CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

Part 1: Tax Deed	Application Info	mation					
Applicant Name Applicant Address BUFFALO BILL LLC 1401 HWY A1A SUITE 202 VERO BEACH, FL 32963					lication date	Apr 28, 2020	
Property	ARMSTRONG MARY J					ificate #	2018 / 3122
description	PO BOX 18398 PENSACOLA, FL	32523-839	98		Date	e certificate issued	06/01/2018
	1211 W YONGE S E 1/2 OF LT 19 KA	NEN PLAC	E NO 1 AN	ND 2 PB 1/2 P	Dee num	d application ber	2000541
96/9 OR 5024 P 1603				Account number		06-2160-100	
Part 2: Certificat	es Owned by App	licant and	d Filed w	ith Tax Deed	Appl	ication	
Column 1 Certificate Numbe	Colum er Date of Certif			olumn 3 ount of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2018/3122	06/01/2	018		208.11		10.41	218.52
						→Part 2: Total*	218.52
Part 3: Other Ce	rtificates Redeem	ed by Ap	plicant (C	ther than Co	unty)	
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Face A	umn 3 mount of Certificate	Column 4 Tax Collector's Fee		Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2019/2961	06/01/2019		212.98		6.25	13.18	232.41
						Part 3: Total*	232.41
Part 4: Tax Colle	ector Certified An	nounts (Li	ines 1-7)				
1. Cost of all cert	ificates in applicant's	possessio	n and othe			ed by applicant of Parts 2 + 3 above	45 0.93
2. Delinquent tax	es paid by the applic	ant			,		0.00
3. Current taxes	paid by the applicant			, lock-to			168.61
4. Property inform	nation report fee and	Deed Appl	lication Red	cording and Rel	ease	Fees	200.00
5. Tax deed appl	ication fee						175.00
6. Interest accrue	ed by tax collector un	der s.197.5	542, F.S. (s	ee Tax Collecto	r Inst	ructions, page 2)	0.00
7.					To	otal Paid (Lines 1-6)	994.54
	nformation is true and that the property in				y info	rmation report fee, a	nd tax collector's fees
Jen n. l	DHA MANA	11)				<u>Escambia County</u> , F	lorida
Sign here: X V V Sign	ature, Tak Collector or De	1.1				Date <u>May 18th, 2</u>	
	Send this certification	to the Clerk of	Court by 10 d	ays after the date si	gned.	See Instructions on Pa	ge 2

Pai	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.	
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	nere: Date of sale 07/06/2 Signature, Clerk of Court or Designee	021

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.

APPLICATION FOR TAX DEED

512 R. 12/16

Section 197.502, Florida Statutes

Application Number: 2000541

To: Tax Collector of E	SCAMBIA COUNTY	_, Florida	
I, BUFFALO BILL LLC 1401 HWY A1A SUITE 202 VERO BEACH, FL 32963,			
		same to the Tax	Collector and make tax deed application thereon
Account Number	Certificate No.	Date	Legal Description
06-2160-100	2018/3122	06-01-2018	E 1/2 OF LT 19 KANEN PLACE NO 1 AND 2 PB 1/2 P 96/9 OR 5024 P 1603
 pay all delinquer 	anding tax certificates plus int and omitted taxes, plus in ctor's fees, property informa	terest covering the	
Attached is the tax sale co which are in my possession	ertificate on which this applic on.	ation is based and	all other certificates of the same legal description
Electronic signature on fi BUFFALO BILL LLC 1401 HWY A1A SUITE 2 VERO BEACH, FL 329	202		<u>04-28-2020</u> Application Date
Appl	icant's signature		••

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:05/26/2020 (tc.1191)



Sale List Real Estate Search Tangible Property Search

Year

2019

2018

2017

Assessments

Land

\$10,823

\$10,823

\$10,282

Total

\$10,823

\$10,823

\$10,282

General Information

172S301600191019

Reference: Account: 062160100

Owners: ARMSTRONG MARY J

PO BOX 18398 Mail:

PENSACOLA, FL 32523-8398 Situs: 1211 W YONGE ST 32501

Use Code: VACANT RESIDENTIAL 🔑

Taxing COUNTY MSTU **Authority:**

Tax Inquiry: Open Tax Inquiry Window

Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector

Printer Friendly Version

<u>Cap Val</u>

\$10,823

\$10,823

\$10,282

Disclaimer

\$0

\$0

Imprv

Tax Estimator

> File for New Homestead **Exemption Online**

Sales Data

Records (New

Official

Sale Date Book Page Value Type

Window) 06/2002 4923 975 \$100 QC View Instr 07/2001 5024 1603 \$100 WD View Instr

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

2019 Certified Roll Exemptions

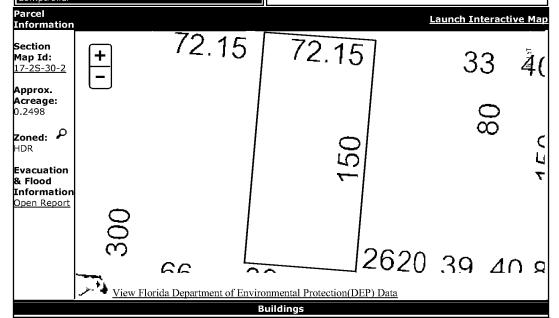
None

Legal Description

E 1/2 OF LT 19 KANEN PLACE NO 1 AND 2 PB 1/2 P 96/9 OR 5024 P 1603

Extra Features

None







PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
Account: 062160100 Certificate Number: 003122 of 2018

Redemption No V	oplication Date 04/28/2020	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 07/06/2021	Redemption Date 05/26/2020
Months	15	1
Tax Collector	\$994.54	\$994.54
Tax Collector Interest	\$223.77	\$14.92
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$1,224.56	\$1,015.71
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	\$105.08	\$7.01
Total Clerk	\$572.08	\$474.01
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	\$1,913.64	\$1,506.72
	Repayment Overpayment Refund Amount	\$406.92
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 003122

Redeemed Date 05/26/2020

Name MARY ARMSTRONG PO BOX 18398 PENSACOLA, FL 32523

Clerk's Total = TAXDEED	\$572.08 1169.72
Due Tax Collector = TAXDEED	\$1,224.56
Postage = TD2	\$60,00
ResearcherCopies = TD6	\$4q. 0 0
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 SUM	MARY	
No Infor	mation Availa	ble - See D	ockets		

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: 062160100 Certificate Number: 003122 of 2018

Payor: MARY ARMSTRONG PO BOX 18398 PENSACOLA, FL 32523 Date 05/26/2020

Clerk's Check # 1	Clerk's Total	\$572.08 1169.
Tax Collector Check # 1	Tax Collector's Total	\$ 224.56
	Postage	\$6.00
	Researcher Copies	\$40.00
	Recording	\$10.00
- 100	Prep Fee	\$7.00
	Total Received	\$1,913.64

\$1186.72

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# 2020042114 5/27/2020 8:28 AM
OFF REC BK: 8301 PG: 912 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That BUFFALO BILL LLC holder of Tax Certificate No. 03122, 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:

E 1/2 OF LT 19 KANEN PLACE NO 1 AND 2 PB 1/2 P 96/9 OR 5024 P 1603

SECTION 17, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 062160100 (0721-01)

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

MARY JARMSTRONG

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** Tuesday in the month of July, which is the **6th day of July 2021.**

Dated this 27th 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.

COMPTO OF THE STATE OF THE STAT

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2020042130 5/27/2020 8:36 AM
OFF REC BK: 8301 PG: 985 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 8301, Page 912, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 03122, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 062160100 (0721-01)

DESCRIPTION OF PROPERTY:

E 1/2 OF LT 19 KANEN PLACE NO 1 AND 2 PB 1/2 P 96/9 OR 5024 P 1603

SECTION 17, TOWNSHIP 2 S, RANGE 30 W

NAME IN WHICH ASSESSED: MARY J ARMSTRONG

Dated this 27th day of May 2020.

COMPTRO

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

	DUEENLO DULLICA	`						
Applicant Name	BUFFALO BILL LLC	-		Appli	ication data	Apr 29 2020		
Applicant Address	VERO BEACH, FL			Application date		Apr 28, 2020		
Property description	ARMSTRONG MARY J PO BOX 18398 PENSACOLA, FL 32523-8398 1211 W YONGE ST 06-2160-100 E 1/2 OF LT 19 KANEN PLACE NO 1 AND 2 PB 1/2 P 96/9 OR 5024 P 1603					ficate #	2018 / 3122	
						certificate issued	06/01/2018	
Part 2: Certificate	es Owned by App	licant an	d Filed w	ith Tax Deed	Appli	cation	TO THE REPORT OF THE PARTY OF T	
Column 1 Certificate Numbe	Colum er Date of Certifi		_	olumn 3 ount of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)	
# 2018/3122	06/01/2	018		208.11		10.41	218.52	
	•			· · · · · · · · · · · · · · · · · · ·		→Part 2: Total*	218.52	
Part 3: Other Cei	rtificates Redeem	ed by Ap	plicant (C	ther than Co	unty)		 	
Column 1 Certificate Number	Date of Other Face A		umn 3 mount of Certificate	3 Column 4 Tay Collector's Fee		Column 5 Interest	Total (Column 3 + Column 4 + Column 5)	
# 2019/2961	06/01/2019		212.98	6.25		13.18	232.41	
		•	······································			Part 3: Total*	232.41	
Part 4: Tax Colle	ector Certified Am	ounts (L	ines 1-7)					
1. Cost of all certi	ificates in applicant's	possessio	n and othe			d by applicant of Parts 2 + 3 above)	450.93	
2. Delinquent tax	es paid by the applic	ant					0.00	
3. Current taxes	paid by the applicant						168.61	
4. Property inform	nation report fee	- " -					200.00	
5. Tax deed appli	cation fee						175.00	
6. Interest accrue	ed by tax collector un	der s.197.5	542, F.S. (s	ee Tax Collecto	r Instr	uctions, page 2)	0.00	
7.					To	tal Paid (Lines 1-6)	994.54	
I certify the above in have been paid, and	nformation is true and	I the tax ce formation s	ertificates, i statement is	nterest, property attached.	/ infor	mation report fee, an	d tax collector's fees	
2						Escambia, Florid	a	
Sign here:	ature, Tex Collector or Des				Date	August 27th, 202	20	

Par	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.	
16.	Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign t	Signature, Clerk of Court or Designee Date of sale	

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.

THE OFFICE OF ENVIRONMENTAL ENFORCEMENT SPECIAL MAGISTRATE IN AND FOR ESCAMBIA COUNTY, FLORIDA

ESCAMBIA COUNTY, FLORIDA

vs.

Case No.: CE 15-10-04465

Location: 1209 W Yonge St PR# 172S301600191019

Armstrong, Mary J P O Box 18398 Pensacola, FL 32523

ORDER

THIS CAUSE was brought before the Office of the Environmental Enforcement Special Magistrate on Petitioner's Certification of Costs, pursuant to the Special Magistrate's Order of March 29, 2016; and the Special Magistrate having found the Respondent in violation of Escambia County Code of Ordinances 42-196 (b) Trash & Debris, (d) Overgrowth, 30-203 (o), (p), and (t). THEREFORE, the Special Magistrate being otherwise fully advised of the premises; it is hereby ORDERED, pursuant to Section 30-35 of the Escambia County Code of Ordinances, that the following itemized costs shall be added to the fines imposed by the Order of Special Magistrate dated March 29, 2016.

Itemized Cost

a. Fines (\$20.00 per day 6/28/16-12/07/16)

\$ 3,240.00

b. Court Costs

\$ 1,100.00

c. County Abatement Fees (\$1,500 + 5,500.00)

0.00

Total:

\$ 4,340.00

day of

DONE AND ORDERED at Escambia County, Florida on this

Robert O Beasley

Special Magistrate

Office of Environmental Enforcement

1253 Last Page BK:

> BK: 1199 Last Page

> > You have the right to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at 3363 W Park Place, Pensacola, Florida 32505 and the Escambia County Circuit Court at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than 30 days from the date of this Order. Failure to timely file a Written Notice of Appeal will waive your rights to appeal. Jurisdiction is retained to enter such further orders as may be appropriate and

necessary.

DONE AND ORDERED at Escambia County, Florida on the _______ day

, 2016.

Robert O Beasley nal Magistrate Office of Environmental Enforcement

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

AMBIA &QUNTY, FLORIDA

BK: 7500 PG: 1252

BK: 7500 PG: 1198

Costs in the amount of <u>S</u> <u>l</u> <u>l</u> <u>l</u> <u>d</u> <u>d</u> o are awarded in favor of Escambia County as the prevailing party against <u>RESPONDENT.</u>

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1) F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All Monies owing hereunder shall constitute a lien on ALL YOUR REAL AND PERSONAL PROPERTY including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

BK: 7500 PG: 1251

7500 BK: PG: 1197 Corrective action shall include: Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. Maintain clean conditions to avoid a repeat violation. Remove vehicle. Repair vehicle or store in rear yard behind 6' opaque fencing Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris. Remove all structures, signs, vehicles, etc. from County ROW; refrain from further obstruction. Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods Immediately cease burning and refrain from future burning Remove all refuse and dispose of legally and refrain from future littering Rezone property and conform to all performance standards or complete removal of the commercial or industrial entity Obtain necessary permits or cease operations Acquire proper permits or remove sign(s) Other _____ Other

BK: 7500 PG: 1250

	82-171 Mandatory Residential Waste Collection 82-15 Illegal Burning 82-5 Littering Prohibited LDC Chapter 3 Commercial in residential and non permitted use
	Y(p) (q) (r) (s) (t) (u) (v) (w) (x) (y) (z) (aa) (bb) (cc) (dd)
	94-51 Obstruction of County Right-of-Way (ROW) 82-171 Mandatory Residential Waste Collection 82-15 Illegal Burning 82-5 Littering Prohibited LDC Chapter 3 Commercial in residential and non permitted use
	82-171 Mandatory Residential Waste Collection 82-15 Illegal Burning 82-5 Littering Prohibited LDC Chapter 3 Commercial in residential and non permitted use
	82-15 Illegal Burning 82-5 Littering Prohibited LDC Chapter 3 Commercial in residential and non permitted use
	82-5 Littering Prohibited LDC Chapter 3 Commercial in residential and non permitted use
	LDC Chapter 3 Commercial in residential and non permitted use
C	LDC Chapter 2 Article 3 Land Disturbance without permits
r	LDC Chapter 5 Article 8 Prohibited Signs, Un-permitted Sign ROW
L	Other
	Other
	Other
	THEREFORE, The Special Magistrate being otherwise fully advised in
the p	premises; it is hereby ORDERED that <u>RESPONDENT</u> shall have until <u>6/2-7</u> ,
2010	6 to correct the violation and to bring the violation into compliance.

Recorded in Public Records 04/01/2016 at 01:02 PM OR Book 7500 Page 1249, Instrument #2016023236, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$44.00

Recorded in Public Records 04/01/2016 at 12:43 PM OR Book 7500 Page 1195, Instrument #2016023222, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$44.00

THE OFFICE OF ENVIRONMENTAL ENFORCEMENT SPECIAL MAGISTRATE IN AND FOR THE COUNTY OF ESCAMBIA, STATE OF FLORIDA

PETITIONER
ESCAMBIA COUNTY FLORIDA,

VS.

CASE NO: CE#15-10-04465 LOCATION: 1209 W Yonge St PR# 172S301600191019

Armstrong, Mary J P O Box 18398 Pensacola, FL 32523 RESPONDENT

ORDER

This CAUSE having come before the Office of Environmental

Enforcement Special Magistrate on the Petition of the Environmental Enforcement

Officer for alleged violation of the ordinances of the County of Escambia, State of

Florida, and the Special Magistrate having considered the evidence before him in the

form of testimony by the Enforcement Officer and the Respondent or representative,

thereof, NAMED ABOVE, as well as evidence submitted and after consideration of the
appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate

finds that a violation of the following Code of Ordinance(s) has occurred and continues

4	42-196 (a) Nuisance Conditions 42-196 (b) Trash and Debris 42-196 (c) Inoperable Vehicle(s); Described
4	42-196 (d) Overgrowth

Grantor Signatures:	
DATED Charles 30, 2020 Mary Armstrong 1007 West Disher Street, Pensacola, FL, USA Pensacola, Florida, 32501	
In Witness Whereof,	
Shangina Janiels Cynthia Yarle Witness	
10/30/2020 10-30-2620	
STATE OF FLORIDA, COUNTY OF ESCAMBIA, ss:	
The foregoing instrument was acknowledged before me, by means of \square physical presence or \square online notarization, this $30+1$ day of $30+1$ d	
Signature of person taking acknowledgment	
Name Total, New Public State of Finds My Commission GG 929233 Expires 10/27/2023 Title or frank Serial number (if applicable)	

To have and to hold the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity, and claim whatsoever for the Grantor, either in law or equity, to the only proper use, benefit and behoof of the Grantee forever.

Tax Parcel Number: 172S301600191019

Mail Tax Statements To: Valiencia Parker 7892 Kershaw Street Pensacola, Florida 32534

[SIGNATURE PAGE FOLLOWS]

Recorded in Public Records 11/2/2020 4:06 PM OR Book 8396 Page 830, Instrument #2020092683, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording S27.00 Deed Stamps S0.70

Prepared By:Mary Armstrong

After Recording Return To: 7892 Kershaw Street
Pensacola, Florida 32534

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

WITNESSETH, on October 30, 2020 THE GRANTOR(S),

- Mary J Armstrong, a single person,

for and in consideration of the sum of: One Dollar (\$1.00) and/or other good and valuable consideration to the below Grantee(s) in hand paid by the Grantee(s), the receipt whereof is hereby acknowledged:

 Valiencia Parker, a single person, residing at 7892 Kershaw Street, Pensacola, Escambia County, Florida 32534

Grantor does hereby remise, release, and quit-claim unto the Grantee, the Grantee's heirs and assigns forever, all the rights, title, interest, claim of the Grantor in and to the following described land in the County of Escambia, state of FLORIDA to wit:

1209 West Yonge Street Pensacola, Florida 32501

Legal Description:

The East 1/2 of Lot 19, of Kanen Place, Escambia County, Florida, a subdivision of a portion of Section 17, Township 2 South, Range 30 West, of said County, according to the Plat thereof as recorded in Plat Book 1 Page 96/9 OR 5024 P 1603 of the Public Records of Escambia County, Florida.

ered By: Dehorah A. Timbie Wilson, Harrell, Smith, Boles & Farrington, P.A. 307 S. Palafox Street ucola FL incidental to the issuance of a title insurance policy File Number: 1.30729 Parcei IO #: 1725301600191019 Grantee(s) SS #:

WARRANTY DEED (INDIVIDUAL)

OR BK 5024 PG Escambia County, I INSTRUMENT 2002 cambia Cou Instrument DEED DOC STRIPS PR & ESC CO 12/05/02 EMHE RCD Dec 05, 2002 2002 12:32 pm

ERNIE LEE MAGAHA rk of the Circuit Cour INSTRUMENT 2002-035013

This WARRANTY DEED, dated July 14, 2001 by

Lester Simmons

whose post office address is: 3189 Little Silver Rend Crestview, Florida 39539

hereinafter called the GRANTOR, to

Mary J. Armstrong

whose post office address is: 1007 West Fisher Shert Pensacola FL Pensacola, florida 3250/ hereinafter called the GRANTEE:

(Wherever used herein the terms "Grantor" and "Grantee" include all parties to this instrument and the heirs, legal

representatives and assigns of individuals, and the successors and assigns of corporations.)

WITNESSETH: That the GRANTOR, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the GRANTEE, all that certain land situate in Escambia County, Florida, viz:

Lot 19, Kanen Place, a subdivision of a portion of Section 17, Township 2 South, Range 30 West, of said county, according to the plat thereof, recorded in Plat Book 1, Page 96 of the Public Records of Escambia County, Florida.

Subject property is not the homestead of the grantor.

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 2001 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND THE GRANTOR bereby povenants with said GRANTEE that except as above noted, the GRANTOR is lawfully seized of said land in fee simple; that the GRANTOR has good right and lawful authority to sell and convey said land; that the GRANTOR hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSE Print Name: GLERING Coleci Signature: Sleet M7

State of Florida County of Okaloosa

THE FOREGOING INSTRUMENT was sworn and acknowledged before me on y Lester Simmons

who is personally known to me or who has produced as identifical

Signature: Print Name

> Rebecca Dianne Harris
> My COMMISSION # CC937166 EXPIRES September 17, 2004

PROPERTY INFORMATION REPORT

April 12, 2021

Tax Account #: 06-2160-100

LEGAL DESCRIPTION EXHIBIT "A"

E 1/2 OF LT 19 KANEN PLACE NO 1 AND 2 PB 1/2 P 96/9 OR 5024 P 1603

SECTION 17, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 06-2160-100 (0721-01)

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: JUL 6, 2021 TAX ACCOUNT #: 06-2160-100 **CERTIFICATE #:** 2018-3122 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 X Notify City of Pensacola, P.O. Box 12910, 32521 X Notify Escambia County, 190 Governmental Center, 32502 X Homestead for 2020 tax year. MARY J. ARMSTRONG VALIENCIA PARKER VALIENCIA PARKER 1209 W YONGE ST 7892 KERSHAW ST PENSACOLA, FL 32501 PENACOLA, FL 32534 MARY J. ARMSTRONG MARY J. ARMSTRONG PO BOX 18398 1007 WEST FISHER STREET PENSACOLA, FL 32523 PENSACOLA, FL 32501 MARY J. ARMSTRONG ESCAMBIA COUNTY CODE ENFORCEMENT 1211 W YONGE ST **3363 W PARK PL** PENSACOLA, FL 32505 PENSACOLA, FL 32501 Certified and delivered to Escambia County Tax Collector, this 12th day of April, 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

April 12, 2021

Tax Account #: 06-2160-100

- 1. The Grantee(s) of the last deed(s) of record is/are: VALIENCIA PARKER
 - By Virtue of Quitclaim Deed recorded 11/02/2020 OR 8396/830
- 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. Code Enforcement Order in favor of Escambia County, Florida recorded 4/1/2016 or 7500/1249 and recorded 03/06/2017 OR 7675/1188
- 4. Taxes:

Taxes for the year(s) 2017-2019 are delinquent.

Tax Account #: 06-2160-100 Assessed Value: \$10,823 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:

112 111 1110122 121 101 10 100 022 101
SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR
TAX ACCOUNT #: <u>06-2160-100</u> CERTIFICATE #: <u>2018-3122</u>
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: <u>July 28, 1945 to and including April 1, 2021</u> Abstractor: <u>LaChelle Floyd</u>
BY MANGELL

Michael A. Campbell,

As President

Dated: April 12, 2021