



# CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

0921-32  
DR-513  
Rule 12D-16.002 F.A.C  
Effective 07/19  
Page 1 of 2

**Part 1: Tax Deed Application Information**

Applicant Name Applicant Address	DIH TAX PARTNERS LLC DIH TAX PARTNERS LLC 2912 PARK ARBOR COURT FORT WORTH, TX 76116	Application date	Aug 29, 2020
Property description	RICHBURG VALERIA F 809 HORSEMAN PATH CANTONMENT, FL 32533 1255 BARMEL ST 02-0163-600 W 132 FT OF LT 10 BLK 7 LESS N 30 FT FOR COUNTY RD S/D PLAT DB 89 P 369 OR 4437 P 1351	Certificate #	2018 / 479
		Date certificate issued	06/01/2018

**Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application**

Column 1 Certificate Number	Column 2 Date of Certificate Sale	Column 3 Face Amount of Certificate	Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2018/479	06/01/2018	658.05	99.94	757.99
<b>→Part 2: Total*</b>				<b>757.99</b>

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

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2020/522	06/01/2020	632.84	6.25	31.64	670.73
# 2019/485	06/01/2019	644.92	6.25	44.34	695.51
<b>Part 3: Total*</b>					<b>1,366.24</b>

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	2,124.23
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
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. <b>Total Paid (Lines 1-6)</b>	<b>2,499.23</b>

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

Sign here:  Escambia, Florida  
 Signature, Tax Collector or Designee Date September 9th, 2020

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

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>9/7/2021</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: 2000691

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
DIH TAX PARTNERS LLC DIH TAX PARTNERS LLC  
2912 PARK ARBOR COURT  
FORT WORTH, TX 76116,

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

Account Number	Certificate No.	Date	Legal Description
02-0163-600	2018/479	06-01-2018	W 132 FT OF LT 10 BLK 7 LESS N 30 FT FOR COUNTY RD S/D PLAT DB 89 P 369 OR 4437 P 1351

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  
DIH TAX PARTNERS LLC DIH TAX PARTNERS LLC  
2912 PARK ARBOR COURT  
FORT WORTH, TX 76116

08-29-2020  
Application Date

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



# Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Navigate Mode  Account  Reference →

Printer Friendly Version

General Information	
<b>Reference:</b>	101S301101100007
<b>Account:</b>	020163600
<b>Owners:</b>	RICHBURG VALERIA F
<b>Mail:</b>	809 HORSEMAN PATH CANTONMENT, FL 32533
<b>Situs:</b>	1255 BARMEL ST 32534
<b>Use Code:</b>	VACANT RESIDENTIAL
<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	

Assessments					
Year	Land	Imprv	Total	Cap Val	
2020	\$38,903	\$0	\$38,903	\$38,903	
2019	\$38,903	\$0	\$38,903	\$38,903	
2018	\$38,903	\$0	\$38,903	\$38,903	

**Disclaimer**

**Tax Estimator**

**> File for New Homestead Exemption Online**

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
07/1999	4437	1351	\$18,000	WD	<a href="#">View Instr</a>
04/1993	3356	263	\$100	WD	<a href="#">View Instr</a>
02/1981	1521	911	\$100	WD	<a href="#">View Instr</a>
01/1973	718	751	\$15,000	WD	<a href="#">View Instr</a>

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

2020 Certified Roll Exemptions
None

**Legal Description**  
W 132 FT OF LT 10 BLK 7 LESS N 30 FT FOR COUNTY RD  
S/D PLAT DB 89 P 369 OR 4437 P 1351

Extra Features
None

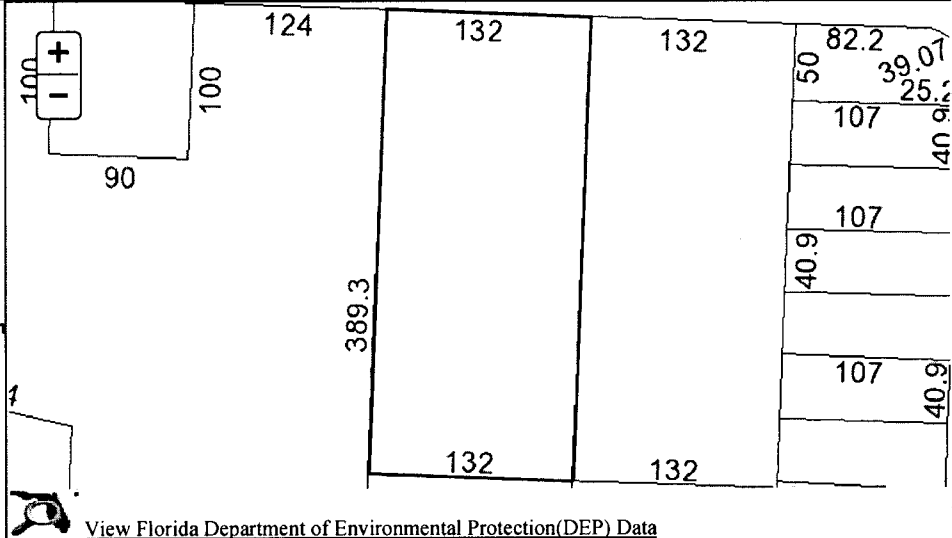
**Parcel Information** [Launch Interactive Map](#)

**Section Map Id:**  
10-1S-30-2

**Approx. Acreage:**  
0.9091

**Zoned:**   
MDR

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



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

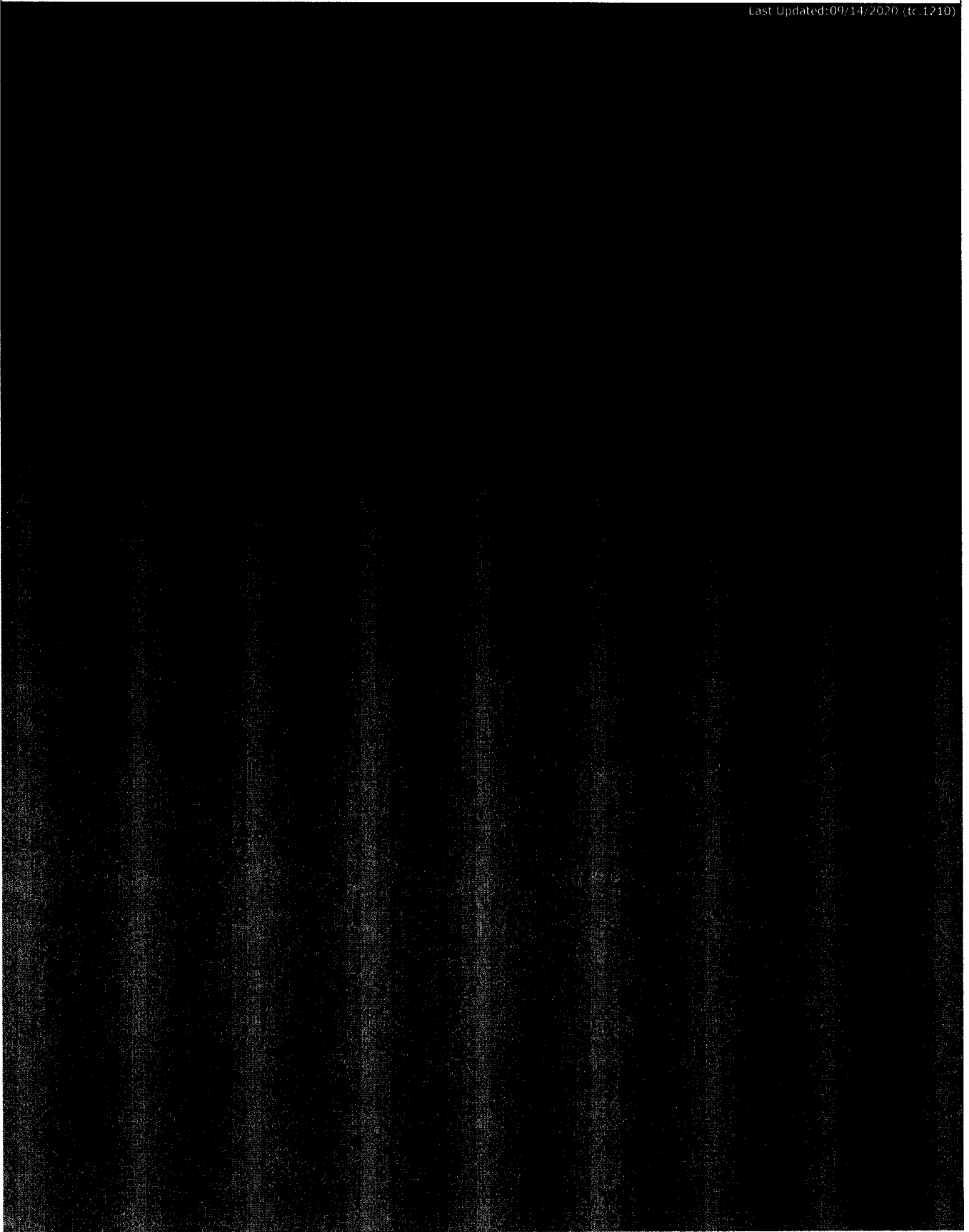
**Buildings**  
Images



4/4/02

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:09/14/2020 (tc.1210)



## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **DIH TAX PARTNERS LLC** holder of **Tax Certificate No. 00479**, issued the **1st** day of **June, A.D., 2018** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

**W 132 FT OF LT 10 BLK 7 LESS N 30 FT FOR COUNTY RD S/D PLAT DB 89 P 369 OR 4437 P 1351**

**SECTION 10, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 020163600 (0921-32)**

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

**VALERIA F RICHBURG**

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** Tuesday in the month of September, which is the **7th day of September 2021**.

Dated this 21st day of October 2020.

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



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

**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: 020163600 Certificate Number: 000479 of 2018**

**Payor: VALERIA JACKSON 7111 DALE ST PENSACOLA FL 32503      Date 11/10/2020**

Clerk's Check #	1	Clerk's Total	<del>\$58.07</del> 2785.97
Tax Collector Check #	1	Tax Collector's Total	<del>\$2,922.83</del>
		Postage	<del>\$60.00</del>
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$3,627.90</del>

**\$ 2,802.97**

**PAM CHILDERS  
 Clerk of the Circuit Court**

Received By:  
 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

**Case # 2018 TD 000479**

**Redeemed Date 11/10/2020**

**Name VALERIA JACKSON 7111 DALE ST PENSACOLA FL 32503**

Clerk's Total = TAXDEED	<del>\$558.07</del> 2785.97
Due Tax Collector = TAXDEED	<del>\$2,992.83</del>
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
------	--------	------	-------------	------------	------------

No Information Available - See Dockets






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

**Tax Deed - Redemption Calculator**

**Account: 020163600 Certificate Number: 000479 of 2018**

Redemption  Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="09/07/2021"/>	Redemption Date <input type="text" value="11/10/2020"/> 
Months	13	3
Tax Collector	<input type="text" value="\$2,499.23"/>	<input type="text" value="\$2,499.23"/>
Tax Collector Interest	\$487.35	\$112.47
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
<b>Total Tax Collector</b>	\$2,992.83	<input type="text" value="\$2,617.95"/> TC
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$91.07	\$21.02
<b>Total Clerk</b>	\$558.07	<input type="text" value="\$488.02"/> 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"/>
<b>Total Redemption Amount</b>	\$3,627.90	\$3,122.97
	Repayment Overpayment Refund Amount	\$504.93
Book/Page	<input type="text" value="8388"/>	<input type="text" value="1436"/>

## 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 8388, Page 1436, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00479, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 020163600 (0921-32)

DESCRIPTION OF PROPERTY:

W 132 FT OF LT 10 BLK 7 LESS N 30 FT FOR COUNTY RD S/D PLAT DB 89 P 369 OR 4437 P  
1351

SECTION 10, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: VALERIA F RICHBURG

Dated this 10th day of November 2020.



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 #: 02-0163-600 CERTIFICATE #: 2018-479

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 3, 2001 to and including June 3, 2021 Abstractor: Cody Campbell

BY

A handwritten signature in black ink, appearing to read "Michael A. Campbell", written in a cursive style.

Michael A. Campbell,  
As President

Dated: June 14, 2021

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

June 10, 2021

Tax Account #: 02-0163-600

1. The Grantee(s) of the last deed(s) of record is/are: **VALERIA F. RICHBURG**  
**By Virtue of Warranty Deed recorded 07/13/1999 – OR 4437/1351**
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: **NONE**
4. Taxes:  
**Taxes for the year(s) 2017-2020 are delinquent.**  
**Tax Account #:02-0163-600**  
**Assessed Value: \$38,903**  
**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.



**PROPERTY INFORMATION REPORT**

**June 1, 2021**

**Tax Account #: 02-0163-600**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**W 132 FT OF LT 10 BLK 7 LESS N 30 FT FOR COUNTY RD S/D PLAT DB 89 P 369 OR 4437 P  
1351**

**SECTION 10, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 02-0163-600 (0921-32)**

600  
2600

OR BK 4437 PG 1351  
Escambia County, Florida  
INSTRUMENT 99-629167

Prepared by and Return to:

TRANSCONTINENTAL TITLE  
4900 BAYOU BLVD., SUITE 208  
PENSACOLA, FL 32503  
pursuant to the issuance of  
Title Insurance.  
File #: PI 02329  
Parcel I.D.#: 10-1S-30-1101-100-007

DEED DOC STAMPS PD @ ESC CO \$ 126.00  
07/13/99 ERNIE LEE MAGAHA, CLERK

By: *[Signature]*  
RCD Jul 13, 1999 01:35 pm  
Escambia County, Florida

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 99-629167

### WARRANTY DEED

This WARRANTY DEED, dated July 6<sup>th</sup>, 1999 BY JOHN W. BARRINGTON, JR. AND BILLIE M. BARRINGTON, HUSBAND AND WIFE, hereinafter called the GRANTOR, to VALERIA F. RICHBURG, A SINGLE WOMAN, whose post office address is: 1255 BARMEL STREET, PENSACOLA, FL. 32534, hereinafter called GRANTEE:

(Wherever used herein the terms "GRANTOR" and "GRANTEE" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations.)

WITNESSETH: That the GRANTOR, for and in consideration of the sum of \$10.00 and other valuable considerations, receipt of which is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the GRANTEE, all that certain land situate in ESCAMBIA County, Florida, viz:

THE NORTH 1/2 AND THE SOUTH 1/2 OF THE WEST 132 FEET OF LOT 10, BLOCK 7, OF A SUBDIVISION OF SECTION 10, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, AS PER MAP OF SUBDIVISION RECORDED IN DEED BOOK 89 AT PAGE 369 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

SUBJECT PROPERTY IS NOT THE CONSTITUTIONAL HOMESTEAD OF THE GRANTORS.

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 1999 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any,

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

THE GRANTOR hereby covenants with said GRANTEE that, except as above noted, the GRANTOR is lawfully seized of said land in fee simple; that the GRANTOR has good right and lawful authority to sell and convey said land; that the GRANTOR hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

GRANTOR(S):

*[Signature]*  
P. Dorothy Andrews  
WITNESS

*[Signature]*  
JOHN W. BARRINGTON, JR.

*[Signature]*  
Lucy M. Daily  
WITNESS

*[Signature]*  
BILLIE M. BARRINGTON

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me on this July 6<sup>th</sup>, 1999, BY JOHN W. BARRINGTON, JR. AND BILLIE M. BARRINGTON, who is personally known to me or HAS produced their Drivers Licenses as identification.

*[Signature]*  
Notary Public  
Print Name:

