#### **APPLICATION FOR TAX DEED**

Section 197.502, Florida Statutes

Application Number: 2100399

To: Tax Collector of	ESCAMBIA COUNTY	_, Florida	
I,			
KEYS FUNDING LLC - 2 US BANK CF KEYS FUI PO BOX 645040 CINCINNATI, OH 4520	NDING LLC - 2019	·	
hold the listed tax certif	ficate and hereby surrender the	same to the Tax	Collector and make tax deed application thereon
Account Number	Certificate No.	Date	Legal Description
04-1670-000	2019/1720	06-01-2019	LT 25 BLK 15 CRESCENT LAKE S/D UNIT NO 4 PB 5 P 59 OR 1431 P 129
	ent taxes, if due and		
	utstanding tax certificates plus in quent and omitted taxes, plus in	• •	
pay all Tax C		_	Clerk of the Court costs, charges and fees, and
Attached is the tax sal which are in my posse		ation is based and	all other certificates of the same legal description
Electronic signature of KEYS FUNDING LLO US BANK CF KEYS PO BOX 645040 CINCINNATI, OH 4	C - 2019 FUNDING LLC - 2019		04.00.0004
	Analysis		<u>04-22-2021</u> Application Date
	Applicant's signature		

Par	t 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 t	Date of sale 05/02/2022 Signature, Clerk of Court or Designee

#### **INSTRUCTIONS**

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

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

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

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

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

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

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

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

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

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

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

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

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

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



#### **CERTIFICATION OF TAX DEED APPLICATION**

Sections 197.502 and 197.542, Florida Statutes

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

0512-43

			· · · · · · · · · · · · · · · · · · ·			0 50-	
Part 1: Tax Deed	Application Infor	mation					
Applicant Name Applicant Address	KEYS FUNDING LLC - 2019 US BANK CF KEYS FUNDING LLC - 2019 PO BOX 645040 CINCINNATI, OH 45264-5040			19	Аррі	lication date	Apr 22, 2021
Property description	HUDGENS DAVID E HUDGENS JANET A 7125 BAKELY FOREST BV			Certificate #		2019 / 1720	
	SPANISH FORE, AL 36527 915 BLUE SPRINGS DR 04-1670-000 LT 25 BLK 15 CRESCENT LAKE S/D UNIT NO 4 PB P 59 OR 1431 P 129		IIT NO 4 PB 5	Date certificate issued		06/01/2019	
Part 2: Certificate	es Owned by App	licant an	d Filed wi	th Tax Deed	Appl	ication	
Column 1 Certificate Numbe	Columi r Date of Certifi			olumn 3 unt of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2019/1720	06/01/2	019		1,069.91		53.50	1,123.41
						→Part 2: Total*	1,123.4
Part 3: Other Cei	tificates Redeem	ed by Ap	plicant (O	ther than Co	unty)	)	
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Face A	umn 3 mount of Certificate	Column 4 Tax Collector's F	Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2020/1836	06/01/2020		1,103.65		6.25	55.18	1,165.08
						Part 3: Total*	1,165.08
Part 4: Tax Colle	ector Certified Am	ounts (Li	ines 1-7)				
Cost of all certi	ficates in applicant's	possessio	n and other			ed by applicant of Parts 2 + 3 above)	2,288.49
2. Delinquent taxe	es paid by the applica	ant					0.00
3. Current taxes p	paid by the applicant						1,016.34
4. Property inform	nation report fee						200.00
5. Tax deed appli	cation fee						175.00
6. Interest accrue	d by tax collector und	der s.197.5	542, F.S. (se	ee Tax Collecto	r Instr	ructions, page 2)	0.00
7.					То	tal Paid (Lines 1-6)	3,679.83
	formation is true and				/ infor	mation report fee, an	d tax collector's fees
Sign here: Signa Signa	llu Collector or Desi	In Co	FCA		[	Escambia, Florida Date <u>May 6th, 20</u>	

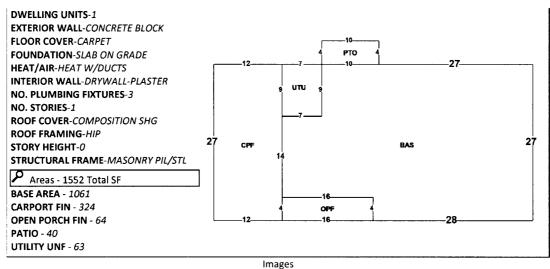
Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

**Real Estate Search** 

Structural Elements DECOR/MILLWORK-AVERAGE **Tangible Property Search** 

Sale List

Nav. Mode		•				Printer Frie	ndly Version
General Informa	ation		Assessr	nents			
Parcel ID:	4415301000250015		Year	Land	imprv	Total	Cap Val
Account:	041670000		2020	\$11,500	\$48,453	\$59,953	\$59,953
Owners:	HUDGENS DAVID E		2019	\$11,500	\$47,344	\$58,844	\$58,844
	HUDGENS JANET A		2018	\$11,500	\$43,962	\$55,462	\$55,462
Mail:	7125 BAKELY FOREST E SPANISH FORT, AL 365				Disclaime	•r	
Situs:	915 BLUE SPRINGS DR	32505					- 17-A-16-
Use Code:	SINGLE FAMILY RESID	ρ		Market '	Value Break	down Lette	r
Taxing Authority:	COUNTY MSTU				Tax Estima	tor	
Tax Inquiry:	Open Tax Inquiry Wind	<del></del>	Fil	e for New H	lomestead I	Exemption (	Online
Tax Inquiry link of Escambia Count	courtesy of Scott Lunsfor y Tax Collector	d		Ren	ort Storm D	)amage	
Sales Data			2020 C	ertified Roll E			
Sale Date Book	k Page Value Type	Official Records (New Window)	None	ar arred Roll C.	xemptions		
04/1980 143:	1 129 \$22,000 WD		-	escription			
01/1967 337	187 \$11,700 WD	Ē.	LT 25 B 1431 P		NT LAKE S/D U	INIT NO 4 PB !	5 P 59 OR
	Inquiry courtesy of Pam		<u> </u>				
1	Escambia County Clerk of the Circuit Court and			eatures			
Comptroller Parcel		***************************************	None		-		
Information		, company	PRINCIPAL PRINCI			Launch Inte	ractive Map
Section Map Id: 44-15-30-2	+	97 99A 154	168 4A	· · <b>4</b> ·			
Approx.		97A 99					
Acreage: 0.2010		09					
Zoned: 🔎			1 96 95A				
MDR			97	7 49			
Evacuation			297A	290			
& Flood			296	453			
nformation			293 173				
<u>Open</u> Report		292	292A 29	399 399	3 99		
Ø.	View Florida Departmen	t of Environmental	Protection	on(DEP) Dete			
	Tiem Florida Departifici	· · · · · · · · · · · · · · · · · · ·	dings	on(DEF) Data	!		
Address:915 BLUI	E SPRINGS DR, Year Built		-	PA Building I	D#: 67918		





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:05/11/2021 (tc.10432)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2021057431 5/25/2021 12:50 PM
OFF REC BK: 8537 PG: 1533 Doc Type: TDN

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That KEYS TAX FUNDING LLC – 19 US BANK holder of Tax Certificate No. 01720, issued the 1st day of June, A.D., 2019 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 25 BLK 15 CRESCENT LAKE S/D UNIT NO 4 PB 5 P 59 OR 1431 P 129

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

TAX ACCOUNT NUMBER 041670000 (0522-43)

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

#### **DAVID E HUDGENS and JANET A HUDGENS**

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 2nd day of May 2022.

Dated this 25th day of May 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.

COUNT PARTS

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk





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

Tax Deed - Redemption Calculator
Account: 041670000 Certificate Number: 001720 of 2019

Redemption No V	pplication Date 04/22/2021	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 05/02/2022	Redemption Date 12/27/2021
Months	13	8
Tax Collector	\$3,679.83	\$3,679.83
Tax Collector Interest	\$717.57	\$441.58
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$4,403.65	\$4,127.66
Record TDA Notice	\$17.00	\$17.00
Clerk Fee	\$130.00	\$130.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$91.07	\$56.04
Total Clerk	\$558.07	\$523.04 H
Release TDA Notice (Recording)	\$10.00	\$10.00
Release TDA Notice (Prep Fee)	\$7.00	\$7.00
Postage	\$60.00	\$0.00
Researcher Copies	\$0.00	\$0.00
Total Redemption Amount	\$5,038.72	\$4,667.70
	Repayment Overpayment Refund Amount	\$371.02
Book/Page	8537	1533

#### **PAM CHILDERS**

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



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

## BRANCH OFFICES ARCHIVES AND RECORDS JUVENILE DIVISION CENTURY

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

#### Case # 2019 TD 001720 Redeemed Date 12/27/2021

Name JANET A HUDGENS 982 GLEN OAKS DR PASS CHRISTIAN MS 39571

Clerk's Total = TAXDEED	\$558,07 \$ 4330,70
Due Tax Collector = TAXDEED	\$4,403.65
Postage = TD2	\$60,00
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

#### • For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
	703753	A42 5	FINANCIAL SUM	MARY	A VENT OF THE PARTY OF
No Inform	nation Availa	ble - See D	ockets		

#### **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: 041670000 Certificate Number: 001720 of 2019

Payor: JANET A HUDGENS 982 GLEN OAKS DR PASS CHRISTIAN MS 39571 Date 12/27/2021

Clerk's Check #	20101813737	Clerk's Total	\$558,07 433	30.7
Tax Collector Check #	1	Tax Collector's Total	\$4,403.65	
h. A.L. MANDANI, J. C. M.		Postage	\$6 <b>Ø.0</b> 0	
		Researcher Copies	\$0.00	
		Recording	\$10.00	
		Prep Fee	\$7.00	
aka Ali Maka an Ali	and the second s	Total Received	<del>-\$5,038.72</del>	
			A -	

\$4347.70

PAM CHILDERS
Clerk of the Circuit Court

Received By L 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
ESCAMBIA COUNTY FLORIDA
INST# 2021139787 12/27/2021 1:16 PM
OFF REC BK: 8690 PG: 645 Doc Type: RTD

#### 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 8537, Page 1533, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 01720, issued the 1st day of June, A.D., 2019

TAX ACCOUNT NUMBER: 041670000 (0522-43)

**DESCRIPTION OF PROPERTY:** 

LT 25 BLK 15 CRESCENT LAKE S/D UNIT NO 4 PB 5 P 59 OR 1431 P 129

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

NAME IN WHICH ASSESSED: DAVID E HUDGENS and JANET A HUDGENS

Dated this 27th day of December 2021.

COUNTY TOWN

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk \$ 4.00 Rec. <u>88.00</u> Doc. \$92.00 Total

T-23769-C

\$\\\ 1431 PAGE 129

This instrument property by.
Linda C. Chamblee

<b>~***** ひょ えりはじじけさ! /</b>	√312 S. Baylen St.
State of Florida   Fecambia County	WARRANTY DEED Title 8 Guarante Co. Pursuant to the automore
Know All Men by Thes	e Presents: That I of a Pilic Insurance Fodice
VIRGINIA M. HINDS.	a married woman,
or and in consideration of other	er good and valuable considerations and
One Hundred (\$100.	00) and no/100DOLLARS
e receipt whereof is hereby acknow	deliged do bargain sell common del DOLLARS
DAVID E. HUDGENS at	rledged, do bargain, sell, convey and grant unto  nd JANET A. HUDGENS, husband and wife,
2103 Calhoun St., 1	New Orleans, LA 70118
	executors, administrators and assigns, forever, the following described real property,
tuate, lying and being in the	County of Escambia State of Florida
wit:	County of Escampla State of Florida
Lot 25, Block 15, (	Crescent Lake, Unit #4, a subdivision of a portion of
peceron 44, TOWNSDI	ID I South, Range 30 West according to mile
in Plat Book 5, pag	ge 59 of the public records of Escambia County, Florida.
and recorded in Official F County, Florida, which mor acceptance of this deed.	gage covering the described property to Stockton, Whatley, January 1, 1964, in the original principal amount of \$12,050.00, Record Book 141, at page 222 of the public records of Escambia rtgage and the indebtedness secured thereby grantees by their and as part of the consideration, therefore, hereby assumes discharge in full according to the terms therein contained.
THE GRANTOR NAMED HEREIN C	CAUTHANING MILLS THE TOTAL
CONSTITUTIONAL HOMESTEAD.	COVENANTS THAT THE REAL PROPERTY CONVEYED HEREIN IS NOT HER
gether with all and singular the te	enements, hereditaments and appurtenances thereto belonging on its annual section of the section
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Order: 01312222 Doc: FLESCA:1431-00129

#### PROPERTY INFORMATION REPORT

February 24, 2022 Tax Account #:04-1670-000

### LEGAL DESCRIPTION EXHIBIT "A"

LT 25 BLK 15 CRESCENT LAKE S/D UNIT NO 4 PB 5 P 59 OR 1431 P 129

SECTION 44, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 04-1670-000(0522-43)

#### 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:	MAY 2, 2022
TAX ACCOUNT #:	04-1670-000
CERTIFICATE #:	2019-1720

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	
	$\boxtimes$	Notify City of Pensacola, P.O. Box 12910, 32521
	$\boxtimes$	Notify Escambia County, 190 Governmental Center, 32502
	$\boxtimes$	Homestead for <u>2020</u> tax year.

DAVID E HUDGENS
AND JANET A HUDGENS
915 BLUE SPRINGS DR
PENSACOLA, FL 32505

DAVID E HUDGENS
AND JANET A HUDGENS
7125 BAKELY FOREST BV
SPANISH FORT, AL 36527

Certified and delivered to Escambia County Tax Collector, this 24th day of February, 2022.

PERDIDO TITLE & ABSTRACT, INC.

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

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

#### PROPERTY INFORMATION REPORT

**CONTINUATION PAGE** 

February 24, 2022

Tax Account #: 04-1670-000

1. The Grantee(s) of the last deed(s) of record is/are: **DAVID E HUDGENS AND JANET A HUDGENS** 

By Virtue of Warranty Deed recorded 4/16/1980 in OR 1431/129

- 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. NONE
- **4.** Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 04-1670-000 Assessed Value: \$59,953.00

**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



#### PROPERTY INFORMATION REPORT

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

	THE ATTACHED REPORT IS ISSUED TO:
	SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR
	TAX ACCOUNT #: 04-1670-000 CERTIFICATE #: 2019-1720
	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 NFORMATION 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 isting of the owner(s) of record of the land described herein together with current and delinquent ad valorem ax 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 itle 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.
P	riod Searched: February 16, 2002 to and including February 16, 2022 Abstractor: Ashley McDonald
	3Y

Michael A. Campbell, As President

Dated: February 24, 2022