### **APPLICATION FOR TAX DEED**

512 R. 12/16

Section 197.502, Florida Statutes

Application Number: 2000255

o. Tax conector or Escalvibia County, Florida
AZENOVIA CREEK FUNDING II LLC
O BOX 54132 EW ORLEANS, LA 70154
old 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
09-4006-080	2018/4986	06-01-2018	BEG AT NE COR OF SEC W ALG N LI OF SEC 50 FT S PARL TO E LI OF SEC 174 FT TO SELY R/W LI CROW RD (50 FT R/W) S 55 DEG 12 MIN 00 SEC W ALG SELY R/W LI 810 04/100 FT TH ALG CUR CONC TO SE (R=803 05/100 FT) THRU CENTRAL ANG 10 DEG 41 MIN 26 SEC ARC DIST 149 84/100 FT TO PC CURVATURE TH ALG CUR CONCAVE TO SE (R=408 37/100 FT) THRU CENTRAL ANG 3 DEG 06 MIN 19 SEC ARC DIST 22 16/100 FT TO POB CONT ALG SAME CUR THRU CENTRAL ANG 10 DEG 39 MIN 22 SEC ARC DIST 76 05/100 FT S 30 DEG 44 MIN 50 SEC W 26 FT S 53 DEG 31 MIN 00 SEC E 110 17/100 FT N 36 DEG 50 MIN 30 SEC E 92 FT N 48 DEG 35 MIN 48 SEC W 114 31/100 FT TO POB OR 7717 P 1445

### I agree to:

To: Tay Collector of

ECCAMBIA COUNTY

· pay any current taxes, if due and

Electronic signature on file

- · 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 dignature on mo	
CAZENOVIA CREEK FUNDING II LLC	
PO BOX 54132	
NEW ORLEANS, LA 70154	
	04-02-2020
	Application Date
Applicant's signature	••

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	<u> </u>
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 i	nere: Date of sale <u>02/01/20</u> 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.

BEG AT NE COR OF SEC W ALG N LI OF SEC 50 FT S PARL TO E LI OF SEC 174 FT TO SELY RW LI CROW RD (50 FT RW) S 55 DEG 12 MIN 00 SEC W ALG SELY RW LI 810 04/100 FT TH ALG CUR CONC TO SE (R=803 05/100 FT) THRU CENTRAL ANG 10 DEG 41 MIN 26 SEC ARC DIST 149 84/100 FT TO PC CURVATURE TH ALG CUR CONCAVE TO SE (R=408 37/100 FT) THRU CENTRAL ANG 3 DEG 06 MIN 19 SEC ARC DIST 22 16/100 FT TO POB CONT ALG SAME CUR THRU CENTRAL ANG 10 DEG 39 MIN 22 SEC ARC DIST 76 05/100 FT S 30 DEG 44 MIN 50 SEC W 26 FT S 53 DEG 31 MIN 00 SEC E 110 17/100 FT N 36 DEG 50 MIN 30 SEC E 92 FT N 48 DEG 35 MIN 48 SEC W 114 31/100 FT TO POB OR 7717 P 1445

### **CERTIFICATION OF TAX DEED APPLICATION**

0221-44

Sections 197.502 and 197.542, Florida Statutes

Part 1: Tax Deed	App	lication Infor	mation				<del></del>		
Applicant Name Applicant Address	CAZENOVIA CREEK FUNDING II LLC PO BOX 54132 NEW ORLEANS, LA 70154				Application date			Apr 02, 2020	
Property SANCHEZ ELIO F			····	Certif	ficate #		2018 / 4986		
description	320	ICHEZ OSMIDI/ CROW RD				Date	certificate is	sued	06/01/2018
	320	ISACOLA, FL CROW RD 6 AT NE COR O		ALC NILL	)	Deed	application per		2000255
	SPA	ARL TO E LI OF DW RD (50 (Full	<b>SEC 174</b>	FT TO SE		Acco	unt number	·	09-4006-080
Part 2: Certificat	es O	wned by App	icant an	d Filed w	ith Tax Deed	Appli	cation		A CONTROL OF CHARACTER CONTROL OF
Column 1 Certificate Numbe		Column Date of Certific	2	C	olumn 3 ount of Certificate		Column 4 Interest		Column 5: Total (Column 3 + Column 4)
# 2018/4986		06/01/20	)18		2,475.23			123.76	2,598.99
						•	→Part 2:	Total*	2,598.99
Part 3: Other Cei	rtifica	ates Redeeme	d by Ap	plicant (C	ther than Co	unty)			
Column 1 Certificate Number		Column 2 Date of Other ertificate Sale	Face A	umn 3 mount of Certificate	Column 4 Tax Collector's I			5 t	Total (Column 3 + Column 4 + Column 5)
# 2019/4781	(	06/01/2019		2,593.14		6.25		129.66	2,729.05
							Part 3:	Total*	2,729.05
Part 4: Tax Colle	ector	Certifled Am	ounts (Li	nes 1-7)			- <del>(1)</del>	#r(1)	
Cost of all cert	ificate	s in applicant's	possessio	n and othe	r certificates red	leeme	d by applica of Parts 2 + 3	nt	5,328.04
2. Delinquent tax	es pa	id by the applica	ınt						0.00
3. Current taxes	paid b	y the applicant							2,379.67
4. Property inform	nation	report fee and	Deed Appl	lication Red	cording and Rel	ease F	ees		200.00
5. Tax deed appli	cation	n fee							175.00
6. Interest accrue	d by f	tax collector und	ler s.197.5	642, F.S. (s	ee Tax Collecto	r Instr	uctions, pag	e 2)	0.00
7.						Tot	ta! Paid (Lin	es 1-6)	8,082.71
certify the above in	nforma d that	ation is true and the property inf	the tax ce	ertificates, intatement is	nterest, property s attached.	y infor	nation repor	t fee, ar	nd tax collector's fees
<u> </u>		20	-			E	scambia Co	unty , F	lorida
Sign here: \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	ature. T	ax Collector or Desi	nee			D	ate <u>April</u>	20th, 2	2020_
- Olgili	u.u. 6, 1	av Congeron on Desi	Auge						

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 Sale List

**Back** Navigate Mode Printer Friendly Version **General Information** Assessments Reference: 192S311107000008 Imprv Total Cap Val Account: 094006080 2019 \$13,300 \$123,444 \$136,744 \$136,744 Owners: SANCHEZ ELIO F 2018 \$13,300 \$117,567 \$130,867 \$130,867 SANCHEZ OSMIDIA 2017 \$13,300 \$107,256 \$120,556 \$120,556 Mail: 320 CROW RD PENSACOLA, FL 32506 Situs: 320 CROW RD 32506 **Disclaimer** Use Code: MULTI-FAMILY <=9 P Units: **Tax Estimator** Taxing COUNTY MSTU Authority: > File for New Homestead Tax Inquiry: Open Tax Inquiry Window **Exemption Online** Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector Sales Data

Records Sale Date Book Page Value Type (New Window) 05/19/2017 7717 1445 \$144,000 WD View Instr 06/2007 6168 1438 \$100 WD View Instr 03/2003 5098 307 \$145,000 WD View Instr 04/1997 4118 515 \$113,800 WD View Instr 04/1984 1887 303 \$100 QC View Instr

Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller 2019 Certified Roll Exemptions

Vone

Official

### Legal Description

BEG AT NE COR OF SEC W ALG N LI OF SEC 50 FT S PARL TO E LI OF SEC 174 FT TO SELY R/W LI CROW RD (50 FT R/W) S 55...

Extra Features

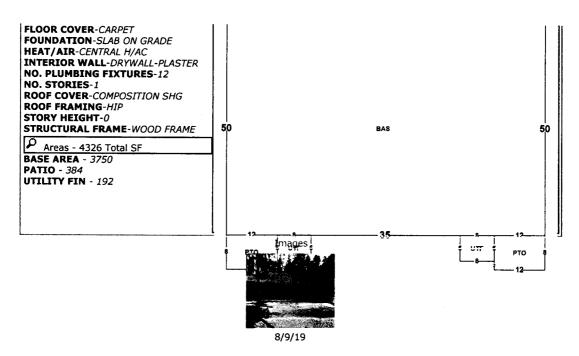
Parcel **Launch Interactive Map** Information Section Map Id: 19-2S-31-1 Approx. Acreage: 0.2494 Zoned: 🔑 HDR Evacuation & Flood Information Open Report View Florida Department of Environmental Protection(DEP) Data

#### Buildings

Address: 320 CROW RD, Year Built: 1983, Effective Year: 1983

Structural Elements

DECOR/MILLWORK-AVERAGE DWELLING UNITS-4 EXTERIOR WALL-SIDING-SHT.AVG.



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.2485)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2020034661 4/29/2020 3:20 PM
OFF REC BK: 8287 PG: 1011 Doc Type: TDN

### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That CAZENOVIA CREEK FUNDING II LLC holder of Tax Certificate No. 04986, 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:

(see attached)

**SECTION 19, TOWNSHIP 2 S, RANGE 31 W** 

TAX ACCOUNT NUMBER 094006080 (0221-44)

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

### **ELIO F SANCHEZ and OSMIDIA SANCHEZ**

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 February, which is the 1st day of February 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.

COUNTY

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk

## LEGAL DESCRIPTION

BEG AT NE COR OF SEC W ALG N LI OF SEC 50 FT S PARL TO E LI OF SEC 174 FT TO SELY R/W LI CROW RD (50 FT R/W) S 55 DEG 12 MIN 00 SEC W ALG SELY R/W LI 810 04/100 FT TH ALG CUR CONC TO SE (R=803 05/100 FT) THRU CENTRAL ANG 10 DEG 41 MIN 26 SEC ARC DIST 149 84/100 FT TO PC CURVATURE TH ALG CUR CONCAVE TO SE (R=408 37/100 FT) THRU CENTRAL ANG 3 DEG 06 MIN 19 SEC ARC DIST 22 16/100 FT TO POB CONT ALG SAME CUR THRU CENTRAL ANG 10 DEG 39 MIN 22 SEC ARC DIST 76 05/100 FT S 30 DEG 44 MIN 50 SEC W 26 FT S 53 DEG 31 MIN 00 SEC E 110 17/100 FT N 36 DEG 50 MIN 30 SEC E 92 FT N 48 DEG 35 MIN 48 SEC W 114 31/100 FT TO POB OR 7717 P 1445

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 I	Date of sale 02/01/2021 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.

BEG AT NE COR OF SEC W ALG N LI OF SEC 50 FT S PARL TO E LI OF SEC 174 FT TO SELY R/W LI CROW RD (50 FT R/W) S 55 DEG 12 MIN 00 SEC W ALG SELY R/W LI 810 04/100 FT TH ALG CUR CONC TO SE (R=803 05/100 FT) THRU CENTRAL ANG 10 DEG 41 MIN 26 SEC ARC DIST 149 84/100 FT TO PC CURVATURE TH ALG CUR CONCAVE TO SE (R=408 37/100 FT) THRU CENTRAL ANG 3 DEG 06 MIN 19 SEC ARC DIST 22 16/100 FT TO POB CONT ALG SAME CUR THRU CENTRAL ANG 10 DEG 39 MIN 22 SEC ARC DIST 76 05/100 FT S 30 DEG 44 MIN 50 SEC W 26 FT S 53 DEG 31 MIN 00 SEC E 110 17/100 FT N 36 DEG 50 MIN 30 SEC E 92 FT N 48 DEG 35 MIN 48 SEC W 114 31/100 FT TO POB OR 7717 P 1445



### **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 Infor	mation	<u></u>				
Applicant Name Applicant Address	CAZENOVIA CREEK FUNDING II LLC PO BOX 54132 NEW ORLEANS, LA 70154				Appl	ication date	Apr 02, 2020
Property description	SANCHEZ ELIO F SANCHEZ OSMIDIA 320 CROW RD				Certi	ficate #	2018 / 4986
	PENSACOLA, FL 32506 320 CROW RD 09-4006-080 BEG AT NE COR OF SEC W ALG N LI OF SEC 50 FT S PARL TO E LI OF SEC 174 FT TO SELY R/W LI					certificate issued	06/01/2018
-	CROW RD (50 (Ful	l legal attac	ched.)				
Part 2: Certificate	es Owned by App		Filed w	ith Tax Deed	Appl	ication	
Column 1 Certificate Numbe	Column Date of Certifi		_	olumn 3 ount of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2018/4986	06/01/2	018		2,475.23		123.76	2,598.99
						→Part 2: Total*	2,598.99
Part 3: Other Cer	tificates Redeem	ed by App	olicant (C	ther than Co	unty)		:
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Face Ar	mn 3 mount of ertificate	Column 4 Tax Collector's I	Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2019/4781	06/01/2019		2,593.14		6.25	129.66	2,729.05
						Part 3: Total*	2,729.05
Part 4: Tax Colle	ctor Certified Am	ounts (Li	nes 1-7)			- A - A - A - A - A - A - A - A - A - A	
Cost of all certi	ficates in applicant's	possessior	n and other	r certificates red (**	leeme Total o	d by applicant of Parts 2 + 3 above)	5,328.04
2. Delinquent taxe	es paid by the applica	ant	***				0.00
3. Current taxes p	paid by the applicant						2,379.67
4. Property information report fee 200						200.00	
5. Tax deed application fee						175.00	
6. Interest accrue	d by tax collector und	der s.197.5	42, F.S. (s	ee Tax Collecto	r Instr	ructions, page 2)	0.00
7.		••				tal Paid (Lines 1-6)	8,082.71
I certify the above in have been paid, and	formation is true and that the property inf	I the tax cer formation st	rtificates, in tatement is	nterest, property attached.	y infon	mation report fee, an	d tax collector's fees
1/1				<del></del>		Escambia, Florid	a
Sign here: Signs	iture, Tax Collector or Desi	anee				oate <u>July 29th, 2</u> 0	020

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: 094006080 Certificate Number: 004986 of 2018

Redemption No V	pplication Date 04/02/2020	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 02/01/2021	Redemption Date 11/10/2020
Months	10	7
Tax Collector	\$8,082.71	\$8,082.71
Tax Collector Interest	\$1,212.41	\$848.68
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$9,301.37	\$8,937.64
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	\$70.05	\$49.04
Total Clerk	\$537.05	\$516.04 CH
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	\$9,955.42	\$9,470.68
	Repayment Overpayment Refund Amount	\$484.74
Book/Page	8287	1011

### **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 004986 Redeemed Date 11/10/2020

Name OSMIDIA SANCHEZ AND ELIO F SANCHEZ 405 HIGHLAND CT CONCORD CA 94520

Clerk's Total = TAXDEED	\$537,05 9133,68
Due Tax Collector = TAXDEED	\$9,301.37
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
	. The second sec			W. C.	
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: 094006080 Certificate Number: 004986 of 2018

Payor: OSMIDIA SANCHEZ AND ELIO F SANCHEZ 405 HIGHLAND CT CONCORD CA 94520 Date 11/10/2020

Clerk's Check #	1100075779	Clerk's Total	\$387.05 913
Tax Collector Check #	1	Tax Collector's Total	\$9,3 1.37
		Postage	\$60.00
		Researcher Copies	\$0.00
		Recording	\$10.00
	The second section of the second seco	Prep Fee	\$7.00
		Total Received	-\$9,915.42

(850) 595-3793 • FAX (850) 595-4827 • http://www.clerk.co.escambia.fl.us

\$9,150.68

PAM CHILDERS
Clerk of the Circuit Court

Received Byt Deputy Clerk

Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502

68

## **LEGAL DESCRIPTION**

BEG AT NE COR OF SEC W ALG N LI OF SEC 50 FT S PARL TO E LI OF SEC 174 FT TO SELY R/W LI CROW RD (50 FT R/W) S 55 DEG 12 MIN 00 SEC W ALG SELY R/W LI 810 04/100 FT TH ALG CUR CONC TO SE (R=803 05/100 FT) THRU CENTRAL ANG 10 DEG 41 MIN 26 SEC ARC DIST 149 84/100 FT TO PC CURVATURE TH ALG CUR CONCAVE TO SE (R=408 37/100 FT) THRU CENTRAL ANG 3 DEG 06 MIN 19 SEC ARC DIST 22 16/100 FT TO POB CONT ALG SAME CUR THRU CENTRAL ANG 10 DEG 39 MIN 22 SEC ARC DIST 76 05/100 FT S 30 DEG 44 MIN 50 SEC W 26 FT S 53 DEG 31 MIN 00 SEC E 110 17/100 FT N 36 DEG 50 MIN 30 SEC E 92 FT N 48 DEG 35 MIN 48 SEC W 114 31/100 FT TO POB OR 7717 P 1445

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2020096184 11/10/2020 10:11 AM
OFF REC BK: 8401 PG: 1528 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 1011, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 04986, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 094006080 (0221-44)

(see attached)

**SECTION 19, TOWNSHIP 2 S, RANGE 31 W** 

NAME IN WHICH ASSESSED: ELIO F SANCHEZ and OSMIDIA SANCHEZ

Dated this 10th day of November 2020.

COMPTAG

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk BK: 7717 PG: 1446 Last Page

AND the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in Fee Simple; that the Grantor has good right and lawful authority to self 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; and that said land is free of all encumbrances, except taxes accruing subsequent to: 2016.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in presence of: Joyce E. Lacey-Kaulei, as Trustee of the Joyce E. Witness Signature Lacey Trust under Trust Agreement dated January 25, 1990 Printed Name of First Witness Joyce £. Lêcey-Kaulje Witness Signature Grantor Address: 1606 W. Highway 90 Printed Name of Second Witness Baker, FL 32531 STATE OF FLORIDA COUNTY OF OKA 1905a √6/—, a Notary Public for the County of and State of Florida, do hereby certify that Joyce E. Lacey-Kaulei, Individually and as Trustee of the Joyce E. Lacey Trust under Trust Agreement dated January 25, 1990 personally appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official seal, this the 19th of May, 2017. My Commission Expires: (SEAL)

Recorded in Public Records 5/24/2017 8:27 AM OR Book 7717 Page 1445, Instrument #2017039222, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$18.50 Deed Stamps \$1,008.00

> Prepared By and Return To: Coastal Title Agency 6202 N. 9th Avenue, Suite 6 Pensacola, FL 32504

Order No.: 2017-4-0017

Property Appraiser's Parcel I.D. (folio) Number:

1925311107000008

### TRUSTEE'S DEED

THIS TRUSTEE'S DEED made and executed May 19, 2017 by Joyce E. Lacey-Kaulei, Individually and as Trustee of the Joyce E. Lacey Trust under Trust Agreement dated January 25, 1990 (the "Grantor"), to Elio F. Sanchez and Osmidia Sanchez, husband and wife, whose post office address is 320 Crow Road, Pensacola, FL 32506 (the "Grantee"):

(Wherever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assign of individuals, and the successors and assigns of corporations.)

WITNESSETH: That the Grantor, for and in consideration of the sum of Ten And No/100 Dollars (\$10.00) 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 County of Escambia, State of Florida, viz:

#### Parcel #8:

Commence at the Northeast corner of Section 19, Township 2 South, Range 31 West, Escambia County, Florida; thence run West along the North line of said Section for 50.00 feet; thence South parallel to the East line of said Section for 174.00 feet to the Southeasterly R/W line of Crow Road (50 foot R/W); thence run South 55° 12' 00" West along said Southeasterly R/W line for 810.04 feet; thence run along a curve concave to the Southeast (R=803.05 feet) through a central angle of 10° 41' 26" for an arc distance of 149.84 feet to a point of compound curvature; thence run along a curve concave to the Southeast (R=408.37 feet) through a central angle of 3° 06' 19" for an arc distance of 22.16 feet to the Point of Beginning; thence continue along same curve through a central angle of 10° 39' 22" for an arc distance of 76.05 feet; thence run South 30° 44' 50" West for 26.00 feet; thence run South 53° 31' 00" East for 110.17 feet; thence run North 36° 50' 30" East for 92.00 feet; thence run North 48° 35' 48" West for 114.31 feet to the Point of Beginning.

Grantor Warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property. Grantor's residence and homestead address is:1606 W. Highway 90, Baker, FL 32531

Subject to easements, restrictions, reservations, and limitations of record, if any.

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

TO HAVE AND TO HOLD the same in Fee Simple forever.

### PROPERTY INFORMATION REPORT

**November 20, 2020** 

Tax Account #: 09-4006-080

## LEGAL DESCRIPTION EXHIBIT "A"

BEG AT NE COR OF SEC W ALG N LI OF SEC 50 FT S PARL TO E LI OF SEC 174 FT TO SELY R/W LI CROW RD (50 FT R/W) S 55 DEG 12 MIN 00 SEC W ALG SELY R/W LI 810 04/100 FT TH ALG CUR CONC TO SE (R=803 05/100 FT) THRU CENTRAL ANG 10 DEG 41 MIN 26 SEC ARC DIST 149 84/100 FT TO PC CURVATURE TH ALG CUR CONCAVE TO SE (R=408 37/100 FT) THRU CENTRAL ANG 3 DEG 06 MIN 19 SEC ARC DIST 22 16/100 FT TO POB CONT ALG SAME CUR THRU CENTRAL ANG 10 DEG 39 MIN 22 SEC ARC DIST 76 05/100 FT S 30 DEG 44 MIN 50 SEC W 26 FT S 53 DEG 31 MIN 00 SEC E 110 17/100 FT N 36 DEG 50 MIN 30 SEC E 92 FT N 48 DEG 35 MIN 48 SEC W 114 31/100 FT TO POB OR 7717 P 1445

**SECTION 19, TOWNSHIP 2 S, RANGE 31 W** 

TAX ACCOUNT NUMBER 09-4006-080 (0221-44)

### 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

Pensacoia, FL 32391	
CERTIFICATION: TITLE SEA	ARCH FOR TDA
TAX DEED SALE DATE:	FEB 1, 2021
TAX ACCOUNT #:	09-4006-080
CERTIFICATE #:	2018-4986
those persons, firms, and/or agen	22, Florida Statutes, the following is a list of names and addresses of cies having legal interest in or claim against the above described tax sale certificate is being submitted as proper notification of tax deed
YES NO	
X Notify City of Pens X Notify Escambia C X Homestead for 20	acola, P.O. Box 12910, 32521 ounty, 190 Governmental Center, 32502 20 tax year.
ELIO F SANCHEZ AND OSMII 320 CROW RD. PENSACOLA, FL 32506	DIA SANCHEZ
Certified and delivered to Escam	bia County Tax Collector, this 20 <sup>th</sup> day of November, 2020.
PERDIDO TITLE & ABSTRAC	T. INC.

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

Meta Gill

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**

November 20, 2020

Tax Account #: 09-4006-080

- 1. The Grantee(s) of the last deed(s) of record is/are: ELIO F. SANCHEZ AND OSMIDIA SANCHEZ
  - By Virtue of Warranty Deed recorded 5/24/2017
- 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. NONE
- 4. Taxes:

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

Tax Account #: 09-4006-080 Assessed Value: \$148,098 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 #:	09-4006-080	CERTIFICATE #:	2018-4986
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: April 11, 1997 to and including November 19, 2020 Abstractor: Vicki Campbell

BY

Michael A. Campbell,

As President

Dated: November 20, 2020