set forth above.

WITNESSES:

MORTGAGOR:


Printed Name: CHERYL SNYDER


P. MARK TAYLOR


Printed Name: MATTHEW C. HOFFMAN

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 9th day of April, 2015, by P. Mark Taylor, who is (☒) personally known to me or () has produced a _____ (state) driver's license as identification.

My Commission Expires:


Notary Public (Signature)

(AFFIX NOTARY SEAL)

(Printed Name)



Matthew C. Hoffman
Notary Public
State of Florida
My Commission Expires 10/05/2015
Commission No. EE 126900

Section 6.02 Notices. Except as otherwise provided herein, all notices, requests and demands to or upon a party hereto shall be in writing and shall be sent by certified or registered mail, return receipt requested, by personal delivery against receipt, or by telegraph or telex or telecopy, addressed as follows, and shall be deemed validly served and given on the date of receipt as shown on the return receipt if delivered by certified mail, on the date of delivery if done by personal delivery and upon confirmation of receipt if sent by telegraph, telex or telecopy with receipt confirmed:

If to Lender: Beach Community Bank
33 West Garden Street
Pensacola, FL 32502
Attention: Robert W. Massey

with a copy to: Carver, Darden, Koretzky, Tessier,
Finn, Blossman & Areaux, LLC
801 West Romana St., Suite A
Pensacola, Florida 32502
Attention: Matthew C. Hoffman

If to Mortgagor: P. Mark Taylor
1110 E. Belmont Street
Pensacola, FL 32501

Facsimile:

or to such other address as each party may designate for itself by like notice given in accordance with this Section. Notice shall also be deemed validly served and given on the date that a party rejects or refuses to accept delivery or the date of an inability to effectuate delivery because of a changed address of which no notice was given in accordance with this Section. Any written notice that is not sent in conformity with the provisions hereof shall nevertheless be effective on the date that such notice is actually received by the noticed party.

Section 6.03 Headings. The headings of the articles, sections, Sections and subdivisions of this Mortgage are for convenience of reference only, are not to be considered a part hereof, and shall not limit or expand or otherwise affect any of the terms hereof.

Section 6.04 Invalid Provisions to Affect No Others. In the event that any of the covenants, agreements, terms or provisions contained in the Note, this Mortgage or the other Loan Documents, as applicable, shall be invalid, illegal or unenforceable in any respect, the validity of the remaining covenants, agreements, terms or provisions contained herein or in the Indebtedness, as applicable, shall be in no way affected, prejudiced or disturbed thereby.

Section 6.05 Changes, Etc. Neither this Mortgage nor any term hereof may be changed, waived, discharged or terminated orally, or by any action or inaction, but only by an instrument in writing signed by the party against which enforcement of the change, waiver, discharge or termination is sought. The modification hereof or of the Indebtedness, as applicable, or the release of any part of the Mortgaged Property from the lien hereof shall not impair the priority of the lien of this Mortgage.

Section 6.06 Governing Law. This Mortgage is made by the Mortgagor under the laws of the State of Florida and shall be construed, interpreted, enforced and governed by and in accordance with the laws of such state, without regard to principles of conflicts of law.

Section 6.07 WAIVER OF JURY TRIAL. NO PARTY TO THIS MORTGAGE OR ANY ASSIGNEE, SUCCESSOR, HEIR OR PERSONAL REPRESENTATIVE OF A PARTY SHALL SEEK A JURY TRIAL IN ANY LAWSUIT, PROCEEDING, COUNTERCLAIM, OR ANY OTHER LITIGATION PROCEDURE BASED UPON OR ARISING OUT OF THIS MORTGAGE, ANY OTHER LOAN DOCUMENT OR THE DEALINGS OR THE RELATIONSHIP BETWEEN OR AMONG THE PARTIES, OR ANY OF THEM. NO PARTY OR ANY ASSIGNEE, SUCCESSOR, HEIR OR PERSONAL REPRESENTATIVE OF A PARTY SHALL SEEK TO CONSOLIDATE ANY SUCH ACTION, IN WHICH A JURY TRIAL HAS BEEN WAIVED, WITH ANY OTHER

- (a) The land located in the County of Escambia, State of Florida,

Lots 5 and 6, Block 199, less the West 5 feet 8 inches of Lot 5, New City Tract, according to a Map of Pensacola, Florida, published by the Watson Agency, Inc., copyrighted in 1949 by the Watson Agency, Inc. and C. H. Overman, and lying in Escambia County, Florida.

together with all mineral, oil and gas rights appurtenant to said land, and all shrubbery, trees and crops now growing or hereafter grown upon said land (collectively the "Land"); and

(b) **TOGETHER WITH** all buildings, structures, roads, drives, parking lots, sewerage and utility lines and all other improvements now or hereafter located on said Land and all fixtures, contract rights and general intangibles (as such terms are defined in the UCC under Florida law) now or hereafter located on or used in the development or operation of, the Land, including but not limited to: (i) all property and equipment affixed to the Land, which, to the fullest extent permitted by law, shall be deemed fixtures and a part of the Land, (ii) any and all rights and benefits of Mortgagor relating to the Land, including, but not limited to, construction contracts, architect contracts, service contracts, advertising contracts, purchase orders, general intangibles, permits, licenses, actions and right of action, deposits by or with Mortgagor, prepaid expenses, permits, licenses, interests, estates or other claims, insurance proceeds, and prepaid insurance premiums, and (iii) all right title and interest of the Mortgagor in all trade names hereinafter used in connection with the Land (hereinafter collectively the "Improvements"); and

(c) **TOGETHER WITH** all easements, rights-of-way, gores of land, streets, ways, alleys, passages, sewer rights, water courses, water rights and powers, and all appurtenances whatsoever, in any way belonging, relating or appertaining to any of the mortgaged property described in Sections (a) and (b) hereof, or which hereafter shall in any way belong, relate or be appurtenant thereto, whether now owned or hereafter acquired by the Mortgagor; and

(d) **TOGETHER WITH** any and all present and future leases or subleases affecting the property described in Sections (a), (b) and (c) above, and all rents, income, and profits therefrom, including without limitation, any and all rents, income, profits, bonuses, revenues, royalties, cash or security deposits, advance rentals and other payments, and further including Mortgagor's rights to enforce all present and future leases or subleases and to receive and enforce any rights that Mortgagor might have to collect rental and all other payments; and

(e) **TOGETHER WITH** any and all present and future deposits or other security or advance payments, including rental payments, made by or on behalf of Mortgagor to others, with respect to (i) utility service regarding the property described in Sections (a), (b), (c) and (d) above, (ii) cleaning, maintenance, repair, or similar services regarding the property described in Sections (a), (b), (c) and (d) above, (iii) refuse, removal or sewer service regarding the property described in Sections (a), (b), (c) and (d) above, and (iv) parking or similar services or rights regarding the property described in Sections (a), (b), (c) and (d) above; and

(f) **TOGETHER WITH** any and all present and future options to sell or to lease the property described in Sections (a), (b), (c), (d) and (e) above, or any interests therein; and

(g) **TOGETHER WITH** any and all of Mortgagor's present and future contract rights, instruments, documents, and general intangibles necessary for use or useful in connection with the ownership and operation of all or any part of the property described in Sections (a), (b), (c), (d), (e) and (f) above, whether now existing or hereafter created, or otherwise acquired by Mortgagor, and all liens, security interests, guaranties, remedies, privileges and other rights pertaining thereto, and all rights and remedies of any kind forming the subject matter thereof; and

(h) **TOGETHER WITH** any and all proceeds derived or to be derived from the sale, transfer, conveyance, insurance loss, damage, destruction, condemnation, expropriation, or other taking of the property described in Sections (a), (b), (c), (d), (e), (f) and (g) above, or any other proceeds and proceeds of proceeds, and any unearned insurance premiums relating thereto, including the rights of Mortgagor to receive such proceeds directly from the obligor or obligors therefore, and to further enforce any rights that Mortgagor may have to collect

THIS INSTRUMENT WAS PREPARED BY
MATTHEW C. HOFFMAN, ESQ. OF
CARVER DARDEN KORETZKY TESSIER
FINN BLOSSMAN & AREAUX, LLC
801 WEST ROMANA STREET, SUITE A
PENSACOLA, FLORIDA 32502
File No. 4350.42732

STATE OF FLORIDA

COUNTY OF ESCAMBIA

MORTGAGE AND SECURITY AGREEMENT

THIS MORTGAGE AND SECURITY AGREEMENT ("Mortgage") is made and delivered this 9th day of April, 2015, between P. MARK TAYLOR, a single person having a mailing address of, and principal place of business at, 1110 E. Belmont Street, Pensacola, FL 32501 ("Mortgagor") and BEACH COMMUNITY BANK, a Florida banking corporation ("Lender"), having a mailing address of 33 West Garden Street, Pensacola, FL 32502.

WITNESSETH:

WHEREAS, Mortgagor is indebted to Lender in the original principal sum of ONE HUNDRED NINE THOUSAND ONE HUNDRED FORTY SIX and 07/100 DOLLARS (\$109,146.07), together with interest thereon, as evidenced by that certain Promissory Note of even date herewith, in the original principal amount of \$109,146.07, executed by Mortgagor and delivered to Lender, (such Promissory Note, together with any and all renewals, extensions, modifications, restatements, substitutions and replacements thereof being hereinafter collectively called the "Note"); and

WHEREAS, Mortgagor has executed the Note, and other documents relating or pertaining to the Note and any other Indebtedness (as defined *infra*), obligations or liabilities owed to Lender, including without limitation, all promissory notes, credit agreements, a commercial loan agreement of even date (the "Loan Agreement"), environmental agreements, guaranties, security agreements, mortgages, collateral mortgages, deeds of trust, and all other instruments, Hedge Agreements (defined below) and all confirmations relating thereto, and all other agreements and documents, whether now or hereafter existing, executed in connection with the Note and other Indebtedness, all as amended, renewed and replaced (hereinafter collectively the "Loan Documents"); and

WHEREAS, Mortgagor hereby grants this Mortgage to secure any and all present and future loans, advances, and/or other extensions of credit obtained and/or to be obtained by Mortgagor from Lender, as well as Lender's successors and assigns, from time to time, one or more times, now and in the future, and any and all promissory notes evidencing such present and/or future loans, advances, and/or other extensions of credit, including without limitation, the Note and any and all Future Advances (as defined in Section 1.02) that Lender may make on behalf of Mortgagor as provided in this Mortgage, and any covenants and agreements set forth in the Loan Documents, together with interest thereon, plus any Hedge Agreements (hereinafter collectively the "Indebtedness"). For purposes of this Mortgage, a Hedge Agreement shall mean all obligations incurred by any Mortgagor under any agreement between said Mortgagor and Lender or any affiliate of Lender, including but not limited to an ISDA Master Agreement, whether now existing or hereafter entered into, which provides for an interest rate, currency, equity, credit or commodity swap, cap, floor or collar, spot or foreign currency exchange transaction, cross currency rate swap, currency option, any combination of, or option with respect to, any of the foregoing or similar transactions for the purpose of hedging the Mortgagor's exposure to fluctuations in interest rates, exchange rates, currency, stock, portfolio or loan valuations or commodity prices.

**ARTICLE ONE
GRANTS OF SECURITY**

Section 1.01 To secure the Note and the Indebtedness, Mortgagor does by these presents specifically mortgage, hypothecate, pledge and assign unto Lender, its successors and assigns, any and all of Mortgagor's present and future rights, title and interest in and to the following described property:

same against the lawful claims of all persons whomsoever, subject only to the exceptions set forth herein.


In Witness Whereof, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:


Witness Name: CHERYL SNYDER

PENSACOLA INSURANCE INSPECTIONS, LLC,
a Florida limited liability company

By:  (seal)
P. Mark Taylor, Manager


Witness Name: MATTHEW C. HOFFMAN

State of Florida

County of Escambia

The foregoing instrument was sworn to, subscribed, and acknowledged before me this 9th day of April, 2015 by P. Mark Taylor, as Manager of Pensacola Insurance Inspections, LLC, a Florida limited liability company, on behalf of said company, who ☒ is personally known to me or ☐ has produced a driver's license as identification.

[Notary Seal]



Matthew C. Hoffman
Notary Public
State of Florida
My Commission Expires 10/05/2015
Commission No. EE 126900


Notary Public

Printed Name: _____

My Commission
Expires: _____

Prepared by and return to:

Matthew C. Hoffman
Carver, Darden, Koretzky, Tessier,
Finn, Blossman & Areaux, LLC
801 W. Romana St., Ste. A
Pensacola, Florida 32502
File No.: 4350.42732

[Space Above This Line For Recording Data]

Corrective¹ Real Property Deed

This Real Property Deed made effective as of the 22nd day of April, 2014 between **PENSACOLA INSURANCE INSPECTIONS, LLC**, a Florida limited liability company whose post office address is 1719 N. 9th Avenue, Pensacola, FL 32503, ("Grantor"), and **P. MARK TAYLOR**, whose post office address is 1719 N. 9th Avenue, Pensacola, FL 32503, ("Grantee"):

(Whenever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in **Escambia County, Florida** to-wit:

Lots 5 and 6, Block 199, less the West 5 feet 8 inches of Lot 5, New City Tract, according to a Map of Pensacola, Florida, published by the Watson Agency, Inc., copyrighted in 1949 by the Watson Agency, Inc. and C. H. Overman, and lying in Escambia County, Florida.

Parcel Identification Number: 000S00-9025-005-199

Grantor was dissolved on or about September 5, 2014. The transfer of the above-described property is appropriate to the wind up and liquidation of Grantor's business and affairs pursuant to Section 608.4431, *Florida Statutes*.

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 subject to taxes for the current year and later years and all valid easements and restrictions of record, if any, which are not hereby reimposed; and also subject to any claim, right, title or interest arising from any recorded instrument reserving, conveying, leasing, or otherwise alienating any interest in the oil, gas and other minerals. And Grantor does warrant the title to said land and will defend the

¹ This instrument is intended to correct that certain Quitclaim Deed dated April 22, 2014, and recorded in **Official Records Book 7164, Page 313** of the public records of Escambia County, Florida (the "Prior Deed"), and to include warranties of title. The prior deed inadvertently included the wrong signatory signing on behalf of Grantor. The signatory signing on behalf of Grantor in this Corrective Real Property Deed has full authority to act on behalf of Grantor.

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: 10-1-2018

TAX ACCOUNT NO.: 14-1668-000

CERTIFICATE NO.: 2016-8350

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.

P. Mark Taylor
1719 N. 9th Ave.
Pensacola, FL 32503
and
1110 E. Belmont St.
Pensacola, FL 32501

James M. and Adrienna N. Devito
1719 N. 9th Ave.
Pensacola, FL 32503

Beach Community Bank
33 West Garden St.
Pensacola, FL 32502

Certified and delivered to Escambia County Tax Collector,
this 9th day of July, 2018.

SOUTHERN GUARANTY TITLE COMPANY


by: Richard S. Combs, President

NOTE: The above listed addresses are based upon current information available, but said addresses are not guaranteed to be true or correct.

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 14496

July 6, 2018

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

1. That certain mortgage executed by P. Mark Taylor in favor of Beach Community Bank dated 04/09/2015 and recorded 04/13/2015 in Official Records Book 7327, page 1763 of the public records of Escambia County, Florida, in the original amount of \$109,146.07. Assignment of Leases and Rents in O.R. Book 7327, page 1777.
2. Subject to Lease Agreement between P. Mark Taylor and James M. Devito and Adrienna N. Devito recorded in O.R. Book 7116, page 185.
3. Taxes for the year 2015-2017 delinquent. The assessed value is \$176,435.00 Tax ID 14-1668-000.

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.: 14496

July 6, 2018

Lots 5 6 Blk 199 LESS W 5 ft 8 in of Lot 5, New City Tract OR 7164 P 313 OR 7327 P 1761 CA 65.

18-443

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.: 14496

July 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 07-06-1998, through 07-06-2018, and said search reveals the following:

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

P. Mark Taylor

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: 

July 6, 2018

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 08350 of 2016

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on August 16, 2018, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

P MARK TAYLOR 1719 N 9TH AVE PENSACOLA, FL 32503	P MARK TAYLOR 1110 E BELMONT ST PENSACOLA FL 32501
BEACH COMMUNITY BANK 33 WEST GARDEN ST PENSACOLA FL 32502	JAMES M AND ADRIENNA N DEVITO 1719 N 9TH AVE PENSACOLA FL 32503

WITNESS my official seal this 16th day of August 2018.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON October 1, 2018, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

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NOTICE IS HEREBY GIVEN, That **ATCF II FLORIDA-A LLC** holder of **Tax Certificate No. 08350**, 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:

LTS 5 6 BLK 199 LESS W 5 FT 8 IN OF LT 5 NEW CITY TRACT OR 7164 P 313 OR 7327 P 1761 CA 65

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 141668000 (18-443)

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

P MARK TAYLOR

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 **October**, which is the **1st day of October 2018**.

Dated this 16th day of August 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

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Post Property:

1719 N 9TH AVE 32503



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

By:
Emily Hogg
Deputy Clerk

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Personal Services:

P MARK TAYLOR
1719 N 9TH AVE
PENSACOLA, FL 32503

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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: 141668000 Certificate Number: 008350 of 2016

Redemption ☐ Yes ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="10/01/2018"/>	Redemption Date <input type="text" value="08/24/2018"/>
Months	6	4
Tax Collector	<input type="text" value="\$10,170.89"/>	<input type="text" value="\$10,170.89"/>
Tax Collector Interest	\$915.38	\$610.25
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$11,092.52	<input type="text" value="\$10,787.39"/> TC
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$40.50	\$27.00
Total Clerk	\$490.50	<input type="text" value="\$477.00"/> CH
Postage	<input type="text" value="\$21.68"/>	<input type="text" value="\$21.68"/>
Researcher Copies	<input type="text" value="\$9.00"/>	<input type="text" value="\$9.00"/>
Total Redemption Amount	\$11,613.70	\$11,295.07
	Repayment Overpayment Refund Amount	<input type="text" value="\$318.63"/> + 40 = <input type="text" value="\$358.63"/> 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



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 008350

Redeemed Date 08/24/2018

Name P MARK TAYLOR 1110 E BELMONT ST PENSACOLA FL 32501

Clerk's Total = TAXDEED	\$490.50
Due Tax Collector = TAXDEED	\$11,092.52
Postage = TD2	\$21.68
ResearcherCopies = TD6	\$9.00

• 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
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: 141668000 Certificate Number: 008350 of 2016**

Payor: P MARK TAYLOR 1110 E BELMONT ST PENSACOLA FL 32501 Date 08/24/2018

Clerk's Check #	2800794	Clerk's Total	\$490.50
Tax Collector Check #	1	Tax Collector's Total	\$11,092.52
		Postage	\$21.68
		Researcher Copies	\$9.00
		Total Received	\$11,613.70

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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SECTION 00, TOWNSHIP 0 S, RANGE 00 W

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Dated this 16th day of August 2018.

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Post Property:

1719 N 9TH AVE 32503



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

By:
Emily Hogg
Deputy Clerk

2018 AUG 15 PM 2:47

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

18-443

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO18CIV040475NON

Agency Number: 18-011285

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 08350 2016

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: P MARK TAYLOR

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 8/16/2018 at 2:47 PM and served same at 7:43 AM on 8/21/2018 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: K. Lucas 916
K. LUCAS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: NDSCHERER



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

September 4, 2018

ATCF II FLORIDA-A LLC
PO BOX 54972
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 008350	\$450.00	\$27.00	\$477.00
2016 TD 003881	\$450.00	\$27.00	\$477.00
2016 TD 003283	\$450.00	\$27.00	\$477.00

TOTAL \$1,431.00

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 •

September 4, 2018

P MARK TAYLOR
1110 E BELMONT ST
PENSACOLA FL 32501

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 008350

\$358.63

TOTAL \$358.63

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:


Emily Hogg

Tax Deed Division

P MARK TAYLOR [18-443]
1719 N 9TH AVE
PENSACOLA, FL 32503

9171 9690 0935 0128 2394 40

P MARK TAYLOR [18-443]
1110 E BELMONT ST
PENSACOLA FL 32501

9171 9690 0935 0128 2394 57

Redeemed

BEACH COMMUNITY BANK [18-443]
33 WEST GARDEN ST
PENSACOLA FL 32502

9171 9690 0935 0128 2392 73

JAMES M AND ADRIENNA N DEVITO
[18-443]
1719 N 9TH AVE
PENSACOLA FL 32503

9171 9690 0935 0128 2392 80

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

221 Palafox Place, Suite 110
Pensacola, FL 32502

RECEIVED
CLEVELAND CONTROL

2018 AUG 21 P 2: 25

ESCAMBIA COUNTY, FL

Official Records

221 Palafox Place, Suite 110
Pensacola, FL 32502

CLERK'S OFFICE

2018 AUG 21 P 2: 25

ENCAMBIAMENTO COUNTY, FL

[REDACTED]

9171 9690 0935 0128 2394 40

NEOPOST

FIRST-CLASS MAIL

08/17/2018

08/17/2018
US POSTAGE \$005.42⁰

US POSTA

\$005.42⁰

ZIP 32502

041M11272965

P MARK TAYLOR [18-443]

1719N 9TH AVE
ST. LOUIS MO 63104 FI 32

PENSACOLA, FL 32503

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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 October 1, 2018, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA-A LLC holder of Tax Certificate No. 08350, 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:

LTS 5 6 BLK 199 LESS W 5 FT 8 IN OF LT 5 NEW CITY TRACT OR 7164 P 313 OR 7327 P 1761
CA 65

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 141668000 (18-443)

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

P MARK TAYLOR

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 October, which is the 1st day of October 2018.

Dated this 16th day of August 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

THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 2014

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

4WR8/29-9/19TD

Before the undersigned authority personally appeared Malcolm G. Ballinger who under oath says that he is Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of Tax Cert No. 08350 in the Escambia Court was published in said newspaper in and was printed and released on August 29, 2018, September 5, 2018, September 12, 2018 and September 19, 2018.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication of the said newspaper.

X

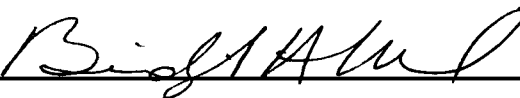


MALCOLM G. BALLINGER, PUBLISHER

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me, Bridget A. Roberts, this 20th day of September 2018, by Malcolm G. Ballinger, who is personally known to me.

X



BRIDGET A. ROBERTS, NOTARY PUBLIC



Bridget A. Roberts
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG023500
Expires 8/22/2020

1st Notice 8-18-18

Clerk of the Circuit Court & Comptroller

Pam Childers

Official Records

221 P. de la Torre Plaza, Suite 110

Pensacola, FL 32502

PAM CHILDERS
CLERK & COMPTROLLER
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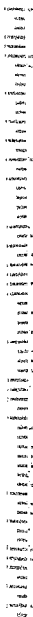


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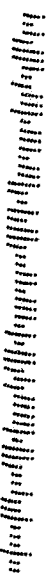
P MARK TAYLOR [18-443]
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PENSACOLA FL 32501

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FIRST-CLASS MAIL

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