APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2200644

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
THAICO DOS SANTOS
1600 RIVER POINTE DR
APT# 282
CONROE, TX 77304,
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
06-0037-000	2019/2649	06-01-2019	BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO BEG LT 15 UNRECORDED PLAT OF LT 4 S/D OF LOT 1 PLAT DB 76 P 263 OR 6964 P 1840 OR 7184 P 1315 OR 7695 P 1859 OR 7720 P 259

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
THAICO DOS SANTOS
1600 RIVER POINTE DR
APT# 282
CONROE, TX 77304

10-05-2022
Application Date

Applicant's signature

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

Sign here: _____ Date of sale 05/03/2023
Signature, Clerk of Court or Designee

INSTRUCTIONS +6.25

Tax Collector (complete Parts 1-4)

Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application
Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

Part 3: Other Certificates Redeemed by Applicant (Other than County)
Total. Add the amounts in Columns 3, 4 and 5

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO BEG LT 15 UNRECORDED PLAT OF LT 4 S/D OF LOT 1 PLAT DB 76 P 263 OR 6964 P 1840 OR 7184 P 1315 OR 7695 P 1859 OR 7720 P 259

FLORIDA

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	THAICO DOS SANTOS 1600 RIVER POINTE DR APT# 282 CONROE, TX 77304	Application date	Oct 05, 2022
Property description	DOCKERY DENZEL J 1/2 INT DOCKERY DARYL & 1432 AMMONS RD PONCE DE LEON, FL 32455 3400 BLK OLD FAIRFIELD DR 06-0037-000 BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY (Full legal attached.)	Certificate #	2019 / 2649
		Date certificate issued	06/01/2019

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)
# 2019/2649	06/01/2019	141.21	7.06	148.27
			➔Part 2: Total*	**148.27**

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)
# 2022/2475	06/01/2022	81.19	6.25	6.09	93.53
# 2021/2271	06/01/2021	80.62	6.25	20.56	107.43
# 2020/2876	06/01/2020	84.38	6.25	36.71	127.34
# 2018/2785	06/01/2018	86.01	6.25	68.38	160.64
# 2017/2692	06/01/2017	86.68	6.25	84.51	177.44
# 2016/2761	06/01/2016	79.13	6.25	91.40	176.78
				Part 3: Total*	**843.16**

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)	991.43
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. **Total Paid** (Lines 1-6)	1,366.43

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

Sign here: _____
Signature, Tax Collector or Designee

Escambia, Florida

Date October 12th, 2022

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

Chris Jones
Escambia County Property Appraiser

Real Estate Search **Tangible Property Search** **Sale List**

Back

Nav. Mode ◉ Account ○ Parcel ID

Printer Friendly Version

General Information

Parcel ID: 162S301001150004

Account: 060037000

Owners: DOCKERY DARYL TRUSTEE FOR DOCKERY DENZEL J REVOCABLE TRUST 8-9-2007 1/2 INT
DOCKERY DARYL & TAYLOR CONNIE CO TRUSTEES FOR
DOCKERY RUTH CREDIT SHELTER TRUST 1/2 INT

Mail: 1432 AMMONS RD
PONCE DE LEON, FL 32455

Situs: 3400 BLK OLD FAIRFIELD DR 32505

Use Code: VACANT RESIDENTIAL

Taxing Authority: COUNTY MSTU

Tax Inquiry: Open Tax Inquiry Window

Tax Inquiry link courtesy of Scott Lunsford
Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2022	$2,284	$0	$2,284	$2,284
2021	$2,284	$0	$2,284	$2,284
2020	$2,284	$0	$2,284	$2,284

Disclaimer

Market Value Breakdown Letter

Tax Estimator

File for New Homestead Exemption Online

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
07/07/2022	8822	1977	$100	WD	
07/07/2022	8822	1972	$100	QC	
07/07/2022	8822	1967	$100	TR	
07/18/2017	7720	259	$100	TR	
03/07/2017	7695	1859	$100	CJ	
12/29/2015	7455	1111	$100	CJ	
06/20/2014	7184	1315	$100	OT	
01/24/2013	6964	1840	$1,800	TD	
12/1996	4082	1067	$800	TD	

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

2022 Certified Roll Exemptions

None

Legal Description

BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO...

Extra Features

None

Parcel Information

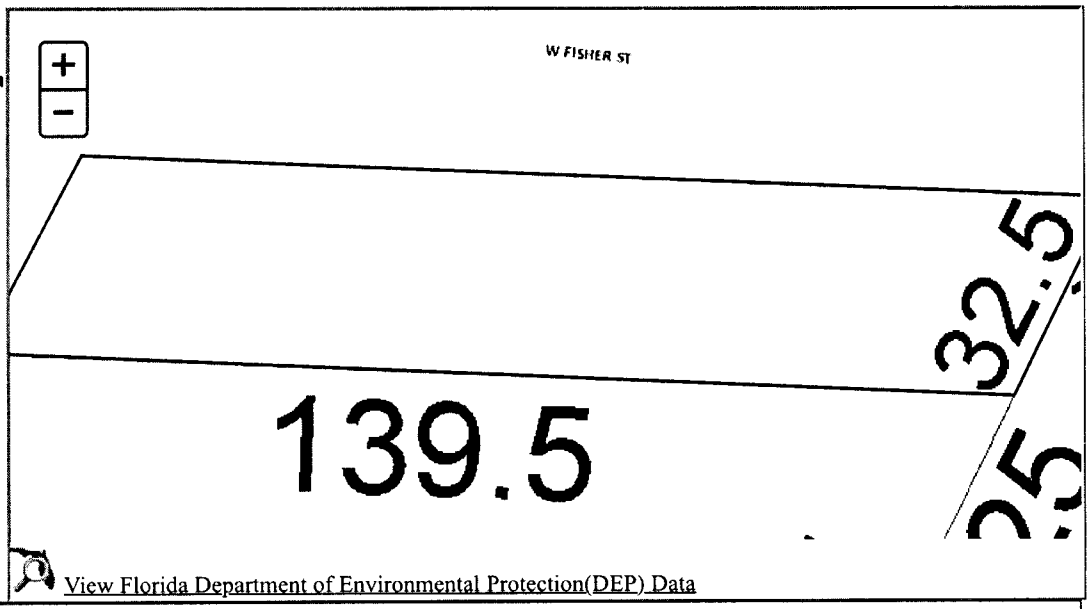
Launch Interactive Map

Section Map Id:
16-2S-30-1

Approx. Acreage:
0.1038

Zoned:
HC/LI

Evacuation & Flood Information
Open Report



View Florida Department of Environmental Protection(DEP) Data

Buildings

Images

None

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:10/12/2022 (tc.4280)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2022102247 10/13/2022 1:16 PM
OFF REC BK: 8874 PG: 845 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **THAICO DOS SANTOS** holder of **Tax Certificate No. 02649**, 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:

BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO BEG LT 15 UNRECORDED PLAT OF LT 4 S/D OF LOT 1 PLAT DB 76 P 263 OR 6964 P 1840 OR 7184 P 1315 OR 7455 P 1111 OR 7695 P 1859 OR 7720 P 259

SECTION 16, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 060037000 (0523-70)

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

DARYL DOCKERY TRUSTEE 1/2 INT and CONNIE TAYLOR CO TRUSTEES 1/2 INT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of May, which is the **3rd day of May 2023.**

Dated this 13th day of October 2022.

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

BK: 8822 PG: 1982 Last Page

Parcel ID Number: 225N323201001001

BEG AT SW COR OF N1/2 OF NW1/4 OF NW1/4 E 521 FT TO E LI OF ATMORE PENSACOLA H/W SLY ALG ELY LI OF H/W 321 5/10 FT TO SW COR OF CROWSON PROPERTY FOR POB ELY ALG S LI OF CROWSON PROPERTY 200 FT NLY 80 FT WLY 200 FT TO E LI OF H/W SLY 80 FT TO POB OR 2251 P 267

Parcel ID Number: 385N324204000001

W 94 56/100 FT OF S 10 FT OF LT 6 BLK 30 BELMONT TRACT OR 2143 P 73 CA 94

Parcel ID Number: 000S009010060030

BK: 8822 PG: 1981

LT 4 E & N OF RR OR 2346 P 769 LESS OR 2945 P 522 PATRICK LESS OR 2930 P 198 PATRICK LESS OR 2706 P 106 PARKER

Parcel ID Number: 326N300401000001

E 150 FT OF W 300 FT OF NE1/4 OF NW1/4 N OF MUSCOGEE RD OR 3817 P 855 LESS OR 54 P S43 DONALD LESS OR 1416 P 26 MCBRIDE LESS OR 3502 P 300-FLOYD

Parcel ID Number: 161N312124000000

BEG AT INTER OF S LI OF GRANT AND W R/W LI OF L AND N RR NLY ALG RR R/W 25 FT W PARL TO S LI OF GRANT 366 FT FOR POB CONTINUE WLY 75 FT NLY 150 FT ELY 75 FT SLY 150 FT TO POB SEC 40/36 T 2/3N R 31W OR 4095 P 1747

Parcel ID Number: 402N311000003017

LT 1 BLK K PLAT DB 76 P 36 JACOBI S/D OR 2519 P 257/262/267/272/277/282

Parcel ID Number: 402N312000001011

BEG AT NE COR OF DAVIS SCHOOL YARD N 46 YDS W 34 YDS S 45 YDS E 34 YDS TO POB OR 3035 P 685 OR 5928 P 542

Parcel ID Number: 075N324301000000

BEG AT NW COR OF SW1/4 OF SW1/4 OF SEC S O DEG 57 MIN 26 SEC W ALG W LI 220 FT S 88 DEG 19 MIN 52 SEC E 898 22/100 FT FOR POB S 0 DEG 57 MIN 26 SEC W AND PARL TO W LI OF SEC 208 71/100 FT S 88 DEG 19 MIN 52 SEC E AND PARL TO N LI OF SW1/4 OF SW1/4 OF SEC 124 13/100 FT TO W R/W LI SR#99 (100 FT R/W) N 35 DEG 7 MIN 11 SEC E ALG W R/W LI 28 20/100 FT N 64 DEG 56 MIN 32 SEC W 80 59/100 FT N 6 DEG 17 MIN 48 SEC E 153 67/100 FT N 88 DEG 19 MIN 52 SEC W 80 70/100 FT TO POB OR 4657 P 493

BK: 8822 PG: 1980

Exhibit "A"

LT 11 BLK 4 DB 559 P 772 OR 1452 P 513 LESS N 25 FT MAYO S/D PLAT DB 43 P 524

Parcel ID Number:055N304340011004

E 95 FT OF LT 19 BLK 72 WEST KING TRACT OR 4601 P 398 OR 5004 P 1850 OR 6174 P 1885

Parcel ID Number: 000S009060190072

LT 3 AND S 1 ½ FT OF LT 4 BLK 59 WEST KING TRACT OR 1637 P 915 CA 105

Parcel ID Number: 000S009060030059

BEG AT NE COR OF LT2 WLY 296 FT 5 IN FOR POB CONTINUE WKY 41 FT SLY 105 FT ELY 32 FT NLY 105 FT 3 IN TO POB OR 4261 P 514 S/D OF SECTION

Parcel ID Number: 092S300200003001

LTS 13 14 BLK 8 N PENSACOLA UNITS 1/2/3/4 PB 2 P 2/6/33/57 CASE #78-824CP03

Parcel ID Number: 042S306001013008

BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO BEG LT IS UNRECORDED PLAT OF LT 4 S/D OF LOT 1 PLAT DB 76 P 263 OR 4082 P 1067

Parcel ID Number: 162S301001150004

BK: 8822 PG: 1979

Witness: Donna L Mason
Presence: Physical ✓ Online___

Daryl Dockery

Witness: M. Lewis Mason
Presence: Physical ✓ Online___

STATE OF FLORIDA
COUNTY OF BAY
The foregoing instrument was acknowledged before me on July 7, 2022, by **Daryl Dockery.**

Physical Presence ✓
Online Notarization ___
Personally Known ✓
Produced Identification ___
Type of Identification ___

Notary Public–State of Florida
Print Notary Name: ___
My Commission Number is: ___
My Commission Expires: ___

JOY MARLER MASTERS
MY COMMISSION # GG 970337
EXPIRES: April 28, 2024
Bonded Thru Notary Public Underwriters

Witness: Donna L Mason
Presence: Physical ✓ Online___

Angela Dockery

Witness: M. Lewis Mason
Presence: Physical ✓ Online___

STATE OF FLORIDA
COUNTY OF BAY
The foregoing instrument was acknowledged before me on July 7, 2022, by **Angela Dockery.**

Physical Presence ✓
Online Notarization ___

Notary Public–State of Florida

Personally Known ✓
Produced Identification ___
Type of Identification ___

Print Notary Name: ___
My Commission Number is: ___
My Commission Expires: ___

JOY MARLER MASTERS
MY COMMISSION # GG 970337
EXPIRES: April 28, 2024
Bonded Thru Notary Public Underwriters

Parcel ID Numbers: 055N304340011004;
000S009060190072;
000S009060030059;
092S300200003001;
042S306001013008;
162S301001150004;
326N300401000001;
161N312124000000;
402N311000003017;
402N312000001011;
075N324301000000;
225N323201001001;
385N324204000001;
000S009010060030

SAID PROPERTY IS NOT THE HOMESTEAD OF THE GRANTORS UNDER THE LAWS AND CONSTITUTION OF THE STATE OF FLORIDA, IN THAT NEITHER GRANTOR NOR ANY MEMBERS OF THE HOUSEHOLD OF GRANTOR RESIDE THEREON.

SCRIVENER'S NOTE: The Grantor's are the sole members of the Grantee holding 100% of the membership interest and therefore there is no beneficial or equitable change in ownership of the Property and only minimum documentary stamps are due. There is no mortgage encumbering the subject property.

Subject to easements, restrictions and covenants of record and taxes for the current year, but mention herein does not serve to reimpose same.

* "Grantors" and "Grantee" are used for singular or plural, as context requires.

And Grantors does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantors has hereunto set Grantor's hand and seal the day and year first above written.

Signed in the presence of:

Recorded in Public Records 7/15/2022 9:03 AM OR Book 8822 Page 1977, Instrument #2022072257, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $52.50 Deed Stamps $0.70

THIS DOCUMENT PREPARED FROM INFORMATION FURNISHED BY THE GRANTORS; ACCURACY OF LEGAL DESCRIPTION OR MARKETABILITY OF TITLE IS NOT GUARANTEED BY THE PREPARER:

Joy Marler Masters, Esq.
Florida Bar # 0654581
BURKE BLUE
P.O. Box 70
Panama City, FL 32402
(850) 769-1414

Parcel ID #s: 055N304340011004;
000S009060190072;
000S009060030059;
092S300200003001;
042S306001013008;
162S301001150004;
326N300401000001;
161N312124000000;
402N311000003017;
402N312000001011;
075N324301000000;
225N323201001001;
385N324204000001;
000S009010060030

Consideration: $10.00
Mortgage Balance: $0.00

Documentary Stamp Tax Collected: $0.70

Burke Blue File Number: D580-31752

WARRANTY DEED

This Indenture made this 7 day of July, 2022, between Daryl Dockery and Angela Dockery, husband and wife, whose post office address is: 1432 Ammons Road, Ponce De Leon, Florida 32455, Grantors*, and Dockery Properties, LLC, a Florida Limited Liability Company whose post office address is 1432 Ammons Road, Ponce De Leon, Florida 32455, Grantee*.

WITNESSETH, That Grantors, for and in consideration of the sum of TEN DOLLARS AND 00/100'S ($10.00) Dollars and other good and valuable consideration to Grantors in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to Grantee and Grantee's heirs and assigns forever the following described land, in Escambia County, Florida, to-wit:

See Attached Exhibit "A"

PROPERTY INFORMATION REPORT

February 19, 2023
Tax Account #:06-0037-000

LEGAL DESCRIPTION
EXHIBIT "A"

EG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO BEG LT 15 UNRECORDED PLAT OF LT 4 S/D OF LOT 1 PLAT DB 76 P 263 OR 8822 P 1977

SECTION 16, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 06-0037-000(0523-70)

ABSTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL WITHOUT A CURRENT SURVEY.

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 3, 2023**

TAX ACCOUNT #: **06-0037-000**

CERTIFICATE #: **2019-2649**

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	
☐	☒	**Notify City of Pensacola, P.O. Box 12910, 32521**
☐	☒	**Notify Escambia County, 190 Governmental Center, 32502**
☐	☒	**Homestead for _2022_ tax year.**

DOCKERY PROPERTIES LLC
DARYL DOCKERY
DENZEL J. DOCKERY
ANGELA DOCKERY
1432 AMMONS RD
PONCE DE LEON, FL 32455

Certified and delivered to Escambia County Tax Collector, this 20th day of February, 2023.

PERDIDO TITLE & ABSTRACT, INC.

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

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

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

February 19, 2023
Tax Account #: **06-0037-000**

1. The Grantee(s) of the last deed(s) of record is/are: **DOCKERY PROPERTIES, INC., A FLORIDA LIMITED LIABILITY COMPANY**

   By Virtue of Warranty Deed recorded 7/15/2022 in OR 8822/1977

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) 2019-2021 are delinquent.
   Tax Account #: 06-0037-000
   Assessed Value: $2,284.00
   Exemptions: NONE

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

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

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

perdido
title & abstract, inc.

PROPERTY INFORMATION REPORT

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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: **06-0037-000** CERTIFICATE #: **2019-2649**

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: **February 8, 2003 to and including February 8, 2023** Abstractor: **BYRON BROWN**

BY

Michael A. Campbell,
As President
Dated: February 19, 2023

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 May 3, 2023, 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 **THAICO DOS SANTOS** holder of **Tax Certificate No. 02649**, 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:

BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO BEG LT 15 UNRECORDED PLAT OF LT 4 S/D OF LOT 1 PLAT DB 76 P 263 OR 6964 P 1840 OR 7184 P 1315 OR 7455 P 1111 OR 7695 P 1859 OR 7720 P 259

SECTION 16, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 060037000 (0523-70)

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

DARYL DOCKERY TRUSTEE 1/2 INT and CONNIE TAYLOR CO TRUSTEES 1/2 INT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of May, which is the **3rd day of May 2023.**

Dated this 9th day of March 2023.

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

Personal Services:

CONNIE TAYLOR CO TRUSTEES 1/2 INT
DENZEL J DOCKERY REVOCABLE TRUST 8-9-2007 and RUTH DOCKERY CREDIT SHELTER TRUST
1432 AMMONS RD
PONCE DE LEON, FL 32455

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 May 3, 2023, 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 **THAICO DOS SANTOS** holder of **Tax Certificate No. 02649**, 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:

BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO BEG LT 15 UNRECORDED PLAT OF LT 4 S/D OF LOT 1 PLAT DB 76 P 263 OR 6964 P 1840 OR 7184 P 1315 OR 7455 P 1111 OR 7695 P 1859 OR 7720 P 259

SECTION 16, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 060037000 (0523-70)

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

DARYL DOCKERY TRUSTEE 1/2 INT and CONNIE TAYLOR CO TRUSTEES 1/2 INT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of May, which is the **3rd day of May 2023.**

Dated this 9th day of March 2023.

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Personal Services:

DARYL DOCKERY TRUSTEE 1/2 INT
DENZEL J DOCKERY REVOCABLE TRUST 8-9-2007 and RUTH DOCKERY CREDIT SHELTER TRUST
1432 AMMONS RD
PONCE DE LEON, FL 32455

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

WARNING

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Post Property:
3400 BLK OLD FAIRFIELD DR 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

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Emily Hogg
Deputy Clerk

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 02649 of 2019

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on March 16, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

DARYL DOCKERY TRUSTEE 1/2 INT
DENZEL J DOCKERY REVOCABLE TRUST 8-9-2007 and RUTH DOCKERY CREDIT SHELTER TRUST
1432 AMMONS RD
PONCE DE LEON, FL 32455

CONNIE TAYLOR CO TRUSTEES 1/2 INT
DENZEL J DOCKERY REVOCABLE TRUST 8-9-2007 and RUTH DOCKERY CREDIT SHELTER TRUST
1432 AMMONS RD
PONCE DE LEON, FL 32455

WITNESS my official seal this 16th day of March 2023.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

0523-70

Document Number: ECSO23CIV009688NON **Agency Number:** 23-004688
Court: TAX DEED
County: ESCAMBIA
Case Number: CERT NO 02649 2019

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: DARYL DOCKERY TRUSTEE 1/2 INT AND CONNIE TAYLOR CO TRUSTEES 1/2 INT
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 3/17/2023 at 8:42 AM and served same at 10:55 AM on 3/20/2023 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: C Davis 927
C. DAVIS, CPS

Service Fee: $40.00
Receipt No: BILL

Printed By: GBGUY

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Post Property:
3400 BLK OLD FAIRFIELD DR 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

RECEIVED
2023 MAR 17 AM 8:42
ESCAMBIA COUNTY, FL
SHERIFF'S OFFICE
CIVIL UNIT

WARNING

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PONCE DE LEON, FL 32455

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

0523-70

RETURN OF SERVICE

PERSON TO BE SERVED:

RECEIPT NUMBER: 0000159-23

DARYL DOCKERY TRUSTEE 1/2 INT
DENZEL J DOCKERY REVOCABLE TRUST ET AL
1432 AMMONS RD
PONCE DE LEON, FL 32455

PLAINTIFF: NA
-VS-
DEFENDANT: NA

TYPE WRIT: NOTICE OF APPLICATION FOR TAX DEED

COURT:
CASE #: CERT#02649

COURT DATE: 05/03/2023
COURT TIME: 9:00 AM

Received the above-named writ on March 20, 2023, at 11:31 AM, and served the same on March 22, 2023, at 11:15 AM, in HOLMES County, Florida, as follows:

POSTED TAX DEED

By posting a notice of tax deed in a conspicuous place at least 20 days prior to the date of sale, pursuant to Chapter 197.522(2)(a) of the Florida Statutes, being that the Sheriff was unable to make service as set forth under Chapter 48 of the Florida Statutes.

SERVICE COST: $40.00
RH, CIVIL CLERK

JOHN TATE, SHERIFF
HOLMES COUNTY, FLORIDA

BY: A. CARNLEY A.C. II
ALAN CARNLEY, D.S.

MAIL TO:

PAM CHILDERS
CLERK OF COURT
PO BOX 333
PENSACOLA, FL 32591

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

RETURN OF SERVICE

0523-70

PERSON TO BE SERVED:

RECEIPT NUMBER: 0000159-23

CONNIE J TAYLOR CO TRUSTEE 1/2
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PONCE DE LEON, FL 32455

PLAINTIFF: NA
-VS-
DEFENDANT: NA

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JOHN TATE, SHERIFF
HOLMES COUNTY, FLORIDA

A. CARNLEY A.C.

BY: 11
ALAN CARNLEY, D.S.

MAIL TO:

PAM CHILDERS
CLERK OF COURT
PO BOX 333
PENSACOLA, FL 32591

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DENZEL J DOCKERY REVOCABLE TRUST 8-9-2007
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9171 9690 0935 0128 0095 31

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1432 AMMONS RD
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9171 9690 0935 0128 0095 24

Contact

Scott Lunsford, CFC • Escambia County Tax Collector

EscambiaTaxCollector.com facebook.com/ECTaxCollector twitter.com/escambiatc

2022 REAL ESTATE TAXES

Notice of Ad Valorem and Non-Ad Valorem Assessments

SCAN TO PAY ONLINE

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
06-0037-000	06		162S301001150004

DOCKERY DARYL TRUSTEE FOR DOCKERY DENZEL J
REVOCABLE TRUST 8-9-2007 1/2 INT
1432 AMMONS RD
PONCE DE LEON, FL 32455

PROPERTY ADDRESS:
3400 BLK OLD FAIRFIELD DR

EXEMPTIONS:

PRIOR YEAR(S) TAXES OUTSTANDING

19 / 026049

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION VALUE	TAXABLE VALUE	AD VALOREM TAXES
COUNTY	6.6165	2,284	0	2,284	15.11
PUBLIC SCHOOLS					
BY LOCAL BOARD	1.9620	2,284	0	2,284	4.48
BY STATE LAW	3.3120	2,284	0	2,284	7.56
WATER MANAGEMENT	0.0261	2,284	0	2,284	0.06
SHERIFF	0.6850	2,284	0	2,284	1.56
M.S.T.U. LIBRARY	0.3590	2,284	0	2,284	0.82
ESCAMBIA CHILDRENS TRUST	0.4365	2,284	0	2,284	1.00
TOTAL MILLAGE	13.3971			AD VALOREM TAXES	$30.59

LEGAL DESCRIPTION

BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT
See Additional Legal on Tax Roll

NON-AD VALOREM ASSESSMENTS

FP	FIRE PROTECTION	15.03
	NON-AD VALOREM ASSESSMENTS	$15.03

Pay online at EscambiaTaxCollector.com
Payments must be in U.S. funds drawn from a U.S. bank

COMBINED TAXES AND ASSESSMENTS $45.62

If Received By	Apr 28, 2023	May 31, 2023			
Please Pay	$46.99	$81.99			

RETAIN FOR YOUR RECORDS

2022 REAL ESTATE TAXES DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

ACCOUNT NUMBER
06-0037-000
PROPERTY ADDRESS
3400 BLK OLD FAIRFIELD DR

DOCKERY DARYL TRUSTEE FOR DOCKERY DENZEL J
REVOCABLE TRUST 8-9-2007 1/2 INT
1432 AMMONS RD
PONCE DE LEON, FL 32455

Make checks payable to:

Scott Lunsford, CFC
Escambia County Tax Collector
P.O. BOX 1312
PENSACOLA, FL 32591
Pay online at EscambiaTaxCollector.com

PRIOR YEAR(S) TAXES OUTSTANDING

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

PAY ONLY ONE AMOUNT	
AMOUNT IF PAID BY	Apr 28, 2023 46.99
AMOUNT IF PAID BY	May 31, 2023 81.99
AMOUNT IF PAID BY	
AMOUNT IF PAID BY	
AMOUNT IF PAID BY	

DO NOT FOLD, STAPLE, OR MUTILATE

1 060037000 2022 2

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

STATE OF FLORIDA
County of Escambia

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

DATE 05-03-2023 – TAX CERTIFICATE #'S 02649

in the CIRCUIT **Court was published in said newspaper in the issues of**

MARCH 30 & APRIL 6, 13, 20, 2023

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

Digitally signed by Michael P Driver
DN: c=US, o=The Escambia Sun Press LLC, dnQualifier=A01410D00000181FD1A68F30006C09B, cn=Michael P Driver
Date: 2023.04.20 12:51:20 -05'00'

PUBLISHER

Sworn to and subscribed before me this 20TH **day of** APRIL **A.D.,** 2023

Heather Tuttle

Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC, dnQualifier=A01410D00000181F3C90F20000659C7, cn=Heather Tuttle
Date: 2023.04.20 13:46:44 -05'00'

HEATHER TUTTLE
NOTARY PUBLIC

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

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

oaw-4w-03-30-04-06-13-20-2023

76945

Osama Janabi

$2,200.00

Deposit

$200.00

Auction Results Report

** Doc stamps for tax deed

at 11:00 AM CT on the following business day after the sal

Sale Date	Case ID	Parc
05/03/2023	2019 TD 00484	202S3
05/03/2023	2019 TD 00264	162S3
05/03/2023	2017 TD 00190	471S3
05/03/2023	2016 TD 00790	055N3
05/03/2023	2016 TD 00691	101N3
05/03/2023	2016 TD 00560	213S3
05/03/2023	2015 TD 00832	135N3
05/03/2023	2015 TD 00607	362S3

PR	Doc ** Stamps	Total Due	Certificate Number	Name On Title	Title Address
.00	$14.70	$1,957.20	04842	Shaquille johnson	1602 Bradberry pl
.00	$15.40	$2,057.90	02649	Osama Razak Jan	212 n new warring
.00	$140.00	$19,182.50	01901	JGoretzkeLLC	912 Windsor Park
.00	$77.70	$10,665.20	07902	David Heath Bryan	6441 W Hwy 4 Ce
.00	$18.90	$2,561.40	06910	Shaquille johnson	1602 Bradberry pl
.00	$11.20	$53.70	05602		
.00	$25.20	$3,467.70	08321	Southern Roots Re	7501 N. Pine Barre
.00	$17.50	$2,360.00	06078	Froway Investment	401 NORTH TARR

Edit Name on Title

Name on Title | Custom Fields | Style

Case Number: 2019 TD 002649
Result Date: 05/03/2023

Title Information:

Name: Osama Razak Janabi

Address1: 212 n new warrington rd.

Address2:

City: Pensacola

State: FL

Zip: 32506

Cancel Update

Wednesday, May 03, 2023 09:38 AM

10/12/2022 2:27:03 PM	TAXDEED	TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00
10/12/2022 2:27:02 PM	TD1	TAX DEED APPLICATION	60.00	60.00	0.00	0.00
10/12/2022 2:27:02 PM	TD4	PREPARE ANY INSTRUMENT	7.00	7.00	0.00	0.00
10/12/2022 2:27:03 PM	TD7	ONLINE AUCTION FEE	59.00	59.00	0.00	0.00
		Total	456.00	456.00	0.00	0.00

RECEIPTS

ReceiptDate	ReceiptNumber	Received_from	payment_amt	applied_amt	refunded_amt
10/12/2022 2:30:20 PM	2022076847	THAICO DOS SANTOS	456.00	456.00	0.00
		Total	456.00	456.00	0.00

REGISTRY

CashierDate	Type	TransactionID	TransactionName	Name	Amount	Status
4/6/2023 3:56:01 PM	Check (outgoing)	101779674	ESCAMBIA SUN PRESS	605 S OLD CORRY FIELD RD	200.00	900035220 CLEARED ON 4/6/2023
3/10/2023 1:44:36 PM	Check (outgoing)	101770939	HOLMES COUNTY SHERIFF	ATTN: CIVIL DIVISION	80.00	900035089 CLEARED ON 3/10/2023
10/12/2022 2:30:20 PM	Deposit	101731073	THAICO DOS SANTOS		320.00	Deposit

Deposited	Used	Balance
320.00	12,880.00	-12,560.00

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 002649
Sold Date 5/3/2023
Name OSAMA JANABI

RegistryOfCourtT = TAXDEED	$2,102.03
overbidamount = TAXDEED	$74.31
PostageT = TD2	$23.66
Researcher Copies = TD6	$0.00
prepFee = TD4	$14.00
advdocstampsdeed = TAXDEED	$15.40
advancerecording = TAXDEED	$18.50
AdvRecordingDeedT = TAXDEED	$10.00

Date	Docket	Desc	VIEW IMAGES
6/1/2019	0101	CASE FILED 06/01/2019 CASE NUMBER 2019 TD 002649	
10/12/2022	TD83	TAX COLLECTOR CERTIFICATION	
10/12/2022	TD84	PA'S INFO	
10/12/2022	RECEIPT	PAYMENT $456.00 RECEIPT #2022076847	
10/14/2022	TD84	NOTICE OF TDA	
2/24/2023	TD82	PROPERTY INFORMATION REPORT	
3/10/2023	CheckMailed	CHECK PRINTED: CHECK # 900035089 - - REGISTRY CHECK	
3/21/2023	TD81	CERTIFICATE OF MAILING	
3/27/2023	TD84	SHERIFF'S RETURN OF SERVICE	
4/6/2023	CheckVoided	CHECK (CHECKID 126079) VOIDED: ESCAMBIA SUN PRESS 605 S OLD CORRY FIELD RD PENSACOLA, FL 32507	
4/6/2023	CheckMailed	CHECK PRINTED: CHECK # 900035220 - - REGISTRY CHECK	
4/13/2023	TD84	CERT MAIL TRACKING	
4/24/2023	TD84	2022 TAXES	
5/3/2023	TD84	PROOF OF PUBLICATION	

FEES

EffectiveDate	FeeCode	FeeDesc	TotalFee	AmountPaid	WaivedAmount	AmountOutstanding
10/12/2022 2:27:02 PM	RECORD2	RECORD FEE FIRST PAGE	10.00	10.00	0.00	0.00

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
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CENTURY

CLERK TO THE BOARD OF
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OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
High Bid Tax Deed Sale

Cert # 002649 of 2019 **Date** 5/3/2023
Name OSAMA JANABI

Cash Summary

Cash Deposit	$200.00
Total Check	$2,057.90
Grand Total	$2,257.90

Purchase Price (high bid amount)	$2,200.00	**Total Check**	**$2,057.90**
+ adv recording deed	$10.00	**Adv Recording Deed**	**$10.00**
+ adv doc. stamps deed	$15.40	**Adv Doc. Stamps**	**$15.40**
+ Adv Recording For Mailing	$18.50		
Opening Bid Amount	$2,125.69	**Postage**	**$23.66**
		Researcher Copies	**$0.00**
- postage	$23.66		
- Researcher Copies	$0.00		
		Adv Recording Mail Cert	**$18.50**
- Homestead Exempt	$0.00		
		Clerk's Prep Fee	**$14.00**
=Registry of Court	$2,102.03	**Registry of Court**	**$2,102.03**
Purchase Price (high bid)	$2,200.00		
-Registry of Court	$2,102.03	**Overbid Amount**	**$74.31**
-advance recording (for mail certificate)	$18.50		
-postage	$23.66		
-Researcher Copies	$0.00		
= Overbid Amount	$74.31		

PAM CHILDERS
Clerk of the Circuit Court

By: _____
Deputy Clerk

Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502
(850) 595-3793 • FAX (850) 595-4827 • http://www.clerk.co.escambia.fl.us

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2023037634 5/11/2023 1:35 PM
OFF REC BK: 8975 PG: 1507 Doc Type: TXD
Recording $10.00 Deed Stamps $15.40

Tax deed file number 0523-70

Parcel ID number 162S301001150004

TAX DEED

Escambia County, Florida

for official use only

Tax Certificate numbered 02649 issued on June 1, 2019 was filed in the office of the tax collector of Escambia County, Florida. An application has been made for the issuance of a tax deed. The applicant has paid or redeemed all other taxes or tax certificates on the land as required by law. The notice of sale, including the cost and expenses of this sale, has been published as required by law. No person entitled to do so has appeared to redeem the land. On the 3rd day of May 2023, the land was offered for sale. It was sold to **OSAMA RAZAK JANABI**, 212 N NEW WARRINGTON RD PENSACOLA FL 32506, who was the highest bidder and has paid the sum of the bid as required by law.

The lands described below, including any inherited property, buildings, fixtures, and improvements of any kind and description, situated in this County and State.

Description of lands: BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO BEG LT 15 UNRECORDED PLAT OF LT 4 S/D OF LOT 1 PLAT DB 76 P 263 OR 6964 P 1840 OR 7184 P 1315 OR 7455 P 1111 OR 7695 P 1859 OR 7720 P 259 SECTION 16, TOWNSHIP 2 S, RANGE 30 W

**** Property previously assessed to: DARYL DOCKERY TRUSTEE 1/2 INT, CONNIE TAYLOR CO TRUSTEES 1/2 INT**

On 3rd day of May 2023, in Escambia County, Florida, for the sum of ($2,200.00) TWO THOUSAND TWO HUNDRED AND 00/100 Dollars, the amount paid as required by law.

witness Melinda Johnson

witness Emily Hogg

Pam Childers,
Clerk of Court and Comptroller
Escambia County, Florida

CLERK & COMPTROLLER ESCAMBIA COUNTY, FLORIDA

On this 3rd day of May, 2023, before me personally appeared Pam Childers Clerk of Court and Comptroller in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and office seal date aforesaid

NOTARY PUBLIC STATE OF FLORIDA

Emily Hogg
Comm.: HH 373864
Expires: March 15, 2027
Notary Public - State of Florida

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

STATE OF FLORIDA
County of Escambia

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

DATE 05-03-2023 – TAX CERTIFICATE #'S 02649

in the CIRCUIT **Court was published in said newspaper in the issues of**

MARCH 30 & APRIL 6, 13, 20, 2023

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

Digitally signed by Michael P Driver
DN: c=US, o=The Escambia Sun Press LLC, dnQualifier=A01410D00000181FD1A68F30006C09B, cn=Michael P Driver
Date: 2023.04.20 12:51:20 -05'00'

PUBLISHER

Sworn to and subscribed before me this 20TH **day of** APRIL **A.D.,** 2023

Heather Tuttle

Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC, dnQualifier=A01410D00000181F3C90F20000659C7, cn=Heather Tuttle
Date: 2023.04.20 13:46:44 -05'00'

HEATHER TUTTLE
NOTARY PUBLIC

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

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That THAICO DOS SANTOS holder of Tax Certificate No. 02649, 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:

BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO BEG LT 15 UNRECORDED PLAT OF LT 4 S/D OF LOT 1 PLAT DB 76 P 263 OR 6964 P 1840 OR 7184 P 1315 OR 7455 P 1111 OR 7695 P 1859 OR 7720 P 259 SECTION 16, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 060037000 (0523-70)

The assessment of the said property under the said certificate issued was in the name of DARYL DOCKERY TRUSTEE 1/2 INT and CONNIE TAYLOR CO TRUSTEES 1/2 INT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Wednesday in the month of May, which is the 3rd day of May 2023.

Dated this 16th day of March 2023.

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

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

oaw-4w-03-30-04-06-13-20-2023

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2023037633 5/11/2023 1:34 PM
OFF REC BK: 8975 PG: 1505 Doc Type: COM
Recording $18.50

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 02649 of 2019

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on March 16, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

DARYL DOCKERY TRUSTEE 1/2 INT
DENZEL J DOCKERY REVOCABLE TRUST 8-9-2007 and RUTH DOCKERY CREDIT SHELTER TRUST
1432 AMMONS RD
PONCE DE LEON, FL 32455

CONNIE TAYLOR CO TRUSTEES 1/2 INT
DENZEL J DOCKERY REVOCABLE TRUST 8-9-2007 and RUTH DOCKERY CREDIT SHELTER TRUST
1432 AMMONS RD
PONCE DE LEON, FL 32455

WITNESS my official seal this 16th day of March 2023.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

Clerk of Courts • County Comptroller • Clerk of the Board of County Commissioners • Recorder •

NOTICE OF SURPLUS FUNDS FROM TAX DEED SALE CLERK OF THE CIRCUIT COURT

CONNIE TAYLOR CO TRUSTEES 1/2 INT
DENZEL J DOCKERY REVOCABLE TRUST 8-9-2007 and RUTH DOCKERY CREDIT SHELTER TRUST
1432 AMMONS RD
PONCE DE LEON, FL 32455

Tax Deed File # 0523-70
Certificate # 02649 of 2019
Account # 060037000

Property legal description:

BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO BEG LT 15 UNRECORDED PLAT OF LT 4 S/D OF LOT 1 PLAT DB 76 P 263 OR 6964 P 1840 OR 7184 P 1315 OR 7455 P 1111 OR 7695 P 1859 OR 7720 P 259

Pursuant to Chapter 197, F.S., the above property was sold at public sale on **May 3, 2023** , and a surplus of **$48.32** (subject to change) will be held by this office for 120 days beginning on the date of this notice to benefit the persons having an interest in this property as described in section 197.502(4), Florida Statutes, as their interests may appear (except for those persons described in section 197.502(4)(h), Florida Statutes). To the extent possible, these funds will be used to satisfy any government lienholder of record before any claimant with a senior mortgage on the property and before distribution of any funds to any junior mortgage or lien claimant or to the former property owner. To be considered for payment of any portion of the surplus funds, you must file a notarized statement of claim with this office within 120 days of this notice.

If you are a lienholder, your claim must include the particulars of your lien and the amounts currently due.

THE FAILURE OF A LIENHOLDER TO FILE A CLAIM FOR SURPLUS FUNDS WITHIN 120 DAYS OF THIS NOTICE CONSTITUTES A WAIVER OF THE LIENHOLDER'S INTEREST IN THE SURPLUS FUNDS AND ALL CLAIMS THERETO ARE FOREVER BARRED.

If your claim has been satisfied, released, or you are waiving your claim, please check the "No claim will be filed" box on the enclosed claim form and return it to our office so that any other liens can be considered.

Dated this 16th day of May 2023.

ESCAMBIA COUNTY CLERK OF COURT

By:_____
Deputy Clerk

Tax Deeds • 221 Palafox Place • Suite 110 • Pensacola, FL 32502 • (850) 595-3793

9171 9690 0935 0127 1795 94

Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

Clerk of Courts • County Comptroller • Clerk of the Board of County Commissioners • Recorder •

NOTICE OF SURPLUS FUNDS FROM TAX DEED SALE CLERK OF THE CIRCUIT COURT

DARYL DOCKERY TRUSTEE 1/2 INT
DENZEL J DOCKERY REVOCABLE TRUST 8-9-2007 and RUTH DOCKERY CREDIT SHELTER TRUST
1432 AMMONS RD
PONCE DE LEON, FL 32455

Tax Deed File # 0523-70
Certificate # 02649 of 2019
Account # 060037000

Property legal description:

BEG 300 FT N AND 575 5/10 FT W OF SE COR OF LT 4 WLY 139 5/10 FT SLY 32 5/10 FT ELY 139 5/10 FT NLY 32 5/10 FT TO BEG LT 15 UNRECORDED PLAT OF LT 4 S/D OF LOT 1 PLAT DB 76 P 263 OR 6964 P 1840 OR 7184 P 1315 OR 7455 P 1111 OR 7695 P 1859 OR 7720 P 259

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Dated this 16th day of May 2023.

ESCAMBIA COUNTY CLERK OF COURT

By:_____
Deputy Clerk

Tax Deeds • 221 Palafox Place • Suite 110 • Pensacola, FL 32502 • (850) 595-3793

9171 9690 0935 0127 1795 87

Tax Cert	2019 TD 002649
Property Owner	Denzel J Dockery Revocable Trust Ruth Dockery Credit Shelter Trust
Property Address	3400 BLK Old Fairfield Dr 32505

SOLD TO:

Osama Janabi $2,200.00

Amt Available to Disburse $

Disbursed to/for:	Amount:	Check #	Balance
Recording Fees (from TXD receipt)	$ 43.90 ✓		$
Clerk Registry Fee (fee due clerk tab)	$ 12.23 ✓	Key Fee in BM as OR860	$
Tax Collector Fee (from redeem screen)	$ 6.25 ✓		$
Certificate holder/taxes & app fees	$ 2013.79 ✓		$
Refund High Bidder unused sheriff fees	$ Ø		$
Additional taxes	$ 81.99 ✓		$ 62.08
Postage final notices	$ 13.76		$ 48.32
	$		$
	$		$
	$		$
	$		$
	$		$
	$		$
	$		$
	$		$
	$		$
	$		$
	$		$

BALANCE IN TAX DEEDS SHOULD MATCH BALANCE IN BENCHMARK!!!!!!!!!!!!!

Post sale process:		Lien Information:
Tax Deed Results Report to Tax Collector	✓	
Print Deed/Send to Admin for signature	✓	
Request check for recording fees/doc stamps	✓	Due $
Request check for Clerk Registry fee/fee due clerk	✓	Paid $
Request check for Tax Collector fee ($6.25 etc)	✓	Due $
Request check for certificate holder refund/taxes & app fees	✓	Paid $
~~Request check for any unused sheriff fees to high bidder~~		Due $
Print Final notices to all lienholders/owners		Paid $
Request check for postage fees for final notices		Due $
Determine government liens of record/ amounts due		Paid $
Record Tax Deed/Certificate of Mailing		Due $
Copy of Deed for file and to Tax Collector		Paid $
		Due $
		Paid $
		Due $
		Paid $
		Due $
		Paid $
		Due $
		Paid $

Notes: