

19-591

Tax Collector's Certification

CTY-513

Tax Deed Application Number
1900258

Date of Tax Deed Application
Apr 19, 2019

This is to certify that **CAZENOVIA CREEK FUNDING II LLC**, holder of **Tax Sale Certificate Number 2017 / 8826**, 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: **17-0430-000**

Cert Holder:
CAZENOVIA CREEK FUNDING II LLC
PO BOX 54132
NEW ORLEANS, LA 70154

Property Owner:
MAY DAVID R
216 PANFERIO DR
PENSACOLA BEACH, FL 32561
LT 8 BLK 7 VILLA PRIMERA PB 2 P 78 OR 2775 P 494 SHEET 9

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
2017/8826	17-0430-000	06/01/2017	1,548.02	77.40	1,625.42

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
2018/8999	17-0430-000	06/01/2018	1,559.54	6.25	77.98	1,643.77

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	3,269.19
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	0.00
3. Total of Current Taxes Paid by Tax Deed Applicant	3,375.64
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)	7,019.83

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.	126,456.00
16. 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 29th day of April, 2019 Scott Lunsford, Tax Collector of Escambia County

Date of Sale: December 2, 2019

By *Candice Lewis*

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

17-0430-000 2017

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 1900258

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
CAZENOVIA CREEK FUNDING II LLC
PO BOX 54132
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
17-0430-000	2017/8826	06-01-2017	LT 8 BLK 7 VILLA PRIMERA PB 2 P 78 OR 2775 P 494 SHEET 9

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
CAZENOVIA CREEK FUNDING II LLC
PO BOX 54132
NEW ORLEANS, LA 70154

04-19-2019
Application Date

Applicant's signature



Chris Jones Escambia County Property Appraiser

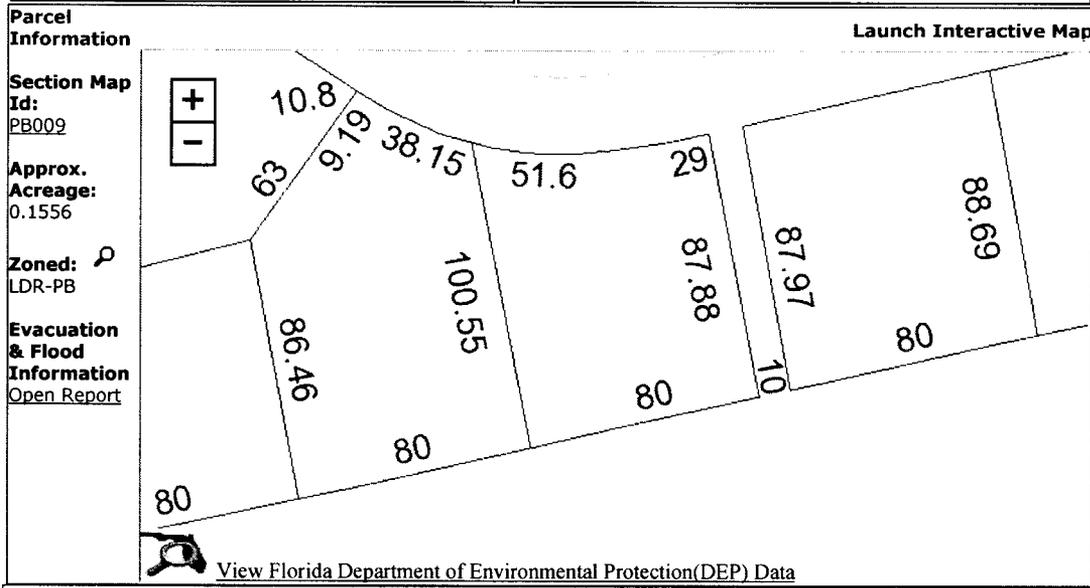
Real Estate Search Tangible Property Search Sale List

[Back](#)

← Navigate Mode Account Reference → [Printer Friendly Version](#)

General Information Reference: 282S261800008007 Account: 170430000 Owners: MAY DAVID R Mail: 216 PANFERIO DR PENSACOLA BEACH, FL 32561 Situs: 216 PANFERIO DR 32561 Use Code: SINGLE FAMILY RESID Taxing Authority: PENSACOLA BEACH Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	Assessments <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2018</td> <td>\$125,000</td> <td>\$172,206</td> <td>\$297,206</td> <td>\$252,912</td> </tr> <tr> <td>2017</td> <td>\$110,000</td> <td>\$42,683</td> <td>\$152,683</td> <td>\$109,720</td> </tr> <tr> <td>2016</td> <td>\$110,000</td> <td>\$41,334</td> <td>\$151,334</td> <td>\$107,464</td> </tr> </tbody> </table> <p style="text-align: center;">Disclaimer</p> <p style="text-align: center;">Tax Estimator</p> <p style="text-align: center;">> File for New Homestead Exemption Online</p>	Year	Land	Imprv	Total	Cap Val	2018	\$125,000	\$172,206	\$297,206	\$252,912	2017	\$110,000	\$42,683	\$152,683	\$109,720	2016	\$110,000	\$41,334	\$151,334	\$107,464
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Sales Data <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>12/1997</td> <td>4197</td> <td>71</td> <td>\$40,000</td> <td>LI</td> <td>View Instr</td> </tr> <tr> <td>10/1989</td> <td>2775</td> <td>494</td> <td>\$61,900</td> <td>LI</td> <td>View Instr</td> </tr> <tr> <td>01/1975</td> <td>906</td> <td>555</td> <td>\$23,000</td> <td>LI</td> <td>View Instr</td> </tr> </tbody> </table> <p>Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller</p>	Sale Date	Book	Page	Value	Type	Official Records (New Window)	12/1997	4197	71	\$40,000	LI	View Instr	10/1989	2775	494	\$61,900	LI	View Instr	01/1975	906	555	\$23,000	LI	View Instr	2018 Certified Roll Exemptions HOMESTEAD EXEMPTION Legal Description LT 8 BLK 7 VILLA PRIMERA PB 2 P 78 OR 2775 P 494 SHEET 9 Extra Features None
Sale Date	Book	Page	Value	Type	Official Records (New Window)																				
12/1997	4197	71	\$40,000	LI	View Instr																				
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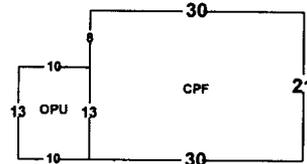
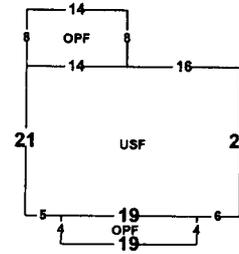
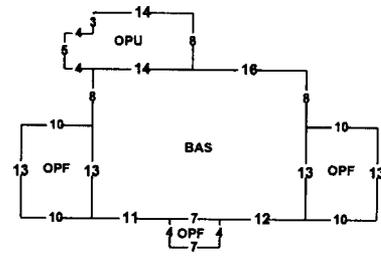


Buildings	
Year Built: 2017, Effective Year: 2017	
Structural Elements DECOR/MILLWORK-AVERAGE DWELLING UNITS-1 EXTERIOR WALL-SIDING-LAP.AAVG FLOOR COVER-TILE/STAIN CONC/BRICK FOUNDATION-PILINGS HEAT/AIR-CENTRAL H/AC INTERIOR WALL-DRYWALL-DECORAT	

NO. PLUMBING FIXTURES-7
NO. STORIES-2
ROOF COVER-METAL/MODULAR
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

 Areas - 2628 Total SF

BASE AREA - 630
CARPORT FIN - 630
OPEN PORCH FIN - 476
OPEN PORCH UNF - 262
UPPER STORY FIN - 630



Images



6/19/17

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:05/08/2019 (tc.5206)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **CAZENOVIA CREEK FUNDING II LLC** holder of **Tax Certificate No. 08826**, 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 8 BLK 7 VILLA PRIMERA PB 2 P 78 OR 2775 P 494 SHEET 9

SECTION 28, TOWNSHIP 2 S, RANGE 26 W

TAX ACCOUNT NUMBER 170430000 (19-591)

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

DAVID R MAY

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 December, which is the **2nd day of December 2019**.

Dated this 13th day of May 2019.

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



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



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 170430000 Certificate Number: 008826 of 2017

Payor: DAVID MAY 216 PANFERIO DR PENSACOLA BEACH, FL 32561 Date 06/04/2019

Clerk's Check #	119111021	Clerk's Total	\$523.04	8491.50
Tax Collector Check #	1	Tax Collector's Total	\$7,868.46	
		Postage	\$60.00	
		Researcher Copies	\$40.00	
		Recording	\$10.00	
		Prep Fee	\$7.00	
		Total Received	\$8,508.50	

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
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**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 # 2017 TD 008826

Redeemed Date 06/04/2019

Name DAVID MAY 216 PANFERIO DR PENSACOLA BEACH, FL 32561

Clerk's Total = TAXDEED	\$523.04	8491.50
Due Tax Collector = TAXDEED	\$7,868.46	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$40.00	
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: 170430000 Certificate Number: 008826 of 2017

Redemption Yes No
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="12/02/2019"/>	Redemption Date <input type="text" value="06/04/2019"/>
Months	8	2
Tax Collector	<input type="text" value="\$7,019.83"/>	<input type="text" value="\$7,019.83"/>
Tax Collector Interest	\$842.38	\$210.59
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$7,868.46	<input type="text" value="\$7,236.67"/> TC
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$56.04	\$14.01
Total Clerk	\$523.04	<input type="text" value="\$481.01"/> CH
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="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$40.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$8,508.50	\$7,734.68
	Repayment Overpayment Refund Amount	\$773.82 + 120 + 200 <input type="text" value="\$1093.82"/>
Book/Page	<input type="text"/>	<input type="text"/>

Redeemer

Notes

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 8094, Page 794, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 08826, issued the 1st day of June, A.D., 2017

TAX ACCOUNT NUMBER: **170430000 (19-591)**

DESCRIPTION OF PROPERTY:

LT 8 BLK 7 VILLA PRIMERA PB 2 P 78 OR 2775 P 494 SHEET 9

SECTION 28, TOWNSHIP 2 S, RANGE 26 W

NAME IN WHICH ASSESSED: DAVID R MAY

Dated this 4th day of June 2019.



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

19-591
Redeemed

PROPERTY INFORMATION REPORT

File No.: 15355

September 4, 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 09-04-1999, through 09-04-2019, and said search reveals the following:

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

David Raymond May

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: 

September 4, 2019

**PROPERTY INFORMATION REPORT
LEGAL DESCRIPTION**

File No.: 15355

September 4, 2019

Lot 8, Block 7, Villa Primera, a residential subdivision on Santa Rosa Island, as per plat thereof, recorded in Plat Book 7, Page 78, of the Public Records of Escambia County, Florida

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

File No.: 15355

September 4, 2019

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

1. Subject to terms and conditions of any controlling Santa Rosa Island leases, subleases, lease assignments, or condominium documents applicable to this parcel.
2. All Taxes Paid. The assessed value is \$308,600.00. Tax ID 17-0430-000.

PLEASE NOTE THE FOLLOWING:

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

SOUTHERN GUARANTY TITLE COMPANY

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

PENSACOLA, FLORIDA 32503

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

Email: rcsqt@aol.com

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 12-2-2019

TAX ACCOUNT NO.: 17-0430-000

CERTIFICATE NO.: 2017-8826

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 2019 tax year.

David Raymond May
216 Panferio Dr.
Pensacola Beach, FL 32561

SRIA
P.O. Box 1208
Pensacola Beach, FL 32562

Certified and delivered to Escambia County Tax Collector,
this 4th day of September, 2019.

SOUTHERN GUARANTY TITLE COMPANY


by: Richard S. Combs, President

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

6.00 Rec
286.00 Doc

This instrument
prepared by
David R. May
403 S. Palafox St.
Pensacola, FL
32501

Tax Account #17-0430-000

STATE OF FLORIDA)
COUNTY OF ESCAMBIA)

ASSIGNMENT OF LEASE

DEED DOC STAMPS PD @ ESC CO \$ 280.00
12/01/97 ERNIE LEE MAGAHA, CLERK
By: *J. Walker*

The undersigned, as Lessee by Assignment, under that certain lease between Santa Rosa Island Authority and Jack N. Pierce dated the 1st day of April, 1953, recorded in Deed Book 373, at page 253 of the public records of Escambia County, Florida, as subsequently assigned, covering the following described property, to-wit:

Lot B, Block 7, VILLA PRIMERA, a residential sub-division on Santa Rosa Island, Escambia County, Florida, according to Plat of said subdivision recorded in Plat Book 2, Page 7B of the Public Records of Escambia County, Florida

For and in consideration of the sum of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby sell, assign, and transfer all of her title and interest in said lease and demised property and all of the improvements thereon to David Raymond May.

This Assignment is made subject to easements, restrictions and mineral reservations of record affecting title to the property, if any, which are not hereby reimposed, to include the existing mortgage in favor of American Bank and Trust, Pensacola, FL.

IN WITNESS WHEREOF, the undersigned has hereunto set her hand and seal this --- day of ---, 1997.

Property description constitutes Homestead of assignee,

David Raymond May.

Tina Carr
TINA CARR

Margaret M. May
MARGARET M. MAY

Rachel F. Pontarolo
Rachel F. Pontarolo
STATE OF FLORIDA
COUNTY OF SANTA ROSA

Sworn to (or affirmed) and subscribed before me this -- 14
day of -- DEC, --, 1997, by Margaret M. May.
FL. D. L.

Personally known _____

OR Produced Identification _____

Type of Identification Produced FDL

J. Walker
NOTARY PUBLIC



J.L. WALKER
My Commission CC361666
Expires Oct. 17, 1998

RCD Dec 01, 1997 03:13 pm
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 97-437198