APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2200212

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
CITRUS CAPITAL HOLDINGS, LLC
CITRUS CAPITAL HOLDINGS FBO SEC PTY
PO BOX 54226
NEW ORLEANS, LA 70154-4226,
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
09-3700-100	2020/5034	06-01-2020	BEG AT PT 571 60/100 FT W & 302 23/100 FT S OF NE COR OF LT 6 S PARL TO E LI OF SD LT 348 5/10 FT FOR POB CONT S 211 FT TO N R/W LI OF LILLIAN HWY N 61 DEG 17 MIN E ALG SD R/W 94 25/100 FT N 0 DEG 30 MIN W 159 6/10 FT N 89 DEG 28 MIN W 89 60/100 FT TO POB OR 1266 P 298

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
CITRUS CAPITAL HOLDINGS, LLC
CITRUS CAPITAL HOLDINGS FBO SEC PTY
PO BOX 54226
NEW ORLEANS, LA 70154-4226

04-21-2022
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. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	

Sign here: _____ Date of sale 01/09/2023
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 PT 571 60/100 FT W & 302 23/100 FT S OF NE COR OF LT 6 S PARL TO E LI OF SD LT 348 5/10 FT FOR POB CONT S 211 FT TO N R/W LI OF LILLIAN HWY N 61 DEG 17 MIN E ALG SD R/W 94 25/100 FT N 0 DEG 30 MIN W 159 6/10 FT N 89 DEG 28 MIN W 89 60/100 FT TO POB OR 1266 P 298

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

FLORIDA

0123-44

Part 1: Tax Deed Application Information			
Applicant Name Applicant Address	CITRUS CAPITAL HOLDINGS, LLC CITRUS CAPITAL HOLDINGS FBO SEC PTY PO BOX 54226 NEW ORLEANS, LA 70154-4226	Application date	Apr 21, 2022
Property description	ARNOLD COLIN F & RUTH M 1341 E YONGE ST PENSACOLA, FL 32503 6614 LILLIAN HWY 09-3700-100 BEG AT PT 571 60/100 FT W & 302 23/100 FT S OF NE COR OF LT 6 S PARL TO E LI OF SD LT 348 5/10 FT FO (Full legal attached.)	Certificate #	2020 / 5034
		Date certificate issued	06/01/2020

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)
# 2020/5034	06/01/2020	653.66	32.68	686.34
			→Part 2: Total*	**686.34**

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)
# 2021/3970	06/01/2021	676.75	6.25	33.84	716.84
				Part 3: Total*	**716.84**

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)	1,403.18
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	647.25
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)	2,425.43

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

Signature, Tax Collector or Designee

Date May 6th, 2022

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

General Information

Parcel ID:	112S316106000001
Account:	093700100
Owners:	ARNOLD COLIN F & RUTH M
Mail:	1341 E YONGE ST PENSACOLA, FL 32503
Situs:	6614 LILLIAN HWY 32506
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
2021	$15,200	$21,130	$36,330	$36,330
2020	$15,200	$18,876	$34,076	$34,076
2019	$14,440	$17,815	$32,255	$32,255

Disclaimer

Market Value Breakdown Letter

Tax Estimator

File for New Homestead Exemption Online

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
None					

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

2021 Certified Roll Exemptions

None

Legal Description

BEG AT PT 571 60/100 FT W & 302 23/100 FT S OF NE COR OF LT 6 S PARL TO E LI OF SD LT 348 5/10 FT FOR POB CONT S...

Extra Features

FRAME GARAGE

Parcel Information

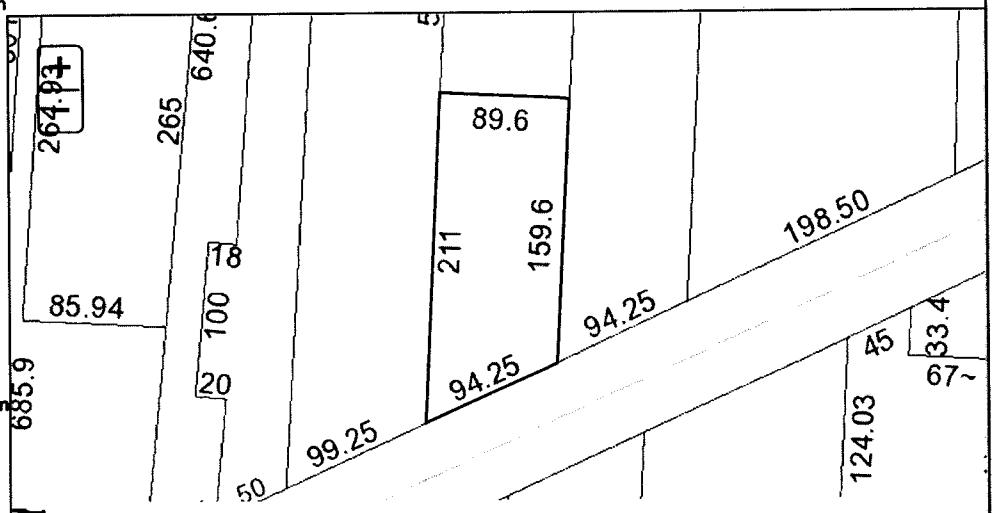
Launch Interactive Map

Section Map Id: 11-2S-31-2

Approx. Acreage: 0.3666

Zoned: MDR

Evacuation & Flood Information Open Report



View Florida Department of Environmental Protection(DEP) Data

Buildings

Address:6614 LILLIAN HWY, Year Built: 1946, Effective Year: 1946, PA Building ID#: 103461

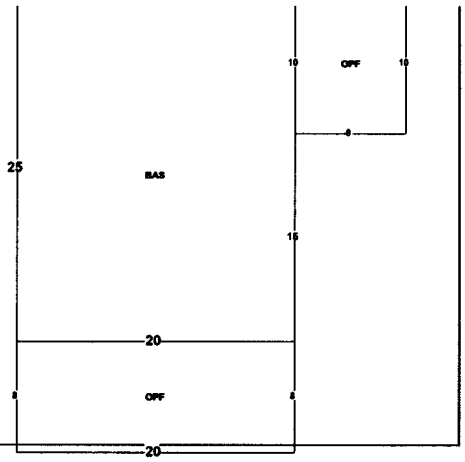
Structural Elements

DECOR/MILLWORK-*BELOW AVERAGE*

DWELLING UNITS-*1*
EXTERIOR WALL-*CONCRETE BLOCK*
FLOOR COVER-*CARPET*
FOUNDATION-*SLAB ON GRADE*
HEAT/AIR-*UNIT HEATERS*
INTERIOR WALL-*DRYWALL-PLASTER*
NO. PLUMBING FIXTURES-*3*
NO. STORIES-*1*
ROOF COVER-*COMPOSITION SHG*
ROOF FRAMING-*GABLE*
STORY HEIGHT-*0*
STRUCTURAL FRAME-*MASONRY PIL/STL*

Areas - 740 Total SF

BASE AREA - *500*
OPEN PORCH FIN - *240*



Images

5/2/2019 12:00:00 AM

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Last Updated:05/12/2022 (tc.4862)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2022052649 5/20/2022 3:17 PM
OFF REC BK: 8789 PG: 1264 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **CITRUS CAPITAL HOLDINGS LLC** holder of **Tax Certificate No. 05034**, issued the **1st** day of **June, A.D., 2020** 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 AT PT 571 60/100 FT W & 302 23/100 FT S OF NE COR OF LT 6 S PARL TO E LI OF SD LT 348 5/10 FT FOR POB CONT S 211 FT TO N R/W LI OF LILLIAN HWY N 61 DEG 17 MIN E ALG SD R/W 94 25/100 FT N 0 DEG 30 MIN W 159 6/10 FT N 89 DEG 28 MIN W 89 60/100 FT TO POB OR 1266 P 298

SECTION 11, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 093700100 (0123-44)

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

COLIN F ARNOLD and RUTH M ARNOLD

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 **second** Monday in the month of January, which is the **9th day of January 2023.**

Dated this 20th day of May 2022.

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

Recorded in Public Records 10/15/2021 9:08 AM OR Book 8640 Page 1058, Instrument #2021113557, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $10.00

Recorded in Public Records 10/14/2021 4:25 PM OR Book 8640 Page 851, Instrument #2021113485, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $10.00

Unique Code : BAA-CACABGBCBEEJFA-BCADD-CACBBBDEIF-IFDFB-F Page 1 of 1

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

ESCAMBIA COUNTY, FLORIDA

vs.

ARNOLD, COLIN F & RUTH MARGARET
1341 E YONGE ST
PENSACOLA, FL 32503

Case No: CE1802524N
Location: 6614 LILLIAN HWY
PR #: 112S316106000002

Cost Order

THIS CAUSE was brought before the Office of the Environmental Enforcement Special Magistrate on Petitioner's Certification of Costs, pursuant to the Special Magistrate's Order and the Special Magistrate having found the Respondent in violation of Escambia County Code of Ordinances.

Escambia County has confirmed that the property has been brought into compliance per the Special Magistrate Order. THEREFORE, the Special Magistrate being otherwise fully advised of the premises; it is hereby ORDERED, pursuant to Section 30-35 of the Escambia County Code of Ordinances, that the following itemized costs shall be added to the fines imposed by the Order of Special Magistrate dated 8/21/2018.

Itemized Cost		
Daily fines	$52,850.00	$50.00 Per Day From: 09/21/2018 To: 08/13/2021
Fines	$0.00	
Court Cost	$235.00	
County Abatement Fees	$8,495.00	
Administrative Costs	$0.00	
Payments	$0.00	
Total:	**$61,580.00**	

DONE AND ORDERED at Escambia County, Florida on Oct. 12 2021

Gregory Farrar
Special Magistrate
Office of Environmental Enforcement

I HEREBY CERTIFY THAT THIS DOCUMENT IS A TRUE AND CORRECT COPY OF AN OFFICIAL RECORD OR DOCUMENT AUTHORIZED BY LAW TO BE RECORDED OR FILED AND ACTUALLY RECORDED OR FILED IN THE OFFICE OF THE ESCAMBIA COUNTY CLERK OF THE CIRCUIT COURT. THIS DOCUMENT MAY HAVE REDACTIONS AS REQUIRED BY LAW

VISIT HTTPS://WWW.ECLERK.COM/LICENSE TO VALIDATE THIS DOCUMENT

Digitally signed by The Honorable Pam Childers
Date: 2021.10.14 16:32:25 -05:00
Escambia County Clerk of the Court and Comptroller
Location: 190 W Government St., Pensacola, FL 32502

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

Jurisdiction is retained to enter such further orders as may be appropriate and necessary.

DONE AND ORDERED at Escambia County, Florida on the 21st day of August, 2018.

Gregory Fama
Special Magistrate
Office of Environmental Enforcement

If you fail to fully correct the violation within the time required, you will be assessed a fine of $ 50.00 per day, commencing 9-21, 2008 This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. **YOU ARE REQUIRED,** immediately upon your full correction of this violation(s), to contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance. If the violation is not abated within the specified time period, then the County may elect to take whatever measurers are necessary to abate the violation for you. These measurers could include, but are not limited to, **DEMOLISHING YOUR STRUCTURE (S), LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE (S).** The reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of $ 235.00 are awarded in favor of Escambia County as the prevailing party against COLIN F & RUTH MARGARET ARNOLD.

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

Corrective action shall include:

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

☑ 30-203 Unsafe Building; Described as ☐ Main Structure ☑ Accessory Building(s)
☐ (a) ☐ (b) ☐ (c) ☐ (d) ☐ (e) ☐ (f) ☐ (g) ☐ (h) ☐ (i) ☐ (j) ☐ (k) ☐ (l) ☐ (m) ☐ (n) ☐ (o) ☐ (p)
☐ (q) ☐ (r) ☐ (s) ☐ (t) ☐ (u) ☐ (v) ☐ (w) ☐ (x) ☐ (y) ☐ (z) ☐ (aa) ☐ (bb) ☑ (cc) ☐ (dd)

☐ 94-51 Obstruction of County Right-of-Way (ROW) metal/wood shed

☐ 82-171 Mandatory Residential Waste Collection

☑ 82-15 Illegal Burning

☐ 82-5 Littering Prohibited

☐ LDC Chapter 3 Commericial in residential and non-permitted use

☐ LDC Chapter 2 Article 3 Land Disturbance without permits

☐ LDC Chapter 5 Article 8 Prohibited Signs, Un-permitted Sign Row

☑ LDC Sec 4-7.9 Outdoor Storage vendy machine & other indoor items

☐ Other _____

☐ Other _____

☐ Other _____

☐ Other _____

☐ Other _____

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby **ORDERED** that the **RESPONDENT** shall have until 9-20, 2018 to correct the violation and to bring the violation into compliance.

Recorded in Public Records 8/28/2018 10:45 AM OR Book 7957 Page 130, Instrument #2018068341, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $44.00

Recorded in Public Records 8/28/2018 10:27 AM OR Book 7956 Page 1982, Instrument #2018068316, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $44.00

CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
BY Whitney Cooper D.C.
DATE: 08-28-2018

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

PETITIONER
ESCAMBIA COUNTY FLORIDA,

VS.

COLIN F & RUTH MARGARET ARNOLD
1341 E YONGE ST
PENSACOLA, FL 32503

RESPONDENT

CASE NO: **CE1802524N**
LOCATION: **6614 LILLIAN HWY**
PR#: **1125316106000002**

ORDER

This CAUSE having come before the Office of Environmental Enforcement Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged violation of the ordinances of the County of Escambia, State of Florida, and the Special Magistrate having considered the evidence before him in the form of testimony by the Enforcement Officer and the Respondent or representative, thereof,_____, as well as evidence submitted and after consideration of the appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate finds that a violation of the following Code of Ordinance(s) has occurred and continues.

- ☑ 42-196 (a) Nuisance Conditions
- ☑ 42-196 (b) Trash and Debris
- ☑ 42-196 (c) Inoperable Vehicle(s); Described Blue Pedge Truck Brown Pedge Truck White Chevy Van Black Chev Cavalier
- ☐ 42-196 (d) Overgrowth

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

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

Jurisdiction is retained to enter such further orders as may be appropriate and necessary.

DONE AND ORDERED at Escambia County, Florida on the 19th day of November, 2019.

John B. Trawick
Special Magistrate
Office of Environmental Enforcement

CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
BY: _____ D.C.
DATE: 11/21/2019

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby **ORDERED** that the **RESPONDENT(S)** shall have until **12/19/2019** to correct the violation and to bring the violation into compliance. Corrective action shall include:

Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. maintain clean conditions to avoid a repeat violation.

Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.

If you fail to fully correct the violation within the time required, you will be assessed a fine of **$50.00** per day, commencing **12/20/2019**. This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. **YOU ARE REQUIRED,** immediately upon your full correction of this violation(s), to contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance. If the violation is not abated within the specified time period, then the County may elect to take whatever measures are necessary to abate the violation for you. These measures could include, but are not limited to, **DEMOLISHING YOUR STRUCTURE(S), LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND OWING OF DESCRIBED VEHICLE(S).** The reasonable cost of such will be assessed against you and will constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs int the amount of **$235.00** are awarded in favor of Escambia County as the prevailing party against **RESPONDENT(S).**

This fine shall be forwarded to the Board of County Commissioners. Under the

Recorded in Public Records 11/21/2019 12:11 PM OR Book 8203 Page 273, Instrument #2019102356, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $27.00

Recorded in Public Records 11/21/2019 11:22 AM OR Book 8203 Page 81, Instrument #2019102292, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $27.00

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

PETITIONER
ESCAMBIA COUNTY FLORIDA,

CASE NO: **CE19052159U**
LOCATION: **6614 LILLIAN HWY**
PR#: **112S316106000001**

VS.

ARNOLD, COLIN F & RUTH M
1341 E YONGE ST
PENSACOLA, FL 32503

RESPONDENT(S)

ORDER

This CAUSE having come before the Office of Environmental Enforcement Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged violation of the ordinances of the County of Escambia, State of Florida, and the Special Magistrate having considered the evidence before him in the form of testimony by the Enforcement Officer and the Respondent or representative, thereof, None, as well as evidence submitted and after consideration of the appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate finds that a violation of the following Code of Ordinance(s) has occurred and continues:

Sec. 42-196(a) Nuisance - (A) Nuisance

Sec. 42-196(b) Nuisance - (B) Trash and Debris

Unsafe Structures - 30-203 (J) Outlets and switches/lighting fixtures

Unsafe Structures - 30-203 (M) Foundation/subfloor

Unsafe Structures - 30-203 (P) Eaves/soffits

Unsafe Structures - 30-203 (H) No smoke detectors

This fine shall be forwarded to the Board of County Commissioners. Under the authority of sec. 162.09, Fla. Stat., and Sec. 30-35 of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All fees, fines and costs owing hereunder shall constitute a lien on **ALL YOUR REAL AND PERSONAL PROPERTY** including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

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

Jurisdiction is retained to enter such further orders as may be appropriate and necessary.

DONE AND ORDERED at Escambia County, Florida on the 8th day of December, 2020.

Gregory Farrar
Special Magistrate
Office of Environmental Enforcement

CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
BY: Whitney Cooper D.C.
DATE: 12-14-2020

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby **ORDERED** that the **RESPONDENT(S)** shall have until **1/7/2021** to correct the violation and to bring the violation into compliance.

Corrective action shall include:

Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. maintain clean conditions to avoid a repeat violation.

Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.

Remove all refuse and dispose of legally and refrain from future littering

If you fail to fully correct the violation within the time required, you will be assessed a fine of **$50.00** per day, commencing **1/8/2021**. This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. **YOU ARE REQUIRED,** immediately upon your full correction of this violation(s), to contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance. If the violation is not abated within the specified time period, then the County may elect to take whatever measures are necessary to abate the violation for you. These measures could include, but are not limited to, **DEMOLISHING YOUR STRUCTURE(S), LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE(S).** The reasonable cost of such will be assessed against you and will constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs int the amount of **$235.00** are awarded in favor of Escambia County as the prevailing party against **RESPONDENT(S).**

Recorded in Public Records 12/14/2020 9:38 AM OR Book 8422 Page 1562, Instrument #2020109085, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $27.00

Recorded in Public Records 12/14/2020 9:30 AM OR Book 8422 Page 1507, Instrument #2020109073, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $27.00

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

PETITIONER
ESCAMBIA COUNTY FLORIDA,

CASE NO: **CE20052281L**
LOCATION: **6614 LILLIAN HWY**
PR#: **112S316106000001**

VS.

ARNOLD, COLIN F & RUTH MARGARET
1341 E YONGE ST
PENSACOLA, FL 32503

RESPONDENT(S)

ORDER

This CAUSE having come before the Office of Environmental Enforcement Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged violation of the ordinances of the County of Escambia, State of Florida, and the Special Magistrate having considered the evidence before him in the form of testimony by the Enforcement Officer and the Respondent or representative, thereof, No one, as well as evidence submitted and after consideration of the appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate finds that a violation of the following Code of Ordinance(s) has occurred and continues:

Sec. 42-196(a) Nuisance - (A) Nuisance

Sec. 42-196(b) Nuisance - (B) Trash and Debris

Unsafe Structures - 30-203 (M) Foundation/subfloor

Unsafe Structures - 30-203 (Y) Exterior door hardware

Sec. 30-33 Initial Enforcement Procedures

OFFICIAL RECORDS 1266 PAGE 298

THIS DEED IS BEING RE-RECORDED TO CORRECT LEGAL DESCRIPTION

File No. 3580-F

WARRANTY DEED

$ 4.00 Rec. Fee
24.60 St. Stamp
9.35 Surtax
$37.95 TOTAL

State of Florida,
ESCAMBIA County

1341 E. Yonge St. Pensacola Fla.
Grantees' Address

OFFICIAL RECORDS 1105 PAGE 51

Know All Men by These Presents: That I, LOUIS R. JERNAGAN, a married man

for and in consideration of one dollar and other good and valuable considerations, the receipt whereof is hereby acknowledged has granted, bargained and sold to COLIN F. ARNOLD and RUTH M. ARNOLD, husband and wife

their heirs, executors, administrators, successors and assigns, forever, the real property in Escambia County, Florida, described as:

908799

FILED & RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA CO. FLA. ON

Oct 18 10 55 AM '78

IN BOOK & PAGE NOTED ABOVE
JOE A. FLOWERS, COMPTROLLER
ESCAMBIA COUNTY

That portion of Government Lot 6, in Section 11, T-2-S, R-31-W, Escambia County, Florida, described as follows: Commencing at a point referenced S 84°28' W a distance of 571.60 feet from a point on the East line of said Lot 6 that is 302.23 feet South of the Northeast corner of said Lot 6,* a distance of 348.5 feet for the point of beginning; thence continue South a distance of 211.0 feet to the North right-of-way line of Lillian Highway, thence run N 61° 17' E along said right-of-way line 94.25 feet, thence N 0° 32' E a distance of 159.6 feet, thence run N 89° 28' W a distance of 89.60 feet to the point of beginning.
*thence run South parallel to the East line of said Lot 6,

The above described property is not and has never been occupied by Grantor as homestead.

Subject to taxes for current year and to valid easements and restrictions of record affecting the above property, if any, which are not hereby reimposed.

To have and to hold, unto the said grantee S, their heirs, successors and assigns, forever, together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

And I covenant that I am well seized of an indefeasible estate in fee simple in the said property, and have a good right to convey the same; that it is free of any lien or encumbrance not shown above, and that I, my heirs, executors and administrators, the said grantee S, their heirs, executors, administrators, successors, and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever warrant and defend.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 12th day of May, 19 77

Signed, sealed and delivered in the presence of:

Louis R. Jernagan (SEAL)
(SEAL)
(SEAL)
(SEAL)

ESCAMBIA COUNTY 0 3 8 3 2
FLORIDA DEPT. OF REVENUE MAY 19 '77 PB. 1124
DOCUMENTARY SURTAX $ 09.35

FILE NO.

State of FLORIDA
County of ESCAMBIA

Before the subscriber personally appeared Louis R. Jernagan
XXX
known to me to be the individual described by said name in and who executed the foregoing instrument and acknowledged that he executed the same for the uses and purposes therein set forth.

Given under my hand and official seal this 12th day of May, 19 77

Notary Public

My Commission expires 8/5/77

NOTARY PUBLIC

This instrument was prepared by: Daniel A. Liette, an employee of Guilmartin Abstracting and Title Co., Inc. 223 North Palafox Street Pensacola, Florida 32501 Incident to the issuance of a Title Insurance Contract.

ESCAMBIA COUNTY 0 4 1 0 2 6
STATE OF FLORIDA DOCUMENTARY STAMP TAX
DEPT. OF REVENUE MAY 19 '77 PB. 1124 $ 24.60

MAY 17 4 06 PM '77
JOE A. FLOWERS, COMPTROLLER
ESCAMBIA COUNTY

FILED & RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA CO. FLA. ON

806159

PROPERTY INFORMATION REPORT

October 21, 2022
Tax Account #:09-3700-100

LEGAL DESCRIPTION
EXHIBIT "A"

BEG AT PT 571 60/100 FT W & 302 23/100 FT S OF NE COR OF LT 6 S PARL TO E LI OF SD LT 348 5/10 FT FOR POB CONT S 211 FT TO N R/W LI OF LILLIAN HWY N 61 DEG 17 MIN E ALG SD R/W 94 25/100 FT N 0 DEG 30 MIN W 159 6/10 FT N 89 DEG 28 MIN W 89 60/100 FT TO POB OR 1266 P 298

SECTION 11, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 09-3700-100(0123-44)

ABSTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL WITHOUT A CURRENT SURVEY.

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: **JAN 9, 2023**

TAX ACCOUNT #: **09-3700-100**

CERTIFICATE #: **2020-5034**

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	
☐	☒	**Notify City of Pensacola, P.O. Box 12910, 32521**
☒	☐	**Notify Escambia County, 190 Governmental Center, 32502**
☐	☒	**Homestead for _2021_ tax year.**

COLIN F ARNOLD AND RUTH M ARNOLD
6614 LILLIAN HWY
PENSACOLA, FL 32506

COLIN F ARNOLD AND RUTH M ARNOLD
1341 E YONGE ST
PENSACOLA, FL 32503

ESCAMBIA COUNTY CODE ENFORCEMENT
3363 W PARK PL
PENSACOLA, FL 32505

Certified and delivered to Escambia County Tax Collector, this 21st day of October, 2022.

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

October 21, 2022
Tax Account #: **09-3700-100**

1. The Grantee(s) of the last deed(s) of record is/are: **COLIN F ARNOLD AND RUTH M ARNOLD**

   By Virtue of Warranty Deed recorded 10/18/1978 in OR 1266/298

2. The land covered by this Report is: **See Attached Exhibit "A"**

3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:

   a. **Code Enforcement Order in favor of Escambia County recorded 12/14/2020 OR 8422/1562**
   b. **Code Enforcement Order in favor of Escambia County recorded 11/21/2019 OR 8203/273**
   c. **Code Enforcement Order in favor of Escambia County recorded 8/28/2018 OR 7957/130 together with Cost Order recorded 10/15/2021 OR 8640/1058**

4. Taxes:

   Taxes for the year(s) 2019-2021 are delinquent.
   Tax Account #: 09-3700-100
   Assessed Value: $36,330.00
   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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: **09-3700-100** CERTIFICATE #: **2020-5034**

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: **October 1, 2002 to and including October 1, 2022** Abstractor: **Pam Alvarez**

BY

Michael A. Campbell,
As President
Dated: October 21, 2022

Research Property | Property Sheet | Lien Holders | Sold To | Redeem | Forms | Courtview | Benchmark

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 093700100 Certificate Number: 005034 of 2020

Redemption No | Application Date 4/21/2022 | Interest Rate 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 1/9/2023	Redemption Date 11/3/2022
Months	9	7
Tax Collector	$2,425.43	$2,425.43
Tax Collector Interest	$327.43	$254.67
Tax Collector Fee	$6.25	$6.25
Total Tax Collector	$2,759.11	$2,686.35 TC
Record TDA Notice	$17.00	$17.00
Clerk Fee	$119.00	$119.00
Sheriff Fee	$120.00	$120.00
Legal Advertisement	$200.00	$200.00
App. Fee Interest	$61.56	$47.88
Total Clerk	$517.56	$503.88 CH
Release TDA Notice (Recording)	$10.00	$10.00
Release TDA Notice (Prep Fee)	$7.00	$7.00
Postage	$39.60	$0.00
Researcher Copies	$0.00	$0.00
Total Redemption Amount	$3,333.27	$3,207.23 -120-200 = $2887.23
	Repayment Overpayment Refund Amount	$126.04
Book/Page	8789	1264

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 # 2020 TD 005034
Redeemed Date 11/3/2022
Name KELLEY GOODWIN 1341 E YONGE ST PENSACOLA, FL 32503

Clerk's Total = TAXDEED	$517.56 $ 2,870.23
Due Tax Collector = TAXDEED	$2,759.11
Postage = TD2	$39.00
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

FINANCIAL SUMMARY

No Information Available - See Dockets

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
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AUDITOR

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 093700100 Certificate Number: 005034 of 2020

Payor: KELLEY GOODWIN 1341 E YONGE ST PENSACOLA, FL 32503 **Date** 11/3/2022

Clerk's Check #	6609202785	Clerk's Total	~~$517.56~~ $2,870.23
Tax Collector Check #	1	Tax Collector's Total	~~$2,759.11~~
		Postage	~~$39.60~~
		Researcher Copies	$0.00
		Recording	$10.00
		Prep Fee	$7.00
		Total Received	~~$3,333.27~~ $2887.23

PAM CHILDERS
Clerk of the Circuit Court

Received By:
Deputy Clerk

Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502
(850) 595-3793 • FAX (850) 595-4827 • http://www.clerk.co.escambia.fl.us

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2022107929 11/3/2022 2:38 PM
OFF REC BK: 8884 PG: 1403 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 8789, Page 1264, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 05034, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: **093700100 (0123-44)**

DESCRIPTION OF PROPERTY:

BEG AT PT 571 60/100 FT W & 302 23/100 FT S OF NE COR OF LT 6 S PARL TO E LI OF SD LT 348 5/10 FT FOR POB CONT S 211 FT TO N R/W LI OF LILLIAN HWY N 61 DEG 17 MIN E ALG SD R/W 94 25/100 FT N 0 DEG 30 MIN W 159 6/10 FT N 89 DEG 28 MIN W 89 60/100 FT TO POB OR 1266 P 298

SECTION 11, TOWNSHIP 2 S, RANGE 31 W

NAME IN WHICH ASSESSED: COLIN F ARNOLD and RUTH M ARNOLD

Dated this 3rd day of November 2022.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk