

APPLICATION FOR TAX DEED
Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2000265

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
CAZENOVIA CREEK FUNDING II LLC
PO BOX 54132
NEW ORLEANS, LA 70154,

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
17-0740-000	2018/9013	06-01-2018	LT 32 VILLA SABINE TOWNHOUSES PB 8 P 80 OR 679/915 P 775/635 OR 1007 P 784 SHEET 5

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
CAZENOVIA CREEK FUNDING II LLC
PO BOX 54132
NEW ORLEANS, LA 70154

04-02-2020
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: _____ Date of sale 02/01/2021

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.

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

513
R. 07/19

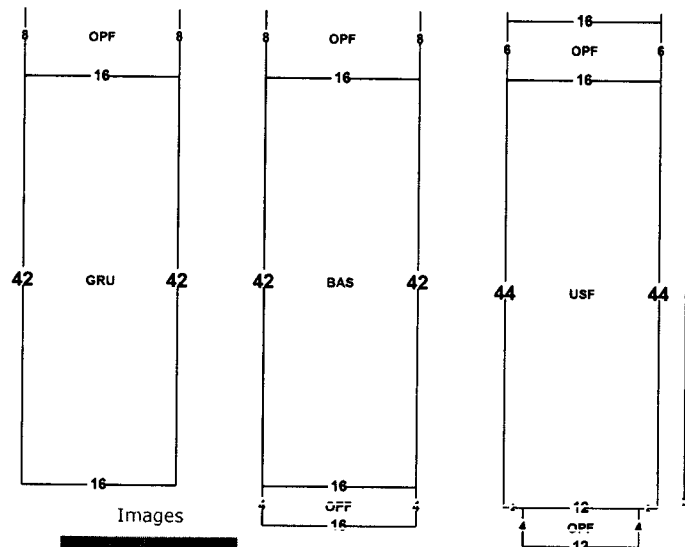
Part 1: Tax Deed Application Information					
Applicant Name Applicant Address	CAZENOVIA CREEK FUNDING II LLC PO BOX 54132 NEW ORLEANS, LA 70154		Application date	Apr 02, 2020	
Property description	WILLIS PAUL C 1279 G REDWOOD LN GULF BREEZE, FL 32563 462 FT PICKENS RD LT 32 VILLA SABINE TOWNHOUSES PB 8 P 80 OR 679/915 P 775/635 OR 1007 P 784 SHEET 5		Certificate #	2018 / 9013	
			Date certificate issued	06/01/2018	
			Deed application number	2000265	
			Account number	17-0740-000	
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)	
# 2018/9013	06/01/2018	2,391.08	119.55	2,510.63	
→Part 2: Total*				2,510.63	
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)
# 2019/8500	06/01/2019	2,502.66	6.25	125.13	2,634.04
Part 3: Total*					2,634.04
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)					5,144.67
2. Delinquent taxes paid by the applicant					0.00
3. Current taxes paid by the applicant					2,335.03
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)					7,854.70
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>Condice Lewis</u> Signature, Tax Collector or Designee			Escambia County, Florida Date <u>April 20th, 2020</u>		

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

NO. PLUMBING FIXTURES-8
NO. STORIES-2
ROOF COVER-ENAMEL METAL
ROOF FRAMING-HIP
STORY HEIGHT-0
STRUCTURAL FRAME-CONCRTE
REINFRD

Areas - 2640 Total SF

BASE AREA - 672
GARAGE UNFIN - 672
OPEN PORCH FIN - 464
OPEN PORCH UNF - 64
PATIO - 64
UPPER STORY FIN - 704



10/8/15

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.1628)



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: 282S262100000032
Account: 170740000
Owners: WILLIS PAUL C
Mail: 1279 G REDWOOD LN
 GULF BREEZE, FL 32563
Situs: 462 FT PICKENS RD 32561
Use Code: SINGLE FAMILY - TOWNHOME
Taxing Authority: PENSACOLA BEACH
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	\$72,000	\$95,138	\$167,138	\$130,066
2018	\$90,000	\$69,873	\$159,873	\$118,242
2017	\$100,000	\$48,500	\$148,500	\$107,493

Disclaimer

Tax Estimator

[File for New Homestead Exemption Online](#)

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
01/1976	1007	784	\$27,500	LI	View Instr
01/1975	950	756	\$10,000	OJ	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

LT 32 VILLA SABINE TOWNHOUSES PB 8 P 80 OR 679/915 P
 775/635 OR 1007 P 784 SHEET 5

Extra Features

None

Parcel Information

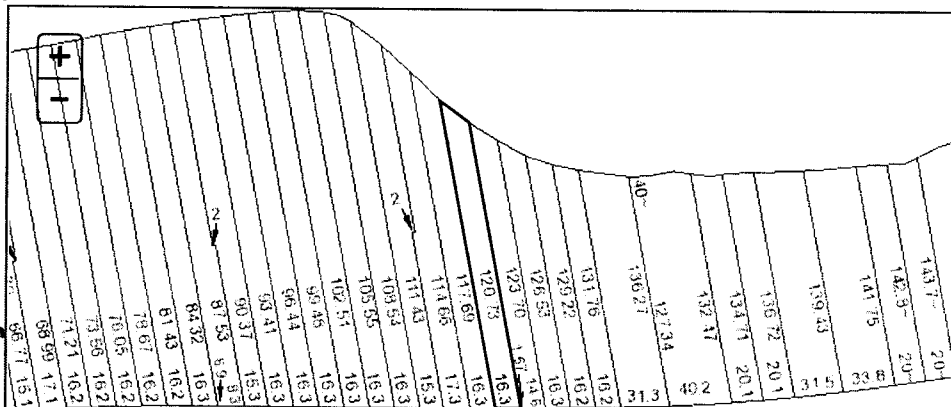
[Launch Interactive Map](#)

Section Map Id:
 PB005

Approx. Acreage:
 0.0712

Zoned:
 MDR-PB

Evacuation & Flood Information
[Open Report](#)



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

Buildings

Address: 462 FT PICKENS RD, Year Built: 2013, Effective Year: 2013

Structural Elements

DECOR/MILLWORK-ABOVE AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-SIDING-LAP.AAVG
FLOOR COVER-TILE/STAIN
CONC/BRICK
FOUNDATION-PILINGS
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-DECORAT

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **CAZENOVIA CREEK FUNDING II LLC** holder of **Tax Certificate No. 09013**, 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 32 VILLA SABINE TOWNHOUSES PB 8 P 80 OR 679/915 P 775/635 OR 1007 P 784 SHEET 5

SECTION 28, TOWNSHIP 2 S, RANGE 26 W

TAX ACCOUNT NUMBER 170740000 (0221-60)

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

PAUL C WILLIS

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first Monday** in the month of 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.



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	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>02/01/2021</u>	
Signature, Clerk of Court or Designee	

INSTRUCTIONS

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

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Property description	WILLIS PAUL C 1279 G REDWOOD LN GULF BREEZE, FL 32563 462 FT PICKENS RD 17-0740-000 LT 32 VILLA SABINE TOWNHOUSES PB 8 P 80 OR 679/915 P 775/635 OR 1007 P 784 SHEET 5	Certificate #	2018 / 9013		
		Date certificate issued	06/01/2018		
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Part 3: Total*					2,634.04
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1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)				5,144.67	
2. Delinquent taxes paid by the applicant				0.00	
3. Current taxes paid by the applicant				2,335.03	
4. Property information report fee				200.00	
5. Tax deed application fee				175.00	
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)				0.00	
7. Total Paid (Lines 1-6)				7,854.70	
I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.					
Sign here:			Escambia, Florida Date July 29th, 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: 170740000 Certificate Number: 009013 of 2018

Redemption Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 02/01/2021	Redemption Date 08/27/2020
Months	10	4
Tax Collector	\$7,854.70	\$7,854.70
Tax Collector Interest	\$1,178.21	\$471.28
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$9,039.16	\$8,332.23 TC
Record TDA Notice	\$17.00	\$17.00
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$70.05	\$28.02
Total Clerk	\$537.05	\$495.02 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	\$9,693.21	\$8,844.25
	Repayment Overpayment Refund Amount	\$848.96
Book/Page	8287	1345

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 009013
 Redeemed Date 08/27/2020**

Name PAUL C WILLIS 1279 G REDWOOD LN GULF BREEZE, FL 32563

Clerk's Total = TAXDEED	\$537.05	\$537.05 \$8507.25
Due Tax Collector = TAXDEED	\$9,039.16	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$0.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

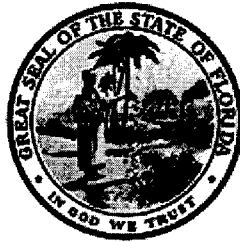
• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
FAMILY LAW
JURY ASSEMBLY
JUVENILE
MENTAL HEALTH
MIS
OPERATIONAL SERVICES
PROBATE
TRAFFIC



**COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT**

**BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY**

CLERK TO THE BOARD OF
COUNTY COMMISSIONERS
OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

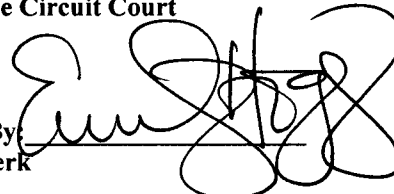
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 170740000 Certificate Number: 009013 of 2018**

Payor: PAUL C WILLIS 1279 G REDWOOD LN GULF BREEZE, FL 32563 Date 08/27/2020

Clerk's Check #	449782171	Clerk's Total	\$37.05
Tax Collector Check #	1	Tax Collector's Total	\$9,059.16
		Postage	\$60.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$9,653.21

#8524.25

**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>

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 1345, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 09013, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 170740000 (0221-60)

DESCRIPTION OF PROPERTY:

LT 32 VILLA SABINE TOWNHOUSES PB 8 P 80 OR 679/915 P 775/635 OR 1007 P 784 SHEET 5

SECTION 28, TOWNSHIP 2 S, RANGE 26 W

NAME IN WHICH ASSESSED: PAUL C WILLIS

Dated this 27th day of August 2020.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

STATE OF NORTH CAROLINA

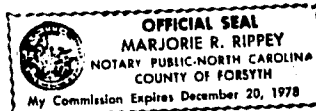
OFFICE BOOK 1007 PAGE 786

COUNTY OF FORSYTH

Before the subscriber, a Notary Public in and for the State and County aforesaid, personally appeared Robert L. Maney and Wynoka J. Doub, known to me and known to me to be the individuals described by said names in and who executed the foregoing instrument, and to be the Vice President and the Asst. Secretary, respectively, of Wachovia Mortgage Company, a North Carolina corporation, and acknowledged and declared that they as Vice President and Asst. Secretary, respectively, of said corporation, and being duly authorized by it, signed its name and affixed its seal to and executed the said instrument for it and as its act and deed.

GIVEN under my hand and official seal this 4th day of June, 1976.

Marjorie R. Rippey
Notary Public, State and County
aforesaid
My Commission Expires: 12-20-78



FILED AND RECORDED IN
THE PUBLIC RECORDS OF
ESCAMBIA COUNTY, FLA. ON
JUN 9 9 31 AM '76
JAN PAGE NOTED ABOVE
BY AFTON AS COMPTROLLER
ESCAMBIA COUNTY

743387

public records of Escambia County, Florida, and all amendments thereto, specifically including the amendment recorded in Official Record Book 787 at page 922 and second amendment recorded in Official Record Book 867 at page 312, all of the public records of Escambia County, Florida, which last amendment added Article VII relating to party walls.

The undersigned assignor warrants to and with the assignee or assignees, his, their or its heirs, personal representatives, successors and assigns, as the case may be, that as of the date hereof the undersigned assignor is the sole owner of the entire lessee's interest in said lease; that said lease is valid and enforceable and has not been altered, modified or amended in any manner whatsoever; that neither the lessor nor the lessee is in default under any of the terms, covenants or conditions of said lease, that all rent reserved in and all other sums payable by the lessee under the terms of said lease are currently paid; and that the undersigned assignor is well seized of an indefeasible leasehold estate in and to the property as described in said lease under and by virtue of the terms of said lease, and has a good right to sell, assign and transfer said lease and its leasehold interest thereunder; that the said leasehold interest under said lease is free from encumbrances, and that the undersigned assignor, its successors and assigns shall and will forever warrant and defend the said assignee in the quiet and peaceable possession and enjoyment of said leasehold estate against all persons lawfully claiming the same.

KNOW ALL MEN BY THESE PRESENTS further that the undersigned Wachovia Mortgage Company, a North Carolina corporation, for the considerations aforesaid, the receipt whereof is hereby again acknowledged, does bargain, sell and grant unto the said Paul C. Willis, a divorced and unmarried man,

his, their or its heirs, personal representatives, successors and assigns, forever, all of the undersigned grantor's or assignor's right, title and interest in and to the said Parcel (or Lot) 32 of Villa Sabine Townhouses Subdivision as hereinabove described, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, free from all exemptions and right of homestead.

IN WITNESS WHEREOF, the said corporation in pursuance of due and legal action of its stockholders and Board of Directors has executed these presents, causing its name to be signed by its Vice President, and its corporate seal to be affixed hereto this 4th day of June, 1976.

Signed, sealed and delivered in the presence of:

James D. Smith
Wahle P. Earl

WACHOVIA MORTGAGE COMPANY, a North Carolina corporation. (SEAL)

By: Robert M. Smith
Its Vice President

Attest:

Myrle G. Doud
Its Assistant Secretary



THIS INSTRUMENT WAS PREPARED BY:
WILLIAM GUY DAVIS, JR.
BEGGS & LANE 700 BRENT BUILDING
PENSACOLA, FLORIDA 32576

RECORDING FEE \$ 8.00
FLA. STAMPS \$ 82.50
SUR TAX \$ 30.25
TOTAL \$ 120.75

OFFICE 1007 PAGE 784

ASSIGNMENT OF
SANTA ROSA ISLAND AUTHORITY LEASE

STATE OF FLORIDA

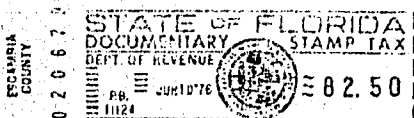
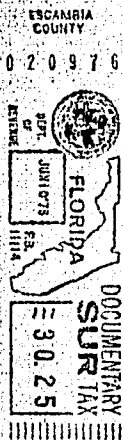
COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS, That Wachovia Mortgage Company, a North Carolina corporation, for and in consideration of One Hundred Dollars (\$100.00) and other good and valuable considerations to it in hand paid by the assignee(s) herein, the receipt whereof is hereby acknowledged, does hereby sell, assign and transfer unto Paul C. Willis, a divorced and unmarried man, whose address is P. O. Box 147, Gulf Breeze, Florida 32561 his heirs, personal representatives, successors and assigns, forever, all of the assignor's leasehold interest in that certain lease agreement between Santa Rosa Island Authority as an agency of Escambia County, Florida, as Lessor, and Olympic Development Corporation, as Lessee, dated February 19, 1973, recorded in Official Record Book 679 at page 486 of the public records of Escambia County, Florida, for the following described property on Santa Rosa Island in Escambia County, Florida, to-wit:

Parcel (or Lot) 32, Villa Sabine Townhouses Sub-division, a subdivision as recorded in Plat Book 8 at page 80 of the public records of Escambia County, Florida, and being a subdivision of a portion of Block "C" in First Addition to Villa Sabine as recorded in the records of said Escambia County, Florida, in Plat Book 5 at page 75;

AND ALSO the undivided interest of the grantor in common with others in the leasehold interest and the lease pertaining to Parcel (or Lot) 1 of Villa Sabine Townhouses Subdivision as described in the lease to Villa Sabine Townhouse Association, Inc. dated October 14, 1974, recorded in Official Record Book 915 at page 635 of the public records of Escambia County, Florida, to be held and used as a "common area" pursuant to the Declaration of Covenants, Conditions and Restrictions recorded in Official Record Book 679 at page 775 of the public records of Escambia County, Florida, and all amendments thereto.

TO HAVE AND TO HOLD the same unto the said assignee or assignees as the case may be, their heirs, personal representatives, successors and assigns, for and during all of the remainder of the term of ninety-nine (99) years mentioned in said lease, together with all rights, titles and options conferred thereby and existing thereunder, and together with the leasehold estate in the above-described property created thereby and existing by reason of the above-mentioned lease, subject, however, to the rents, covenants, conditions and provisions therein mentioned; provided, that each existing wall along the dividing lines between the Parcel (or Lot) hereby conveyed and assigned and the Parcel or Parcels (or Lot or Lots) next adjoining the Parcel (or Lot) hereby conveyed and assigned shall constitute a perpetual party wall for the use and benefit of the assignee(s) herein, his, their or its heirs, personal representatives, successors and assigns, as the case may be, and the owners of the Parcels (or Lots) next adjoining the Parcel (or Lot) hereby conveyed and assigned, his, their or its heirs, personal representatives, successors and assigns, forever, within the contemplation of and subject to the provisions of Paragraph 6 of the said lease and any and all pertinent portions and provisions of the Declaration of Covenants, Conditions and Restrictions filed for record on March 14, 1973, in Official Record Book 679 at page 775 of the



NOTE: The above listed addresses are based upon current information available, but addresses are not guaranteed to be true or correct.

PROPERTY INFORMATION REPORT

November 30, 2020

Tax Account #:17-0740-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

LT 32 VILLA SABINE TOWNHOUSES PB 8 P 80 OR 679/915 P 775/635 OR 1007 P 784 SHEET 5

SECTION 28, TOWNSHIP 2 S, RANGE 26 W

TAX ACCOUNT NUMBER 17-0740000 (0221-60)

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: 02/01/2021

TAX ACCOUNT #: 17-0740-000

CERTIFICATE #: 2018-9013

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.

PAUL C. WILLIS
P.O. BOX 147
GULF BREEZE, FL 32561

PAUL C. WILLIS
1279 G REDWOOD LN
GULF BREEZE, FL 32563

PAUL C. WILLIS
462 FT PICKENS RD
PENSACOLA BEACH, FL 32561

Certified and delivered to Escambia County Tax Collector, this 30TH day of November 2020.

PERDIDO TITLE & ABSTRACT, INC.



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

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

November 30, 2020

Tax Account #:17-0740-000

1. The Grantee(s) of the last deed(s) of record is/are: **PAUL C. WILLIS**

By Virtue of Assignment of Santa Rosa Island Authority Lease recorded 06/10/1976 – OR 1007/784

ABTRACTOR’S NOTE: PROPERTY IS LEASEHOLD TITLE.

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:

NONE

4. Taxes:

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

Tax Account #:17-0740-000

Assessed Value: \$159,208

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):

VILLA SABINE TOWNHOUSE ASSOCIATION INC

VILLA SABINE TOWNHOME ASSOCIATION

VILLA SABINE HOMEOWNERS ASSOCIATION, INC

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 #: 17-0740-000 CERTIFICATE #: 2018-9013

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: November 25, 2000 to and including November 25, 2020 Abstractor: Cody Campbell

BY

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

Michael A. Campbell,
As President

Dated: November 30, 2020