

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

1220 - 50

513
R. 07/19

Part 1: Tax Deed Application Information					
Applicant Name Applicant Address	FCAP AS CUSTODIAN FOR FTCFIMT, LLC FL TAX CERT FUND I MUNI TAX, LLC PO BOX 775311 CHICAGO, IL 60677	Application date	Apr 01, 2020		
Property description	POE FAMILY LLC 318 CROSSCREEK DRIVE BOSSIER CITY, LA 71111 14201 CANAL DR BEG BY EXTENDING W LI OF BLK 1 OF SUN AND SAND S/D PB 4 P 35 S TO N LI OF US INTERCOASTAL CANAL R/W (Full legal attached.)	Certificate #	2018 / 5906		
		Date certificate issued	06/01/2018		
		Deed application number	2000217		
		Account number	10-3452-000		
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)	
# 2018/5906	06/01/2018	11,689.18	584.46	12,273.64	
→Part 2: Total*				12,273.64	
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)
# /					
Part 3: Total*					0.00
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)				12,273.64	
2. Delinquent taxes paid by the applicant				0.00	
3. Current taxes paid by the applicant				10,201.11	
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)				22,849.75	
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>Candice Lewis</u> Signature, Tax Collector or Designee			<u>Escambia County, Florida</u> Date <u>April 24th, 2020</u>		

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

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: _____ Date of sale <u>12/07/2020</u>	
Signature, Clerk of Court or Designee	

INSTRUCTIONS

Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

BEG BY EXTENDING W LI OF BLK 1 OF SUN AND SAND S/D PB 4 P 35 S TO N LI OF US INTERCOASTAL CANAL R/W FOR POB N ALG EXTENDED LI 206 FT TO SW COR OF LT 1 BLK 1 OF SAID S/D E ALG S LI OF LT 1 119 FT TO W R/W LI OF LINN AVE S ALG W LI OF LINN AVE TO S LI OF CANAL DR E ALG S LI OF CANAL DR 33 6/10 FT SLY PARL TO W R/W LI OF LINN AVE TO N LI OF INTERCOASTAL CANAL W ALG N LI OF CANAL TO POB ALSO LT 1 BLK 1 SUN AND SAND S/D PB 4 P 35 OR 7410 P 1259

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2000217

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
FCAP AS CUSTODIAN FOR FTCFIMT, LLC
FL TAX CERT FUND I MUNI TAX, LLC
PO BOX 775311
CHICAGO, IL 60677,

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
10-3452-000	2018/5906	06-01-2018	BEG BY EXTENDING W LI OF BLK 1 OF SUN AND SAND S/D PB 4 P 35 S TO N LI OF US INTERCOASTAL CANAL R/W FOR POB N ALG EXTENDED LI 206 FT TO SW COR OF LT 1 BLK 1 OF SAID S/D E ALG S LI OF LT 1 119 FT TO W R/W LI OF LINN AVE S ALG W LI OF LINN AVE TO S LI OF CANAL DR E ALG S LI OF CANAL DR 33 6/10 FT SLY PARL TO W R/W LI OF LINN AVE TO N LI OF INTERCOASTAL CANAL W ALG N LI OF CANAL TO POB ALSO LT 1 BLK 1 SUN AND SAND S/D PB 4 P 35 OR 7410 P 1259

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
FCAP AS CUSTODIAN FOR FTCFIMT, LLC
FL TAX CERT FUND I MUNI TAX, LLC
PO BOX 775311
CHICAGO, IL 60677

04-01-2020
Application Date

Applicant's signature



Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

[Back](#)

← Navigate Mode Account Reference →

[Printer Friendly Version](#)

General Information	
Reference:	143S321000039005
Account:	103452000
Owners:	POE FAMILY LLC
Mail:	318 CROSSCREEK DRIVE BOSSIER CITY, LA 71111
Situs:	14201 CANAL DR 32507
Use Code:	SINGLE FAMILY RESID
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	Open Tax Inquiry Window
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	

Assessments				
Year	Land	Imprv	Total	Cap Val
2019	\$286,825	\$446,695	\$733,520	\$733,520
2018	\$286,825	\$434,819	\$721,644	\$721,644
2017	\$286,825	\$446,102	\$732,927	\$732,927

[Disclaimer](#)

[Tax Estimator](#)

> [File for New Homestead Exemption Online](#)

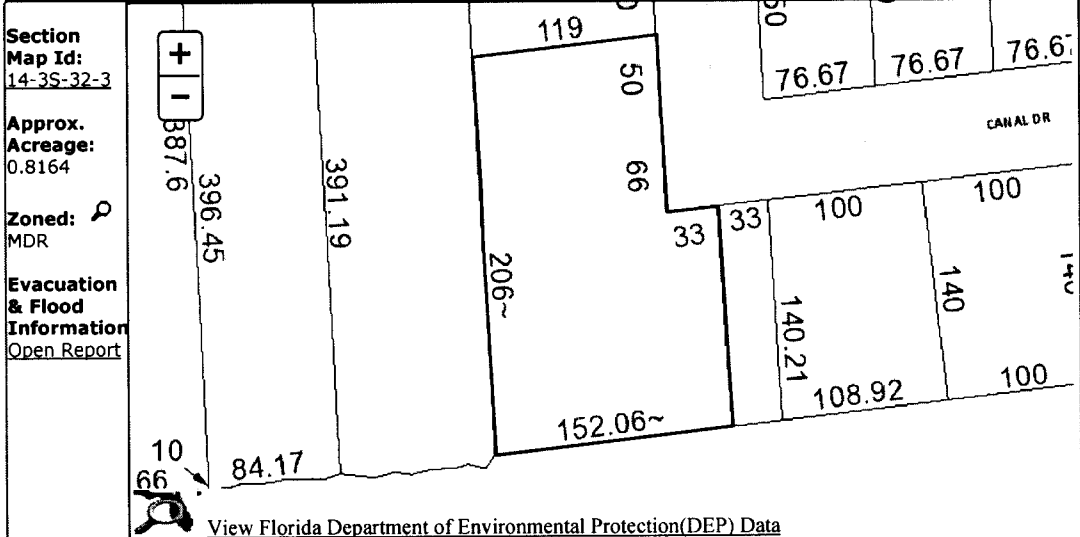
Sales Data						
Sale Date	Book	Page	Value	Type	Official Records (New Window)	
09/17/2015	7410	1259	\$900,000	WD	View Instr	
08/06/2015	7387	1076	\$100	CJ	View Instr	
01/2004	5336	1206	\$900,000	WD	View Instr	
06/2001	4733	379	\$750,000	WD	View Instr	
11/2000	4630	1332	\$100	WD	View Instr	
02/1995	3728	793	\$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
BEG BY EXTENDING W LI OF BLK 1 OF SUN AND SAND S/D PB 4 P 35 S TO N LI OF US INTERCOASTAL CANAL R/W FOR...

Extra Features
BOAT DOCK
HOT TUB
POOL
POOL SCREEN
WOOD DECK

Parcel Information [Launch Interactive Map](#)



[View Florida Department of Environmental Protection \(DEP\) Data](#)

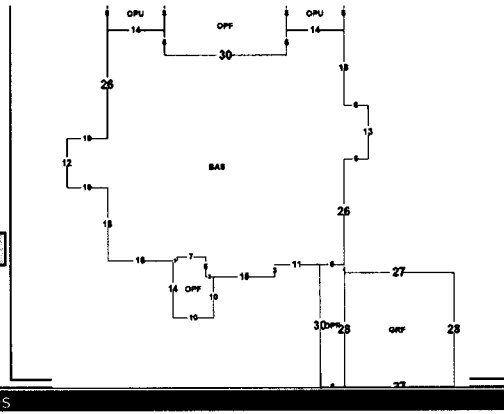
Buildings

Address: 14201 CANAL DR, Year Built: 1996, Effective Year: 1996

Structural Elements
DECOR/MILLWORK-MAXIMUM
DWELLING UNITS-1
EXTERIOR WALL-STUCCO

FLOOR COVER-CARPET
FOUNDATION-SLAB ABOVE GRDE
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-11
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-GABL/HIP HI PTC
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

Areas - 5063 Total SF
BASE AREA - 3344
GARAGE FIN - 756
OPEN PORCH FIN - 739
OPEN PORCH UNF - 224



Images



6/21/17

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.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That FCAP AS CUSTODIAN FOR FTCFIMT LLC holder of Tax Certificate No. 05906, 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:

BEG BY EXTENDING W LI OF BLK 1 OF SUN AND SAND S/D PB 4 P 35 S TO N LI OF US INTERCOASTAL CANAL R/W FOR POB N ALG EXTENDED LI 206 FT TO SW COR OF LT 1 BLK 1 OF SAID S/D E ALG S LI OF LT 1 119 FT TO W R/W LI OF LINN AVE S ALG W LI OF LINN AVE TO S LI OF CANAL DR E ALG S LI OF CANAL DR 33 6/10 FT SLY PARL TO W R/W LI OF LINN AVE TO N LI OF INTERCOASTAL CANAL W ALG N LI OF CANAL TO POB ALSO LT 1 BLK 1 SUN AND SAND S/D PB 4 P 35 OR 7410 P 1259

SECTION 14, TOWNSHIP 3 S, RANGE 32 W

TAX ACCOUNT NUMBER 103452000 (1220-50)

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

POE FAMILY LLC

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 December, which is the 7th day of December 2020.

Dated this 11th day of May 2020.

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



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

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7. Total Paid (Lines 1-6)				22,849.75	
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 <u>July 28th, 2020</u>		

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

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	
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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: _____ Date of sale <u>12/07/2020</u>	
Signature, Clerk of Court or Designee	

INSTRUCTIONS + 6.75

Tax Collector (complete Parts 1-4)

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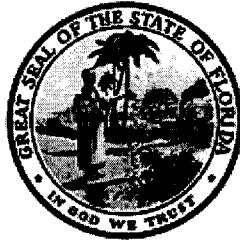
Clerk of Court (complete Part 5)

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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: 103452000 Certificate Number: 005906 of 2018**

Payor: DAVID POSTON 14201 CANAL DR PENSACOLA FL 32507 Date 07/30/2020

Clerk's Check #	419879	Clerk's Total	\$523.04
Tax Collector Check #	1	Tax Collector's Total	\$23,597.97
		Postage	\$60.00
		Researcher Copies	\$40.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	-\$26,238.01

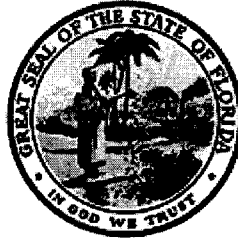
\$ 24,052.26

\$ 24,069.26

**PAM CHILDERS
 Clerk of the Circuit Court**

Received By
 Deputy Clerk

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
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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 005906

Redeemed Date 07/30/2020

Name DAVID POSTON 14201 CANAL DR PENSACOLA FL 32507

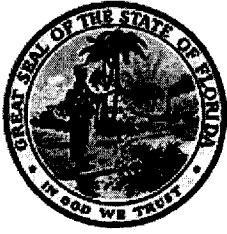
Clerk's Total = TAXDEED	\$523.04	\$523.04 \$24,052.26
Due Tax Collector = TAXDEED	\$25,597.97	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$40.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 103452000 Certificate Number: 005906 of 2018

Redemption Yes No
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="12/07/2020"/>	Redemption Date <input type="text" value="07/30/2020"/>
Months	8	3
Tax Collector	<input type="text" value="\$22,849.75"/>	<input type="text" value="\$22,849.75"/>
Tax Collector Interest	\$2,741.97	\$1,028.24
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$25,597.97	\$23,884.24 <i>TC</i>
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	\$56.04	\$21.02
Total Clerk	\$523.04	\$488.02 <i>CH</i>
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	\$26,238.01	\$24,389.26
	Repayment Overpayment Refund Amount	\$1,848.75
Book/Page	<input type="text" value="8294"/>	<input type="text" value="516"/>

RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8294, Page 516, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 05906, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 103452000 (1220-50)

DESCRIPTION OF PROPERTY:

**BEG BY EXTENDING W LI OF BLK 1 OF SUN AND SAND S/D PB 4 P 35 S TO N LI OF US
INTERCOASTAL CANAL R/W FOR POB N ALG EXTENDED LI 206 FT TO SW COR OF LT 1
BLK 1 OF SAID S/D E ALG S LI OF LT 1 119 FT TO W R/W LI OF LINN AVE S ALG W LI OF
LINN AVE TO S LI OF CANAL DR E ALG S LI OF CANAL DR 33 6/10 FT SLY PARL TO W R/W
LI OF LINN AVE TO N LI OF INTERCOASTAL CANAL W ALG N LI OF CANAL TO POB
ALSO LT 1 BLK 1 SUN AND SAND S/D PB 4 P 35 OR 7410 P 1259**

SECTION 14, TOWNSHIP 3 S, RANGE 32 W

NAME IN WHICH ASSESSED: POE FAMILY LLC

Dated this 30th day of July 2020.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



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 #: 10-3452-000 CERTIFICATE #: 2018-5906

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: September 21, 2000 to and including September 21, 2020 Abstractor: Stacie Wright

BY

Michael A. Campbell,
As President

Dated: September 29, 2020

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

September 29, 2020

Tax Account #: 10-3452-000

1. The Grantee(s) of the last deed(s) of record is/are: **POE FAMILY, LLC, A LOUISIANA LIMITED LIABILITY COMPANY**

By Virtue of General Warranty Deed recorded September 24, 2015 Official Records Book 7410 Page 1259.

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. **NONE**

4. Taxes:

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

Tax Account #: 10-3452-000

Assessed Value: \$733,520

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.

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: DEC 7, 2020

TAX ACCOUNT #: 10-3452-000

CERTIFICATE #: 2018-5906

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 2019 tax year.

POE FAMILY LLC
318 CROSSCREEK DRIVE
BOSSIER CITY, LA 71111

POE FAMILY LLC
14201 CANAL DRIVE
PENSACOLA, FL 32507

Certified and delivered to Escambia County Tax Collector, this 29th day of September, 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

September 29, 2020

Tax Account #:10-3452-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

BEG BY EXTENDING W LI OF BLK 1 OF SUN AND SAND S/D PB 4 P 35 S TO N LI OF US INTERCOASTAL CANAL R/W FOR POB N ALG EXTENDED LI 206 FT TO SW COR OF LT 1 BLK 1 OF SAID S/D E ALG S LI OF LT 1 119 FT TO W R/W LI OF LINN AVE S ALG W LI OF LINN AVE TO S LI OF CANAL DR E ALG S LI OF CANAL DR 33 6/10 FT SLY PARL TO W R/W LI OF LINN AVE TO N LI OF INTERCOASTAL CANAL W ALG N LI OF CANAL TO POB ALSO LT 1 BLK 1 SUN AND SAND S/D PB 4 P 35 OR 7410 P 1259

SECTION 14, TOWNSHIP 3 W, RANGE 32 W

TAX ACCOUNT NUMBER 10-3452-000 (1220-50)

Prepared by:
Lisa A. Durant
Wilson, Harrell, Farrington, Ford, et.al., P.A.
307 South Palafox Street
Pensacola, Florida 32502

File Number: 1-49956

General Warranty Deed

Made this September 17, 2015 A.D. By **Chance Walsh**, hereinafter called the grantor, to **Poe Family, L.L.C.**, a Louisiana Limited Liability Company, whose post office address is: 8923 Blom Blvd, Shreveport, LA 71118, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the 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 Ten Dollars, (\$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:

See Attached Schedule "A"

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

Parcel ID Number:

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 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 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; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2014.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Witness Printed Name [Signature]

Witness Printed Name Shannon Morcia

[Signature]
Chance Walsh

State of Florida
County of Escambia

The foregoing instrument was acknowledged before me this 17th day of September, 2015, by Chance Walsh, who is/are personally known to me or who has produced _____ as identification.

 **LISA A. DURANT**
MY COMMISSION # EE 853148
EXPIRES: December 10, 2016
Bonded Thru Budget Notary Services

[Signature]
Notary Public
Print Name: _____
My Commission Expires: _____

DEED Individual Warranty Deed with Non-Homestead-Legal on Schedule A

Exhibit "A"

Lot 1, Block 1, Sun and Sand Subdivision, being a portion of Section 14, township 3 South, Range 32 West, Escambia County, Florida, according to plat recorded in plat Book 4, at Page 35, of the Public Records of said County.

ALSO:

Commence by extending the West line of Block 1 of the subdivision recorded in Plat Book 4 at Page 35 of the Public Records of Escambia County, Florida, South to the North line of the U.S. Intercoastal Canal right of way for the Point of Beginning of this description: Thence run North along the said extended line to the Southwest corner of Lot 1 in Block 1 of said subdivision above described a distance of 206 feet, more or less, to a point; thence run East along the South line of said Lot 1 in Block 1 a distance of 119 feet to the West right of way line of Linn Avenue; thence run South along the West line of the right of way of Linn Avenue to the South line of the right of way of Canal Drive; thence run East along the South line of the right of way of Canal Drive a distance of 33.6 feet to a point; thence run Southerly and parallel to the West right of way line of Linn Avenue to the North line of the U.S. Intercoastal, canal right of way; thence run West along the North line of the U.S. Intercoastal Canal right of way to the Point of Beginning, all being in Section 14, Township 3 South, Range 32 West.

Together with all of Grantors' right, title and interest in and to any property that may lie South of the foregoing property and North of the waters edge of the abutting Intercoastal canal.

File Number: 1-49956

Legal Description with Non Homestead

**RESIDENTIAL SALES ABUTTING ROADWAY
MAINTENANCE DISCLOSURE**

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances, Chapter 1-29.2, Article V, requires that this disclosure be attached, along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. NOTE: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgement by the county of the veracity of any disclosure statement.

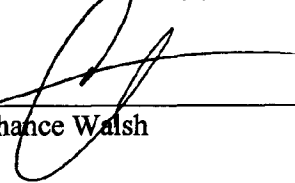
NAME OF ROADWAY: 14201 Canal Road

LEGAL ADDRESS OF PROPERTY: 14201 Canal Road, Pensacola, Florida 32507

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

This form completed by: Wilson, Harrell, Farrington, Ford, Wilson, Spain & Parsons P.A.
14758 Perdido Key Drive
Pensacola, FL 32507

AS TO SELLER(S):




Chance Walsh

WITNESSES TO SELLER(S):

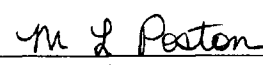


Printed Name: LISA ADAIR



Printed Name: Shannon Moreira

AS TO BUYER(S):




Poe Family, L.L.C.
by: M.L. Poston

WITNESSES TO BUYER(S):



Printed Name: LISA ADAIR



Printed Name: Shannon Moreira

This form approved by the
Escambia County Board
of County Commissioners
Effective: 4/15/95