



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

1022-56

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	Apr 13, 2022
Property description	MAY DAVID R 216 PANFERIO DR PENSACOLA BEACH, FL 32561 216 PANFERIO DR 17-0430-000 LT 8 BLK 7 VILLA PRIMERA PB 2 P 78 OR 2775 P 494 SHEET 9	Certificate #	2020 / 9016
		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)
# 2020/9016	06/01/2020	3,624.08	181.20	3,805.28
→Part 2: Total*				3,805.28

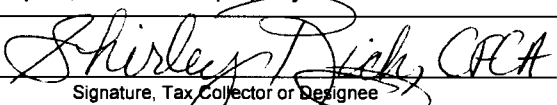
Part 3: Other Certificates Redeemed by Applicant (Other than County)

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)
# 2021/7003	06/01/2021	3,678.47	6.25	183.92	3,868.64
Part 3: Total*					3,868.64

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)	7,673.92
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	3,517.93
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)	11,566.85

I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.

Sign here: 	Escambia, Florida
Signature, Tax Collector or Designee	Date April 26th, 2022

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

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	133,667.50
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>10/03/2022</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS

PLUS \$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: 2200084

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
17-0430-000	2020/9016	06-01-2020	LT 8 BLK 7 VILLA PRIMERA PB 2 P 78 OR 2775 P 494 SHEET 9

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

04-13-2022
Application Date

Applicant's signature



Chris Jones Escambia County Property Appraiser

[Real Estate Search](#)

[Tangible Property Search](#)

[Sale List](#)


[Back](#)

◀ Nav. Mode ☒ Account ☐ Parcel ID ▶

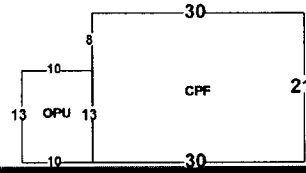
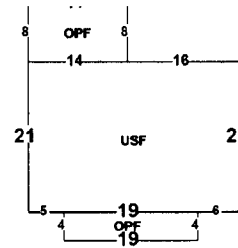
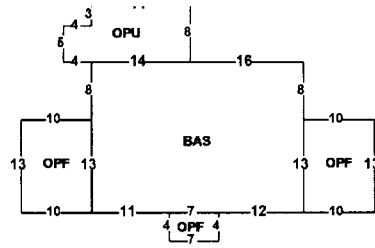
[Printer Friendly Version](#)

General Information						Assessments				
Parcel ID:	2825261800008007					Year	Land	Imprv	Total	Cap Val
Account:	170430000					2021	\$171,000	\$222,315	\$393,315	\$267,335
Owners:	MAY DAVID R					2020	\$125,000	\$194,727	\$319,727	\$263,644
Mail:	216 PANFERIO DR PENSACOLA BEACH, FL 32561					2019	\$125,000	\$183,600	\$308,600	\$257,717
Situs:	216 PANFERIO DR 32561					<div>Disclaimer</div> <div>Market Value Breakdown Letter</div> <div>Tax Estimator</div> <div>File for New Homestead Exemption Online</div>				
Use Code:	SINGLE FAMILY RESID									
Taxing Authority:	PENSACOLA BEACH									
Tax Inquiry:	Open Tax Inquiry Window									
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						2021 Certified Roll Exemptions				
Sales Data						HOMESTEAD EXEMPTION				
Sale Date	Book	Page	Value	Type	Official Records (New Window)	Legal Description				
12/1997	4197	71	\$40,000	LI		LT 8 BLK 7 VILLA PRIMERA PB 2 P 78 OR 2775 P 494 SHEET 9				
10/1989	2775	494	\$61,900	LI		Extra Features				
01/1975	906	555	\$23,000	LI		None				
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						Parcel Information				
<div> <div>Section Map Id: PB009</div> <div>Approx. Acreage: 0.1556</div> <div>Zoned: LDR-PB</div> <div>Evacuation & Flood Information Open Report</div> </div>						<div> <div>Launch Interactive Map</div> <div>View Florida Department of Environmental Protection(DEP) Data</div> </div>				
Buildings										
Year Built: 2017, Effective Year: 2017, PA Building ID#: 143237										
Structural Elements										
DECOR/MILLWORK-AVERAGE										
DWELLING UNITS-1										

EXTERIOR WALL-SIDING-LAP.AAVG
 FLOOR COVER-TILE/STAIN CONC/BRICK
 FOUNDATION-PILINGS
 HEAT/AIR-CENTRAL H/AC
 INTERIOR WALL-DRYWALL-DECORAT
 NO. PLUMBING FIXTURES-7
 NO. STORIES-2
 ROOF COVER-METAL/MODULAR
 ROOF FRAMING-GABLE
 STORY HEIGHT-0
 STRUCTURAL FRAME-WOOD FRAME

 Areas - 2628 Total SF

BASE AREA - 630
 CARPORT FIN - 630
 OPEN PORCH FIN - 476
 OPEN PORCH UNF - 262
 UPPER STORY FIN - 630



Images



12/15/2020 12:00:00 AM

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 05/04/2022 (tc.57625)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 09016**, 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 8 BLK 7 VILLA PRIMERA PB 2 P 78 OR 2775 P 494 SHEET 9

SECTION 28, TOWNSHIP 2 S, RANGE 26 W

TAX ACCOUNT NUMBER 170430000 (1022-56)

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

DAVID R MAY

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 October, which is the **3rd day of October 2022**.

Dated this 10th 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

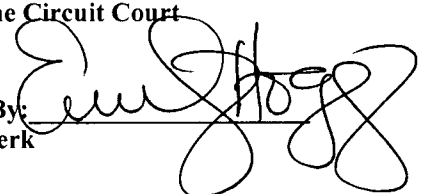
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 170430000 Certificate Number: 009016 of 2020**

Payor: DAVID MAY 216 PANFERIO DR PENSACOLA BEACH, FL 32561 Date 5/11/2022

Clerk's Check #	27218	Clerk's Total	\$497.04
Tax Collector Check #	1	Tax Collector's Total	\$12,614.12
		Postage	\$60.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$13,188.16

\$ 11,906.44

**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 # 2020 TD 009016

Redeemed Date 5/11/2022

Name DAVID MAY 216 PANFERIO DR PENSACOLA BEACH, FL 32561

Clerk's Total = TAXDEED	\$497.04	11,889.44
Due Tax Collector = TAXDEED	\$12,614.12	
Postage = TD2	\$60.00	
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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
 Account: 170430000 Certificate Number: 009016 of 2020

Redemption ☐ No ☒

Application Date

Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="10/3/2022"/>	Redemption Date <input type="text" value="5/11/2022"/>
Months	6	1
Tax Collector	<input type="text" value="\$11,566.85"/>	<input type="text" value="\$11,566.85"/>
Tax Collector Interest	\$1,041.02	\$173.50
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$12,614.12	<input type="text" value="\$11,746.60"/> TK
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	\$41.04	<input type="text" value="\$6.84"/>
Total Clerk	\$497.04	<input type="text" value="\$462.84"/> CH
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="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$13,188.16	\$12,226.44
	Repayment Overpayment Refund Amount	\$961.72
Book/Page	<input type="text" value="8781"/>	<input type="text" value="280"/>

Notes

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 8781, Page 280, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 09016, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: **170430000 (1022-56)**

DESCRIPTION OF PROPERTY:

LT 8 BLK 7 VILLA PRIMERA PB 2 P 78 OR 2775 P 494 SHEET 9

SECTION 28, TOWNSHIP 2 S, RANGE 26 W

NAME IN WHICH ASSESSED: DAVID R MAY

Dated this 11th day of May 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 #: 17-0430-000 CERTIFICATE #: 2020-9016

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: July 6, 2002 to and including July 6, 2022 Abstractor: Stacie Wright

BY

Michael A. Campbell,
As President
Dated: July 13, 2022

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

July 13, 2022

Tax Account #: **17-0430-000**

1. The Grantee(s) of the last deed(s) of record is/are: **LEASEHOLD TITLE: DAVID RAYMOND MAY**

By Virtue of Assignment of Lease recorded 12/1/1997 in OR 4197/71

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. NONE

4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 17-0430-000

Assessed Value: \$267,335.00

Exemptions: HOMESTEAD

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **SANTA ROSA ISLAND AUTHORITY**

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: OCT 3, 2022

TAX ACCOUNT #: 17-0430-000

CERTIFICATE #: 2020-9016

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 type="checkbox"/>	<input checked="" type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Homestead for <u>2021</u> tax year.

DAVID RAYMOND MAY
216 PANFERIO DR
PENSACOLA BEACH, FL 32561

SANTA ROSA ISLAND AUTHORITY
25 VIA DE LUNA DR
PENSACOLA BEACH, FL 32561

Certified and delivered to Escambia County Tax Collector, this 13th day of July, 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

July 13, 2022

Tax Account #:17-0430-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

LT 8 BLK 7 VILLA PRIMERA PB 2 P 78 OR 2775 P 494 SHEET 9

SECTION 28, TOWNSHIP 2 S, RANGE 26 W

TAX ACCOUNT NUMBER 17-0430-000(1022-56)

6.00 Rec
286.00 Doc

OR BK 4197 PG0071
Escambia County, Florida
INSTRUMENT 97-437198

Tax Account #17-0430-000

STATE OF FLORIDA)
COUNTY OF ESCAMBIA)

This instrument
prepared by
David R. May
403 S. Palafox St.
Pensacola, FL
32501

ASSIGNMENT OF LEASE

DEED DOC STAMPS PD @ ESC CO \$ 280.00
12/01/97 ERNIE LEE MAGAHA, CLERK
By: *[Signature]*

The undersigned, as Lessee by Assignment, under that certain lease between Santa Rosa Island Authority and Jack M. Pierce dated the 1st day of April, 1953, recorded in Deed Book 373, at page 253 of the public records of Escambia County, Florida, as subsequently assigned, covering the following described property, to-wit:

Lot 8, Block 7, VILLA PRIMERA, a residential subdivision on Santa Rosa Island, Escambia County, Florida, according to Plat of said subdivision recorded in Plat Book 2, Page 78 of the Public Records of Escambia County, Florida

for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby sell, assign, and transfer all of her title and interest in said lease and demised property and all of the improvements thereon to David Raymond May.

This Assignment is made subject to easements, restrictions and mineral reservations of record affecting title to the property, if any, which are not hereby reimposed, to include the existing mortgage in favor of American Bank and Trust, Pensacola, FL.

IN WITNESS WHEREOF, the undersigned has hereunto set her hand and seal this --- day of ---, 1997.

Property description constitutes Homestead of assignee,

David Raymond May.

[Signature]
TINA CARR

[Signature]
MARGARET M. MAY

[Signature]
Rachel F. Portaro
STATE OF FLORIDA
COUNTY OF SANTA ROSA

Sworn to (or affirmed) and subscribed before me this -- 14th day of -- DEC, --, 1997, by Margaret M. May.
FL. D. L.

Personally known _____

OR Produced Identification _____

Type of Identification Produced FDL

[Signature]
NOTARY PUBLIC



J.L. WALKER
My Commission CC391655
Expires Oct. 17, 1998

RCD Dec 01, 1997 03:13 pm
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 97-437198