



# 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

0123-49

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	CITRUS CAPITAL HOLDINGS, LLC CITRUS CAPITAL HOLDINGS FBO SEC PTY PO BOX 54226 NEW ORLEANS, LA 70154-4226	Application date	Apr 21, 2022
Property description	SIMPSON RUTHERFORD B LIFE EST SIMPSON WILLIAM B C/O WILLIAM R SIMPSON 8557 ACAPULCO CAMINO PENSACOLA, FL 32507 8557 ACAPULCO CAMINO 09-5015-110 LT 50 BLK A BAYOU GRANDE VILLA PB 8 P 4 OR 3961 P 429 OR 4711 P 1008 SEC 33/4 TS2/3S R31W	Certificate #	2020 / 5373
		Date certificate issued	06/01/2020

## 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)
# 2020/5373	06/01/2020	1,447.64	72.38	1,520.02
→ Part 2: Total*				1,520.02

## 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)
# 2021/4245	06/01/2021	1,453.46	6.25	72.67	1,532.38
Part 3: Total*					1,532.38

## 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)	3,052.40
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,381.81
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)	4,809.21

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 May 6th, 2022

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>01/09/2023</u> Signature, Clerk of Court or Designee	

**INSTRUCTIONS**

*6.25*

**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.

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2200267

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

CITRUS CAPITAL HOLDINGS, LLC  
CITRUS CAPITAL HOLDINGS FBO SEC PTY  
PO BOX 54226  
NEW ORLEANS, LA 70154-4226,

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
09-5015-110	2020/5373	06-01-2020	LT 50 BLK A BAYOU GRANDE VILLA PB 8 P 4 OR 3961 P 429 OR 4711 P 1008 SEC 33/4 TS2/3S R31W

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  
CITRUS CAPITAL HOLDINGS, LLC  
CITRUS CAPITAL HOLDINGS FBO SEC PTY  
PO BOX 54226  
NEW ORLEANS, LA 70154-4226

04-21-2022  
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](#)

<b>General Information</b> <b>Parcel ID:</b> 332S312400050001 <b>Account:</b> 095015110 <b>Owners:</b> SIMPSON RUTHERFORD B LIFE EST SIMPSON WILLIAM B <b>Mail:</b> C/O WILLIAM R SIMPSON 8557 ACAPULCO CAMINO PENSACOLA, FL 32507 <b>Situs:</b> 8557 ACAPULCO CAMINO 32507 <b>Use Code:</b> MOBILE HOME <b>Taxing Authority:</b> COUNTY MSTU <b>Tax Inquiry:</b> <a href="#">Open Tax Inquiry Window</a> Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector				<b>Assessments</b> <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2021</td> <td>\$60,000</td> <td>\$27,834</td> <td>\$87,834</td> <td>\$87,834</td> </tr> <tr> <td>2020</td> <td>\$60,000</td> <td>\$26,050</td> <td>\$86,050</td> <td>\$86,050</td> </tr> <tr> <td>2019</td> <td>\$60,000</td> <td>\$24,933</td> <td>\$84,933</td> <td>\$84,933</td> </tr> </tbody> </table> <p align="center"><b>Disclaimer</b></p> <p align="center"><b>Market Value Breakdown Letter</b></p> <p align="center"><b>Tax Estimator</b></p> <p align="center"><b>File for New Homestead Exemption Online</b></p>				Year	Land	Imprv	Total	Cap Val	2021	\$60,000	\$27,834	\$87,834	\$87,834	2020	\$60,000	\$26,050	\$86,050	\$86,050	2019	\$60,000	\$24,933	\$84,933	\$84,933																
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<b>Sales Data</b> <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>10/27/2020</td> <td>8401</td> <td>1482</td> <td>\$100</td> <td>CJ</td> <td></td> </tr> <tr> <td>05/2001</td> <td>4711</td> <td>1008</td> <td>\$100</td> <td>WD</td> <td></td> </tr> <tr> <td>04/1996</td> <td>3961</td> <td>429</td> <td>\$69,000</td> <td>WD</td> <td></td> </tr> <tr> <td>04/1993</td> <td>3346</td> <td>519</td> <td>\$100</td> <td>WD</td> <td></td> </tr> <tr> <td>01/1986</td> <td>2175</td> <td>857</td> <td>\$24,000</td> <td>WD</td> <td></td> </tr> </tbody> </table> Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller				Sale Date	Book	Page	Value	Type	Official Records (New Window)	10/27/2020	8401	1482	\$100	CJ		05/2001	4711	1008	\$100	WD		04/1996	3961	429	\$69,000	WD		04/1993	3346	519	\$100	WD		01/1986	2175	857	\$24,000	WD		<b>2021 Certified Roll Exemptions</b> None  <b>Legal Description</b> LT 50 BLK A BAYOU GRANDE VILLA PB 8 P 4 OR 3961 P 429 OR 4711 P 1008 SEC 33/4 TS2/3S R31W  <b>Extra Features</b> BOAT DOCK BOAT HOUSE UTILITY BLDG WOOD DECK			
Sale Date	Book	Page	Value	Type	Official Records (New Window)																																						
10/27/2020	8401	1482	\$100	CJ																																							
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04/1993	3346	519	\$100	WD																																							
01/1986	2175	857	\$24,000	WD																																							
<b>Parcel Information</b> <b>Section Map Id:</b> 33-25-31-2 <b>Approx. Acreage:</b> 0.1443 <b>Zoned:</b> HDMU <b>Evacuation &amp; Flood Information</b> <a href="#">Open Report</a>  <p align="center"><a href="#">View Florida Department of Environmental Protection(DEP) Data</a></p>						<p align="right"><a href="#">Launch Interactive Map</a></p>																																					

**Buildings**

Address: 8557 ACAPULCO CAMINO, Year Built: 2007, Effective Year: 2007, PA Building ID#: 128965

**Structural Elements**

**DWELLING UNITS-1**

**MH EXTERIOR WALL-VINYL/METAL**

**MH FLOOR FINISH-CARPET**

**MH FLOOR SYSTEM-TYPICAL**

**MH HEAT/AIR-HEAT & AIR**

**MH INTERIOR FINISH-DRYWALL/PLASTER**

**MH MILLWORK-TYPICAL**

**MH ROOF COVER-COMP SHINGLE/WOOD**

**MH ROOF FRAMING-GABLE HIP**

**MH STRUCTURAL FRAME-TYPICAL**

**NO. PLUMBING FIXTURES-6**

**NO. STORIES-1**

**STORY HEIGHT-0**

**Areas - 660 Total SF**

**BASE AREA - 588**

**WOOD DECK UNF - 72**

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:05/12/2022 (tc.2809)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **CITRUS CAPITAL HOLDINGS LLC** holder of **Tax Certificate No. 05373**, issued the **1st day of June, A.D., 2020** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

**LT 50 BLK A BAYOU GRANDE VILLA PB 8 P 4 OR 3961 P 429 OR 4711 P 1008 SEC 33/4 TS2/3S R31W**

**SECTION 33, TOWNSHIP 2 S, RANGE 31 W**

**TAX ACCOUNT NUMBER 095015110 (0123-49)**

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

**RUTHERFORD B SIMPSON LIFE EST and WILLIAM B SIMPSON**

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 **second** Monday in the month of January, which is the **9th day of January 2023**.

Dated this 20th day of May 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

**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: 095015110 Certificate Number: 005373 of 2020**

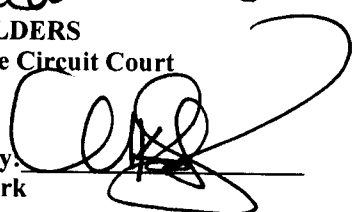
**Payor: WILLIAM R SIMPSON 2761 KNOXVILLE HWY WARTBURG TN 37887      Date  
9/26/2022**

Clerk's Check #                      375534  
Tax Collector Check #            1

Clerk's Total	\$517.56
Tax Collector's Total	\$5,464.70
Postage	\$60.00
Researcher Copies	\$0.00
Recording	\$10.00
Prep Fee	\$7.00
Total Received	<del>\$6,059.26</del>

**Reduced \$ 5,303.35**

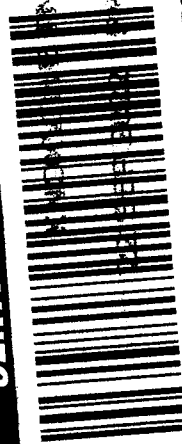
**PAM CHILDERS  
Clerk of the Circuit Court**

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>**

CERTIFIED MAIL

From: William R. Simpson  
276 Knoxville Hwy  
Wartburg, TN,  
37887



7022 0410 0000 5534 0223

Thinking of you  
STATION

U.S. POSTAGE PAID  
FCM LETTER TN  
OAK RIDGE TN  
37830  
SEP 22 22  
AMOUNT

\$4.60  
R2304E105548-50



32502



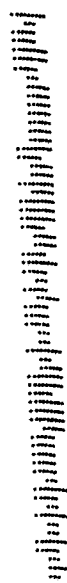
1000

ReadyPost®

Document Mailer

32502-563335

To: Att: Tax Deeds  
221 Palatfox Pl,  
Suite 110  
Pensacola, Fla  
32502





Pam Childers  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY FLORIDA  
INST# 2022096486 9/26/2022 12:16 PM  
OFF REC BK: 8864 PG: 1012 Doc Type: RTD

## 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 8789, Page 1270, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 05373, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: **095015110 (0123-49)**

DESCRIPTION OF PROPERTY:

**LT 50 BLK A BAYOU GRANDE VILLA PB 8 P 4 OR 3961 P 429 OR 4711 P 1008 SEC 33/4 TS2/3S  
R31W**

**SECTION 33, TOWNSHIP 2 S, RANGE 31 W**

NAME IN WHICH ASSESSED: RUTHERFORD B SIMPSON LIFE EST and WILLIAM B SIMPSON

Dated this 26th day of September 2022.



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 #: 09-5015-110 CERTIFICATE #: 2020-5373

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: October 5, 2002 to and including October 5, 2022 Abstractor: Ashley McDonald

BY

Michael A. Campbell,  
As President  
Dated: October 22, 2022

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

October 22, 2022

Tax Account #: **09-5015-110**

1. The Grantee(s) of the last deed(s) of record is/are: **RUTHERFORD SIMPSON LIFE ESTATE AND WILLIAM R. SIMPSON**

**By Virtue of Deed of Realty recorded 5/24/2001 in OR 4711/1008 and Personal Representative's Certificate of Distribution recorded 11/10/2020 in OR 8401/1482**

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. **Claim of Lien in favor of Bayou Grande Villa Association, Inc. recorded 1/12/2015 OR 7284/555**
- b. **Claim of Lien in favor of Bayou Grande Villa Association, Inc. recorded 11/17/2017 OR 7815/1486**
- c. **Judgment in favor of State of FL/Escambia County recorded 9/25/2006 OR 5997/1731 together with Judgment recorded 9/23/2008 OR 6378/1978**
- d. **Judgment in favor of State of FL/Escambia County recorded 8/5/2009 OR 6492/909**
- e. **Judgment in favor of State of FL/Escambia County recorded 8/24/2015 OR 7395/1761**
- f. **Judgment in favor of State of FL/Escambia County recorded 8/24/2015 OR 7395/1659**
- g. **Judgment in favor of Midland Credit Management, Inc. recorded 2/25/2002 OR 8729/1455**

4. Taxes:

**Taxes for the year(s) None are delinquent.**

**Tax Account #: 09-5015-110**

**Assessed Value: \$87,834.00**

**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): **BAYOU GRANDE VILLA 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:** JAN 9, 2023

**TAX ACCOUNT #:** 09-5015-110

**CERTIFICATE #:** 2020-5373

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.

RUTHERFORD B SIMPSON LIFE ESTATE  
AND ESTATE OF WILLIAM B SIMPSON  
AND WILLIAM R. SIMPSON  
8557 ACAPULCO CAMINO  
PENSACOLA, FL 32507

BAYOU GRANDE VILLA ASSOCIATION, INC.  
8510 MATADOR CAMINO  
PENSACOLA, FL 32507

RUTHERFORD B SIMPSON LIFE ESTATE  
PO BOX 6075  
OAK RIDGE, TN 37831

MIDLAND CREDIT MANAGEMENT, INC.  
PO BOX 939069  
SAN DIEGO, CA 92193

WILLIAM R. SIMPSON  
6305 RIME VILLAGE DR, APT 613  
HUNTSVILLE, AL 35806

WILLIAM SIMPSON  
12367 AILANTHUS DR  
PENSACOLA, FL 32506

WILLIAM R. SIMPSON  
3306 GULF BEACH HWY  
PENSACOLA, FL 32507

Certified and delivered to Escambia County Tax Collector, this 22<sup>nd</sup> day of October, 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**

**October 22, 2022**

**Tax Account #:09-5015-110**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 50 BLK A BAYOU GRANDE VILLA PB 8 P 4 OR 3961 P 429 OR 4711 P 1008 SEC 33/4 TS2/3S  
R31W**

**SECTION 33, TOWNSHIP 2 S, RANGE 31 W**

**TAX ACCOUNT NUMBER 09-5015-110(0123-49)**

Prepared By:  
✓ Stephen B. Shell  
Shell, Fleming, Davis & Menge, P.A.  
Post Office Box 1831  
Pensacola, Florida 32598-1831  
SFD&M File No.: B1285-21660

DEED DOC STAMPS PD @ ESC CO \$ 0.70  
05/24/01 EMILIE LEE-JORGENSEN, CLERK  
By: Sallye Hunsley

15 Recording Fee  
.70 Stamps  
TOTAL

**STATE OF FLORIDA**

**COUNTY OF ESCAMBIA**

**DEED OF REALTY**

**KNOW ALL MEN BY THESE PRESENTS** that **RUTHERFORD B. SIMPSON**, a single man, hereafter called Grantor, whose address is Post Office Box 6075, Oak Ridge, Tennessee 37831, for and in consideration of One Dollar (\$1.00) and other good and valuable considerations, the receipt whereof is hereby acknowledged, does bargain, sell, convey and grant to **WILLIAM B. SIMPSON**, hereafter called Grantee, whose address is 89 Georgia Avenue, Oak Ridge, Tennessee 37830, and the heirs, executors, administrators, successors and assigns of Grantee, forever, the real property in Escambia County, Florida, described as:

Lot 50, Block A, BAYOU GRANDE VILLA, a subdivision of a portion of Section 4, Township 3 South, Range 31 West, Escambia County, Florida, according to the plat of said subdivision recorded in Plat Book 8 at Page 4 of the public records of Escambia County, Florida,

and all structures and improvements now or hereafter on said land and all fixtures attached thereto, including but not limited to the following described mobile home: 1984 Palm Harbor (double-wide), VIN no. 23630608AT and 23630608BT

Subject to taxes for the current year and later years and all valid easements and restrictions of record, if any, which are not hereby reimposed; and also subject to any claim, right, title, or interest arising from any recorded instrument reserving, conveying, leasing, or otherwise alienating any interest in the oil, gas, or other minerals.

**TO HAVE AND TO HOLD** unto the said Grantee, and the heirs, successors, and assigns of Grantee, forever, together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**GRANTOR HEREBY RESERVES UNTO HIMSELF A LIFE ESTATE IN AND TO THE ABOVE-DESCRIBED PROPERTY.**

The preparer of this deed represents that: this deed has been prepared at the express direction of the Grantor solely from the legal description provided to the preparer by the Grantor; that no title search, survey, or inspection of the above-described property has been performed by the preparer; that the title to the above-described property has not been examined by the preparer; and that the preparer makes no representations, warranties or guarantees whatsoever as to the status of the title to or ownership of said property.

IN WITNESS WHEREOF, this instrument has been executed by Grantor under the hand and seal of Grantor this 14th day of May, 2001.

Signed, sealed and delivered  
in the presence of:

Janet W. Bruno  
Janet W. Bruno

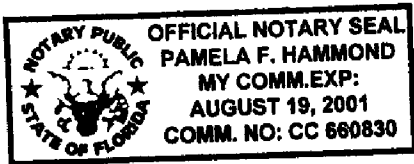
Pamela F. Hammond  
Pamela F. Hammond

Rutherford B. Simpson  
Rutherford B. Simpson

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 14th day of May, 2001, by Rutherford B. Simpson, who is personally known to me.



Pamela F. Hammond  
Typed name: Pamela F. Hammond  
Notary Public-State of Florida  
My commission expires: 8/19/2001

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 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.

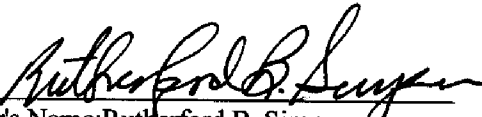
Name of Roadway: Acapulco Camino

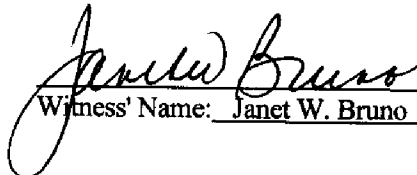
Legal Address of Property: 8557 Acapulco Camino, Pensacola, FL 32507

The County (x) has accepted ( ) has not accepted the abutting roadway for maintenance.

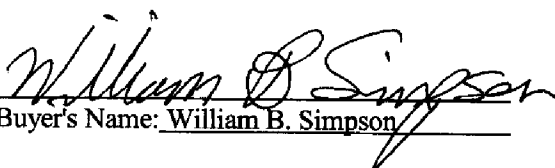
This form completed by: Stephen B. Shell  
of Shell, Fleming, Davis & Menge  
Post Office Box 1831  
Pensacola, FL 32598-1831

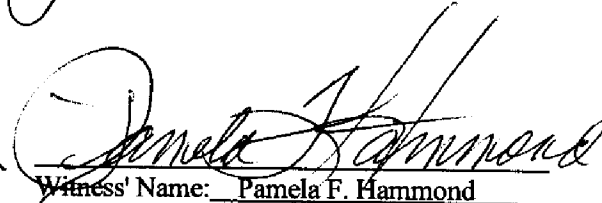
AS TO SELLER:

  
Seller's Name: Rutherford B. Simpson

  
Witness' Name: Janet W. Bruno

AS TO BUYER:

  
Buyer's Name: William B. Simpson

  
Witness' Name: Pamela F. Hammond

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

RCD May 24, 2001 11:15 am  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 2001-845737



**PERSONAL REPRESENTATIVE'S**  
**CERTIFICATE OF DISTRIBUTION**

THIS INSTRUMENT is made on the 27<sup>th</sup> day of October, 2020, by JOSEPH H. VAN HOOK whose post office address is 1042 E. Tri-County Blvd., Oliver Springs, TN 37840, the duly qualified and acting Personal Representative of the Estate of WILLIAM BROCK SIMPSON, deceased (the "Personal Representative") granting the real property hereinafter described to WILLIAM R. SIMPSON (the "Devisee"), 6305 Rime Village Drive, NW, Apt. 613, Huntsville Alabama 35806, his successors and assigns.

WITNESSETH: That WHEREAS, WILLIAM BROCK SIMPSON, (the "Decedent") died testate a resident of Escambia County, Florida, on January 3, 2018, seized and possessed of the real property hereinafter described;

WHEREAS, title to the property passed by operation of law as of the date of the Decedent's death pursuant to the probate in the Circuit Court for Escambia County, Florida, Probate Division, in File No. 2020 CP 000246, subject only to the right of the Personal Representative to sell or encumber the property for the purpose of defraying claims, costs and expenses of administration of the Decedent's estate; and

WHEREAS, the Personal Representative wishes to acknowledge the passage of title to Devisees and to release the property from said right to sell or encumber;

NOW, THEREFORE, the Personal Representative certifies that the Personal Representative has released to the Devisees all rights to sell or encumber the property and acknowledge that there is vested in the Devisees all of the interest of the Decedent in and to the real property situated in Escambia County, Florida, described as follows:

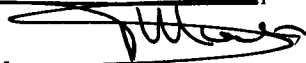
Lot 50, Block A, BAYOU GRANDE VILLA, a subdivision of a portion of Section 4, Township 3 South, Range 31 West, Escambia County, Florida, according to the plat of said subdivision recorded in Plat Book 8 at Page 4 of the public records of Escambia County, Florida,

and all structures and improvements now or hereafter on said land and all fixtures attached thereto, including but not limited to the following described mobile home: 1984 Palm Harbor (double-wide), VIN no. 23630608AT and 23630608BT

PROPERTY ID #: 332S312400050001

IN WITNESS WHEREOF, the undersigned, as personal representative of the estate of the Decedent, has executed this instrument on the date aforesaid.

Executed in the presence of:



Printed Name:

Thomas Mcnamick

Maletia Sheldon  
Printed Name:

Joseph H. Van Hook  
JOSEPH H. VAN HOOK  
As Personal Representative of the  
Estate of WILLIAM BROCK SIMPSON

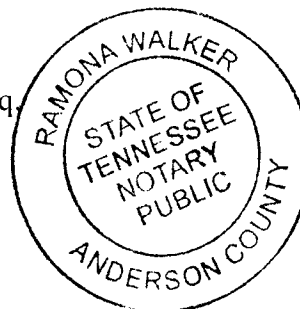
STATE OF TENNESSEE  
COUNTY OF ANDERSON

The foregoing instrument was acknowledged before me on 27th day of October, 2020  
by JOSEPH H. VAN HOOK, as Personal Representative of the Estate of WILLIAM BROCK  
SIMPSON, deceased, who is personally known to me or who produced Driver's License  
(type of identification) as identification and did not take an oath.

Ramona Walker  
NOTARY PUBLIC  
Printed Name: RAMONA WALKER

THIS INSTRUMENT PREPARED BY:

Joseph W. C. Boyles, Esq.  
212 West Cervantes St.  
Pensacola, FL 32501



**BAYOU GRANDE VILLA ASSOCIATION, INC.**


8510 Matador Camino  
Pensacola, FL. 32507

**CLAIM OF LIEN**

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

**BAYOU GRANDE VILLA ASSOCIATION, INC. 8510 MATADOR CAMINO, PENSACOLA, FL. 32507,** being duly sworn says that in pursuance of a contract with William B. Simpson It claims the following lien, to the value of \$260.13 of the following described real property, Lot 60 Block A **BAYOU GRANDE VILLA**, a subdivision of a portion of Section 4, Township 3 South, Range 31 W, Escambia County, Fl. According to plat book 8 at page 4 of the public records. Owned by William B. Simpson, whose interest in such property is **OWNERSHIP**. There is an unpaid amount of \$260.13 for which an amount it claims a lien of the real property herein described. In addition, from the filing date of this lien the amount owed will increase monthly by the amount of assessments owed for the month plus interest at three quarters of one percent (9%) on the total unpaid, plus a \$75.00 filing and service fee.

CORPORATE SEAL

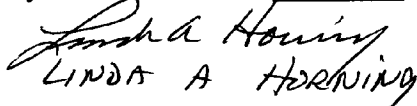
  
THELMA M MacINNIS, TREASURER  
BGVA

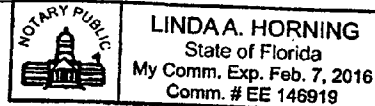
STATE OF FLORIDA  
COUNTY OF ESCAMBIA

Before the undersigned Notary Public. Personally appeared Thelma MacInnis, known to me to be the

Individual described by said name who executed foregoing instrument and acknowledged before me he executed the same for uses and purposes therein set fourth, and has produced a

Drivers License # M25283349588-0 . As identified. Given under my hand and official this 9th day of JAN 2015

  
LINDA A HORNING



A copy of this instrument was furnished to \_\_\_\_\_  
By mail on \_\_\_\_\_ day of \_\_\_\_\_ Year \_\_\_\_\_.

**BAYOU GRANDE VILLA ASSOCIATION, INC.**

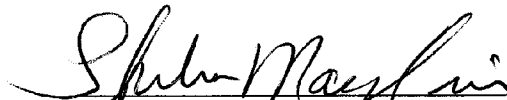
8510 Matador Camino  
Pensacola, FL 32507

**CLAIM OF LIEN**

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

**BAYOU GRANDE VILLA ASSOCIATION, INC. 8510 MATADOR CAMINO, PENSACOLA, FL. 32507,** being duly sworn says that in pursuance of a contract with William Simpson. It claims the following lien, to the value of \$237.74 of the following described real property, Lot 50 Block A **BAYOU GRANDE VILLA**, a subdivision of a portion of Section 4, Township 3 South, Range 31 W, Escambia County, Fl. According to plat book 8 at page 4 of the public records. Owned by William Simpson, whose interest in such property is **OWNERSHIP.** There is an unpaid amount of \$237.74 for which an amount it claims a lien of the real property herein described. In addition, from the filing date of this lien the amount owed will increase monthly by the amount of assessments owed for the month plus interest at three quarters of one percent (9%) on the total unpaid, plus a **\$75.00** filing and service fee.

CORPORATE SEAL

  
THELMA M MacINNIS, TREASURER  
BGVA

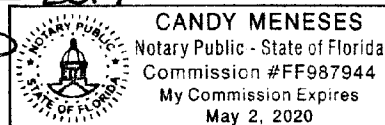
STATE OF FLORIDA  
COUNTY OF ESCAMBIA

Before the undersigned Notary Public. Personally appeared Thelma MacInnis, known to me to be the

Individual described by said name who executed foregoing instrument and acknowledged before me he executed the same for uses and purposes therein set fourth, and has produced a

Drivers License # M852833495880. As identified. Given under my hand and official this 28 day of November, 2017





A copy of this instrument was furnished to \_\_\_\_\_  
By mail on \_\_\_\_\_ day of \_\_\_\_\_ Year \_\_\_\_\_.

IN THE COUNTY COURT IN AND  
FOR ESCAMBIA COUNTY, FLORIDA

MOORE & ASSOCIATES, P.A.

FILED 2006 SEP 21

STATE OF FLORIDA,

vs.

CASE NO.: 1999 MM 023308 A  
DIVISION: IV

DEFENDANT: WILLIAM BROCK SIMPSON  
8574 ALVARADO CALZADA  
PENSACOLA, FL 32507

DATE OF BIRTH: 08/23/1958

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On JUNE 1, 1999, an order assessing fines, costs, and additional charges was entered  
against Defendant requiring payment of certain sums for fines, costs, and additional charges.

Defendant having failed to make full payment,

IT IS ADJUDGED that the Escambia County Clerk of Court, 190 Governmental Center,  
Pensacola, Florida 32502 recover from Defendant those remaining unpaid fines, costs and  
additional charges in the sum of \$ 811.00, the amount of which shall bear interest at the rate  
prescribed by law (9%) until satisfied.

It is further ORDERED AND ADJUDGED that a lien is hereby created against all of the  
property, both real and personal, of the defendant.

FOR WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in open court/chambers in Pensacola, Escambia County,

Florida, this 21 day of SEPT., 2006

*Thomas E. Johnson*  
COUNTY JUDGE

cc: ASSISTANT STATE ATTORNEY  
cc: PD PUBLIC DEFENDER  
cc: DEFENDANT

ERNEE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL  
2006 SEP 21 P 3:39  
COUNTY CRIMINAL DIVISION  
FILED & RECORDED

Case: 1999 MM 023308 A



00066976080

Dkt: MM191 Pg#:

09/22/06  
10

IN THE CIRCUIT COURT IN AND  
FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

vs.

CASE NO.: 2006 CF 004613 A  
DIVISION: N

DEFENDANT: WILLIAM BROCK SIMPSON  
4063 GULF BEACH HWY  
PENSACOLA, FL 32507

Case: 2006 CF 004613 A



00007905287

Dkt: CF618 Pg#:

DATE OF BIRTH: 08/23/1958

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On DECEMBER 8, 2006, an order assessing fines, costs, and additional charges was entered against Defendant requiring payment of certain sums for fines, costs, and additional charges.

Defendant having failed to make full payment,

IT IS ADJUDGED that the Escambia County Clerk of Court, 190 Governmental Center, Pensacola, Florida 32502 recover from Defendant those remaining unpaid fines, costs and additional charges in the sum of \$ 2,550.00, the amount of which shall bear interest at the rate prescribed by law (11%) until satisfied.

It is further ORDERED AND ADJUDGED that a lien is hereby created against all of the property, both real and personal, of the defendant.

FOR WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in open court/chambers in Pensacola, Escambia County,  
Florida, this 18<sup>th</sup> day of Sept, 2008.

  
CIRCUIT JUDGE

cc: ASSISTANT STATE ATTORNEY  
cc: DEFENDANT

ERNEE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL  
2008 SEP 19 P 2:46  
CIRCUIT CRIMINAL DIVISION  
FILED & RECORDED

IN THE CIRCUIT COURT OF  
ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

CASE NO: 2006 CF 004613 A  
DIVISION: N

VS

WILLIAM BROCK SIMPSON  
4063 GULF BEACH HWY  
PENSACOLA FL 32507

W/M DOB: 08/23/1958

Case: 2006 CF 004613 A



00061889635

Dkt: CF361 Pg#:

ERNEE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL  
2008 SEP 19 P 2:46  
CIRCUIT CRIMINAL DIVISION  
FILED & RECORDED

\*\*\*\*\*

JUDGMENT AGAINST DEFENDANT FOR ATTORNEY'S FEES AND COSTS

It is hereby ordered and adjudged that the above-named defendant shall pay to the Clerk of the Circuit Court on behalf of the State of Florida, the sum of \$ -0-, which the Court has determined to be the reasonable value for the assistance of Court-appointed counsel and for taxable costs in this cause, plus an additional \$ 80.00 Application Fee to be deposited into the Indigent Criminal Defense Trust Fund, for a total of \$ 80.00.

It is further ordered and adjudged that, in accordance with Section 938.29(2)(a), Florida Statutes, a lien is hereby created against all of the property, both real and personal, of the defendant and his/her estate, in the amount aforesaid, in favor of the State of Florida and shall bear interest at the rate set out in s.55.03 Florida Statutes, for which let execution issue.

Payment toward this lien should be made to Honorable Ernie Lee Magaha, Clerk of the Circuit Court, Attn: Circuit Criminal Division, PO Box 333, Pensacola, FL 32591-0333.

Note: You have the right to have a hearing with respect to the appropriateness of the Public Defender fee imposed by the Court. If you wish to have a hearing, you must file a written request with the Court within ten days of the date hereof.

DONE AND ORDERED this 18<sup>th</sup> day of Sept, 2008.

  
Judge

cc: Defendant

IN THE CIRCUIT COURT IN AND  
FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

vs.

CASE NO.: 2009 CF 002271 A  
DIVISION: N

DEFENDANT: WILLIAM RUTHERFORD SIMPSON  
3306 GULF BEACH HWY  
PENSACOLA, FL 32507

DATE OF BIRTH: 09/11/1983

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On JULY 30, 2009, an order assessing fines, costs, and additional charges was entered  
against Defendant requiring payment of certain sums for fines, costs, and additional charges.

Defendant having failed to make full payment,

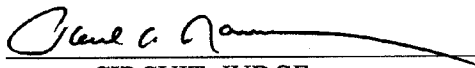
IT IS ADJUDGED that the Escambia County Clerk of Court, 190 Governmental Center,  
Pensacola, Florida 32502 recover from Defendant those remaining unpaid fines, costs and  
additional charges in the sum of \$ 618.00, the amount of which shall bear interest at the rate  
prescribed by law (8%) until satisfied.

It is further ORDERED AND ADJUDGED that a lien is hereby created against all of the  
property, both real and personal, of the defendant.

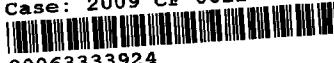
FOR WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in open court/chambers in Pensacola, Escambia County,

Florida, this 3<sup>rd</sup> day of Aug., 2009.

  
CIRCUIT JUDGE

cc: ASSISTANT STATE ATTORNEY  
cc: DEFENDANT

Case: 2009 CF 002271 A  
  
00063333924  
Dkt: CLFC Pg#:



IN THE CIRCUIT COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

VS

**WILLIAM BROCK SIMPSON**  
8557 ACAPULCO CAMINO  
PENSACOLA, FL 32507

PAM CHILDERS  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL

2015 AUG 21 P 2:54

CASE NO: 2015 CF 000484 A

DIVISION: J  
DATE OF BIRTH: 08/23/1958

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On JULY 30, 2015, an order assessing fines, costs, and additional charges was entered against the Defendant, **WILLIAM BROCK SIMPSON** requiring payment of certain sums for fines, costs, and additional charges. Defendant having failed to make full payment,


**IT IS ADJUDGED** that the Escambia County Clerk of the Circuit Court, 190 W GOVERNMENT ST, PENSACOLA, FLORIDA 32502 recover from Defendant those remaining unpaid fines, costs and additional charges in the sum of \$518.00, the amounts of which shall bear interest at the rate prescribed by law 4.75% until satisfied.

It is further **ORDERED AND ADJUDGED** that a lien is hereby created against all of the property, both real and personal, of the defendant.

**FOR WHICH LET EXECUTION ISSUE.**

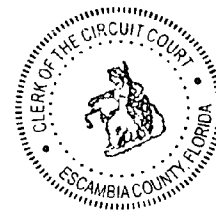
**DONE AND ORDERED** in open court/chambers in Pensacola, Escambia County, Florida, this

21<sup>st</sup> day of August, 2015.

  
CIRCUIT JUDGE

Copy to: DEFENDANT

CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL ON FILE IN THIS OFFICE WITNESS MY HAND AND OFFICIAL SEAL PAM CHILDERS CLERK OF THE CIRCUIT COURT & COMPTROLLER ESCAMBIA COUNTY, FLORIDA	
BY: <u>Km Gaul</u>	D.C.
DATE: <u>8-24-2015</u>	



IN THE CIRCUIT COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

VS

PAM CHILDERS  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL

2015 AUG 21 P 2:54

CASE NO: 2015 CF 001425 A

WILLIAM BROCK SIMPSON  
8557 ACAPULCO CAMINO  
PENSACOLA, FL 32507

CRIMINAL DIVISION  
FILED & RECORDED

DIVISION: J  
DATE OF BIRTH: 08/23/1958

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On JULY 30, 2015, an order assessing fines, costs, and additional charges was entered against the Defendant, **WILLIAM BROCK SIMPSON** requiring payment of certain sums for fines, costs, and additional charges. Defendant having failed to make full payment,


**IT IS ADJUDGED** that the Escambia County Clerk of the Circuit Court, 190 W GOVERNMENT ST, PENSACOLA, FLORIDA 32502 recover from Defendant those remaining unpaid fines, costs and additional charges in the sum of **\$518.00**, the amounts of which shall bear interest at the rate prescribed by law **4.75%** until satisfied.

It is further **ORDERED AND ADJUDGED** that a lien is hereby created against all of the property, both real and personal, of the defendant.

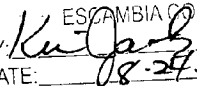
**FOR WHICH LET EXECUTION ISSUE.**

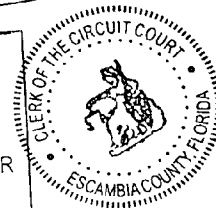
**DONE AND ORDERED** in open court/chambers in Pensacola, Escambia County, Florida, this

21<sup>st</sup> day of August, 2015.

  
CIRCUIT JUDGE

Copy to: DEFENDANT

CERTIFIED TO BE A TRUE COPY OF THE  
ORIGINAL ON FILE IN THIS OFFICE  
WITNESS MY HAND AND OFFICIAL SEAL  
PAM CHILDERS  
CLERK OF THE CIRCUIT COURT & COMPTROLLER  
ESCAMBIA COUNTY, FLORIDA  
BY:  D.C.  
DATE: 8-24-2015



Filing # 144353470 E-Filed 02/22/2022 11:23:59 AM

**IN THE COUNTY COURT IN AND  
FORESCAMBIA COUNTY, FLORIDA**

**CASE NO.: 2021 SC 002113**

MIDLAND CREDIT MANAGEMENT, INC.  
P.O. BOX 939069  
SAN DIEGO CA 92193

Plaintiff,  
vs.

WILLIAM SIMPSON  
12367 AILANTHUS DRIVE  
PENSACOLA, FL 32506

Defendant.


\_\_\_\_\_ /

**FINAL JUDGMENT**

At a Small Claims Pretrial Conference on June 23, 2021, the Plaintiff appeared but the defendant did not after proper Notice. As a result, the plaintiff is entitled to a Final Judgment and it is,

ORDERED AND ADJUDGED that the Plaintiff, MIDLAND CREDIT MANAGEMENT, INC., located at P.O. Box 939069, SAN DIEGO, CA 92193, shall recover from the Defendant, WILLIAM SIMPSON, the principal sum of \$2,558.63 plus costs of \$370.00, which shall bear interest at the rate of 4.25% and thereafter shall bear interest at the rate set by the Chief Financial Officer of the State of Florida, and as governed by Florida Statute Sec. 55.03, until paid for which let execution issue.

DONE AND ORDERED in chambers, Pensacola, Escambia County, Florida.



ESCAMBIA COUNTY COURT JUDGE PAT KINSLEY  
on 02/18/2022 11:54:42 CNGxpy+

cc:  
Andreu, Palma, Lavin & Solis, PLLC  
Attorneys for Plaintiff

Defendant