

# CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

0521-26

513  
R. 07/19

<b>Part 1: Tax Deed Application Information</b>					
Applicant Name Applicant Address	PLEASANT VALLEY CAPITAL LLC - 18 US BANK % PLEASANT VALLEY CAPITAL LLC - 18 PO BOX 645040 CINCINNATI, OH 45264-5040	Application date	Apr 21, 2020		
Property description	J & P ENTERPRISES OF NORTHWEST FLORIDA INC 6847 N 9TH AVE # A362 PENSACOLA, FL 32504 1802 HANDY RD BEG AT NW COR OF N1/2 OF SE1/4 OF SE1/4 OF SE1/4 FOR POB S 130 FT E 660 FT N 130 FT W 660 FT TO POB (Full legal attached.)	Certificate #	2018 / 7412		
		Date certificate issued	06/01/2018		
		Deed application number	2000433		
		Account number	12-0689-520		
<b>Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application</b>					
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)	
# 2018/7412	06/01/2018	1,380.29	69.01	1,449.30	
<b>→Part 2: Total*</b>				<b>1,449.30</b>	
<b>Part 3: Other Certificates Redeemed by Applicant (Other than County)</b>					
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)
# 2019/7002	06/01/2019	1,427.95	6.25	71.40	1,505.60
<b>Part 3: Total*</b>					<b>1,505.60</b>
<b>Part 4: Tax Collector Certified Amounts (Lines 1-7)</b>					
1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)					2,954.90
2. Delinquent taxes paid by the applicant					0.00
3. Current taxes paid by the applicant					1,382.63
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. <b>Total Paid (Lines 1-6)</b>					<b>4,712.53</b>
I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.					
Sign here: _____				Escambia County, Florida	
Signature: Tax Collector or Designee				Date <u>May 12th, 2020</u>	

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

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. 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>05/03/2021</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.

BEG AT NW COR OF N1/2 OF SE1/4 OF SE1/4 OF SE1/4 FOR POB S 130 FT E 660 FT N 130 FT W 660 FT TO POB OR 4123 P 1490

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2000433

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
PLEASANT VALLEY CAPITAL LLC - 18  
US BANK % PLEASANT VALLEY CAPITAL LLC - 18  
PO BOX 645040  
CINCINNATI, OH 45264-5040,

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
12-0689-520	2018/7412	06-01-2018	BEG AT NW COR OF N1/2 OF SE1/4 OF SE1/4 OF SE1/4 FOR POB S 130 FT E 660 FT N 130 FT W 660 FT TO POB OR 4123 P 1490

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  
PLEASANT VALLEY CAPITAL LLC - 18  
US BANK % PLEASANT VALLEY CAPITAL LLC - 18  
PO BOX 645040  
CINCINNATI, OH 45264-5040

04-21-2020  
Application Date

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



# Chris Jones Escambia County Property Appraiser

Real Estate Search | Tangible Property Search | Sale List

← Navigate Mode  Account  Reference →

Printer Friendly Version

<b>General Information</b> <b>Reference:</b> 362N314406000002 <b>Account:</b> 120689520 <b>Owners:</b> J & P ENTERPRISES OF NORTHWEST FLORIDA INC <b>Mail:</b> 6847 N 9TH AVE # A362 PENSACOLA, FL 32504 <b>Situs:</b> 1802 HANDY RD 32533 <b>Use Code:</b> SINGLE FAMILY RESID <b>Taxing Authority:</b> COUNTY MSTU <b>Tax Inquiry:</b> <a href="#">Open Tax Inquiry Window</a> Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	<b>Assessments</b> <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>2019</td> <td>\$17,218</td> <td>\$71,382</td> <td>\$88,600</td> <td>\$88,600</td> </tr> <tr> <td>2018</td> <td>\$17,218</td> <td>\$64,720</td> <td>\$81,938</td> <td>\$81,938</td> </tr> <tr> <td>2017</td> <td>\$17,218</td> <td>\$59,929</td> <td>\$77,147</td> <td>\$77,147</td> </tr> </tbody> </table> <p style="text-align: center;"><b>Disclaimer</b></p> <hr/> <p style="text-align: center;"><b>Tax Estimator</b></p> <hr/> <p style="text-align: center;">&gt; <b>File for New Homestead Exemption Online</b></p>	Year	Land	Imprv	Total	Cap Val	2019	\$17,218	\$71,382	\$88,600	\$88,600	2018	\$17,218	\$64,720	\$81,938	\$81,938	2017	\$17,218	\$59,929	\$77,147	\$77,147
Year	Land	Imprv	Total	Cap Val																	
2019	\$17,218	\$71,382	\$88,600	\$88,600																	
2018	\$17,218	\$64,720	\$81,938	\$81,938																	
2017	\$17,218	\$59,929	\$77,147	\$77,147																	

<b>Sales Data</b> <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>04/1997</td> <td>4123</td> <td>1490</td> <td>\$73,000</td> <td>WD</td> <td><a href="#">View Instr</a></td> </tr> <tr> <td>01/1996</td> <td>3912</td> <td>408</td> <td>\$65,000</td> <td>WD</td> <td><a href="#">View Instr</a></td> </tr> <tr> <td>01/1989</td> <td>2648</td> <td>850</td> <td>\$49,900</td> <td>WD</td> <td><a href="#">View Instr</a></td> </tr> <tr> <td>01/1978</td> <td>1288</td> <td>31</td> <td>\$31,000</td> <td>WD</td> <td><a href="#">View Instr</a></td> </tr> </tbody> </table> <p>Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller</p>	Sale Date	Book	Page	Value	Type	Official Records (New Window)	04/1997	4123	1490	\$73,000	WD	<a href="#">View Instr</a>	01/1996	3912	408	\$65,000	WD	<a href="#">View Instr</a>	01/1989	2648	850	\$49,900	WD	<a href="#">View Instr</a>	01/1978	1288	31	\$31,000	WD	<a href="#">View Instr</a>	<b>2019 Certified Roll Exemptions</b> None
Sale Date	Book	Page	Value	Type	Official Records (New Window)																										
04/1997	4123	1490	\$73,000	WD	<a href="#">View Instr</a>																										
01/1996	3912	408	\$65,000	WD	<a href="#">View Instr</a>																										
01/1989	2648	850	\$49,900	WD	<a href="#">View Instr</a>																										
01/1978	1288	31	\$31,000	WD	<a href="#">View Instr</a>																										
<b>Legal Description</b> BEG AT NW COR OF N1/2 OF SE1/4 OF SE1/4 OF SE1/4 FOR POB S 130 FT E 660 FT N 130 FT W 660 FT TO POB OR 4123 P...																															
<b>Extra Features</b> None																															

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

**Section Map Id:**  
36-2N-31

**Approx. Acreage:**  
1.9576

**Zoned:**   
LDR

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

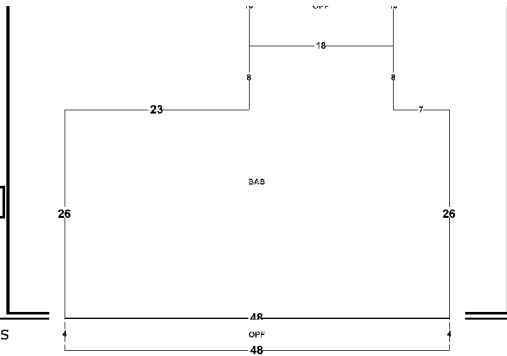
+  
-

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

Buildings	
Address:1802 HANDY RD, Year Built: 1977, Effective Year: 1977	
Structural Elements <b>DECOR/MILLWORK-AVERAGE</b> <b>DWELLING UNITS-1</b> <b>EXTERIOR WALL-SIDING-LAP.AAVG</b> <b>FLOOR COVER-CARPET</b> <b>FOUNDATION-SLAB ABOVE GRDE</b> <b>HEAT/AIR-CENTRAL H/AC</b>	

**INTERIOR WALL-DRYWALL-PLASTER**  
**INTERIOR WALL-PANEL-PLYWOOD**  
**NO. PLUMBING FIXTURES-6**  
**NO. STORIES-1**  
**ROOF COVER-DIMEN/ARCH SHNG**  
**ROOF FRAMING-GABLE**  
**STORY HEIGHT-0**  
**STRUCTURAL FRAME-WOOD FRAME**

Areas - 1764 Total SF  
**BASE AREA - 1392**  
**OPEN PORCH FIN - 372**



Images



3/13/19

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:05/14/2020 (tc.10567)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **PLEASANT VALLEY CAPITAL LLC - 18 US BANK** holder of **Tax Certificate No. 07412**, 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:

**BEG AT NW COR OF N1/2 OF SE1/4 OF SE1/4 OF SE1/4 FOR POB S 130 FT E 660 FT N 130 FT W  
660 FT TO POB OR 4123 P 1490**

**SECTION 36, TOWNSHIP 2 N, RANGE 31 W**

**TAX ACCOUNT NUMBER 120689520 (0521-26)**

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

**J & P ENTERPRISES OF NORTHWEST FLORIDA INC**

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 May, which is the **3rd day of May 2021**.

Dated this 3rd day of June 2020.

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



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

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



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

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

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

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
 Tax Certificate Redeemed From Sale  
 Account: 120689520 Certificate Number: 007412 of 2018**

**Payor: CHARLIE LETT JR 1802 HANDY RD CANTONMENT FL 32533 Date 07/30/2020**

Clerk's Check #	1	Clerk's Total	\$558.07
Tax Collector Check #	1	Tax Collector's Total	\$5,637.72
		Postage	\$60.00
		Researcher Copies	\$40.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$6,312.79</del>

**\$ 5098.86**

**\$5115.86**

**PAM CHILDERS  
 Clerk of the Circuit Court**

Received By  
 Deputy Clerk

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



**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**

**Case # 2018 TD 007412**  
**Redeemed Date 07/30/2020**

**Name CHARLIE LETT JR 1802 HANDY RD CANTONMENT FL 32533**

Clerk's Total = TAXDEED	\$558.07	<del>\$558.07</del> \$5098.86
Due Tax Collector = TAXDEED	\$5,687.72	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$40.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• For Office Use Only

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

**FINANCIAL SUMMARY**

No Information Available - See Dockets





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

**Tax Deed - Redemption Calculator**

**Account: 120689520 Certificate Number: 007412 of 2018**

Redemption  Yes  No     
 Application Date      
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="05/03/2021"/>	Redemption Date <input type="text" value="07/30/2020"/>
Months	13	3
Tax Collector	<input type="text" value="\$4,712.53"/>	<input type="text" value="\$4,712.53"/>
Tax Collector Interest	\$918.94	\$212.06
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
<b>Total Tax Collector</b>	\$5,637.72	<input type="text" value="\$4,930.84"/> TC
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$130.00"/>	<input type="text" value="\$130.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$91.07	\$21.02
<b>Total Clerk</b>	\$558.07	<input type="text" value="\$488.02"/> CL
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$40.00"/>	<input type="text" value="\$0.00"/>
<b>Total Redemption Amount</b>	\$6,312.79	\$5,435.86
	Repayment Overpayment Refund Amount	\$876.93
Book/Page	<input type="text" value="8306"/>	<input type="text" value="1453"/>

## 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 8306, Page 1453, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 07412, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 120689520 (0521-26)

DESCRIPTION OF PROPERTY:

**BEG AT NW COR OF N1/2 OF SE1/4 OF SE1/4 OF SE1/4 FOR POB S 130 FT E 660 FT N 130 FT W  
660 FT TO POB OR 4123 P 1490**

**SECTION 36, TOWNSHIP 2 N, RANGE 31 W**

NAME IN WHICH ASSESSED: J & P ENTERPRISES OF NORTHWEST FLORIDA INC

Dated this 30th day of July 2020.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



# 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

<b>Part 1: Tax Deed Application Information</b>			
Applicant Name Applicant Address	PLEASANT VALLEY CAPITAL LLC - 18 US BANK % PLEASANT VALLEY CAPITAL LLC - 18 PO BOX 645040 CINCINNATI, OH 45264-5040	Application date	Apr 21, 2020
Property description	J & P ENTERPRISES OF NORTHWEST FLORIDA INC 6847 N 9TH AVE # A362 PENSACOLA, FL 32504 1802 HANDY RD 12-0689-520 BEG AT NW COR OF N1/2 OF SE1/4 OF SE1/4 OF SE1/4 FOR POB S 130 FT E 660 FT N 130 FT W 660 FT TO POB (Full legal attached.)	Certificate #	2018 / 7412
		Date certificate issued	06/01/2018

<b>Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application</b>				
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)
# 2018/7412	06/01/2018	1,380.29	69.01	1,449.30
<b>→ Part 2: Total*</b>				<b>1,449.30</b>

<b>Part 3: Other Certificates Redeemed by Applicant (Other than County)</b>					
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)
# 2019/7002	06/01/2019	1,427.95	6.25	71.40	1,505.60
<b>Part 3: Total*</b>					<b>1,505.60</b>

<b>Part 4: Tax Collector Certified Amounts (Lines 1-7)</b>	
1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	2,954.90
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,382.63
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. <span style="float: right;"><b>Total Paid (Lines 1-6)</b></span>	<b>4,712.53</b>

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

Sign here: \_\_\_\_\_ Escambia, Florida  
 Signature, Tax Collector or Designee Date August 25th, 2020

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

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>05/03/2021</u> Signature, Clerk of Court or Designee	

**INSTRUCTIONS** 46.25

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

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

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

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

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

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

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

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

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

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

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

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

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

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

BEG AT NW COR OF N1/2 OF SE1/4 OF SE1/4 OF SE1/4 FOR POB S 130 FT E 660 FT N 130 FT W 660 FT TO POB OR 4123 P 1490



**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 #: 12-0689-520 CERTIFICATE #: 2018-7412

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: April 28, 1997 to and including February 11, 2021 Abstractor: Stacie Wright

BY

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

Michael A. Campbell,  
As President

Dated: February 25, 2021

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

February 25, 2021

Tax Account #: 12-0689-520

1. The Grantee(s) of the last deed(s) of record is/are: **J & P ENTERPRISES OF NOWTHWEST FLORIDA, INC.**

**By Virtue of Warranty Deed recorded April 28, 1997 Official Records Book 4123 Page 1490.**

2. The land covered by this Report is: **SEE EXHIBIT "A"**

**ABSTRACTOR'S NOTE: UNABLE TO DETERMINE WITHOUT A SURVEY IF PROPERTY DESCRIPTION ON TAX ROLL INCLUDES A PORTION OF ROAD RIGHT OF WAY.**

3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:
  - a. **NONE**

4. Taxes:

**Taxes for the year(s) 2017-2019 are delinquent.**

**Tax Account #: 12-0689-520**

**Assessed Value: \$97,460**

**Exemptions: NONE**

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **NONE**

Payment of any special liens/assessments imposed by City, County, and/or State.

Note: Escambia County and/or local municipalities may impose special liens/assessments. These liens/assessments are not discovered in a title search or shown above. These special assessments typically create a lien on real property. The entity that governs subject property must be contacted to verify payment status.



**PROPERTY INFORMATION REPORT**

**February 25, 2021**

**Tax Account #: 12-0689-520**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**BEG AT NW COR OF N1/2 OF SE1/4 OF SE1/4 OF SE1/4 FOR POB S 130 FT E 660 FT N 130 FT W  
660 FT TO POB OR 4123 P 1490**

**SECTION 36, TOWNSHIP 2 N, RANGE 31 W**

**TAX ACCOUNT NUMBER 12-0689-520 (0521-26)**



Prepared By: **PATRICIA A. SHEPPARD**  
**CHELSEA TITLE**  
4300 BAYOU BLVD, STE 17-E 59-3335945 PENSACOLA, FL 32503  
Incidental to the issuance of a title insurance policy.  
File No.: **1121\*97-492-P**  
Parcel ID #  
Grantee(s) SS #

OR BK **4123 PG1490**  
Escambia County, Florida  
INSTRUMENT **97-380823**

DEED DOC STAMPS PD @ ESC CO \$ 511.00  
04/28/97 ERNIE LEE WAGNER, CLERK  
By: *Sally Arnold*

10.00  
511.00

**WARRANTY DEED  
(INDIVIDUAL)**

This **WARRANTY DEED**, dated **April 25, 1997**

by  
**TODD C. WILSON and ROSA MARIA WILSON,  
HUSBAND AND WIFE**

whose post office address is

hereinafter called the GRANTOR, to  
**J & P ENTERPRISES OF NORTHWEST FLORIDA, INC.**

whose post office address is  
**P. O. BOX 15264, PENSACOLA, FL 32514-0264**

hereinafter called the GRANTEE:

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

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

**Beginning at the Northwest corner of the North 1/2 of the Southeast 1/4 of the Southeast 1/4 of the Southeast 1/4 of Section 36, Township 2 North, Range 31 West, for the Point of Beginning; thence South 130 feet; thence East 660 feet; thence North 130 feet; thence West 660 feet to the Point of Beginning; all being in Escambia County, Florida.**

**SUBJECT TO** covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 1997 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any,

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

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

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

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

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

Signature: *Patricia A. Sheppard*  
Print Name: **PATRICIA A. SHEPPARD**

*Todd C. Wilson*  
**TODD C. WILSON**  
*Rosa Maria Wilson*  
**ROSA MARIA WILSON**

Signature: *Terry Smith*  
Print Name: **TERRY SMITH**

State of Florida  
County of **ESCAMBIA**

I am a notary public of the state of Florida, and my commission expires: 3/23/99.

THE FOREGOING INSTRUMENT was acknowledged before me on April 25, 1997 by

**TODD C. WILSON and ROSA MARIA WILSON**

who is personally known to me or who has produced drivers license as identification and who did take an oath.  
(type of identification) (did/did not)

**PATRICIA A. SHEPPARD**  
"Notary Public-State of FL"  
Comm Exp. March 23, 1999  
Notary No. CC 439269

Signature: *Patricia A. Sheppard*  
Print Name: **PATRICIA A. SHEPPARD** Notary Public

**PATRICIA A. SHEPPARD**  
"Notary Public-State of FL"  
Comm Exp. March 23, 1999  
Comm. No. CC 439269

RCD Apr 28, 1997 08:55 am  
Escambia County, Florida

RESIDENTIAL SALES  
ABUTTING ROADWAY  
MAINTENANCE DISCLOSURE

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 97-380823

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. Note: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

NAME OF ROADWAY: **HANDY ROAD**

LEGAL ADDRESS OF PROPERTY: **1802 HANDY ROAD**

The County (x) has accepted ( ) has not accepted the abutting roadway for maintenance.

This form completed by: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

AS TO SELLER(S):

Todd C. Wilson \_\_\_\_\_  
TODD C. WILSON

Rosa Maria Wilson \_\_\_\_\_  
ROSA MARIA WILSON

AS TO BUYER(S):

Richard A. Pope \_\_\_\_\_ President  
J & P ENTERPRISES OF NORTHWEST FLORIDA, INC.

THIS FORM APPROVED BY THE  
ESCAMBIA COUNTY BOARD OF  
COUNTY COMMISSIONERS  
EFFECTIVE: 4/15/95