

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2100015

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
SAVVY FL LLC
FTB COLLATERAL ASSIGNEE
P.O. BOX 1000 - DEPT, #3035
MEMPHIS, TN 38148-3035,

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
06-1428-000	2018/2979	06-01-2018	N 90 FT OF LTS 11 TO 14 BLK 46 HAZLEHURST PLAT DB 55 P 262 OR 4815 P 1147 OR 6596 P 1748 SEC 17/31 T 2S R 30

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
SAVVY FL LLC
FTB COLLATERAL ASSIGNEE
P.O. BOX 1000 - DEPT, #3035
MEMPHIS, TN 38148-3035

02-22-2021
Application Date

Applicant's signature

Part 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.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>11/01/2021</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS + 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.

N 90 FT OF LTS 11 TO 14 BLK 46 HAZLEHURST PLAT DB 55 P 262 OR 4815 P 1147 OR 6596 P 1748 SEC 17/31 T 2S R 30



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

1121-11

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	SAVVY FL LLC FTB COLLATERAL ASSIGNEE P.O. BOX 1000 - DEPT, #3035 MEMPHIS, TN 38148-3035	Application date	Feb 22, 2021
Property description	WILLIS JAMES H & WILLIS JAMES H & 6117 TONAWANDA DR PENSACOLA, FL 32506 2103 N T ST 06-1428-000 N 90 FT OF LTS 11 TO 14 BLK 46 HAZLEHURST PLAT DB 55 P 262 OR 4815 P 1147 OR 6596 P 1748 SEC 17/31 T (Full legal attached.)	Certificate #	2018 / 2979
		Date certificate issued	06/01/2018

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

Column 1 Certificate Number	Column 2 Date of Certificate Sale	Column 3 Face Amount of Certificate	Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2018/2979	06/01/2018	269.09	70.30	339.39
→Part 2: Total*				339.39

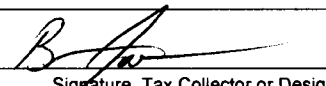
Part 3: Other Certificates Redeemed by Applicant (Other than County)

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2020/3069	06/01/2020	180.67	6.25	24.39	211.31
# 2019/2834	06/01/2019	264.31	6.25	34.69	305.25
Part 3: Total*					516.56

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	855.95
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	127.02
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	1,357.97

I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.

Sign here: 	Escambia, Florida
Signature, Tax Collector or Designee	Date March 2nd, 2021

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



Chris Jones

Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Nav. Mode ☒ Account ☐ Reference →

Printer Friendly Version

General Information

Reference: 1725301300110046
 Account: 061428000
 Owners: WILLIS JAMES H &
 WILLIS JAMES H &
 WILLIS SABRINA LYNN
 Mail: 6117 TONAWANDA DR
 PENSACOLA, FL 32506
 Situs: 2103 N T ST 32505
 Use Code: OPEN STORAGE
 Taxing Authority: COUNTY MSTU
 Tax Inquiry: [Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Scott Lunsford
 Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2020	\$8,315	\$1	\$8,316	\$8,316
2019	\$8,315	\$1	\$8,316	\$8,316
2018	\$14,159	\$1	\$14,160	\$14,160

[Disclaimer](#)

[Market Value Breakdown Letter](#)

[Tax Estimator](#)

[File for New Homestead Exemption Online](#)

[Report Storm Damage](#)

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
05/26/2010	6596	1748	\$50,000	WD	
12/2001	4815	1147	\$100	CT	
08/1989	2752	164	\$65,000	WD	
07/1982	1663	135	\$45,000	WD	
03/1979	1305	408	\$15,000	CJ	

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

2020 Certified Roll Exemptions

None

Legal Description

N 90 FT OF LTS 11 TO 14 BLK 46 HAZLEHURST PLAT DB 55 P
 262 OR 4815 P 1147 OR 6596 P 1748 SEC 17/31 T 2S R 30

Extra Features

FRAME SHED

Parcel

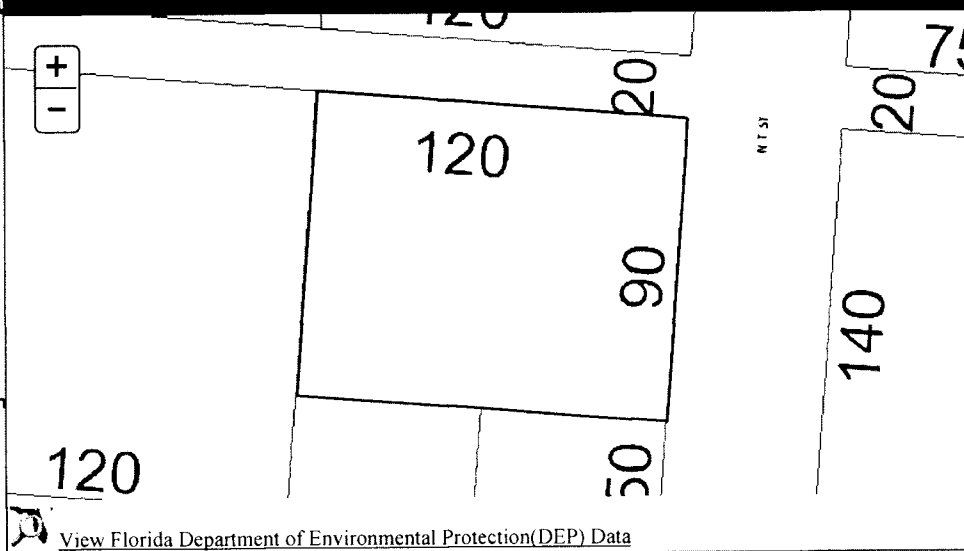
Information

Section
 Map Id:
 17-2S-30-2

Approx.
 Acreage:
 0.2727

Zoned:
 HC/LI

Evacuation
 & Flood
 Information
[Open
 Report](#)



Buildings

Images



5/20/19

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: 03/05/2021 (tc.4734)



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 061428000 Certificate Number: 002979 of 2018

Redemption Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 11/01/2021	Redemption Date 03/31/2021 
Months	9	1
Tax Collector	\$1,357.97	\$1,357.97
Tax Collector Interest	\$183.33	\$20.37
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$1,547.55	\$1,384.59 TC
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 CL
Release TDA Notice (Recording)	\$10.00	\$10.00
Release TDA Notice (Prep Fee)	\$7.00	\$7.00
Postage	\$60.00	\$0.00
Researcher Copies	\$0.00	\$0.00
Total Redemption Amount	\$2,154.60	\$1,875.60
	Repayment Overpayment Refund Amount	\$279.00
Book/Page		

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 002979
 Redeemed Date 03/31/2021**

Name SABRINA WILLIS 6117 TONAWANDA DR PENSACOLA, FL 32506

Clerk's Total = TAXDEED	\$530.05	1538.60
Due Tax Collector = TAXDEED	\$1,547.55	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$0.00	
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

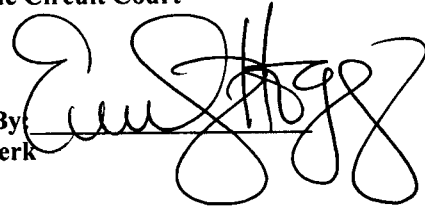
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 061428000 Certificate Number: 002979 of 2018**

Payor: SABRINA WILLIS 6117 TONAWANDA DR PENSACOLA, FL 32506 Date 03/31/2021

Clerk's Check #	1	Clerk's Total	\$130.05
Tax Collector Check #	1	Tax Collector's Total	\$1,547.55
		Postage	\$60.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$2,154.60

1538.60
1555.60

**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>

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **SAVVY FL LLC FTB COLLATERAL ASSIGNEE** holder of **Tax Certificate No. 02979**, 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:

N 90 FT OF LTS 11 TO 14 BLK 46 HAZLEHURST PLAT DB 55 P 262 OR 4815 P 1147 OR 6596 P 1748 SEC 17/31 T 2S R 30

SECTION 17, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 061428000 (1121-11)

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

JAMES H WILLIS and SABRINA LYNN WILLIS

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 November, which is the **1st day of November 2021**.

Dated this 31st day of March 2021.

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

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 8497, Page 1180, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 02979, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 061428000 (1121-11)

DESCRIPTION OF PROPERTY:

N 90 FT OF LTS 11 TO 14 BLK 46 HAZLEHURST PLAT DB 55 P 262 OR 4815 P 1147 OR 6596 P
1748 SEC 17/31 T 2S R 30

SECTION 17, TOWNSHIP 2 S, RANGE 30 W

NAME IN WHICH ASSESSED: JAMES H WILLIS and SABRINA LYNN WILLIS

Dated this 1st day of April 2021.



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

Case: 2007 CT 001503



00039214689

Dkt: TR0922 Pg#:

STATE OF FLORIDA,

vs.

CASE NO.: 2007 CT 001503
DIVISION: II

DEFENDANT: JAMES HARDIN WILLIS
6117 TONAWANDA DR
PENSACOLA, FL 32506

DATE OF BIRTH: 10/11/1967

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On JUNE 13 2007, an order assessing fines, costs, and additional charges was entered
against Defendant requiring payment of certain sums for fines, costs, and additional charges.

Defendant having failed to make full payment,

IT IS ADJUDGED that the Escambia County Clerk of Court, 190 Governmental Center,
Pensacola, Florida 32502 recover from Defendant those remaining unpaid fines, costs and
additional charges in the sum of ~~\$218.00~~, the amount of which shall bear interest at the rate
prescribed by law (11%) until satisfied.

It is further ORDERED AND ADJUDGED that a lien is hereby created against all of the
property, both real and personal, of the defendant.

FOR WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in open court/chambers in Pensacola, Escambia County,

Florida, this 15 day of June, 2007


COUNTY JUDGE

cc: DEFENDANT

Recorded in Public Records 01/16/2009 at 12:44 PM OR Book 6416 Page 402,
Instrument #2009003054, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

IN THE COUNTY COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA
CASE NO: 2008-SC-5984

PALISADES COLLECTION, LLC
as assignee of Providian

Plaintiff

FINAL JUDGMENT

vs.

JAMES WILLIS

Defendant(s)

IT IS HEREBY ORDERED AND ADJUDGED THAT:

Plaintiff whose address is C/O 101 Gateway Center Parkway Richmond, VA 23235 shall
recover from Defendant(s) JAMES WILLIS the principal sum of \$2,110.43, court costs in the
amount of \$205.00, interest in the amount of \$412.16, and attorneys' fees in the amount of ~~\$500.00~~
_, that shall bear interest at the rate of 8% per annum, for all of which let execution issue.

IT IS FURTHER ORDERED AND ADJUDGED THAT:

The Defendant(s) shall complete the Florida Small Claims Rules Form 7.343 (Fact
Information Sheet) and return it to the Plaintiff's attorney, within 45 days from the date of this
Final Judgment, unless the Final Judgment is satisfied or a motion for new trial or notice of
appeal is filed.

Jurisdiction of this case is retained to enter further orders that are proper to compel the
Defendant(s) to complete form 7.343 and return it to the Plaintiff's attorney. The Fact
Information Sheet need not be recorded in the Public Records.

DONE AND ORDERED at Pensacola, Escambia County, Florida on this the 8 day
of January, 2009.

COUNTY COURT JUDGE LEE

Copies furnished to:
HAYT, HAYT & LANDAU
7765 SW 87 Ave, Suite 101
Miami, FL 33173

JAMES WILLIS
390 McKenzie Rd
Cantonment Florida 32533
08-14481-0

"CERTIFIED TO BE A TRUE COPY
OF THE ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
ERNIE LEE MAGAHA, CLERK
CIRCUIT COURT AND COUNTY COURT
ESCAMBIA COUNTY, FLORIDA
BY: [Signature] D.C.



Case: 2008 SC 005984
20051450050
Dkt: CC1033 Pg#:

PARCEL 1

172S30-1300-110-046 2103 N T ST N 90 FT OF LTS 11 TO 14 BLK 46
HAZLEHURST PLAT DB 55 P 262 OR 4815 P 1147 SEC 17/31 T 2S R 30,
Escambia County Property Appraiser's Account No. 06-1428-000.

PARCEL 2

172S30-1300-111-046 2100 N JORDAN ST BLK S 50 FT OF LTS 11 12
BLK 46 HAZLEHURST PLAT DB 55 P 262 OR 4815 P 1147 SEC 17/31 T 2S
R 30, Escambia County Property Appraiser's Account No. 06-1429-
000.

PARCEL 3

172S30-1300-130-046 2606 W JORDAN ST S 50 FT OF LTS 13 14 BLK 46
HAZLEHURST PLAT DB 55 P 262 OR 4815 P 1147 SEC 17/31 T 2S R 30,
Escambia County Property Appraiser's Account No. 06-1430-000.

PARCEL 4

461S30-2001-013-030 205 BAYLISS CT LT 13 BLK 30 BRENTWOOD PK S/D
PB 1 P 11 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30 OR 1313 P
390 OR 2772 P 508, Escambia County Property Appraiser's Account
No. 04-2667-000.

PARCEL 5

172S30-1400-091-075 2701 N T ST S 1/2 OF LTS 9 AND 10 AND ALL
LTS 11-12-13-14 BLK 75 PINECREST PLAT DB 55 P 261 OR 4251 P 807,
Escambia County Property Appraiser's Account No. 06-1623-000.

PARCEL 6

172S30-1300-070-046 2100 N T ST BLK N 58 FT OF LTS 7 8 9 10 BLK
46 HAZLEHURST PLAT DB 55 P 262 OR 3560 P 418 SEC 17/31 T 2S R
30, Escambia County Property Appraiser's Account No. 06-1426-
000.

PARCEL 7

172S30-1300-080-046 2123 N T ST S 82 FT OF LTS 7 8 9 10 BLK 46
HAZLEHURST PLAT DB 55 P 262 SEC 17/31 T 2S R 30 OR 2750 P 473 OR
3350 P 314, Escambia County Property Appraiser's Account No. 06-
1426-500.

PARCEL 8

The North half (N 1/2) of Lots Nine (9) and Ten (10) in Block
Seventy-Five (75), Pinecrest the Albert Hazle Land Company's
subdivision of Lots Twelve (12) and Thirteen (13) and Part of
Lot Five (5) in Section Seventeen (17) Township Two (2) South,
Range Thirty (30) West as per map recorded in Deed Book 55, Page
261 of the public records of Escambia County, Florida, Escambia
County Property Appraiser's Account No. 061622000.

persons whomsoever, except taxes for the year 2009 and thereafter and easements and restrictions of record.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal the day and year first above written.

Franklin R. Willis
FRANKLIN R. WILLIS
a/k/a FRANKLIN R. WILLIS, SR,
Grantor

Signed, sealed, and
delivered in our presence:

Shelley
SHELLEY CHUNN - Witness

[Signature]
STEPHEN M. GUTTMANN - Witness

STATE OF FLORIDA
COUNTY OF ESCAMBIA

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared FRANKLIN R. WILLIS a/k/a FRANKLIN R. WILLIS, SR., who is personally known to me or have shown valid identification, who are named Grantor in the following instrument, and that he acknowledged executing the same, in the presence of two subscribing witnesses.

WITNESS my hand and official seal in the County and State last aforesaid this 26th day of May, 2010.

(Notary Seal)

[Signature]
NOTARY PUBLIC
My Commission Expires:

This Document Prepared By:
STEPHEN M. GUTTMANN, Esquire
314 South Baylen Street, Suite 203
Pensacola, FL 32502
(All information provided by
Grantors, without titlework).



Stephen M. Guttman
Florida Notary No. DD734637
Commission Expires 2/13/12

WARRANTY DEED

THIS INDENTURE, made this 26th day of May, 2010 A.D., by and between FRANKLIN R. WILLIS a/k/a FRANKLIN R. WILLIS, SR., as Grantors; and JAMES H. WILLIS and SABRINA LYNN WILLIS, husband and wife, whose address is 6117 Tonawanda Drive, Pensacola, FL 32506, as Grantee.

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

Legal Description:

See attached Exhibit "A."

The above-described property is not the homestead of the Grantor.

The Grantor does hereby fully warrant the title to said land and will defend the same against lawful claims of all

IN THE CIRCUIT COURT, IN AND FOR
ESCAMBIA COUNTY FLORIDA
CIVIL DIVISION

DEED DOC STAMPS PD @ ESC CO \$ 0.70
12/10/01 ERNIE LEE MAGAHA, CLERK
By: [Signature]

RCD Dec 10, 2001 10:39 am
Escambia County, Florida

FRANKLIN R. WILLIS and
JAMES H. WILLIS,
Plaintiffs,

CASE NO: 98-0121-CA-01
Division: "E"

v.

ALLEN, EUGENE, and BARBARA JEAN
ALLEN, Husband and Wife; FREEDOM
SAVINGS AND LOAN ASSOCIATION, a
Florida corporation as successor by merger
with COMBANK CARD CENTER; STATE
WIDE COLLECTION CORPORATION,
a Florida corporation; THIS & THAT
ENTERPRISES, INC., a dissolved Florida
corporation; and REBECCA TAYLOR;
Defendants.

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2001-909756

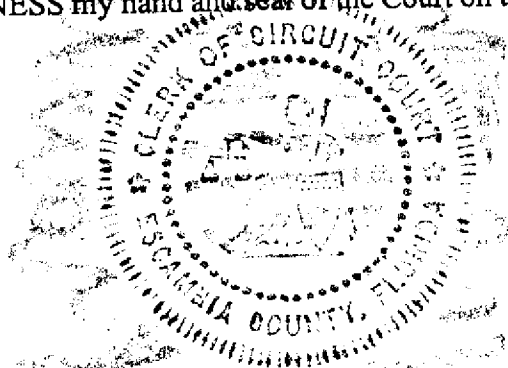
CERTIFICATE OF TITLE

The undersigned Clerk of the Court certifies that said Clerk executed and filed a Certificate of Sale in this action on November 26, 2001, for the property described herein:

All of Lots 11, 12, 13, and 14, Block 46, Hazelhurst, being a portion of Section 17, Township 2 South, Range 30 West, Escambia County, Florida, according to Plat recorded in Deed Book 55, Page 262 of the Public Records of Escambia County, Florida.

and no objection to the sale having been filed within the time allowed for filing objections, the property was sold to Franklin R. Willis and James H. Willis whose address is

WITNESS my hand and seal of the Court on this 7 day of December 2001.



ERNIE LEE MAGAHA
Clerk of Court

By: [Signature]
Deputy Clerk

C:Willis\Cert of Title

Bid \$10000

PROPERTY INFORMATION REPORT

August 29, 2021

Tax Account #:06-1428-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

**N 90 FT OF LTS 11 TO 14 BLK 46 HAZLEHURST PLAT DB 55 P 262 OR 4815 P 1147 OR 6596 P 1748
SEC 17/31 T 2S R 30**

SECTION 17, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 06-1428-000 (1121-11)

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: NOV 1, 2021

TAX ACCOUNT #: 06-1428-000

CERTIFICATE #: 2018-2979

In compliance with Section 197.522, 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	
<u> </u>	<u>X</u>	Notify City of Pensacola, P.O. Box 12910, 32521
<u>X</u>	<u> </u>	Notify Escambia County, 190 Governmental Center, 32502
<u> </u>	<u>X</u>	Homestead for <u>2020</u> tax year.

JAMES H. WILLIS A/K/A JAMES HARDIN
WILLIS AND SABRINA LYNN WILLIS
2103 NORTH "T" STREET
PENSACOLA, FL 32505

JAMES H. WILLIS A/K/A JAMES HARDIN
WILLIS AND SABRINA LYNN WILLIS
6117 TONAWANDA DR
PENSACOLA, FL 32506

PALISADES COLLECTION, LLC
101 GATEWAY CENTER PKWY
RICHMOND, VA 23235

JAMES WILLIS
390 MCKENZIE RD
CANTONMENT, FL 32533

Certified and delivered to Escambia County Tax Collector, this 25th day of August, 2021.

PERDIDO TITLE & ABSTRACT, INC.



BY: Michael A. Campbell, As It's President

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

August 29, 2021

Tax Account #:06-1428-000

1. The Grantee(s) of the last deed(s) of record is/are: **JAMES H. WILLIS AKA JAMES HARDIN WILLIS AND SABRINA LYNN WILLIS**

By Virtue of Certificate of Title recorded 12/10/2001 – OR 4815/1147, and Warranty Deed recorded 05/28/2010 – OR 6596/1748

2. The land covered by this Report is: **See Attached Exhibit “A”**
3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:
 - a. **Judgment in favor of Palisades Collection, LLC recorded 06/23/2009 – OR 6475/1022**
 - b. **Judgment in favor of the State of Florida recorded 06/21/2007 – OR 6167/1001**

4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #:06-1428-000

Assessed Value: \$8,316

Exemptions: NONE

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

TAX ACCOUNT #: 06-1428-000 CERTIFICATE #: 2018-2979

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: August 19, 2001 to and including August 19, 2021 Abstractor: Cody Campbell

BY

A handwritten signature in black ink, appearing to read "Michael A. Campbell", is written over a horizontal line.

Michael A. Campbell,
As President
Dated: August 29, 2021