

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2000339

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

FIG FL18 LLC
FCM AS CUSTODIAN FOR FIG FL18 LLC AND SECURED PARTY
PO BOX 54418
NEW ORLEANS, LA 70154-4418,

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
08-1008-000	2018/4041	06-01-2018	LT 1 BLK 4 DK 21 P 204 S/D OF THE ESTATE OF JONAS BROWN PB 1 P 36 OR 7142 P 1362 CA 219

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

FIG FL18 LLC
FCM AS CUSTODIAN FOR FIG FL18 LLC AND
SECURED PARTY
PO BOX 54418
NEW ORLEANS, LA 70154-4418

04-16-2020
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. 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 here: _____	
Signature, Clerk of Court or Designee	
Date of sale <u>3/1/2021</u>	

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

0321-47

513
R. 07/19

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	FIG FL18 LLC FCM AS CUSTODIAN FOR FIG FL18 LLC AND SECURED PARTY PO BOX 54418 NEW ORLEANS, LA 70154-4418	Application date	Apr 16, 2020
Property description	VANDERVER JAMES & VANDERVER PAMELA 1703 ATHENS AVE PENSACOLA, FL 32507 714 WINGATE ST LT 1 BLK 4 DK 21 P 204 S/D OF THE ESTATE OF JONAS BROWN PB 1 P 36 OR 7142 P 1362 CA 219	Certificate #	2018 / 4041
		Date certificate issued	06/01/2018
		Deed application number	2000339
		Account number	08-1008-000

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)
# 2018/4041	06/01/2018	542.34	27.12	569.46
→Part 2: Total*				569.46

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)
# 2019/3835	06/01/2019	562.34	6.25	28.12	596.71
Part 3: Total*					596.71

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)	1,166.17
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	516.16
4. Property information report fee and Deed Application Recording and Release Fees	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)	2,057.33

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: 	<u>Escambia County, Florida</u>
Signature, Tax Collector or Designee	Date <u>April 22nd, 2020</u>

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

[Back](#)

Navigate Mode Account Reference

[Printer Friendly Version](#)

General Information <p>Reference: 502S305040001004 Account: 081008000 Owners: VANDERVER JAMES & VANDERVER PAMELA Mail: 1703 ATHENS AVE PENSACOLA, FL 32507 Situs: 714 WINGATE ST 32507 Use Code: SINGLE FAMILY RESID Taxing Authority: COUNTY MSTU Tax Inquiry: Open Tax Inquiry Window <small>Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector</small> </p>																															
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>03/05/2014</td> <td>7142</td> <td>1362</td> <td>\$3,000</td> <td>WD</td> <td>View Instr</td> </tr> <tr> <td>08/31/2012</td> <td>6901</td> <td>1875</td> <td>\$100</td> <td>QC</td> <td>View Instr</td> </tr> <tr> <td>06/07/2011</td> <td>6729</td> <td>239</td> <td>\$2,900</td> <td>TD</td> <td>View Instr</td> </tr> <tr> <td>12/2001</td> <td>6245</td> <td>1242</td> <td>\$100</td> <td>CJ</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)	03/05/2014	7142	1362	\$3,000	WD	View Instr	08/31/2012	6901	1875	\$100	QC	View Instr	06/07/2011	6729	239	\$2,900	TD	View Instr	12/2001	6245	1242	\$100	CJ	View Instr
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2019 Certified Roll Exemptions None																															
Legal Description LT 1 BLK 4 DK 21 P 204 S/D OF THE ESTATE OF JONAS BROWN PB 1 P 36 OR 7142 P 1362 CA 219																															
Extra Features None																															
Parcel Information <table border="1"> <tbody> <tr> <td>Section Map Id: CA219</td> <td>Launch Interactive Map</td> </tr> <tr> <td>Approx. Acreage: 0.1394</td> <td></td> </tr> <tr> <td>Zoned: MDR</td> <td></td> </tr> <tr> <td>Evacuation & Flood Information Open Report</td> <td></td> </tr> </tbody> </table>		Section Map Id: CA219	Launch Interactive Map	Approx. Acreage: 0.1394		Zoned: MDR		Evacuation & Flood Information Open Report																							
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View Florida Department of Environmental Protection(DEP) Data																															
Buildings Address: 714 WINGATE ST, Year Built: 1932, Effective Year: 1932 <table border="1"> <thead> <tr> <th>Structural Elements</th> </tr> </thead> <tbody> <tr> <td>DECOR/MILLWORK-AVERAGE</td> </tr> <tr> <td>DWELLING UNITS-1</td> </tr> <tr> <td>EXTERIOR WALL-ASBESTOS SIDING</td> </tr> <tr> <td>FLOOR COVER-VINYL/CORK</td> </tr> <tr> <td>FOUNDATION-WOOD/NO SUB FLR</td> </tr> </tbody> </table>		Structural Elements	DECOR/MILLWORK-AVERAGE	DWELLING UNITS-1	EXTERIOR WALL-ASBESTOS SIDING	FLOOR COVER-VINYL/CORK	FOUNDATION-WOOD/NO SUB FLR																								
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**HEAT/AIR-WALL/FLOOR FURN
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-CORRUGATED METL
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME**

Areas - 1216 Total SF
BASE AREA - 1024
OPEN PORCH FIN - 192

32

BAS

32

Images



6/6/14

24

OPF

8

24

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:04/29/2020 (tc.1484)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **FIG FL 18 LLC FCM AS CUSTODIAN FOR FIG FL 18 LLC AND SECURED PARTY** holder of Tax Certificate No. **04041**, 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 1 BLK 4 DK 21 P 204 S/D OF THE ESTATE OF JONAS BROWN PB 1 P 36 OR 7142 P 1362 CA 219

SECTION 50, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 081008000 (0321-47)

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

JAMES VANDERVER and PAMELA VANDERVER

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

Dated this 29th day of April 2020.

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

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



By:
Emily Hogg
Deputy Clerk

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	
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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: _____	
Signature, Clerk of Court or Designee	
Date of sale <u>03/01/2021</u>	

INSTRUCTIONS

+ 6.25

Tax Collector (complete Parts 1-4)

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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 Application Information

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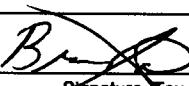
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5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	2,057.33

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: 
Signature, Tax Collector or Designee

Escambia, Florida
Date July 31st, 2020

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

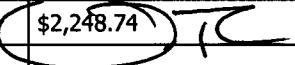


**PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA**

Tax Deed - Redemption Calculator

Account: 081008000 Certificate Number: 004041 of 2018

Redemption Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="03/01/2021"/>	Redemption Date <input type="text" value="10/13/2020"/> 
Months	11	6
Tax Collector	<input type="text" value="\$2,057.33"/>	<input type="text" value="\$2,057.33"/>
Tax Collector Interest	<input type="text" value="\$339.46"/>	<input type="text" value="\$185.16"/>
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	<input type="text" value="\$2,403.04"/>	<input type="text" value="\$2,248.74"/> 
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	<input type="text" value="\$77.06"/>	<input type="text" value="\$42.03"/>
Total Clerk	<input type="text" value="\$544.06"/>	<input type="text" value="\$509.03"/> 
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	<input type="text" value="\$3,064.10"/>	<input type="text" value="\$2,774.77"/>
	Repayment Overpayment Refund Amount	<input type="text" value="\$289.33"/>
Book/Page	<input type="text" value="8287"/>	<input type="text" value="833"/>

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**

Case # 2018 TD 004041

Redeemed Date 10/21/2020

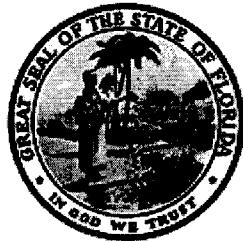
Name JAMES VANDERVER 714 WINGATE ST PENSACOLA FL 32507

Clerk's Total = TAXDEED	\$544.06	2437.77
Due Tax Collector = TAXDEED	\$2,403.04	
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
No Information Available - See Dockets					

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
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 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: 081008000 Certificate Number: 004041 of 2018

Payor: JAMES VANDERVER 714 WINGATE ST PENSACOLA FL 32507 Date 10/21/2020

Clerk's Check #	1	Clerk's Total	\$544.06	2437.77
Tax Collector Check #	1	Tax Collector's Total	\$2,403.04	
		Postage	\$60.00	
		Researcher Copies	\$0.00	
		Recording	\$10.00	
		Prep Fee	\$7.00	
		Total Received	\$3,024.10	

#2454.77

**PAM CHILDERS
 Clerk of the Circuit Court**

Received By:
 Deputy Clerk

A handwritten signature in black ink, appearing to read "Pam Childers".

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2020087708 10/21/2020 10:37 AM
OFF REC BK: 8387 PG: 1964 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 8287, Page 833, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 04041, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: **081008000 (0321-47)**

DESCRIPTION OF PROPERTY:

**LT 1 BLK 4 DK 21 P 204 S/D OF THE ESTATE OF JONAS BROWN PB 1 P 36 OR 7142 P 1362 CA
219**

SECTION 50, TOWNSHIP 2 S, RANGE 30 W

NAME IN WHICH ASSESSED: JAMES VANDERVER and PAMELA VANDERVER

Dated this 21st day of October 2020.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

Recorded in Public Records 10/20/2011 at 10:04 AM OR Book 6776 Page 1720,
Instrument #2011073763, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL Recording \$10.00

Recorded in Public Records 10/04/2011 at 08:52 AM OR Book 6770 Page 617,
Instrument #2011068971, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

IN THE COUNTY COURT IN AND FOR
ESCAMBIA COUNTY, FLORIDA

CASE NO: 2009-SC-5818

CAPITAL ONE BANK (USA), N.A.

ERNEST LEE MAGAH
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2011 SEP 30 A 9 33
COUNTY CIVIL DIVISION
FILED & RECORDED

Plaintiff

DEFAULT FINAL JUDGMENT

vs.

JAMES VANDERVER

Defendant(s)

THIS CAUSE having come to be heard before this Honorable Court for a Pre-Trial Conference on 05/11/2011, and the Court finding that a Default was entered, and being otherwise fully advised in the premises, it is:

ORDERED AND ADJUDGED THAT:

Plaintiff whose address is P.O. Box 85015 Richmond, VA 23285 shall recover from Defendant(s) JAMES VANDERVER the principal sum of \$2,430.15, court costs in the amount of \$325.00, interest in the amount of \$1,325.74, and in addition attorney's fees in the amount of 500.00, that shall bear interest at the rate of 6% 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.

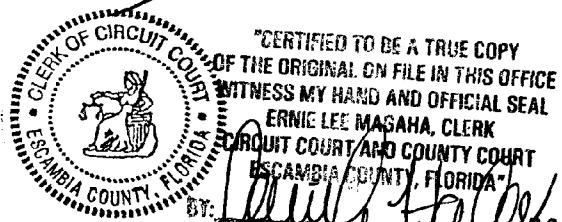
DONE AND ORDERED in Escambia County, Florida on this the 26th day of September, 2011.

COUNTY COURT JUDGE

Copies furnished to:

✓ HAYT, HAYT & LANDAU, P.L.
7765 SW 87 Ave, Suite 101
Miami, FL 33173

✓ JAMES VANDERVER
6421 MYRTLE HILL CIRCLE
PENSACOLA, FL 32506
File #: 129557 5178057315671490



Case: 2009 SC 005818

00046474786

Dkt: CC1033 Pg#:

Prepared by & Returned to:
Manuel V. DaCunha
317 Payne Road
Pensacola, Florida 32507
Parcel ID #: 50-25-30-5040-001-004

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor or any members of the household of Grantor reside thereon.

WARRANTY DEED

This **WARRANTY DEED**, dated this 6 day of MAR, 2014, by **Manuel V. and Robin C. DaCunha**, husband and wife, whose post office address is 317 Payne Road, Pensacola, FL 32507, hereinafter called the Grantor, to **James and Pamela Vanderver**, husband and wife, whose post office address is 1703 Athens Avenue, Pensacola, FL 32507, hereinafter called the Grantee(s). (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 Three-Thousand and no/100 Dollars (\$3,000.00) and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situated in Escambia County, Florida, viz:

**LOT 1 BLOCK 4 DK 21 P 204 JONAS BROWN PB 1 P 36 OR 6245 P 1242 CA 219
OR 6729 P 239**

REFERENCE: 081008000 PARCEL ID: 50-25-30-5040-001-004

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any taxes and assessments for the year 2013, and subsequent years; and to all applicable zoning, ordinances and/or restrictions and prohibitions imposed by governmental authorities ; if any,

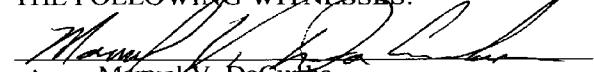
TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

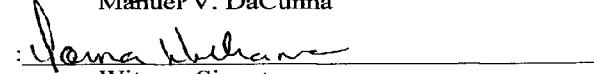
TO HAVE AND TO HOLD, the same in fee simple forever.

AND THE GRANTOR 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.

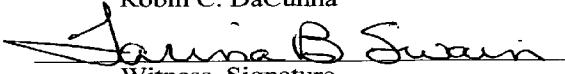
SIGNED IN THE PRESENCE OF
THE FOLLOWING WITNESSES:

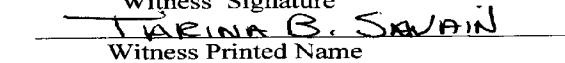

Manuel V. DaCunha


Anna Williams
Witness Signature


Donra Williams
Witness Printed Name


Robin C. DaCunha


Janina B. Swain
Witness Signature


Janina B. Swain
Witness Printed Name

State of Florida County of Escambia

THE FOREGOING INSTRUMENT was acknowledged before me this 5th day of March, 2014, by Manuel V. and Robin C. DaCunha, who produced a valid driver's license as identification

Signature: 
Notary Public
My Commission Expires Aug. 27th 2016



PROPERTY INFORMATION REPORT

December 16, 2020

Tax Account #: 08-1008-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

**LT 1 BLK 4 DK 21 P 204 S/D OF THE ESTATE OF JONAS BROWN PB 1 P 36 OR 7142 P 1362 CA
219**

SECTION 50, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 08-1008-000 (0321-47)

**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: MAR 1, 2021

TAX ACCOUNT #: 08-1008-000

CERTIFICATE #: 2018-4041

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.

**JAMES VANDERVER
PAMELA VANDERVER
1703 ATHENS AVENUE
PENSACOLA, FL 32507**

**JAMES VANDERVER
PAMELA VANDERVER
714 WINGATE STREET
PENSACOLA, FL 32507**

**CAPITAL ONE BANK (USA), N.A.
P O BOX 85015
RICHMOND, VA 23285**

Certified and delivered to Escambia County Tax Collector, this 16th day of December 2020.

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**

December 16, 2020

Tax Account #:08-1008-000

1. The Grantee(s) of the last deed(s) of record is/are: **JAMES AND PAMELA VANDERVER**

By Virtue of Warranty Deed recorded March 6, 2014 Official Records Book 7142 Page 1362.

2. The land covered by this Report is: **SEE 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 Capital One Bank (USA), N.A. recorded 10/20/2011 OR 6776/1720.**

4. Taxes:

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

Tax Account #: 08-1008-000

Assessed Value: \$28,979

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 #: 08-1008-000 CERTIFICATE #: 2018-4041

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: December 9, 2000 to and including December 9, 2020 Abstractor: Stacie Wright

BY

Michael A. Campbell,
As President
Dated: December 30, 2020