

**TAX COLLECTOR'S CERTIFICATION**

**Application  
Date / Number  
Jul 28, 2013 / 130549**

This is to certify that the holder listed below of Tax Sale Certificate Number **2011 / 8414.0000**, issued the **1st** day of **June, 2011**, and which encumbers the following described property located in the County of Escambia, State of Florida to wit: **Parcel ID Number: 11-0817-000**

**Certificate Holder:**  
US BANK, AS C/F FL DUNDEE LIEN  
LOCKBOX # 005191  
PO BOX 645191  
CINCINNATI, OHIO 45264

**Property Owner:**  
DUKE ROBERT P  
406 GLORY ST  
PENSACOLA, FLORIDA 32534

**Legal Description:** 22-1N3-011  
LT 23 BLK 10 OR 413 P 656 WILLOWBROOK PB 4 P 41/41A OR 1258 P 936

has surrendered same in my office and made written application for tax deed in accordance with Florida Statutes. I certify that the following tax certificates, interest, ownership and encumbrance report fee, and Tax Collector's fees have been paid:

**CERTIFICATES OWNED BY APPLICANT AND FILED IN CONNECTION WITH THIS TAX DEED APPLICATION:**

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
2011	8414.0000	06/01/11	\$189.10	\$0.00	\$72.72	\$261.82

**CERTIFICATES REDEEMED BY APPLICANT OR INCLUDED (COUNTY) IN CONNECTION WITH THIS APPLICATION:**

Cert. Year	Certificate Number	Date of Sale	Face Amt	T/C Fee	Interest	Total
2013	7192.0000	06/01/13	\$162.53	\$6.25	\$8.13	\$176.91
2012	7769.0000	06/01/12	\$165.37	\$6.25	\$32.25	\$203.87

- Total of all Certificates in Applicant's Possession and Cost of the Certificates Redeemed by Applicant or Included (County)
- Total of Delinquent Taxes Paid by Tax Deed Application
- Total of Current Taxes Paid by Tax Deed Applicant
- Ownership and Encumbrance Report Fee
- Tax Deed Application Fee
- Total Certified by Tax Collector to Clerk of Court
- Clerk of Court Statutory Fee
- Clerk of Court Certified Mail Charge
- Clerk of Court Advertising Charge
- Sheriff's Fee
- \_\_\_\_\_
- Total of Lines 6 thru 11
- Interest Computed by Clerk of Court Per Florida Statutes.....(     %)
- One-Half of the assessed value of homestead property. If applicable pursuant to section 197.502, F.S.
- Statutory (Opening) Bid; Total of Lines 12 thru 14
- Redemption Fee
- Total Amount to Redeem

\$642.60
\$0.00
\$150.00
\$75.00
\$867.60
\$867.60
\$6.25

\*Done this 28th day of July, 2013

TAX COLLECTOR, ESCAMBIA COUNTY, FLORIDA

By 

Date of Sale: 4/7/14

\* This certification must be surrendered to the Clerk of the Circuit Court no later than ten days after this date.

## Notice to Tax Collector of Application for Tax Deed

**TO: Tax Collector of Escambia County**

In accordance with Florida Statutes, I,

**US BANK, AS C/F FL DUNDEE LIEN  
LOCKBOX # 005191  
PO BOX 645191  
CINCINNATI, Ohio, 45264**

holder of the following tax sale certificate hereby surrender same to the Tax Collector and make tax deed application thereon:

<b>Certificate No.</b>	<b>Parcel ID Number</b>	<b>Date</b>	<b>Legal Description</b>
8414.0000	11-0817-000	06/01/2011	22-1N3-011 LT 23 BLK 10 OR 413 P 656 WILLOWBROOK PB 4 P 41/41A OR 1258 P 936

**2012 TAX ROLL**

DUKE ROBERT P  
406 GLORY ST  
PENSACOLA , Florida 32534

I agree to pay all delinquent taxes, redeem all outstanding certificates not in my possession, pay any omitted taxes, and pay current taxes, if due, covering the land, and pay any interest earned (a) on tax certificates not in my possession, (b) on omitted taxes or (c) on delinquent taxes. I also agree to pay all Tax Collector's fees, ownership and encumbrance reports costs, Clerk of the Court costs, charges and fees and Sheriff's costs, if applicable. Attached is the above-mentioned tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

gfunl (Jacob Prince)  
Applicant's Signature

07/28/2013  
Date

# Southern Guaranty Title Company

4400 Bayou Boulevard, Suite 13B

Pensacola, Florida 32503

Telephone: 850-478-8121

Facsimile: 850-476-1437

## OWNERSHIP AND ENCUMBRANCE REPORT

File No.: 10774

September 18, 2013

Escambia County Tax Collector

P.O. Box 1312

Pensacola, Florida 32569

Pursuant to your request, the Company has caused a search to be made of the Public Records of Escambia County, Florida, solely as revealed by records maintained from 09-18-1993, through 09-18-2013, and said search reveals the following:

1. THE GRANTEE(S) OF THE LAST DEED(S) OF RECORD IS:

Robert P. Duke

2. The land covered by this Report is:

LEGAL DESCRIPTION IS ATTACHED HERETO AND MADE A PART HEREOF

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

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

4. Taxes:

SEE CONTINUATION PAGE ATTACHED HERETO AND MADE A PART HEREOF

The foregoing report is prepared and furnished for information only, is not intended to constitute or imply any opinion, warranty, guaranty, insurance, or similar assurance as to the status of title, and no determination has been made of the authenticity of any instrument described or referred to herein. The name search for the purposes of determining applicable judgments and liens is limited to the apparent record owner(s) shown herein. No attempt has been made to determine whether the land is subject to liens or assessments which are not shown as existing liens by the public records. The Company's liability hereunder shall not exceed the cost of this Report, or \$1,000.00 whichever is less.

THIS REPORT SHALL NOT BE USED FOR THE ISSUANCE OF TITLE INSURANCE.

Southern Guaranty Title Company

By: 

September 18, 2013

2

**OWNERSHIP AND ENCUMBRANCE REPORT  
LEGAL DESCRIPTION**

File No.: 10774

September 18, 2013

**Lot 23, Block 10, Willowbrook, as per plat thereof, recorded in Plat Book 4, Page 41 & 41A, of the Public Records of Escambia County, Florida**

**OWNERSHIP AND ENCUMBRANCE REPORT  
CONTINUATION PAGE**

File No.: 10774

September 18, 2013

UNSATISFIED MORTGAGES, LIENS AND JUDGMENTS AFFECTING THE LAND COVERED BY THIS REPORT THAT APPEAR OF RECORD:

1. Taxes for the year 2010-2012 delinquent. The assessed value is \$7,600.00, Tax ID 11-0817-000.

PLEASE NOTE THE FOLLOWING:

- A. Subject to current year taxes.
- B. Taxes and assessments due now or in subsequent years.
- C. Subject to Easements, Restrictions and Covenants of record.
- D. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey and inspection of the premises.
- E. Oil, gas and mineral or any other subsurface rights of any kind or nature.

# SOUTHERN GUARANTY TITLE COMPANY

4400 BAYOU BLVD., SUITE 13-B, CORDOVA SQUARE  
PENSACOLA, FLORIDA 32503

TEL. (850) 478-8121 FAX (850) 476-1437

Email: rcsgr@aol.com

Janet Holley  
Escambia County Tax Collector  
P.O. Box 1312  
Pensacola, FL 32596

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: 04-07-2014

TAX ACCOUNT NO.: 11-0817-000

CERTIFICATE NO.: 2011-8414

In compliance with Section 197.256, 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

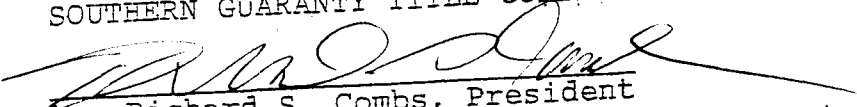
Notify Escambia County, 190 Governmental Center, 32502

Homestead for \_\_\_\_\_ tax year.

Robert P. Duke  
406 Glory St.  
Pensacola, FL 32534

Certified and delivered to Escambia County Tax Collector,  
this 19th day of September, 2013.

SOUTHERN GUARANTY TITLE COMPANY

  
by: Richard S. Combs, President

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

1000  
12005  
440  
76

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

PERSONAL REPRESENTATIVES' DEED

THIS INDENTURE executed this 10th day of September,  
1978, between FRANCES AMA BARRINEAU and CHARLES LANGDALE NOWLIN,  
as personal representatives of the Estate of Elizabeth H. Nowlin,  
deceased and as personal representatives of the Estate of A. E.  
Nowlin, deceased, herein called sellers, and ROBERT P. DUKE and  
DOROTHY A. DUKE, husband and wife, herein called buyers, whose  
address is RE 3, Box 235-X, (32503) WITNESSETH:

The sellers, pursuant to the Order of the Circuit Court  
of Escambia County, Florida, dated the 10th day of September, 1978,  
in proceedings respecting the Estate of Elizabeth H. Nowlin,  
deceased, Probate No. 3866-CA-03 and pursuant to the Order of said  
Court, dated the 10th day of Sept., 1978, in proceedings respecting  
the Estate of A. E. Nowlin, deceased, Probate No. 74-645-CA-03,  
and in consideration of the sum of One Dollar (\$1.00) and other  
good and valuable consideration in hand paid, grant, bargain,  
sell, alien, remise, release, convey and confirm to the buyers,  
their heirs and assigns forever, the real property in Escambia  
County, Florida, described as:

Lots 23, 24, 25, 26, 27, 28, 29, 30 and 31, Block 10,  
Willowbrook Subdivision, a subdivision of a portion  
of Section 22, Township 1 North, Range 10 West,  
Escambia County, Florida, according to the plat of  
said subdivision recorded in Plat Book 4 at pages 41  
and 41-A of the public records of said county.

This conveyance is made pursuant to that certain contract between  
Archy E. Nowlin and Elizabeth H. Nowlin, husband and wife, and  
ROBERT P. DUKE and DOROTHY A. DUKE, husband and wife, dated  
November 1, 1968, and recorded November 5, 1968, in the public  
records of Escambia County, Florida, in Official Record Book 418  
at page 656, and the grantors by the execution hereof acknowledge  
the full payment and satisfaction of all of the obligations of  
Robert P. and Dorothy A. Duke, under the said contract.

TO HAVE AND TO HOLD, unto the said buyers, their heirs,  
successors and assigns, forever, together with all and singular

STATE OF FLORIDA  
DOCUMENTARY TAX  
12.00  
FLORENCE  
SEP 10 1978

the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

And the sellers do hereby covenant to and with the buyers, their heirs and assigns, that in all thing preliminary to and in and about the sale and this conveyance the Orders of the above named court and the laws of the State of Florida have been followed and complied with in all respects.

IN WITNESS WHEREOF, the sellers, as personal representatives of the Estate of Elizabeth H. Nowlin, deceased, and as personal representatives of the Estate of A. E. Nowlin, deceased, have set their hands and seals on the day and year first above written.

Signed, sealed and delivered in the presence of:

[Signature]  
As to Frances Ama Barrineau

[Signature]  
As to Frances Ama Barrineau

[Signature]  
As to Charles Langdale Nowlin

[Signature]  
As to Charles Langdale Nowlin

[Signature]  
FRANCES AMA BARRINEAU, Personal Representative of the Estate of Elizabeth H. Nowlin, deceased and personal representative of the Estate of A. E. Nowlin, deceased

[Signature]  
CHARLES LANGDALE NOWLIN, Personal Representative of the Estate of Elizabeth H. Nowlin, deceased and Personal Representative of the Estate of A. E. Nowlin, deceased

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 1st day of September, 1978, by Frances Ama Barrineau, as personal representative of the Estate of Elizabeth H. Nowlin, deceased, and as personal representative of the Estate of A. E. Nowlin, deceased.

[Signature]  
NOTARY PUBLIC

My commission expires: [Date]

STATE OF FLORIDA  
COUNTY OF [County]

The foregoing instrument was acknowledged before me this 1st day of September, 1978, by Charles Langdale



STATE OF FLORIDA  
COUNTY OF ESCAMBIA

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

**CERTIFICATE # 08414 of 2011**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on March 6, 2014, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

ROBERT P DUKE 406 GLORY ST PENSACOLA, FL 32534
--

WITNESS my official seal this 6th day of March 2014.

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

## 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 April 7, 2014, 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 US BANK AS C/F FL DUNDEE LIEN holder of Tax Certificate No. 08414, issued the 1st day of June, A.D., 2011 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 23 BLK 10 OR 413 P 656 WILLOWBROOK PB 4 P 41/41A OR 1258 P 936

SECTION 22, TOWNSHIP 1 N, RANGE 30 W

TAX ACCOUNT NUMBER 110817000 (14-249)

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

**ROBERT P DUKE**

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 April, which is the 7th day of April 2014.

Dated this 6th day of March 2014.

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

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### Post Property:

**11500 LOU ST BLK 32534**



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

By:  
Emily Hogg  
Deputy Clerk

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### Personal Services:

**ROBERT P DUKE**  
406 GLORY ST  
PENSACOLA, FL 32534

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

11/8414

7008 1830 0000 0238 4666

**U.S. Postal Service**  
**CERTIFIED MAIL<sup>TM</sup> RECEIPT**  
*(Domestic Mail Only; No Insurance Coverage Provided)*

For delivery information visit our website at [www.usps.com](http://www.usps.com).

**OFFICIAL USE**

Postage	\$ 0.49
Certified Fee	3.30
Return Receipt Fee (Endorsement Required)	2.70
Restricted Delivery Fee (Endorsement Required)	
<b>Total Postage &amp; Fees</b>	<b>\$ 6.49</b>

**Stamp:** PENSACOLA, FL 32534  
 DOWN TOWN STATION  
 NOV 6 2014  
 Postmark

Sent To: ROBERT P DUKE [14-249]  
 Street, Apt, or PO Box: 406 GLORY ST  
 City, State: PENSACOLA, FL 32534

PS Form 3849, October 2013

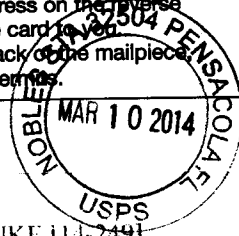
11/8414

**SENDER: COMPLETE 1...**

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

ROBERT P DUKE [14-249]  
 406 GLORY ST  
 PENSACOLA, FL 32534



**ACTION ON DELIVERY**

A. Signature  Agent  
 *Joyce Duke*  Addressee

B. Received by (Printed Name) C. Date of Delivery  
*Joyce Duke* 3-10-14

D. Is delivery address different from item 1?  Yes  
 If YES, enter delivery address below:  No

3. Service Type  
 Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)  Yes

2. Article Number (Transfer from service label) **7008 1830 0000 0238 4666**

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

14-249

**Document Number:** ECSO14CIV010737NON

**Agency Number:** 14-005641

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT # 08414 2011

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE ROBERT P DUKE

**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Substitute

Received this Writ on 3/6/2014 at 4:08 PM and served same on ROBERT P DUKE , in ESCAMBIA COUNTY, FLORIDA, at 5:07 PM on 3/11/2014 by leaving a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: JOYCE DUKE, WIFE, as a member of the household and informing said person of their contents.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_

 918  
D. BANKS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: JLBRYANT

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Dated this 6th day of March 2014.

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.

**Personal Services:**

**ROBERT P DUKE**  
406 GLORY ST  
PENSACOLA, FL 32534

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

RECEIVED  
MARCH 6 P 4: 08  
COUNTY CLERK



ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

14-249

**Document Number:** ECSO14CIV010777NON

**Agency Number:** 14-005692

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 08414, 2011

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: ROBERT P DUKE

**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 3/6/2014 at 4:11 PM and served same at 2:00 PM on 3/13/2014 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER INSTRUCTIONS FROM CLERK'S OFFICE.

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_

 918

D. BANKS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: JLBRYANT

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ESCAMBIA COUNTY, FLORIDA**

By:  
Emily Hogg  
Deputy Clerk