



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

0523-14

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	MB INVESTMENT TRUST FBO MARIA BAYLISS 43852 RIVERPOINT DR. LEESBURG, VA 20176	Application date	Aug 14, 2022
Property description	PORTER BRIDGE LOAN COMPANY INC 2112 1ST AVE N BIRMINGHAM, AL 35203 7210 LAGO VISTA CT 09-4528-120 LT 10 LAGO VISTA S/D PB 11 P 77 OR 6214 P 1779	Certificate #	2020 / 5193
		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)
# 2020/5193	06/01/2020	133.74	6.69	140.43
# 2021/4115	06/01/2021	116.77	5.84	122.61
→ Part 2: Total*				263.04

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)
# 2022/4427	06/01/2022	92.10	6.25	4.61	102.96
# 2019/4845	06/01/2019	112.25	6.25	53.81	172.31
# 2018/5047	06/01/2018	113.70	6.25	47.11	167.06
# 2017/5021	06/01/2017	114.86	6.25	108.54	229.65
Part 3: Total*					671.98

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)	935.02
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
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)	1,310.02

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: Candice Lewis Escambia, Florida
Signature, Tax Collector or Designee Date August 18th, 2022

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. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>05/03/2023</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS

+ 12.50

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.

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2200602

To: Tax Collector of ESCAMBA COUNTY, Florida

I,

MB INVESTMENT TRUST FBO MARIA BAYLISS
43852 RIVERPOINT DR.
LEESBURG, VA 20176,

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
09-4528-120	2020/5193	06-01-2020	LT 10 LAGO VISTA S/D PB 11 P 77 OR 6214 P 1779

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
MB INVESTMENT TRUST FBO MARIA BAYLISS
43852 RIVERPOINT DR.
LEESBURG, VA 20176

08-14-2022
Application Date

Applicant's signature



Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Nav. Mode ☒ Account ☐ Parcel ID →

Printer Friendly Version

General Information		Assessments				
Parcel ID:	2025314304000010	Year	Land	Imprv	Total	Cap Val
Account:	094528120	2022	\$3,000	\$0	\$3,000	\$3,000
Owners:	PORTER BRIDGE LOAN COMPANY INC	2021	\$3,000	\$0	\$3,000	\$3,000
Mail:	2112 1ST AVE N BIRMINGHAM, AL 35203	2020	\$3,000	\$0	\$3,000	\$3,000
Situs:	7210 LAGO VISTA CT 32506	Disclaimer				
Use Code:	VACANT RESIDENTIAL	Market Value Breakdown Letter				
Taxing Authority:	COUNTY MSTU	Tax Estimator				
Tax Inquiry:	Open Tax Inquiry Window	File for New Homestead Exemption Online				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data						2022 Certified Roll Exemptions	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None	
05/2007	6214	1779	\$385,000	WD		Legal Description LT 10 LAGO VISTA S/D PB 11 P 77 OR 6214 P 1779	
05/2007	6214	1777	\$190,000	WD			
03/2005	5593	1329	\$62,700	WD			
09/2000	4604	95	\$30,500	WD			
01/1995	3711	42	\$100	WD			
04/1986	2210	170	\$149,500	WD		Extra Features None	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller							

Parcel Information

Section Map Id:
20-2S-31-2

Approx. Acreage:
0.0249

Zoned: HDR

Evacuation & Flood Information
[Open Report](#)

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

Launch Interactive Map

Buildings

Images

None

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:08/22/2022 (to 2080)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MB INVESTMENT TRUST FBO MARIA BAYLISS** holder of **Tax Certificate No. 05193**, 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:

LT 10 LAGO VISTA S/D PB 11 P 77 OR 6214 P 1779

SECTION 20, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 094528120 (0523-14)

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

PORTER BRIDGE LOAN COMPANY INC

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** Wednesday in the month of May, which is the **3rd day of May 2023**.

Dated this 13th day of October 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

This Document Prepared By and Return to:
Integrity Title and Escrow Services, LLC.
308 South Jefferson Street
Pensacola, FL 32502
1028313000024004

Parcel ID Number:

Warranty Deed

This Indenture, Made this 29th day of May, 2007 A.D., Between
H & H Properties & Investments, Inc. d/b/a H & H Construction Inc. and
Southeastern Land & Development Group, Inc., a corporation existing
under the laws of the State of Florida
of the County of Escambia, State of Florida, grantor, and
Porter Bridge Loan Company, Inc.

whose address is: 2112 1st Ave. North, Birmingham, AL 35203

of the County of Jefferson, State of Alabama, grantee.

Witnesseth that the GRANTOR, for and in consideration of the sum of
-----TEN DOLLARS (\$10)----- DOLLARS,
and other good and valuable consideration to GRANTOR in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, has
granted, bargained and sold to the said GRANTEE and GRANTEE'S heirs, successors and assigns forever, the following described land, situate,
lying and being in the County of Escambia, State of Florida, to wit:

Lots 7 through 10 Lots 32 through 56, inclusive, Lago Vista,
according to the plat thereof, recorded in Plat book 11, Page 77, of
the Public Records of Escambia County, Florida.

and the grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.
In Witness Whereof, the grantor has hereunto set its hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

H & H Properties & Investments,
Inc. d/b/a H & H Construction Inc.
and Southeastern Land & Development
Group, Inc.

By: Charlie M. Hamrick (Seal)
Charlie M. Hamrick
P.O. Address: 7865 Sasser Lane, Pensacola, FL 32526

Printed Name: Ginger Adams
Witness

Printed Name: Lori L. Adams
Witness

STATE OF Florida
COUNTY OF Escambia

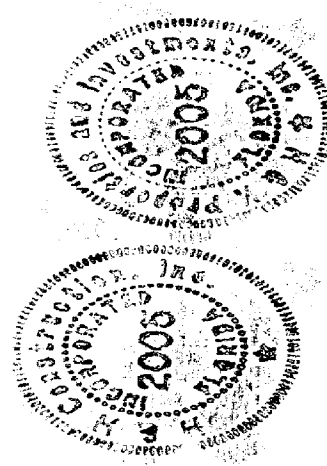
(Corporate Seal)

The foregoing instrument was acknowledged before me this 29th day of May, 2007 by
Charlie M. Hamrick of H & H Properties & Investments, Inc. d/b/a H & H
Construction Inc. and Southeastern Land & Development Group, Inc., a
Florida Corporation, on behalf of the corporation
he is personally known to me or he has produced his Florida driver's license as identification.

Printed Name: Ginger Adams
Notary Public
My Commission Expires:

20-00140A

Lease Generated by © Duploye Systems, Inc., 2007 (863) 765-5555 Form FLWD-1



PROPERTY INFORMATION REPORT

February 26, 2023

Tax Account #:09-4528-120

**LEGAL DESCRIPTION
EXHIBIT "A"**

LT 10 LAGO VISTA S/D PB 11 P 77 OR 6214 P 1779

SECTION 20, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 09-4528-120(0523-14)

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: APR 3, 2023

TAX ACCOUNT #: 09-4528-120

CERTIFICATE #: 2020-5193

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 <u>2022</u> tax year.

PORTER BRIDGE LOAN COMPANY INC
2112 1ST AVE N
BIRMINGHAM, AL 35203

Certified and delivered to Escambia County Tax Collector, this 26th day of January, 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

February 26, 2023

Tax Account #: **09-4528-120**

1. The Grantee(s) of the last deed(s) of record is/are: **PORTER BRIDGE LOAN COMPANY, INC.**

By Virtue of Warranty Deed recorded 9/10/2007 in OR 6214/1779 ABTRACTOR'S NOTE: WE DO NOT FIND GRANTEE REGISTERED IN FLORIDA.

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

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

a. None

4. Taxes:

Taxes for the year(s) 2016-2021 are delinquent.

Tax Account #: 09-4528-120

Assessed Value: \$3,000.00

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): **LAGO VISTA HOMEOWNERS ASSOCIATION OF PENSACOLA, 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 #: 09-4528-120 CERTIFICATE #: 2020-5193

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: February 15, 2003 to and including February 15, 2023 Abstractor: Ashley McDonald

BY

Michael A. Campbell,
As President
Dated: February 26, 2023

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON May 3, 2023, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MB INVESTMENT TRUST FBO MARIA BAYLISS** holder of **Tax Certificate No. 05193**, 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:

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Dated this 9th day of March 2023.

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.

Post Property:

7210 LAGO VISTA CT 32506



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

By:
Emily Hogg
Deputy Clerk

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

**CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED**

CERTIFICATE # 05193 of 2020

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on March 16, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

PORTER BRIDGE LOAN COMPANY INC
2112 1ST AVE N
BIRMINGHAM, AL 35203

WITNESS my official seal this 16th day of March 2023.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

0523-14

Document Number: ECSO23CIV009572NON

Agency Number: 23-004648

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05193 2020

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: PORTER BRIDGE LOAN COMPANY INC

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 3/17/2023 at 8:39 AM and served same at 4:00 PM on 3/20/2023 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

D Nelson 925

D. NELSON, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: GBGUY

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PORTER BRIDGE LOAN COMPANY INC

RECEIVED
2023 MAR 17 AM 8:39
ESCAMBIA COUNTY, FL
SHERIFF'S OFFICE
CIVIL UNIT

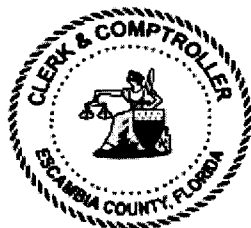
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Post Property:

7210 LAGO VISTA CT 32506



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

Tracking Number:

9171969009350128224729

 Copy  Add to Informed Delivery

Latest Update

Your item was delivered to an individual at the address at 3:29 pm on March 20, 2023 in BIRMINGHAM, AL 35203.

 **Delivered**
Delivered, Left with Individual
BIRMINGHAM, AL 35203
March 20, 2023, 3:29 pm
[See All Tracking History](#)

Get More Out of USPS Tracking:
 USPS Tracking Plus®

Text & Email Updates



Return Receipt Electronic



PORTER BRIDGE LOAN COMPANY
INC [0523-14]
2112 1ST AVE N
BIRMINGHAM, AL 35203

9171 9690 0935 0128 2247 29

✓ delivered



Scott Lunsford, CFC • Escambia County Tax Collector

EscambiaTaxCollector.com

facebook.com/ECTaxCollector

twitter.com/escambiatc

2022

REAL ESTATE

TAXES



Notice of Ad Valorem and Non-Ad Valorem Assessments

SCAN TO PAY ONLINE

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
09-4528-120	06		2025314304000010

PORTER BRIDGE LOAN COMPANY INC
2112 1ST AVE N
BIRMINGHAM, AL 35203

PROPERTY ADDRESS:
7210 LAGO VISTA CT

EXEMPTIONS:

PRIOR YEAR(S) TAXES OUTSTANDING

20/05/93

AD VALOREM TAXES

TAXING AUTHORITY					
COUNTY	6.6165	3,000	0	3,000	19.85
PUBLIC SCHOOLS					
BY LOCAL BOARD	1.9620	3,000	0	3,000	5.89
BY STATE LAW	3.3120	3,000	0	3,000	9.94
WATER MANAGEMENT	0.0261	3,000	0	3,000	0.08
SHERIFF	0.6850	3,000	0	3,000	2.06
M.S.T.U. LIBRARY	0.3590	3,000	0	3,000	1.08
ESCAMBIA CHILDRENS TRUST	0.4365	3,000	0	3,000	1.31

TOTAL MILLAGE 13.3971

AD VALOREM TAXES \$40.21

LEGAL DESCRIPTION

NON-AD VALOREM ASSESSMENTS

LT 10 LAGO VISTA S/D PB 11 P 77 OR 6214 P 1779

FP FIRE PROTECTION	15.03
--------------------	-------

NON-AD VALOREM ASSESSMENTS \$15.03

Pay online at EscambiaTaxCollector.com

Payments must be in U.S. funds drawn from a U.S. bank

COMBINED TAXES AND ASSESSMENTS \$55.24

If Received By Please Pay	Apr 28, 2023 \$56.90	May 31, 2023 \$91.90			
------------------------------	-------------------------	-------------------------	--	--	--

RETAIN FOR YOUR RECORDS

2022 REAL ESTATE TAXES

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

Make checks payable to:

Scott Lunsford, CFC
Escambia County Tax Collector

P.O. BOX 1312
PENSACOLA, FL 32591

Pay online at EscambiaTaxCollector.com

**PRIOR YEAR(S) TAXES
OUTSTANDING**

Payments in U.S. funds from a U.S. bank

PAY ONLY ONE AMOUNT

AMOUNT IF PAID BY	Apr 28, 2023 56.90
AMOUNT IF PAID BY	May 31, 2023 91.90
AMOUNT IF PAID BY	
AMOUNT IF PAID BY	
AMOUNT IF PAID BY	

DO NOT FOLD, STAPLE, OR MUTILATE

ACCOUNT NUMBER
09-4528-120
PROPERTY ADDRESS
7210 LAGO VISTA CT

PORTER BRIDGE LOAN COMPANY INC
2112 1ST AVE N
BIRMINGHAM, AL 35203

1 094528120 2022 3

STATE OF FLORIDA

County of Escambia

Before the undersigned authority personally appeared **Michael P. Driver** who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a

NOTICE in the matter of TAX DEED SALE

DATE 05-03-2023 – TAX CERTIFICATE #'S 05193

in the CIRCUIT Court

was published in said newspaper in the issues of

MARCH 30 & APRIL 6, 13, 20, 2023

Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia and Santa Rosa Counties, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



Digitally signed by Michael P Driver
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410D00000181FD1A68F30006C09B, cn=Michael P
Driver
Date: 2023.04.20 14:01:31 -05'00'

PUBLISHER

Sworn to and subscribed before me this 20TH day of APRIL
A.D., 2023



Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410D00000181F3C90F20000659C7, cn=Heather Tuttle
Date: 2023.04.20 14:11:06 -05'00'

HEATHER TUTTLE
NOTARY PUBLIC



HEATHER TUTTLE
Notary Public, State of Florida
My Comm. Expires June 24, 2024
Commission No. HH4627

**NOTICE OF APPLICATION FOR
TAX DEED**

NOTICE IS HEREBY GIVEN, That MB INVESTMENT TRUST FBO MARIA BAYLISS holder of Tax Certificate No. 05193, 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:

LT 10 LAGO VISTA S/D PB 11 P 77 OR
6214 P 1779 SECTION 20, TOWNSHIP 2
S, RANGE 31 W

TAX ACCOUNT NUMBER 094528120
(0523-14)

The assessment of the said property under the said certificate issued was in the name of PORTER BRIDGE LOAN COMPANY INC

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 Wednesday in the month of May, which is the 3rd day of May 2023.

Dated this 16th day of March 2023.

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
(SEAL)
By: Emily Hogg
Deputy Clerk

oaw-4w-03-30-04-06-13-20-2023

77714

Savannah Sulwer

\$2,200.00

Deposit
\$200.00

Auction Results Report

Edit Name on Title

X

** Doc stamps for tax deed



at 11:00 AM CT on the following b

Sale Date Case ID Parc

05/03/2023 2020 TD 00578 213S3
05/03/2023 2020 TD 00548 352S3
05/03/2023 2020 TD 00519 202S3
05/03/2023 2020 TD 00519 202S3
05/03/2023 2020 TD 00519 202S3
05/03/2023 2020 TD 00517 202S3
05/03/2023 2020 TD 00486 012S3
05/03/2023 2020 TD 00461 131S3
05/03/2023 2020 TD 00443 592S3
05/03/2023 2020 TD 00343 332S3
05/03/2023 2020 TD 00330 182S3
05/03/2023 2020 TD 00324 172S3
05/03/2023 2020 TD 00302 172S3
05/03/2023 2020 TD 00276 152S3
05/03/2023 2020 TD 00234 092S3
05/03/2023 2020 TD 00168 351S309002 77728
05/03/2023 2020 TD 00128 241S30160C 73041

Case Number: 2020 TD 005193

Result Date: 05/03/2023

Title Information:

Name: Joshua Sulwer and Savannah Sulwer

Address1: 93 Nash Ln

Address2:

City: BELLEVIEW

State: MO

Zip: 63623

Cancel

Update

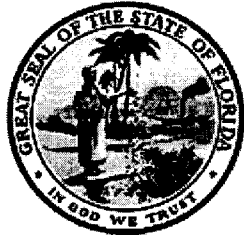
Doc **	Stamps	Total Due	Certificate Number	Name
0.00	\$11.20	\$53.70	05788	
0.00	\$16.10	\$2,158.60	05484	Feagley
0.00	\$15.40	\$2,057.90	05193	Joshua S
0.00	\$14.70	\$57.20	05192	
0.00	\$15.40	\$57.90	05191	
0.00	\$21.70	\$2,964.20	05173	Interlock
0.00	\$88.90	\$12,196.40	04869	Christina
0.00	\$35.70	\$4,923.20	04615	JNE REI
0.00	\$179.90	\$24,637.40	04439	WEALTH
0.00	\$28.00	\$3,870.50	03438	Susan L
0.00	\$22.40	\$64.90	03300	
0.00	\$32.20	\$4,444.70	03246	Froway I
0.00	\$29.40	\$4,061.90	03029	Froway I
0.00	\$64.40	\$8,846.90	02760	Juan Pal
0.00	\$46.20	\$6,358.70	02341	A&A&S
0.00	\$13.30	\$1,755.80	01685	Keith L. I
0.00	\$33.60	\$4,636.10	01280	JNE REI

ReceiptDate	ReceiptNumber	Received_from	payment_amt	applied_amt	refunded_amt
8/22/2022 11:07:39 AM	2022063140	MB INVESTMENT TRUST FBO MARIA BAYLISS	456.00	456.00	0.00
		Total	456.00	456.00	0.00

REGISTRY

CashierDate	Type	TransactionID	TransactionName	Name	Amount	Status
4/6/2023 3:55:44 PM	Check (outgoing)	101779533	ESCAMBIA SUN PRESS	605 S OLD CORRY FIELD RD	200.00	900035220 CLEARED ON 4/6/2023
8/22/2022 11:07:39 AM	Deposit	101715822	MB INVESTMENT TRUST FBO MARIA BAYLISS		320.00	Deposit
	Deposited		Used		Balance	
	320.00		12,800.00		-12,480.00	

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 005193
 Sold Date 5/3/2023
 Name SAVANNAH SULWER**

RegistryOfCourtT = TAXDEED	\$2,108.83
overbidamount = TAXDEED	\$84.29
PostageT = TD2	\$6.88
Researcher Copies = TD6	\$0.00
prepFee = TD4	\$14.00
advdocstampsdeed = TAXDEED	\$15.40
advancerecording = TAXDEED	\$18.50
AdvRecordingDeedT = TAXDEED	\$10.00

Date	Docket	Desc
6/1/2020	0101	CASE FILED 06/01/2020 CASE NUMBER 2020 TD 005193
8/22/2022	TD83	TAX COLLECTOR CERTIFICATION
8/22/2022	TD84	PA'S INFO
8/22/2022	RECEIPT	PAYMENT \$456.00 RECEIPT #2022063140
10/14/2022	TD84	NOTICE OF TDA
2/28/2023	TD82	PROPERTY INFORMATION REPORT
3/21/2023	TD81	CERTIFICATE OF MAILING
4/6/2023	TD84	SHERIFF'S RETURN OF SERVICE
4/6/2023	CheckVoided	CHECK (CHECKID 126026) VOIDED: ESCAMBIA SUN PRESS 605 S OLD CORRY FIELD RD PENSACOLA, FL 32507
4/6/2023	CheckMailed	CHECK PRINTED: CHECK # 900035220 -- REGISTRY CHECK
4/14/2023	TD84	CERT MAIL TRACKING
4/24/2023	TD84	2022 TAXES
5/3/2023	TD84	PROOF OF PUBLICATION

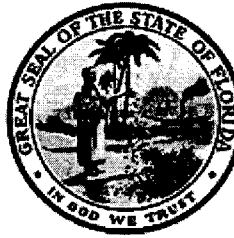
VIEW IMAGES

FEES

EffectiveDate	FeeCode	FeeDesc	TotalFee	AmountPaid	WaivedAmount	AmountOutstanding
8/22/2022 11:04:00 AM	RECORD2	RECORD FEE FIRST PAGE	10.00	10.00	0.00	0.00
8/22/2022 11:04:02 AM	TAXDEED	TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00
8/22/2022 11:04:01 AM	TD4	PREPARE ANY INSTRUMENT	7.00	7.00	0.00	0.00
8/22/2022 11:04:02 AM	TD7	ONLINE AUCTION FEE	59.00	59.00	0.00	0.00
8/22/2022 11:06:16 AM	TD10	TAX DEED APPLICATION	60.00	60.00	0.00	0.00
		Total	456.00	456.00	0.00	0.00

RECEIPTS

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
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 JURY ASSEMBLY
 JUVENILE
 MENTAL HEALTH
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 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
 High Bid Tax Deed Sale**

**Cert # 005193 of 2020 Date 5/3/2023
 Name SAVANNAH SULWER**

Cash Summary

Cash Deposit \$200.00
 Total Check \$2,057.90
 Grand Total \$2,257.90

Purchase Price (high bid amount) \$2,200.00
 + adv recording deed \$10.00
 + adv doc. stamps deed \$15.40
 + Adv Recording For Mailing \$18.50

Total Check \$2,057.90
 Adv Recording Deed \$10.00
 Adv Doc. Stamps \$15.40

Opening Bid Amount \$2,115.71
 - postage \$6.88
 - Researcher Copies \$0.00

Postage \$6.88
 Researcher Copies \$0.00

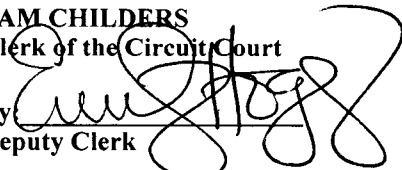
- Homestead Exempt \$0.00

Adv Recording Mail Cert \$18.50

=Registry of Court \$2,108.83
 Purchase Price (high bid) \$2,200.00
 -Registry of Court \$2,108.83
 -advance recording (for mail certificate) \$18.50
 -postage \$6.88
 -Researcher Copies \$0.00
 = Overbid Amount \$84.29

Clerk's Prep Fee \$14.00
 Registry of Court \$2,108.83
 Overbid Amount \$84.29

PAM CHILDERS
 Clerk of the Circuit Court

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# 2023037665 5/11/2023 1:51 PM
OFF REC BK: 8975 PG: 1552 Doc Type: TXD
Recording \$10.00 Deed Stamps \$15.40

Tax deed file number 0523-14

Parcel ID number 202S314304000010

TAX DEED

Escambia County, Florida

for official use only

Tax Certificate numbered 05193 issued on June 1, 2020 was filed in the office of the tax collector of Escambia County, Florida. An application has been made for the issuance of a tax deed. The applicant has paid or redeemed all other taxes or tax certificates on the land as required by law. The notice of sale, including the cost and expenses of this sale, has been published as required by law. No person entitled to do so has appeared to redeem the land. On the 3rd day of May 2023, the land was offered for sale. It was sold to **JOSHUA SULWER AND SAVANNAH SULWER**, 93 NASH LN BELLEVIEW MO 63623, who was the highest bidder and has paid the sum of the bid as required by law.

The lands described below, including any inherited property, buildings, fixtures, and improvements of any kind and description, situated in this County and State.

Description of lands: LT 10 LAGO VISTA S/D PB 11 P 77 OR 6214 P 1779 SECTION 20, TOWNSHIP 2 S, RANGE 31 W

**** Property previously assessed to: PORTER BRIDGE LOAN COMPANY INC**

On 3rd day of May 2023, in Escambia County, Florida, for the sum of (\$2,200.00) TWO THOUSAND TWO HUNDRED AND 00/100 Dollars, the amount paid as required by law.

Witness Mylinda Johnson
Witness Emily Hogg

Pam Childers
Pam Childers,
Clerk of Court and Comptroller
Escambia County, Florida



On this 3rd day of May, 2023, before me personally appeared Pam Childers
Clerk of Court and Comptroller in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and
acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and office seal date aforesaid

Emily Hogg



Emily Hogg
Comm.: HH 373864
Expires: March 15, 2027
Notary Public - State of Florida

Escambia
Sun Press
PUBLISHED WEEKLY SINCE 1948
(Warrington) Pensacola, Escambia County, Florida

STATE OF FLORIDA

County of Escambia

Before the undersigned authority personally appeared Michael P. Driver who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a
NOTICE in the matter of TAX DEED SALE

DATE 05-03-2023 – TAX CERTIFICATE #'S 05193

in the CIRCUIT Court
was published in said newspaper in the issues of

MARCH 30 & APRIL 6, 13, 20, 2023

Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia and Santa Rosa Counties, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



Digitally signed by Michael P. Driver
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410D00000181F01A68F30006C09B, cn=Michael P
Driver
Date: 2023.04.20 14:01:31 -05'00'

PUBLISHER

Sworn to and subscribed before me this 20TH day of APRIL
A.D., 2023



Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410D00000181F3C90F20000659C7, cn=Heather Tuttle
Date: 2023.04.20 14:11:06 -05'00'

HEATHER TUTTLE
NOTARY PUBLIC



HEATHER TUTTLE
Notary Public, State of Florida
My Comm. Expires June 24, 2024
Commission No. HH4627

Page 1 of 1

**NOTICE OF APPLICATION FOR
TAX DEED**

NOTICE IS HEREBY GIVEN, That MB INVESTMENT TRUST FBO MARIA BAYLISS holder of Tax Certificate No. 05193, 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:

LT 10 LAGO VISTA S/D PB 11 P 77 OR
6214 P 1779 SECTION 20, TOWNSHIP 2
S, RANGE 31 W

TAX ACCOUNT NUMBER 094528120
(0523-14)

The assessment of the said property under the said certificate issued was in the name of PORTER BRIDGE LOAN COMPANY INC

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 Wednesday in the month of May, which is the 3rd day of May 2023.

Dated this 16th day of March 2023.

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
(SEAL)

By: Emily Hogg
Deputy Clerk

oaw-4w-03-30-04-06-13-20-2023

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

**CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED**

CERTIFICATE # 05193 of 2020

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on March 16, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

PORTER BRIDGE LOAN COMPANY INC
2112 1ST AVE N
BIRMINGHAM, AL 35203

WITNESS my official seal this 16th day of March 2023.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

Clerk of Courts • County Comptroller • Clerk of the Board of County Commissioners • Recorder •

NOTICE OF SURPLUS FUNDS FROM TAX DEED SALE CLERK OF THE CIRCUIT COURT

PORTER BRIDGE LOAN COMPANY INC
2112 1ST AVE N
BIRMINGHAM, AL 35203

Tax Deed File # 0523-14
Certificate # 05193 of 2020
Account # 094528120

Property legal description:

LT 10 LAGO VISTA S/D PB 11 P 77 OR 6214 P 1779

Pursuant to Chapter 197, F.S., the above property was sold at public sale on **May 3, 2023**, and a surplus of **\$64.88** (subject to change) will be held by this office for 120 days beginning on the date of this notice to benefit the persons having an interest in this property as described in section 197.502(4), Florida Statutes, as their interests may appear (except for those persons described in section 197.502(4)(h), Florida Statutes). To the extent possible, these funds will be used to satisfy any government lienholder of record before any claimant with a senior mortgage on the property and before distribution of any funds to any junior mortgage or lien claimant or to the former property owner. To be considered for payment of any portion of the surplus funds, you must file a notarized statement of claim with this office within 120 days of this notice.

If you are a lienholder, your claim must include the particulars of your lien and the amounts currently due.

THE FAILURE OF A LIENHOLDER TO FILE A CLAIM FOR SURPLUS FUNDS WITHIN 120 DAYS OF THIS NOTICE CONSTITUTES A WAIVER OF THE LIENHOLDER'S INTEREST IN THE SURPLUS FUNDS AND ALL CLAIMS THERETO ARE FOREVER BARRED.

If your claim has been satisfied, released, or you are waiving your claim, please check the "No claim will be filed" box on the enclosed claim form and return it to our office so that any other liens can be considered.

Dated this 16th day of May 2023.



ESCAMBIA COUNTY CLERK OF COURT

By: _____
Deputy Clerk

Tax Deeds • 221 Palafox Place • Suite 110 • Pensacola, FL 32502 • (850) 595-3793

9171 9690 0935 0127 1794 19

Tax Cert

Property Owner

Property Address

2020 TD 005193

Porter Bridge Loan Company Inc

7210 Lago Vista Ct 32506

SOLD TO:

Savannah Sulwer \$2,200.00

Amt Available to Disburse \$

Disbursed to/for:	Amount:
Recording Fees (from TXD receipt)	\$ 43.90 ✓
Clerk Registry Fee (fee due clerk tab)	\$ 12.53 ✓
Tax Collector Fee (from redeem screen)	\$ 12.50 ✓
Certificate holder/taxes & app fees	\$ 2,004.43 ✓
Refund High Bidder unused sheriff fees	\$ 80.00 ✓
Additional taxes	\$ 91.90 ✓
Postage final notices	\$ 6.88
	\$
	\$
	\$
	\$
	\$
	\$
	\$
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	\$
	\$
	\$
	\$
	\$
	\$

Check #	Balance
	\$
Key Fee in BM as OR860	\$
	\$
	\$
	\$
	\$
	\$ 71.76
	\$ 64.88
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$
	\$

BALANCE IN TAX DEEDS SHOULD MATCH BALANCE IN BENCHMARK!!!!!!!!!!!!!!

Post sale process:

- Tax Deed Results Report to Tax Collector
- Print Deed/Send to Admin for signature
- Request check for recording fees/doc stamps
- Request check for Clerk Registry fee/fee due clerk
- Request check for Tax Collector fee (\$6.25 etc)
- Request check for certificate holder refund/taxes & app fees
- Request check for any unused sheriff fees to high bidder
- Print Final notices to all lienholders/owners
- Request check for postage fees for final notices
- Determine government liens of record/ amounts due
- Record Tax Deed/Certificate of Mailing
- Copy of Deed for file and to Tax Collector

Lien Information:

✓	Due \$
✓	Paid \$
✓	Due \$
✓	Paid \$
✓	Due \$
✓	Paid \$
✓	Due \$
✓	Paid \$
✓	Due \$
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✓	Paid \$

Notes: