

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1900667

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER
PO BOX 54347
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
15-4262-000	2017/8799	06-01-2017	LT 13 BLK 6 BAYOU GROVE S/D PB 2 P 87 OR 6158 P 1924 CA 141

I agree to:

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

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

Electronic signature on file
TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER
PO BOX 54347
NEW ORLEANS, LA 70154

08-29-2019
Application Date

Applicant's signature

20-382

Tax Collector's Certification

CTY-513

Tax Deed Application Number

1900667

Date of Tax Deed Application

Aug 29, 2019

This is to certify that **TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER**, holder of **Tax Sale Certificate Number 2017 / 8799**, 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: **15-4262-000**

Cert Holder:

TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER
PO BOX 54347
NEW ORLEANS, LA 70154

Property Owner:

HARRIS CHRISTOPHER A
3350 BAYOU DR
PENSACOLA, FL 32505
 LT 13 BLK 6 BAYOU GROVE S/D PB 2 P 87 OR 6158 P 1924 CA
 141

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
2017/8799	15-4262-000	06/01/2017	1,314.12	65.71	1,379.83

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
2019/8443	15-4262-000	06/01/2019	1,350.42	6.25	67.52	1,424.19
2018/8968	15-4262-000	06/01/2018	1,335.02	6.25	66.75	1,408.02

Amounts Certified by Tax Collector (Lines 1-7):

1. Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant
2. Total of Delinquent Taxes Paid by Tax Deed Applicant
3. Total of Current Taxes Paid by Tax Deed Applicant
4. Property Information Report Fee
5. Tax Deed Application Fee
6. Total Interest Accrued by Tax Collector Pursuant to Section 197.542, F.S.
7. Total (Lines 1 - 6)

Total Amount Paid

4,212.04
 0.00
 0.00
 200.00
 175.00

 4,587.04

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

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
19. Total Amount to Redeem

Total Amount Paid

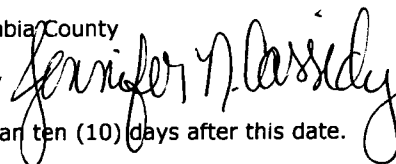
58331.00

 6.25

Done this the 24th day of September, 2019 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: August 3, 2020


By



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

15-4262-000 2017

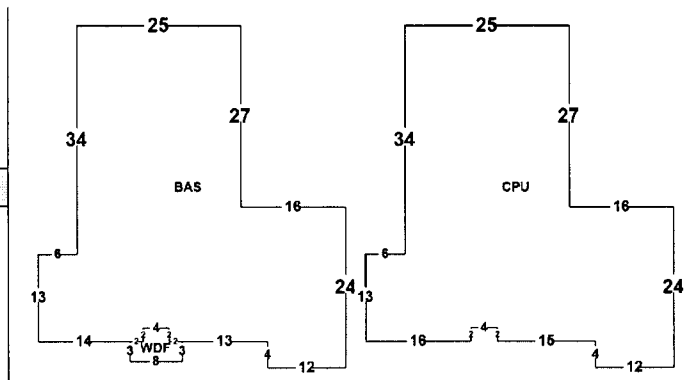
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-HIP
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

 Areas - 3258 Total SF

BASE AREA - 1613

CARPORT UNF - 1613

WOOD DECK FIN - 32



Images



7/29/14

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:09/27/2019 (tc.1338)



Chris Jones

Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Navigate Mode ● Account ○ Reference →

Printer Friendly Version

General Information

Reference: 000S009092013006
Account: 154262000
Owners: HARRIS CHRISTOPHER A
Mail: 3350 BAYOU DR
 PENSACOLA, FL 32505
Situs: 3350 BAYOU DR 32505
Use Code: SINGLE FAMILY RESID
Taxing Authority: PENSACOLA CITY LIMITS
Tax Inquiry: [Open Tax Inquiry Window](#)
 Tax Inquiry link courtesy of Scott Lunsford
 Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2019	\$43,750	\$72,912	\$116,662	\$104,995
2018	\$43,190	\$68,252	\$111,442	\$103,038
2017	\$43,190	\$63,011	\$106,201	\$100,919

Disclaimer

Tax Estimator

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

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
03/2006	6158	1924	\$100	QC	View Instr
03/2005	5598	1444	\$100	QC	View Instr
04/1996	3974	152	\$75,000	WD	View Instr
01/1975	931	18	\$35,000	WD	View Instr

Official Records Inquiry courtesy of Pam Childers
 Escambia County Clerk of the Circuit Court and
 Comptroller

2019 Certified Roll Exemptions

HOMESTEAD EXEMPTION

Legal Description

LT 13 BLK 6 BAYOU GROVE S/D PB 2 P 87 OR 6158 P 1924
 CA 141

Extra Features

METAL BUILDING
 POOL

Parcel Information

[Launch Interactive Map](#)

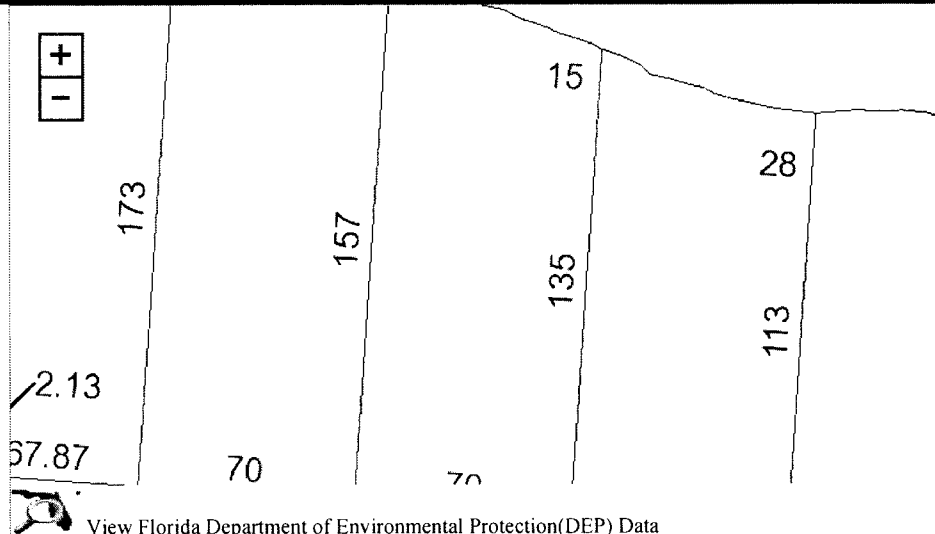
Section Map

Id:
[CA141](#)

Approx. Acreage:
 0.2602

Zoned:
 R-1A

Evacuation & Flood Information
[Open Report](#)



View Florida Department of Environmental Protection(DEP) Data

Buildings

Address:3350 BAYOU DR, Year Built: 1953, Effective Year: 1953

Structural Elements

DECOR/MILLWORK-AVERAGE
 DWELLING UNITS-1
 EXTERIOR WALL-VINYL SIDING
 FLOOR COVER-HARDWOOD/PARQUET
 FOUNDATION-WOOD/NO SUB FLR
 HEAT/AIR-CENTRAL H/AC

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TLGFY LLC CAPITAL ONE NA AS COLLATER** holder of **Tax Certificate No. 08799**, 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 13 BLK 6 BAYOU GROVE S/D PB 2 P 87 OR 6158 P 1924 CA 141

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 154262000 (20-382)

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

CHRISTOPHER A HARRIS

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

Dated this 30th day of September 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

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

Plaintiff,

CASE NO: 2015 CF 000990A

vs.

DIVISION: K

Name: Christopher Harris

Defendant.

CIVIL LIEN

THIS CAUSE comes before the Court for assessment of GPS monitoring fees. Upon the evidence presented, the Court assesses \$875.00 monitoring fees arrears. Therefore, the Court determines that \$875.00 is due to **Department of Community Corrections**. Accordingly, pursuant to the provisions of §938.30, Florida Statutes, it is,

ORDERED AND ADJUDGED that the above-named Defendant shall pay cost of GPS arrears to the **Department of Community Corrections**, in the amount of \$875.00 which shall accrue interest at the rate of **four and seventy-five percent (4.75%)** per annum.

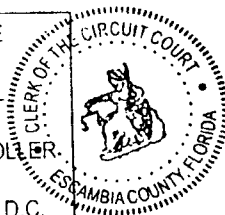
ORDERED FURTHER that nothing in this Civil Lien will bar any subsequent civil remedy or recovery, but the amount paid under this order shall be a set-off against any subsequent independent civil recovery. Any default in payment of the amount due hereunder may be collected by any means authorized by law for the enforcement of a civil judgment, for which let execution issue.

DONE AND ORDERED in Chambers, at Pensacola, Escambia County, Florida, the 13th day of October 2015.


Judge Terry D. Terrell

cc:
Community Corrections - Accounting ✓

CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL ON FILE IN THIS OFFICE WITNESS MY HAND AND OFFICIAL SEAL PAM CHILDERS CLERK OF THE CIRCUIT COURT & COMPTROLLER ESCAMBIA COUNTY, FLORIDA	
BY: <u>Rim Jacob</u>	D.C.
DATE: <u>10/14/2015</u>	



PAM CHILDERS
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2015 OCT 13 P 3:20
CIRCUIT CRIMINAL DIVISION
FILED & RECORDED

Recorded in Public Records 05/27/2011 at 10:11 AM OR Book 6725 Page 509,
Instrument #2011035698, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

Plaintiff,

vs.

Christopher Harris

Defendant.

CASE NO: 2009 MM 028869 A

DIVISION: TWO

CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER

BY: *[Signature]* D.C.
DATE: 4-29-14

CIVIL LIEN

THIS CAUSE came before the Court for plea on April 28, 2011.

Upon the evidence presented, the Court assessed \$50.00 Hearing Fee. Therefore, the Court determines that \$50.00 is due to Department of Community Corrections. Accordingly, pursuant to the provisions of §938.30, Florida Statutes, it is,

ORDERED AND ADJUDGED that the above-named Defendant shall pay arrears to the Department of Community Corrections, in the amount of \$50.00 which shall accrue interest at the rate of six percent (06%) per annum.

ORDERED FURTHER that nothing in this Civil Lien will bar any subsequent civil remedy or recovery, but the amount paid under this order shall be a set-off against any subsequent independent civil recovery. Any default in payment of the amount due hereunder may be collected by any means authorized by law for the enforcement of a civil judgment, for which let execution issue.

the 29th day of May 2011. **DONE AND ORDERED** in Chambers, at Pensacola, Escambia County, Florida,

[Signature]
JOHN F. SIMON, JR., COUNTY JUDGE

cc: Public Defender
Assistant State Attorney, Division TWO
Accounting, Sue Mayo

Christopher Harris : Defendant
DOB: 05-14-84

Case: 2009 MM 028869 A
00005052630
Dkt: CLDOCC Pg#:

ERNEST LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2011 MAY 25 P 3:13
COUNTY CRIMINAL DIVISION
FILED & RECORDED

4. If the violation(s) is (are) corrected and thereafter, a City Code Inspector finds that a repeat violation has occurred, a fine in the amount of up to and including Five Hundred and no/100 Dollars (\$500.00) per day may be assessed against the respondent(s) for each day the repeat violation is found to have occurred by the Code Inspector and for every day thereafter the repeat violation continues to exist.

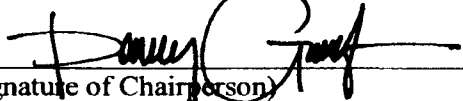
5. Pursuant to Sections 162.07 and 162.09, Florida Statutes, without further hearing or notice to the respondent(s), a certified copy of this and/or any subsequent Board order may be recorded in the public records of Escambia County, Florida, and, once recorded, CONSTITUTES NOTICE TO AND MAKES THE FINDINGS OF THIS ORDER BINDING on the respondent(s) and any subsequent purchasers of the property, and any successors in interest or assigns of the respondent(s).

6. Any aggrieved party hereto, including the City, may appeal this order to the Circuit Court of Escambia County, Florida, within thirty (30) days of the entry of this order.

ENTERED on April 14th, 2011, at Pensacola, Florida.

[BOARD SEAL]

PENSACOLA CODE ENFORCEMENT BOARD

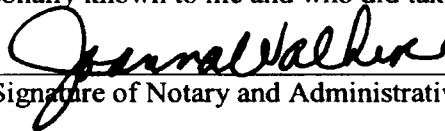

(Signature of Chairperson)

Danny Grundhoefer
(Printed Name of Chairperson)
Post Office Box 12910
Pensacola, FL 32521-0001

STATE OF FLORIDA
COUNTY OF ESCAMBIA

14th The execution of the foregoing order was acknowledged before me on April 14th, 2011, by Danny Grundhoefer, Chairperson of the Code Enforcement Board of the City of Pensacola, Florida, who is personally known to me and who did take an oath.

This Order was Prepared by:
Louis F. Ray, Jr., Esq.
Attorney at Law
Florida Bar No. 097641
118 West Cervantes Street
Pensacola, FL 32501
rev. 2/4/09


(Signature of Notary and Administrative Officer)



of Pensacola, Florida, that a public hearing thereon would be held by the Board beginning at 5:00 p.m. on April 5, 2011, at which hearing the respondent(s) did not appear.

B. CONCLUSIONS OF LAW:

1. The respondent(s) and the property are in violation of Section(s):
12-12-5 of the Code of the City of Pensacola, Florida.
of the Florida Building Code.
of the Standard Housing Code.
of the International Property Maintenance Code.
2. The City prevailed in prosecuting this case before the Board and, if the City requested that the amount of the costs it incurred to date in doing so be determined at this time, the Board finds the City's costs to be \$.
3. The aforesaid violation(s) or the condition causing the violation(s) does (do) not present a serious threat to the public health, safety, or welfare and but the violation(s) or the condition causing the violation(s) is (are) not irreparable or irreversible in nature.

C. ORDER:

Based on the above and foregoing findings and conclusions, it is hereby

ORDERED that:

1. **The respondent(s) must correct the violation(s) before May 3, 2011, by having a licensed contractor of respondent's/s' choosing obtaining the necessary city work permits to install the three un-permitted garage doors and fence, by installing same to code, and passing all inspections or by removing the un-permitted work from the property and restoring it to its prior condition.**
2. In the event this order is not complied with before the above compliance date, without further hearing or notice to the respondent(s): **A FINE MAY BE ASSESSED AGAINST THE RESPONDENT(S) AND THE PROPERTY IN AN AMOUNT UP TO AND INCLUDING TWO HUNDRED FIFTY AND NO/100 DOLLARS (\$250.00) PER DAY for that day and each and every day thereafter any violation continues to exist; and, without further hearing or notice to the respondent(s), A LIEN MAY BE IMPOSED AGAINST THE PROPERTY AND AGAINST ANY AND ALL OTHER REAL AND PERSONAL PROPERTY OWNED BY THE RESPONDENT(S); AND THE COSTS INCURRED BY THE CITY IN SUCCESSFULLY PROSECUTING THIS CASE MAY BE ASSESSED AGAINST THE RESPONDENT(S).**
3. It is the responsibility of the respondent(s) to contact the above named City Department or Division prosecuting this case to arrange for re-inspection of the property to verify compliance **AS SOON AS IT IS ACHIEVED.**

**BEFORE THE CODE ENFORCEMENT BOARD
OF THE CITY OF PENSACOLA, FLORIDA**

THE CITY OF PENSACOLA,
a Florida municipal corporation,
by its Code Enforcement (436-5500)
X Inspection Services (436-5600)
Petitioner,

vs.

CHRISTOPHER A. HARRIS,
Respondent(s).

Case # 11-054

CODE VIOLATION ORDER AND SUBSEQUENT AMENDMENTS

The Board having heard and considered sworn testimony and other evidence presented in this matter on April 5, 2011, after due notice to the respondent(s), makes the following findings of fact and conclusions of law:

A. FINDINGS OF FACT:

1. The respondent(s) own(s) and/or is (are) in possession of the real property located at 3350 Bayou Drive, Pensacola, Escambia County, Florida, legally described as:

LT 13 BLK 6 BAYOU GROVE S/D PB 2 P 87 OR 6158 P 1924 CA
141LT 13 BLK 6 BAYOU GROVE S/D PB 2 P 87 OR 6158 P 1924 CA 141. TAX ID #
154262000.

2. The following described condition exists on the property: construction work has been done on and around the main structure (installation of three garage doors and a fence) without submitting plans and without current permits being issued therefore and the condition constitutes no current building permits or applications therefore.

3. The date this condition was first observed was January 21, 2011; re-inspection made on April 5, 2011, confirmed the condition still existed on that date.

4. The respondent(s) received notice by:
X the posting of a notice on the property and at City Hall for ten (10) days beginning
certified mail, return receipt requested,

on March 25, 2011, that the condition constitutes a violation of the Code of the City

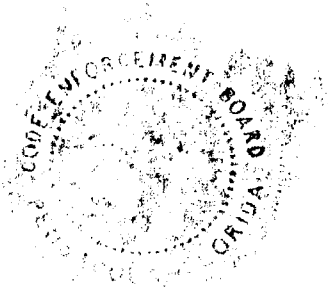
5. If the aforesaid violation(s) is (are) corrected and, thereafter, a Code Enforcement Officer finds that a repeat violation has occurred, a fine in the amount of Five Hundred and no/100 Dollars (\$500.00) per day may be assessed against the respondent(s) for each day the repeat violation is found to have occurred by the Code Inspector and for every day thereafter the repeat violation continues to exist; and, in that situation, another hearing is not necessary for the issuance of an order assessing fine/imposing lien.

6. Pursuant to Section 162.09, Florida Statutes, without further hearing or notice to the respondent(s), a certified copy of this and/or any previous or subsequent order may be recorded in the public records of Escambia County, Florida, and once recorded CONSTITUTES NOTICE to any subsequent purchasers, successors in interest, or assigns, and the findings and conclusions are binding upon them, and also CONSTITUTES A LIEN in favor of the City of Pensacola, Florida, P.O. Box 12910, Pensacola, Florida 3521-001 against the above-described property and upon all other non-exempt real or personal property owned by the respondent(s). After three (3) months from the recording of such lien, the Board may, without further hearing or notice to the respondent(s), request the City Council to FORECLOSE on the lien. The City is entitled to collect from the respondent(s) all costs incurred in the recording and/or satisfying of the lien for any and all amounts due and/or becoming due hereunder.

7. The fine directive previously entered by the Board on (N/A), is hereby rescinded.

ENTERED this 15 day of December, 2008, at Pensacola, Florida.

[BOARD SEAL]



PENSACOLA CODE ENFORCEMENT BOARD



(Signature of Chairperson)
Post Office Box 12910
Pensacola, FL 3521-0001

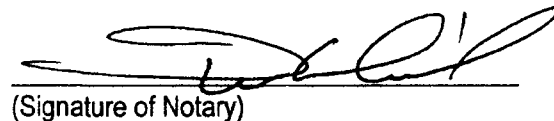
Daniel Grundhoefer

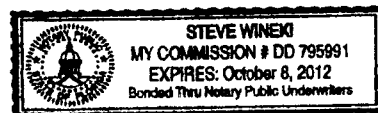
(Printed Name)

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The execution of the foregoing order was acknowledged before me this 15th day of December, 2008, by Daniel Grundhoefer, Chairperson of the Code Enforcement Board of the City of Pensacola, Florida, who is personally known to me and who did not take an oath.

Prepared by:
Louis F. Ray, Jr., Esq.
Florida Bar No. 097641
Attorney at Law
P. O. Box 591
118 W. Cervantes Street
Pensacola, FL 3593-0591


(Signature of Notary)



**CODE ENFORCEMENT BOARD
CITY OF PENSACOLA, FLORIDA**

**THE CITY OF PENSACOLA,
a Florida municipal corporation,**

Petitioner,

vs.

CHRISTOPHER A HARRIS

Respondent(s),

CASE NO. 08-186

ORDER ASSESSING FINE/IMPOSING LIEN

Proof having been submitted to the Board at its meeting on October 7, 2008 that the respondent has failed to bring the following described property: 3350 BAYOU

LT 13 BLK 6 BAYOU GROVE S/D PB 2 P 87 OR 6158 P 1924 CA 141

into compliance with the Code of the City of Pensacola, Escambia County, Florida, within the time set by the Board's Violation Order dated September 2, 2008, requiring compliance before October 7, 2008, it is hereby

FURTHER ORDERED that:

1. **There is hereby assessed against the respondent(s)** payable to the petitioner daily, a first-day fine in the amount of Fifteen and no/100 Dollars (\$15.00) because the violation existed on October 7, 2008, and a fine in the amount of Fifteen and no/100 Dollars (\$15.00) per day for each and every day thereafter the violation continues to exist.


2. If the violation(s) or the condition(s) causing the violation(s) was (were) found by the Board to present a serious threat to the public health, safety or welfare, or to be irreparable or irreversible in nature, **there is also hereby assessed against the respondent(s)**, payable to the petitioner, an additional fine in the amount of (N/A) Dollars (\$N/A) for the reasonable costs of repairs incurred by the petitioner.

3. Also **there is hereby assessed against the respondent(s)**, payable to the petitioner, (N/A) Dollars (\$N/A) of its costs incurred in prosecuting this case before the Board.

4. It is the responsibility of the respondent(s) to contact the Inspection Services Department to arrange for re-inspection of the property to verify compliance when achieved.

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 6 day of June, 2007, by
LUCINDA S. NICHOLS, who is personally known to me, or has produced Florida
Driver's License as identification.

NOTARY PUBLIC-STATE OF FLORIDA
 Allison T. Smith
Commission # DD592220
Expires: SEP 05, 2010
BONDED THRU ATLANTIC BONDING CO., INC.

Allison T. Smith
Notary Public

Prepared by:

Lucinda Nichols
4968 Photo Dr.
Pensacola, FL 32506

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that I, LUCINDA S. NICHOLS, a/k/a Luci
S. Nichols, for and in consideration of Ten and no Dollars (\$10.00) and other good and valuable
consideration, the receipt of which is hereby acknowledged, do remise, release, convey and
quitclaim unto Christopher Andrew Harris, a single man, whose post office address is 3350
Bayou Drive, Pensacola, Florida 32505, his executors, administrators, successors and assigns,
forever all right, title and interest unto, the following described real property situate, lying and
being in the County of Escambia, State of Florida, to-wit:

Lot 13, Block 6, Bayou Grove Subdivision, a subdivision of a portion of the
Petterson Addition of the City of Pensacola, Escambia County, Florida, according
to Plat of said Bayou Grove Subdivision recorded in Plat Book 2 at Page 87, of
the Public Records of said County.

To have and to hold unto the said Grantees, their heirs, successors and assigns, forever.

Together with all and singular the tenements, hereditaments and appurtenances thereunto
belonging or in anywise appertaining, free from all exemptions and right of homestead.

IN WITNESS WHEREOF the Grantor has set his hand and seal on this 20 day of
March, 2006.

Signed, sealed and delivered in
our presence

Chris Harris
Witness Chris Harris

Allison Smith
Witness Allison Smith

Lucinda S. Nichols
LUCINDA S. NICHOLS

Date: 6/6/07

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: August 3, 2020

TAX ACCOUNT NO.: 15-4262-000

CERTIFICATE NO.: 2017-8799

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 State of Florida/
Escambia County, 190 Governmental Center, 32502

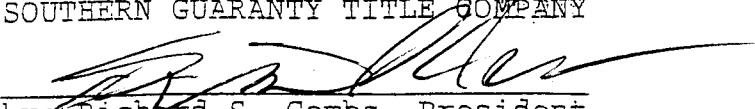
X Homestead for 2019 tax year.

Christopher Andrew Harris
3350 Bayou Dr.
Pensacola, FL 32505

State of Florida/
Dept. of Community Corrections
190 Government Center
Pensacola, FL 32502

Certified and delivered to Escambia County Tax Collector,
this 5th day of May, 2020.

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.: 15949

May 5, 2020

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

1. Code Enforcement Lien filed by City of Pensacola in OR Book 6558, page 1933 and OR Book 6755, page 697.
2. Possible Civil Lien filed by State of Florida/Dept. of Community Corrections in OR Book 7234, page 1096, and OR Book 7421, page 811.
3. Taxes for the year 2016-2019 delinquent. The assessed value is \$116,662.00. Tax ID 15-4262-000.

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.: 15949

May 5, 2020

**Lot 13, Block 6, Bayou Grove Subdivision, as per plat thereof, recorded in Plat Book 2, Page 87, of the
Public Records of Escambia County, Florida**

20-382

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.: 15949

May 5, 2020

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 05-05-2000, through 05-05-2020, and said search reveals the following:

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

Christopher Andrew Harris

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 5, 2020

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 August 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 TLGFY LLC CAPITAL ONE NA AS COLLATER holder of Tax Certificate No. 08799, 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 13 BLK 6 BAYOU GROVE S/D PB 2 P 87 OR 6158 P 1924 CA 141

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 154262000 (20-382)

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

CHRISTOPHER A HARRIS

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

Dated this 16th day of June 2020.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.

Personal Services:

CHRISTOPHER A HARRIS
3350 BAYOU DR
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Dated this 16th day of June 2020.

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Post Property:

3350 BAYOU DR 32505



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 154262000 (20-382)

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

CHRISTOPHER A HARRIS

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

Dated this 15th day of June 2020.

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

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 08799 of 2017

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on June 18, 2020, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

CHRISTOPHER A HARRIS 3350 BAYOU DR PENSACOLA, FL 32505	CITY OF PENSACOLA TREASURY DIVISION P O BOX 12910 PENSACOLA FL 32521
ESCAMBIA COUNTY / STATE OF FLORIDA 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502	FLORIDA DEPT OF CORRECTIONS 2251 N PALAFOX ST PENSACOLA, FL 32501

WITNESS my official seal this 18th day of June 2020.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

WARNING

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Personal Services:

CHRISTOPHER A HARRIS
3350 BAYOU DR
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

SHERRILL OFFICE
CIVIL UNIT

2020 JUN 19 AM 8:59

RECEIVED

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

20-382

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO20CIV017542NON

Agency Number: 20-007933

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 08799 2017

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: CHRISTOPHER A HARRIS

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Individual

Received this Writ on 6/19/2020 at 8:59 AM and served same on CHRISTOPHER A HARRIS , at 3:55 PM on 6/19/2020 in ESCAMBIA COUNTY, FLORIDA, by delivering a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me.

DAVID MORGAN, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

L. Littlejohn

L. LITTLEJOHN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: MLDENISCO

WARNING

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CHRISTOPHER A HARRIS

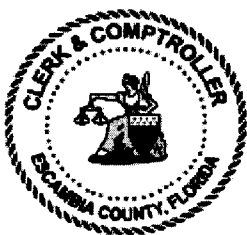
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Dated this 16th day of June 2020.

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:

3350 BAYOU DR 32505



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

By:
Emily Hogg
Deputy Clerk

RECEIVED
2020 JUN 19 AM 9:59
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
CIVIL UNIT

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

20-382

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO20CIV017540NON

Agency Number: 20-007932

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 08799 2017

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: CHRISTOPHER A HARRIS

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 6/19/2020 at 8:59 AM and served same at 3:55 PM on 6/19/2020 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: _____


L. LITTLEJOHN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: MLDENISCO



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 154262000 Certificate Number: 008799 of 2017

Redemption Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="08/03/2020"/>	Redemption Date <input type="text" value="07/31/2020"/>
Months	12	11
Tax Collector	<input type="text" value="\$4,587.04"/>	<input type="text" value="\$4,587.04"/>
Tax Collector Interest	\$825.67	\$756.86
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$5,418.96	<input type="text" value="\$5,350.15"/> <i>TC</i>
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$84.06	\$77.06
Total Clerk	\$551.06	<input type="text" value="\$544.06"/> <i>CH</i>
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$23.00"/>	<input type="text" value="\$23.00"/>
Researcher Copies	<input type="text" value="\$9.00"/>	<input type="text" value="\$9.00"/>
Total Redemption Amount	\$6,019.02	\$5,943.21
	Repayment Overpayment Refund Amount	\$75.81
Book/Page	<input type="text" value="8175"/>	<input type="text" value="172"/>

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 008799
 Redeemed Date 07/13/2020**

Name CHRISTOPHER A HARRIS 3350 BAYOU DR PENSACOLA, FL 32505

Clerk's Total = TAXDEED	\$591.06
Due Tax Collector = TAXDEED	\$5,418.96
Postage = TD2	\$23.00
ResearcherCopies = TD6	\$9.00
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
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

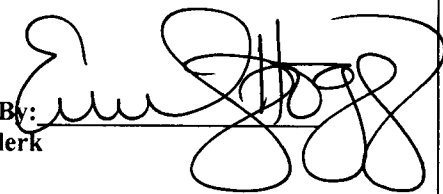
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 154262000 Certificate Number: 008799 of 2017**

Payor: CHRISTOPHER A HARRIS 3350 BAYOU DR PENSACOLA, FL 32505 Date 07/13/2020

Clerk's Check #	1	Clerk's Total	\$551.06
Tax Collector Check #	1	Tax Collector's Total	\$5,418.96
		Postage	\$23.00
		Researcher Copies	\$9.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$6,019.02

5854.21

PAM CHILDERS
Clerk of the Circuit Court

Received By: 
Deputy Clerk

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

RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8175, Page 172, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 08799, issued the 1st day of June, A.D., 2017

TAX ACCOUNT NUMBER: 154262000 (20-382)

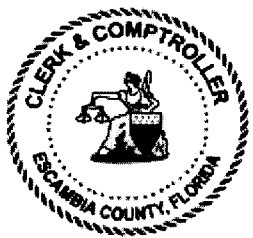
DESCRIPTION OF PROPERTY:

LT 13 BLK 6 BAYOU GROVE S/D PB 2 P 87 OR 6158 P 1924 CA 141

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

NAME IN WHICH ASSESSED: CHRISTOPHER A HARRIS

Dated this 13th day of July 2020.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

CHRISTOPHER A HARRIS [20-382]
3350 BAYOU DR
PENSACOLA, FL 32505

9171 9690 0935 0128 0160 58

CITY OF PENSACOLA [20-382]
TREASURY DIVISION
P O BOX 12910
PENSACOLA FL 32521

9171 9690 0935 0128 0160 65

ESCAMBIA COUNTY / STATE OF
FLORIDA [20-382]
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

9171 9690 0935 0128 0160 72

FLORIDA DEPT OF CORRECTIONS
[20-382]
2251 N PALAFOX ST
PENSACOLA, FL 32501

9171 9690 0935 0128 0160 89

Redeemed

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

4WR7/107/22TD

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 08799 in the Escambia Court was published in said newspaper in and was printed and released on July 1, 2020, July 8, 2020, July 15, 2020 and July 22, 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

MALCOLM G. BALLINGER, PUBLISHER

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me, Bridget A. Roberts, this 3rd day of August, 2020, by Malcolm G. Ballinger, who is personally known to me.

X

BRIDGET A. ROBERTS, NOTARY PUBLIC



Bridget A. Roberts
NOTARY PUBLIC
STATE OF FLORIDA
Commission #00023500
Expires 8/22/2020