## **APPLICATION FOR TAX DEED**

Section 197.502, Florida Statutes

Application Number: 2000252

To: Tax Collector of	ESCAMBIA COUNTY	_, Florida	
I, CAZENOVIA CREEK FI PO BOX 54132 NEW ORLEANS, LA 7 hold the listed tax certi	70154,	same to the Tax	Collector and make tax deed application thereon:
Account Number	Certificate No.	Date	Legal Description
01-0317-332	2018/27	06-01-2018	LT 14 BLK D HARBOUR SQUARE 1ST ADD PB 8 P 83 OR 6968 P 5
<ul> <li>redeem all o</li> <li>pay all deline</li> <li>pay all Tax 0</li> <li>Sheriff's cost</li> </ul>	ts, if applicable. le certificate on which this applic	iterest covering that	•
Electronic signature CAZENOVIA CREE PO BOX 54132 NEW ORLEANS, LA	K FUNDING II LLC		<u>04-02-2020</u> Application Date
	Applicant's signature		

Par	t 5: Clerk of Court Certified Amounts (Lines 8-14)				
8.					
9.	Certified or registered mail charge				
10.	Clerk of Court advertising, notice for newspaper, and electronic auction fees				
11.	Recording fee for certificate of notice				
12.	Sheriff's fees				
13.	Interest (see Clerk of Court Instructions, page 2)				
14.	Total Paid (Lines 8-13)				
15.	Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	58,450			
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, and 16 if applicable)				
18.	Redemption fee	6.25			
19.	Total amount to redeem				
Sign t					
	Signature, Clerk of Court or Designee				

#### INSTRUCTIONS

## Tax Collector (complete Parts 1-4)

# Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

# Part 3: Other Certificates Redeemed by Applicant (Other than County)

Total. Add the amounts in Columns 3, 4 and 5

Part 4: Tax Collector Certified Amounts (Lines 1-7)

Line 1, enter the total of Part 2 plus the total of Part 3 above.

Total Paid, Line 7: Add the amounts of Lines 1-6

Line 6, Interest accrued by tax collector. Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on Line 6. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

## Clerk of Court (complete Part 5)

Line 13: Interest is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of Line 7, minus Line 6, plus Lines 8 through 12. Enter the amount on Line 13.

Line 14: Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.

## **CERTIFICATION OF TAX DEED APPLICATION**

Sections 197.502 and 197.542, Florida Statutes

513 R. 07/19

Part 1: Tax Deed	Application Info	rmation					
Applicant Name Applicant Address	CAZENOVIA CREEK FUNDING II LLC PO BOX 54132 NEW ORLEANS, LA 70154				Appli	cation date	Apr 02, 2020
Property description	BRIGHTON DIANA 4740 ANCHOR LN				Certi	ficate #	2018 / 27
PENSACOLA, FL 32514					Date	certificate issued	06/01/2018
	4740 ANCHOR LN LT 14 BLK D HARBOUR SQUARE 1ST ADD PB 8 P 83 OR 6968 P 5			ADD PB 8 P Deed application number		2000252	
					Acco	unt number	01-0317-332
Part 2: Certificat	s Owned by Ap	plicant an	d Flied w	ith Tax Deed	Appli	cation	
Column 1 Certificate Numbe	Colur r Date of Cert			olumn 3 ount of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2018/27	06/01/	2018	<u> </u>	939.48		46.97	986.45
						→Part 2: Total*	986.45
Part 3: Other Cer	tificates Redeen	ed by Ap	plicant (C	other than Co	unty)		
Column 1 Certificate Number	Column 1 Column 2 Column 3 Column 1 Date of Other Face Amount of Column		Column 4 Tax Collector's I	Column 5 Fee Interest		Total (Column 3 + Column 4 + Column 5)	
# 2019/28	06/01/2019		1,336.61		6.25	66.83	1,409.69
						Part 3: Total*	1,409.69
Part 4: Tax Colle	ctor Certified A	nounts (L	ines 1-7)				
Cost of all certi	ficates in applicant	s possessio	n and othe	r certificates rec	ieeme Total c	d by applicant of Parts 2 + 3 above)	2,396.14
2. Delinquent taxe	es paid by the appli	cant					0.00
3. Current taxes p	paid by the applican	t					0.00
4. Property inform	nation report fee an	Deed App	lication Red	cording and Rei	ease F	ees	200.00
5. Tax deed appli	cation fee		• .				175.00
6. Interest accrue	d by tax collector u	nder s.197.5	542, F.S. (s	ee Tax Collecto	r Instr	uctions, page 2)	0.00
7.			· · · · · · · · · · · · · · · · · · ·		To	tal Paid (Lines 1-6)	2,771.14
I certify the above in have been paid, and	formation is true ar	d the tax ce	ertificates, i	nterest, property s attached.	y infon	nation report fee, ar	nd tax collector's fees
C 1.	0				Ē	scambia County , F	lorida
Sign here: Condu	ture, Tax Collector or De				_	ate April 20th, 2	

Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2





Real Estate Search Tangible Property Search

Printer Friendly Version

**Launch Interactive Map** 

Sale List

#### General Information

Reference:

0615291010014004

Account:

010317332 **BRIGHTON DIANA** 

Owners:

4740 ANCHOR LN

Mail:

PENSACOLA, FL 32514

Situs: Use Code: 4740 ANCHOR LN 32514 SINGLE FAMILY RESID 🔑

Taxing

COUNTY MSTU

**Authority:** Tax Inquiry:

Open Tax Inquiry Window

ax Inquiry link courtesy of Scott Lunsford

Assessments						
Year	Land	Imprv	Total	Cap Val		
2019	\$22,800	\$108,834	\$131,634	\$116,900		
2018	\$22,800	\$102,999	\$125,799	\$114,721		
2017	\$22,800	\$94,926	\$117,726	\$112,362		

## **Disclaimer**

## **Tax Estimator**

## > File for New Homestead **Exemption Online**

#### Sales Data

#### Official Records Sale Date Book Page Value Type (New Window)

01/22/2013 6968 5 \$115,000 WD View Instr 10/18/2012 6923 1288 \$52,300 WD View Instr 01/23/2012 6811 982 \$35,100 CT View Instr 03/2006 5874 1080 \$175,000 WD View Instr 05/1997 4137 447 \$79,900 WD View Instr 09/1989 2761 277 \$69,900 SC View Instr 06/1988 2560 890 \$62,900 WD View Instr

Official Records Inquiry courtesy of Pain Childer Iscambia County Clerk of the Circuit Court and

## 2019 Certified Roll Exemptions

HOMESTEAD EXEMPTION

## Legal Description

LT 14 BLK D HARBOUR SQUARE 1ST ADD PB 8 P 83 OR 6968 P 5

#### **Extra Features**

FRAME BUILDING

## Parcel

## Information Section

Map Id: 06-1S-29-2

Approx. Acreage: 0.2020

Zoned: 🔑 MDR

Evacuation & Flood Information Open Report

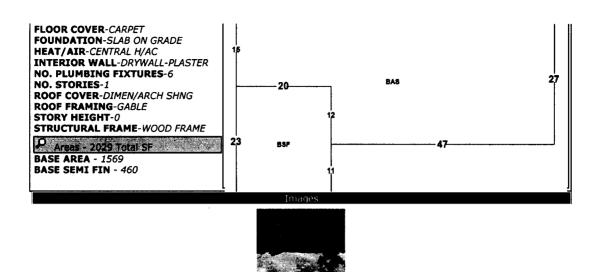
# View Florida Department of Environmental Protection(DEP) Data

### **Buildings**

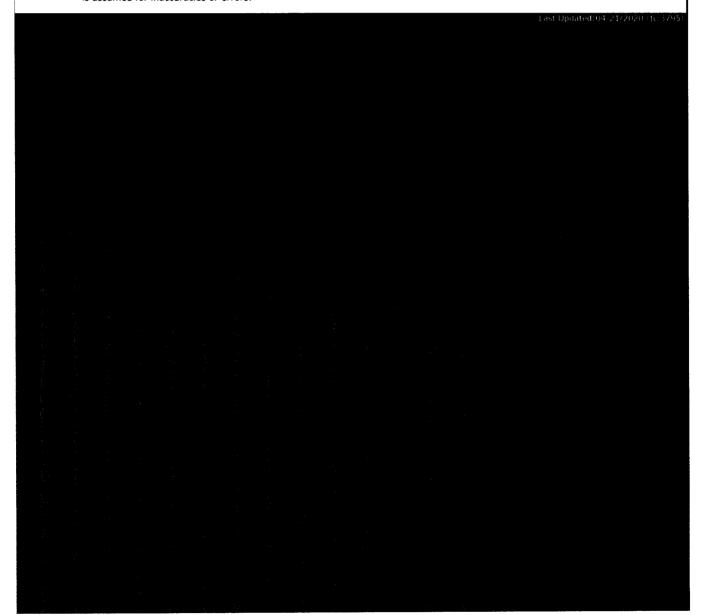
Structural Elements 13 **DECOR/MILLWORK-ABOVE AVERAGE** 

**DWELLING UNITS-1** 

EXTERIOR WALL-BRICK-FACE/VENEER



The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.



Pam Childers CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY FLORIDA INST# 2020038213 5/12/2020 9:34 AM OFF REC BK: 8294 PG: 735 Doc Type: TDN

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That CAZENOVIA CREEK FUNDING II LLC holder of Tax Certificate No. 00027, issued the 1st day of June, A.D., 2018 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 14 BLK D HARBOUR SQUARE 1ST ADD PB 8 P 83 OR 6968 P 5

**SECTION 06, TOWNSHIP 1 S, RANGE 29 W** 

TAX ACCOUNT NUMBER 010317332 (0121-54)

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

#### **DIANA BRIGHTON**

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 January, which is the 4th day of January 2021.

Dated this 11th day of May 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.

COUNTY

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

Tax Deed - Redemption Calculator
Account: 010317332 Certificate Number: 000027 of 2018

Redemption No V	pplication Date 04/02/2020	Interest Rate 18%	
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL	
	Auction Date 01/04/2021	Redemption Date 05/19/2020	
Months	9	1	
Tax Collector	\$2,771.14	\$2,771.14	
Tax Collector Interest	\$374.10	\$41.57	
Tax Collector Fee	\$6.25	\$6.25	
Total Tax Collector	\$3,151.49	\$2,818.96	
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	\$63.05	\$7.01	
Total Clerk	\$530.05	\$474.01 C. H	
Release TDA Notice (Recording)	\$10.00	\$10.00	
Release TDA Notice (Prep Fee)	\$7.00	\$7.00	
Postage	\$60.00	\$0.00	
Researcher Copies	\$40.00	\$0.00	
Total Redemption Amount	\$3,798.54	\$3,309.97	
	Repayment Overpayment Refund Amount	\$488.57	
Book/Page	8294	735	

## **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 # 2018 TD 000027

**Redeemed Date** 05/19/2020

Name DIANA H BRIGHTON 4740 ANCHOR LN PENSACOLA, FL 32514

Clerk's Total = TAXDEED	\$430,05 \$ 29.72.97
Due Tax Collector = TAXDEED	\$3 <b>\1</b> \$1.49
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	
		4- 14 E	FINANCIAL SUM	MARY		
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: 010317332 Certificate Number: 000027 of 2018

Payor: DIANA H BRIGHTON 4740 ANCHOR LN PENSACOLA, FL 32514 Date 05/19/2020

Clerk's Check #	449254571	Clerk's Total	\$530/05#2972
Tax Collector Check #	1	Tax Collector's Total	\$3,1,11.49
		Postage	\$60.00
		Researcher Copies	\$40.00
		Recording	\$10.00
	mage is a six file of the anti-label and all his blands are consistent to the constitution of the desired for the six and the file of the	Prep Fee	\$7.00
A STATE OF THE STA	The control of the co	Total Received	<del>-\$3,798.54</del>
		AND	

\$2989.97

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 ESCAMBIA COUNTY FLORIDA INST# 2020040239 5/19/2020 11:34 AM OFF REC BK: 8297 PG: 1936 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 8294, Page 735, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00027, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 010317332 (0121-54)

**DESCRIPTION OF PROPERTY:** 

LT 14 BLK D HARBOUR SQUARE 1ST ADD PB 8 P 83 OR 6968 P 5

**SECTION 06, TOWNSHIP 1 S, RANGE 29 W** 

NAME IN WHICH ASSESSED: DIANA BRIGHTON

Dated this 19th day of May 2020.

COMPTO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk



## **CERTIFICATION OF TAX DEED APPLICATION**

Sections 197.502 and 197.542, Florida Statutes

DR-513 Rule 12D-16.002 F.A.C Effective 07/19 Page 1 of 2

Part 1: Tax Deed	App	lication Infor	nation			<del></del>		
Applicant Name Applicant Address	CAZENOVIA CREEK FUNDING II LLC PO BOX 54132 NEW ORLEANS, LA 70154					Appl	lication date	Apr 02, 2020
Property BRIGHTON DIANA  4740 ANCHOR LN  PENSACOLA, FL 32514				Cert	ificate #	2018 / 27		
	4740 ANCHOR LN 01-0317-332 LT 14 BLK D HARBOUR SQUARE 1ST ADD PB 8 P 83 OR 6968 P 5					Date	e certificate issued	06/01/2018
Part 2: Certificat	es O	wned by Appl	icant and	d Filed w	th Tax Deed	Appl	ication	
Column 1 Certificate Numbe	er	Column Date of Certific	_		olumn 3 unt of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2018/27		06/01/20	)18		939.48		46.97	986.45
							→Part 2: Total*	986.45
Part 3: Other Ce	rtifica	ates Redeeme	d by Ap	plicant (C	ther than Co	unty)		
Column 1 Certificate Number	Column 1 Column 2 Co Certificate Number Face		Face A	ımn 3 mount of certificate	nount of Tay Collector's Foo		Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2019/28	(	06/01/2019		1,336.61	***************************************	6.25	66.83	1,409.69
							Part 3: Total*	1,409.69
Part 4: Tax Colle	ector	Certified Am	ounts (Li	nes 1-7)		1 1		1.
Cost of all cert	ificate	es in applicant's	possessio	n and othe			ed by applicant of Parts 2 + 3 above)	2,396.14
2. Delinquent tax	es pa	id by the applica	ınt					0.00
3. Current taxes	paid b	y the applicant						0.00
4. Property inform	nation	report fee						200.00
5. Tax deed appli	cation	n fee		_				175.00
6. Interest accrue	d by t	tax collector und	ler s.197.5	42, F.S. (s	ee Tax Collecto	r Insti	ructions, page 2)	0.00
<b>7</b> .						То	tal Paid (Lines 1-6)	2,771.14
I certify the above in have been paid, and	nforma	ation is true and	the tax ce	rtificates, in	nterest, property	y infor	mation report fee, an	d tax collector's fees
P	1						Escambia, Florid	a
Sign here:		'ay Callagian as See!					Date July 29th, 2	
- Inghi		ax Collector or Designation to					Con Instructions on Bos	

Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

Pa	t 5: Clerk of Court Certified Amounts (Lines 8-14)	
8.	Processing tax deed fee	
9.	Certified or registered mail charge	
10.	Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11.	Recording fee for certificate of notice	
12.	Sheriff's fees	
13.	Interest (see Clerk of Court Instructions, page 2)	
14.	Total Paid (Lines 8-13)	
15.	Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	58,450.00
16.	Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
L		
Sign	nere:  Signature, Clerk of Court or Designee  Date of sale 01/04/20	021

INSTRUCTIONS

4 6.25

## Tax Collector (complete Parts 1-4)

## Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

## Part 3: Other Certificates Redeemed by Applicant (Other than County)

Total. Add the amounts in Columns 3, 4 and 5

## Part 4: Tax Collector Certified Amounts (Lines 1-7)

Line 1, enter the total of Part 2 plus the total of Part 3 above.

Total Paid, Line 7: Add the amounts of Lines 1-6

Line 6, Interest accrued by tax collector. Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on Line 6. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

## Clerk of Court (complete Part 5)

Line 13: Interest is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of Line 7, minus Line 6, plus Lines 8 through 12. Enter the amount on Line 13.

Line 14: Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.

BK: 6968 6 Last Page

> 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 must 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 Ordinance 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 be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of roadway: Anchor Lane

Legal Address of Property: 4740 Anchor Lane, Pensacola, FL 32514

The County (X) has accepted () has not accepted the abutting roadway for maintenance.

This form completed by:

Surety Land Title, Inc. 2600 North 12th Avenue Pensacola, FL 32503

AS TO SELLER (S): B & E Holdings, LLC Witness to Seller(s):

William W. Boesch, Managing Member

Witness to Buyer(s):

Diana Brighton

AS TO BUYER (S):

THIS FORM APPROVED BY THE ESCAMBIA COUNTY BOARD OF COUNTY COMMISSIONERS. Effective: 4/15/95

Recorded in Public Records 01/30/2013 at 01:45 PM OR Book 6968 Page 5, Instrument #2013006866, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$18.50 Deed Stamps \$805.00

THIS INSTRUMENT PREPARED BY AND RETURN TO:
Patricia A. Snellgrove
SURETY LAND TITLE OF FLORIDA, LLC
2600 N. 12th Avenue
PENSACOLA, FL 32503
Property Appraisers Parcel Identification (Folio) Number: 06-15-29-1010-014-004

## **WARRANTY DEED**

SPACE ABOVE THIS LINE FOR REC	ORDING DATA				
THIS WARRANTY DEED, made the 2 day of January, 2013 Liability Company, whose post office address is 9030 Woodru grantor, to Diana Brighton whose  How the company of the co	the parties to this instrument and the heirs, legal				
WITNESSETH: That the grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars 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, State of Florida, viz.:					
Lot 14, Block "D", Harbour Square, First Addition, a Subo I South, Range 29 West, Escambia County, Florida, acco Book 8, Page(s) 83, of the Public Records of said County.	livision of a portion of Section 6, Township rding to the Plat thereof, recorded in Plat				
Subject to easements, restrictions and reservations of a thereafter.	ecord and taxes for the year 2013 and				
TOGETHER, with all the tenements, hereditaments and apappertaining.	purtenances thereto belonging or in anywise				
TO HAVE AND TO HOLD, the same in fee simple forever.					
AND, the grantor hereby covenants with said grantee that the grantat the grantor has good right and lawful authority to sell and contained and will defend the same against the lawful claims of all persencumbrances, except taxes accruing subsequent to December 31, 2	vey said land, and hereby warrants the title to said sons whomsoever; and that said land is free of all				
IN WITNESS WHEREOF, the said grantor has signed and securitten.	aled these presents the day and year first above				
Signed, sealed and delivered in the presence of:	William W. Boesch, Managing Member				
Witness #1 Signature  Particia A Saellande  Witness #1 Printed Name	William W. Bresch, Managing Member				
Witness #2 Signature  Wichelle Curry  Witness #2 Printed Name					
STATE OF FLORIDA COUNTY OF ESCAMBIA					
The foregoing instrument was acknowledged before me this 2 Managing Member of B & E Holdings, LLC who is CLIVAS ICENSE as identification.	2 day of January, 2013 by William W. Boesch, personally known to me or has produced				
SEAL PATRICIA A. SNELLGROVE MY COMMISSION #EE75127 EXPIRES: APRIL 10, 2015 Notary Public-State of Florida	Notary Public  Printed Notary Name				
My Commission Expires:	Tranca rotary tranc				

File No.: 1305-019

## PROPERTY INFORMATION REPORT

**October 5, 2020** 

Tax Account #: 01-0317-332

# LEGAL DESCRIPTION EXHIBIT "A"

LT 14 BLK D HARBOUR SQUARE 1<sup>ST</sup> ADD PB 8 P 83 OR 6968 P 5

SECTION 06, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 01-0317-332 (0121-54)

## PERDIDO TITLE & ABSTRACT, INC.

## PROPERTY INFORMATION REPORT

3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077

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

21
32
es, the following is a list of names and addresses of interest in or claim against the above described is being submitted as proper notification of tax deed
2910, 32521 nmental Center, 32502
ollector, this $5^{\mathrm{TH}}$ day of October, 2020.

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

## PROPERTY INFORMATION REPORT

## **CONTINUATION PAGE**

October 5, 2020

Tax Account #: 01-0317-332

- 1. The Grantee(s) of the last deed(s) of record is/are: **DIANA BRIGHTON** 
  - By Virtue of Warranty Deed recorded 1/30/2013 OR 6968/5
- 2. The land covered by this Report is:
- **3.** The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:
  - a. None
- 4. Taxes:

Taxes for the year(s) 2017-2018 are delinquent.

Tax Account #: 01-0317-332 Assessed Value: \$138,713

**Exemptions: HOMESTEAD & SENIOR** 

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **NONE** 

Payment of any special liens/assessments imposed by City, County, and/or State.

Note: Escambia County and/or local municipalities may impose special liens/assessments. These liens/assessments are not discovered in a title search or shown above. These special assessments typically create a lien on real property. The entity that governs subject property must be contacted to verify payment status.



## PROPERTY INFORMATION REPORT

3050 Concho Drive, Pensacola, Florida 32507 | Phone: 850-466-3077

THE ATTACHED REPORT IS ISSUED TO: SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR 2018-27 THIS REPORT IS NOT TITLE INSURANCE. THE LIABILITY FOR ERRORS OR OMISSIONS IN THIS REPORT IS LIMITED TO THE PERSON(S) EXPRESSLY IDENTIFIED BY NAME IN THE PROPERTY INFORMATION REPORT AS THE RECIPIENT(S) OF THE PROPERTY INFORMATION REPORT. The attached Report prepared in accordance with the instructions given by the user named above includes a listing of the owner(s) of record of the land described herein together with current and delinquent ad valorem tax information and a listing and copies of all open or unsatisfied leases, mortgages, judgments and encumbrances recorded in the Official Record Books of Escambia County, Florida that appear to encumber the title to said land as listed on page 2 herein. It is the responsibility of the party named above to verify receipt of each document listed. If a copy of any document listed is not received, the office issuing this Report must be contacted immediately. This Report is subject to: Current year taxes; taxes and assessments due now or in subsequent years; oil, gas, and mineral or any subsurface rights of any kind or nature; easements, restrictions and covenants of record; encroachments, overlaps, boundary line disputes, and any other matters that would be disclosed by an accurate survey and inspection of the premises. This Report does not insure or guarantee the validity or sufficiency of any document attached, nor is it to be considered a title insurance policy, an opinion of title, a guarantee of title, or as any other form of guarantee or warranty of title. Use of the term "Report" herein refers to the Property Information Report and the documents attached hereto. Period Searched: October 1, 2000 to and including October 1, 2020 Abstractor: Vicki Campbell

Michael A. Campbell, As President

BY

Dated: October 5, 2020