



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

0623-11

Part 1: Tax Deed Application Information					
Applicant Name Applicant Address	MB INVESTMENT TRUST FBO MARIA BAYLISS 43852 RIVERPOINT DR. LEESBURG, VA 20176		Application date	Oct 16, 2022	
Property description	PERDIDO BAY PARTNERSHIP PO BOX 13266 PENSACOLA, FL 32591 UNKNOWN 10-2057-799 LOT 10 BLK 17 PERDIDO BAY COUNTRY CLUB EST UNIT 8 PB 8 P 95/95 A-H OR 1700 P 600 SEC 21/22 T 3S R 31 (Full legal attached.)		Certificate #	2016 / 5596	
			Date certificate issued	06/01/2016	
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)	
# 2016/5596	06/01/2016	97.09	4.85	101.94	
# 2020/5789	06/01/2020	79.11	4.75	83.86	
# 2019/5391	06/01/2019	88.42	5.31	93.73	
# 2018/5605	06/01/2018	94.70	5.68	100.38	
→ Part 2: Total*				379.91	
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)
# 2017/5571	06/01/2017	50.61	6.25	49.34	106.20
Part 3: Total*					106.20
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)				486.11	
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)				861.11	
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 <u>October 25th, 2022</u>		

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>06/07/2023</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS

2500

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.

LOT 10 BLK 17 PERDIDO BAY COUNTRY CLUB EST UNIT 8 PB 8 P 95/95 A-H OR 1700 P 600 SEC 21/22 T 3S R 31 W

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2200645

To: Tax Collector of ESCAMBIA 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
10-2057-799	2016/5596	06-01-2016	LOT 10 BLK 17 PERDIDO BAY COUNTRY CLUB EST UNIT 8 PB 8 P 95/95 A-H OR 1700 P 600 SEC 21/22 T 3S R 31 W

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

10-16-2022
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:	2135313000100017	Year	Land	Imprv	Total	Cap Val
Account:	102057799	2022	\$500	\$0	\$500	\$412
Owners:	PERDIDO BAY PARTNERSHIP	2021	\$500	\$0	\$500	\$375
Mail:	PO BOX 13266 PENSACOLA, FL 32591	2020	\$500	\$0	\$500	\$341
Situs:		Disclaimer				
Use Code:	WASTE LAND	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	
11/1982	1700	600	\$10,000,000	WD		Legal Description	
03/1981	1520	692	\$1,500,000	WD		LOT 10 BLK 17 PERDIDO BAY COUNTRY CLUB EST UNIT 8 PB 8 P 95/95 A-H OR 1700 P 600 SEC 21/22 T 3S R 31 W	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						Extra Features	
						None	

Parcel Information

Section Map Id:
21-35-31

Approx. Acreage:
0.5382

Zoned: LDR

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:10/26/2022 (tc.64886)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MB INVESTMENT TRUST FBO MARIA BAYLISS** holder of **Tax Certificate No. 05596**, issued the **1st** day of **June, A.D., 2016** 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:

LOT 10 BLK 17 PERDIDO BAY COUNTRY CLUB EST UNIT 8 PB 8 P 95/95 A-H OR 1700 P 600 SEC 21/22 T 3S R 31 W

SECTION 21, TOWNSHIP 3 S, RANGE 31 W

TAX ACCOUNT NUMBER 102057799 (0623-11)

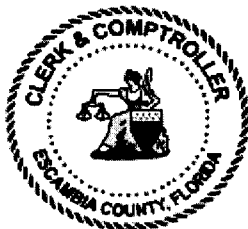
The assessment of the said property under the said certificate issued was in the name of

PERDIDO BAY PARTNERSHIP

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 June, which is the **7th day of June 2023**.

Dated this 8th day of November 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



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 #: 10-2057-799 CERTIFICATE #: 2016-5596

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 28, 2003 to and including February 28, 2023 Abstractor: Stacie Wright

BY

Michael A. Campbell,
As President
Dated: March 19, 2023

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

March 19, 2023
Tax Account #: 10-2057-799

1. The Grantee(s) of the last deed(s) of record is/are: **PERDIDO BAY PARTNERSHIP**
By Virtue of Warranty Deed recorded 11/12/1982 in OR 1700/600
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. Lien in favor of State of FL/Escambia County recorded 10/6/1998 OR 4319/759
 - b. Lien in favor of State of FL/Escambia County recorded 8/31/1999 OR 4461/517
4. Taxes:

Taxes for the year(s) 2015-2021 are delinquent.
Tax Account #: 10-2057-799
Assessed Value: \$412.00
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): **PERDIDO BAY COUNTRY CLUB ESTATES HOMEOWNER'S ASSOCIATION, INC**

Payment of any special liens/assessments imposed by City, County, and/or State.

Note: Escambia County and/or local municipalities may impose special liens/assessments. These liens/assessments are not discovered in a title search or shown above. These special assessments typically create a lien on real property. The entity that governs subject property must be contacted to verify payment status.

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: JUNE 7, 2023
TAX ACCOUNT #: 10-2057-799
CERTIFICATE #: 2016-5596

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	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2022</u> tax year.

PERDIDO BAY PARTNERSHIP
PO BOX 13266
PENSACOLA, FL 32591


PERDIDO BAY PARTNER
11813 CHANTICLEER DR
PENSACOLA, FL 32507

PERDIDO BAY COUNTRY CLUB ESTATES HOMEOWNER'S ASSOCIATION, INC
PO BOX 16231
PENSACOLA, FL 32507

PERDIDO BAY COUNTRY CLUB ESTATES HOMEOWNER'S ASSOCIATION, INC
5210 PALE MOON DR
PENSACOLA, FL 32507

Certified and delivered to Escambia County Tax Collector, this the 19th day of March, 2023.

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

March 19, 2023

Tax Account #:10-2057-799

**LEGAL DESCRIPTION
EXHIBIT "A"**

**LOT 10 BLK 17 PERDIDO BAY COUNTRY CLUB EST UNIT 8 PB 8 P 95/95 A-H OR 1700 P 600 SEC
21/22 T 3S R 31 W**

SECTION 21, TOWNSHIP 3 S, RANGE 31 W

TAX ACCOUNT NUMBER 10-2057-799(0623-11)

33.00 ac.
45,000.00
45,033.00

1700 PAGE 600

STATE OF FLORIDA
COUNTY OF ESCAMBIA

THIS INSTRUMENT PREPARED BY
Harold Carr
OF DALE TITLE COMPANY
P. O. BOX 386, PENSACOLA,
FLA. IN CONNECTION WITH
ISSUANCE OF TITLE INSURANCE
DEED OF REALTY

KNOW ALL MEN BY THESE PRESENTS that Equitable Bank, N.A., successor to The Equitable Trust Company, a Maryland Banking Corporation, hereafter called Grantor, for and in consideration of One Dollar and other good and valuable considerations, the receipt whereof is hereby acknowledged, do bargain, sell, convey, and grant to Perdido Bay Partnership, a Louisiana General Partnership hereafter called Grantee (but which words Grantor and Grantee herein shall be construed in the plural as well as the singular if the context so permits or requires), and the successors and assigns, of Grantee, forever, the real property in Escambia County, Florida, described as:

LEGAL SEE EXHIBIT "A" ATTACHED AND MADE A PART HEREOF.

Subject to the restrictions, easements, mineral reservations, right-of-ways as shown in title policy of even date herewith and subject further to current taxes, and all other restrictions and easements of public record affecting the above described property, if any, which restrictions and easements are not hereby reimposed.

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

TO HAVE AND TO HOLD the same in fee simple forever.

And Grantors covenant that Grantors are 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 mentioned above, and that Grantors, their successors and/or assigns, and administrators of Grantors, to the said Grantee, and the successors and assigns of Grantee, in the quiet and peaceable possession and enjoyment thereof.

IN WITNESS WHEREOF, this instrument has been executed by Grantors under the hands and seals of Grantors, this 8th day of November 1982.

Witnesses:
Paul S. Stine
Paul S. Stine
Laurel J. Bortle
Attest: Laurel J. Bortle
Asst. Secretary: Laurel J. Bortle

EQUITABLE BANK, N.A.
By: Joseph A. Cicero
Joseph A. Cicero
Senior Vice President

STATE OF MARYLAND
COUNTY OF HOWARD

On this 9th day of November 1982, before me, a Notary Public for the State and County aforesaid, personally came Joseph A. Cicero as Senior Vice President, and Laurel J. Bortle, Asst. Secretary, of Equitable Bank, N.A., and each in his or her aforementioned capacity acknowledged the foregoing instrument to be the act and deed of the aforementioned national banking association and the seal affixed thereto to be its seal.

WITNESS my official seal and signature this day and year aforesaid.

(Seal of Notary)
Notary Public

Phillip P. Beaton
Notary Public
My Commission Expires: 7/1/86

Return to: Red
Dale Title Company, Inc.
P. O. Box 386
Pensacola, Florida 32592
F: 82-4267

EXHIBIT "A"

1700 PAGE 602

All of Sections 20 and 21, and the North Half of Section 22, Township 3 South, Range 31 West, Escambia County, Florida, together with that one acre parcel described in Deed from Owens and Pace to George F. Bauer, recorded in Deed Book 427, at Page 116, of the records of Escambia County, Florida, more particularly described as follows: The following triangular parcel of land in Government Lot 7, Section 22, Township 3 South, Range 31 West, Escambia County, Florida, and described as follows: Begin at a concrete monument at the Southeast corner of Government Lot 1, Section 22, Township 3 South, Range 31 West, thence West along the South lot line of said Lot 1, a distance of 597.20 feet to the centerline of the relocated Gulf Beach Highway for a point of beginning; thence continue West along said South line of said Lot 1, 597.20 feet; thence at right angle to the South line of said lot, southerly to the centerline of said relocated Gulf Beach Highway; thence Easterly along the centerline of said highway to the Point of Beginning. Containing one acre, more or less.

LESS AND EXCEPT therefrom approximately one acre of said Section 22, described in Deed from George F. Bauer, a single man, to Owens and Pace, recorded in Deed Book 427, Page 519, of the records of Escambia County, Florida, described as follows: The following triangular parcel of land in Lot 1, Section 22, Township 3 South, Range 31 West, Escambia County, Florida, described as follows: Begin at a concrete monument being the Southeast corner of Government Lot 1, Section 22, Township 3 South, Range 31 West, for the Point of Beginning; thence North along East line of Lot 1, 144.47 feet to the center line of the relocated Gulf Beach Highway, thence Westerly along the center line of said relocated Gulf Beach Highway to a point where said highway intersects the South line of Lot 1, Section 22, Township 3 South, Range 31 West; thence East along the South line of said Lot 1, 597.20 feet to the Point of Beginning. Containing approximately 1 acre, more or less.

EXCEPTING THEREFROM that certain Mineral Right and Royalty Transfer executed by Mabel D. Bauer, a widow, to Schoenfield-Hunter-Kitch Drilling Company, dated January 8, 1953, recorded in Deed Book 369, Page 252 of the public records of Escambia County, Florida.

LESS AND EXCEPT, Road Right of Way recorded in Official Records Book 426, Page 925. Public Records of Escambia County, Florida.

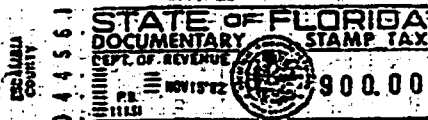
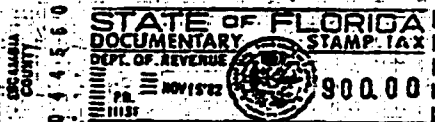
LESS AND EXCEPT, Road Right of Way recorded in Deed Book 341 Page 199, Public Records of Escambia County, Florida.

LESS AND EXCEPT, Road Right of Way recorded in Deed Book 341 Page 197, Public Records of Escambia County, Florida.

LESS AND EXCEPT, Road Right of Way recorded in Deed Book 395 Page 530, Public Records of Escambia County, Florida.

LESS AND EXCEPT, Road Right of Way recorded in Deed Book 395 Page 532, Public Records of Escambia County, Florida.

CONTINUED ON FOLLOWING PAGE



LESS AND EXCEPT, Road Right of Way recorded in Deed Book 395 Page 365, AND the North 4002.43 feet of the West 33 feet of Section 21, Township 3 South, Range 31 West, and 50 feet Right of Way recorded in Official Records Book 103 Page 400, Public Records of Escambia County, Florida.

PARCEL 2: Lot 2 and that portion of Lot 1, lying West of Pensacola Gulf Beach Highway, all in Section 35, Township 3 South, Range 32 West, Escambia County, Florida, LESS AND EXCEPT State Road R/W No. 292, 100' R/W, recorded in Deed Book 379 Page 563, Public Records of Escambia County, Florida.

PARCEL 3: That portion of: The South 1/2 of Lot 3, lying North of Treasure Hill Subdivision according to plat recorded in Deed Book 102 Page 285 of the public records of Escambia County, Florida, Section 12, Township 3 South, Range 32 West; lying West of the westerly right of way line of State Road No. S-293 (100' R/W) which right of way was conveyed by Baars to Florida State Road Department in April, 1963, and recorded in O. R. Book 95 at Page 291 of the public records of Escambia County, Florida. The tract conveyed herein contains 1.3 acres, more or less, and lies wholly within Section 12, Township 3 South, Range 32 West, Escambia County, Florida.

PARCEL 4: The South 1/2 of Lots 4 and 5, Section 8, Township 3 South, Range 32 West, LESS AND EXCEPT Perdido Bay Country Club Estates, Unit #3, according to Plat recorded in Plat Book 6, Page 74.

LESS AND EXCEPT that part of property lying in the Right of Way of State Road S-293, described in Deed recorded in Official Records Book 95 Page 306, Public Records of Escambia County, Florida.

PARCEL 5: A portion of Government Lots 3, 4 and 5, Section 12, Township 3 South, Range 32 West, more particularly described as follows: Commence at the intersection of the North shore line of Bayou Garcon and the West line of the said Section 12 for the Point of Beginning; Thence N 0 deg 19' 34" W along the said Section line for a distance of 3013.06 feet, more or less, to the Northwest Corner of the said Section 12; thence N 89 deg 39' 37" E along the North line of the Section for a distance of 2160.40 feet to the Westerly Right of Way line of SR No. S-293 (100' R/W); thence S 24 deg 29' 07" W (same line as SRD bearing S 26 deg 13' 46" W) for a distance of 1721.17 feet to a point of curve of a curve concave to the East; thence Northerly along the said curve (R-2342.01 feet; chord-1003.16 feet; chord bearing of S 12 deg 07' 07"; delta angle - 24 deg 44') for an arc distance of 1010.99 feet to Point of Tangent; thence S 0 deg 13' 00" E (SRD bearing S 1 deg 29' 46" W) on the tangent for a distance of 101.74 feet to the Point of Curve of a curve concave to the West; thence along the Arc of the curve, having a radius 1096.28 feet; a delta angle - 63 deg 46'; for an arc distance of 130 feet, more or less, to the North shore line of Bayou Garcon; thence meander westerly along the North shore line of Bayou Garcon to the Point of Beginning; LESS AND EXCEPT THEREFROM the 1.3-acre tract as deeded by Theo D. Baars, Jr. and Betty Ann Baars to grantee by Deed recorded in Official Records Book 151 at Page 734, containing 100.68 acres, more or less, and lying and being in Government Lots 3, 4 and 5, Section 12, Township 3 South, Range 32 West, Escambia County, Florida.

EXHIBIT "A"

1700 PAGE 604

All sewer facilities and systems located within the street rights of way in the above Parcels, including but not limited to the sewage disposal facilities located within Parcel No. 5 above.

PARCEL 6: The West Half (W-1/2) of the South Half (S-1/2) of Government Lot 2, Government Lot 3, LESS the North 20 acres, the North Half (N-1/2) of Government Lots 4 and 5, Section 8, Township 3 South, Range 32 West, Escambia County, Florida, LESS AND EXCEPT that portion of Perdido Bay Country Club Estates, Unit #3, according to Plat recorded in Plat Book 6 at Page 74, Public Records of said County, included in the North Half (N-1/2) of Government Lot 4, Government Lot 1, Section 9, Township 3 South, Range 32 West, Escambia County, Florida, not included in Perdido Bay Country Club Estates Units Numbered 1, 2, 3, and 4, according to Plats recorded in Plat Book 6 at Pages 26, 50, 74 and 75, respectively, public records of said County.

LESS AND EXCEPT:

(1) That portion of property lying in Government Lot 1, deeded to Mathews-Phillips, Inc., described in Official Records Book 518 Page 567-568, Public Records of said County.

LESS AND EXCEPT:

Perdido Bay Villas, a subdivision of a portion of Sections 9 and 11, Township 3 South, Range 32 West, Escambia County, Florida, according to Plat recorded in Plat Book 8, Page 10 of the Public Records of said County.

PARCEL 7: Government Lots 1, 2 and 3, Section 11, Township 3 South, Range 32 West, and All Fractional Section 10, Township 3 South, Range 32 West, Escambia County, Florida, not included in Perdido Bay Country Club Estates, Units Numbered 1, 2 and 4 according to Plats recorded in Plat Book 6 at Pages 26, 50 and 75, respectively, Public Records of said County.

LESS AND EXCEPT:

(2) Property described in the following Books and Pages: Official Records Book 518, Pages 567-568 to Mathews-Phillips, Inc., Official Records Book 102 Page 721 to Noonan.

LESS AND EXCEPT:

Perdido Bay Villas, a subdivision of a portion of Sections 9 and 11, Township 3 South, Range 32 West, Plat Book 8 page 10.

LESS AND EXCEPT:

Commence at the Northeast corner of Section 11, Township 3 South, Range 32 West, thence North 90 deg 00' 00" West along the North line of the said section for

CONTINUED ON FOLLOWING PAGE

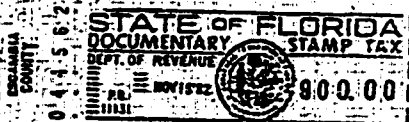


EXHIBIT "A"

1700 PAGE 605

a distance of 3744.50 feet; thence South 35 deg 16' 30" West for a distance of 353.74 feet to a PRM; thence North 54 deg 43' 30" West for a distance of 507 feet, more or less, to the easterly shore line of Perdido Bay for the Point of Beginning; thence South 54 deg 43' 30" East for a distance of 507 feet, more or less, to a PRM, which is the PRM heretofore described; thence South 35 deg 16' 30" West for a distance of 1800 feet; thence North 54 deg 43' 30" West for a distance of 490 feet, more or less, to the Easterly shore line of Perdido Bay; thence meander Northeasterly along said shore line to the Point of Beginning, lying and being in Sections 10 and 11, Township 3 South, Range 32 West, Escambia County, Florida.

AND

PARCEL 7A: The following Lots and Blocks in Perdido Bay Country Club Estates Unit #1 according to Plat recorded in Plat Book 6 Page 26, Public Records of Escambia County, Florida;
Lots 12 and that portion of Lots 10 and 11, lying in Government Lot 1, Section 9, Township 3 South, Range 32 West, Block 2.
Lots 9 thru 16, both inclusive, and that portion of Lots 6 and 7 lying in Government Lot 3, Section 11, Township 3 South, Range 32 West, Block 3.
Lots 3, 4, 5, 6, 7, 9, 10, 13 thru 20, inclusive, and Lot 22, Block 5. Lots 11, 13 and 15 thru 16, inclusive, Block 6.
Lots 4 and 5, Block 7.
Lots 1, 12, 13, 14, 18, 19, 20, and 25, Block 10.
Lot 11 and that portion of Lots 9 and 10, lying in Government Lot 1, Section 9, Township 3 South, Range 32 West, also that portion of Lots 1 and 2, lying in Government Lot 3, Section 11, Township 3 South, Range 32 West, Block 12.
Lots 3 thru 9, inclusive, Block 13.
Lots 6, 7, 8 and 9, Block 14.
Lot 1, Block 15.
Lots 1 and 2, Block 16.

Parcel "A" lying between Blocks 4 and 6.
Parcel "B" lying between Blocks 6 and 7.

AND

The following Lots and Blocks in Perdido Bay Country Club Estates, Unit #2, according to Plat recorded in Plat Book 6 at page 50, Public Records of Escambia County, Florida.
Lots 35, 36, 37, and 52 thru 61, inclusive, Block 10.
Lots 1 thru 13, inclusive, Block 17.
Lots 1 and 18, Block 18.

CONTINUED ON FOLLOWING PAGE



EXHIBIT "A"

1700 PAGE 606

That part of Parcel "C" lying in Government Lot 1, Section 11, Township 3 South, Range 32 West.

AND

The following Lots and Blocks in Perdido Bay Country Club Estates Unit #4, according to Plat recorded in Plat Book 6 at Page 75 of the Public Records of Escambia County, Florida.

Lot 1 and that part of Lot 3, lying in Government Lot 3, Section 11, Township 3 South, Range 32 West, Block 3. Lot 14 and that portion of Lots 15, 18 and 19, lying in Government Lot 1, Section 9, Township 3 South, Range 32 West, Block 2. Lot 14, Block 13.

PARCEL 8: Fractional Government Lot 2, Section 9, Township 3 South, Range 32 West, lying South of Block 12, Perdido Bay Country Club Estates, Unit #1, AND Lots 2 to 8, inclusive, and part of Lots 1 and 9 in Block 12.

AND

Lots 7 to 9, inclusive, Part of Lot 11, Block 2, Part of Lots 6 and 7, Block 3, in Perdido Bay Country Club Estates, Unit #1, according to Plat in Plat Book 6 at Page 26.

AND

Part of Lots 15, 18, 19, and all of Lots 25, 27 and 31 in Block 2, in Perdido Bay Country Club Estates, Unit #4, according to Plat of record in Plat Book 6 at Page 75 ALL of the Public Records of Escambia County, Florida.

PARCEL 9: All of Government Lots 4 and 5, Section 11, Township 3 South, Range 32 West, Escambia County, Florida.

PARCEL 10: The West sixteen hundred fifty feet (1650') of Section 21, Township 3 South, Range 31 West, Escambia County, Florida.

LESS AND EXCEPT:

(1) A part of the Right of Way of a road along the West line of Section 21, part of which is a County Road (also known as Weekley Boulevard), as recorded in Deed Book 395 at Page 365 and part of which is a State Road (S-293); AND, ALSO,

LESS AND EXCEPT:

(2) A State Road Right of Way which crosses the property (State Road S-293, also known as Bauer Field Road), as recorded in O.R. Book 426 at Pages 922, 923 and 924 of the records of Escambia County, Florida; containing a net area of 190.777 acres, more or less.

CONTINUED ON FOLLOWING PAGE

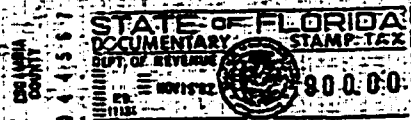


EXHIBIT "A"

1700 PAGE 607

PARCEL 11: The South one-half of Government Lot Seven (7), the South one-half of Government Lot Six (6), and the West one-half of the North one-half of Government Lot Six (6), Section 8, Township 3 South, Range 32 West; AND ALSO the North one-half of Government Lot One (1), the North one-half of Government Lot Three (3) East of the Right of Way of State Road S-293, the North 1/2 of Government Lot 2 East of the right of way of State Road S-293, Section 12, Township 3 South, Range 32 West; All in Escambia County, Florida;

LESS AND EXCEPT:

(1) The Right of Way of State Road S-293 (also known as Bauer Field Road); as recorded in O.R. Book 426, Pages 922, 923 and 924; AND ALSO,

LESS AND EXCEPT:

(2) A part of the Right of Way of a County Road (also known as Weekley Boulevard), as recorded in O.R. Book 13 at Pages 602 and 620; containing 196.560 acres, more or less.

PARCEL 12: South 1/2 of Government Lot 1, the East 1/2 of the South 1/2 of Government Lot 2, the East 1/2 of the North 1/2 of Government Lot 6 and the North 1/2 of Government Lot 7, ALL lying and being in Section 8, Township 3 South, Range 32 West, Escambia County, Florida;

LESS AND EXCEPT:

The Right of Way for Bauer Field Road (SR No. 293, 100' R/W); the Right of Way for Gulf Beach Highway as relocated, SR No. 292-A, 100' R/W); the East 33.00 feet of the above described South 1/2 of Government Lot 1 and North 1/2 of Government Lot 7 for County public road Right of Way South of SR No. 292-A and the East 50.00 feet of the above described South 1/2 of Government Lot 1 for State public road Right of Way North of SR No. 292-A; and the South 33.00 feet of the North 1/2 of Government Lot 7 for County public road Right of Way.

CONTINUED ON FOLLOWING PAGE

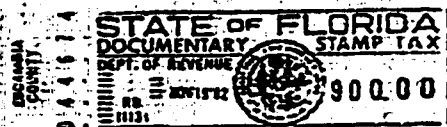
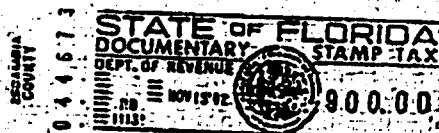


EXHIBIT "A"

1700 PAGE 608

LESS AND EXCEPT:

Lots 7, 10, Block 2.
Lot 8, Block 3
Lots 1 and 8, Block 4.
Lot 8, Block 5.
Lots 1, Block 6.
Lot 3, Block 7, Lot 12, Block 10, Lot 13, Block 10, Lot 3, Block 13.
Lots 16, 22 and 25, Block 10.

Perdido Bay Country Club Estates Unit #1.

Lot 34, Block 10, Perdido Bay Country Club Estates Unit #2.

Lots 19, 20, 23, 24 and 25, Block 2
Lots 3 and 5, Block 3.
Lot 8, Block 5.
Lots 13 and 15, Block 13.
Lots 16 and 18, Block 20.
Lot 14, Block 2.

Perdido Bay Country Club Estates Unit #4.

LESS AND EXCEPT THE FOLLOWING-DESCRIBED PROPERTY, PREVIOUSLY RELEASED BY
~~PLAINTIFF, TO-WIT:~~

UNIT #1, PERDIDO BAY COUNTRY CLUB ESTATES:

Lots 3, 4, 7, 10 and 18, Block 5; Lots 13 and 16, Block 6; and Lots 14 and 18,
Block 10.

UNIT #2, PERDIDO BAY COUNTRY CLUB ESTATES:

Lot 35, Block 10.

UNIT #4, PERDIDO BAY COUNTRY CLUB ESTATES:

Lots 15, 27 and 31, Block 2.

LESS AND EXCEPT:

UNIT #7, PERDIDO BAY COUNTRY CLUB ESTATES, PLAT BOOK 8 PAGE 90.

LESS AND EXCEPT:

UNIT #5, PERDIDO BAY COUNTRY CLUB ESTATES,
Plat Book 8, page 71

UNIT #6, PERDIDO BAY COUNTRY CLUB ESTATES,
Plat Book 8, page 84

LESS AND EXCEPT:

Lots 19 & 20 of Block 10, Unit 1
Lots 19 & 20 of Block 5, Unit 1
Lot 1, Block 3, Unit 4

NOV 12 10 52 AM '82
FILED & RECORDED IN
THE PUBLIC RECORDS OF
ESCAMBIA COUNTY, FLA.
JULIA S. JONES
CLERK

175064

DR BK 4319 PG 0759
Escambia County, Florida
INSTRUMENT 98-536421
RCD Oct 06, 1998 02:14 pm
Escambia County, Florida

NOTICE OF LIEN

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 98-536421

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT (MSBU)

Re: PERDIDO BAY PARTNERSHIP
P O BOX 13266
PENSACOLA FL 32591

ACCT.NO. 10 2057 799 000

AMOUNT \$7.72

THIS Notice of Lien is hereby filed pursuant to Section 1-15-63 of the Escambia County, Florida Code of Ordinances for delinquent annual assessments for fiscal years prior to and including September 30, 1998 plus a 10% penalty charge against real property, more particularly described as:

LOT 10 BLK 17
PERDIDO BAY COUNTRY CLUB
EST UNIT 8 PB 8 P 95H
OR 1700 P 600
SEC 21/22 T 3S R 31 W

PROP.NO. 21 3S 31 3000 100 017

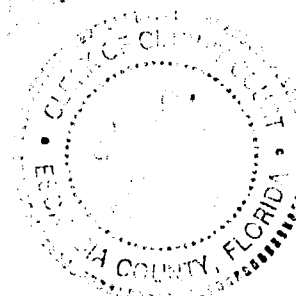
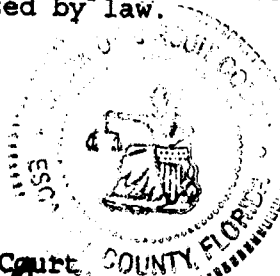
filed in the public records of Escambia County. This constitutes a lien against the property identified above until discharged and satisfied by payment to the Clerk of the Circuit Court of the lien, plus penalties, in the total amount of \$7.72. Evidence of discharge and satisfaction of this lien can be recorded in the public records of Escambia County, Florida by the Clerk of the Circuit Court.

This lien shall not be assigned to any person. Until fully satisfied by payment, discharged or barred by law, this lien shall remain equal in rank and dignity with the liens of all state, county, district or municipal taxes and special assessments and superior in rank and dignity to all other subsequently filed liens, encumbrances, titles and claims in, to, or against the property. This lien may be enforced at any time by the Board of County Commissioners subsequent to the date of recording of this Notice of Lien for the amount due under the recorded lien, including all penalties, plus costs and a reasonable attorney's fee by proceedings in a court of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or under the provisions of Chapter 173, Florida Statutes or the collection and enforcement of payment thereof may be accomplished by any other method authorized by law.

Date: 09/04/1998

Ernie Lee Magaha
Clerk of the Circuit Court
by: *Debraanne B. Donnelly*
Deputy Clerk

Ernie Lee Magaha
Clerk of the Circuit Court
by: *Wanda M. McBrearty*
Deputy Finance Director



OR BK 4461 PG0517
Escambia County, Florida
INSTRUMENT 99-653880

RCD Aug 31, 1999 07:53 am
Escambia County, Florida

NOTICE OF LIEN

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 99-653880

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT(MSBU)

Re: PERDIDO BAY PARTNERSHIP
P O BOX 13266
PENSACOLA FL 32591

ACCT.NO. 10 2057 799 000

AMOUNT \$9.01

THIS Notice of Lien is hereby filed pursuant to Section 1-15-63 of the Escambia County, Florida Code of Ordinances for delinquent annual assessments for the fiscal year October 1, 1998 through September 30, 1999 plus a 10% penalty charge against real property, more particularly described as:

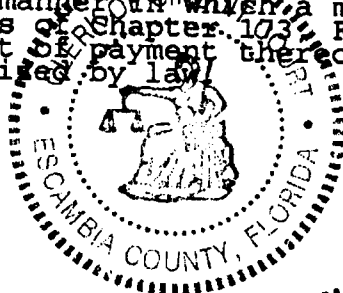
LOT 10 BLK 17
PERDIDO BAY COUNTRY CLUB
EST UNIT 8 PB 8 P 95H
OR 1700 P 600
SEC 21/22 T 3S R 31 W

PROP.NO. 21 3S 31 3000 100 017

filed in the public records of Escambia County. This constitutes a lien against the property identified above until discharged and satisfied by payment to the Clerk of the Circuit Court of the lien, plus penalties, in the total amount of \$9.01. Evidence of discharge and satisfaction of this lien can be recorded in the public records of Escambia County, Florida by the Clerk of the Circuit Court.

This lien shall not be assigned to any person. Until fully satisfied by payment, discharged or barred by law, this lien shall remain equal in rank and dignity with the liens of all state, county, district or municipal taxes and special assessments and superior in rank and dignity to all other subsequently filed liens, encumbrances, titles and claims in, to, or against the property. This lien may be enforced at any time by the Board of County Commissioners subsequent to the date of recording of this Notice of Lien for the amount due under the recorded lien, including all penalties, plus costs and a reasonable attorney's fee. Proceedings in a court of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or under the provisions of Chapter 103, Florida Statutes or the collection and enforcement of payment thereof may be accomplished by any other method authorized by law.

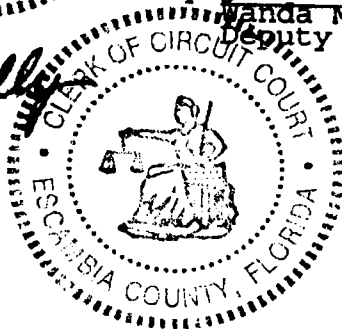
Date: 05/24/1999



Ernie Lee Magaha
Clerk of the Circuit Court

by: *Wanda M. MCBrearty*
Wanda M. MCBrearty
Deputy Finance Director

Ernie Lee Magaha
Clerk of the Circuit Court
by: *Sharonne E. Donnelly*
Deputy Clerk



**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 05596 of 2016

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on April 20, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

PERDIDO BAY PARTNERSHIP PERDIDO BAY PARTNER
PO BOX 13266 11813 CHANTICLEER DR
PENSACOLA, FL 32591 PENSACOLA, FL 32507

PERDIDO BAY COUNTRY CLUB ESTATES HOMEOWNER'S
ASSOCIATION, INC
PO BOX 16231
PENSACOLA, FL 32507

PERDIDO BAY COUNTRY CLUB ESTATES HOMEOWNER'S
ASSOCIATION, INC
5210 PALE MOON DR
PENSACOLA, FL 32507

ESCAMBIA COUNTY / COUNTY ATTORNEY
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

WITNESS my official seal this 20th day of April 2023.



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 June 7, 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. 05596, issued the 1st day of June, A.D., 2016 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:

LOT 10 BLK 17 PERDIDO BAY COUNTRY CLUB EST UNIT 8 PB 8 P 95/95 A-H OR 1700 P 600 SEC 21/22 T 3S R 31 W

SECTION 21, TOWNSHIP 3 S, RANGE 31 W

TAX ACCOUNT NUMBER 102057799 (0623-11)

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

PERDIDO BAY PARTNERSHIP

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 June, which is the **7th day of June 2023**.

Dated this 17th day of April 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

By:
Emily Hogg
Deputy Clerk

PERDIDO BAY PARTNERSHIP
[0623-11]
PO BOX 13266
PENSACOLA, FL 32591

9171 9690 0935 0128 0063 25

✓ delivered

PERDIDO BAY PARTNER [0623-11]
11813 CHANTICLEER DR
PENSACOLA, FL 32507

9171 9690 0935 0128 0063 49

PERDIDO BAY COUNTRY CLUB
ESTATES HOMEOWNER'S
ASSOCIATION, INC [0623-11]
PO BOX 16231
PENSACOLA, FL 32507

9171 9690 0935 0128 0063 56

ESCAMBIA COUNTY / COUNTY
ATTORNEY [0623-11]
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

9171 9690 0935 0128 0063 63


PERDIDO BAY COUNTRY CLUB
ESTATES HOMEOWNER'S
ASSOCIATION, INC [0623-11]
5210 FALE MOON DR
PENSACOLA, FL 32507

9171 9690 0935 0128 0063 32

Equipment	Reports	Tracking	Supplies
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[Home](#) > [Tracking](#) > Status History

Status History ?

Tracking Number Information			
Meter:	31219251	Mailing Date:	04/21/23 10:30 AM
Tracking Number:	9171969009350128006325	Sender:	OR
Current Status:	OK : Delivered	Recipient:	
Class of Mail	FC	Zip Code:	32591
Service:	ERR	City:	PENSACOLA
Value	\$0.600	State:	FL
Proof of Delivery			
 DICK LACOUR R.O. BOX 13263 Pensacola FL 32591			

Status Details		Status	
▼ Status Date			
Wed, 05/03/23, 10:59:00 AM	OK : Delivered		
Sat, 04/29/23, 03:21:00 AM	Pickup reminder		
Mon, 04/24/23, 10:31:00 AM	Arrival at Tracking Pick-up point		

THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 2014

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN That MB INVESTMENT TRUST FBO MARIA BAYLISS holder of Tax Certificate No. 05596, issued the 1st day of June, A.D., 2016 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:

LOT 10 BLK 17 PERDIDO BAY COUNTRY CLUB
EST UNIT 8 PB 8 P 95/95 A-H OR 1703 P 600 SEC
21/22 T 3S R 31 W

SECTION 21 TOWNSHIP 3 S RANGE 31 W
TAX ACCOUNT NUMBER 102057799 (0623-11)

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

PERDIDO BAY PARTNERSHIP

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 June which is the 7th day of June 2023.

Dated this 20th day of April 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

By
Emily Hogg
Deputy Clerk

4/19/23-5/24/23

Before the undersigned authority personally appeared Malcolm Ballinger who under oath says that he is the Legal Administrator and Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2016-TD-05596 in the Escambia County Court was published in said newspaper in and was printed and released on May 3, 2023; May 10, 2023; May 17, 2023; and May 24, 2023.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, 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 of the said newspaper.

X Malcolm Ballinger

MALCOLM BALLINGER, PUBLISHER FOR THE
SUMMATION WEEKLY

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of X physical presence or online notarization, this 24th day of May, 2023, by MALCOLM BALLINGER, who is personally known to me.

X

Brooklyn Faith Coates

, NOTARY PUBLIC



Brooklyn Faith Coates
Notary Public
State of Florida
Comm# HH053675
Expires 10/14/2024

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



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

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

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

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
 No Bid Tax Deed Sale**

**Cert # 005596 of 2016 Date 6/7/2023
 Name NO BID**

Cash Summary

Cash Deposit	\$0.00
Total Check	\$88.10
Grand Total	\$88.10

Purchase Price \$1,534.56 Opening Bid Amount \$1,534.56 OverBid Amount \$0.00

	Total Check	\$88.10
	Adv Recording Deed	\$10.00
	Adv Doc. Stamps	\$11.20
	Postage	\$34.40
	Researcher Copies	\$0.00
	Adv Recording Mail Cert	\$18.50
	Clerk's Prep Fee	\$14.00
Sheriff Services over \$60	0	
Legal Ad over \$165	0	
	Total Extra TD Registry of Court Fees	0

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
 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



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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


COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

Case # 2016 TD 005596

Sold Date 6/7/2023

Name NO BID

RegistryOfCourtT = TAXDEED	0
overbidamount = TAXDEED	\$0.00
PostageT = TD2	\$34.40
Researcher Copies = TD6	\$0.00
prepFee = TD4	\$14.00
advdocstampsdeed = TAXDEED	\$11.20
advancerecording = TAXDEED	\$18.50
AdvRecordingDeedT = TAXDEED	\$10.00

Date	Docket	Desc	 VIEW IMAGES
6/1/2016	0101	CASE FILED 06/01/2016 CASE NUMBER 2016 TD 005596	
10/26/2022	RECEIPT	PAYMENT \$456.00 RECEIPT #2022080366	
10/26/2022	TD83	TAX COLLECTOR CERTIFICATION	
10/26/2022	TD84	PA'S INFO	
11/8/2022	TD84	NOTICE OF TDA	
4/4/2023	TD82	PROPERTY INFORMATION REPORT	
4/20/2023	TD81	CERTIFICATE OF MAILING	
5/12/2023	CheckVoided	CHECK (CHECKID 126837) VOIDED: BALLINGER PUBLISHING PO BOX 12665 PENSACOLA, FL 32591	
5/12/2023	CheckMailed	CHECK PRINTED: CHECK # 900035375 - - REGISTRY CHECK	
5/18/2023	TD84	CERT MAIL TRACKING	
5/24/2023	TD84	PROOF OF PUBLICATION	

FEES

EffectiveDate	FeeCode	FeeDesc	TotalFee	AmountPaid	WaivedAmount	AmountOutstanding
10/26/2022 12:01:13 PM	RECORD2	RECORD FEE FIRST PAGE	10.00	10.00	0.00	0.00
10/26/2022 12:01:14 PM	TAXDEED	TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00
10/26/2022 12:01:13 PM	TD1	TAX DEED APPLICATION	60.00	60.00	0.00	0.00
10/26/2022		PREPARE ANY				

12:01:13 PM	TD4	INSTRUMENT	7.00	7.00	0.00	0.00
10/26/2022 12:01:14 PM	TD7	ONLINE AUCTION FEE	59.00	59.00	0.00	0.00
		Total	456.00	456.00	0.00	0.00

RECEIPTS

ReceiptDate	ReceiptNumber	Received_from	payment_amt	applied_amt	refunded_amt
10/26/2022 12:02:31 PM	2022080366	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
5/12/2023 11:36:18 AM	Check (outgoing)	101790003	BALLINGER PUBLISHING	PO BOX 12665	200.00	900035375 CLEARED ON 5/12/2023
10/26/2022 12:02:31 PM	Deposit	101734842	MB INVESTMENT TRUST FBO MARIA BAYLISS		320.00	Deposit
Deposited			Used	Balance		
320.00			6,300.00	-5,980.00		

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 05596 of 2016

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on April 20, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

PERDIDO BAY PARTNERSHIP PERDIDO BAY PARTNER
PO BOX 13266 11813 CHANTICLEER DR
PENSACOLA, FL 32591 PENSACOLA, FL 32507

PERDIDO BAY COUNTRY CLUB ESTATES HOMEOWNER'S
ASSOCIATION, INC
PO BOX 16231
PENSACOLA, FL 32507

PERDIDO BAY COUNTRY CLUB ESTATES HOMEOWNER'S
ASSOCIATION, INC
5210 PALE MOON DR
PENSACOLA, FL 32507

ESCAMBIA COUNTY / COUNTY ATTORNEY
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

WITNESS my official seal this 20th day of April 2023.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 2014

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN That MB INVESTMENT TRUST FBO MARIA BAYLISS holder of Tax Certificate No. 05596, issued the 1st day of June, A.D. 2016 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:

LOT 10 BLK 17 PERDIDO BAY COUNTRY CLUB
EST UNIT 8 PB 8 P 95/95 A-H OR 1703 P 600 SEC
21/22 ~ 3S R 31 W

SECTION 21 TOWNSHIP 3 S RANGE 31 W
TAX ACCOUNT NUMBER 102057799 (0623-11)

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

PERDIDO BAY PARTNERSHIP

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 June which is the 7th day of June 2023.

Dated this 23rd day of April 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.

PAIM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By
Emily Hogg
Deputy Clerk

4/25/23-5/24/23

Before the undersigned authority personally appeared Malcolm Ballinger who under oath says that he is the Legal Administrator and Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2016-TD-05596 in the Escambia County Court was published in said newspaper in and was printed and released on May 3, 2023; May 10, 2023; May 17, 2023; and May 24, 2023.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, 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 of the said newspaper.

X

MALCOLM BALLINGER, PUBLISHER FOR THE
SUMMATION WEEKLY

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 24th day of May, 2023, by MALCOLM BALLINGER, who is personally known to me.

X

, NOTARY PUBLIC



Brooklyn Faith Coates
Notary Public
State of Florida
Comm# HH053675
Expires 10/14/2024

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2023051890 6/29/2023 11:01 AM
OFF REC BK: 9000 PG: 1586 Doc Type: TXD
Recording \$10.00 Deed Stamps \$11.20

Tax deed file number 0623-11

Parcel ID number 213S313000100017

TAX DEED

Escambia County, Florida

for official use only

Tax Certificate numbered 05596 issued on June 1, 2016 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 7th day of June 2023, the land was offered for sale. It was sold to **MB INVESTMENT TRUST**, 43852 RIVERPOINT DR LEESBURG VA 20176, 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.

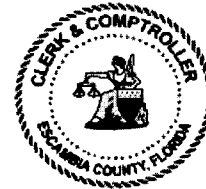
Description of lands: LOT 10 BLK 17 PERDIDO BAY COUNTRY CLUB EST UNIT 8 PB 8 P 95/95 A-H OR 1700 P 600 SEC 21/22 T 3S R 31 W SECTION 21, TOWNSHIP 3 S, RANGE 31 W

**** Property previously assessed to: PERDIDO BAY PARTNERSHIP**

On 7th day of June 2023, in Escambia County, Florida, for the sum of (\$1,534.56) ONE THOUSAND FIVE HUNDRED THIRTY FOUR AND 56/100 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 7th day of June, 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



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



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

June 16, 2023

MB INVESTMENT TRUST
43852 RIVERPOINT DR
LEESBURG VA 20176

Dear Certificate Holder:

The records of this office show that an application for a tax deed had been made on the properties represented by the numbered certificates listed below. These properties were presented at auction on June 7, 2023 with "no bids". Please remit the following recording fees. These fees must be sent to our office NO LATER THAN June 26, 2023. If you choose not to take this property, please call me at 850-595-3793. Thank you and have a great day.

CERT NUMBER	RECORDING FEES	CREDIT	½ HOMESTEAD	2022 TAXES	TOTAL
2019 TD 004842	\$64.08 ✓	(\$80.00) +31.00	\$0.00	\$89.33	\$73.44 42.41 Short+
2017 TD 005700	\$102.56 ✓	(\$120.00)	\$0.00	\$0.00	-\$17.44
2016 TD 005596	\$88.10 ✓	(\$120.00)	\$0.00	\$0.00	-\$31.90

TOTAL DUE

~~\$111.93~~ \$24.07

ALL FEES DUE BY JUNE 26, 2023

Very truly yours,
PAM CHILDERS
Clerk of Circuit Court

By: 
Emily Hogg, Tax Deed Division

*you will get a
refund of \$17.44
on case # 17/5700
and a refund of

\$13.56 Total refund \$31.00

I didn't see the \$31.00
credit on