



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

0822-60

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	JUAN C CAPOTE MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK 780 NW 42 AVE #300 MIAMI, FL 33126	Application date	Nov 16, 2021
Property description	HOWELL DAVE HOWELL SHIRLEY 1800 9 1/2 MILE RD CANTONMENT, FL 32533 9890 PENSACOLA BLVD 01-5016-000 BEG AT NE COR OF SE 1/4 OF SEC TH S ALG E LI OF SEC 20 FT TO POB CONT SAME COURSE ALG SD E LI 310 FT (Full legal attached.)	Certificate #	2019 / 469
		Date certificate issued	06/01/2019

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)
# 2019/469	06/01/2019	7,231.24	361.56	7,592.80
→Part 2: Total*				7,592.80

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)
# 2021/377	06/01/2021	7,482.54	6.25	374.13	7,862.92
Part 3: Total*					7,862.92

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)	15,455.72
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	6,661.81
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)	22,492.53

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: Jennifer N. Cassidy Escambia, Florida
Signature, Tax Collector or Designee Date December 2nd, 2021

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

+ \$6.25

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>08/01/2022</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 NE COR OF SE 1/4 OF SEC TH S ALG E LI OF SEC 20 FT TO POB CONT SAME COURSE ALG SD E LI 310 FT N 87 DEG 17 MIN 58 SEC W 213 84/100 FT TH N 18 DEG 39 MIN 28 SEC W AND ALG E R/W LI OF ST RD 95 FOR 332 89/100 FT E AND ALG S R/W LI OF 9 1/2 MILE RD (40 FT R/W) 335 08/100 FT TO POB OR 1606/1773 P 266/906

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2100695

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

JUAN C CAPOTE
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK
780 NW 42 AVE #300
MIAMI, FL 33126,

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
01-5016-000	2019/469	06-01-2019	BEG AT NE COR OF SE 1/4 OF SEC TH S ALG E LI OF SEC 20 FT TO POB CONT SAME COURSE ALG SD E LI 310 FT N 87 DEG 17 MIN 58 SEC W 213 84/100 FT TH N 18 DEG 39 MIN 28 SEC W AND ALG E R/W LI OF ST RD 95 FOR 332 89/100 FT E AND ALG S R/W LI OF 9 1/2 MILE RD (40 FT R/W) 335 08/100 FT TO POB OR 1606/1773 P 266/906

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
JUAN C CAPOTE
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK
780 NW 42 AVE #300
MIAMI, FL 33126

11-16-2021
Application Date

Applicant's signature



Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Nav. Mode ☒ Account ☐ Parcel ID →

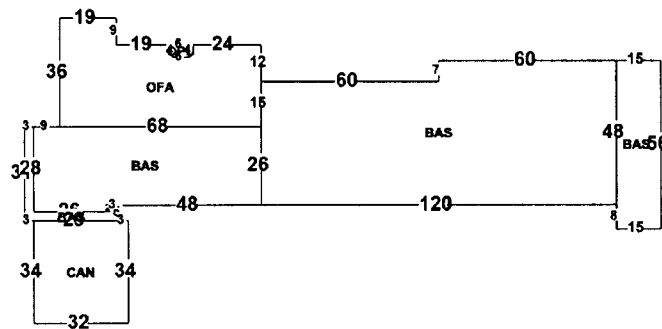
Printer Friendly Version

General Information		Assessments				
Parcel ID:	091S302101160008	Year	Land	Imprv	Total	Cap Val
Account:	015016000	2021	\$161,390	\$269,855	\$431,245	\$431,245
Owners:	HOWELL DAVE HOWELL SHIRLEY	2020	\$161,390	\$266,231	\$427,621	\$427,621
Mail:	1800 9 1/2 MILE RD CANTONMENT, FL 32533	2019	\$161,390	\$253,472	\$414,862	\$414,862
Situs:	9890 PENSACOLA BLVD 32534	Disclaimer				
Use Code:	AUTO REPAIR	Market Value Breakdown Letter				
Taxing Authority:	COUNTY MSTU	Tax Estimator				
Tax Inquiry:	Open Tax Inquiry Window	Download Income & Expense Survey				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data		2021 Certified Roll Exemptions	
Sale Date	Book Page Value Type	None	
01/1983	1773 906 \$100 WD	Legal Description	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller		BEG AT NE COR OF SE 1/4 OF SEC TH S ALG E LI OF SEC 20 FT TO POB CONT SAME COURSE ALG SD E LI 310 FT N 87 DEG...	
		Extra Features	
		ASPHALT PAVEMENT CHAINLINK FENCE CONCRETE PAVING	

Parcel Information		Launch Interactive Map	
Section Map Id: 09-1S-30-2			
Approx. Acreage: 1.8847			
Zoned: HC/LI			
Evacuation & Flood Information Open Report			
		View Florida Department of Environmental Protection(DEP) Data	
		Buildings	
		Address:9890 PENSACOLA BLVD, Year Built: 1956, Effective Year: 1956, PA Building ID#: 46786	

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-0
EXTERIOR WALL-CONCRETE BLOCK
FLOOR COVER-CONCRETE-FINISH
FOUNDATION-SLAB ON GRADE
HEAT/AIR-NONE
INTERIOR WALL-EXPOSED BLK/BRK
NO. PLUMBING FIXTURES-4
NO. STORIES-1
ROOF COVER-MEMBRANE
ROOF FRAMING-RIGID FRAME/BAR
STORY HEIGHT-15
STRUCTURAL FRAME-MASONRY PIL/STL

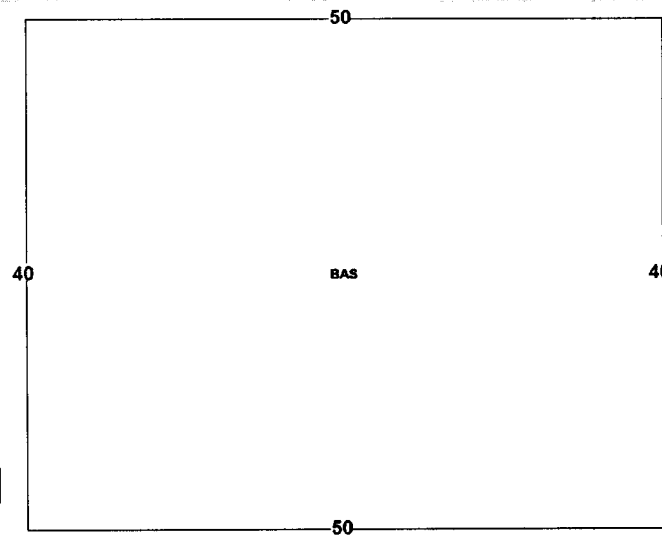


Areas - 11515 Total SF

BASE AREA - 8420
CANOPY - 1088
OFFICE AVG - 1983
OPEN PORCH UNF - 24

Year Built: 1983, Effective Year: 1983, PA Building ID#: 46787

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-0
EXTERIOR WALL-METAL-MODULAR
FLOOR COVER-CONCRETE-FINISH
FOUNDATION-SLAB ON GRADE
HEAT/AIR-NONE
INTERIOR WALL-UNFINISHED
NO. STORIES-1
ROOF COVER-METAL/MODULAR
ROOF FRAMING-RIGID FRAME/BAR
STORY HEIGHT-14
STRUCTURAL FRAME-WOOD FRAME



 Areas - 2000 Total SF

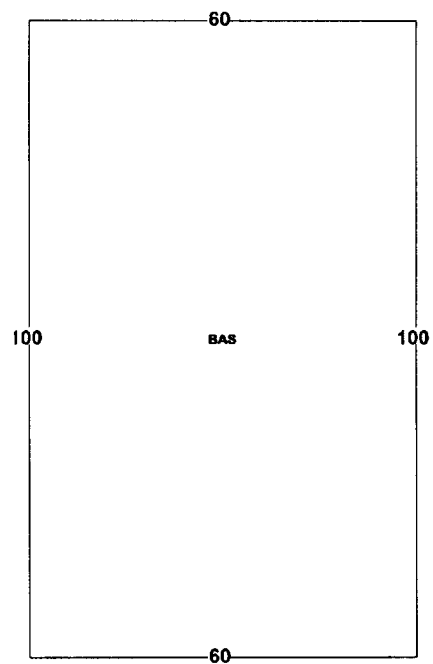
BASE AREA - 2000

Year Built: 1987, Effective Year: 1987, PA Building ID#: 46788

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-0
EXTERIOR WALL-METAL-MODULAR
FLOOR COVER-CONCRETE-FINISH
FOUNDATION-SLAB ON GRADE
HEAT/AIR-NONE
INTERIOR WALL-UNFINISHED
NO. STORIES-1
ROOF COVER-METAL/MODULAR
ROOF FRAMING-STEEL TRUSS/FRM
STORY HEIGHT-16
STRUCTURAL FRAME-RIGID FRAME

Areas - 6000 Total SF

BASE AREA - 6000



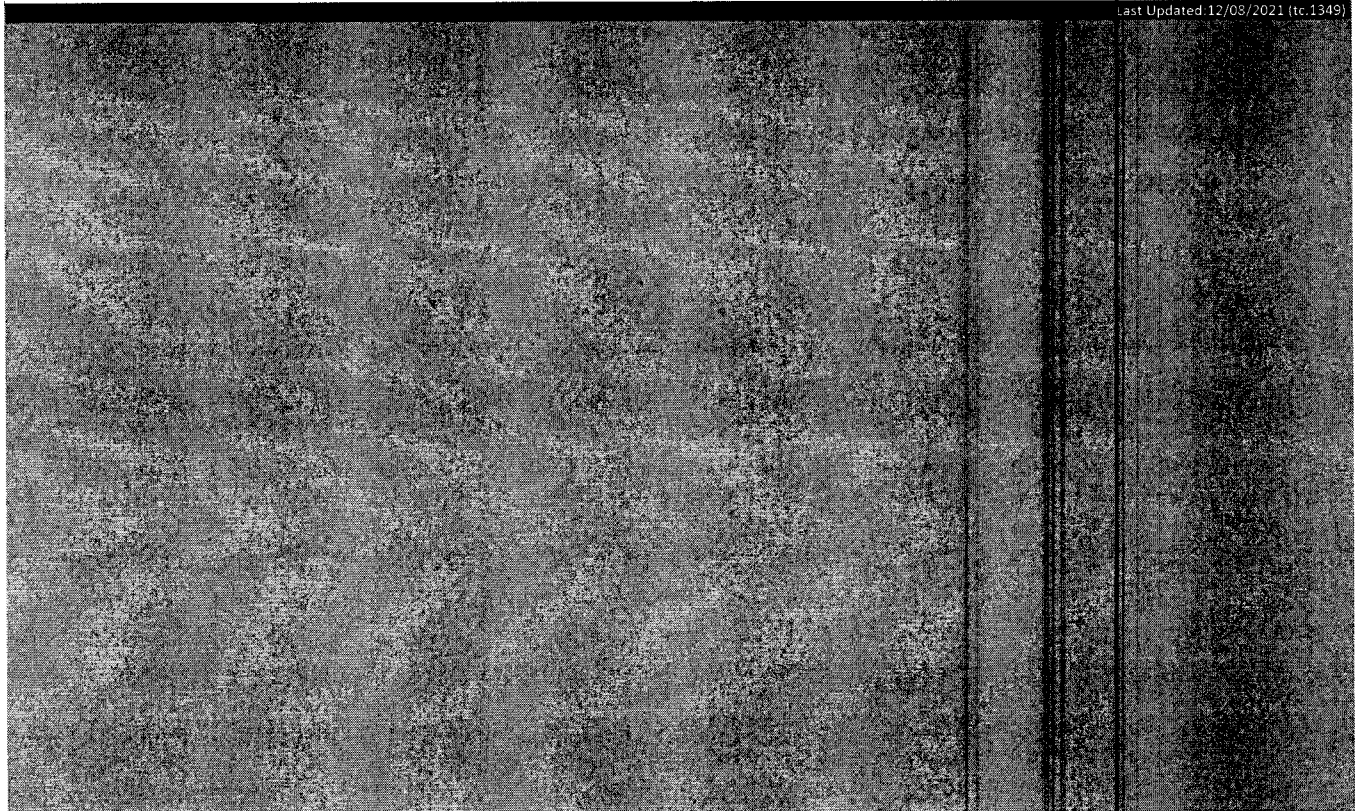
Images



8/19/20

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: 12/08/2021 (tc.1349)



NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 00469**, issued the **1st** day of **June, A.D., 2019** 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 NE COR OF SE 1/4 OF SEC TH S ALG E LI OF SEC 20 FT TO POB CONT SAME COURSE ALG SD E LI 310 FT N 87 DEG 17 MIN 58 SEC W 213 84/100 FT TH N 18 DEG 39 MIN 28 SEC W AND ALG E R/W LI OF ST RD 95 FOR 332 89/100 FT E AND ALG S R/W LI OF 9 1/2 MILE RD (40 FT R/W) 335 08/100 FT TO POB OR 1606/1773 P 266/906

SECTION 09, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 015016000 (0822-60)

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

DAVE HOWELL and SHIRLEY HOWELL

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 August, which is the **1st** day of **August 2022**.

Dated this 20th day of December 2021.

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 #: 01-5016-000 CERTIFICATE #: 2019-469

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: May 4, 2002 to and including May 4, 2022 Abstractor: Cody Campbell

BY

Michael A. Campbell,
As President
Dated: May 12, 2022

**PROPERTY INFORMATION REPORT
CONTINUATION PAGE**

May 12, 2022

Tax Account #: **01-5016-000**

1. The Grantee(s) of the last deed(s) of record is/are: **PATRICIA GUNTER**

**By Virtue of Personal Representative's Release and Certification of Distribution of Real Property
recorded 4/29/2022 in OR 8773/1331**

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. **Tax Lien in favor of the Department of the Treasury/IRS recorded 3/24/2021 – OR 8491/773**
- b. **Tax Warrant in favor of the Florida Department of Revenue recorded 1/11/2022 – OR 8700/1534**

4. Taxes:

Taxes for the year(s) 2018 and 2020 are delinquent.
Tax Account #: 01-5016-000
Assessed Value: \$431,245.00
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): **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: AUGUST 1, 2022

TAX ACCOUNT #: 01-5016-000

CERTIFICATE #: 2019-469

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>2021</u> tax year.

**ESTATE OF SHIRLEY J. HOWELL,
& PATRICIA GUNTER
AKA PATRICIA HOWELL GUNTER
9890 PENSACOLA BLVD
PENSACOLA, FL 32534**

**ESTATE OF SHIRLEY J. HOWELL,
& PATRICIA GUNTER
AKA PATRICIA HOWELL GUNTER
1800 9 1/2 MILE RD
CANTONMENT, FL 32533**

**PATRICIA GUNTER
572 FILLY COURT
CANTONMENT, FL 32522**

**DEPARTMENT OF TREASURY
INTERNAL REVENUE SERVICE
400 W BAY ST STE 35045
JACKSONVILLE FL 32202 – 4437**

**FLORIDA DEPARTMENT OF REVENUE
PENSACOLA SERVICE CENTER
2205 LA VISTA AVE, STE B
PENSACOLA, FL 32504**

Certified and delivered to Escambia County Tax Collector, this 12th day of May, 2022.

PERDIDO TITLE & ABSTRACT, INC.



BY: Michael A. Campbell, As It's President

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

PROPERTY INFORMATION REPORT

May 12, 2022

Tax Account #:01-5016-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

**BEG AT NE COR OF SE 1/4 OF SEC TH S ALG E LI OF SEC 20 FT TO POB CONT SAME COURSE
ALG SD E LI 310 FT N 87 DEG 17 MIN 58 SEC W 213 84/100 FT TH N 18 DEG 39 MIN 28 SEC W
AND ALG E R/W LI OF ST RD 95 FOR 332 89/100 FT E AND ALG S R/W LI OF 9 1/2 MILE RD (40
FT R/W) 335 08/100 FT TO POB OR 1606/1773 P 266/906**

SECTION 09, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 01-5016-000(0822-60)

**ABTRACTOR'S NOTE: WE AR UNABLE TO CERTIFY LEGAL AS WRITTEN ON TAX ROLL
WITOUT A CURRENT SURVEY.**

CA Form 105

1773 00906

FILE NO REC-126
DOC 15
SUR
REC 3.00

WARRANTY DEED

This instrument was prepared by
THOMAS C. WILSON, JR.,
Attorney at Law, P.A.
1300 Bayou Blvd., Ste. 16
Pensacola, Florida 32513
(904) 474-1030

STATE OF FLORIDA
COUNTY OF ESCAMBIA

9390 Pensacola Blvd
Pensacola, Florida 32505
Grantor's Address

KNOW ALL MEN BY THESE PRESENTS that EDWIN A. STEWART and HELEN GRACE STEWART, husband and wife

Grantor*
for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged has bargained, sold, conveyed and granted unto DAVE HOWELL and SHIRLEY HOWELL, husband and wife

grantee's heirs, executors, administrators and assigns, forever, the following described property, situate, lying and being in the County of Escambia, State of Florida, to wit

Commence at the Northeast corner of the Southeast 1/4 of Section 9, T-1-S, R-30-W, Escambia County, Florida; thence run South and along the East line of said Section for 20.0' to the Point of Beginning; thence continue same course, along said East line for 310.0', thence run N 87° 17' 58" W for 213.84', thence run N 18° 39' 28" W and along the East R/W line of State Road 95 for 332.89', thence run East and along the South R/W line of 9 1/2 Mile Road (40' R/W) for 335.08' to the Point of Beginning. All lying and being in Section 9, T-1-S, R-30-W of Escambia County, Florida.

The above described property is subject to that certain mortgage executed to Pensacola Loan and Savings Bank, as recorded in Official Records Book 908 at page 794 of the public records of Escambia County, Florida, and a certain mortgage executed to Pensacola Home and Savings Association. Grantors herein agree to continue paying said mortgages until paid in full.

Grantors herein reserve 1/2 of all oil, gas and mineral rights.

This is a corrective deed being recorded to correct the legal description contained in that certain Warranty Deed recorded in OR Book 1605 at page 266 of the Public Records of Escambia County, Florida.

Subject to taxes for current year and to valid easements and restrictions of record affecting the above property, if any, which are not hereby reimposed. Subject also to oil, gas and mineral reservations of record. Said grantor does fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

*Wherever used herein the term "grantee" shall include the heirs, personal representatives, successors and assigns of the respective parties hereto; the use of singular number shall include the plural and the plural the singular; the use of any gender shall include all genders.

IN WITNESS WHEREOF, grantor has hereunto set grantor's hand and seal on January 4, 1982

Signed, sealed and delivered
in the presence of

[Signature]
[Signature]
[Signature]
[Signature]

[Signature] (SEAL)
EDWIN A. STEWART
[Signature] (SEAL)
HELEN GRACE STEWART
[Signature] (SEAL)

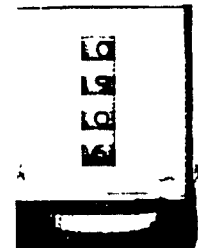
STATE OF FLORIDA
COUNTY OF

The foregoing instrument was acknowledged before me this 4th day of June, 1982, by Edwin A. Stewart and Helen Grace Stewart, husband and wife

CLERK FILE NO	16007
DATE OF RECORDING	JUN 11 1982
FILED	1982
RECORDED	1982
INDEXED	1982
FILED	1982

[Signature]
Notary Public
Notary Seal
Notary Expires

0317-4



Prepared by and return to:
Jason A. Waddell
1108-A North 12th Avenue
Pensacola, FL 32501

The preparer of this certification of distribution represents that:

This has been prepared at the express direction of the Personal Representative solely from the legal description provided to the preparer by the Grantor and Grantee; that no title search, survey, or inspection of the property described below has been performed by the preparer; title to the property described below has not been examined by the preparer; and that the preparer makes no representation, warranties or guarantees whatsoever as to the status of the title to or ownership of said property.

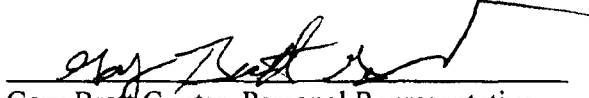
PERSONAL REPRESENTATIVE'S RELEASE
AND CERTIFICATION OF DISTRIBUTION
OF REAL PROPERTY

The undersigned, Gary Brett Gunter, whose address is 28276 Thunder Road, Robertsedale, AL 36537, Personal Representative of the Estate of Shirley J. Howell, hereby acknowledges that title to the real property located in Escambia County, Florida, described as 9890 Pensacola Blvd., Pensacola, FL 32533, and more fully described in Exhibit "A" attached hereto, and with Property Appraiser's Parcel Identification Number 091S302101160008 (the "Property"), vested in Patricia Gunter, whose post office address is 1800 West 9 1/2 Mile Road, Cantonment, FL 32533, (the "Beneficiary") by operation of law as of the date of the decedent's death pursuant to Florida law as will more fully appear from the proceedings in the Circuit Court for Escambia County, Florida, Probate Division, in File No. 2021 CP 1825 subject to the rights of the Personal Representative under Florida Statutes Sections 733.607 and 733.608 to:

1. take possession and control of the Property;
2. use, sell, encumber or otherwise exercise control over the Property:
 - (a) for the payment of devisees, debts, family allowance, estate and inheritance taxes, claims, charges, and expenses of administration;
 - (b) to enforce contribution and equalize advancement;
 - (c) for distribution.

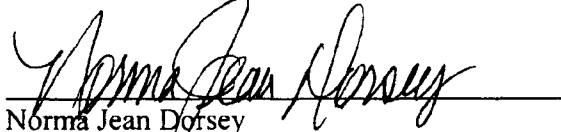
Having determined that the Property is not needed for any of the foregoing purposes, except distribution, and that the Property should be released and distributed to the Beneficiary, the Personal Representative hereby releases the Property from all rights and powers of the Personal Representative and acknowledges that the Property is vested in Patricia Gunter, free of all rights of the Personal Representative.

IN WITNESS WHEREOF, the undersigned, as Personal Representative of the Estate of the Decedent, has executed this instrument on this 28th day of April, 2022.



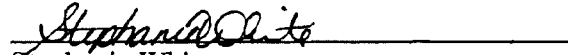
Gary Brett Gunter, Personal Representative
of the Estate of Shirley J. Howell,
deceased

Signed in the presence of:



Norma Jean Dorsey
1108-A North 12th Avenue
Pensacola, FL 32501
Witness to Grantor

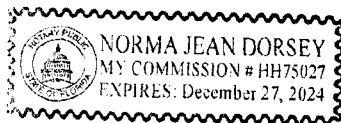
Signed in the presence of:

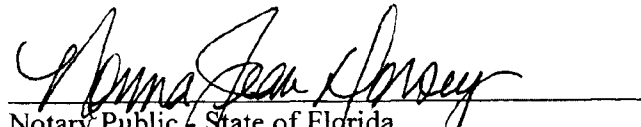


Stephanie White
1108-A North 12th Avenue
Pensacola, FL 32501
Witness to Grantor

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me, by means of physical presence, this 28th day of April, 2022, by Gary Brett Gunter, who has produced Florida Driver License as identification.





Notary Public - State of Florida

EXHIBIT "A"

Commence at the Northwest corner of the Southeast 1/4 of Section 9, T-1-S, R-10-W, Escambia County, Florida; thence run South and along the East line of said Section for 20.0' to the Point of Beginning; thence continue same course, along said East line for 96.0', thence run N 17° 58' W for 211.84', thence run N 18° 39' 28" W and along the East R/W line of State Road 95 for 212.83', thence run East and along the South R/W line of 9 1/2 Mile Road (40' R/W) for 335.98' to the Point of Beginning. All lying and being in Section 9, T-1-S, R-10-W of Escambia County, Florida.


The above described property is subject to that certain mortgage executed to Pensacola Loan and Savings Bank, as recorded in Official Records Book 908 at page 794 of the public records of Escambia County, Florida, and a certain mortgage executed to Pensacola Home and Savings Association. Grantors herein agree to continue paying said Mortgages until paid in full.

Grantors herein reserve 1/2 of all oil, gas and mineral rights.

This is a corrective deed being recorded to correct the legal description contained in that certain Warranty Deed recorded in CR Book 1696 at page 266 of the Public Records of Escambia County, Florida.

Form 668 (Y)(c) (Rev. February 2004)	17489 Department of the Treasury - Internal Revenue Service Notice of Federal Tax Lien				
Area: SMALL BUSINESS/SELF EMPLOYED AREA #3 Lien Unit Phone: (800) 913-6050		Serial Number 426046921		For Optional Use by Recording Office	
As provided by section 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.					
Name of Taxpayer PATRICIA H GUNTER					
Residence 572 FILLY CT CANTONMENT, FL 32533-7551					
IMPORTANT RELEASE INFORMATION: For each assessment listed below, unless notice of the lien is refilled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).					
Kind of Tax (a)	Tax Period Ending (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
6672	03/31/2019	XXX-XX- [REDACTED]	11/30/2020	12/30/2030	29276.10
6672	06/30/2019	XXX-XX- [REDACTED]	11/30/2020	12/30/2030	43558.37
6672	09/30/2019	XXX-XX- [REDACTED]	11/30/2020	12/30/2030	43154.45
6672	12/31/2019	XXX-XX- [REDACTED]	11/30/2020	12/30/2030	41562.06
Place of Filing CLERK OF CIRCUIT COURT ESCAMBIA COUNTY PENSACOLA, FL 32595					Total \$ 157550.98

This notice was prepared and signed at BALTIMORE, MD, on this,
 the 09th day of March, 2021.

Signature  for J. GREGORY	Title REVENUE OFFICER 23-09-2410 (850) 475-7325
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(NOTE: Certificate of officer authorized by law to take acknowledgment is not essential to the validity of Notice of Federal Tax lien
 Rev. Rul. 71-466, 1971 - 2 C.B. 409)

Part 1 - Kept By Recording Office

Form 668(Y)(c) (Rev. 2-2004)
 CAT. NO 60025X



Florida Department of Revenue
Warrant

Taxpayer : PATRICIA HOWELL GUNTER
1800 W 9 1/2 Mile Rd
Cantonment FL 32533-7764

Tax : SALES & USE TAX
Business Partner # : 127458
Contract Object # :
FEIN :
Warrant # : 213.29/2999225
Re: Warrant(s) issued under Chapter(s)
212, 213 , Florida Statutes

THE STATE OF FLORIDA
TO ALL AND SINGULAR, THE CLERKS OF THE CIRCUIT COURTS AND
ALL AND SINGULAR, THE SHERIFFS OF THE STATE OF FLORIDA

WARRANT FOR COLLECTION OF DELINQUENT SALE & USE TAX(ES).

The taxpayer named above in the County of Escambia , is indebted to the Department of Revenue, State of
Florida, in the following amounts:

TAX	\$
PENALTY	\$ 353,287.80
INTEREST	\$
TOTAL	\$ 353,287.80
FEE(S)	\$ 20.00
GRAND TOTAL	\$ 353,307.80

For returns due on or before December 31, 1999, interest is due at the rate of 12% per annum. For returns due on or
after January 1, 2000, a floating rate of interest applies in accordance with section 213.235, Florida Statutes.

Witness my hand and official seal in this City of Pensacola , Escambia County, Florida,
this 7th day of January , 2022 .



Jim Zingale
Executive Director
Department of Revenue, State of Florida

This instrument prepared by:

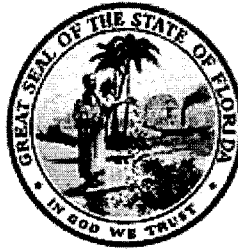
Authorized Agent

Please bill to:

PENSACOLA SERVICE CENTER
2205 LA VISTA AVE, STE B
PENSACOLA FL 32504

DR-78
R. 04/16

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: 015016000 Certificate Number: 000469 of 2019**

**Payor: BRETT GUNTER WESLEY GUNTER 1800 9 1/2 MILE RD CANTONMENT, FL 32533
Date 6/15/2022**

Clerk's Check # 38887
Tax Collector Check # 1

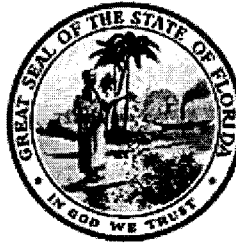
Clerk's Total	\$517.56	25,044.38
Tax Collector's Total	\$25,535.27	
Postage	\$43.26	
Researcher Copies	\$0.00	
Recording	\$10.00	
Prep Fee	\$7.00	
Total Received	\$26,113.09	
	\$25,044.38	

**PAM CHILDERS
Clerk of the Circuit Court**

Received 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



**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 # 2019 TD 000469
 Redeemed Date 6/15/2022**

Name BRETT GUNTER WESLEY GUNTER 1800 9 1/2 MILE RD CANTONMENT, FL 32533

Clerk's Total = TAXDEED	\$517.56	
Due Tax Collector = TAXDEED	\$25,535.27	25,044.38
Postage = TD2	\$48.26	
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
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FINANCIAL SUMMARY

No Information Available - See Dockets

Search Property	Property Sheet	Lien Holder's	Redeem	Forms	Courtview	Benchmark
Redeemed From Sale						



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

Tax Deed - Redemption Calculator

Account: 015016000 Certificate Number: 000469 of 2019

Redemption ☐ Yes ☒ No Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="8/1/2022"/>	Redemption Date <input type="text" value="6/15/2022"/>
Months	9	7
Tax Collector	<input type="text" value="\$22,492.53"/>	<input type="text" value="\$22,492.53"/>
Tax Collector Interest	\$3,036.49	\$2,361.72
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$25,535.27	\$24,860.50 <i>TK</i>
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$119.00"/>	<input type="text" value="\$119.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$61.56	\$47.88
Total Clerk	\$517.56	\$503.88 <i>CH</i>
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="\$43.26"/>	<input type="text" value="\$43.26"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$26,113.09	\$25,424.64
	Repayment Overpayment Refund Amount	\$688.45

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 8687, Page 1727, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00469, issued the 1st day of June, A.D., 2019

TAX ACCOUNT NUMBER: 015016000 (0822-60)

DESCRIPTION OF PROPERTY:

BEG AT NE COR OF SE 1/4 OF SEC TH S ALG E LI OF SEC 20 FT TO POB CONT SAME COURSE
ALG SD E LI 310 FT N 87 DEG 17 MIN 58 SEC W 213 84/100 FT TH N 18 DEG 39 MIN 28 SEC W
AND ALG E R/W LI OF ST RD 95 FOR 332 89/100 FT E AND ALG S R/W LI OF 9 1/2 MILE RD (40
FT R/W) 335 08/100 FT TO POB OR 1606/1773 P 266/906

SECTION 09, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: DAVE HOWELL and SHIRLEY HOWELL

Dated this 15th day of June 2022.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk