



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

1023.12

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	ASSEMBLY TAX 36, LLC ASSEMBLY TAX 36 LLC FBO SEC PTY PO BOX 12225 NEWARK, NJ 07101-3411	Application date	Apr 17, 2023
Property description	RICHARDSON NELLIE GRACE EST OF 1915 ST CATHERINE AVE PENSACOLA, FL 32501 1915 W ST CATHERINE AVE 06-2418-500 BEG AT SW COR OF LT 10 OF BRAINARD & MCINTYRES S/D PLAT DB 495 P 159 THENCE N 210 FT ELY 540 FT FOR (Full legal attached.)	Certificate #	2021 / 2562
		Date certificate issued	06/01/2021

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)
# 2021/2562	06/01/2021	994.07	49.70	1,043.77
→ Part 2: Total*				1,043.77

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)
# 2022/2761	06/01/2022	1,102.23	6.25	55.11	1,163.59
Part 3: Total*					1,163.59

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)	2,207.36
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,108.67
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)	3,691.03

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 1st, 2023

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

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>10/04/2023</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.

BEG AT SW COR OF LT 10 OF BRAINARD & MCINTYRES S/D PLAT DB 495 P 159 THENCE N 210 FT ELY 540 FT FOR POB CONT ELY 50 FT SLY 90 FT WLY 50 FT NLY 90 FT TO POB OR 417 P 314 OR 3278 P 141

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2300043

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
ASSEMBLY TAX 36, LLC
ASSEMBLY TAX 36 LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411,

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
06-2418-500	2021/2562	06-01-2021	BEG AT SW COR OF LT 10 OF BRAINARD & MCINTYRES S/D PLAT DB 495 P 159 THENCE N 210 FT ELY 540 FT FOR POB CONT ELY 50 FT SLY 90 FT WLY 50 FT NLY 90 FT TO POB OR 417 P 314 OR 3278 P 141

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
ASSEMBLY TAX 36, LLC
ASSEMBLY TAX 36 LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411

04-17-2023
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:	172S305010002006					Year	Land	Imprv	Total	Cap Val
Account:	062418500					2022	\$4,500	\$72,754	\$77,254	\$66,922
Owners:	RICHARDSON NELLIE GRACE EST OF					2021	\$4,500	\$58,008	\$62,508	\$60,839
Mail:	1915 ST CATHERINE AVE PENSACOLA, FL 32501					2020	\$4,500	\$50,809	\$55,309	\$55,309
Situs:	1915 W ST CATHERINE AVE 32501					Disclaimer				
Use Code:	SINGLE FAMILY RESID 🔍					Tax Estimator				
Taxing Authority:	COUNTY MSTU					File for New Homestead Exemption Online				
Tax Inquiry:	Open Tax Inquiry Window									
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector										
Sales Data						2022 Certified Roll Exemptions				
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None				
11/1992	3278	141	\$3,000	WD	🔍	Legal Description 🔍				
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						BEG AT SW COR OF LT 10 OF BRAINARD & MCINTYRES S/D PLAT DB 495 P 159 THENCE N 210 FT ELY 540 FT FOR POB CONT ELY...				
						Extra Features				
						None				

Parcel Information

Launch Interactive Map


Section Map Id:
17-2S-30-1

Approx. Acreage:
0.1032

Zoned: 
HDR

Evacuation & Flood Information

[Open Report](#)


 [View Florida Department of Environmental Protection\(DEP\) Data](#)

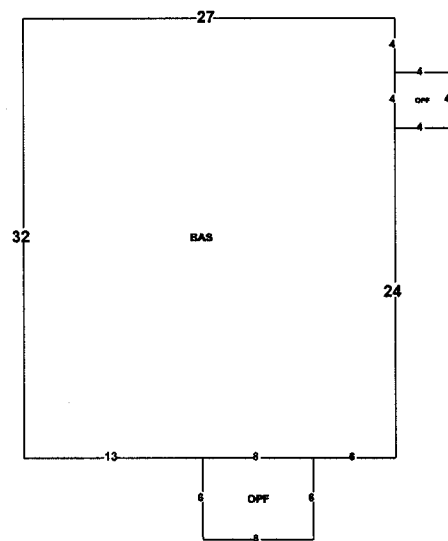
Buildings

Address:1915 W ST CATHERINE AVE, Year Built: 1993, Effective Year: 1993, PA Building ID#: 79811

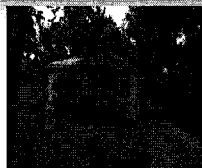
Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-VINYL SIDING
FLOOR COVER-CARPET
FOUNDATION-WOOD/SUB FLOOR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABL/HIP COMBO
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

 Areas - 928 Total SF
BASE AREA - 864
OPEN PORCH FIN - 64



Images



9/8/2022 12:00:00 AM



9/8/2022 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.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 02562**, issued the **1st** day of **June, A.D., 2021** 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 SW COR OF LT 10 OF BRAINARD & MCINTYRES S/D PLAT DB 495 P 159 THENCE N 210 FT ELY 540 FT FOR POB CONT ELY 50 FT SLY 90 FT WLY 50 FT NLY 90 FT TO POB OR 417 P 314 OR 3278 P 141

SECTION 17, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 062418500 (1023-12)

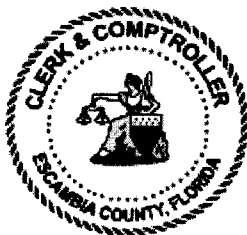
The assessment of the said property under the said certificate issued was in the name of

EST OF NELLIE GRACE RICHARDSON

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of October, which is the **4th** day of **October 2023**.

Dated this 5th day of May 2023.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



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 #: 06-2418-500 CERTIFICATE #: 2021-2562

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: June 30, 2003 to and including June 30, 2023 Abstractor: Vicki Campbell

BY

Michael A. Campbell,
As President
Dated: July 10, 2023

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

July 10, 2023

Tax Account #: **06-2418-500**

1. The Grantee(s) of the last deed(s) of record is/are: **NELLIE GRACE RICHARDSON**

By Virtue of Contract for Deed recorded 12/2/1968 in OR 417/314 and Warranty Deed recorded 11/30/1992 - OR 3278/141

ABTRACTOR'S NOTE: WE FIND NO EVIDENCE OF DEATH FOR NELLIE GRACE RICHARDSON RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

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. **MSBU Lien in favor of Escambia County recorded 10/05/1998 – OR 4316/392**
 - b. **MSBU Lien in favor of Escambia County recorded 08/06/1999 – OR 4448/1674**
4. Taxes:

Taxes for the year(s) 2020-2022 are delinquent.

Tax Account #: 06-2418-500

Assessed Value: \$66,922.00

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: OCT 4, 2023

TAX ACCOUNT #: 06-2418-500

CERTIFICATE #: 2021-2562

In compliance with Section 197.522, Florida Statutes, the following is a list of names and addresses of those persons, firms, and/or agencies having legal interest in or claim against the above-described property. The above-referenced tax sale certificate is being submitted as proper notification of tax deed sale.

YES	NO	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2022</u> tax year.

NELLIE GRACE RICHARDSON AND
ESTATE OF NELLIE GRACE RICHARDSON
1915 W ST CATHERINE AVE
PENSACOLA, FL 32501

Certified and delivered to Escambia County Tax Collector, this 10th day of July, 2023.

PERDIDO TITLE & ABSTRACT, INC.



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

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

PROPERTY INFORMATION REPORT

July 10, 2023

Tax Account #:06-2418-500

LEGAL DESCRIPTION EXHIBIT "A"

**BEG AT SW COR OF LT 10 OF BRAINARD & MCINTYRES S/D PLAT DB 495 P 159 THENCE N
210 FT ELY 540 FT FOR POB CONT ELY 50 FT SLY 90 FT WLY 50 FT NLY 90 FT TO POB OR 417
P 314 OR 3278 P 141**

SECTION 17, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 06-2418-500(1023-12)

**ABTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL
WITHOUT A CURRENT SURVEY.**

3.25
4.20
7.45

417 314

1915 w Scott St

CONTRACT A-118
STATE PRINTING COMPANY
PENSACOLA, FLA.

This Indenture, Entered into this 19th day of November A. D. 1968
between Joseph James Billups and Earnestine O. Billups, husband and
wife

of the first part, and
Nellie Grace Richardson, a widow of the second part, WITNESSETH:

That the said party of the first part, agrees to sell to the said party of the second part, the following
described real estate, situate, lying and being in County of Escambia, State of Florida, to-wit:
That portion of Lot Ten (10) of Brainard and McIntyre's Subdivision
of Section Seventeen (17), Township Two (2) South, Range Thirty (30)
West, Escambia County, Florida described as follows: Beginning at the
Southwest corner of Lot Ten (10) Section Seventeen (17), Township Two (2),
South, Range Thirty (30) West; thence running North Two Hundred Ten
(210) feet, thence easterly Five Hundred Forty (540) feet to the point
of beginning; thence continue easterly Fifty (50) feet, thence southerly
Ninety (90) feet, thence westerly Fifty (50) feet, thence northerly
Ninety (90) feet to the point of beginning as recorded in Deed Ek 495
Page 157
for the price of THREE THOUSAND AND NO/100 (\$3000.00)-----DOLLARS.

of which purchase money the said party of the second part has paid the sum of
TWO HUNDRED FIFTY and NO/100 (\$250.00)-----DOLLARS
Dollars, and has given her promissory notes, of even date herewith, in the sum of
TWO THOUSAND SEVEN HUNDRED FIFTY and NO/100 (\$2750.00)---DOLLARS
payable at the office of Joseph James Billups, 710 Baker Street, Pensacola, Fla.
in payments of \$35.00 per month beginning December 19, 1968 after date.
respectively, with interest payable Nil at the rate of Nil per cent. per annum,
from until paid.

The said party of the second part agrees, and hereby covenants to pay all Taxes for current year, and
afterwards, and other governmental improvement taxes and assessments, which may be assessed against
the said property, and also to keep the improvements upon said property insured in the name of said
party of the first part in the sum of not less than \$4500.00 Dollars,
at cost of party of second part.

The said party of the second part further agrees and hereby covenants that upon failure to do and
perform any of the agreements and covenants herein agreed to be done or performed, or upon failure to
pay any of said notes at maturity, or any installments of the interest thereon, then, and in that event,
the said party of the second part shall forfeit all rights whatsoever under this Indenture, and any and all
payments made on account of said property shall be considered and treated as a reasonable rental of
same up to the date of said default or non-payment, and the said party of the second part shall become,
as to the said property hereinbefore described, the tenant at will of said party of the first part, and will
vacate same and deliver up possession thereof to the said party of the first part, upon three day's notice
in writing.

The party of the first part upon payment of all of said notes according to their tenor and effect,
and upon the due and faithful performance of the agreements and covenants herein agreed to be done or
performed, shall execute and deliver to the said party of the second part a good and sufficient deed of
conveyance to said property, at the cost and expense of party of first part.

In Testimony Whereof, The parties hereto have hereunto set their hands and seals,
this 19th day of November 1968

ESCAMBIA
COUNTY

STATE OF FLORIDA
DOCUMENTARY
STAMP TAX
COMPTROLLER
PAID DEC-4-68
0420

Joseph James Billups
Earnestine O. Billups
Nellie Grace Richardson

Signed, sealed and one delivered to each party in the presence of

Barth E. Ellison
Maggie Polkinghorne
M. D. Ford

RECEIVED \$522 IN PAYMENT OF TAXES
DUE ON CLASS "C" INTANGIBLE PERSONAL PROPERTY
PURSUANT TO CHAPTER 207A, LAWS OF FLORIDA, ACT
OF 1967
Escambia County Tax Collector

STATE OF FLORIDA

County of ESCAMBIA

County of _____)
 Before the subscriber, a Notary Public, personally appeared Joseph James Billups
and Earnestine O. Billups, husband and wife
and Nellie Grace Richardson, a widow
 to me well known, and known to me to be the individuals described in and who executed the foregoing
 instrument, and acknowledged that they executed the same for the uses and purposes therein set forth.

and the said Ernestine O. Billups wife of the said Joseph James Billups upon a private examination by me held, separate and apart from her said husband, acknowledged and declared, that she executed the same freely and voluntarily and without fear or apprehension, compulsion or constraint of or from her said husband, and for the purpose of agreeing to relinquish, renounce and stand divested of all rights of whatsoever kind in and to the said property.

Given under my hand and official seal, this 19th day of November A.D., 1968

My Commission expires NOTARY PUBLIC, STATE OF PENNSYLVANIA
MY COMMISSION EXPIRES NOV. 20, 1912
GEORGE CHROCHER FRED W. DISTELHORF.

STATE OF FLORIDA

County of _____)

State and County personally appeared _____
known to me to be the individual described by that name in and who executed the foregoing instrument

and to be the _____ President of the _____
a corporation, and acknowledged and declared that he, as _____ President of said corporation, and
being duly authorized by it, signed its name and affixed its seal to and executed the said instrument for
it and as its act and deed.

Given under my hand and official seal, this 22nd day of February A.D. 19 68

Notary Public

My Commission expires

State of Florida,

ESCAHIA

County

JOSEPH JAMES BILUPS AND

EARN THE 0. PILLOPS,

Husband and Wife

10

NELLIE GRACE RICHARDSON,
DEPT. OF AGRICULTURE

A Widow

CONTRACT

RECEIVED this day

of A.D. 18

at 6 o'clock M.

Page 100

19 DEC 2 10 42 AM '57

88 CANBRIA COLLEGE ON ...

FILED & RECORDED IN
THE PUBLIC RECORDS OF

1

369705

Prepared By M. L. Ford
407 W. Jackson St
Panama, Fla.

Hold for Billings

57-60-100
2100 D.C.
2750

3278M 141

STATE OF FLORIDA
ESCAMBIA

D.S. PD. 2100
DATE 11-30-92
JOE A. FLOWERS, COMPTROLLER
BY: [Signature] D.C.
COUNTY REG. 59-2043328-27-01

This Instrument was Prepared by:
Octavia D. Kelly
1017 West Hilary Street
Address
Return Instrument to:

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That Joseph James Billups, and Ernestine O. Billups for and Address
consideration of Ten and No/100 (\$10.00) DOLLARS and all other Good and
Valuable considerations One (\$1.00) DOLLAR and (\$2,750) in payment, paid in full
the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant
unto Nellie G. Richardson, All my right, title and interest in her,
1915 Saint Catherine Ave.
heirs, executors, administrators and assigns, forever, the
following described real property, situate, lying and being in the County of
Escambia, State of Florida, to-wit:

That portion of Lot Ten (10) of Brainard and McIntyre's Subdivision of Section
Seventeen (17), Township Two (2) South, Range Thirty (30) West, Escambia County,
Florida described as follows: Beginning at the Southwest corner of Lot Ten (10)
Section Seventeen (17), Township Two (2), South, Range Thirty (30) West; thence
running North Two Hundred Ten (210) feet, thence easterly Five Hundred Forty (540)
feet for the point of beginning; thence continue easterly Fifty (50) feet, thence
southerly Ninety (90) feet, thence westerly Fifty (50) feet, thence northerly
Ninety (90) feet to the point of beginning as recorded in Deed Book 495 Page 159.

Together with all and singular the tenements, hereditaments and appurtenances
thereto belong or in anywise appertaining, free from all exemptions and right
of homestead.

And WE covenant that WE am/are well seized of an indefeasible
estate in fee simple in the said property, and have a good right to convey the
same; that it is free of lien or encumbrance, and that OUR heirs,
executors and administrators, the said grantees, OUR heirs, executors,
administrators, and assigns, in the quiet and peaceable possession and
enjoyment thereof, against all persons lawfully claiming the same, shall and
will forever warrant and defend.

IN WITNESS WHEREOF, I have hereunto set my hands and seals
this 24th day of Nov, A.D. 1992

Signed, sealed and delivered in the presence of

Tracy D. Richardson

Nellie G. Thompson

Octavia D. Kelly

Octavia D. Kelly

Before the subscriber personally appeared Joseph James Billups

and Ernestine O. Billups, known to me to be the individuals described by
said names in and who executed the foregoing instrument, and acknowledged that

WE executed the same for the uses and purposes therein set forth.

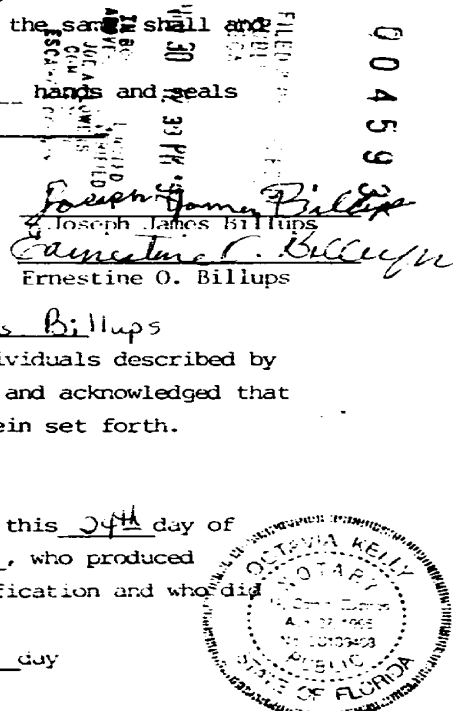
STATE OF FLORIDA

Escambia COUNTY

The foregoing instrument was acknowledged before me this 24th day of
Nov, 1992 by Joseph James Billups
Ernestine O. Billups, who produced
Driver licenses as identification and who did
not take an oath.

Given under my hand and official seal this 24th day
of Nov, 1992.

Octavia Kelly
Notary Public



OR BK 4316 PG0392
Escambia County, Florida
INSTRUMENT 98-530796

RCD Oct 05, 1998 11:47 am
Escambia County, Florida

NOTICE OF LIEN

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 98-530796

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT(MSBU)

Re: RICHARDSON NELLIE GRACE
1915 W SCOTT ST
PENSACOLA FL 32501

ACCT.NO. 06 2418 500 000
AMOUNT \$176.00

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

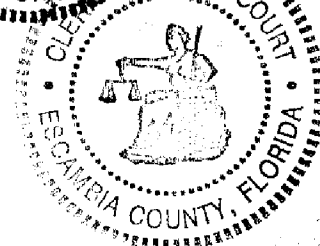
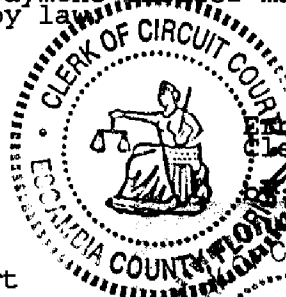
BEG AT SW COR OF LT 10
OF BRAINARD & MCINTYRES S/D
PLAT DB 495 P 159
THENCE N 210 FT ELY
540 FT FOR POB
CONT ELY 50 FT SLY 90 FT
PROP.NO. 17 2S 30 5010 002 006

filed in the public records of Escambia County. This constitutes a lien against the property identified above until discharged and satisfied by payment to the Clerk of the Circuit Court of the lien, plus penalties, in the total amount of \$176.00. Evidence of discharge and satisfaction of this lien can be recorded in the public records of Escambia County, Florida by the Clerk of the Circuit Court.

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

Date: 09/04/1998

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



DR BK 4448 PG1674
Escambia County, Florida
INSTRUMENT 99-640454

NOTICE OF LIEN

RCD Aug 06, 1999 08:48 am
Escambia County, Florida

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 99-640454

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT(MSBU)

Re: RICHARDSON NELLIE GRACE
1915 ST CATHERINE AVE
PENSACOLA FL 32501

ACCT.NO. 06 2418 500 000

AMOUNT \$35.20

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

BEG AT SW COR OF LT 10
OF BRAINARD & MCINTYRES S/D
PLAT DB 495 P 159
THENCE N 210 FT ELY
540 FT FOR POB
CONT ELY 50 FT SLY 90 FT
PROP.NO. 17 2S 30 5010 002 006

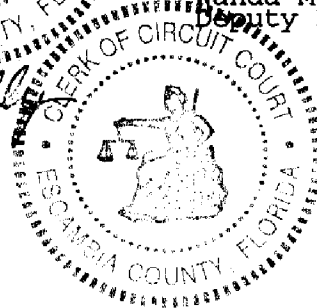
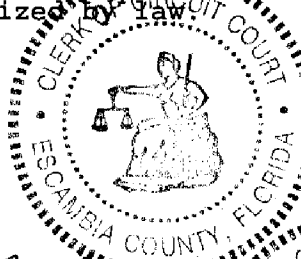
filed in the public records of Escambia County. This constitutes a lien against the property identified above until discharged and satisfied by payment to the Clerk of the Circuit Court of the lien, plus penalties, in the total amount of \$35.20. Evidence of discharge and satisfaction of this lien can be recorded in the public records of Escambia County, Florida by the Clerk of the Circuit Court.

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

Date: 05/24/1999

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

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



**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 02562 of 2021

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on August 17, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

EST OF NELLIE GRACE RICHARDSON	ESCAMBIA COUNTY / COUNTY ATTORNEY
1915 ST CATHERINE AVE	221 PALAFOX PLACE STE 430
PENSACOLA, FL 32501	PENSACOLA FL 32502

WITNESS my official seal this 17th day of August 2023.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **October 4, 2023**, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 02562**, issued the **1st** day of **June, A.D., 2021** 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 SW COR OF LT 10 OF BRAINARD & MCINTYRES S/D PLAT DB 495 P 159 THENCE N 210 FT ELY 540 FT FOR POB CONT ELY 50 FT SLY 90 FT WLY 50 FT NLY 90 FT TO POB OR 417 P 314 OR 3278 P 141

SECTION 17, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 062418500 (1023-12)

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

EST OF NELLIE GRACE RICHARDSON

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of October, which is the **4th** day of **October 2023**.

Dated this 14th day of August 2023.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Post Property:

1915 W ST CATHERINE AVE 32501



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

By:
Emily Hogg
Deputy Clerk

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Personal Services:

EST OF NELLIE GRACE RICHARDSON
1915 ST CATHERINE AVE
PENSACOLA, FL 32501

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

1023-12

Document Number: ECSO23CIV029747NON

Agency Number: 23-009095

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 02562 2021

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: EST OF NELLIE GRACE RICHARDSON

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 8/18/2023 at 9:02 AM and served same at 7:15 AM on 8/24/2023 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY AS INSTRUCTED BY CLERKS OFFICE

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____


K. HENLEY, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: MRM

000095

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Post Property:

1915 W ST CATHERINE AVE 32501



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

RECEIVED
2023 AUG 18 AM 9:02
ESCAMBIA COUNTY, FL
CLERK'S OFFICE
CIVIL UNIT

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

1023-12

Document Number: ECSO23CIV029746NON

Agency Number: 23-009094

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 02562 2021

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: EST OF NELLIE GRACE RICHARDSON

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 8/18/2023 at 9:02 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for EST OF NELLIE GRACE RICHARDSON , Writ was returned to court UNEXECUTED on 9/8/2023 for the following reason:

UNABLE TO MAKE CONTACT WITH SUBJECT AT GIVEN ADDRESS AFTER NUMEROUS ATTEMPTS PRIOR TO SERVE BY DATE. LEFT CARDS; NO RESPONSE FROM CARDS LEFT.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

K Henley 921

K. HENLEY, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

009094

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Personal Services:

EST OF NELLIE GRACE RICHARDSON
1915 ST CATHERINE AVE
PENSACOLA, FL 32501

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY, FL
 CLERK'S OFFICE
 CIVIL UNIT
 2023 AUG 18 AM 9:02
 RECEIVED

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1915 ST CATHERINE AVE
PENSACOLA, FL 32501

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

EST OF NELLIE GRACE RICHARDSON
[1023-12]
1915 ST CATHERINE AVE
PENSACOLA, FL 32501

9171 9690 0935 0127 2215 14

ESCAMBIA COUNTY / COUNTY
ATTORNEY [1023-12]
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

9171 9690 0935 0127 2214 60

contact -
Daughter

THE SUMMATION WEEKLY

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

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

4WRB/30-9/20TD

Before the undersigned authority personally appeared Malcolm Ballinger who under oath says that he is the Legal Administrator and Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of **2021-TD-02562** in the Escambia County Court was published in said newspaper in and was printed and released on August 30, 2023; September 6, 2023; September 13, 2023; and September 20, 2023.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication of the said newspaper.

X- Ballinger

MALCOLM BALLINGER, PUBLISHER FOR THE
SUMMATION WEEKLY

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 25th day of September, 2023, by MALCOLM BALLINGER, who is personally known to me.

X

Brooklyn Faith Coates

NOTARY PUBLIC



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

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



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

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

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

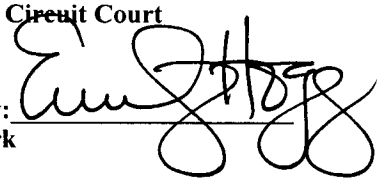
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 062418500 Certificate Number: 002562 of 2021**

Payor: TRACY JAMES 6728 RAMBLEWOODS DR PENSACOLA FL 32501 Date 9/29/2023

Clerk's Check #	313373	Clerk's Total	\$497.04
Tax Collector Check #	1	Tax Collector's Total	\$4,029.47
		Postage	\$14.42
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$4,557.93

\$4,455.73

**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 # 2021 TD 002562

Redeemed Date 9/29/2023

Name TRACY JAMES 6728 RAMBLEWOODS DR PENSACOLA FL 32501

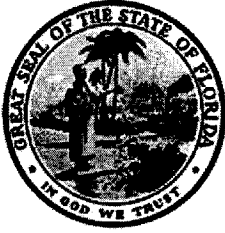
Clerk's Total = TAXDEED	\$497.04 \$4424.31
Due Tax Collector = TAXDEED	\$4,029.47
Postage = TD2	\$14.42
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

• For Office Use Only

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

FINANCIAL SUMMARY

No Information Available - See Dockets




PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 062418500 Certificate Number: 002562 of 2021

Redemption Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="10/4/2023"/>	Redemption Date <input type="text" value="9/29/2023"/> 
Months	6	5
Tax Collector	<input type="text" value="\$3,691.03"/>	<input type="text" value="\$3,691.03"/>
Tax Collector Interest	\$332.19	\$276.83
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$4,029.47	\$3,974.11
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	\$34.20
Total Clerk	\$497.04	\$490.20
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="\$14.42"/>	<input type="text" value="\$14.42"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$4,557.93	\$4,495.73 - 40 = \$4,455.73
	Repayment Overpayment Refund Amount	\$62.20
Book/Page	<input type="text" value="8973"/>	<input type="text" value="1044"/>

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 8973, Page 1044, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 02562, issued the 1st day of June, A.D., 2021

TAX ACCOUNT NUMBER: 062418500 (1023-12)

DESCRIPTION OF PROPERTY:

BEG AT SW COR OF LT 10 OF BRAINARD & MCINTYRES S/D PLAT DB 495 P 159 THENCE N 210
FT ELY 540 FT FOR POB CONT ELY 50 FT SLY 90 FT WLY 50 FT NLY 90 FT TO POB OR 417 P 314
OR 3278 P 141

SECTION 17, TOWNSHIP 2 S, RANGE 30 W

NAME IN WHICH ASSESSED: EST OF NELLIE GRACE RICHARDSON

Dated this 29th day of September 2023.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk