

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2100574

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER  
PO BOX 54347  
NEW ORLEANS, LA 70154,

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
08-3644-686	2019/4066	06-01-2019	LT 4 BLK D TWIN OAKS UNIT 2 PB 6 P 96 OR 6230 P 1293

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  
TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER  
PO BOX 54347  
NEW ORLEANS, LA 70154

07-19-2021  
Application Date

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

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	\$57,890.00
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>07/05/2022</u> Signature, Clerk of Court or Designee	

# INSTRUCTIONS

PLUS \$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.



# 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

0722. US

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	TLGFY, LLC CAPITAL ONE, N.A., AS COLLATER PO BOX 54347 NEW ORLEANS, LA 70154	Application date	Jul 19, 2021
Property description	DYKE FRANK S & KAREN A 305 N 57TH AVE PENSACOLA, FL 32506 305 N 57TH AVE 08-3644-686 LT 4 BLK D TWIN OAKS UNIT 2 PB 6 P 96 OR 6230 P 1293	Certificate #	2019 / 4066
		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)
# 2019/4066	06/01/2019	1,326.09	66.30	1,392.39
→ Part 2: Total*				1,392.39

## 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)
# 2021/3451	06/01/2021	1,358.88	6.25	67.94	1,433.07
# 2020/4413	06/01/2020	1,331.20	6.25	66.56	1,404.01
Part 3: Total*					2,837.08

## 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)	4,229.47
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)	4,604.47

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: <u>Shirley Rich, CFCA</u> Signature, Tax Collector or Designee	<u>Escambia, Florida</u> Date <u>July 28th, 2021</u>
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Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

Address: 305 N 57TH AVE, Year Built: 1971, Effective Year: 1971, PA Building ID#: 90246

#### Structural Elements

DECOR/MILLWORK-AVERAGE

DWELLING UNITS-1

EXTERIOR WALL-BRICK-FACE/VENEER

FLOOR COVER-CARPET

FOUNDATION-SLAB ON GRADE

HEAT/AIR-CENTRAL H/AC

INTERIOR WALL-DRYWALL-PLASTER

INTERIOR WALL-PANEL-PLYWOOD

NO. PLUMBING FIXTURES-6

NO. STORIES-1

ROOF COVER-COMPOSITION SHG

ROOF FRAMING-HIP

STORY HEIGHT-0

STRUCTURAL FRAME-WOOD FRAME

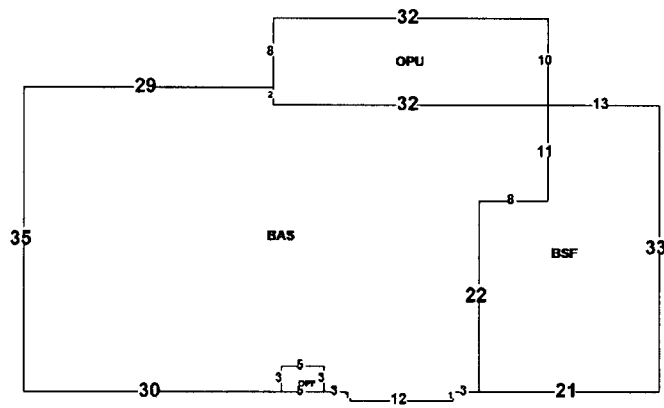
Areas - 2832 Total SF

BASE AREA - 1892

BASE SEMI FIN - 605

OPEN PORCH FIN - 15

OPEN PORCH UNF - 320



#### Images



3/24/17

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Last Updated 08/17/2021 (tc 1251)



# Chris Jones

## Escambia County Property Appraiser


Real Estate Search

Tangible Property Search







Sale List

 ← Nav. Mode ☒ Account ☐ Parcel ID →

[Printer Friendly Version](#)

General Information					
Parcel ID:	562S301300004004				
Account:	083644686				
Owners:	DYKE FRANK S & KAREN A				
Mail:	305 N 57TH AVE PENSACOLA, FL 32506				
Situs:	305 N 57TH AVE 32506				
Use Code:	SINGLE FAMILY RESID 				
Taxing Authority:	COUNTY MSTU				
Tax Inquiry:	<a href="#">Open Tax Inquiry Window</a>				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector					

Assessments					
Year	Land	Imprv	Total	Cap Val	
2021	\$24,000	\$135,469	\$159,469	\$117,400	
2020	\$24,000	\$118,657	\$142,657	\$115,780	
2019	\$24,000	\$112,352	\$136,352	\$113,177	
Disclaimer					
Market Value Breakdown Letter					
Tax Estimator					
File for New Homestead Exemption Online					
Report Storm Damage					

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window) 
10/01/2007	6230	1293	\$150,000	WD	
12/1985	2156	265	\$76,000	WD	
01/1978	1180	539	\$54,000	WD	
01/1971	561	620	\$4,600	WD	
01/1969	432	254	\$100	WD	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					

2021 Certified Roll Exemptions	
HOMESTEAD EXEMPTION	
Legal Description	
LT 4 BLK D TWIN OAKS UNIT 2 PB 6 P 96 OR 6230 P 1293	
Extra Features	
None	

Parcel Information		Launch Interactive Map	
Section Map Id: 53-25-30-1			
Approx. Acreage: 0.3211			
Zoned: MDR			
Evacuation & Flood Information <a href="#">Open Report</a>			
<a href="#">View Florida Department of Environmental Protection (DEP) Data</a>		Buildings	

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TLGFY LLC CAPITAL ONE NA** holder of **Tax Certificate No. 04066**, issued the **1st** day of **June, A.D., 2019** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

**LT 4 BLK D TWIN OAKS UNIT 2 PB 6 P 96 OR 6230 P 1293**

**SECTION 56, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 083644686 (0722-45)**

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

**FRANK S DYKE and KAREN A DYKE**

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** Tuesday in the month of July, which is the **5th day of July 2022**.

Dated this 7th day of September 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

Filing # 127860933 E-Filed 06/01/2021 02:00:09 PM

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

VS

CASE NO: 2021 CO 001720 A

KAREN DYKE  
305 N 57TH AVE  
PENSACOLA, FL 32506

DIVISION: III  
DATE OF BIRTH: 10/16/1965

**FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES**

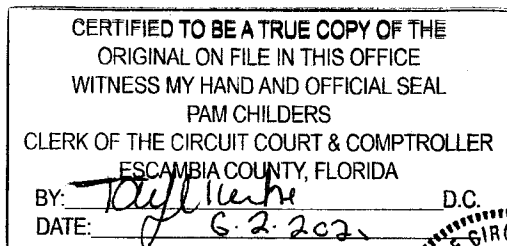
On MAY 26, 2021, an order assessing fines, costs, and additional charges was entered against the Defendant, KAREN DYKE. Defendant has failed to make payment in full in accordance with this order. Therefore,

IT IS ADJUDGED that the Escambia County Clerk of the Circuit Court, 190 W GOVERNMENT ST, PENSACOLA, FLORIDA 32502 recover from Defendant those remaining unpaid fines, costs and additional charges in the amount of \$530.00, which shall bear interest at the rate prescribed by law, 4.31%, until satisfied.

It is FURTHER ORDERED AND ADJUDGED that a lien is hereby created against all currently owned and after acquired property, both real and personal, of the defendant.

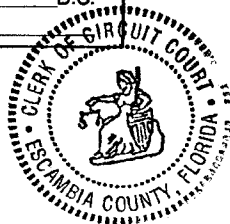
**FOR WHICH LET EXECUTION ISSUE.**

**DONE AND ORDERED** in open court/chambers in Pensacola, Escambia County, Florida.



[Signature]

eSigned by COUNTY COURT JUDGE AMY BRODERSEN  
on 06/01/2021 12:45:42 z3oMFy0N



Filing # 124812647 E-Filed 04/13/2021 11:41:52 AM

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

VS

CASE NO: 2021 CO 001210 A

KAREN A DYKE  
305 N 57TH AVE  
PENSACOLA, FL 32506

DIVISION: I  
DATE OF BIRTH: 10/16/1965

**FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES**

On **APRIL 8, 2021**, an order assessing fines, costs, and additional charges was entered against the Defendant, **KAREN A DYKE**. Defendant has failed to make payment in full in accordance with this order. Therefore,

**IT IS ADJUDGED** that the Escambia County Clerk of the Circuit Court, **190 W GOVERNMENT ST, PENSACOLA, FLORIDA 32502** recover from Defendant those remaining unpaid fines, costs and additional charges in the amount of **\$225.00**, which shall bear interest at the rate prescribed by law, **4.31%**, until satisfied.

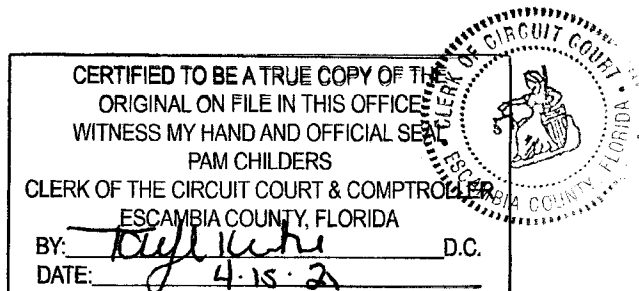
It is **FURTHER ORDERED AND ADJUDGED** that a lien is hereby created against all currently owned and after acquired property, both real and personal, of the defendant.

**FOR WHICH LET EXECUTION ISSUE.**

**DONE AND ORDERED** in open court/chambers in Pensacola, Escambia County, Florida.



eSigned by COUNTY COURT JUDGE CHARLES YOUNG  
on 04/13/2021 10:02:34 cd5UaNb





BK: 6230 PG: 1294 Last Page

File No: 3020572

**Residential Sales  
Abutting Roadway  
Maintenance Disclosure**

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County, and if not, what person or entity will be responsible for maintenance. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida.

NOTE: Acceptance for filing of County Employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of Roadway: 57<sup>th</sup> Avenue

Legal Address of Property: 305 N 57th Ave., Pensacola, FL 32506

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

This form completed by:

Southland Acquire Land Title, LLC

4900 Bayou Blvd.

Suite 207

Pensacola, Florida 32503

As to Seller(s):

George A. Morriss  
Seller's Name: George A. Morriss

Mary Morriss  
Seller's Name: Mary Morriss

As to Buyer(s):

Frank S. Dyke  
Buyer's Name: Frank S. Dyke

Karen A. Dyke  
Buyer's Name: Karen A. Dyke

Catherine H. Holsinger  
Witness' Name: Catherine H. Holsinger

Al Ingram, LLC  
Witness' Name: Al Ingram, LLC

Catherine H. Holsinger  
Witness' Name: Catherine H. Holsinger

Dana L. Sregal  
Witness' Name: Dana L. Sregal

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

Recorded in Public Records 10/08/2007 at 03:39 PM OR Book 6230 Page 1293,  
Instrument #2007096223, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL Recording \$18.50 Deed Stamps \$1050.00

Return to: Catherine H. Holsinger  
Name: Southland Acquire Land Title, LLC  
Address: 4900 Bayou Blvd.  
Suite 207  
Pensacola, Florida 32503

This instrument Prepared:  
Catherine H. Holsinger  
Southland Acquire Land Title, LLC  
4900 Bayou Blvd.  
Suite 207  
Pensacola, Florida 32503  
as a necessary incident to the fulfillment of conditions  
contained in a title insurance commitment issued by it.

Property Appraisers Parcel I.D. (Folio) Number(s):

**562S301300004004**

Grantee(s) S.S.#(s):

File No: **3020572**

### WARRANTY DEED

**This Warranty Deed Made the 1st day of October, 2007, by George A. Morriss and Mary Morriss, husband and wife, hereinafter called the grantor, whose post office address is: 186 Jerry Browne Rd, Apt. 4306, Mystic, Connecticut 06355**

**to Frank S. Dyke and Karen A. Dyke, husband and wife, whose post office address is: 305 N. 57<sup>th</sup> Ave., Pensacola, Florida 32506, hereinafter called the grantee,**

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

**LOT 4, BLOCK "D", TWIN OAKS, UNIT NO. 2, A SUBDIVISION OF A PORTION OF SECTION 56, TOWNSHIP 2 SOUTH, RANGE 30 WEST, ACCORDING TO PLAT FILED IN PLAT BOOK 6 AT PAGE 96 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.**

The property is the homestead of the Grantor(s).

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

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

**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to 2006, reservations, restrictions and easements of record, if any.

*(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)*

**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:

Witness Signature: Catherine H. Holsinger George A. Morriss  
Printed Name: Catherine H. Holsinger George A. Morriss

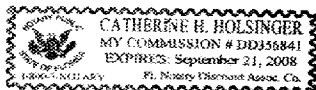
Witness Signature: AL Ingram, LLC Mary Morriss  
Printed Name: AL Ingram, LLC Mary Morriss

STATE OF FLORIDA  
COUNTY OF Escambia

The foregoing instrument was acknowledged before me this 1st day of October, 2007, by George A. Morriss and Mary Morriss, husband and wife, who is/are personally known to me or who has/have produced driver license(s) as identification.

My Commission Expires: 9/21/2008

Catherine H. Holsinger  
Printed Name: Catherine H. Holsinger  
Notary Public  
Serial Number



**PROPERTY INFORMATION REPORT**

**April 15, 2022**

**Tax Account #:08-3644-686**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 4 BLK D TWIN OAKS UNIT 2 PB 6 P 96 OR 6230 P 1293**

**SECTION 56, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 08-3644-686(0722-45)**

**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:** JULY 5, 2022  
**TAX ACCOUNT #:** 08-3644-686  
**CERTIFICATE #:** 2019-4066

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 checked="" type="checkbox"/>	<input type="checkbox"/>	Homestead for <u>2021</u> tax year.

**FRANK S DYKE AND**  
**KAREN A DYKE**  
**305 N. 57TH AVE**  
**PENSACOLA, FL 32506**

Certified and delivered to Escambia County Tax Collector, this 15<sup>th</sup> day of April, 2022.

**PERDIDO TITLE & ABSTRACT, INC.**



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

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

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

April 15, 2022

Tax Account #: **08-3644-686**

1. The Grantee(s) of the last deed(s) of record is/are: **FRANK S DYKE AND KAREN A DYKE**

**By Virtue of Warranty Deed recorded 10/8/2007 in OR 6230/1293**

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. Judgment in favor of State of Florida / Escambia County recorded 4/15/2021 – OR 8508/1301**

**b. Judgment in favor of State of Florida / Escambia County recorded /3/2021 – OR 8544/35**

4. Taxes:

**Taxes for the year(s) 2018-2021 are delinquent.**

**Tax Account #: 08-3644-686**

**Assessed Value: \$115,780.00**

**Exemptions: HOMESTEAD**

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 #: 08-3644-686 CERTIFICATE #: 2019-4066

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: March 5, 2002 to and including March 5, 2022 Abstractor: Stacie Wright

BY

Michael A. Campbell,  
As President  
Dated: April 15, 2022

## 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 July 5, 2022, 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 TLGFY LLC CAPITAL ONE NA holder of Tax Certificate No. 04066, issued the 1st day of June, A.D., 2019 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LT 4 BLK D TWIN OAKS UNIT 2 PB 6 P 96 OR 6230 P 1293

SECTION 56, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 083644686 (0722-45)

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

**FRANK S DYKE and KAREN A DYKE**

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** Tuesday in the month of July, which is the **5th day of July 2022**.

Dated this 16th day of May 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.

### Personal Services:

**KAREN A DYKE**  
305 N 57TH AVE  
PENSACOLA, FL 32506



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 July 5, 2022, 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 TLGFY LLC CAPITAL ONE NA holder of Tax Certificate No. 04066, issued the 1st day of June, A.D., 2019 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LT 4 BLK D TWIN OAKS UNIT 2 PB 6 P 96 OR 6230 P 1293

SECTION 56, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 083644686 (0722-45)

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

**FRANK S DYKE and KAREN A DYKE**

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** Tuesday in the month of July, which is the **5th day of July 2022**.

Dated this 16th day of May 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.

### Personal Services:

**FRANK S DYKE**  
305 N 57TH AVE  
PENSACOLA, FL 32506

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk



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### Post Property:

**305 N 57TH AVE 32506**



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

By:  
Emily Hogg  
Deputy Clerk

## WARNING

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Dated this 16th day of May 2022.

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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 # 04066 of 2019

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on May 19, 2022, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

FRANK S DYKE 305 N 57TH AVE PENSACOLA, FL 32506	KAREN A DYKE 305 N 57TH AVE PENSACOLA, FL 32506
ESCAMBIA COUNTY / STATE OF FLORIDA 190 GOVERNMENTAL CENTER PENSACOLA FL 32502	

WITNESS my official seal this 19th day of May 2022.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

006122

## WARNING

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Dated this 16th day of May 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.

### Post Property:

305 N 57TH AVE 32506



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

RECEIVED  
2022 MAY 20 AM 9:23  
ESCAMBIA COUNTY, FL  
SHERIFF'S OFFICE  
CIVIL UNIT

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE** 0722-45

**Document Number:** ECSO22CIV017341NON

**Agency Number:** 22-006122

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 04066 2019

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** IN RE FRANK S DYKE AND KAREN A DYKE  
**Defendant:**

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

Received this Writ on 5/20/2022 at 9:23 AM and served same at 11:03 AM on 5/23/2022 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: \_\_\_\_\_

*D Nelson 927*

D. NELSON, CPS

Service Fee: \$40.00  
Receipt No: BILL

Printed By: KMJACKSON

006121

**WARNING**

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**NOTICE OF APPLICATION FOR TAX DEED**

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Dated this 16th day of May 2022.

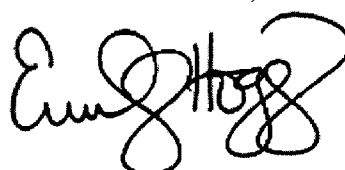
In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding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

**Personal Services:**

**KAREN A DYKE**  
305 N 57TH AVE  
PENSACOLA, FL 32506



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

By:   
Emily Hogg  
Deputy Clerk

2022 MAY 20 AM 9:23  
RECEIVED  
ESCAMBIA COUNTY, FL  
SHERIFF'S OFFICE  
CIVIL UNIT

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

0722-45

**Document Number:** ECSO22CIV017339NON

**Agency Number:** 22-006121

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 04066 2019

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** IN RE FRANK S DYKE AND KAREN A DYKE

**Defendant:**

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

Substitute

Received this Writ on 5/20/2022 at 9:23 AM and served same on KAREN A DYKE , in ESCAMBIA COUNTY, FLORIDA, at 11:03 AM on 5/23/2022 by leaving a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: KATHLEEN MACK, SISTER/CO-RESIDENT, as a member of the household and informing said person of their contents.

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By:  927  
D. NELSON, CPS

Service Fee: \$40.00  
Receipt No: BILL

Printed By: GBGUY

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**Personal Services:**

**FRANK S DYKE**  
305 N 57TH AVE  
PENSACOLA, FL 32506

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



By:  
Emily Hogg  
Deputy Clerk

**RECEIVED**  
2022 MAY 20 AM 9:23  
ESCAMBIA COUNTY, FL  
SHERIFF'S OFFICE  
CIVIL UNIT



ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

0722-45

**Document Number:** ECSO22CIV017337NON

**Agency Number:** 22-006120

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 04066 2019

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** IN RE FRANK S DYKE AND KAREN A DYKE

**Defendant:**

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

Substitute

Received this Writ on 5/20/2022 at 9:23 AM and served same on FRANK S DYKE , in ESCAMBIA COUNTY, FLORIDA, at 11:03 AM on 5/23/2022 by leaving a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: KATHLEEN MACK, AUNT/CO-RESIDENT, as a member of the household and informing said person of their contents.

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_

*D Nelson 927*

D. NELSON, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: GBGUY

FRANK S DYKE [0722-45]  
305 N 57TH AVE  
PENSACOLA, FL 32506

**9171 9690 0935 0128 0531 45**

KAREN A DYKE [0722-45]  
305 N 57TH AVE  
PENSACOLA, FL 32506

**9171 9690 0935 0128 0531 38**

ESCAMBIA COUNTY / STATE OF  
FLORIDA [0722-45]  
190 GOVERNMENTAL CENTER  
PENSACOLA FL 32502

*contact*



## 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 8614, Page 89, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 04066, issued the 1st day of June, A.D., 2019

TAX ACCOUNT NUMBER: 083644686 (0722-45)

DESCRIPTION OF PROPERTY:

LT 4 BLK D TWIN OAKS UNIT 2 PB 6 P 96 OR 6230 P 1293

SECTION 56, TOWNSHIP 2 S, RANGE 30 W

NAME IN WHICH ASSESSED: FRANK S DYKE and KAREN A DYKE

Dated this 23rd day of June 2022.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk





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

**Tax Deed - Redemption Calculator**

**Account: 083644686 Certificate Number: 004066 of 2019**

Redemption	<input type="button" value="No"/>	Application Date	<input type="text" value="7/19/2021"/>	Interest Rate	<input type="text" value="18%"/>
		Final Redemption Payment		Redemption Overpayment	
		ESTIMATED		ACTUAL	
		Auction Date	<input type="text" value="7/5/2022"/>	Redemption Date	<input type="text" value="6/23/2022"/>
Months		12		11	
Tax Collector		<input type="text" value="\$4,604.47"/>		<input type="text" value="\$4,604.47"/>	
Tax Collector Interest		\$828.80		\$759.74	
Tax Collector Fee		<input type="text" value="\$6.25"/>		<input type="text" value="\$6.25"/>	
Total Tax Collector		\$5,439.52		\$5,370.46	T.C.
Record TDA Notice		<input type="text" value="\$17.00"/>		<input type="text" value="\$17.00"/>	
Clerk Fee		<input type="text" value="\$119.00"/>		<input type="text" value="\$119.00"/>	
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		\$82.08		\$75.24	
Total Clerk		\$538.08		\$531.24	C.H.
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="\$12.36"/>		<input type="text" value="\$12.36"/>	
Researcher Copies		<input type="text" value="\$0.00"/>		<input type="text" value="\$0.00"/>	
Total Redemption Amount		\$6,006.96		<div style="border: 2px solid black; border-radius: 50%; padding: 5px; display: inline-block;">\$5,931.06</div>	
		Repayment Overpayment Refund Amount		\$75.90	
Book/Page		<input type="text" value="8614"/>		<input type="text" value="89"/>	

21

**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 004066**

**Redeemed Date 6/23/2022**

**Name DAVID HADEN 111 W PASADENA LANE OAK RIDGE, TN 37830**

Clerk's Total = TAXDEED	\$539.08	<del>\$5,901.70</del>
Due Tax Collector = TAXDEED	\$5,439.52	
Postage = TD2	\$12.36	
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
------	--------	------	-------------	------------	------------

**FINANCIAL SUMMARY**

No Information Available - See Dockets





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



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

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

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

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
Tax Certificate Redeemed From Sale  
Account: 083644686 Certificate Number: 004066 of 2019**

**Payor: DAVID HADEN 111 W PASADENA LANE OAK RIDGE, TN 37830 Date 6/23/2022**

Clerk's Check # 6609202705  
Tax Collector Check # 1

Clerk's Total \$538.08  
Tax Collector's Total \$5,439.52  
Postage \$12.36  
Researcher Copies \$0.00  
Recording \$10.00  
Prep Fee \$7.00  
Total Received ~~\$6,006.96~~

**\$5,901.70**

**\$5,931.06**

**PAM CHILDERS  
Clerk of the Circuit Court**

Received By: H Coppage  
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>**

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 – 07-05-2022 – TAX CERTIFICATE #'S 04066

in the CIRCUIT Court

was published in said newspaper in the issues of

JUNE 2, 9, 16, 23, 2022

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,  
ou=A01410D00000171E5A7746E0000AE64, cn=Michael P Driver  
Date: 2022.06.23 08:28:42 -05'00'

**PUBLISHER**

Sworn to and subscribed before me this 23RD day of JUNE  
A.D., 2022



Digitally signed by Heather Tuttle  
DN: c=US, o=The Escambia Sun Press LLC,  
ou=A01410D00000171E5ABA6670000AE70, cn=Heather Tuttle  
Date: 2022.06.23 08:36:00 -05'00'

**HEATHER TUTTLE**  
**NOTARY PUBLIC**



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

Page 1 of 1

**NOTICE OF APPLICATION FOR  
TAX DEED**

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LT 4 BLK D TWIN OAKS UNIT 2 PB 6 P  
96 OR 6230 P 1293 SECTION 56, TOWN-  
SHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 083644686  
(0722-45)

The assessment of the said property under the said certificate issued was in the name of FRANK S DYKE and KAREN A DYKE

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 Tuesday in the month of July, which is the 5th day of July 2022.

Dated this 20th day of May 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  
(SEAL)

By: Emily Hogg  
Deputy Clerk

oaw-4w-06-02-09-16-23-2022