

# CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

1120-14

513  
R. 07/19

Part 1: Tax Deed Application Information					
Applicant Name Applicant Address	FCAP AS CUSTODIAN FOR FTCFIMT, LLC FL TAX CERT FUND I MUNI TAX, LLC PO BOX 775311 CHICAGO, IL 60677	Application date	Apr 01, 2020		
Property description	TBBG INVESTORS INC PO BOX 611 CENTURY, FL 32535-0611 8600 BLK PENSACOLA BLVD BEG AT INTER OF NLY R/W LI OF DEVANE AVE (40 FT R/W) & WLY R/W LI OF US HWY 29 (200 FT R/W) N 15 DEG (Full legal attached.)	Certificate #	2018 / 496		
		Date certificate issued	06/01/2018		
		Deed application number	2000200		
		Account number	02-0372-950		
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)	
# 2018/496	06/01/2018	3,146.40	157.32	3,303.72	
<b>→ Part 2: Total*</b>				<b>3,303.72</b>	
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)
# /					
<b>Part 3: Total*</b>					<b>0.00</b>
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)				3,303.72	
2. Delinquent taxes paid by the applicant				0.00	
3. Current taxes paid by the applicant				2,723.74	
4. Property information report fee and Deed Application Recording and Release Fees				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. <b>Total Paid (Lines 1-6)</b>				<b>6,402.46</b>	
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: <u>Candice Lewis</u> Signature, Tax Collector or Designee			Escambia County, Florida Date <u>April 23rd, 2020</u>		

Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
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. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Other outstanding certificates and delinquent taxes not included in this Application, if applicable per Florida statutes	
17. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
18. Redemption fee	6.25
19. Total amount to redeem	
Sign here: _____ Date of sale <u>11/02/2020</u> Signature, Clerk of Court or Designee	

**INSTRUCTIONS****Tax Collector (complete Parts 1-4)****Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application**

Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

**Part 3: Other Certificates Redeemed by Applicant (Other than County)**

**Total.** Add the amounts in Columns 3, 4 and 5

**Part 4: Tax Collector Certified Amounts (Lines 1-7)**

**Line 1,** enter the total of Part 2 plus the total of Part 3 above.

**Total Paid, Line 7:** Add the amounts of Lines 1-6

**Line 6, Interest accrued by tax collector.** Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on **Line 6**. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

**Clerk of Court (complete Part 5)**

**Line 13: Interest** is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of **Line 7**, minus **Line 6**, plus **Lines 8** through **12**. Enter the amount on **Line 13**.

**Line 14:** Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.

BEG AT INTER OF NLY R/W LI OF DEVANE AVE (40 FT R/W) & WLY R/W LI OF US HWY 29 (200 FT R/W) N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 200 FT FOR POB CONT N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 335 29/100 FT S 90 DEG W 192 18/100 FT TO ELY R/W LI OF BURLINGTON NORTHERN RR (100 FT R/W) S 27 DEG 23 MIN 27 SEC E ALG ELY R/W LI 364 53/100 FT N 90 DEG E 112 52/100 FT TO POB OR 4643 P 642

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2000200

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

FCAP AS CUSTODIAN FOR FTCFIMT, LLC  
FL TAX CERT FUND I MUNI TAX, LLC  
PO BOX 775311  
CHICAGO, IL 60677,

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
02-0372-950	2018/496	06-01-2018	BEG AT INTER OF NLY R/W LI OF DEVANE AVE (40 FT R/W) & WLY R/W LI OF US HWY 29 (200 FT R/W) N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 200 FT FOR POB CONT N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 335 29/100 FT S 90 DEG W 192 18/100 FT TO ELY R/W LI OF BURLINGTON NORTHERN RR (100 FT R/W) S 27 DEG 23 MIN 27 SEC E ALG ELY R/W LI 364 53/100 FT N 90 DEG E 112 52/100 FT TO POB OR 4643 P 642

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  
FCAP AS CUSTODIAN FOR FTCFIMT, LLC  
FL TAX CERT FUND I MUNI TAX, LLC  
PO BOX 775311  
CHICAGO, IL 60677

04-01-2020  
Application Date

\_\_\_\_\_  
Applicant's signature



# Chris Jones

## Escambia County Property Appraiser

[Real Estate Search](#)
[Tangible Property Search](#)
[Sale List](#)

← [Navigate Mode](#) ☒ [Account](#) ☐ [Reference](#) →

[Printer Friendly Version](#)

### General Information

**Reference:** 111S301101020380  
**Account:** 020372950  
**Owners:** TBBG INVESTORS INC  
**Mail:** PO BOX 611  
 CENTURY, FL 32535-0611  
**Situs:** 8600 BLK PENSACOLA BLVD 32534  
**Use Code:** VACANT COMMERCIAL   
**Taxing Authority:** COUNTY MSTU  
**Tax Inquiry:** [Open Tax Inquiry Window](#)  
 Tax Inquiry link courtesy of Scott Lunsford  
 Escambia County Tax Collector

### Assessments

Year	Land	Imprv	Total	Cap Val
2019	\$197,192	\$0	\$197,192	\$197,192
2018	\$197,192	\$0	\$197,192	\$197,192
2017	\$197,192	\$0	\$197,192	\$197,192

### Disclaimer

### Tax Estimator

> [File for New Homestead Exemption Online](#)

### Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
12/2000	4643	642	\$185,000	WD	<a href="#">View Instr</a>
12/1996	4082	72	\$100	QC	<a href="#">View Instr</a>
03/1981	1629	617	\$100	QC	<a href="#">View Instr</a>
12/1980	1629	618	\$100	WD	<a href="#">View Instr</a>

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

### 2019 Certified Roll Exemptions

None

### Legal Description

BEG AT INTER OF NLY R/W LI OF DEVANE AVE (40 FT R/W) & WLY R/W LI OF US HWY 29 (200 FT R/W) N 15 DEG 12 MIN 46 SEC W...

### Extra Features

None

### Parcel Information

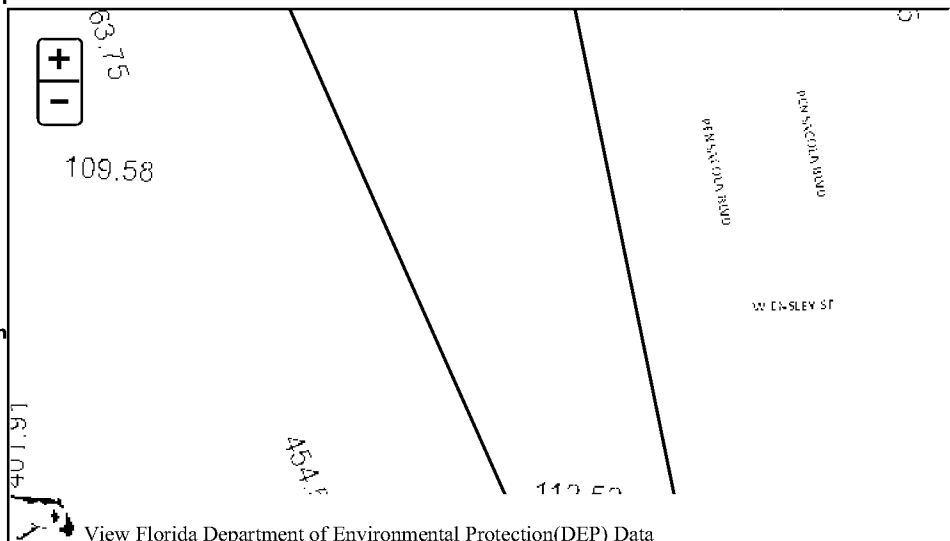
[Launch Interactive Map](#)

**Section**  
**Map Id:**  
 11-1S-30-2

**Approx. Acreage:**  
 1.1255

**Zoned:**   
 HC/LI

**Evacuation & Flood Information**  
[Open Report](#)



### Buildings

[Images](#)



7/9/19

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

Last Updated:05/05/2020 (tc.26556)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **FL TAX CERT FUND I MUNI TAX LLC/FCAP AS CUSTODIAN** holder of **Tax Certificate No. 00496**, issued the **1st day of June, A.D., 2018** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

**BEG AT INTER OF NLY R/W LI OF DEVANE AVE (40 FT R/W) & WLY R/W LI OF US HWY 29 (200 FT R/W) N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 200 FT FOR POB CONT N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 335 29/100 FT S 90 DEG W 192 18/100 FT TO ELY R/W LI OF BURLINGTON NORTHERN RR (100 FT R/W) S 27 DEG 23 MIN 27 SEC E ALG ELY R/W LI 364 53/100 FT N 90 DEG E 112 52/100 FT TO POB OR 4643 P 642**

**SECTION 11, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 020372950 (1120-14)**

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

**TBBG INVESTORS 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** Monday in the month of November, which is the **2nd day of November 2020**.

Dated this 11th day of May 2020.

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



# 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

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	FCAP AS CUSTODIAN FOR FTCFIMT, LLC FL TAX CERT FUND I MUNI TAX, LLC PO BOX 775311 CHICAGO, IL 60677	Application date	Apr 01, 2020
Property description	TBBG INVESTORS INC PO BOX 611 CENTURY, FL 32535-0611 8600 BLK PENSACOLA BLVD 02-0372-950 BEG AT INTER OF NLY RW LI OF DEVANE AVE (40 FT RW) & WLY RW LI OF US HWY 29 (200 FT RW) N 15 DEG (Full legal attached.)	Certificate #	2018 / 496
		Date certificate issued	06/01/2018

## 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)
# 2018/496	06/01/2018	3,146.40	157.32	3,303.72
→Part 2: Total*				3,303.72

## 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)
# /					
Part 3: Total*					0.00

## 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)	3,303.72
2. Delinquent taxes paid by the applicant	0.00
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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)	6,402.46

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:   
\_\_\_\_\_  
Signature, Tax Collector or Designee

Escambia, Florida  
Date July 28th, 2020

Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
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. <b>Total Paid (Lines 8-13)</b>	
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>11/02/2020</u> Signature, Clerk of Court or Designee	

**INSTRUCTIONS**

+ 6.25

**Tax Collector (complete Parts 1-4)**

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**Total.** Add the amounts in Columns 3, 4 and 5

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**Line 1,** enter the total of Part 2 plus the total of Part 3 above.

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**Line 14:** Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.

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**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 #: 02-0372-950 CERTIFICATE #: 2018-496

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: December 16, 1996 through and including August 14, 2020 Abstractor: Stacie Wright

BY

Michael A. Campbell,  
As President  
Dated: August 17, 2020

**PROPERTY INFORMATION REPORT**  
**CONTINUATION PAGE**

August 17, 2020

Tax Account #: 02-0372-950

1. The Grantee(s) of the last deed(s) of record is/are: **T.B.B.G. INVESTORS, INC.**

**By Virtue of Warranty Deed recorded December 28, 2000.**

2. The land covered by this Report is: **See 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) 2017 and 2019 are delinquent.**

**Tax Account #: 02-0372-950**

**Assessed Value: \$197,192**

**Exemptions: NONE**

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **NONE**

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

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

**PERDIDO TITLE & ABSTRACT, INC.**  
**PROPERTY INFORMATION REPORT**  
3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077

**Scott Lunsford**  
**Escambia County Tax Collector**  
**P.O. Box 1312**  
**Pensacola, FL 32591**

**CERTIFICATION: TITLE SEARCH FOR TDA**

**TAX DEED SALE DATE:** NOV 2, 2020

**TAX ACCOUNT #:** 02-03752-950

**CERTIFICATE #:** 2018-496

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**

         X   Notify City of Pensacola, P.O. Box 12910, 32521  
         X   Notify Escambia County, 190 Governmental Center, 32502  
         X   Homestead for 2019 tax year.

**T.B.B.G. INVESTORS, INC.**  
**PO BOX 611**  
**CENTURY, FL 32535-0611**

**Certified and delivered to Escambia County Tax Collector, this 17<sup>TH</sup> day of August, 2020.**

**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**

**August 17, 2020**

**Tax Account #: 02-0372-950**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**BEG AT INTER OF NLY R/W LI OF DEVANE AVE (40 FT R/W) & WLY R/W LI OF US HWY 29 (200 FT R/W) N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 200 FT FOR POB CONT N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 335 29/100 FT S 90 DEG W 192 18/100 FT TO ELY R/W LI OF BURLINGTON NORTHERN RR (100 FT R/W) S 27 DEG 23 MIN 27 SEC E ALG ELY R/W LI 364 53/100 FT N 90 DEG E 112 52/100 FT TO POB OR 4643 P 642**

**SECTION 11, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 02-0372-950 (1120-14)**

19.50  
1295.00

# This Warranty Deed

OR BK 4643 P80642  
Escambia County, Florida  
INSTRUMENT 2000-800445

DEED DOC STAMPS PD @ ESC CO \$1295.00  
12/28/00 EMILIE LEE NIXON, CLERK  
By: Linda G. Salter

Made this 27th day of December A.D. 2000  
by Josina B. Powell, as Trustee and Vance  
D. Powell, as Trustee of the Josina B.  
Powell Living Trust dated November 11,  
1996

hereinafter called the grantor, to  
T.B.B.G. Investors, Inc.

P.O. Box 611, Century, FL  
whose post office address is: 32535

hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

**Witnesseth**, that the grantor, for and in consideration of the sum of \$ 10.00  
and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises,  
releases, conveys and confirms unto the grantee, all that certain land situate in **Escambia**  
County, Florida, viz:

**See Schedule A attached hereto and by this reference made a part hereof.**

**SUBJECT TO Covenants, restrictions, easements of record and taxes for the current year.**

**Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.**

**Parcel Identification Number: 11-1S-30-1101-020-380**

**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** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2001

**In Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written.

*Signed, sealed and delivered in our presence:*

Linda G. Salter  
Name: **Witness LINDA G. SALTER**

G. Watson  
Name: **Witness G. WATSON**

Name: **Witness**

Name: **Witness**

Josina B. Powell  
Name & Address: **Josina B. Powell, Trustee** LS

Vance D. Powell  
Name & Address: **Vance D. Powell, Trustee** LS

Name & Address: LS

Name & Address: LS

State of **Florida**  
County of **Escambia**

The foregoing instrument was acknowledged before me this 27th day of **December**, 2000, by

**Josina B. Powell, as Trustee and Vance D. Powell, as Trustee of the Josina B. Powell Living Trust dated November 26, 1996**  
who is personally known to me or who has produced **Drivers Licenses** as identification.

Linda G. Salter  
Notary Public  
Print Name:  
My Commission Expires:

**PREPARED BY: Linda G. Salter**  
**RECORD & RETURN TO:**  
**First American Title Insurance Company**  
**7201 North 9th Avenue, Suite A-4**  
**Pensacola, Florida 32504**  
**File No: 0047419**

**LINDA G. SALTER**  
**Notary Public-State Of FL**  
**Comm. Exp. June 17 2003**  
**Comm. No. CC 840685**

Schedule A

COMMENCE AT THE INTERSECTION OF THE NORTHERLY RIGHT OF WAY LINE OF DEVANE STREET (40' R/W) ACCORDING TO PLAT OF FIG CITY AS RECORDED IN DEED BOOK 87 AT PAGE 244 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA AND THE WESTERLY RIGHT OF WAY LINE OF U.S. HIGHWAY 29 (200' R/W); THENCE GO NORTH 15 DEGREES 12 MINUTES 46 SECONDS WEST ALONG SAID WESTERLY RIGHT OF WAY LINE A DISTANCE OF 200.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 15 DEGREES 12 MINUTES 46 SECONDS WEST ALONG SAID WESTERLY RIGHT OF WAY LINE A DISTANCE OF 335.29 FEET; THENCE GO SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST A DISTANCE OF 192.18 FEET TO THE EASTERLY RIGHT OF WAY LINE OF THE BURLINGTON-NORTHERN RAILROAD (100 R/W); THENCE GO SOUTH 27 DEGREES 23 MINUTES 27 SECONDS EAST ALONG SAID EASTERLY RIGHT OF WAY LINE A DISTANCE OF 364.53 FEET; THENCE GO NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST A DISTANCE OF 112.52 FEET TO THE POINT OF BEGINNING; THE ABOVE DESCRIBED PARCEL OF LAND IS SITUATED IN SECTION 11, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA.

**ONSITE SEWAGE TREATMENT AND DISPOSAL SYSTEM (OSTDS)  
ESCAMBIA COUNTY HEALTH DEPARTMENT**

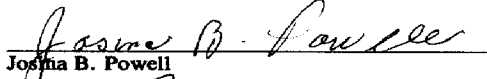
ATTENTION: Pursuant to Escambia County Code of Ordinances 99-36, in accordance with Section 1-29.180(5) of this Ordinance, the Escambia County Health Department (ECHD) must conduct an assessment of the Onsite Sewage Treatment and Disposal System (OSTDS) (Septic Tank) prior to the sale of Property. An approval letter issued by the ECHD must be presented at closing of property sale or transfer of title.

Legal Address of Property: 8600 Blk Pensacola Blvd., Pensacola, Florida 32504

Buyer/Seller are aware that the property is on a ☐ Sewer System ☐ Septic Tank  
APPROVAL LETTER ATTACHED HERETO ☐  
APPROVAL LETTER NOT REQUIRED - PROPERTY NORTH OF WELL LINE ROAD ☐  
APPROVAL LETTER NOT REQUIRED - PROPERTY IS UNIMPROVED ☒

This form completed by: First American Title Insurance Company  
7201 N. 9th Avenue, Suite A-4  
Pensacola, FL 32504

AS TO SELLER (S):

  
Joshua B. Powell

  
Vance D. Powell

AS TO BUYER (S):

  
T.B.B.G. Investors, Inc.

**RESIDENTIAL SALES  
ABUTTING ROADWAY  
MAINTENANCE DISCLOSURE**

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made a part of the public records of Escambia County, Florida. Note: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of Roadway: 8600 Blk Pensacola Blvd.

Legal Address of Property: 8600 Blk Pensacola Blvd., Pensacola, Florida 32504

The County ☒ has accepted ☐ has not accepted the abutting roadway for maintenance.

This form completed by: First American Title Insurance Company  
7201 N. 9th Ave, Suite A-4  
Pensacola, Florida 32504

AS TO SELLER(S):

Josina B. Powell  
Josina B. Powell

Vance D. Powell  
Vance D. Powell

Witness to Seller(s)

L. SALTER  
L. SALTER  
E. WATSON  
E. WATSON

AS TO BUYER(S):

T.B.B.G. Investors, Inc.  
T.B.B.G. Investors, Inc.

Frank M. Perkins  
Frank M. Perkins

Witness to Buyer(s)

L. SALTER  
L. SALTER  
F

THIS FORM APPROVED BY THE  
ESCAMBIA COUNTY BOARD  
OF COUNTY COMMISSIONERS  
Effective: 4/15/95

RCD Dec 28, 2000 11:04 am  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 2000-800445



**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

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

**CERTIFICATE # 00496 of 2018**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on September 17, 2020, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

TBBG INVESTORS INC  
PO BOX 611  
CENTURY, FL 32535-0611

WITNESS my official seal this 17th day of September 2020.



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 November 2, 2020, 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 FL TAX CERT FUND I MUNI TAX LLC/FCAP AS CUSTODIAN holder of Tax Certificate No. 00496, issued the 1st day of June, A.D., 2018 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

BEG AT INTER OF NLY R/W LI OF DEVANE AVE (40 FT R/W) & WLY R/W LI OF US HWY 29 (200 FT R/W) N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 200 FT FOR POB CONT N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 335 29/100 FT S 90 DEG W 192 18/100 FT TO ELY R/W LI OF BURLINGTON NORTHERN RR (100 FT R/W) S 27 DEG 23 MIN 27 SEC E ALG ELY R/W LI 364 53/100 FT N 90 DEG E 112 52/100 FT TO POB OR 4643 P 642

SECTION 11, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 020372950 (1120-14)

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

TBBG INVESTORS 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 Monday in the month of November, which is the 2nd day of November 2020.

Dated this 21st day of September 2020.

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:

8600 BLK PENSACOLA BLVD 32534



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

1120-14

**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** ECSO20CIV024917NON

**Agency Number:** 20-010415

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT #00496 2018

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: TBBG INVESTORS INC

**Defendant:**

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

Received this Writ on 9/25/2020 at 9:53 AM and served same at 11:44 AM on 9/29/2020 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS

DAVID MORGAN, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

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

  
C. CEPHAS, CPS

Service Fee: \$40.00  
Receipt No: BILL

Printed By: KMJACKSON

# WARNING

010415

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 November 2, 2020, 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.

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SECTION 11, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 020372950 (1120-14)

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

TBBG INVESTORS 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 Monday in the month of November, which is the 2nd day of November 2020.

Dated this 21st day of September 2020.

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:

8600 BLK PENSACOLA BLVD 32534



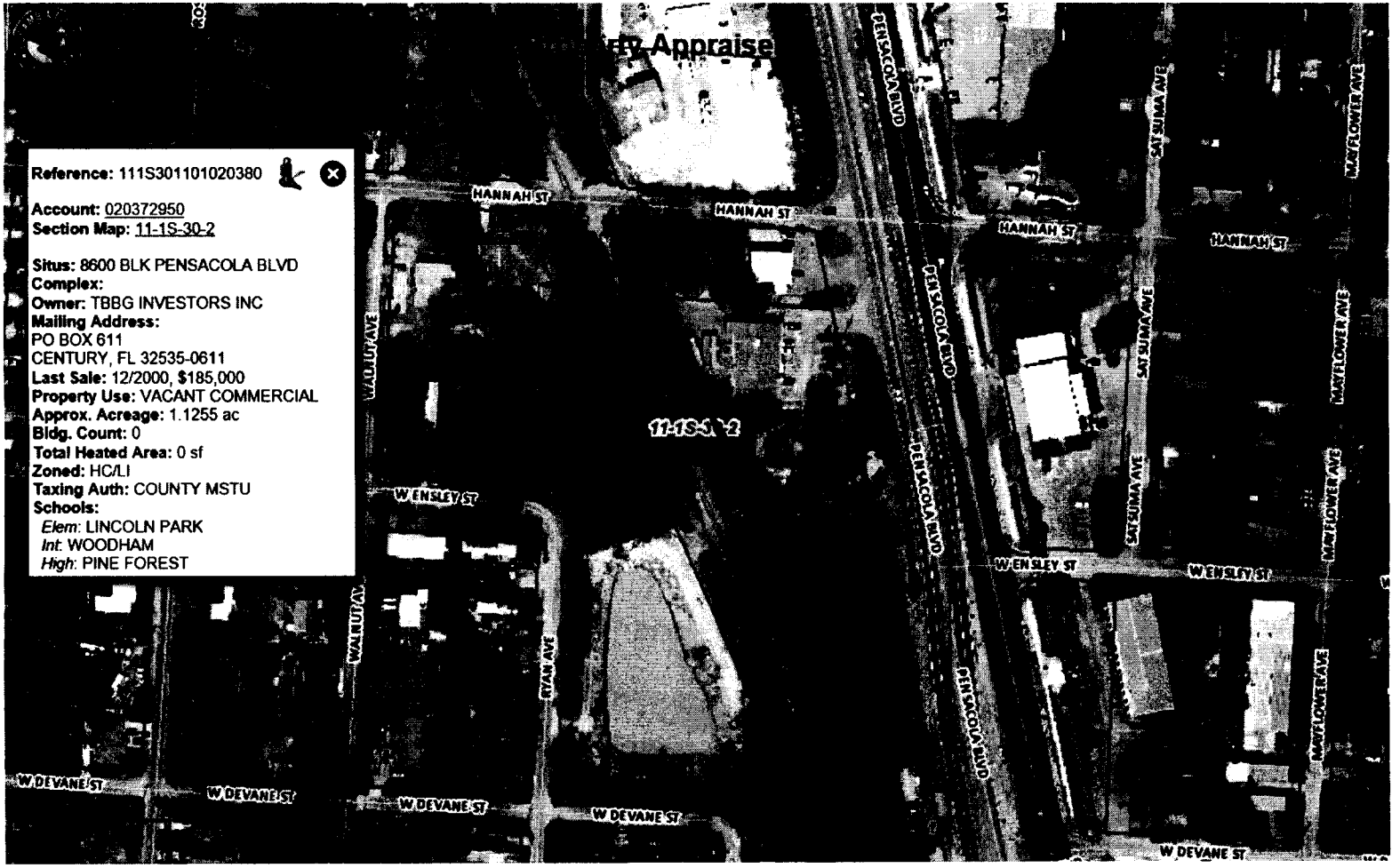
PAM CHILDERS

CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

2020 SEP 25 AM 9:53  
RECEIVED  
ESCAMBIA COUNTY  
SHERIFF'S OFFICE  
CIVIL UNIT

92920  
1144  
88922



Reference: 111S301101020380

Account: 020372950  
Section Map: 11-1S-30-2

Situs: 8600 BLK PENSACOLA BLVD  
Complex:  
Owner: TBBG INVESTORS INC  
Mailing Address:  
PO BOX 611  
CENTURY, FL 32535-0611  
Last Sale: 12/2000, \$185,000  
Property Use: VACANT COMMERCIAL  
Approx. Acreage: 1.1255 ac  
Bldg. Count: 0  
Total Heated Area: 0 sf  
Zoned: HC/LI  
Taxing Auth: COUNTY MSTU  
Schools:  
Elem: LINCOLN PARK  
Int: WOODHAM  
High: PINE FOREST

TBBG INVESTORS INC [1120-14]  
PO BOX 611  
CENTURY, FL 32535-0611

**9171 9690 0935 0127 9766 50**

*Contact -  
owner*

## RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8294, Page 244, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00496, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 020372950 (1120-14)

### DESCRIPTION OF PROPERTY:

BEG AT INTER OF NLY R/W LI OF DEVANE AVE (40 FT R/W) & WLY R/W LI OF US HWY 29 (200 FT R/W) N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 200 FT FOR POB CONT N 15 DEG 12 MIN 46 SEC W ALG WLY R/W LI 335 29/100 FT S 90 DEG W 192 18/100 FT TO ELY R/W LI OF BURLINGTON NORTHERN RR (100 FT R/W) S 27 DEG 23 MIN 27 SEC E ALG ELY R/W LI 364 53/100 FT N 90 DEG E 112 52/100 FT TO POB OR 4643 P 642

SECTION 11, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: TBBG INVESTORS INC

Dated this 23rd day of October 2020.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



**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  
Tax Certificate Redeemed From Sale  
Account: 020372950 Certificate Number: 000496 of 2018**

**Payor: BRYANT GARRETT PO BOX 472 CENTURY, FL 32535      Date 10/23/2020**

Clerk's Check #                      7144101052  
Tax Collector Check #            1

Clerk's Total	\$516.04
Tax Collector's Total	\$7,080.97
Postage	\$5.75
Researcher Copies	\$0.00
Recording	\$10.00
Prep Fee	\$7.00
Total Received	\$7,619.76

**PAM CHILDERS  
Clerk of the Circuit Court**

Received By: Hilmaey Coppage  
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



**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 # 2018 TD 000496**

**Redeemed Date 10/23/2020**

**Name BRYANT GARRETT PO BOX 472 CENTURY, FL 32535**

Clerk's Total = TAXDEED	\$516.04
Due Tax Collector = TAXDEED	\$7,080.97
Postage = TD2	\$5.75
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
------	--------	------	-------------	------------	------------

**FINANCIAL SUMMARY**

No Information Available - See Dockets



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

**Tax Deed - Redemption Calculator**

**Account: 020372950 Certificate Number: 000496 of 2018**

Redemption  Application Date  Interest Rate

Final Redemption Payment ESTIMATED

Redemption Overpayment ACTUAL

Auction Date

Redemption Date

Months	7	6
Tax Collector	<input type="text" value="\$6,402.46"/>	<input type="text" value="\$6,402.46"/>
Tax Collector Interest	\$672.26	\$576.22
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$7,080.97	\$6,984.93 <b>T.C.</b>

Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/> <b>-80.00</b>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$49.04	\$42.03
Total Clerk	\$516.04	\$509.03 <b>C.H.</b>

Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$5.75"/>	<input type="text" value="\$5.75"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$7,619.76	\$7,516.71

Repayment Overpayment Refund Amount   
 Book/Page

103.05  
 + 80.00  


---

 183.05 Redeemer

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 – 11-02-2020 – TAX CERTIFICATE #'S 00496

in the CIRCUIT Court

was published in said newspaper in the issues of

OCTOBER 1, 8, 15, 22, 2020

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 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 in the said newspaper.



Digitally signed by Michael P Driver  
DN: c=US, o=The Escambia Sun Press LLC,  
ou=A01410D00000171E5A7746E000AE64, cn=Michael P Driver  
Date: 2020.10.22 09:53:56 -05'00'

**PUBLISHER**

Sworn to and subscribed before me this 22ND day of OCTOBER  
A.D., 2020



Digitally signed by Heather Tuttle  
DN: c=US, o=The Escambia Sun Press LLC,  
ou=A01410D00000171E5ABA6670000AE70, cn=Heather Tuttle  
Date: 2020.10.22 10:17:57 -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**

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TAX ACCOUNT NUMBER 020372950  
(1120-14)

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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 November, which is the 2nd day of November 2020.

Dated this 24th day of September 2020.

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-10-01-08-15-22-2020