



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

0324-10

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	DARCY HOLT DH INVESTMENT TRUST 3900 NORTH POINT DRIVE ANCHORAGE, AK 99502	Application date	Aug 02, 2023
Property description	POSTON JOSEPH & POSTON JERRY EST OF 5440 COVENTRY AVE PENSACOLA, FL 32526 318 E ANDERSON ST 05-0861-000 LT 1 & 2 BLK 6 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/57 OR 6673 P 1898/1864/1827 OR 6674 P 100 OR (Full legal attached.)	Certificate #	2018 / 2095
		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)
# 2018/2095	06/01/2018	159.68	81.74	241.42
→ Part 2: Total*				241.42

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)
# 2023/1875	06/01/2023	152.05	6.25	7.60	165.90
# 2022/1895	06/01/2022	150.42	6.25	31.49	188.16
# 2021/1735	06/01/2021	157.20	6.25	63.67	227.12
# 2020/2185	06/01/2020	185.03	6.25	74.94	266.22
# 2019/2016	06/01/2019	151.73	6.25	78.99	236.97
# 2017/2050	06/01/2017	654.06	6.25	541.64	1,201.95
Part 3: Total*					2,286.32

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)	2,527.74
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. Total Paid (Lines 1-6)	2,902.74

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 August 8th, 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>03/06/2024</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.

LT 1 & 2 BLK 6 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/57 OR 6673 P 1898/1864/1827 OR 6674 P 100 OR 6709 P 1727 OR 7074 P 1681

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2300579

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
DARCY HOLT
DH INVESTMENT TRUST
3900 NORTH POINT DRIVE
ANCHORAGE, AK 99502,

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
05-0861-000	2018/2095	06-01-2018	LT 1 & 2 BLK 6 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/57 OR 6673 P 1898/1864/1827 OR 6674 P 100 OR 6709 P 1727 OR 7074 P 1681

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
DARCY HOLT
DH INVESTMENT TRUST
3900 NORTH POINT DRIVE
ANCHORAGE, AK 99502

08-02-2023
Application Date

Applicant's signature



Chris Jones Escambia County Property Appraiser

[Real Estate Search](#)

[Tangible Property Search](#)

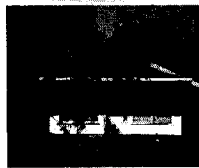
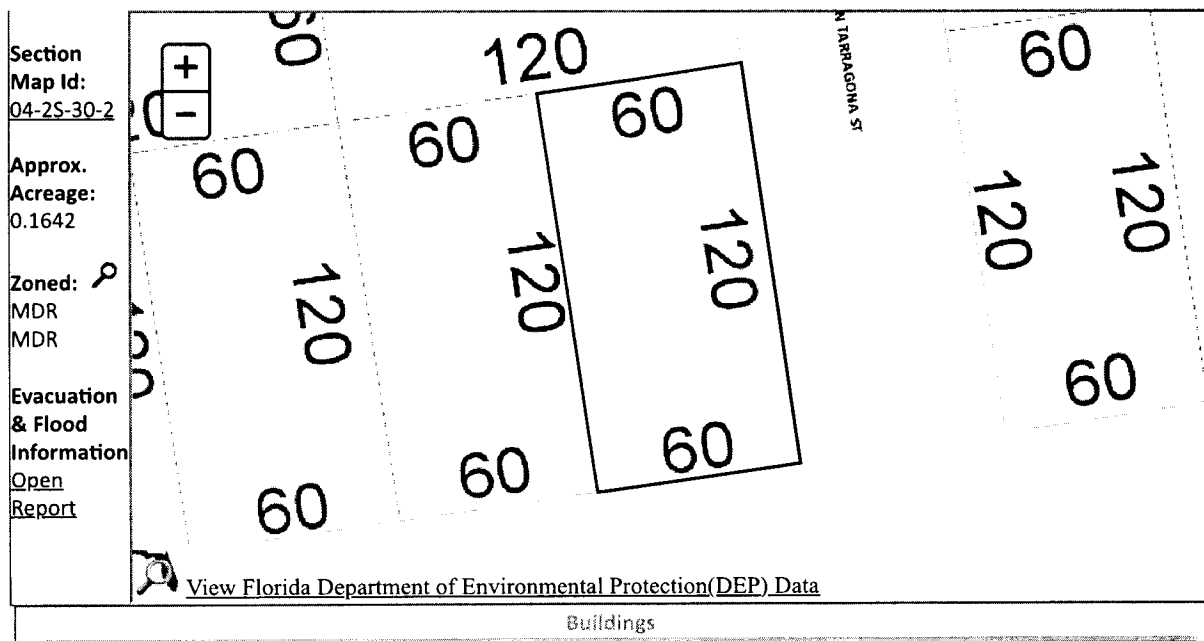
[Sale List](#)

[Back](#)

◀ Nav. Mode ☒ Account ☐ Parcel ID ▶

[Printer Friendly Version](#)

General Information Parcel ID: 042S306001010006 Account: 050861000 Owners: POSTON TERRI 1/4 INT POSTON JOSEPH EST OF 3/4 INT Mail: 1218 HARRIS COMMONS PL ROSWELL, GA 30076 Situs: 318 E ANDERSON ST 32503 Use Code: VACANT RESIDENTIAL Taxing Authority: COUNTY MSTU Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector					Assessments <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2023</td> <td>\$10,800</td> <td>\$0</td> <td>\$10,800</td> <td>\$7,524</td> </tr> <tr> <td>2022</td> <td>\$6,840</td> <td>\$0</td> <td>\$6,840</td> <td>\$6,840</td> </tr> <tr> <td>2021</td> <td>\$6,840</td> <td>\$0</td> <td>\$6,840</td> <td>\$6,840</td> </tr> </tbody> </table> <div> Disclaimer </div> <div> Tax Estimator </div> <div> File for New Homestead Exemption Online </div> <div> Report Storm Damage </div>					Year	Land	Imprv	Total	Cap Val	2023	\$10,800	\$0	\$10,800	\$7,524	2022	\$6,840	\$0	\$6,840	\$6,840	2021	\$6,840	\$0	\$6,840	\$6,840																																		
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					Extra Features None																																																										
Parcel Information					Launch Interactive Map																																																										



12/20/2002 12:00:00 AM

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Last Updated: 08/16/2023 (ec.4072)



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 #: 05-0861-000 CERTIFICATE #: 2018-2095

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: December 21, 2003 to and including December 21, 2023 Abstractor: Stacie Wright

BY

Michael A. Campbell,
As President
Dated: December 27, 2023

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

December 27, 2023

Tax Account #: **Error! Reference source not found.**

1. The Grantee(s) of the last deed(s) of record is/are: **ESTATE OF JOSEPH POSTON AND TERRI POSTON**

By Virtue of Letters of Administration recorded 8/15/2023 in OR 9023/1316; Certification of Death recorded 9/13/2013 OR 7074/1681; Order of Summary Administration recorded 7/17/2023 OR 9009/1625; Tax Deed recorded 12/30/2010 OR 6673/1827; Tax Deed recorded 12/30/2010 OR 6673/1864; Tax Deed recorded 12/30/2010 OR 6673/1898; Tax Deed recorded 12/30/2010 OR 6674/100; and Tax Deed recorded 4/13/2011 OR 6709/1727

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. **Code Enforcement Order in favor of Escambia County Florida recorded 4/21/2015 OR 7332/370; Order recorded 10/23/2015 OR 7425/1734**
 - b. **Certified Code Enforcement Lien recorded 8/10/2015 OR 7388/670 together with Order recorded 4/8/2016 OR 7504/955**
 - c. **Certified Code Enforcement Lien recorded 6/24/2016 OR 7546/482 together with Order recorded 2/10/2017 OR 7665/1370**

4. Taxes:

Taxes for the year(s) 2016-2022 are delinquent.

Tax Account #: 05-0861-000

Assessed Value: \$7,524.00

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: MAR 6, 2024

TAX ACCOUNT #: 05-0861-000

CERTIFICATE #: 2018-2095

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

YES	NO	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2023</u> tax year.

ESTATE OF JOSEPH POSTON
ESTATE OF JERRY POSTON
TERRI POSTON
5440 COVENTRY AVE
PENSACOLA, FL 32526

ESTATE OF JOSEPH POSTON
ESTATE OF JERRY POSTON
TERRI POSTON
6117 LILLIAN HWY
PENSACOLA, FL 32526

TERRI POSTON
ESTATE OF JOSEPH POSTON
1218 HARRIS COMMONS PL
ROSWELL, GA 30076

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

Certified and delivered to Escambia County Tax Collector, this 27th day of December, 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

December 27, 2023

Tax Account #:05-0861-000

LEGAL DESCRIPTION

EXHIBIT "A"

LT 1 & 2 BLK 6 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/57 OR 6673 P 1898/1864/1827 OR 6674 P 100 OR 6709 P 1727 OR 7074 P 1681

SECTION 04, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 05-0861-000 (0324-10)

This instrument was prepared by:
Ernie Lee Magaha, Clerk of the Circuit Court
Escambia County Courthouse
Pensacola, Florida

Tax Deed File No. 10-626
Property Identification No. 042S306001013006
Tax Account No. 050861012

TAX DEED

State of Florida
County of Escambia


The following Tax Sale Certificate Numbered 02458 issued on May 28, 2003 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 6th day of December 2010, offered for sale as required by law for cash to the highest bidder and was sold to: **JOSEPH POSTON and JERRY POSTON, 6117 LILLIAN HWY PENSACOLA FL 32506**, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.


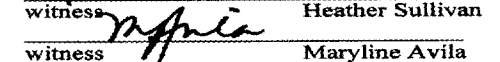
Now, on this 6th day of December 2010, in the County of Escambia, State of Florida, in consideration of the sum of (\$1,187.67) ONE THOUSAND ONE HUNDRED EIGHTY SEVEN AND 67/100 Dollars, being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

1/5 INT LTS 1 AND 2 BLK 6 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/57 CASE #78-824-CP 03

**** Property previously assessed to: LEOLA SMITH 1/5 INTEREST**

SECTION 04, TOWNSHIP 2 S, RANGE 30 W


ERNIE LEE MAGAHA, Clerk of the Circuit Court
Escambia County, Florida


witness Heather Sullivan

witness Maryline Avila

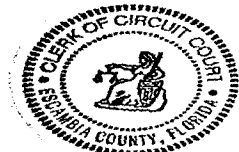
State of Florida
County of Escambia

On this 28th day December 2010 before me Maryline Avila personally appeared Ernie Lee Magaha, Clerk of the Circuit Court in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and official seal date aforesaid.

ERNIE LEE MAGAHA, Clerk of the Circuit Court

By: 
Maryline Avila, Deputy Clerk



This instrument was prepared by:
Ernie Lee Magaha, Clerk of the Circuit Court
Escambia County Courthouse
Pensacola, Florida

Tax Deed File No. 10-625
Property Identification No. 042S306001012006
Tax Account No. 050861011

TAX DEED

State of Florida
County of Escambia

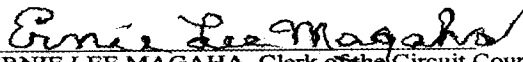
The following Tax Sale Certificate Numbered 02457 issued on May 28, 2003 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 6th day of December 2010, offered for sale as required by law for cash to the highest bidder and was sold to: **JOSEPH POSTON and JERRY POSTON, 6117 LILLIAN HWY PENSACOLA FL 32506**, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.



Now, on this 6th day of December 2010, in the County of Escambia, State of Florida, in consideration of the sum of (\$1,157.76) ONE THOUSAND ONE HUNDRED FIFTY SEVEN AND 76/100 Dollars, being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

1/5 INT LTS 1 AND 2 BLK 6 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/57 CASE #78-824-CP 03

**** Property previously assessed to: RUBY LEE NOLEN 1/5 INTEREST**

SECTION 04, TOWNSHIP 2 S, RANGE 30 W


ERNIE LEE MAGAHA, Clerk of the Circuit Court
Escambia County, Florida

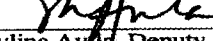

witness Heather Sullivan

witness Maryline Avila

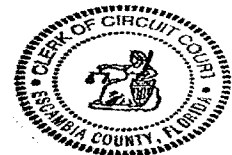
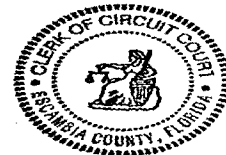
State of Florida
County of Escambia

On this 28th day December 2010 before me Maryline Avila personally appeared Ernie Lee Magaha, Clerk of the Circuit Court in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and official seal date aforesaid.

ERNIE LEE MAGAHA, Clerk of the Circuit Court

By: 
Maryline Avila, Deputy Clerk



This instrument was prepared by:
Ernie Lee Magaha, Clerk of the Circuit Court
Escambia County Courthouse
Pensacola, Florida

Tax Deed File No. 10-623
Property Identification No. 042S306001010006
Tax Account No. 050861000

TAX DEED

State of Florida
County of Escambia

The following Tax Sale Certificate Numbered 02455 issued on May 28, 2003 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 6th day of December 2010, offered for sale as required by law for cash to the highest bidder and was sold to: **JOSEPH POSTON and JERRY POSTON**, 6117 LILLIAN HWY PENSACOLA, FL 32506, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.


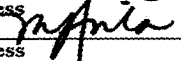
Now, on this 6th day of December 2010, in the County of Escambia, State of Florida, in consideration of the sum of (\$1,160.78) ONE THOUSAND ONE HUNDRED SIXTY AND 78/100 Dollars, being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

1/5 INT LT 1 2 BLK 6 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/57 OR 5133 P 1225

**** Property previously assessed to: CATHERINE D ADAMS 1/5 INTEREST**

SECTION 04, TOWNSHIP 2 S, RANGE 30 W


ERNIE LEE MAGAHA, Clerk of the Circuit Court
Escambia County, Florida


witness Heather Sullivan

witness Maryline Avila

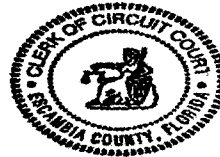
State of Florida
County of Escambia

On this 28th day December 2010 before me Maryline Avila personally appeared Ernie Lee Magaha, Clerk of the Circuit Court in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and official seal date aforesaid.

ERNIE LEE MAGAHA, Clerk of the Circuit Court

By: 
Maryline Avila, Deputy Clerk



This instrument was prepared by:
Ernie Lee Magaha, Clerk of the Circuit Court
Escambia County Courthouse
Pensacola, Florida

Tax Deed File No. 10-624
Property Identification No. 042S306001011006
Tax Account No. 050861010

TAX DEED

State of Florida
County of Escambia

The following Tax Sale Certificate Numbered 02456 issued on May 28, 2003 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 6th day of December 2010, offered for sale as required by law for cash to the highest bidder and was sold to: **JOSEPH POSTON and JERRY POSTON, 6117 LILLIAN HWY PENSACOLA FL 32506**, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.

Now, on this 6th day of December 2010, in the County of Escambia, State of Florida, in consideration of the sum of (\$1,158.03) ONE THOUSAND ONE HUNDRED FIFTY EIGHT AND 03/100 Dollars, being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

1/5 INT LTS 1 AND 2 BLK 6 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/37 CASE #78 824-CP03

**** Property previously assessed to: TRUDY SANDERS 1/5 INTEREST**

SECTION 04, TOWNSHIP 2 S, RANGE 30 W


ERNIE LEE MAGAHA, Clerk of the Circuit Court
Escambia County, Florida

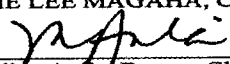

witness  Heather Sullivan
witness Maryline Avila

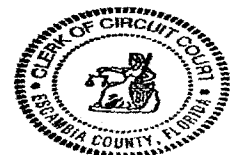
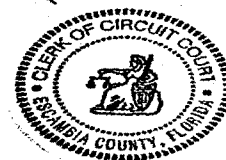
State of Florida
County of Escambia

On this 28th day December 2010 before me Maryline Avila personally appeared Ernie Lee Magaha, Clerk of the Circuit Court in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and official seal date aforesaid.

ERNIE LEE MAGAHA, Clerk of the Circuit Court

By: 
Maryline Avila, Deputy Clerk



This instrument was prepared by:
Ernie Lee Magaha, Clerk of the Circuit Court
Escambia County Courthouse
Pensacola, Florida

Tax Deed File No. 11-224
Property Identification No. 042S306001014006
Tax Account No. 050861013

TAX DEED

State of Florida
County of Escambia

The following Tax Sale Certificate Numbered 02257 issued on May 30, 2008 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 4th day of April 2011, offered for sale as required by law for cash to the highest bidder and was sold to: **JOSEPH POSTON**, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.



Now, on this 4th day of April 2011, in the County of Escambia, State of Florida, in consideration of the sum of (\$856.59) EIGHT HUNDRED FIFTY SIX AND 59/100 Dollars, being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

1/5 INT LTS 1 AND 2 BLK 6 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/57 CASE #78-824-CP 03

**** Property previously assessed to: OLA LEE NOLEN**

SECTION 04, TOWNSHIP 2 S, RANGE 30 W

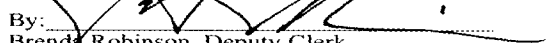

ERNIE LEE MAGAHA, Clerk of the Circuit Court
Escambia County, Florida

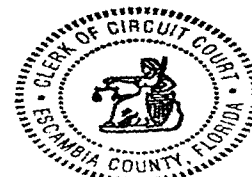
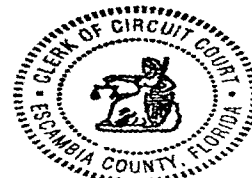

Witness Heather Sullivan

Witness Brenda Robinson

State of Florida
County of Escambia

On this 12th day of April 2011, before me Brenda Robinson personally appeared Ernie Lee Magaha, Clerk of the Circuit Court in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and official seal date aforesaid.


By: 
Brenda Robinson, Deputy Clerk



Recorded in Public Records 08/10/2015 at 09:59 AM OR Book 7388 Page 670,
Instrument #2015060414, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$44.00

Recorded in Public Records 08/10/2015 at 09:55 AM OR Book 7388 Page 663,
Instrument #2015060412, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$44.00

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

PETITIONER
ESCAMBIA COUNTY FLORIDA,

VS.

**CASE NO: CE#14-11-04836
LOCATION: 8625 Rawls Avenue
PR# 111S301901008030**

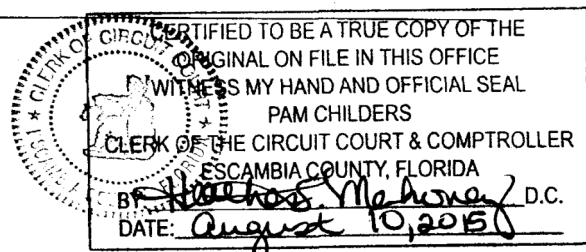
**Poston, Joseph
6117 Lillian Hwy
Pensacola, FL 32506
RESPONDENT**

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, **NAMED ABOVE**, as well as evidence submitted and after consideration of the
appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate
finds that a violation of the following Code of Ordinance(s) has occurred and continues

- ☒ 42-196 (a) Nuisance Conditions
- ☐ 42-196 (b) Trash and Debris
- ☐ 42-196 (c) Inoperable Vehicle(s); Described _____

- ☒ 42-196 (d) Overgrowth



- ☒ 30-203 Unsafe Building; Described as ☒ Main Structure ☐ Accessory Building(s)
- ☐ (a) ☐ (b) ☐ (c) ☐ (d) ☐ (e) ☐ (f) ☐ (g) ☐ (h) ☐ (i) ☐ (j) ☐ (k) ☐ (l) ☐ (m) ☐ (n) ☐ (o)
- ☐ (p) ☐ (q) ☐ (r) ☐ (s) ☐ (t) ☐ (u) ☐ (v) ☐ (w) ☐ (x) ☐ (y) ☐ (z) ☐ (aa) ☐ (bb) ☐ (cc) ☒ (dd)
- ☐ 94-51 Obstruction of County Right-of-Way (ROW)
- ☐ 82-171 Mandatory Residential Waste Collection
- ☐ 82-15 Illegal Burning
- ☐ 82-5 Littering Prohibited
- ☐ LDC Article 6 Commercial in residential and non permitted use
- ☐ LDC 4.01.02 and LDC 4.01.04 Land Disturbance without permits
- ☐ LDC 8.03.02 and COO 86-91 Prohibited Signs, Un-permitted Sign ROW
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby **ORDERED** that **RESPONDENT** shall have until SEPTEMBER 3, 2015 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.
- ☐ Remove vehicle. Repair vehicle or store in rear yard behind 6' opaque fencing
- ☒ Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.
- ☐ Remove all structures, signs, vehicles, etc. from County ROW; refrain from further obstruction.
- ☐ Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods
- ☐ Immediately cease burning and refrain from future burning
- ☐ Remove all refuse and dispose of legally and refrain from future littering
- ☐ Rezone property and conform to all performance standards or complete removal of the commercial or industrial entity
- ☐ Obtain necessary permits or cease operations
- ☐ Acquire proper permits or remove sign(s)
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____

If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 50 . 00 per day, commencing SEPTEMBER 4, 2015. 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 TOWING OF DESCRIBED VEHICLE (S).** The reasonable cost of such will be assessed against you and will constitute a lien on the property.

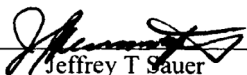
Costs in the amount of \$1100.00 are awarded in favor of Escambia County as the prevailing party against **RESPONDENT.**

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1) F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All Monies 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 4TH day of AUGUST, 2015.



Jeffrey T Sauer
Special Magistrate
Office of Environmental Enforcement

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

ESCAMBIA COUNTY, FLORIDA
vs.

Case No.: CE 14-07-02756
Location: 4837 Sierra
PR# 012S314300001001

Aerton Michael W Life Est of Ervin Gladys
4837 Sierra Drive
Pensacola, FL 32506

Poston, Joseph
6117 Lillian Highway
Pensacola, FL 32526


ORDER

THIS CAUSE was brought before the Office of the Environmental Enforcement Special Magistrate on Petitioner's Certification of Costs, pursuant to the Special Magistrate's Order of April 14, 2015; and the Special Magistrate having found the Respondent in violation of Escambia County Code of Ordinances 42-196 (a) Nuisance Conditions, (b) Trash & Debris, (d) Overgrowth 30-203 Main Structure (n), (o), (p), (r), and (cc). Escambia County made certain repairs to bring the property into compliance and that the repairs were reasonable and necessary. Escambia County having given the Respondent notice of the fines and abatement costs and the Respondent having failed to timely object thereto. THEREFORE, the Special Magistrate being otherwise fully advised of the premises; it is hereby ORDERED, pursuant to Section 30-35 of the Escambia County Code of Ordinances, that in addition to the costs of \$1,100.00 imposed by the Order of Special Magistrate dated April 14, 2015, the following itemized fines and abatement fees are hereby imposed as follow:

Itemized	Cost
a. Fines (\$100.00 per day 5/15/15 - 9/08/15)	\$ 11,600.00
b. County Abatement Fees	<u>\$ 5,300.00</u>
Total	\$ 16,900.00 which

together with the previously imposed costs of \$1,100.00 makes a total of \$18,000.00.

DONE AND ORDERED at Escambia County, Florida, this 15th day of October, 2015.



Special Magistrate
Office of Environmental Enforcement

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

PETITIONER
ESCAMBIA COUNTY FLORIDA,

VS.

07-02756
CASE NO: CE#14-09-03607
LOCATION: 4837 Sierra
PR# 012S314300001001

**Agerton Michael W Life Est
Of Ervin Gladys K
4837 Sierra Dr
Pensacola, FL 32506
RESPONDENT**

**Poston, Joseph
6117 Lillian Hwy
Pensacola, FL 32526**

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, ~~NAMED ABOVE~~ **NONE APPEARED AFTER DUE NOTICE;** as well as evidence submitted and after consideration of the
appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate
finds that a violation of the following Code of Ordinance(s) has occurred and continues

- ☒ 42-196 (a) Nuisance Conditions
- ☒ 42-196 (b) Trash and Debris
- ☐ 42-196 (c) Inoperable Vehicle(s); Described _____

- ☒ 42-196 (d) Overgrowth
- ☒ 30-203 Unsafe Building; Described as ☒ Main Structure ☒ ~~Accessory Building(s)~~ ^{FEWAE}
- ☐ (a) ☐ (b) ☐ (c) ☐ (d) ☐ (e) ☐ (f) ☐ (g) ☐ (h) ☐ (i) ☐ (j) ☐ (k) ☐ (l) ☐ (m) ☒ (n) ☒ (o)
- ☒ (p) ☐ (q) ☒ (r) ☐ (s) ☐ (t) ☐ (u) ☐ (v) ☐ (w) ☐ (x) ☐ (y) ☐ (z) ☐ (aa) ☐ (bb) ☒ (cc) ☐ (dd)
- ☐ 94-51 Obstruction of County Right-of-Way (ROW)
- ☐ 82-171 Mandatory Residential Waste Collection
- ☐ 82-15 Illegal Burning
- ☐ 82-5 Littering Prohibited
- ☐ LDC Article 6 Commercial in residential and non permitted use
- ☐ LDC 4.01.02 and LDC 4.01.04 Land Disturbance without permits
- ☐ LDC 8.03.02 and COO 86-91 Prohibited Signs, Un-permitted Sign ROW
- ☒ Other REPEAT VIOLATOR - CASE 13-07-02848
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby **ORDERED** that **RESPONDENT** shall have until MAY 14, 2015 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.
- ☐ Remove vehicle. Repair vehicle or store in rear yard behind 6' opaque fencing
- ☒ Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.
- ☐ Remove all structures, signs, vehicles, etc. from County ROW; refrain from further obstruction.
- ☐ Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods
- ☐ Immediately cease burning and refrain from future burning
- ☒ Remove all refuse and dispose of legally and refrain from future littering
- ☐ Rezone property and conform to all performance standards or complete removal of the commercial or industrial entity
- ☐ Obtain necessary permits or cease operations
- ☐ Acquire proper permits or remove sign(s)
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____

If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 100 . 00 per day, commencing MAY 15, 2015. 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 TOWING OF DESCRIBED VEHICLE (S).** The reasonable cost of such will be assessed against you and will constitute a lien on the property.


Costs in the amount of \$ 1100.00 are awarded in favor of Escambia County as the prevailing party against **RESPONDENT.**

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1) F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All Monies 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 14TH day of April, 2015.


Jeffrey T Sauer
Special Magistrate
Office of Environmental Enforcement

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

ESCAMBIA COUNTY, FLORIDA
vs.

Case No.: CE 14-11-04836
Location: 8625 Rawls Ave
PR# 111S301901008030

Poston, Joseph
5440 Coventry Ave
Pensacola, FL 32526

ORDER

THIS CAUSE was brought before the Office of the Environmental Enforcement Special Magistrate on Petitioner's Certification of Costs, pursuant to the Special Magistrate's Order of August 04, 2015; and the Special Magistrate having found the Respondent in violation of Escambia County Code of Ordinances 42-196 (a) Nuisance Conditions, (d) Overgrowth, 30-203 Main Structure (dd). Escambia County made certain repairs to bring the property into compliance and that the repairs were reasonable and necessary. THEREFORE, the Special Magistrate being otherwise fully advised of the premises; it is hereby ORDERED, pursuant to Section 30-35 of the Escambia County Code of Ordinances, that the following itemized costs shall be added to the fines imposed by the Order of Special Magistrate dated August 04 2015.

Itemized Cost

a. Fines (\$50.00 per day 9/04/15-1/04/16)	\$ 6,100.00
b. Court Costs	\$ 1,100.00
c. County Abatement Fees	\$ <u>3,600.00</u>
Total:	\$ 10,800.00

DONE AND ORDERED at Escambia County, Florida on this 5TH day of APRIL, 2016.



Jeffrey T Sauer
Special Magistrate
Office of Environmental Enforcement

Recorded in Public Records 06/24/2016 at 12:00 PM OR Book 7546 Page 399,
Instrument #2016047572, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$44.00

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

PETITIONER
ESCAMBIA COUNTY FLORIDA,

VS.

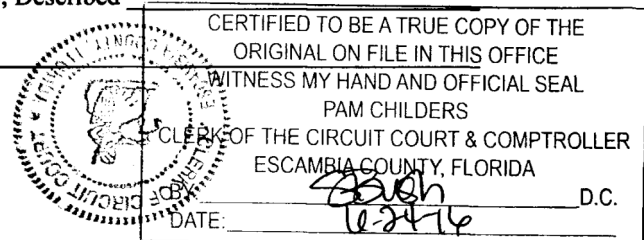
**CASE NO: CE#15-10-04322
LOCATION: 5440 Coventry Ave
PR# 132S302400005001**

**Joseph B Poston
5440 Coventry Ave
Pensacola, FL 32526
RESPONDENT**

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, **NAMED ABOVE**, as well as evidence submitted and after consideration of the
appropriate sections of the Escambia County Code of Ordinances, the Special Magistrate
finds that a violation of the following Code of Ordinance(s) has occurred and continues

- ☒ 42-196 (a) Nuisance Conditions
- ☒ 42-196 (b) Trash and Debris
- ☐ 42-196 (c) Inoperable Vehicle(s); Described



- ☒ 42-196 (d) Overgrowth
- ☒ 30-203 Unsafe Building; Described as ☐ Main Structure ☐ Accessory Building(s)
- ☐ (a) ☐ (b) ☐ (c) ☐ (d) ☐ (e) ☐ (f) ☐ (g) ☐ (h) ☐ (i) ☐ (j) ☐ (k) ☐ (l) ☐ (m) ☐ (n) ☐ (o)
- ☐ (p) ☐ (q) ☒ (r) ☐ (s) ☐ (t) ☐ (u) ☐ (v) ☐ (w) ☐ (x) ☐ (y) ☐ (z) ☐ (aa) ☐ (bb) ☐ (cc) ☐ (dd)
- ☐ 94-51 Obstruction of County Right-of-Way (ROW)
- ☐ 82-171 Mandatory Residential Waste Collection
- ☐ 82-15 Illegal Burning
- ☐ 82-5 Littering Prohibited
- ☐ LDC Chapter 3 Commercial in residential and non permitted use
- ☐ LDC Chapter 2 Article 3 Land Disturbance without permits
- ☐ LDC Chapter 5 Article 8 Prohibited Signs, Un-permitted Sign ROW
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby **ORDERED** that **RESPONDENT** shall have until July 21, 2016 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.
- ☐ Remove vehicle. Repair vehicle or store in rear yard behind 6' opaque fencing
- ☒ Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.
- ☐ Remove all structures, signs, vehicles, etc. from County ROW; refrain from further obstruction.
- ☐ Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods
- ☐ Immediately cease burning and refrain from future burning
- ☐ Remove all refuse and dispose of legally and refrain from future littering
- ☐ Rezone property and conform to all performance standards or complete removal of the commercial or industrial entity
- ☐ Obtain necessary permits or cease operations
- ☐ Acquire proper permits or remove sign(s)
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____

If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 20 . 00 per day, commencing July 22, 2016. 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 TOWING OF DESCRIBED VEHICLE (S).** The reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of \$ 1,100.00 are awarded in favor of Escambia County as the prevailing party against **RESPONDENT.**

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1) F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All Monies 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 21st day of June, 2016.


Robert O Beasley
Special Magistrate
Office of Environmental Enforcement

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

ESCAMBIA COUNTY, FLORIDA

vs.

Case No.: CE 15-10-04322
Location: 5440 Coventry Ave
PR# 132S302400005001

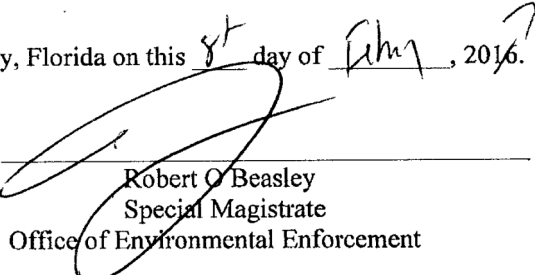
Joseph B Poston
5440 Coventry Ave
Pensacola, FL 32526

ORDER

THIS CAUSE was brought before the Office of the Environmental Enforcement Special Magistrate on Petitioner's Certification of Costs, pursuant to the Special Magistrate's Order of June 21, 2016; and the Special Magistrate having found the Respondent in violation of Escambia County Code of Ordinances 42-196 (a) Nuisance Conditions, (b) Trash & Debris, (d) Overgrowth, 30-203 (r). THEREFORE, the Special Magistrate being otherwise fully advised of the premises; it is hereby ORDERED, pursuant to Section 30-35 of the Escambia County Code of Ordinances, that the following itemized costs shall be added to the fines imposed by the Order of Special Magistrate dated June 21, 2016.

Itemized	Cost
a. Fines (\$20.00 per day 7/22/16-10/31/16)	\$ 2,020.00
b. Court Costs	\$ 1,100.00
c. County Abatement Fees	\$ 0.00
Total:	\$ 3,120.00

DONE AND ORDERED at Escambia County, Florida on this 8th day of July, 2016.


Robert O Beasley
Special Magistrate
Office of Environmental Enforcement

STATE OF FLORIDA
COUNTY OF ESCAMBIA

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

CERTIFICATE # 02095 of 2018

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on January 18, 2024, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

JOSEPH POSTON JERRY POSTON EST OF
5440 COVENTRY AVE 5440 COVENTRY AVE
PENSACOLA FL 32526 PENSACOLA FL 32526

TERRI POSTON 1/4 INT JOSEPH POSTON EST OF 3/4 INT
1218 HARRIS COMMONS PL 1218 HARRIS COMMONS PL
ROSWELL, GA 30076 ROSWELL, GA 30076

ESTATE OF JOSEPH POSTON, ESTATE OF JERRY POSTON AND TERRI POSTON ESCAMBIA COUNTY / COUNTY ATTORNEY
6117 LILLIAN HWY 221 PALAFOX PLACE STE 430
PENSACOLA, FL 32526 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 January 2024.



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 March 6, 2024, 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.

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NOTICE IS HEREBY GIVEN, That **DH INVESTMENT TRUST** holder of **Tax Certificate No. 02095**, 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 1 & 2 BLK 6 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/57 OR 6673 P 1898/1864/1827 OR 6674 P 100 OR 6709 P 1727 OR 7074 P 1681

SECTION 04, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 050861000 (0324-10)

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

JOSEPH POSTON and JERRY POSTON EST OF

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 March, which is the **6th** day of **March 2024**.

Dated this 12th day of January 2024.

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.



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CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Post Property:

318 E ANDERSON ST 32503



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

By:
Emily Hogg
Deputy Clerk

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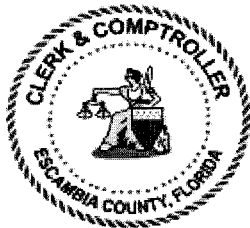
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Personal Services:

JOSEPH POSTON
5440 COVENTRY AVE
PENSACOLA FL 32526

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Personal Services:

JERRY POSTON EST OF
5440 COVENTRY AVE
PENSACOLA FL 32526

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

0324-10

Document Number: ECSO24CIV002509NON

Agency Number: 24-002971

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 02095 2018

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JOSEPH POSTON AND JERRY POSTON EST OF

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 1/19/2024 at 8:48 AM and served same at 11:58 AM on 1/22/2024 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED PROPERTY PER CLERK'S OFFICE INSTRUCTIONS

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By:


K. LUCAS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: TDH

002971

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318 E ANDERSON ST 32503



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

By:
Emily Hogg
Deputy Clerk

01/16/2024
09:29:36 AM
JAN 16 2024
09:29:36 AM

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

0324-10

Document Number: ECSO24CIV002546NON

Agency Number: 24-002983

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 02095 2018

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JOSEPH POSTON AND JERRY POSTON EST OF
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 1/19/2024 at 8:48 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for JOSEPH POSTON , Writ was returned to court UNEXECUTED on 1/19/2024 for the following reason:

SUBJECT IS DECEASED AND 5440 COVENTRY AVENUE IS A VACANT TRAILER. NO OTHER INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By

J. JACKSON, CPS

Service Fee. \$40.00
Receipt No. BILL

Printed By: TDH

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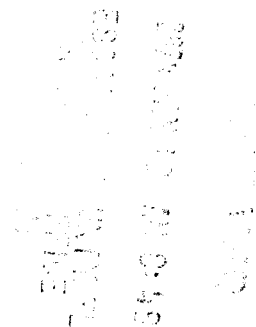
Personal Services:

JOSEPH POSTON
5440 COVENTRY AVE
PENSACOLA FL 32526

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk



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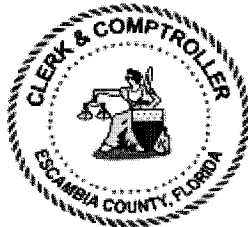
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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

0324-10

Document Number: ECSO24CIV002549NON

Agency Number: 24-002984

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 02095 2018

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

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Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

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ESCAMBIA COUNTY, FLORIDA

By: 

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5440 COVENTRY AVE
PENSACOLA FL 32526

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
JAN 15 2024
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

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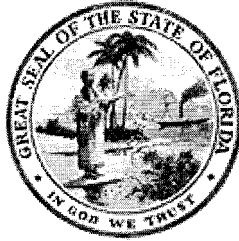
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5440 COVENTRY AVE
PENSACOLA FL 32526

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



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 050861000 Certificate Number: 002095 of 2018

Payor: TERRI POSTON 1218 HARRIS COMMONS PL ROSWELL, GA 30076 Date 2/5/2024

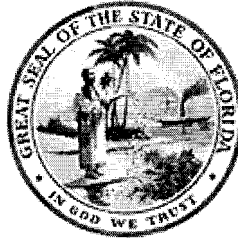
Clerk's Check #	6694404612	Clerk's Total	\$503.88
Tax Collector Check #	1	Tax Collector's Total	\$3,213.78
		Postage	\$51.80
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$3,786.46

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
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 MIS
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**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 002095

Redeemed Date 2/5/2024

Name TERRI POSTON 1218 HARRIS COMMONS PL ROSWELL, GA 30076

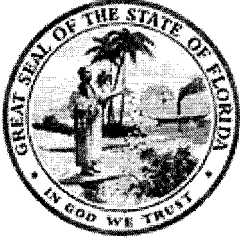
Clerk's Total = TAXDEED	\$503.88
Due Tax Collector = TAXDEED	\$3,213.78
Postage = TD2	\$51.80
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 050861000 Certificate Number: 002095 of 2018

Redemption ☐ No ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="3/6/2024"/>	Redemption Date <input type="text" value="2/5/2024"/>
Months	7	6
Tax Collector	<input type="text" value="\$2,902.74"/>	<input type="text" value="\$2,902.74"/>
Tax Collector Interest	\$304.79	\$261.25
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$3,213.78	<input type="text" value="\$3,170.24"/> TC
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	\$47.88	\$41.04
Total Clerk	\$503.88	<input type="text" value="\$497.04"/> 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="\$51.80"/>	<input type="text" value="\$51.80"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$3,786.46	\$3,736.08
	Repayment Overpayment Refund Amount	<input type="text" value="\$50.38"/> Redeemer
Book/Page	<input type="text" value="9028"/>	<input type="text" value="387"/>

Notes

RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 9028, Page 387, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 02095, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: **050861000 (0324-10)**

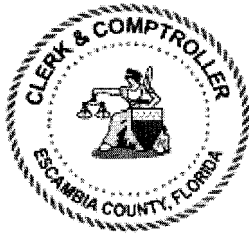
DESCRIPTION OF PROPERTY:

**LT 1 & 2 BLK 6 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/57 OR 6673 P 1898/1864/1827 OR 6674 P
100 OR 6709 P 1727 OR 7074 P 1681**

SECTION 04, TOWNSHIP 2 S, RANGE 30 W

NAME IN WHICH ASSESSED: JOSEPH POSTON and JERRY POSTON EST OF

Dated this 5th day of February 2024.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

JOSEPH POSTON [0324-10]
5440 COVENTRY AVE
PENSACOLA FL 32526

9171 9690 0935 0128 0673 33

JERRY POSTON EST OF [0324-10]
5440 COVENTRY AVE
PENSACOLA FL 32526

9171 9690 0935 0128 0673 26

TERRI POSTON 1/4 INT [0324-10]
1218 HARRIS COMMONS PL
ROSWELL, GA 30076

9171 9690 0935 0128 0673 19

JOSEPH POSTON EST OF 3/4 INT
[0324-10]
1218 HARRIS COMMONS PL
ROSWELL, GA 30076

9171 9690 0935 0128 0673 02

ESTATE OF JOSEPH POSTON, ESTATE
OF JERRY POSTON AND TERRI
POSTON [0324-10]
6117 LILLIAN HWY
PENSACOLA, FL 32526

9171 9690 0935 0128 0672 96

ESCAMBIA COUNTY / COUNTY
ATTORNEY [0324-10]
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

9171 9690 0935 0128 0672 89

ESCAMBIA COUNTY OFFICE OF CODE
ENFORCEMENT [0324-10]
ESCAMBIA CENTRAL OFFICE COMPLEX
3363 WEST PARK PLACE
PENSACOLA FL 32505

9171 9690 0935 0128 0672 72

Redeemed

Pam Childers

Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 10

Pensacola, FL 32502

PAM CHILDERS
CLERK & COMPTROLLER
FILED

2024 JAN 26 A

ESCAMBIA COUNTY, FL

ESTATE OF JOSEPH POSTON, ESTATE
OF JERRY POSTON AND TERRI
POSTON [0324-10]
6117 LILLIAN HWY
PENSACOLA, FL 32526

CERTIFIED MAIL™



9171 9690 0935 0128 0672 96

PENSACOLA FL 325

18 JAN 2024 PM 2:11



quadiant

FIRST-CLASS MAIL
IMI

\$007.18⁹

01/18/2024 ZIP 32502
043M31219251

US POSTAGE

VAC

NIXIE

322 DE 1

0001/24/24

RETURN TO SENDER

VACANT

UNABLE TO FORWARD

VAC

BC: 32502583335

*2738-07018-18-38

32502583335



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

DATE – 03-06-2024 – TAX CERTIFICATE #'S 02095

in the CIRCUIT Court

was published in said newspaper in the issues of

FEBRUARY 1, 8, 15, 22, 2024

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 and Santa Rosa Counties, 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,
dnQualifier=A01410D00000181FD1A68F30006C09B, cn=Michael P
Driver
Date: 2024.02.22 12:07:12 -06'00'

PUBLISHER

Sworn to and subscribed before me this 22ND day of FEBRUARY
A.D., 2024

Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410C000001890CD5793600064AAE, cn=Heather Tuttle
Date: 2024.02.22 12:27:27 -06'00'

HEATHER TUTTLE
NOTARY PUBLIC



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

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That DH INVESTMENT TRUST holder of Tax Certificate No. 02095, 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 1 & 2 BLK 6 N PENSACOLA UNITS
1/2/3/4 PB 2 P 2/6/33/57 OR 6673 P
1898/1864/1827 OR 6674 P 100 OR 6709
P 1727 OR 7074 P 1681 SECTION 04,
TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 050861000
(0324-10)

The assessment of the said property under the said certificate issued was in the name of JOSEPH POSTON and JERRY POSTON EST OF

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 March, which is the 6th day of March 2024.

Dated this 18th day of January 2024.

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-02-01-08-15-22-2024