

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2000394

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

TLOA OF FLORIDA LLC  
CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077  
NEW ORLEANS, LA 70154-4077,

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
04-1602-000	2018/1760	06-01-2018	LT 18 BLK 13 CRESCENT LAKE UNIT NO 3 PB 5 P 7 OR 7062 P 1951 SEC 44/52 T1S R 30W

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  
TLOA OF FLORIDA LLC  
CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO  
BOX 54077  
NEW ORLEANS, LA 70154-4077

04-21-2020  
Application Date

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

<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. Other outstanding certificates and delinquent taxes not included in this Application, if applicable per Florida statutes	
17. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
18. Redemption fee	6.25
19. Total amount to redeem	
Sign here: _____ Date of sale <u>4-5-21</u> Signature, Clerk of Court or Designee	

**INSTRUCTIONS****Tax Collector (complete Parts 1-4)****Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application**

Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

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

**Total.** Add the amounts in Columns 3, 4 and 5

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

**Line 1,** enter the total of Part 2 plus the total of Part 3 above.

**Total Paid, Line 7:** Add the amounts of Lines 1-6

**Line 6, Interest accrued by tax collector.** Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on **Line 6**. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

**Clerk of Court (complete Part 5)**

**Line 13: Interest** is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of **Line 7**, minus **Line 6**, plus **Lines 8** through **12**. Enter the amount on **Line 13**.

**Line 14:** Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.

# CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

0421-40

513  
R. 07/19

Part 1: Tax Deed Application Information					
Applicant Name Applicant Address	TLOA OF FLORIDA LLC CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077 NEW ORLEANS, LA 70154-4077		Application date	Apr 21, 2020	
Property description	CAREY REAL ESTATE HOLDINGS LLC 925 ROCK CREEK AVE PENSACOLA, FL 32505 925 ROCK CREEK AVE LT 18 BLK 13 CRESCENT LAKE UNIT NO 3 PB 5 P 7 OR 7062 P 1951 SEC 44/52 T1S R 30W		Certificate #	2018 / 1760	
			Date certificate issued	06/01/2018	
			Deed application number	2000394	
			Account number	04-1602-000	
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)	
# 2018/1760	06/01/2018	960.73	48.04	1,008.77	
→Part 2: Total*				1,008.77	
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)
# 2019/1717	06/01/2019	996.55	6.25	49.83	1,052.63
Part 3: Total*					1,052.63
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)				2,061.40	
2. Delinquent taxes paid by the applicant				0.00	
3. Current taxes paid by the applicant				935.22	
4. Property information report fee and Deed Application Recording and Release Fees				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)				3,371.62	
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 County, Florida		
Signature, Tax Collector or Designee			Date April 29th, 2020		

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



# Chris Jones

## Escambia County Property Appraiser

[Real Estate Search](#)
[Tangible Property Search](#)
[Sale List](#)
[← Navigate Mode](#)
[Account](#)
[Reference](#)
[→](#)
[Printer Friendly Version](#)

### General Information

**Reference:** 441S301000018013  
**Account:** 041602000  
**Owners:** VANDENBURG RICHARD JR  
**Mail:** 925 ROCK CREEK AVE  
 PENSACOLA, FL 32505  
**Situs:** 925 ROCK CREEK AVE 32505  
**Use Code:** SINGLE FAMILY RESID   
**Taxing Authority:** COUNTY MSTU  
**Tax Inquiry:** [Open Tax Inquiry Window](#)  
 Tax Inquiry link courtesy of Scott Lunsford  
 Escambia County Tax Collector

### Assessments

Year	Land	Imprv	Total	Cap Val
2019	\$11,500	\$42,209	\$53,709	\$53,709
2018	\$11,500	\$39,193	\$50,693	\$50,693
2017	\$11,500	\$35,801	\$47,301	\$47,301

### Disclaimer

### Tax Estimator

> [File for New Homestead Exemption Online](#)

### Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
10/18/2019	8184	1069	\$100	WD	<a href="#">View Instr</a>
11/06/2018	7994	264	\$100	WD	<a href="#">View Instr</a>
06/25/2013	7062	1951	\$28,100	WD	<a href="#">View Instr</a>
03/25/2013	6994	1496	\$100	CT	<a href="#">View Instr</a>
07/2006	5961	1703	\$100	QC	<a href="#">View Instr</a>
12/2004	5547	315	\$53,000	WD	<a href="#">View Instr</a>
10/2004	5504	607	\$100	CJ	<a href="#">View Instr</a>
01/1967	346	517	\$100	WD	<a href="#">View Instr</a>

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

### 2019 Certified Roll Exemptions

None

### Legal Description

LT 18 BLK 13 CRESCENT LAKE UNIT NO 3 PB 5 P 7 OR  
 8184 P 1069 SEC 44/52 T1S R 30W

### Extra Features

METAL BUILDING

### Parcel Information

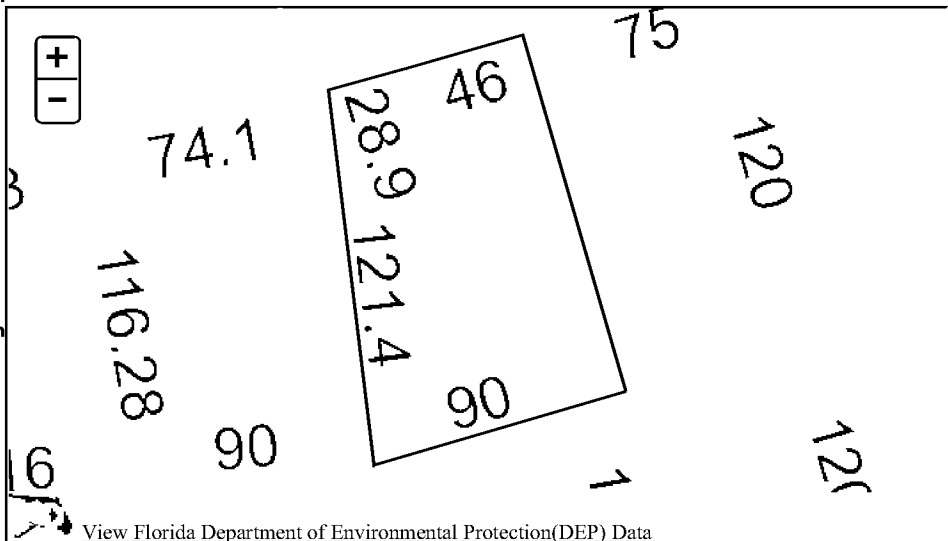
[Launch Interactive Map](#)

**Section**  
**Map Id:**  
 44-1S-30-2

**Approx. Acreage:**  
 0.2080

**Zoned:**   
 MDR

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



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


### Buildings

Address: 925 ROCK CREEK AVE, Year Built: 1959, Effective Year: 1959

**Structural Elements**

**DECOR/MILLWORK-AVERAGE**

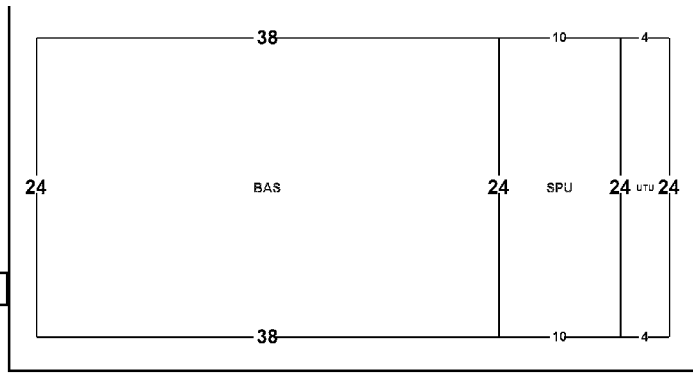
**DWELLING UNITS-1**  
**EXTERIOR WALL-VINYL SIDING**  
**FLOOR COVER-CARPET**  
**FOUNDATION-SLAB ON GRADE**  
**HEAT/AIR-CENTRAL H/AC**  
**INTERIOR WALL-DRYWALL-PLASTER**  
**NO. PLUMBING FIXTURES-3**  
**NO. STORIES-1**  
**ROOF COVER-COMPOSITION SHG**  
**ROOF FRAMING-GABLE**  
**STORY HEIGHT-0**  
**STRUCTURAL FRAME-WOOD FRAME**

 Areas - 1248 Total SF

**BASE AREA - 912**

**SCRN PORCH UNF - 240**

**UTILITY UNF - 96**



Images



10/18/19

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:05/08/2020 (tc.3668)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TLOA OF FLORIDA LLC CAPITOL ONE BANK C/O TLOA HOLDINGS LLC** holder of **Tax Certificate No. 01760**, 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:

**LT 18 BLK 13 CRESCENT LAKE UNIT NO 3 PB 5 P 7 OR 7062 P 1951 SEC 44/52 T1S R 30W**

**SECTION 44, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 041602000 (0421-40)**

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

**CAREY REAL ESTATE HOLDINGS LLC**

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 April, which is the **5th** day of April 2021.

Dated this 12th day of May 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

<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>04/05/2021</u> Signature, Clerk of Court or Designee	

**INSTRUCTIONS**

*+625*

**Tax Collector (complete Parts 1-4)**

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

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**Total.** Add the amounts in Columns 3, 4 and 5

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**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.



# 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

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	TLOA OF FLORIDA LLC CAPITOL ONE BANK, C/O TLOA HOLDINGS, LLC PO BOX 54077 NEW ORLEANS, LA 70154-4077	Application date	Apr 21, 2020
Property description	CAREY REAL ESTATE HOLDINGS LLC 925 ROCK CREEK AVE PENSACOLA, FL 32505 925 ROCK CREEK AVE 04-1602-000 LT 18 BLK 13 CRESCENT LAKE UNIT NO 3 PB 5 P 7 OR 7062 P 1951 SEC 44/52 T1S R 30W	Certificate #	2018 / 1760
		Date certificate issued	06/01/2018

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2. Delinquent taxes paid by the applicant	0.00
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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)	3,371.62

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 July 31st, 2020

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



Escambia County as the prevailing party against **RESPONDENT(S)**.

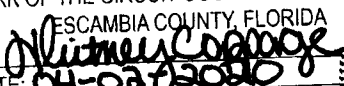
This fine shall be forwarded to the Board of County Commissioners. Under the authority of sec. 162.09, Fla. Stat., and Sec. 30-35 of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All fees, fines and costs owing hereunder shall constitute a lien on **ALL YOUR REAL AND PERSONAL PROPERTY** including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

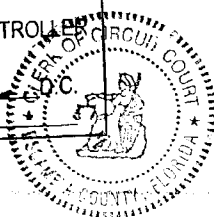
**You have the right** to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at 3363 W Park Place, Pensacola, Florida 32505 and the Escambia County Circuit Court at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than **30 days** from the date of this order. Failure to timely file a Written Notice of Appeal will waive your rights to appeal.

Jurisdiction is retained to enter such further orders as may be appropriate and necessary.

**DONE AND ORDERED** at Escambia County, Florida on the 31st day of March, 2020.

  
\_\_\_\_\_  
Gregory Farrar  
Special Magistrate  
Office of Environmental Enforcement

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:   
DATE: 04-02-2020



**Sec. 42-196(d) Nuisance - (D) Overgrowth**

**Sec. 82-171. Solid Waste - Mandatory Collection**

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby **ORDERED** that the **RESPONDENT(S)** shall have until **4/30/2020** to correct the violation and to bring the violation into compliance.

Corrective action shall include:

**Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. maintain clean conditions to avoid a repeat violation.**

**Fence will not cure outdoor storage issues**

If you fail to fully correct the violation within the time required, you will be assessed a fine of **\$20.00** per day, commencing **5/1/2020**. This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. **YOU ARE REQUIRED**, immediately upon your full correction of this violation(s), to contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance. If the violation is not abated within the specified time period, then the County may elect to take whatever measures are necessary to abate the violation for you. These measures could include, but are not limited to, **DEMOLISHING YOUR STRUCTURE(S), LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND OWING OF DESCRIBED VEHICLE(S)**. The reasonable cost of such will be assessed against you and will constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs int the amount of **\$235.00** are awarded in favor of

Recorded in Public Records 4/2/2020 8:59 AM OR Book 8274 Page 900,  
Instrument #2020028210, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$27.00

**THE OFFICE OF ENVIRONMENTAL ENFORCEMENT  
SPECIAL MAGISTRATE  
IN AND FOR THE  
COUNTY OF ESCAMBIA, STATE OF FLORIDA**

**PETITIONER  
ESCAMBIA COUNTY FLORIDA,**

**CASE NO: CE19094969N  
LOCATION: 925 ROCK CREEK AVE  
PR#: 441S301000018013**

**VS.**

**VANDENBURG JR, RICHARD  
925 ROCK CREEK AVE  
PENSACOLA, FL 32505**

**RESPONDENT(S)**

**ORDER**

This CAUSE having come before the Office of Environmental Enforcement  
Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged  
violation of the ordinances of the County of Escambia, State of Florida, and the Special  
Magistrate having considered the evidence before him in the form of testimony by the  
Enforcement Officer and the Respondent or representative, thereof, *Richard Vandenberg*  
as well as evidence submitted and after consideration of the appropriate sections of *Telephonically*  
the Escambia County Code of Ordinances, the Special Magistrate finds that a violation  
of the following Code of Ordinance(s) has occurred and continues:

**LDC. Ch. 3. Art. 1. Sec. 3-1.4 Allowed Uses**

**LDC. Ch. 3. Art. 2. Sec. 3-2.7 Medium Density Residential District (MDR)**

**LDC. Ch. 4. Art. 7. Sec. 4-7.9 Outdoor Storage**

**Sec. 42-196(a) Nuisance - (A) Nuisance**

**Sec. 42-196(b) Nuisance - (B) Trash and Debris**

**Sec. 42-196(c) Nuisance - (C) Inoperable Vehicle**

Filing # 109204470 E-Filed 06/22/2020 01:52:22 PM

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

VS

CASE NO: 2020 CO 001801 A

**RICHARD VANDENBURG JR**  
925 ROCK CREEK AVE  
PENSACOLA, FL 32505

DIVISION: IV  
DATE OF BIRTH:

**FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES**

On **JUNE 16, 2020**, an order assessing fines, costs, and additional charges was entered against the Defendant, **RICHARD VANDENBURG JR.** Defendant has failed to make payment in full in accordance with this order. Therefore,

**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 amount of **\$400.00**, which shall bear interest at the rate prescribed by law, **6.66%**, until satisfied.

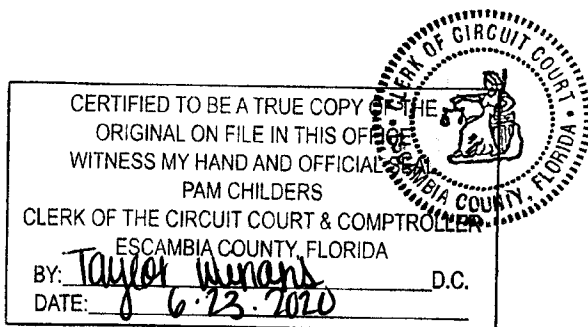
It is **FURTHER ORDERED AND ADJUDGED** that a lien is hereby created against all currently owned and after acquired property, both real and personal, of the defendant.

**FOR WHICH LET EXECUTION ISSUE.**

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

  
eSigned by COUNTY COURT JUDGE JENNIFER J FRYDRYCHOWICZ  
on 06/19/2020 17:15:11 k8OGq4

COUNTY JUDGE



{CFUTMMFNLCHRG82 424984}

of the deed or mortgage, or list the legal description of the property on the back of this sheet or an additional sheet if necessary. Also provide the same information on any other property you own or are buying.)

FOR ALL MOTOR VEHICLES YOU OWN OR ARE BUYING:

YEAR/MAKE/MODEL: \_\_\_\_\_ COLOR: \_\_\_\_\_

VEHICLE ID#: \_\_\_\_\_ TAG NO: \_\_\_\_\_ MILEAGE: \_\_\_\_\_

NAMES ON TITLE: \_\_\_\_\_ PRESENT VALUE: \_\_\_\_\_

LOAN OWED TO: \_\_\_\_\_

BALANCE ON LOAN:\$ \_\_\_\_\_ MONTHLY PAYMENT:\$ \_\_\_\_\_ (List

all other automobiles, as well as other vehicles, such as boats, motorcycles, bicycles, or aircraft, on the back of this sheet or an additional sheet if necessary.)

HAVE YOU GIVEN, SOLD, LOANED, OR TRANSFERRED ANY REAL OR PERSONAL PROPERTY WORTH MORE THAN \$100 TO ANY PERSON IN THE LAST YEAR? IF YOU ANSWER "YES" DESCRIBE THE PROPERTY AND SALE PRICE, AND GIVE THE NAME AND ADDRESS OF THE PERSON WHO RECEIVED THE PROPERTY.

DOES ANYONE OWE YOU MONEY? AMOUNT OWED? \_\_\_\_\_

NAME AND ADDRESS OF PERSON OWING MONEY: \_\_\_\_\_

REASON MONEY IS OWED: \_\_\_\_\_

PLEASE ATTACH COPIES OF THE FOLLOWING:

- a. YOUR LAST PAY STUB.
- b. YOUR LAST 3 STATEMENTS FOR EACH BANK, SAVINGS, CREDIT UNION OR OTHER FINANCIAL ACCOUNT.
- c. YOUR MOTOR VEHICLE REGISTRATIONS AND TITLES.
- d. ANY DEEDS OR TITLES TO ANY REAL OR PERSONAL PROPERTY YOU OWN OR ARE BUYING, OR LEASES TO PROPERTY YOU ARE RENTING.

UNDER PENALTY OF PERJURY, I SWEAR OR AFFIRM THAT THE FOREGOING ANSWERS ARE TRUE AND COMPLETE.

\_\_\_\_\_  
RICHARD VANDENBERG

STATE OF \_\_\_\_\_ COUNTY OF \_\_\_\_\_  
The Foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2018  
by \_\_\_\_\_ who is personally known to me or has produced  
\_\_\_\_\_ as identification and who \_\_\_\_\_ did/did \_\_\_\_\_ not take an oath.

WITNESS my hand and official seal, this \_\_\_\_\_ day of \_\_\_\_\_, 2018.

\_\_\_\_\_  
Notary Public  
My Commission expires: \_\_\_\_\_

MAIL OR DELIVER A COPY OF THE COMPLETED FORM WITH ALL APPLICABLE ATTACHMENTS TO RANDY BRELAND, 221 BOONE ST., G-105, Pensacola, FL 32505 WITHIN 45 DAYS OF THE DATE OF THE ATTACHED ORDER OR FACE POSSIBLE CONTEMPT OF COURT TOGETHER WITH UP TO 180 DAYS COUNTY JAIL AND/OR IMPOSITION OF A DAILY \$500.00 FINE.

**IN THE COUNTY COURT OF THE FIRST JUDICIAL CIRCUIT  
OF THE STATE OF FLORIDA IN AND FOR ESCAMBIA COUNTY  
SMALL CLAIMS DIVISION**

RANDY BRELAND

Plaintiff,

vs.

Case No. 2018 SC 001802

RICHARD VANDENBERG

Defendant,

\*\*\*\*\*

## FACT INFORMATION SHEET

FULL LEGAL NAME: \_\_\_\_\_

NICKNAMES OR ALIASES: \_\_\_\_\_

RESIDENCE ADDRESS: \_\_\_\_\_

MAILING ADDRESS (if different): \_\_\_\_\_

TELEPHONE NUMBERS: (Home) \_\_\_\_\_ (Business) \_\_\_\_\_

NAME OF EMPLOYER: \_\_\_\_\_

ADDRESS OF EMPLOYER: \_\_\_\_\_

POSITION OR JOB DESCRIPTION: \_\_\_\_\_

RATE OF PAY: \$ \_\_\_\_\_ per \_\_\_\_\_ average paycheck \$ \_\_\_\_\_ per \_\_\_\_\_

AVERAGE COMMISSIONS OR BONUSES: \$ \_\_\_\_\_ per \_\_\_\_\_

COMMISSIONS OF BONUSES ARE BASED ON: \_\_\_\_\_

OTHER PERSONAL INCOME: \$ \_\_\_\_\_ FROM \_\_\_\_\_

(Explain details on the back of this sheet or an additional sheet if necessary)

SOCIAL SECURITY NUMBER: \_\_\_\_\_ BIRTH DATE: \_\_\_\_\_

DRIVER'S LICENSE NUMBER: \_\_\_\_\_

MARTIAL STATUS: \_\_\_\_\_ SPOUSE'S NAME: \_\_\_\_\_

SPOUSE'S ADDRESS (if different): \_\_\_\_\_

SPOUSE'S SOCIAL SECURITY NUMBER: \_\_\_\_\_ BIRTH DATE: \_\_\_\_\_

SPOUSE'S EMPLOYER: \_\_\_\_\_

SPOUSE'S AVERAGE PAYCHECK OR INCOME: \$ \_\_\_\_\_ per \_\_\_\_\_

OTHER FAMILY INCOME: \$ \_\_\_\_\_ per \_\_\_\_\_ (Explain details on back of this sheet or an additional sheet if necessary.)

NAMES AND AGES OF ALL YOUR CHILDREN (AND ADDRESSES IF NOT LIVING WITH YOU): \_\_\_\_\_

CHILD SUPPORT OR ALIMONY PAID: \$ \_\_\_\_\_ per \_\_\_\_\_

NAMES OF OTHER YOU LIVE WITH: \_\_\_\_\_

WHO IS HEAD OF YOUR HOUSEHOLD? \_\_\_\_\_ YOU \_\_\_\_\_ SPOUSE \_\_\_\_\_ OTHER PERSON

CHECKING ACCOUNT AT: \_\_\_\_\_ ACCOUNT # \_\_\_\_\_

SAVINGS ACCOUNT AT: \_\_\_\_\_ ACCOUNT # \_\_\_\_\_

(Describe all other accounts or investments you may have, including stocks, mutual funds, savings books, or annuities, on the back of this sheet or an additional sheet if necessary.) FOR REAL ESTATE (LAND)

YOU OWN OR ARE BUYING:

ADDRESS: \_\_\_\_\_

ALL NAMES ON TITLE: \_\_\_\_\_

MORTGAGE OWED TO: \_\_\_\_\_

BALANCE OWED: \_\_\_\_\_

MONTHLY PAYMENTS: \_\_\_\_\_ Attach a copy

Filing # 74124589 E-Filed 06/26/2018 03:08:44 PM

**IN THE COUNTY COURT IN AND FOR  
ESCAMBIA COUNTY, FLORIDA**

**RANDY BRELAND**

**221 Boone Street, G105**

**Pensacola, FL 32505**

**moonshadowrocks@yahoo.com**

**Plaintiff,**

**vs.**

**Case No. 2018 SC 001820**

**Division 5**

**RICHARD VANDENBERG**

**925 Rock Creek Ave.**

**Pensacola, FL 32505**

**richards1970mustang@gmail.com**

**Defendant.**

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**FINAL JUDGMENT**

At a Small Claims Pretrial Conference on June 13, 2018, the parties appeared representing themselves. They met with a mediator but were unable to resolve the case. As a result, a trial date and time was scheduled with the approval of, and at the convenience of, the parties.

At the scheduled Final Hearing, in open court on June 26, 2018, the plaintiff appeared representing himself. The defendant failed to appear. The court heard the plaintiff's sworn testimony and therefore it is

ORDERED AND ADJUDGED that the plaintiff shall recover from the defendant \$450.00 plus court costs of \$120.00 all of which shall accrue interest at the rate of 5.72% per annum for which let execution issue.

FURTHER ORDERED that the defendant shall complete and return the attached Fact Information Sheet together with all applicable attachments directly to the plaintiff within 45 days of the date of this Final Judgment. Failure to comply may result in contempt of court and incarceration of up to 180 days in the County Jail or a fine of up to \$500.00/day.

DONE AND ORDERED this 26<sup>th</sup> day of June 2018 in chambers, as announced in open court this same day, Pensacola, Escambia County, Florida.


  
County Judge

cc: Plaintiff  
Defendant

4. All parties shall take notice of Cash Out Fast Out, LLC's interest in the real property described above.

FURTHER AFFIANT SAYETH NOT.

Cash Out Fast Out, LLC

  
By: Zachary Wooldridge  
Its: Manager

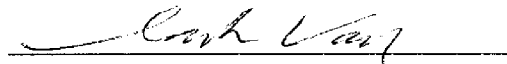
State of Florida

County of ~~Eseambia~~ <sup>SV</sup>  
Santa Rosa

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 9<sup>th</sup> day of July, 2020 by Zachary Wooldridge on behalf of and as Manager of Cash Out Fast Out, LLC who ☐ is personally known or ☒ has produced driver licenses as identification.

[Seal]



  
Notary Public  
Print Name: Savannah Vasquez  
My Commission Expires: 11/24/2023



**THIS INSTRUMENT PREPARED BY:**

Louis E. Harper III  
Harper Law, P.A.  
25 West Cedar Street, Suite 430  
Pensacola, FL 32502

---

**AFFIDAVIT OF INTEREST**

STATE OF FLORIDA  
ESCAMBIA COUNTY

**Please Index under Richard Vandenburg, Jr. and Cash Out Fast Out, LLC**

Before me, the undersigned authority, duly authorized to take acknowledgements and administer oaths, personally appeared Zachary Wooldridge, whose address is 8668 Navarre Parkway, Navarre, Florida 32566, who being first duly sworn, says that Cash Out Fast Out, LLC, a Florida limited liability company, and Richard Vandenburg, Jr. have entered into a certain agreement for the Purchase and Sale of the real property located at 925 Rock Creek Avenue, Pensacola, Florida 32505, which is further described as:

Lot 18, Block 13, Unit No. 3 of Crescent Lake, being a portion of Sections 44 and 52, Township 1 South, Range 30 West, Escambia County, Florida, according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 7, of the Public Records of Escambia County, Florida.

**Parcel Identification Number: 041602000**

1. Further, Affiant states that this is a valid, binding purchase and sale contract. That Affiant is the principal of Cash Out Fast Out, LLC.

2. That a copy of the Purchase and Sale Agreement may be obtained from Harper Title Company, LLC, 2107 Airport Boulevard, Pensacola, Florida 32504, (850) 435-4435.

3. The Purchase and Sale Agreement was entered into between the parties on or about June 15, 2020.

Signed, sealed and delivered in our presence:

Lisette Garcia  
Witness Name: Lisette Garcia

Mayra Balladares  
Witness Name: Mayra Balladares

State of Florida  
County of Palm Beach

The foregoing instrument was acknowledged before me this 18 day of October, 2019, by  
, **Richard Carey, Managing Member of CAREY REAL ESTATE HOLDINGS, LLC**, she ( ) is personally known to  
me or ( ) has produced \_\_\_\_\_ as identification.



**Lisette Garcia**  
**Comm. #GG908881**  
**Expires: August 28, 2023**  
**Bonded Thru Aaron Notary**

Carey Real Estate Holdings, LLC a Florida Limited  
Liability Company

[Signature]  
By Richard Carey, Managing Member

Lisette Garcia  
Notary Public

Printed Name: Lisette Garcia

My Commission Expires: August 28, 2023

Prepared by and return to:  
Belkis Orozco  
Pinnacle Land and Title  
1401 Forum Way, Ste 210  
West Palm Beach, FL 33401

File Number: 13-191

---

(Space Above This Line For Recording Data)

## Warranty Deed

This Warranty Deed made this 1<sup>st</sup> day of October, 2019, between Carey Real Estate Holdings, LLC a Florida Limited Liability Company whose post office address is 925 Rock Creek Ave, Pensacola, FL 32505, grantor, and Richard Vandenburg, jr, a single man whose post office address is 925 Rock Creek Ave, Pensacola, FL 32505, grantee:

(Whenever 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, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in the Escambia County, Florida, to-wit:

Lot 18, Block 13, Unit No. 3 of Crescent Lake, being a portion of Sections 44 and 52, Township 1 South, Range 30 West, Escambia County, Florida, according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 7, of the Public Records of Escambia County, Florida.

Parcel Identification Number: 041602000

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.

And the grantor hereby covenants with said grantee that 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; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2012.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

**PROPERTY INFORMATION REPORT**

**January 27, 2021**

**Tax Account #:04-1602-000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 18 BLK 13 CRESCENT LAKE UNIT NO 3 PB 5 P 7 OR 7062 P 1951 SEC 44/52 T1S R 30W**

**SECTION 44, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 04-1602-000 (0421-40)**

**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:** APR 5, 2021

**TAX ACCOUNT #:** 04-1602-000

**CERTIFICATE #:** 2018-1760

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.

<b>YES</b>	<b>NO</b>	
<u>    </u>	<u>  X  </u>	Notify City of Pensacola, P.O. Box 12910, 32521
<u>  X  </u>	<u>    </u>	Notify Escambia County, 190 Governmental Center, 32502
<u>    </u>	<u>  X  </u>	Homestead for <u>2020</u> tax year.

**RICHARD VANDENBURG, JR. AND  
CASH OUT FAST OUT, LLC AND  
CAREY REAL ESTATE HOLDINGS LLC  
925 ROCK CREEK AVE  
PENSACOLA, FL 32505**

**CASH OUT FAST OUT LLC  
8668 NAVARRE PARKWAY  
NAVARRE, FL 32566**

**ESCAMBIA COUNTY CODE ENFORCEMENT  
3363 W PARK PL  
PENSACOLA, FL 32505**

**RANDY BRELAND  
221 BOONE STREET, G105  
PENSACOLA, FL 32505**

**Certified and delivered to Escambia County Tax Collector, this 28 January 2021.**

**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**  
**CONTINUATION PAGE**

January 28, 2021

Tax Account #: 04-1602-000

1. The Grantee(s) of the last deed(s) of record is/are:  
**RICHARD VANDENBURG, JR. – AS TO FEE SIMPLE INTEREST**  
**By Virtue of Warranty Deed recorded 10/18/2019 – OR 8184/1069**  
  
**CASH OUT FAST OUT, LLC – AS TO POSSIBLE CONTRACTUAL INTEREST**  
**By Virtue of Affidavit of Interest recorded 07/21/2020 – OR 8335/283**
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. **Judgment in favor of Randy Breland, recorded 6/28/2018– OR 7925/324**
  - b. **Code Enforcement Lien in favor of Escambia County, Florida, recorded 4/2/2020– OR 8274/900, together with Certified Copy of said Lien recorded 04/02/2020 – OR 8724/1034**
  - c. **Judgment in favor in favor of the State of Florida/Escambia County recorded 6/23/2020– OR 8318/24**
4. Taxes:  
  
**Taxes for the year(s) 2017-2019 are delinquent.**  
**Tax Account #:04-1602-000**  
**Assessed Value: \$56,722**  
**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): **CRESCENT LAKE HOMEOWNERS ASSOCIATION INC,**  
**CRESCENT LAKE PRESERVATION 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.



**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 #: 04-1602-000 CERTIFICATE #: 2018-1760

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: January 27, 2001 to and including January 27, 2021 w Abstractor: Cody Campbell

BY

Michael A. Campbell,  
As President  
Dated: January 28, 2021

## 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 April 5, 2021, 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 **TLOA OF FLORIDA LLC CAPITOL ONE BANK C/O TLOA HOLDINGS LLC** holder of **Tax Certificate No. 01760**, 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:

**LT 18 BLK 13 CRESCENT LAKE UNIT NO 3 PB 5 P 7 OR 7062 P 1951 SEC 44/52 T1S R 30W**

**SECTION 44, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 041602000 (0421-40)**

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

**CAREY REAL ESTATE HOLDINGS LLC**

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 April, which is the **5th** day of April 2021.

Dated this 9th day of February 2021.

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

### Personal Services:

**CAREY REAL ESTATE HOLDINGS  
LLC  
925 ROCK CREEK AVE  
PENSACOLA, FL 32505**

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



By:  
Emily Hogg  
Deputy Clerk



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### Post Property:

**925 ROCK CREEK AVE 32505**



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

By:  
Emily Hogg  
Deputy Clerk

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PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING  
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 01760 of 2018

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on February 18, 2021, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

CAREY REAL ESTATE HOLDINGS LLC 925 ROCK CREEK AVE PENSACOLA, FL 32505	RICHARD VANDENBURG JR 925 ROCK CREEK AVE PENSACOLA, FL 32505
	CASH OUT FAST OUT LLC 925 ROCK CREEK AVE PENSACOLA, FL 32505
	CASH OUT FAST OUT LLC 8668 NAVARRE PARKWAY NAVARRE FL 32566
RANDY BRELAND 221 BOONE STREET G105 PENSACOLA FL 32505	ESCAMBIA COUNTY / COUNTY ATTORNEY 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502
ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT ESCAMBIA CENTRAL OFFICE COMPLEX 3363 WEST PARK PLACE PENSACOLA FL 32505	

WITNESS my official seal this 18th day of February 2021.

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

Tax Year	Account	Balance Status	Certified Roll Owner Name	Balance Date #2 (04/30/2021)
2020	01-2155-000	Unpaid	WRIGHT NORMA CAROL	2259.43 ✓
2020	02-2567-560	Unpaid	MCDUFFIE HUEY H	581.22 ✓
2020	04-0487-585	Unpaid	COMER NICOLE 1/3 INT	792.77 ✓
2020	04-1469-000	Unpaid	MORRIS WILLIAM L JR	1091.74 ✓
2020	04-1602-000	Unpaid	VANDENBURG RICHARD JR	971.01 ✓
2020	05-1006-000	Unpaid	WATERS EDDIE L JR &	705.67 ✓
2020	06-3246-000	Unpaid	MCNAIR TONY	515.07 ✓
2020	06-3542-000	Unpaid	HARRELL MATTIE PEARL	1594.02 ✓
2020	07-3852-000	Unpaid	KENDRAS PROPERTY INVESTMENT GROUP LLC	775.25 ✓
2020	08-1373-000	Unpaid	POTTER MELIA	984.24 ✓
2020	08-3813-000	Unpaid	BOEHM RICK	871.75 ✓
2020	10-1260-000	Unpaid	1211 LLC	951.03 ✓
2020	10-1772-311	Unpaid	MCDANIEL TARLANDA GOODEN	5468.81 ✓
2020	10-1838-000	Unpaid	1211 LLC	716.81 ✓
2020	12-3552-225	Unpaid	SHOWERS LEANDER & ELOUISE	771.4 ✓
2020	13-1606-000	Unpaid	STEWART SUE D EST OF	707.4 ✓
2020	15-0032-000	Unpaid	KATRIX LLC	230.29 ✓
2020	15-0098-000	Unpaid	NORTH HILL PROPERTIES LLC	729.73 ✓
2020	15-0099-000	Unpaid	NORTH HILL PROPERTIES LLC	977.06 ✓
2020	15-1610-000	Unpaid	WILLOUGHBY BARBARA	580.51 ✓
2020	15-2552-000	Unpaid	CORNELISON THOMAS L	942.95 ✓
2020	15-2692-400	Unpaid	BALLARD DONNA M	373.29 ✓
2020	15-3289-000	Unpaid	TURNER HERMAN G EST OF	277.03 ✓

## WARNING

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SECTION 44, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 041602000 (0421-40)

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

CAREY REAL ESTATE HOLDINGS LLC

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 April, which is the 5th day of April 2021.

Dated this 9th day of February 2021.

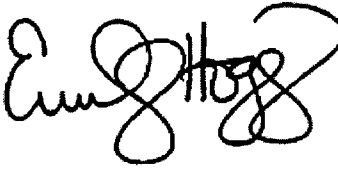
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LLC  
925 ROCK CREEK AVE  
PENSACOLA, FL 32505

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:   
Emily Hogg  
Deputy Clerk

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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 April, which is the **5th day of April 2021**.

Dated this 9th day of February 2021.

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

**Personal Services:**

**CAREY REAL ESTATE HOLDINGS  
LLC  
925 ROCK CREEK AVE  
PENSACOLA, FL 32505**

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



By:  
Emily Hogg  
Deputy Clerk

RECEIVED  
2021 FEB 19 AM 8:58  
ESCAMBIA COUNTY  
SHERIFF'S OFFICE  
CIVIL UNIT

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

0421-40

**Document Number:** ECSO21CIV006649NON

**Agency Number:** 21-004322

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 01760 2018

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE CAREY REAL ESTATE HOLDINGS LLC

**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 2/19/2021 at 8:58 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for CAREY REAL ESTATE HOLDINGS LLC , Writ was returned to court UNEXECUTED on 2/25/2021 for the following reason:

PER NEW HOMEOWNER AT 925 ROCK CREEK AVENUE, RICHARD VANDENBERG, SUBJECT IS LOCATED IN WEST PALM BEACH, FLORIDA. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_



E. HARRIS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: GBGUY

**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 April 5, 2021, 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 **TLOA OF FLORIDA LLC CAPITOL ONE BANK C/O TLOA HOLDINGS LLC** holder of Tax Certificate No. 01760, 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:

**LT 18 BLK 13 CRESCENT LAKE UNIT NO 3 PB 5 P 7 OR 7062 P 1951 SEC 44/52 T1S R 30W**

**SECTION 44, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 041602000 (0421-40)**

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

**CAREY REAL ESTATE HOLDINGS LLC**

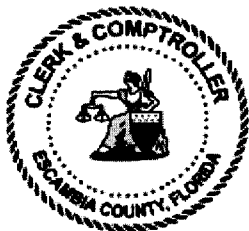
Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Monday in the month of April, which is the **5th** day of April 2021.

Dated this 9th day of February 2021.

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

**Post Property:**

**925 ROCK CREEK AVE 32505**



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

By:  
Emily Hogg  
Deputy Clerk

ESCAMBIA COUNTY  
SHERIFF'S OFFICE  
CIVIL UNIT

2021 FEB 19 AM 8:57

RECEIVED



ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

0421-40

**Document Number:** ECSO21CIV006689NON

**Agency Number:** 21-004296

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 01760 2018

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: CAREY REAL ESTATE HOLDINGS LLC

**Defendant:**

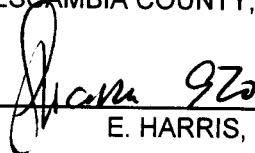
**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 2/19/2021 at 8:57 AM and served same at 9:20 AM on 2/23/2021 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO THE PROPERTY AS INSTRUCTED BY THE CLERKS OFFICE

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_



E. HARRIS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

**Pam Childers**

Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 110

Pensacola, FL 32502

**CERTIFIED MAIL™**



9171 9690 0935 0127 9941 04

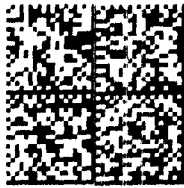
US POSTAGE

quadrant

FIRST-CLASS MAIL

**\$005.86**

02/18/2021 ZIP 32502  
043M31219251



PAM CHILDERS  
CLERK & COMPTROLLER  
FILED  
2021 MAR -1 PM 2:10  
ESCAMBIA COUNTY, FL

RANDY BRELAND [0421-40]  
221 BOONE STREET G105  
PENSACOLA FL 32505

322 FEB 1 0002/25/21

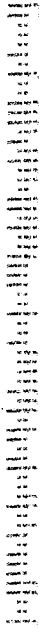
RETURN TO SENDER  
ATTEMPTED - NOT KNOWN  
UNABLE TO FORWARD

ANK

BC: 32502583335

\*2187-01294-18-43

32502583335



### Tracking Number Information

Meter:	31219251	Mailing Date:	02/18/21 12:11 PM
Tracking Number:	9171969009350127994142	Sender:	OR
Current Status:	OK : Delivered	Recipient:	
Class of Mail	FC	Zip Code:	32505
Service:	ERR	City:	PENSACOLA
Value	\$0.510	State:	FL

Proof of Delivery

TW 5/16 LK  
E. VAKIDENB L  
925 020 LK  
LW

### Status Details

#### ▼ Status Date

#### Status

Sat, 02/20/21, 03:07:00 PM	OK : Delivered
Sat, 02/20/21, 07:08:00 AM	Out for Delivery
Sat, 02/20/21, 06:57:00 AM	Arrival at Unit
Fri, 02/19/21, 07:04:00 PM	Processed (processing scan)
Thu, 02/18/21, 09:32:00 PM	Processed (processing scan)

CAREY REAL ESTATE HOLDINGS  
LLC [0421-40]  
925 ROCK CREEK AVE  
PENSACOLA, FL 32505

9171 9690 0935 0127 9941 42

✓ delivered

CASH OUT FAST OUT LLC [0421-40]  
925 ROCK CREEK AVE  
PENSACOLA, FL 32505

9171 9690 0935 0127 9941 28

RICHARD VANDENBURG JR [0421-40]  
925 ROCK CREEK AVE  
PENSACOLA, FL 32505

9171 9690 0935 0127 9941 59

CASH OUT FAST OUT LLC [0421-40]  
8668 NAVARRE PARKWAY  
NAVARRE FL 32566

9171 9690 0935 0127 9941 35

RANDY BRELAND [0421-40]  
221 BOONE STREET G105  
PENSACOLA FL 32505

9171 9690 0935 0127 9941 04

RTN  
- Attempted - not  
known

ESCAMBIA COUNTY / COUNTY  
ATTORNEY [0421-40]  
221 PALAFOX PLACE STE 430  
PENSACOLA FL 32502

9171 9690 0935 0127 9941 11

ESCAMBIA COUNTY OFFICE OF CODE  
ENFORCEMENT [0421-40]  
ESCAMBIA CENTRAL OFFICE COMPLEX  
3363 WEST PARK PLACE  
PENSACOLA FL 32505

9171 9690 0935 0127 9940 67

Escambia  
**Sun Press**  
PUBLISHED WEEKLY SINCE 1948  
(Warrington) Pensacola, Escambia County, Florida

**STATE OF FLORIDA**

County of Escambia

Before the undersigned authority personally appeared **Michael P. Driver** who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a

NOTICE in the matter of TAX DEED SALE

SALE DATE – 04-05-2021 – TAX CERTIFICATE #'S 01760

in the CIRCUIT Court

was published in said newspaper in the issues of

MARCH 04, 11, 18, 25 2021

Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, 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 in the said newspaper.



Digitally signed by Michael P Driver  
DN: c=US, o=The Escambia Sun Press LLC,  
ou=A01410D00000171E5A7746E0000AE64, cn=Michael P Driver  
Date: 2021.03.25 09:34:05 -05'00'

**PUBLISHER**

Sworn to and subscribed before me this 25TH day of MARCH  
A.D., 2021



Digitally signed by Heather Tuttle  
DN: c=US, o=The Escambia Sun Press LLC,  
ou=A01410D00000171E5ABA6670000AE70, cn=Heather Tuttle  
Date: 2021.03.25 09:48:40 -05'00'

**HEATHER TUTTLE**  
**NOTARY PUBLIC**



**HEATHER TUTTLE**  
Notary Public, State of Florida  
My Comm. Expires June 24, 2024  
Commission No. HH4627

Page 1 of 1

**NOTICE OF APPLICATION FOR  
TAX DEED**

NOTICE IS HEREBY GIVEN, That TLOA OF FLORIDA LLC CAPITOL ONE BANK C/O TLOA HOLDINGS LLC holder of Tax Certificate No. 01760, 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:

LT 18 BLK 13 CRESCENT LAKE UNIT NO 3 PB 5 P 7 OR 7062 P 1951 SEC 44/52 T1S R 30W SECTION 44, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 041602000 (0421-40)

The assessment of the said property under the said certificate issued was in the name of CAREY REAL ESTATE HOLDINGS LLC

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 April, which is the 5th day of April 2021.

Dated this 22nd day of February 2021.

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

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

**By: Emily Hogg**  
**Deputy Clerk**

oaw-4w-03-04-11-18-25-2021




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

**Tax Deed - Redemption Calculator**

**Account: 041602000 Certificate Number: 001760 of 2018**

Redemption ☐ No ☒ Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="04/05/2021"/>	Redemption Date <input type="text" value="04/05/2021"/> 
Months	12	12
Tax Collector	<input type="text" value="\$3,371.62"/>	<input type="text" value="\$3,371.62"/>
Tax Collector Interest	\$606.89	\$606.89
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$3,984.76	\$3,984.76
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	\$84.06	\$84.06
Total Clerk	\$551.06	\$551.06
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="\$42.00"/>	<input type="text" value="\$42.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$4,594.82	\$4,594.82
	Repayment Overpayment Refund Amount	\$0.00
Book/Page	<input type="text" value="8294"/>	<input type="text" value="876"/>

**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 001760  
 Redeemed Date 04/05/2021**

**Name COSMOS BANKS 4015 NOWLINBURY DR PENSOLA FL 32514**

Clerk's Total = TAXDEED	\$551.06
Due Tax Collector = TAXDEED	\$3,984.76
Postage = TD2	\$42.00
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

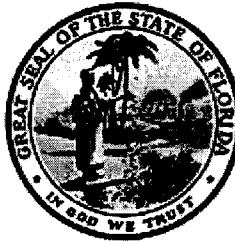
• For Office Use Only

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

**FINANCIAL SUMMARY**

No Information Available - See Dockets

**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**

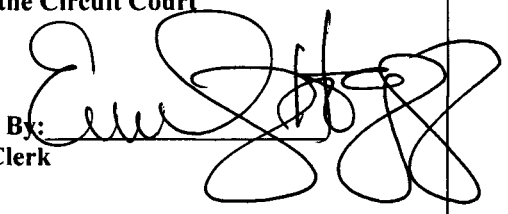
CLERK TO THE BOARD OF  
COUNTY COMMISSIONERS  
OFFICIAL RECORDS  
COUNTY TREASURY  
AUDITOR

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
Tax Certificate Redeemed From Sale  
Account: 041602000 Certificate Number: 001760 of 2018**

**Payor: COSMOS BANKS 4015 NOWLINBURY DR PENSACOLA FL 32514      Date 04/05/2021**

Clerk's Check #	1	Clerk's Total	\$551.06
Tax Collector Check #	1	Tax Collector's Total	\$3,984.76
		Postage	\$42.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$4,594.82

**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>



## 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 8294, Page 876, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 01760, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 041602000 (0421-40)

### DESCRIPTION OF PROPERTY:

LT 18 BLK 13 CRESCENT LAKE UNIT NO 3 PB 5 P 7 OR 7062 P 1951 SEC 44/52 T1S R 30W

SECTION 44, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: CAREY REAL ESTATE HOLDINGS LLC

Dated this 5th day of April 2021.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk