APPLICATION FOR TAX DEED

512 R. 12/16

Section 197.502, Florida Statutes

Application Number: 1900396

To: Tax Col	llector of	ESCAMBIA COUNTY	_, Florida	
I, ATCF II FLO PO BOX 549 NEW ORLEA hold the liste	72 ANS, LA 70	0154,	same to the Tax	Collector and make tax deed application thereon:
Account	Number	Certificate No.	Date	Legal Description
09-1183-	000	2017/4529	06-01-2017	LT 20 BLK G LAKE FRANCIS HOMES PB 4 P 50 OR 7025 P 1582
repapa	ay any curre deem all ou ay all delinq ay all Tax Co	ent taxes, if due and tstanding tax certificates plus in uent and omitted taxes, plus int ollector's fees, property informati s, if applicable.	erest covering the	
	the tax sale n my posses	• •	ation is based and	l all other certificates of the same legal description
ATCF II F	signature o LORIDA-A, 64972 .EANS, LA	LLC		<u>04-22-2019</u> Application Date
	A	applicant's signature		••

Tax Collector's Certification

20-089

CTY-513

Tax Deed Application Number

1900396

Date of Tax Deed Application

Apr 22, 2019

This is to certify that ATCF II FLORIDA-A, LLC, holder of Tax Sale Certificate Number 2017 / 4529, Issued the 1st Day of June, 2017 and which encumbers the following described property in the county of Escambia County , State of Florida, to wit: 09-1183-000

Cert Holder:

ATCF II FLORIDA-A, LLC PO BOX 54972 NEW ORLEANS, LA 70154 Property Owner: SPICER JOHN & SPICER DEBORAH 2405 HIGHWAY 45 S JACKSON, TN 38301

LT 20 BLK G LAKE FRANCIS HOMES PB 4 P 50 OR 7025 P 1582

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
2017/4529	09-1183-000	06/01/2017	2,065.60	103.28	2,168.88

Certificates redeemed by applicant or included (County) in connection with this tax deed application:

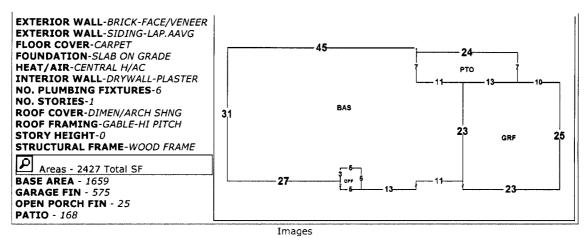
Certificate Year/Number	Account Number	Sale Date	Face Amount of Certificate	Tax Collector's Fee	Interest	Total
2018/4571	09-1183-000	06/01/2018	2,081.14	6.25	104.06	2,191.45

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	4,360.33
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	1,988.49
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. Total (Lines 1 - 6)	6,723.82
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.	annan de la companya
14. Total (Lines 8 - 13)	
15. One-half Assessed Value of Homestead Property, if Applicable per F.S.	
 Other Outstanding Certificates and Delinquent Taxes Not Included in this Application, 	
17. Statutory (Opening) Bid; Total of Lines 7, 14, 15 (if applicable) and 16 (if	
18. Redemption Fee	6.25
19. Total Amount to Redeem	

Done this the 6th day of May, 2019 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: February 3, 2020

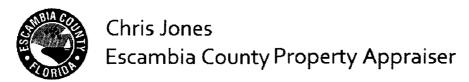
*This certification must be surrendered to the Clerk of the Circuit Court no later than ten (10) days after this date. 09-1183-000 2017





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:05/15/2019 (tc.2806)



Real Estate Search Tangible Property Search Sale List

General Inforn	nation	•	Assess	ments			
Reference:	241S311300020007		Year	Land	Imprv	Total	Cap Val
Account:	091183000		2018	\$24,000	\$104,768	\$128,768	\$128,768
Owners:	SPICER JOHN &		2017	\$24,000	\$97,731	\$121,731	\$121,731
	SPICER DEBORAH		2016	\$23,750	\$94,953	\$118,703	\$118,703
Mail:	2405 HIGHWAY 45 S JACKSON, TN 38301				Disclaime	<u>r</u>	
Situs:	2400 FRANCISCAN DR		12.2000.00.00.00.00.00.00.00.00.00.00.00.		The second secon		
Use Code:	SINGLE FAMILY RESID	ע		<u>T</u>	<u>ax Estim</u>	ator	
Taxing Authority:	COUNTY MSTU			> File fo	or New H	lomeste	ad
Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector					mption		
Sales Data Sale Date Boo	ok Page Value Type	Official Records (New	2018 C	ertified Rol	Exemptions	:	
11/13/2012 693 11/02/2010 665 12/1985 215	59 378 \$100 OT 50 354 \$69,000 WD	Window) View Instr View Instr View Instr View Instr		Description LK G LAKE F	RANCIS HOME	S PB 4 P 50	OR 7025 P
12/1980 1493 513 \$57,500 WD <u>View Instr</u> 01/1977 1088 361 \$8,200 WD <u>View Instr</u> Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller			Extra Features POOL				
Approx. Acreage: 0.3682 Zoned: Evacuation & Flood Information Open Report	+						
7		6 - 1		Duntant! / [5]	ZD) Data		
	View Florida Depart		onmental uildings	Protection(DI	er) Data		
	RANCISCAN DR, Year Built		_	1077			
		-, 1(1// Lttnct	IVE YEAR!	1977			

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2019045697 5/24/2019 4:15 PM
OFF REC BK: 8100 PG: 1609 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA A LLC holder of Tax Certificate No. 04529, issued the 1st day of June, A.D., 2017 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:

LT 20 BLK G LAKE FRANCIS HOMES PB 4 P 50 OR 7025 P 1582

SECTION 24, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 091183000 (20-089)

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

JOHN SPICER and DEBORAH SPICER

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 February, which is the **3rd** day of February 2020.

Dated this 21st 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.

COUNTRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk

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.: 15540

November 12, 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 11-12-1999, through 11-12-2019, and said search reveals the following:

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

John Spicer and Deborah Spicer, husband and wife

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: ______

November 12, 2019

BK; .7025 PG: 1585 Last Page

2963188

RESIDENTIAL SALES ABUTTING ROADWAY MAINTENANCE DISCLOSURE

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure may additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V, requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made a part of the public records of Escambia County, Florida. Note: Acceptance for filing by County employees of this disclosure shall in no way by construed as an acknowledgement by the County of the veracity of any disclosure statement.

name or Roadway: Fran	iciscan Drive
Legal Address of Property:	2400 Franciscan Dr, Pensacola, Florida 32526
The County (XX) has acco	epted () has not accepted the abutting roadway for maintenance.
This form completed by:	First American Title Insurance Company 810 Scenic Highway Pensacola, Florida 32503
Signed, sealed and delivered witness Signature Print Name: DON M.	Witness Signature
George Michael McCrac John Spicer	

THIS FORM APPROVED BY THE ESCAMBIA COUNTY BOARD OF COUNTY COMMISSIONERS

Effective: 4/15/95

alfred tabuch Mi Cal	_
Alfred Patrick McCracken	
Signed, sealed and delivered in the presence of these witr	nesses:
Witness Signature	Octive Witness Signature
Print Name: CIMCHIOF	Valya Harriey
State of Texas County of Collin	
produced a valid driver's license as identification.	GED before me this cen, who is personally known to me or has
Meagan Hockett (Printed Name)	MEAGAN HOCKETT NOTARY PUBLIC STATE OF TEXAS MY COMM. EXP. 3/28/17
My Commission expires: 03 78 17	{Notorial Seal}

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; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31st of 2012.

In Witness Whereof, the grantor has hereunto set their hand(s) and seal(s) the day and year first above written.

George Mu charl M Crock	
George Michael McCracken	
Signed, sealed and delivered in the presence of these	A
Witness Signature	Witness Signature
Print Name: DON MINSHEW	Tenil Extitues
State of TONDA County of Escandor THE FOREGOING INSTRUMENT WAS ACKNOWL by George Michael McCracken, who is personally last identification.	EDGED before me this May 3/304, known to me or has produced a valid driver's license
Notary Public	TERI L. KITCHEN Notary Public - State of Florida My Comm. Expires Dec 16, 2016 Commission # EE 858774
(Printed Name)	Bonded Through National Notary Assn.
My Commission expires:	{Notorial Seal}

Recorded in Public Records 06/04/2013 at 02:21 PM OR Book 7025 Page 1582, Instrument #2013039706, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$35.50 Deed Stamps \$857.50

Prepared by Teri Kitchen, an employee of First American Title Insurance Company 810 Scenic Highway Pensacola, Florida 32503 (877)309-7217

Return to: Grantee

File No.: 1005-2963188

WARRANTY DEED

Made this May 31, of 20 13 by and between

George Michael McCracken, as One-half (1/2) undivided interest and Alfred Patrick McCracken, One-half (1/2) undivided interest

whose address is: **4216 Lynn Ora Drive**, **Pensacola**, **FL 32504** hereinafter called the "grantor", to

John Spicer and Deborah Spicer, husband and wife

whose post office address is: 2400 Franciscan Dr, Pensacola, FL 32526

hereinafter called the "grantee":

(Which terms "Grantor" and "Grantee" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) 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 situate in **Escambia** County, **Florida**, to-wit:

LOT 20, BLOCK "G", LAKE FRANCIS HOMES, A SUBDIVISION OF A PORTION OF SECTION 24, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT OF SAID SUBDIVISION RECORDED IN PLAT BOOK 4 AT PAGE 50 OF THE PUBLIC RECORDS OF SAID COUNTY.

The land is not the homestead of the Grantor under the laws and constitution of the State of Florida and neither the Grantor nor any person(s) for whose support the Grantor is responsible reside on or adjacent to the land.

Parcel Identification Number: 241S31-1300-020-007

Subject to all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

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

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

SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE PENSACOLA, FLORIDA 32503

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

Email: rcsgt@aol.com

Scott Lunsford Escambia County Tax Collector P.O. Box 1312 Pensacola, FL 32591

CERTIFICATION: TITLE SEARCH FOR TDA TAX DEED SALE DATE: 2-3-2020 TAX ACCOUNT NO.: 09-1183-000 CERTIFICATE NO.: 2017-4529 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. John Spicer Deborah Spicer 2405 Hwy. 45 South Jackson, TN 38301 and 2400 Franciscan Dr. Pensacola, FL 32526 Certified and delivered to Escambia County Tax Collector, this 12th day of November , 2019 . SOUTHERN GUARANTY TITLE COMPANY

NOTE: The above listed addresses are based upon current information available, but said addresses are not guaranteed to be true or $oldsymbol{\mathsf{U}}$ correct.

PROPERTY INFORMATION REPORT CONTINUATION PAGE

File No.: 15540 November 12, 2019

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

1. Taxes for the year 2016-2018 delinquent. The assessed value is \$136,080.00. Tax ID 09-1183-000.

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.: 15540 November 12, 2019

Lot 20, Block G, Lake Francis Homes, as per plat thereof, recorded in Plat Book 4, Page 50, of the Public Records of Escambia County, Florida



Scott Lunsford • Escambia County Tax Collector

EscambiaTaxCollector.com **f** facebook.com/ECTaxCollector **y** twitter.com/escambiatc



2019 Real Estate Property Taxes



Notice of Ad Valorem and Non-Ad Valorem Assessments

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
09-1183-000	06		241S311300020007
		PROPERTY ADDRESS:	EXEMPTIONS:

SPICER JOHN & SPICER DEBORAH 2405 HIGHWAY 45 S JACKSON, TN 38301 2400 FRANCISCAN DR

PRIOR YEAR(S) TAXES OUTSTANDING

20-089

AD VALOREM TAXES							
TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED		
COUNTY	6.6165	136,080	0	136,080	900.37		
PUBLIC SCHOOLS							
BY LOCAL BOARD	2.0990	136,080	0	136,080	285.63		
BY STATE LAW	3.9440	136,080	0	136,080	536.70		
WATER MANAGEMENT	0.0327	136,080	0	136,080	4.45		
SHERIFF	0.6850	136,080	0	136,080	93.21		
M.S.T.U. LIBRARY	0.3590	136,080	0	136,080	48.85		

TOTAL MILLAGE

13.7362

AD VALOREM TAXES

\$1,869.21

LEGAL D	ESCRIPTION		NON-AD VAL	OREM ASSESSMEN	NTS
	NCIS HOMES PB 4 P 50 OR 25 P 1582	FP FIRE PROTECTI	ON		125.33
			N	ION-AD VALOREM ASSE	SSMENTS \$125.33
Pay online Payments	at EscambiaTax must be in U.S. funds dra	Collector.con wn from a U.S. bank	1 СОМВІ	NED TAXES AND ASSE	SSMENTS \$1,994.54
If Paid By Please Pay	Nov 30, 2019 1,914.76	Dec 31, 2019 1,934.70	Jan 31, 2020 1,954.65	Feb 29, 2020 1,974.59	Mar 31, 2020 1,994.54

RETAIN FOR YOUR RECORDS

2019 Real Estate

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

Property Taxes

Make checks payable to:

Scott Lunsford

Escambia County Tax Collector P.O. BOX 1312

PENSACOLA, FL 32591 Pay online at EscambiaTaxCollector.com

> **PRIOR YEAR(S) TAXES OUTSTANDING**

Payments in U.S. funds from a U.S. bank

ACCOUNT NUMBER	
09-1183-000	
PROPERTY ADDRESS	
2400 FRANCISCAN DR	

SPICER JOHN & SPICER DEBORAH 2405 HIGHWAY 45 S JACKSON, TN 38301

AMOUNT
Nov 30, 2019 1,914.76
Dec 31, 2019 1,934.70
Jan 31, 2020 1,954.65
1,974.59
Mar 31, 2020 1,994.54

DO NOT FOLD, STAPLE, OR MUTILATE

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 February 3, 2020, 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. 04529, issued the 1st day of June, A.D., 2017 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:

LT 20 BLK G LAKE FRANCIS HOMES PB 4 P 50 OR 7025 P 1582

SECTION 24, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 091183000 (20-089)

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

JOHN SPICER and DEBORAH SPICER

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 February, which is the 3rd day of February 2020.

Dated this 12th day of December 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:

2400 FRANCISCAN DR 32526

COMPTAGE AND COUNT FOR

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk

WARNING

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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 # 04529 of 2017

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on December 19, 2019, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

	JOHN SPICER	DEBORAH SPICER
	2405 HIGHWAY 45 S	2405 HIGHWAY 45 S
	JACKSON, TN 38301	JACKSON, TN 38301
	OHN SPICER	DEBORAH SPICER
1 -		DEBORAH SPICER 2400 FRANCISCAN DR

WITNESS my official seal this 19th day of December 2019.

BUT COUNTY TO BE

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk

Pam Childers CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY FLORIDA INST# 2020001067 1/6/2020 2:56 PM OFF REC BK: 8226 PG: 1374 Doc Type: RTD

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 8100, Page 1609, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 04529, issued the 1st day of June, A.D., 2017

TAX ACCOUNT NUMBER: 091183000 (20-089)

DESCRIPTION OF PROPERTY:

LT 20 BLK G LAKE FRANCIS HOMES PB 4 P 50 OR 7025 P 1582

SECTION 24, TOWNSHIP 1 S, RANGE 31 W

NAME IN WHICH ASSESSED: JOHN SPICER and DEBORAH SPICER

Dated this 6th day of January 2020.

COMPTRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk

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: 091183000 Certificate Number: 004529 of 2017

Payor: JOHN L SPICER 2405 HIGHWAY 45 S JACKSON, TN 38301 Date 01/06/2020

Clerk's Total \$537.05 1187212 Clerk's Check # \$7,738.64 Tax Collector's Total Tax Collector Check # 1 \$22.40 Postage Researcher Copies \$4.00 \$10.00 Recording \$7.00 Prep Fee \$8,319.09 Total Received

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 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 # 2017 TD 004529

Redeemed Date 01/06/2020

Name JOHN L SPICER 2405 HIGHWAY 45 S JACKSON, TN 38301

Clerk's Total = TAXDEED \$537.05

Due Tax Collector = TAXDEED \$7,738.64

Postage = TD2 \$22.40

ResearcherCopies = TD6 \$4.00

Release TDA Notice (Recording) = RECORD2 \$10.00

Release TDA Notice (Prep Fee) = TD4 \$7.00

• For Office Use Only

Date Docket Desc Amount Owed Amount Due Payee Name

FINANCIAL SUMMARY

No Information Available - See Dockets



PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
Account: 091183000 Certificate Number: 004529 of 2017

	The state of the s	
Redemption No V	Application Date 04/22/2019	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 02/03/2020	Redemption Date 01/06/2020
Months	10	9
Tax Collector	\$6,723.82	\$6,723.82
Tax Collector Interest	\$1,008.57	\$907.72
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$7,738.64	\$7,637.79 T.C.
Record TDA Notice	\$17.00	\$17.00
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$70.05	\$63.05
Total Clerk	\$537.05	\$530.05 C.H.
Release TDA Notice (Recording)	\$10.00	\$10.00
Release TDA Notice (Prep Fee)	\$7.00	\$7.00
Postage	\$22.40	\$22.40
Researcher Copies	\$4.00	\$4.00
Total Redemption Amount	\$8,319.09	\$8,211.24
	Repayment Overpayment Refund Amount	\$107.85
Book/Page	8100	1609
		107.85
		80.00
Notes		*187.85 Redeeme

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 February 3, 2020, 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. 04529, issued the 1st day of June, A.D., 2017 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:

LT 20 BLK G LAKE FRANCIS HOMES PB 4 P 50 OR 7025 P 1582

SECTION 24, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 091183000 (20-089)

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

JOHN SPICER and DEBORAH SPICER

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 February, which is the 3rd day of February 2020.

Dated this 12th day of December 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:

2400 FRANCISCAN DR 32526

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PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA

Redeemed 20-089

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO19CIV056357NON

Agency Number: 20-002537

Court: TAX DEED
County: ESCAMBIA

Case Number: CERT NO 04529 2017

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff:

RE: JOHN SPICER AND DEBORAH SPICER

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 12/23/2019 at 7:33 AM and served same at 2:30 PM on 12/23/2019 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

Rv.

E. HARRIS, CPS

Service Fee:

\$40.00

Receipt No:

BILL

JOHN SPICER [20-089] 2405 HIGHWAY 45 S JACKSON, TN 38301

9171 9690 0935 0128 2590 66

DEBORAH SPICER [20-089] 2405 HIGHWAY 45 S JACKSON, TN 38301

9171 9690 0935 0128 2590 73

JOHN SPICER [20-089] 2400 FRANCISCAN DR PENSACOLA FL 32526 DEBORAH SPICER [20-089] 2400 FRANCISCAN DR PENSACOLA FL 32526

9171 9690 0935 0128 2574 75

9171 9690 0935 0128 2574 68

Redeemed

SUMMATION WEEKLY

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

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA A LLC holder of Tax Certificate No. 04529, issued the 1st day of June, A.D., 2017 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:

LT 20 BLK G LAKE FRANCIS HOMES PB 4 P 50 OR 7025 P 1582 SECTION 24 TOWNSHIP 1 S. RANGE 31 W

SECTION 24, TOWNSHIP 1 S, RANGE 31 W TAX ACCOUNT NUMBER 091183000 (20-089) The assessment of the said property under the said certificate issued was in the name of

JOHN SPICER and DEBORAH SPICER

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 February, which is the 3rd day of February 2020.

Dated this 19th day of December 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

4WR12/31-1/22TD

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 2017 TD 04529 in the Escambia County Court was published in said newspaper in and was printed and released on January 8, 2020, January 15, 2020, January 22, 2020 and January 29, 2020.

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 Bully

MALCOLM G. BALLINGER, PUBLISHER

STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me, Bridget A. Roberts, this 30th day of January 2020, by Malcolm G. Ballinger, who is personally known to me.

BRIDGET A. ROBERTS, NOTARY PUBLIC

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

Pam Childers

Clerk of the Circuit Court & Comptroller 221 Palafox Place, Suite 110 Pensacola, FL 32502 Official Records

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DEBORAH SPICER [20-089] 2400 FRANCISCAN DR PENSACOLA FL 32526

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Pam Childers

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Clerk of the Circuit Court & Comptroller 221 Palafox Place, Suite 110 Official Records

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