



# 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

1021-29

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	JUAN C CAPOTE MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK 780 NW 42 AVE #300 MIAMI, FL 33126	Application date	Sep 25, 2020
Property description	CROSBY RAYMOND E & JANET E 2913 POWELL DR ROWLETT, TX 75088 6430 RIVER BEND RD 12-0797-156 BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) & CENTER LI CSX RR (100 FT R/W) N 41 DEG 56 (Full legal attached.)	Certificate #	2018 / 7437
		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)
# 2018/7437	06/01/2018	644.37	32.22	676.59
<b>→ Part 2: Total*</b>				<b>676.59</b>

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

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2020/7419	06/01/2020	650.76	6.25	32.54	689.55
# 2019/7028	06/01/2019	661.02	6.25	33.05	700.32
<b>Part 3: Total*</b>					<b>1,389.87</b>

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	2,066.46
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. <b>Total Paid (Lines 1-6)</b>	<b>2,441.46</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: Juan Capote Escambia, Florida  
Signature, Tax Collector or Designee Date October 5th, 2020

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. <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: _____	
Signature, Clerk of Court or Designee	
Date of sale <u>10-04-2021</u>	

**INSTRUCTIONS**

+ 6.25

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

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

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

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

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

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

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

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

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

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

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

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

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

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

BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) & CENTER LI CSX RR (100 FT R/W) N 41 DEG 56 MIN 55 SEC E ALG CENTER LI OF DAFFIN ST 50 FT S 47 DEG 39 MIN 48 SEC E 25 FT TO PT ON NLY R/W LI OF CSX RR CONT S 47 DEG 39 MIN 48 SEC E ALG SD NLY R/W LI OF RR 510 18/100 FT TO A PC TH ALG CUR TO RT RAD 3050 FT DELTA ANG 4 DEG 38 MIN 3 SEC (CH 246 62/100 FT CH BRG S 45 DEG 20 MIN 48 SEC E) ARC DIST 246 69/100 FT PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD 1797 FT DELTA ANG OF 20 DEG 25 MIN 6 SEC (CH 637 51/100 FT CH BRG S 32 DEG 49 MIN 16 SEC E) ARC DIST 640 91/100 FT TO PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD OF 2211 FT DELTA ANG 3 DEG 48 MIN 41 SEC (CH 147 05/100 FT CH BRG S 20 DEG 41 MIN 18 SEC E) ARC DIST 147 08/100 FT FOR POB CONT ALG CUR TO RT RAD OF 2211 FT DELTA ANG 6 DEG 44 MIN 43 SEC (CH 260 14/100 FT CH BRG S 15 DEG 24 MIN 39 SEC E) ARC DIST 260 29/100 FT) N 79 DEG 58 MIN 5 SEC E 175 83/100 FT N 10 DEG 1 MIN 55 SEC W 259 FT S 79 DEG 58 MIN 5 SEC W 200 21/100 FT TO POB PARCEL 28 OR 5948 P 1385

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2000717

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

JUAN C CAPOTE  
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK  
780 NW 42 AVE #300  
MIAMI, FL 33126

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
12-0797-156	2018/7437	06-01-2018	BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) & CENTER LI CSX RR (100 FT R/W) N 41 DEG 56 MIN 55 SEC E ALG CENTER LI OF DAFFIN ST 50 FT S 47 DEG 39 MIN 48 SEC E 25 FT TO PT ON NLY R/W LI OF CSX RR CONT S 47 DEG 39 MIN 48 SEC E ALG SD NLY R/W LI OF RR 510 18/100 FT TO A PC TH ALG CUR TO RT RAD 3050 FT DELTA ANG 4 DEG 38 MIN 3 SEC (CH 246 62/100 FT CH BRG S 45 DEG 20 MIN 48 SEC E) ARC DIST 246 69/100 FT PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD 1797 FT DELTA ANG OF 20 DEG 25 MIN 6 SEC (CH 637 51/100 FT CH BRG S 32 DEG 49 MIN 16 SEC E) ARC DIST 640 91/100 FT TO PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD OF 2211 FT DELTA ANG 3 DEG 48 MIN 41 SEC (CH 147 05/100 FT CH BRG S 20 DEG 41 MIN 18 SEC E) ARC DIST 147 08/100 FT FOR POB CONT ALG CUR TO RT RAD OF 2211 FT DELTA ANG 6 DEG 44 MIN 43 SEC (CH 260 14/100 FT CH BRG S 15 DEG 24 MIN 39 SEC E) ARC DIST 260 29/100 FT) N 79 DEG 58 MIN 5 SEC E 175 83/100 FT N 10 DEG 1 MIN 55 SEC W 259 FT S 79 DEG 58 MIN 5 SEC W 200 21/100 FT TO POB PARCEL 28 OR 5948 P 1385

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  
JUAN C CAPOTE  
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK  
780 NW 42 AVE #300  
MIAMI, FL 33126

09-25-2020  
Application Date

---

Applicant's signature



# Chris Jones

## Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

◀ Navigate Mode  Account  Reference ▶

[Printer Friendly Version](#)

General Information	
Reference:	392N314000000028
Account:	120797156
Owners:	CROSBY RAYMOND E
Mail:	2913 POWELL DR ROWLETT, TX 75088
Situs:	6430 RIVER BEND RD 32577
Use Code:	MOBILE HOME
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	<a href="#">Open Tax Inquiry Window</a>
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	

Assessments				
Year	Land	Imprv	Total	Cap Val
2020	\$7,448	\$26,045	\$33,493	\$33,493
2019	\$7,448	\$24,614	\$32,062	\$32,062
2018	\$7,448	\$24,634	\$32,082	\$32,082

### Disclaimer

### Market Value Breakdown Letter

### Tax Estimator

### File for New Homestead Exemption Online

### Report Storm Damage

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window)
07/08/2020	8327	1378	\$100	OT	<a href="#">View Instr</a>
07/2006	5948	1385	\$46,400	WD	<a href="#">View Instr</a>
06/2006	5939	801	\$100	CJ	<a href="#">View Instr</a>
06/1988	2570	648	\$3,500	SC	<a href="#">View Instr</a>
05/1988	2553	85	\$2,200	SC	<a href="#">View Instr</a>

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

2020 Certified Roll Exemptions	
None	
Legal Description	
BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) & CENTER LI CSX RR (100 FT R/W) N 41 DEG 56 MIN 55 SEC E...	
Extra Features	
None	

### Parcel Information

[Launch Interactive Map](#)

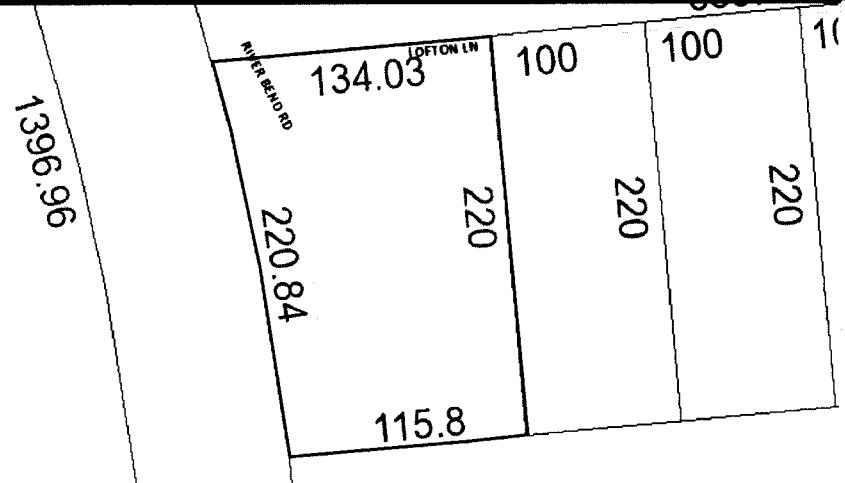
Section  
Map Id:  
39-2N-31



Approx.  
Acreage:  
0.9790

Zoned:   
RMU

Evacuation  
& Flood  
Information  
[Open  
Report](#)



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

Buildings

Address: 6430 RIVER BEND RD, Year Built: 1997, Effective Year: 1997, PA Building ID#: 125009

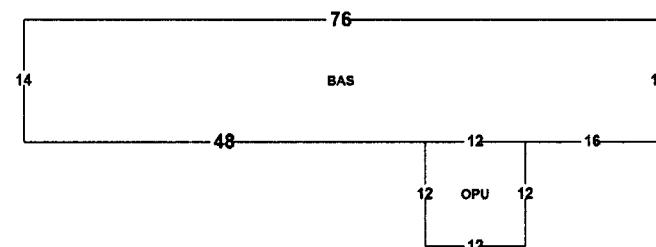
**Structural Elements**

**DWELLING UNITS-1**  
**MH EXTERIOR WALL-WOOD SIDING**  
**MH FLOOR FINISH-CARPET**  
**MH FLOOR SYSTEM-TYPICAL**  
**MH HEAT/AIR-HEAT & AIR**  
**MH INTERIOR FINISH-DRYWALL/PLASTER**  
**MH MILLWORK-TYPICAL**  
**MH ROOF COVER-COMP SHINGLE/WOOD**  
**MH ROOF FRAMING-GABLE HIP**  
**MH STRUCTURAL FRAME-TYPICAL**  
**NO. PLUMBING FIXTURES-6**  
**NO. STORIES-1**  
**STORY HEIGHT-0**

 Areas - 1208 Total SF

BASE AREA - 1064

OPEN PORCH UNF - 144



Images



4/3/17

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: 10/25/2018 10:04:10 AM

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That MIKON FINANCIAL SERVICES INC AND OCEAN BANK holder of Tax Certificate No. 07437, 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:

(see attached)

**SECTION 39, TOWNSHIP 2 N, RANGE 31 W**

**TAX ACCOUNT NUMBER 120797156 (1021-29)**

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

**RAYMOND E CROSBY and JANET E CROSBY**

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 October, which is the 4th day of October 2021.

Dated this 23rd day of November 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

## **LEGAL DESCRIPTION**

BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) & CENTER LI CSX RR (100 FT R/W) N 41 DEG 56 MIN 55 SEC E ALG CENTER LI OF DAFFIN ST 50 FT S 47 DEG 39 MIN 48 SEC E 25 FT TO PT ON NLY R/W LI OF CSX RR CONT S 47 DEG 39 MIN 48 SEC E ALG SD NLY R/W LI OF RR 510 18/100 FT TO A PC TH ALG CUR TO RT RAD 3050 FT DELTA ANG 4 DEG 38 MIN 3 SEC (CH 246 62/100 FT CH BRG S 45 DEG 20 MIN 48 SEC E) ARC DIST 246 69/100 FT PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD 1797 FT DELTA ANG OF 20 DEG 25 MIN 6 SEC (CH 637 51/100 FT CH BRG S 32 DEG 49 MIN 16 SEC E) ARC DIST 640 91/100 FT TO PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD OF 2211 FT DELTA ANG 3 DEG 48 MIN 41 SEC (CH 147 05/100 FT CH BRG S 20 DEG 41 MIN 18 SEC E) ARC DIST 147 08/100 FT FOR POB CONT ALG CUR TO RT RAD OF 2211 FT DELTA ANG 6 DEG 44 MIN 43 SEC (CH 260 14/100 FT CH BRG S 15 DEG 24 MIN 39 SEC E) ARC DIST 260 29/100 FT) N 79 DEG 58 MIN 5 SEC E 175 83/100 FT N 10 DEG 1 MIN 55 SEC W 259 FT S 79 DEG 58 MIN 5 SEC W 200 21/100 FT TO POB PARCEL 28 OR 5948 P 1385



## 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 #: 12-0797-156 CERTIFICATE #: 2018-7437

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: July 12, 2001 to and including July 12, 2021 Abstractor: Stacie Wright

BY

A handwritten signature in black ink, appearing to read "Michael A. Campbell".

Michael A. Campbell,  
As President  
Dated: July 26, 2021

**PROPERTY INFORMATION REPORT  
CONTINUATION PAGE**

July 19, 2021

Tax Account #: 12-0797-156

1. The Grantee(s) of the last deed(s) of record is/are: **RAYMOND E CROSBY**

2.

**By Virtue of Warranty Deed recorded 07/13/2006 – OR 5948/1385.**

**Death Certificate recorded 7/8/2020 – OR 8327/1378.**

3. The land covered by this Report is: **See Attached Exhibit “A”**

**ABSTRACTOR’S NOTE: PORTIONS OF TAX ROLL LEGAL APPEAR TO BE WITHIN THE ROAD RIGHT OF WAY BUT WE FIND NO DEEDS FOR RIGHT OF WAY. WE ARE UNABLE TO CERTIFY CORRECTNESS OF LEGAL DESCRIPTION WITHOUT A CURRENT SURVEY.**

4. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:

a. **NONE**

5. Taxes:

**Taxes for the year(s) None are delinquent.**

**Tax Account #: 12-0797-156**

**Assessed Value: \$33,493**

**Exemptions: NONE**

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

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

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

**PERDIDO TITLE & ABSTRACT, INC.  
PROPERTY INFORMATION REPORT**

**3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077**

**Scott Lunsford  
Escambia County Tax Collector  
P.O. Box 1312  
Pensacola, FL 32591**

**CERTIFICATION: TITLE SEARCH FOR TDA**

**TAX DEED SALE DATE: OCT 4, 2021**

**TAX ACCOUNT #: 12-0797-156**

**CERTIFICATE #: 2018-7437**

**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**

       X Notify City of Pensacola, P.O. Box 12910, 32521  
       X Notify Escambia County, 190 Governmental Center, 32502  
       X Homestead for 2020 tax year.

**RAYMOND E CROSBY  
PO BOX 490  
MOLINO, FL 32577**

**RAYMOND E CROSBY  
6430 RIVER BEND ROAD  
MOLINO, FL 32577**

**RAYMOND E CROSBY  
2913 POWELL DRIVE  
ROWLETT, TX 75088**

**Certified and delivered to Escambia County Tax Collector, this 19th day of July, 2021.**

**PERDIDO TITLE & ABSTRACT, INC.**



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

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

**PROPERTY INFORMATION REPORT**

**July 19, 2021**

**Tax Account #: 12-0797-156**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) & CENTER LI CSX RR (100 FT R/W) N 41 DEG 56 MIN 55 SEC E ALG CENTER LI OF DAFFIN ST 50 FT S 47 DEG 39 MIN 48 SEC E 25 FT TO PT ON NLY R/W LI OF CSX RR CONT S 47 DEG 39 MIN 48 SEC E ALG SD NLY R/W LI OF RR 510 18/100 FT TO A PC TH ALG CUR TO RT RAD 3050 FT DELTA ANG 4 DEG 38 MIN 3 SEC (CH 246 62/100 FT CH BRG S 45 DEG 20 MIN 48 SEC E) ARC DIST 246 69/100 FT PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD 1797 FT DELTA ANG OF 20 FEG 25 MIN 6 SEC (CH 637 51/100 FT CH BRG S 32 DEG 49 MIN 16 SEC E) ARC DIST 640 91/100 FT TO PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD OF 2211 FT DELTA ANG 3 DEG 48 MIN 41 SEC (CH 147 05/100 FT CH BRG S 20 DEG 41 MIN 18 SEC E) ARC DIST 147 08/100 FT FOR POB CONT ALG CUR TO RT RAD OF 2211 FT DELTA ANG 6 DEG 44 MIN 43 SEC (CH 260 14/100 FT CH BRG S 15 DEG 24 MIN 39 SEC E) ARC DIST 260 29/100 FT) N 79 DEG 58 MIN 5 SEC E 175 83/100 FT N 10 DEG 1 MIN 55 SEC W 259 FT S 79 DEG 58 MIN 5 SEC W 200 21/100 FT TO POB PARCEL 28 OR 5948 P 1385**

**SECTION 39, TOWNSHIP 2 N, RANGE 31 W**

**TAX ACCOUNT NUMBER 12-0797-156 (1021-29)**

**ABSTRACTOR'S NOTE: PORTIONS OF TAX ROLL LEGAL APPEAR TO BE WITHIN THE ROAD RIGHT OF WAY BUT WE FIND NO DEEDS FOR RIGHT OF WAY. WE ARE UNABLE TO CERTIFY CORRECTNESS OF LEGAL DESCRIPTION WITHOUT A CURRENT SURVEY.**

② 35.50  
324.80

Prepared by *q Return*  
Linda Stewart, an employee of  
First American Title Insurance Company  
4636 Summerdale Boulevard  
Pace, Florida 32571  
(850)994-3838

Return to: Grantee

File No.: 2122-1199367

## WARRANTY DEED

This indenture made on **July 10, 2006** A.D., by

**John Theodore Barlow, a married woman**

whose address is: **4660 Country Mill Road, Jay, FL 32565**  
hereinafter called the "grantor", to

**Raymond E. Crosby and Janet E. Crosby, husband and wife**

P.O. Box 490, Moliné, FL 32577

whose address is: **6430 River Bend Road, Molino, FL 32577**

hereinafter called the "grantee":

(Which terms "Grantor" and "Grantee" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

**Witnesseth**, that the grantor, for and in consideration of the sum of Ten Dollars, (\$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**, to-wit:

Lot 28 (Description Revised)

Commence at the intersection of the centerline of Daffin (Palm) Street (50' R/W) and the centerline of C.S.X. Railroad (100' R/W); thence go North 41 degrees 56 minutes 55 seconds East along the centerline of Daffin (Palm) Street (50' R/W) a distance of 50.00 feet; thence go South 47 degrees 39 minutes 48 seconds East a distance of 25.00 feet to a point on the Northerly right of way line of C.S.X. Railroad (100' R/W); thence continue South 47 degrees 39 minutes 48 seconds East along said Northerly right of way line of C.S.X. Railroad (100' R/W) a distance of 510.18 feet to a point of curvature; thence go along a curve to the right having a radius of 3050.00 feet, delta angle of 04 degrees 38 minutes 03 seconds (chord = 246.62 feet; chord bearing = South 45 degrees 20 minutes 48 seconds East) an arc distance of 246.69 feet to a point of compound curvature; thence go along a curve to the right having a radius of 1797.00 feet; Delta angle of 20 degrees 26 minutes 06 seconds (chord = 637.51 feet; chord bearing = South 32 degrees 49 minutes 16 seconds East) an arc distance of 640.91 feet to a point of compound curvature; thence go along a curve to the right having a radius of 2211.00 feet, delta angle of 03 degrees 48 minutes 41 seconds (chord = 147.05 feet; chord bearing = South 20 degrees 41 minutes 18 seconds East) an arc distance of 147.08 feet to the Point of Beginning; thence continue along a curve to the right having a radius of 2211.00 feet, delta angle of 06 degrees 44 minutes 43 seconds (chord = 260.14 feet; chord bearing = South 15 degrees 24 minutes 39 seconds East) an arc distance of 260.29 feet; thence go North 79 degrees 58 minutes 05 seconds East a distance 175.83 feet; thence go North 10 degrees 01 minutes 55 seconds West a distance of 259.00 feet; thence go South 79 degrees 58 minutes 05 seconds West a distance of 200.21 feet to the Point of Beginning. Reserving a non-exclusive perpetual easement over, under, above and across the Northerly 39.00 feet and the Westerly 60.00 feet of the above described property for utilities and road right-of-way. Said property lying and being all in Section 39, Township 2 North, Range 31 West, Escambia County, Florida.

Parcel Identification Number: **39-2N-31-4000-000-028**

**The land** is not the homestead of the Grantor under the laws and constitution of the State of Florida and neither the Grantor nor any person(s) for whose support the Grantor is responsible reside on or adjacent to the land.

**Subject to** all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

**Together with** a 1997 HORT mobile home, Title #72512384 Mobile Home, I.D. # H132924G, as part of the real property herein conveyed.

**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

**To Have and to Hold**, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31st of 2005.

**In Witness Whereof**, the grantor has hereunto set their hand(s) and seal(s) the day and year first above written.

  
John Theodore Barlow

*Signed, sealed and delivered in our presence:*

  
Witness Signature

Print Name: Linda C. Stewart

State of **Florida**

County of **Santa Rosa**

**THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED** before me on **July 10, 2006**, by **John Theodore Barlow, a married woman** who is/are personally known to me or has/have produced a valid driver's license as identification.

  
NOTARY PUBLIC  
  
Linda C. Stewart  
MY COMMISSION # DD270162 EXPIRES  
December 26, 2007  
BONDED THRU TROY FAIR INSURANCE INC.  
Notary Print Name  
My Commission Expires: \_\_\_\_\_

1199367

**RESIDENTIAL SALES  
ABUTTING ROADWAY  
MAINTENANCE DISCLOSURE**

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 may 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 a 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 acknowledgement by the County of the veracity of any disclosure statement.

Name of Roadway: **River Bend Road**

Legal Address of Property: **6430 River Bend Road, Molino, Florida 32577**

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

This form completed by: **First American Title Insurance Company  
4636 Summerdale Boulevard  
Pace, Florida 32571**

*Signed, sealed and delivered in our presence:*

J. T. Barlow

Witness Signature

Print Name: LEONARD STEWART

John Byrd

Witness Signature

Print Name: John Byrd

J. T. Barlow

John Theodore Barlow

Raymond E. Crosby

Raymond E. Crosby

Janet E. Crosby

Janet E. Crosby

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

New lien

18/7437

Recorded in Public Records 7/30/2021 9:07 AM OR Book 8586 Page 833,  
Instrument #2021084211, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$35.50

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

PETITIONER  
ESCAMBIA COUNTY FLORIDA,  
VS.

CASE NO: CE2102761N  
LOCATION: 6430 RIVER BEND RD  
PR#: 392N314000000028

CROSSBY, RAYMOND E  
2913 POWELL DR  
ROWLETT, TX 75088

RESPONDENT(S)

ORDER

This CAUSE having come before the Office of Environmental Enforcement  
Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged  
violation of the ordinances of the County of Escambia, State of Florida, and the Special  
Magistrate having considered the evidence before him in the form of testimony by the  
Enforcement Officer and the Respondent(s) or representative thereof, No one,  
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 Ordinances has occurred and continues:

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

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

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

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

**Unsafe Structures - 30-203 (N) Siding**

THEREFORE, the Special Magistrate, being otherwise fully apprised, finds as follows:

It is hereby ORDERED that the **RESPONDENT(S)** shall have until 8/26/2021 to correct the violation(s) 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.**

**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 outdoor storage from the property. Store indoor items in a garage, shed or dwelling.**

**Remove all refuse and dispose of legally and refrain from future littering**

If Respondent(s) fail to fully correct the violation(s) within the time required, Respondent(s) will be assessed a fine of \$10.00 per day, commencing 8/27/2021.

This fine shall continue until the violation(s) is/are abated and the violation(s) brought into compliance, or until as otherwise provided by law. **RESPONDENT IS REQUIRED**, immediately upon full correction of the violation(s), to contact the Escambia County Office of Environmental Enforcement in writing to request that the office immediately inspect the property to make an official determination of whether the violation(s) has/have been abated and brought into compliance. If the violation(s) is/are not abated within the specified time period, Escambia County may elect to undertake any necessary measures to abate the violation(s). These measures could include, but are not limited to, **DEMOLISHING NON-COMPLIANT STRUCTURES, LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE(S)**.

To ensure the safety of Escambia County staff and RESPONDENT(S), Escambia County

may request law enforcement supervisory assistance during any abatement procedure. The reasonable cost of such abatement will be assessed against **RESPONDENT(S)** and shall constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs in the amount of **\$235.00** are awarded in favor of Escambia County as the prevailing party against **RESPONDENT(S)**.

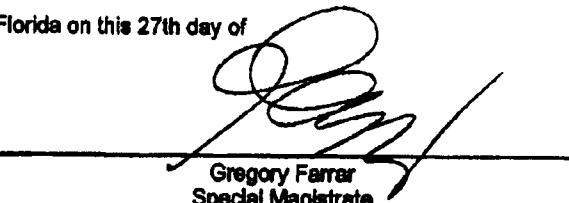
This fine shall be forwarded to the Board of County Commissioners of Escambia County. Under the authority of Sec. 162.09, Fla. Stat., as amended, and Sec. 30-35 of the Escambia County Code of Ordinances, as amended, the Board of County Commissioners will certify to the Special Magistrate all costs imposed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

**RESPONDENT(S)** have the right to appeal the order(s) of the Special Magistrate to the Circuit Court of Escambia County. If **RESPONDENT(S)** wish(es) to appeal, **RESPONDENT(S)** must provide notice of such appeal in writing to both the Environmental Enforcement Division at 3363 West Park Place, Pensacola, Florida 32505, and the Escambia County Circuit Court, 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 constitute a waiver of the right to appeal this order.

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

DONE AND ORDERED in Escambia County, Florida on this 27th day of

July, 2021.

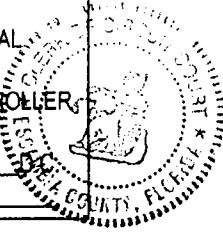
  
Gregory Farrar  
Special Magistrate  
Office of Environmental Enforcement

CERTIFIED TO BE A TRUE COPY OF THE  
ORIGINAL ON FILE IN THIS OFFICE

WITNESS MY HAND AND OFFICIAL SEAL

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT & COMPTROLLER

BY: Debra Coppage  
DATE: 07/30/2021



STATE OF FLORIDA  
COUNTY OF ESCAMBIA

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

**CERTIFICATE # 07437 of 2018**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on August 19, 2021, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

RAYMOND E CROSBY 2913 POWELL DR ROWLETT, TX 75088	JANET E CROSBY 2913 POWELL DR ROWLETT, TX 75088
---	---

RAYMOND E CROSBY PO BOX 490 MOLINO FL 32577	JANET E CROSBY PO BOX 490 MOLINO FL 32577
---	---

RAYMOND E CROSBY 6430 RIVER BEND ROAD MOLINO FL 32577	JANET E CROSBY 6430 RIVER BEND ROAD MOLINO FL 32577
---	---

WITNESS my official seal this 19th day of August 2021.

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

## WARNING

**THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON October 4, 2021, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.**

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That MIKON FINANCIAL SERVICES INC AND OCEAN BANK holder of Tax Certificate No. 07437, 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:

**(see attached)**

**SECTION 39, TOWNSHIP 2 N, RANGE 31 W**

**TAX ACCOUNT NUMBER 120797156 (1021-29)**

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

**RAYMOND E CROSBY and JANET E CROSBY**

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 October, which is the **4th day of October 2021**.

Dated this 17th day of August 2021.

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

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



By:  
Emily Hogg  
Deputy Clerk

## **LEGAL DESCRIPTION**

BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) & CENTER LI CSX RR (100 FT R/W) N 41 DEG 56 MIN 55 SEC E ALG CENTER LI OF DAFFIN ST 50 FT S 47 DEG 39 MIN 48 SEC E 25 FT TO PT ON NLY R/W LI OF CSX RR CONT S 47 DEG 39 MIN 48 SEC E ALG SD NLY R/W LI OF RR 510 18/100 FT TO A PC TH ALG CUR TO RT RAD 3050 FT DELTA ANG 4 DEG 38 MIN 3 SEC (CH 246 62/100 FT CH BRG S 45 DEG 20 MIN 48 SEC E) ARC DIST 246 69/100 FT PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD 1797 FT DELTA ANG OF 20 DEG 25 MIN 6 SEC (CH 637 51/100 FT CH BRG S 32 DEG 49 MIN 16 SEC E) ARC DIST 640 91/100 FT TO PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD OF 2211 FT DELTA ANG 3 DEG 48 MIN 41 SEC (CH 147 05/100 FT CH BRG S 20 DEG 41 MIN 18 SEC E) ARC DIST 147 08/100 FT FOR POB CONT ALG CUR TO RT RAD OF 2211 FT DELTA ANG 6 DEG 44 MIN 43 SEC (CH 260 14/100 FT CH BRG S 15 DEG 24 MIN 39 SEC E) ARC DIST 260 29/100 FT) N 79 DEG 58 MIN 5 SEC E 175 83/100 FT N 10 DEG 1 MIN 55 SEC W 259 FT S 79 DEG 58 MIN 5 SEC W 200 21/100 FT TO POB PARCEL 28 OR 5948 P 1385

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**Post Property:**

**6430 RIVER BEND RD 32577**



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

By:  
Emily Hogg  
Deputy Clerk

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# Scott Lunsford • Escambia County Tax Collector

EscambiaTaxCollector.com

facebook.com/ECTaxCollector

twitter.com/escambiac



SCAN TO PAY ONLINE

## 2020 Real Estate Property Taxes

Notice of Ad Valorem and Non-Ad Valorem Assessments

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
12-0797-156	06		392N314000000028

## PROPERTY ADDRESS:

6430 RIVER BEND RD

## EXEMPTIONS:

CROSBY RAYMOND E  
2913 POWELL DR  
ROWLETT, TX 75088

18 | 7437

### PRIOR YEAR(S) TAXES OUTSTANDING

PAY DELINQUENT TAXES BY CASH, CASHIER'S CHECK OR MONEY ORDER

#### AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LIENED
COUNTY	6.6165	33,493	0	33,493	221.61
PUBLIC SCHOOLS					
BY LOCAL BOARD	2.0990	33,493	0	33,493	70.30
BY STATE LAW	3.8290	33,493	0	33,493	128.24
WATER MANAGEMENT	0.0311	33,493	0	33,493	1.04
SHERIFF	0.6850	33,493	0	33,493	22.94
M.S.T.U. LIBRARY	0.3590	33,493	0	33,493	12.02

TOTAL MILLAGE 13.6196

AD VALOREM TAXES \$456.15

## LEGAL DESCRIPTION

## NON-AD VALOREM ASSESSMENTS

BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) & CENTER LI CSX RR (100 See Additional Legal on Tax Roll	FP FIRE PROTECTION	125.33
NON-AD VALOREM ASSESSMENTS \$125.33		

Pay online at [EscambiaTaxCollector.com](http://EscambiaTaxCollector.com)

Payments must be in U.S. funds drawn from a U.S. bank

COMBINED TAXES AND ASSESSMENTS \$581.48

If Received By Please Pay	Sep 30, 2021 \$633.81	Oct 29, 2021 \$642.54	Nov 30, 2021 \$651.26		
------------------------------	--------------------------	--------------------------	--------------------------	--	--

## RETAIN FOR YOUR RECORDS

### 2020 Real Estate Property Taxes

ACCOUNT NUMBER
12-0797-156
PROPERTY ADDRESS
6430 RIVER BEND RD

CROSBY RAYMOND E  
2913 POWELL DR  
ROWLETT, TX 75088

## DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

Make checks payable to:

**Scott Lunsford**

Escambia County Tax Collector

P.O. BOX 1312  
PENSACOLA, FL 32591Pay online at [EscambiaTaxCollector.com](http://EscambiaTaxCollector.com)

### PRIOR YEAR(S) TAXES OUTSTANDING

PAY DELINQUENT TAXES BY CASH,  
CASHIER'S CHECK OR MONEY ORDER

Payments in U.S. funds from a U.S. bank

PAY ONLY ONE AMOUNT	
AMOUNT IF PAID BY	Sep 30, 2021 633.81
AMOUNT IF PAID BY	Oct 29, 2021 642.54
AMOUNT IF PAID BY	Nov 30, 2021 651.26
AMOUNT IF PAID BY	
AMOUNT IF PAID BY	

DO NOT FOLD, STAPLE, OR MUTILATE

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

1021-29

**Document Number:** ECSO21CIV029430NON

**Agency Number:** 21-009270

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 07437 2018

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** IN RE: RAYMOND E CROSBY AND JANET E CROSBY

**Defendant:**

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

Received this Writ on 8/20/2021 at 9:40 AM and served same at 1:30 PM on 8/23/2021 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS.

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By:



A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

## W A R N I N G

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6430 RIVER BEND RD 32577



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

By:  
Emily Hogg  
Deputy Clerk

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• RAYMOND E CROSBY [1021-29]  
2913 POWELL DR  
ROWLETT, TX 75088

JANET E CROSBY [1021-29]  
2913 POWELL DR  
ROWLETT, TX 75088

9171 9690 0935 0127 1568 16

9171 9690 0935 0127 1565 71

RAYMOND E CROSBY [1021-29]  
PO BOX 490  
MOLINO FL 32577

JANET E CROSBY [1021-29]  
PO BOX 490  
MOLINO FL 32577

9171 9690 0935 0127 1565 88

9171 9690 0935 0127 1565 95

RAYMOND E CROSBY [1021-29]  
6430 RIVER BEND ROAD  
MOLINO FL 32577

JANET E CROSBY [1021-29]  
6430 RIVER BEND ROAD  
MOLINO FL 32577

9171 9690 0935 0127 1566 01

9171 9690 0935 0127 1566 18

*Contact -  
daughter*

U.S. POSTAGE

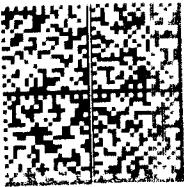
**CERTIFIED MAIL™**

**Pam Childers**

Clerk of the Circuit Court & Comptroller  
Official Records  
221 Palafox Place, Suite 110  
Pensacola, FL 32502



quadrant  
FIRST-CLASS MAIL  
**\$005.86**  
08/19/2021 ZIP 32502  
32502-0835



9171 9690 0935 0127 1565 95

RECEIVED  
JANET E CROSBY [1021-29]  
PO BOX 490  
MOLINO FL 32577  
RE TURNED TO SENDER UNKNOWN  
ATTEMPTED SENT FORWARD  
UNABLE TO FORWARD

RECEIVED  
8 C: 325 825 833 35  
\*2187-12817-13-48

**CERTIFIED MAIL™**

**Pam Childers**

Clerk of the Circuit Court & Comptroller  
Official Records  
221 Palafox Place, Suite 110  
Pensacola, FL 32502

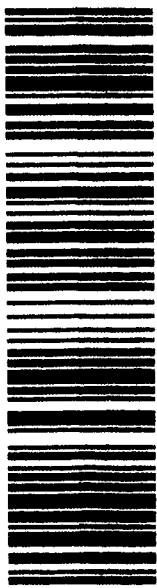
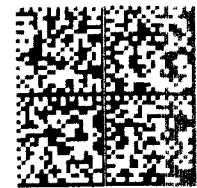
US POSTAGE

quadrant  
FIRST-CLASS MAIL

**\$005.86**

08/19/2021 ZIP 32502

0436132019254



**9171 9690 0935 0127 1566 18**

JANET E CROSBY [1021-29]  
6430 RIVER BEND ROAD  
MOLINO FL 32577

522 - 000 24 / 21  
RETURN TO SENDER  
ATTEMPTED NOT KNOWN  
UNABLE TO FORWARD

522 - 000 24 / 21  
\* 22563235 \* 2257-225-19-46



US POSTAGE

**CERTIFIED MAIL™**

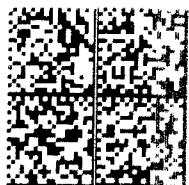
**Pam Childers**

Clerk of the Circuit Court & Comptroller  
Official Records  
221 Palafox Place, Suite 110  
Pensacola, FL 32502



quadient  
FIRST-CLASS MAIL

**\$005.86<sup>0</sup>**  
08/19/2021 ZIP 32502  
0458121674



9171 9690 0935 0127 1566 01

RAYMOND E CROSBY [1021-29]  
6430 RIVER BEND ROAD  
MOLINO FL 32577

522 PG 4  
0666 / 24/21  
RETURN TO SENDER  
ATTEMPTED NOT KNOWN  
UNABLE TO FORWARD

RC: 32582583335 \* 2187-14815-19-42  
RC: 32582583335 \* 2187-14815-19-42

AM  
RECEIVED  
COURT  
CLERK  
PENSACOLA  
FL

# THE SUMMATION WEEKLY

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

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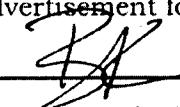
RAYMOND E CROSBY and JANET E CROSBY

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 October, which is the 4th day of October 2021.

Dated this 19th day of August 2021.  
In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.

Before the undersigned authority personally appeared BrIDGET ROBERTS who under oath says that she is the Legal Administrator and Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2018 TD 07437 in the Escambia County Court was published in said newspaper in and was printed and released on September 1, 2021, September 8, 2021, September 15, 2021, September 22, 2021.

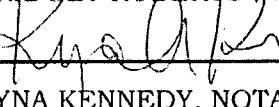
Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class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

X 

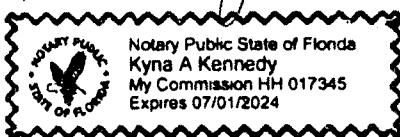
\_\_\_\_\_  
BRIDGET ROBERTS, LEGAL ADMINISTRATOR FOR  
THE SUMMATION WEEKLY

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 23rd day of September, 2021, by BRIDGET ROBERTS, who is personally known to me.

X 

\_\_\_\_\_  
KYNA KENNEDY, NOTARY PUBLIC



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# THE SUMMATION WEEKLY

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

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA  
By:  
Emily Hogg  
Deputy Clerk

4WR9/1-9/22TD

**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: 120797156 Certificate Number: 007437 of 2018**

**Payor: KIMBERLY CREAMER 6370 RIVER BEND RD MOLINO FL 32577 Date 10/01/2021**

Clerk's Check #	1	Clerk's Total	\$558.07
Tax Collector Check #	1	Tax Collector's Total	\$2,923.79
		Postage	\$36.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$3,534.86

*\$3,454.86*

**PAM CHILDERS  
 Clerk of the Circuit Court**

Received By:  
 Deputy Clerk

A handwritten signature in black ink, appearing to read "Pam Childers".

**PAM CHILDERS**  
 CLERK OF THE CIRCUIT COURT  
 ARCHIVES AND RECORDS  
 CHILDSUPPORT  
 CIRCUIT CIVIL  
 CIRCUIT CRIMINAL  
 COUNTY CIVIL  
 COUNTY CRIMINAL  
 DOMESTIC RELATIONS  
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 JUVENILE  
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 PROBATE  
 TRAFFIC



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

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

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

**Case # 2018 TD 007437**

**Redeemed Date 10/01/2021**

**Name KIMBERLY CREAMER 6370 RIVER BEND RD MOLINO FL 32577**

Clerk's Total = TAXDEED	\$558.07	3401.86
Due Tax Collector = TAXDEED	\$2,823.79	
Postage = TD2	\$36.00	
ResearcherCopies = TD6	\$0.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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**FINANCIAL SUMMARY**

No Information Available - See Dockets

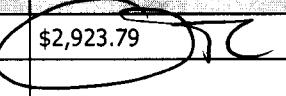
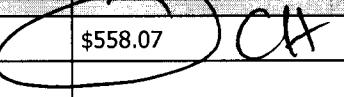
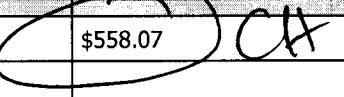


**PAM CHILDERS**  
**CLERK OF THE CIRCUIT COURT**  
**ESCAMBIA COUNTY, FLORIDA**

**Tax Deed - Redemption Calculator**

Account: 120797156 Certificate Number: 007437 of 2018

Redemption  Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="10/04/2021"/>	Redemption Date <input type="text" value="10/01/2021"/> 
Months	13	13
Tax Collector	<input type="text" value="\$2,441.46"/>	<input type="text" value="\$2,441.46"/>
Tax Collector Interest	<input type="text" value="\$476.08"/>	<input type="text" value="\$476.08"/>
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	<input type="text" value="\$2,923.79"/>	<input type="text" value="\$2,923.79"/> 
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	<input type="text" value="\$91.07"/>	<input type="text" value="\$91.07"/> 
Total Clerk	<input type="text" value="\$558.07"/>	<input type="text" value="\$558.07"/> 
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="\$36.00"/>	<input type="text" value="\$36"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	<input type="text" value="\$3,534.86"/>	<input type="text" value="\$3,534.86"/>
	Repayment Overpayment Refund Amount	<input type="text" value="\$0.00"/>
Book/Page	<input type="text" value="8410"/>	<input type="text" value="608"/>

## 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 8410, Page 608, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 07437, issued the 1st day of June, A.D., 2018

TAX ACCOUNT NUMBER: 120797156 (1021-29)

(see attached)

**SECTION 39, TOWNSHIP 2 N, RANGE 31 W**

NAME IN WHICH ASSESSED: RAYMOND E CROSBY and JANET E CROSBY

Dated this 1st day of October 2021.

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk



## **LEGAL DESCRIPTION**

BEG AT INTER OF CENTER LI DAFFIN ST (PALM ST 50 FT R/W) & CENTER LI CSX RR (100 FT R/W) N 41 DEG 56 MIN 55 SEC E ALG CENTER LI OF DAFFIN ST 50 FT S 47 DEG 39 MIN 48 SEC E 25 FT TO PT ON NLY R/W LI OF CSX RR CONT S 47 DEG 39 MIN 48 SEC E ALG SD NLY R/W LI OF RR 510 18/100 FT TO A PC TH ALG CUR TO RT RAD 3050 FT DELTA ANG 4 DEG 38 MIN 3 SEC (CH 246 62/100 FT CH BRG S 45 DEG 20 MIN 48 SEC E) ARC DIST 246 69/100 FT PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD 1797 FT DELTA ANG OF 20 DEG 25 MIN 6 SEC (CH 637 51/100 FT CH BRG S 32 DEG 49 MIN 16 SEC E) ARC DIST 640 91/100 FT TO PT OF COMPOUND CURVATURE TH ALG CUR TO RT RAD OF 2211 FT DELTA ANG 3 DEG 48 MIN 41 SEC (CH 147 05/100 FT CH BRG S 20 DEG 41 MIN 18 SEC E) ARC DIST 147 08/100 FT FOR POB CONT ALG CUR TO RT RAD OF 2211 FT DELTA ANG 6 DEG 44 MIN 43 SEC (CH 260 14/100 FT CH BRG S 15 DEG 24 MIN 39 SEC E) ARC DIST 260 29/100 FT) N 79 DEG 58 MIN 5 SEC E 175 83/100 FT N 10 DEG 1 MIN 55 SEC W 259 FT S 79 DEG 58 MIN 5 SEC W 200 21/100 FT TO POB PARCEL 28 OR 5948 P 1385