

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2100088

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

ATCF II FLORIDA-A, LLC  
PO BOX 69239  
BALTIMORE, MD 21264-9239,

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
06-3030-000	2019/3081	06-01-2019	LTS 7 8 BLK 6 AND N 10 FT OF ALLEY LYING S OF LTS 7 8 KUPFRIAN PARK PLAT DB 62 P 245 OR 7333 P 66 LESS PACE BLVD R/W CA 114

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  
ATCF II FLORIDA-A, LLC  
PO BOX 69239  
BALTIMORE, MD 21264-9239

04-07-2021  
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. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>12/06/2021</u>	
Signature, Clerk of Court or Designee	

**INSTRUCTIONS**

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

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

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

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

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

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

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

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

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

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

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

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

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

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

LTS 7 8 BLK 6 AND N 10 FT OF ALLEY LYING S OF LTS 7 8 KUPFRIAN PARK PLAT DB 62 P 245 OR 7333 P 66 LESS PACE BLVD R/W CA 114



# 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

1221-32

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	ATCF II FLORIDA-A, LLC PO BOX 69239 BALTIMORE, MD 21264-9239	Application date	Apr 07, 2021
Property description	CRAWFORD KEITH M 2248 FAYETTE ST KENNER, LA 70062 1330 N PACE BLVD 06-3030-000 LTS 7 8 BLK 6 AND N 10 FT OF ALLEY LYING S OF LTS 7 8 KUPFRIAN PARK PLAT DB 62 P 245 OR 7333 P 66 LE (Full legal attached.)	Certificate #	2019 / 3081
		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)
# 2019/3081	06/01/2019	419.14	20.96	440.10
→Part 2: Total*				440.10

## 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)
# 2020/3323	06/01/2020	2,441.81	6.25	219.76	2,667.82
# 2018/3255	06/01/2018	427.31	6.25	21.37	454.93
Part 3: Total*					3,122.75

## 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)	3,562.85
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)	3,937.85

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: Scrimber M. Cassidy  
Signature, Tax Collector or Designee

Escambia, Florida

Date April 22nd, 2021

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

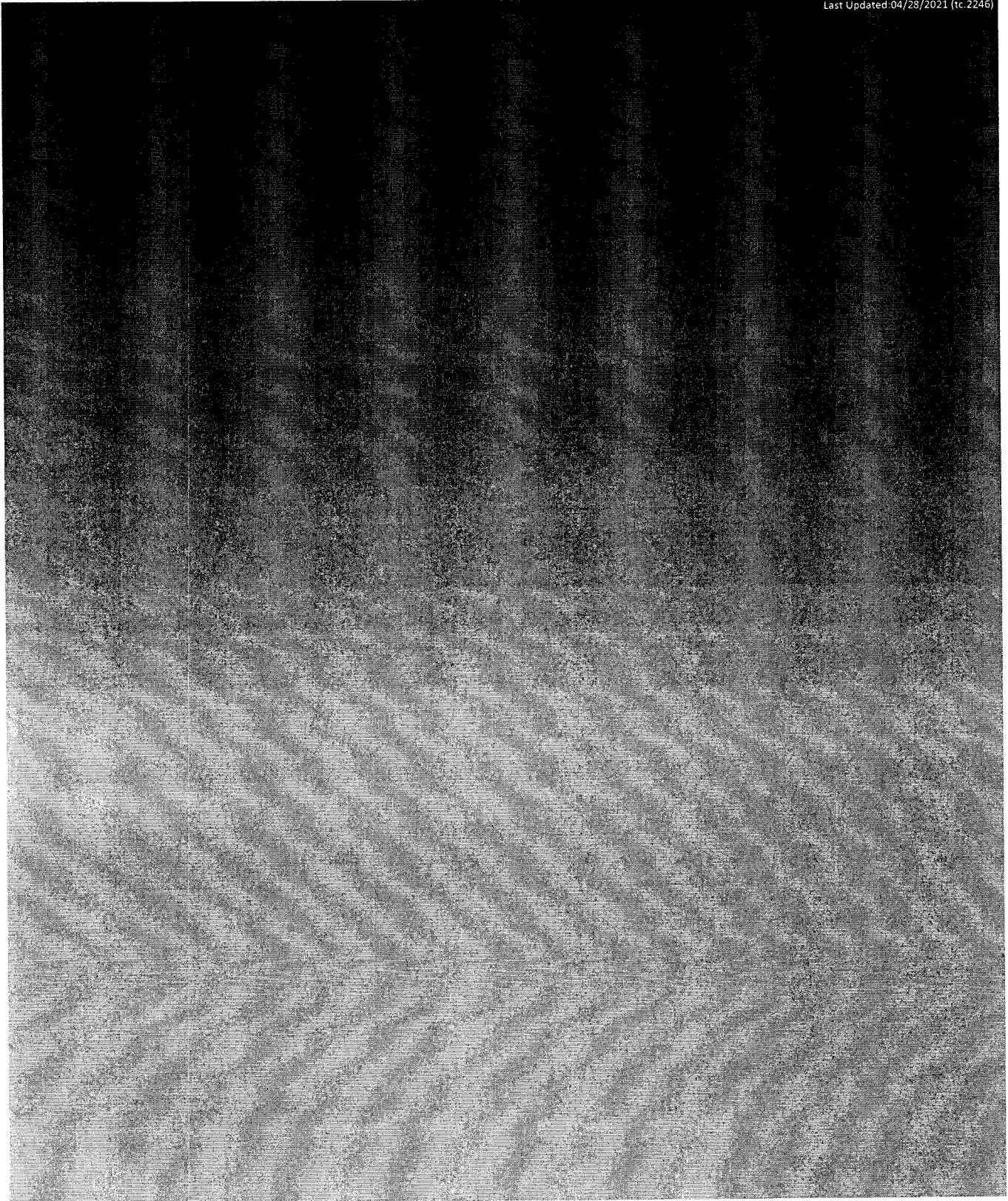
Buildings

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:04/28/2021 (tc.2246)





# Chris Jones Escambia County Property Appraiser

[Real Estate Search](#)

[Tangible Property Search](#)

[Sale List](#)

[Back](#)

← Nav. Mode ☒ Account ☐ Reference →

[Printer Friendly Version](#)

General Information		Assessments				
Reference:	302S301001070006	Year	Land	Imprv	Total	Cap Val
Account:	063030000	2020	\$28,688	\$0	\$28,688	\$28,688
Owners:	CRAWFORD KEITH M	2019	\$28,688	\$0	\$28,688	\$26,647
Mail:	2248 FAYETTE ST KENNER, LA 70062	2018	\$24,225	\$0	\$24,225	\$24,225
Situs:	1330 N PACE BLVD 32501	Disclaimer				
Use Code:	VACANT COMMERCIAL	Market Value Breakdown Letter				
Taxing Authority:	COUNTY MSTU	Tax Estimator				
Tax Inquiry:	<a href="#">Open Tax Inquiry Window</a>	File for New Homestead Exemption Online				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector		<a href="#">Report Storm Damage</a>				

Sales Data						2020 Certified Roll Exemptions	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None	
01/06/2020	8234	1223	\$100	QC		<b>Legal Description</b> LTS 7 8 BLK 6 AND N 10 FT OF ALLEY LYING S OF LTS 7 8 KUPFRIAN PARK PLAT DB 62 P 245 LESS PACE BLVD R/W CA 114...	
01/21/2015	7333	66	\$800	QC			
08/28/2013	7067	1304	\$4,900	TD			
06/2004	5427	22	\$10,500	WD			
11/1993	3471	881	\$15,000	WD			
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						Extra Features	
						None	

**Parcel Information**

Section Map Id: CA114

Approx. Acreage: 0.2929

Zoned: HC/LI

Evacuation & Flood Information [Open Report](#)

[Launch Interactive Map](#)

View Florida Department of Environmental Protection(DEP) Data

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ATCF II FLORIDA-A LLC** holder of **Tax Certificate No. 03081**, 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:

**LTS 7 8 BLK 6 AND N 10 FT OF ALLEY LYING S OF LTS 7 8 KUPFRIAN PARK PLAT DB 62 P 245 OR 7333 P 66 LESS PACE BLVD R/W CA 114**

**SECTION 30, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 063030000 (1221-32)**

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

**KEITH M CRAWFORD**

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 December, which is the **6th day of December 2021**.

Dated this 12th 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.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or as collection and enforcement of payment may be accomplished by other methods authorized by law.

Executed this 2<sup>nd</sup> day of June 2010 by the Interim County Administrator as authorized by the Escambia County Board of County Commissioners.

ESCAMBIA COUNTY, FLORIDA

Witness [Signature]  
Print Name Tonya Green

Witness [Signature]  
Print Name Susan Hendrix

[Signature]  
By: Larry M Newsom,  
Interim County Administrator  
221 Palafox Place, Suite 420  
Pensacola, FL 32502

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 2<sup>nd</sup> day of June, 2010, by Larry M Newsom, as Interim County Administrator for Escambia County, Florida, on behalf of the Board of County Commissioners. He ☒ is personally known to me, or ☐ has produced current \_\_\_\_\_ as identification.

CHINA CHERYL LIVELY  
Notary Public-State of FL  
Comm. Exp. Sept. 29, 2011  
Comm. No. DD 684413  
(Notary Seal)

[Signature]  
Signature of Notary Public  
CHINA CHERYL LIVELY  
Printed Name of Notary Public

This document prepared by:  
**Escambia County, Florida**  
**Environmental Enforcement Division**  
**6708 Plantation Rd.**  
**Pensacola, FL 32504**  
**(850) 471-6160**

**CE10-01-00303**

**NOTICE OF LIEN**  
**(Nuisance Abatement)**

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

This lien is imposed by Escambia County, Florida, for certain costs incurred by the County to abate violations of the County Nuisance Abatement Ordinance, Sections 42-191 – 42-198, Escambia County Code of Ordinances, on property owned by Robert Forney located at 1330 N Pace Blvd. and more particularly described as:

PR#302S301001070006

LTS 7 8 BLK 6 AND N 10 FT OF ALLEY LYING S OF LTS 7 8 KUPFRIAN PARK PLAT  
DB 62 P 245 OR 5427 P 22 LESS PACE BLVD R/W CA 114

A field investigation by the Office of Environmental Enforcement was conducted on March 17, 2010 and revealed the property to be in violation of the following provisions of the Escambia County Nuisance Abatement Ordinance: 42-196(b) and (d)

Following notice and written demand to the owner by certified mail, return receipt requested, and posting in accordance with Section 42-164, Escambia County Code of Ordinances, and the owner having not abated the violation or requested or demonstrated at a hearing before the Escambia County Board of County Commissioners that the property is not in violation of the referenced provisions of the ordinance within ten days of the date of the written demand (or in the case of a repeat violation, within three days of the date of the written demand) the County abated the violations and incurred the following costs, which shall constitute a lien against the property:

Abatement costs	\$549.00
Administrative costs	<u>\$ 18.50</u>
Total	\$567.50

The principal amount of this lien shall bear interest at a rate of 6% per annum; provided, however, that no interest shall accrue until the 30<sup>th</sup> day after the filing of the lien in the official records of the Clerk of the Circuit Court. This lien may be enforced at any time by the Board of County Commissioners after 30 days from the date of recording this Notice of Lien to recover the amount due, together with all costs and reasonable attorneys' fees, by proceeding in a court



OR BK 4449 PG1427  
Escambia County, Florida  
INSTRUMENT 99-641324

RCD Aug 09, 1999 08:14 am  
Escambia County, Florida

NOTICE OF LIEN

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 99-641324

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT (MSBU)

Re: MORRIS DONNA D  
1330 N PACE BLVD  
PENSACOLA FL 32505

ACCT.NO. 06 3030 000 000

AMOUNT \$35.20

THIS Notice of Lien is hereby filed pursuant to Section 1-15-63 of the Escambia County, Florida Code of Ordinances for delinquent annual assessments for the fiscal year October 1, 1998 through September 30, 1999 plus a 10% penalty charge against real property, more particularly described as:

LTS 7 8 BLK 6  
AND N 10 FT OF ALLEY LYING  
S OF LTS 7 8  
KUPFRIAN PARK  
PLAT DB 62 P 245  
OR 3471 P 881  
PROP.NO. 30 2S 30 1001 070 006

filed in the public records of Escambia County. This constitutes a lien against the property identified above until discharged and satisfied by payment to the Clerk of the Circuit Court of the lien, plus penalties, in the total amount of \$35.20. Evidence of discharge and satisfaction of this lien can be recorded in the public records of Escambia County, Florida by the Clerk of the Circuit Court.

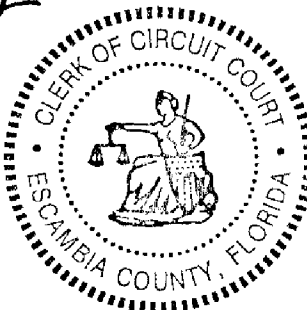
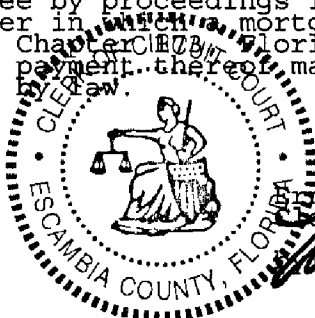
This lien shall not be assigned to any person. Until fully satisfied by payment, discharged or barred by law, this lien shall remain equal in rank and dignity with the liens of all state, county, district or municipal taxes and special assessments and superior in rank and dignity to all other subsequently filed liens, encumbrances, titles and claims in, to, or against the property. This lien may be enforced at any time by the Board of County Commissioners subsequent to the date of recording of this Notice of Lien for the amount due under the recorded lien, including all penalties, plus costs and a reasonable attorney's fee by proceedings in a court of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or under the provisions of Chapter 173, Florida Statutes or the collection and enforcement of payment thereof may be accomplished by any other method authorized by law.

Date: 05/24/1999

Ernie Lee Magaha  
Clerk of the Circuit Court

by: Guerre B. Donnelly  
Deputy Clerk

Ernie Lee Magaha  
Clerk of the Circuit Court  
*Wanda M. McBrearty*  
Wanda M. McBrearty  
Deputy Finance Director



DR BK 4316 PG0807  
Escambia County, Florida  
INSTRUMENT 98-531188

RCD Oct 05, 1998 01:36 pm  
Escambia County, Florida

NOTICE OF LIEN

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 98-531188

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT(MSBU)

Re: MORRIS DONNA D  
1330 N PACE BLVD  
PENSACOLA FL 32505

ACCT.NO. 06 3030 000 000  
AMOUNT \$169.60

THIS Notice of Lien is hereby filed pursuant to Section 1-15-63 of the Escambia County, Florida Code of Ordinances for delinquent annual assessments for fiscal years prior to and including September 30, 1998 plus a 10% penalty charge against real property, more particularly described as:

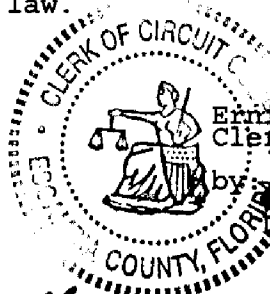
LTS 7 8 BLK 6  
DB 528 P 44  
LESS W 15 FT FOR STREET  
AND N 10 FT OF ALLEY LYING  
S OF LTS 7 8  
KUPFRIAN PARK OR 3471 P 881  
PROP.NO. 30 2S 30 1001 070 006

filed in the public records of Escambia County. This constitutes a lien against the property identified above until discharged and satisfied by payment to the Clerk of the Circuit Court of the lien, plus penalties, in the total amount of \$169.60. Evidence of discharge and satisfaction of this lien can be recorded in the public records of Escambia County, Florida by the Clerk of the Circuit Court.

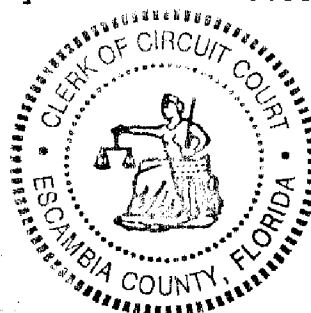
This lien shall not be assigned to any person. Until fully satisfied by payment, discharged or barred by law, this lien shall remain equal in rank and dignity with the liens of all state, county, district or municipal taxes and special assessments and superior in rank and dignity to all other subsequently filed liens, encumbrances, titles and claims in, to, or against the property. This lien may be enforced at any time by the Board of County Commissioners subsequent to the date of recording of this Notice of Lien for the amount due under the recorded lien, including all penalties, plus costs and a reasonable attorney's fee by proceedings in a court of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or under the provisions of Chapter 173, Florida Statutes or the collection and enforcement of payment thereof may be accomplished by any other method authorized by law.

Date: 09/04/1998

Ernie Lee Magaha  
Clerk of the Circuit Court  
Deputy Clerk



Ernie Lee Magaha  
Clerk of the Circuit Court  
By: *[Signature]*  
Wanda M. McBrearty  
Deputy Finance Director



Recorded in Public Records 1/21/2020 4:46 PM OR Book 8234 Page 1223,  
Instrument #2020005966, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00 Deed Stamps \$0.70

Prepared by and return to:  
Carver Darden Law Firm  
801 W. Romana Street, Suite A  
Pensacola, Florida 32502  
Attn. Brian W. Hoffman, Esq.

[Space Above This Line For Recording Data]

## Deed

This Deed made this 6th day of JANUARY, 2020 between Mortgage Resolution Corporation, a Florida corporation, whose post office address is: 3311 Gulf Breeze Pkwy 169, Gulf Breeze, FL 32563, grantor; and Keith M. Crawford, a single man, whose post office address is: 2248 Fayette Street, Kenner, LA 70062 grantee:

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Escambia County, Florida to-wit:

Address: 1330 N. Pace Blvd., Pensacola, FL 32501  
Parcel ID #: 30-2S-30-1001-070-006

**LTS 7 8 BLK 6 AND N 10 FT OF ALLEY LYING S OF LTS 7 8 KUPFRIAN PARK PLAT DB 62 P 245 OR 5427 P 22 LESS PACE BLVD R/W CA 114**

This is NOT the homestead of said Grantor.

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

To Have and to Hold, the same together with all and singular the appurtenances thereto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of grantors, either in law or equity, for the use, benefit and profit of the said grantee forever.

And subject to taxes for the current year and later years and all valid easements and restrictions of record, if any, which are not hereby reimposed; and also subject to any claim, right, title or interest arising from any recorded instrument reserving, conveying, leasing, or otherwise alienating any interest in the oil, gas and other minerals.

The preparer of this deed represents that: this deed has been prepared at the express direction of the grantee solely from the legal description provided to the preparer by the grantor and grantee; that no title search, survey, or inspection of the above-described property has been performed by the preparer; that the title to the above-described property has not been examined by the preparer; and that the preparer makes no representations, warranties or guarantees whatsoever as to the status of the title to or ownership of said property.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

### WITNESSES:

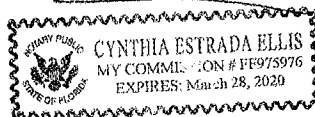
Witness Signature: Angela Dael  
Witness Print Name: Angela Dael  
Witness Signature: CYNTHIA ELLIS  
Witness Print Name: CYNTHIA ELLIS

Mortgage Resolution Corporation, a Florida corporation

By: Eric J. Herrholz  
Eric J. Herrholz, President

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 6th day of JANUARY, 2020 by Eric J. Herrholz, as President of Mortgage Resolution Corporation, a Florida corporation, on behalf of the corporation, who is personally known or who produced a driver's license as identification.



Notary Public

**PROPERTY INFORMATION REPORT**

**September 27, 2021**

**Tax Account #:06-3030-000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LTS 7 8 BLK 6 AND N 10 FT OF ALLEY LYING S OF LTS 7 8 KUPFRIAN PARK PLAT DB 62 P 245  
OR 7333 P 66 LESS PACE BLVD R/W CA 114**

**SECTION 30, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 06-3030-000(1221-32)**

**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:** DEC 6, 2021

**TAX ACCOUNT #:** 06-3030-000

**CERTIFICATE #:** 2019-3081

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

YES	NO	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2020</u> tax year.

**KEITH M CRAWFORD**  
**2248 FAYETTE STREET**  
**KENNER, LA 70062**

**ENVIRONMENTAL ENFORCEMENT DIVISON**  
**6708 PLANTATION ROAD**  
**PENSACOLA, FL 32504**

**ROBERT FORNEY D/B/A**  
**GLADY'S COUNTRY KITCHEN**  
**2015 N 7TH AVENUE**  
**PENSACOLA, FL 32501**

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

Certified and delivered to Escambia County Tax Collector, this 27<sup>th</sup> day of September, 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  
CONTINUATION PAGE**

September 27, 2021  
Tax Account #: **06-3030-000**

1. The Grantee(s) of the last deed(s) of record is/are: **KEITH M CRAWFORD**  
**By Virtue of Warranty Deed recorded 1/21/2020 in OR 8234/1223**
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. **MSBU Notice of Fire Tax Lien in favor of Escambia County, Florida recorded 10/05/1998 OR 4316/807.**
  - b. **MSBU Notice of Fire Tax Lien in favor of Escambia County, Florida recorded 08/09/1999 OR 4449/1427.**
  - c. **Code Enforcement Lien in favor of Escambia County, Florida recorded 06/14/2010 OR 6602/824.**
4. Taxes:  
  
**Taxes for the year(s) 2017-2020 are delinquent.**  
**Tax Account #: 06-3030-000**  
**Assessed Value: \$28,688**  
**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 #: 06-3030-000 CERTIFICATE #: 2019-3081

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: September 21, 2001 to and including September 21, 2021 Abstractor: Stacie Wright

BY

Michael A. Campbell,  
As President  
Dated: September 27, 2021

**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

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

**CERTIFICATE # 03081 of 2019**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on October 21, 2021, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

KEITH M CRAWFORD 2248 FAYETTE ST KENNER, LA 70062	ROBERT FORNEY D/B/A GLADY'S COUNTRY KITCHEN 2015 N 7TH AVENUE PENSACOLA FL 32501
ESCAMBIA COUNTY / COUNTY ATTORNEY 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502	ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT ESCAMBIA CENTRAL OFFICE COMPLEX 3363 WEST PARK PLACE PENSACOLA FL 32505

WITNESS my official seal this 21th day of October 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 December 6, 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 ATCF II FLORIDA-A LLC holder of Tax Certificate No. 03081, 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:

LTS 7 8 BLK 6 AND N 10 FT OF ALLEY LYING S OF LTS 7 8 KUPFRIAN PARK PLAT DB 62 P 245 OR 7333 P 66 LESS PACE BLVD R/W CA 114

SECTION 30, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063030000 (1221-32)

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

**KEITH M CRAWFORD**

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 December, which is the 6th day of December 2021.

Dated this 18th day of October 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

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**Post Property:**

1330 N PACE BLVD 32501



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

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**Post Property:**

**1330 N PACE BLVD 32501**



**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**

1221-32

**Document Number:** ECSO21CIV038087NON

**Agency Number:** 22-000664

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 03081 2019

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE KEITM M CRAWFORD

**Defendant:**

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

Received this Writ on 10/22/2021 at 9:18 AM and served same at 9:26 AM on 10/27/2021 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: \_\_\_\_\_

*C. Howard*  
C. HOWARD, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: GBGUY



# Scott Lunsford • Escambia County Tax Collector

EscambiaTaxCollector.com

facebook.com/ECTaxCollector

twitter.com/escambiatc

## 2021 Real Estate Property Taxes

Notice of Ad Valorem and Non-Ad Valorem Assessments



SCAN TO PAY ONLINE

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
06-3030-000	06		3025301001070006

PROPERTY ADDRESS:

EXEMPTIONS:

CRAWFORD KEITH M  
2248 FAYETTE ST  
KENNER, LA 70062

1330 N PACE BLVD

### PRIOR YEAR(S) TAXES OUTSTANDING

19/3081

### AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAX DEDUCTION
COUNTY	6.6165	28,688	0	28,688	189.81
PUBLIC SCHOOLS					
BY LOCAL BOARD	1.9620	28,688	0	28,688	56.29
BY STATE LAW	3.6950	28,688	0	28,688	106.00
WATER MANAGEMENT	0.0294	28,688	0	28,688	0.84
SHERIFF	0.6850	28,688	0	28,688	19.65
M.S.T.U. LIBRARY	0.3590	28,688	0	28,688	10.30
ESCAMBIA CHILDRENS TRUST	0.5000	28,688	0	28,688	14.34
<b>TOTAL MILLAGE</b>	<b>13.8469</b>			<b>AD VALOREM TAXES</b>	<b>\$397.23</b>

### LEGAL DESCRIPTION

### NON-AD VALOREM ASSESSMENTS

LTS 7 8 BLK 6 AND N 10 FT OF ALLEY LYING S OF LTS 7 8 KUPFRIAN PARK PLAT DB 62 P See Additional Legal on Tax Roll	<b>FP FIRE PROTECTION</b>	<b>15.03</b>
	<b>NON-AD VALOREM ASSESSMENTS</b>	<b>\$15.03</b>

Pay online at EscambiaTaxCollector.com

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

**COMBINED TAXES AND ASSESSMENTS \$412.26**

If Paid By Please Pay	Nov 30, 2021	Dec 31, 2021	Jan 31, 2022	Feb 28, 2022	Mar 31, 2022
	\$395.77	\$399.89	\$404.01	\$408.14	\$412.26

RETAIN FOR YOUR RECORDS

### 2021 Real Estate Property Taxes

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 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	Nov 30, 2021
	395.77
AMOUNT IF PAID BY	Dec 31, 2021
	399.89
AMOUNT IF PAID BY	Jan 31, 2022
	404.01
AMOUNT IF PAID BY	Feb 28, 2022
	408.14
AMOUNT IF PAID BY	Mar 31, 2022
	412.26

DO NOT FOLD, STAPLE, OR MUTILATE

ACCOUNT NUMBER
06-3030-000
PROPERTY ADDRESS
1330 N PACE BLVD

CRAWFORD KEITH M  
2248 FAYETTE ST  
KENNER, LA 70062

KEITH M CRAWFORD [1221-32]  
2248 FAYETTE ST  
KENNER, LA 70062

9171 9690 0935 0129 0821 51

ROBERT FORNEY D/B/A [1221-32]  
GLADY'S COUNTRY KITCHEN  
2015 N 7TH AVENUE  
PENSACOLA FL 32501

9171 9690 0935 0129 0821 68

ESCAMBIA COUNTY / COUNTY  
ATTORNEY [1221-32]  
221 PALAFOX PLACE STE 430  
PENSACOLA FL 32502

9171 9690 0935 0129 0821 75

ESCAMBIA COUNTY OFFICE OF CODE  
ENFORCEMENT [1221-32]  
ESCAMBIA CENTRAL OFFICE COMPLEX  
3363 WEST PARK PLACE  
PENSACOLA FL 32505

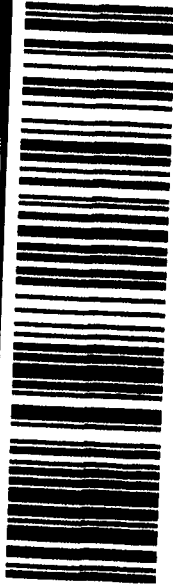
9171 9690 0935 0129 0820 07

Contact-  
owner

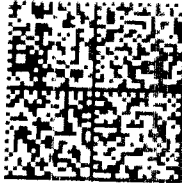
**Pam Childers**

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

**CERTIFIED MAIL™**



9171 9690 0935 0129 0821 68



quadrant

FIRST-CLASS MAIL

**\$006.13**

10/21/2021 ZIP 32502  
043M31219251

US POSTAGE

ROBERT FORNEY D/B/A [1221-32]

GLADY'S COUNTRY KITCHEN

2015 N 7TH AVENUE

PENSACOLA FL 32501

322 FE 1

0010/24/21

RETURN TO SENDER  
NOT DELIVERABLE AS ADDRESSED  
UNABLE TO FORWARD

BC: 3250258335

0010/24/21

\*2187-02026-21-40




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

**Tax Deed - Redemption Calculator**

**Account: 063030000 Certificate Number: 003081 of 2019**

Redemption  Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="12/06/2021"/>	Redemption Date <input type="text" value="12/02/2021"/> 
Months	8	8
Tax Collector	<input type="text" value="\$3,937.85"/>	<input type="text" value="\$3,937.85"/>
Tax Collector Interest	\$472.54	\$472.54
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$4,416.64	<input type="text" value="\$4,416.64"/> <i>CH</i>
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	\$56.04	\$56.04
Total Clerk	\$523.04	<input type="text" value="\$523.04"/> <i>CH</i>
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="\$24.52"/>	<input type="text" value="\$24.52"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$4,981.20	\$4,981.20
	Repayment Overpayment Refund Amount	\$0.00
Book/Page	<input type="text" value="8529"/>	<input type="text" value="649"/>



**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 003081**

**Redeemed Date 12/02/2021**

**Name KEITH CRAWFORD 2248 FAYETTE ST KENNER, LA 70062**

Clerk's Total = TAXDEED	\$523.04	4859.68
Due Tax Collector = TAXDEED	\$4,416.64	
Postage = TD2	\$24.52	
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
<b>FINANCIAL SUMMARY</b>					
No Information Available - See Dockets					

**PAM CHILDERS**  
 CLERK OF THE CIRCUIT COURT  
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 CIRCUIT CRIMINAL  
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 OFFICIAL RECORDS  
 COUNTY TREASURY  
 AUDITOR

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
 Tax Certificate Redeemed From Sale  
 Account: 063030000 Certificate Number: 003081 of 2019**

**Payor: KEITH CRAWFORD 2248 FAYETTE ST KENNER, LA 70062 Date 12/02/2021**

Clerk's Check #	119708734	Clerk's Total	\$513.04
Tax Collector Check #	1	Tax Collector's Total	\$4,416.64
		Postage	\$24.52
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$4,981.20</del>

**\$4901.20**

**PAM CHILDERS  
 Clerk of the Circuit Court**

Received By:  
 Deputy Clerk

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

## 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 8529, Page 649, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 03081, issued the 1st day of June, A.D., 2019

TAX ACCOUNT NUMBER: 063030000 (1221-32)

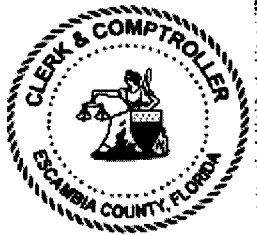
DESCRIPTION OF PROPERTY:

**LTS 7 8 BLK 6 AND N 10 FT OF ALLEY LYING S OF LTS 7 8 KUPFRIAN PARK PLAT DB 62 P  
245 OR 7333 P 66 LESS PACE BLVD R/W CA 114**

**SECTION 30, TOWNSHIP 2 S, RANGE 30 W**

NAME IN WHICH ASSESSED: KEITH M CRAWFORD

Dated this 2nd day of December 2021.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

# THE SUMMATION WEEKLY

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

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KEITH MCRAWFORD

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PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

4WR11/3-11/24TD

Before the undersigned authority personally appeared Malcolm Ballinger who under oath says that he 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 **2019 TD 03081** in the Escambia County Court was published in said newspaper in and was printed and released on November 3, 2021 and November 24, 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

MALCOLM BALLINGER, PUBLISHER 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 2nd day of December, 2021, by MALCOLM BALLINGER, who is personally known to me.

X

, NOTARY PUBLIC



Brooklyn Faith Coates  
Notary Public  
State of Florida  
Comm# HH053675  
Expires 10/14/2024