

OFFICE USE ONLY - DO NOT WRITE IN THIS SECTION.

EST VALUE \$ \_\_\_\_\_

TOTAL DEBT \$ \_\_\_\_\_

**PAGE 1 – DEED FLIP WORKSHEET**  
**FOR FLORIDA TAX DEED SALES**

NAME(S) OF PERSON(S) OR ENTITY GETTING FORECLOSED ON (CURRENT DEED HOLDER(S)) \_\_\_\_\_

FILE OR CASE NUMBER (Use Certificate #) \_\_\_\_\_

COUNTY \_\_\_\_\_ STATE **FLORIDA**

SCHEDULED FORECLOSURE DATE \_\_\_\_\_

DATE FILE REVIEWED \_\_\_\_\_ RESEARCHER \_\_\_\_\_

**PROPERTY INFORMATION**

PROPERTY ADDRESS (LEGAL DESC IF VACANT LAND): \_\_\_\_\_

**REQUIRED – PLEASE CIRCLE Y OR N FOR THE FOLLOWING QUESTIONS.**

RESIDENTIAL – Y / N      VACANT LOT LAND – Y / N      COMMERCIAL – Y / N

IS THIS PROPERTY HOMESTEAD?    Y / N

A. JUDGMENT AMOUNT (AMOUNT BEING FORECLOSED ON) \_\_\_\_\_

B. TOTAL “OTHER” DEBT (MORTGAGES, LIEN OR JUDGMENTS) \_\_\_\_\_

C. TOTAL DEBT, LIENS AND TAXES OWED (ADD A + B TO GET TOTAL) \_\_\_\_\_

**ESTIMATED VALUES**

ZILLOW \_\_\_\_\_

TRULIA \_\_\_\_\_

HOMES.COM \_\_\_\_\_

REALTOR.COM \_\_\_\_\_

OTHER \_\_\_\_\_ SPECIFY WHAT SITE \_\_\_\_\_

\*COUNTY TAX VALUE \_\_\_\_\_

*\*COUNTY TAX VALUE IS NOW REQUIRED*

**\*\*WE WILL NOT WORK FILES WITH MORE THAN 50% DEBT TO VALUE \*\***

EXAMPLE – IF A PROPERTY VALUE IS \$100K, THERE MUST BE LESS THAN \$50K TOTAL DEBT

**FILE CHECKLIST – ITEMS WE REQUIRE FOR EACH FILE REFERRED TO US, NO EXCEPTIONS:**

COPY OF THE COURT TITLE SEARCH REPORT

NOTIFICATION ADDRESSES

COPY OF MORTGAGES, LIENS OR JUDGMENTS NOT SATISFIED (ONLY THE FIRST 1 OR 2 PAGES OF EACH, NOT ENTIRE DOCUMENT)

**PLEASE DO NOT SEND IN WITHOUT REQUIRED DOCS.**

PAGE 2 – FLORIDA DEED FLIP WORKSHEET – MORTGAGE HISTORY

**MORTGAGE HISTORY/CHAIN IN ORDER STARTING OWNER'S FIRST MORTGAGE ON PROPERTY**

**FIRST MORTGAGE ON PROPERTY:**

NAME OF MTG HOLDER \_\_\_\_\_ AMOUNT \_\_\_\_\_ DATE \_\_\_\_\_  
RECORDED \_\_\_\_\_ BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ LOAN # \_\_\_\_\_  
ADDRESS/CONTACT INFO \_\_\_\_\_

SATISFIED/PAID OFF - ? IF SO, DEED BOOK/PAGE REFERENCE: \_\_\_\_\_  
\_\_\_\_\_

**SECOND MORTGAGE ON PROPERTY:**

NAME OF MTG HOLDER \_\_\_\_\_ AMOUNT \_\_\_\_\_ DATE \_\_\_\_\_  
RECORDED \_\_\_\_\_ BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ LOAN # \_\_\_\_\_  
ADDRESS/CONTACT INFO \_\_\_\_\_

SATISFIED/PAID OFF - ? IF SO, DEED BOOK/PAGE REFERENCE: \_\_\_\_\_  
\_\_\_\_\_

**THIRD MORTGAGE ON PROPERTY:**

NAME OF MTG HOLDER \_\_\_\_\_ AMOUNT \_\_\_\_\_ DATE \_\_\_\_\_  
RECORDED \_\_\_\_\_ BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ LOAN # \_\_\_\_\_  
ADDRESS/CONTACT INFO \_\_\_\_\_

SATISFIED/PAID OFF - ? IF SO, DEED BOOK/PAGE REFERENCE: \_\_\_\_\_  
\_\_\_\_\_

**FOURTH MORTGAGE ON PROPERTY:**

NAME OF MTG HOLDER \_\_\_\_\_ AMOUNT \_\_\_\_\_ DATE \_\_\_\_\_  
RECORDED \_\_\_\_\_ BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ LOAN # \_\_\_\_\_  
ADDRESS/CONTACT INFO \_\_\_\_\_

SATISFIED/PAID OFF - ? IF SO, DEED BOOK/PAGE REFERENCE: \_\_\_\_\_  
\_\_\_\_\_

**\*\*MAKE SURE THAT ALL MORTGAGES LISTED ABOVE ARE AGAINST THE FORECLOSING PROPERTY ADDRESS AND LISTED ON THE COURT'S TITLE SEARCH REPORT. NO NEED TO DO YOUR OWN TITLE SEARCH AS ONLY THE DEBT LISTED ON THE COURTS TITLE SEARCH WILL COUNT.**

**PAGE 3 – FLORIDA DEED FLIP WORKSHEET – JUDGEMENT HISTORY**

**JUDGMENT/LIENS HISTORY/CHAIN**

**DATE RECORDED \_\_\_\_\_ ORIGINAL AMOUNT \_\_\_\_\_**  
**CURRENT AMOUNT INCLUDING INTEREST ACCRUED, ETC. \_\_\_\_\_**  
**NAME & ADDRESS AND CONTACT INFO OF JUDGMENT/LEIN HOLDER \_\_\_\_\_**

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**DATE RECORDED \_\_\_\_\_ ORIGINAL AMOUNT \_\_\_\_\_**  
**CURRENT AMOUNT INCLUDING INTEREST ACCRUED, ETC. \_\_\_\_\_**  
**NAME & ADDRESS AND CONTACT INFO OF JUDGMENT/LEIN HOLDER \_\_\_\_\_**

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**DATE RECORDED \_\_\_\_\_ ORIGINAL AMOUNT \_\_\_\_\_**  
**CURRENT AMOUNT INCLUDING INTEREST ACCRUED, ETC. \_\_\_\_\_**  
**NAME & ADDRESS AND CONTACT INFO OF JUDGMENT/LEIN HOLDER \_\_\_\_\_**

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**DATE RECORDED \_\_\_\_\_ ORIGINAL AMOUNT \_\_\_\_\_**  
**CURRENT AMOUNT INCLUDING INTEREST ACCRUED, ETC. \_\_\_\_\_**  
**NAME & ADDRESS AND CONTACT INFO OF JUDGMENT/LEIN HOLDER \_\_\_\_\_**

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**DATE RECORDED \_\_\_\_\_ ORIGINAL AMOUNT \_\_\_\_\_**  
**CURRENT AMOUNT INCLUDING INTEREST ACCRUED, ETC. \_\_\_\_\_**  
**NAME & ADDRESS AND CONTACT INFO OF JUDGMENT/LEIN HOLDER \_\_\_\_\_**

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**DATE RECORDED \_\_\_\_\_ ORIGINAL AMOUNT \_\_\_\_\_**  
**CURRENT AMOUNT INCLUDING INTEREST ACCRUED, ETC. \_\_\_\_\_**  
**NAME & ADDRESS AND CONTACT INFO OF JUDGMENT/LEIN HOLDER \_\_\_\_\_**

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**DATE RECORDED \_\_\_\_\_ ORIGINAL AMOUNT \_\_\_\_\_**  
**CURRENT AMOUNT INCLUDING INTEREST ACCRUED, ETC. \_\_\_\_\_**  
**NAME & ADDRESS AND CONTACT INFO OF JUDGMENT/LEIN HOLDER \_\_\_\_\_**

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**DATE RECORDED \_\_\_\_\_ ORIGINAL AMOUNT \_\_\_\_\_**  
**CURRENT AMOUNT INCLUDING INTEREST ACCRUED, ETC. \_\_\_\_\_**  
**NAME & ADDRESS AND CONTACT INFO OF JUDGMENT/LEIN HOLDER \_\_\_\_\_**

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**PAGE 4 – FLORIDA DEED FLIP WORKSHEET – CONCLUSION SHEET**

**CONCLUSION – NAME & CONTACT INFO FOR CREDITOR(S) – LIEN OR JUDGMENT HOLDERS THAT HAVE OUTSTANDING DEBT THAT HAS NOT BEEN SATISFIED.**

NAME \_\_\_\_\_

AMOUNT OWED \_\_\_\_\_

ADDRESS (OPTIONAL) \_\_\_\_\_

NAME \_\_\_\_\_

AMOUNT OWED \_\_\_\_\_

ADDRESS (OPTIONAL) \_\_\_\_\_

NAME \_\_\_\_\_

AMOUNT OWED \_\_\_\_\_

ADDRESS (OPTIONAL) \_\_\_\_\_

**IF THERE ARE MORE CREDITORS, ADD THEM TO A NEW SHEET**

**CONCLUSION – NAME & CONTACT INFO FOR CURRENT OWNER(S)**

NAME(S) \_\_\_\_\_

ADDRESS (OPTIONAL) \_\_\_\_\_

PHONE (OPTIONAL) \_\_\_\_\_

NAME(S) \_\_\_\_\_

ADDRESS (OPTIONAL) \_\_\_\_\_

PHONE (OPTIONAL) \_\_\_\_\_

NAME(S) \_\_\_\_\_

ADDRESS (OPTIONAL) \_\_\_\_\_

PHONE (OPTIONAL) \_\_\_\_\_

NAME(S) \_\_\_\_\_

ADDRESS (OPTIONAL) \_\_\_\_\_

PHONE (OPTIONAL) \_\_\_\_\_

**IF THERE ARE MORE OWNERS, ADD THEM TO A NEW SHEET**