## **APPLICATION FOR TAX DEED**

512 R. 12/16

Section 197.502, Florida Statutes

Application Number: 2100243

To: Tax Collector of	ESCAMBIA COUNTY	_, Florida		
I,				
CITRUS CAPITAL HOLDII CITRUS CAPITAL HOLDII PO BOX 54226 NEW ORLEANS, LA 701	NGS FBO SEC PTY 154-4226,	and the Tour	Oalla Mana	
Hold the listed tax certific	ate and hereby surrender the	same to the Tax	Collector ar	nd make tax deed application thereon
Account Number	Certificate No.	Date		Legal Description
09-4539-000	2019/4894	06-01-2019	565 FT O 960 FT O	T OF W 300 FT OF S 1615 FT & N F S 1615 FT OF E 600 FT OF W R 895 P 169 LESS OR 1674 P 912 LESS MINERAL RIGHTS
	t taxes, if due and standing tax certificates plus i	nterest not in my	200000ion	and
	ent and omitted taxes, plus in		•	and
	ector's fees, property informa			Court costs, charges and fees, and
Attached is the tax sale of which are in my possess	certificate on which this applic sion.	ation is based and	all other ce	rtificates of the same legal description
Electronic signature on CITRUS CAPITAL HOL CITRUS CAPITAL HOL PO BOX 54226 NEW ORLEANS, LA	.DINGS, LLC .DINGS FBO SEC PTY			
				<u>04-16-2021</u> Application Date
App	plicant's signature			

Pal	art 5: Clerk of Court Certified Amounts (Lines 8-14)	
8.	B. Processing tax deed fee	
9.	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.	2. Sheriff's fees	
13.	3. Interest (see Clerk of Court Instructions, page 2)	
14.	4. Total Paid (Lines 8-13)	
15.	5. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16.	6. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign I	gn here: Date of sale <u>03/07/2022</u> Signature, Clerk of Court or Designee	

#### **INSTRUCTIONS**

+ 12.50

#### 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.

N 1195 FT OF W 300 FT OF S 1615 FT & N 565 FT OF S 1615 FT OF E 600 FT OF W 960 FT OR 895 P 169 LESS OR 1674 P 912 MCLAIN LESS MINERAL RIGHTS



### **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

0322-58

Applicant Name Applicant Address	CITRUS CAPITAL HOLDINGS, LLC CITRUS CAPITAL HOLDINGS FBO SEC PTY PO BOX 54226 NEW ORLEANS, LA 70154-4226				Application date	Apr 16, 2021	
Property description	RANCHO SANTA MARGARITA, CA 92688				Certificate #	2019 / 4894	
	CARRICK RD 09-4539-000 N 1195 FT OF W 300 FT OF S 1615 FT & N 565 FT OF S 1615 FT OF E 600 FT OF W 960 FT OR 895 P			Date certificate issued	06/01/2019		
	169 LESS (Full lega	2017 123242					
	es Owned by App	1 200 30 11 20 20 200 11	<u> </u>	14	**************************************		
Column 1 Certificate Number	Column 1 Column 2 Column 3 Column 4 Face Amount of Certificate Interest		Column 5: Total (Column 3 + Column 4)				
<b>#</b> 2019/4894	06/01/2	019		1,103.15	55.16	1,158.3	
2020/5233	06/01/2	020	1,081.83 54.09		1,135.92		
					→Part 2: Total*	2,294.23	
Part 3: Other Ce	tificates Redeem	d by Ap	plicant (C	Other than Co	unty)		
Column 1 Certificate Number	Column 2	ate of Other Face A		I			
Certificate Number	Date of Other Certificate Sale		umn 3 Amount of Certificate	Column 4 Tax Collector's F	Column 5 Fee Interest	Total (Column 3 + Column 4 + Column 5)	
			mount of			(Column 3 + Column 4	
			mount of			(Column 3 + Column 4 + Column 5)	
<b>#</b> /		Other (	mount of Certificate		Fee Interest	(Column 3 + Column 4 + Column 5)	
# / Part 4: Tax Colle	Certificate Sale	Other (	Ines 1-7)	Tax Collector's F	Part 3: Total*	(Column 3 + Column 4 + Column 5)	
Part 4: Tax Colle  1. Cost of all certi	Certificate Sale	Other (	Ines 1-7)	Tax Collector's F	Part 3: Total*	(Column 3 + Column 4 + Column 5) 0.00	
Part 4: Tax Colle 1. Cost of all certi 2. Delinquent tax	Certificate Sale  ector Certified Am ficates in applicant's	Other (	Ines 1-7)	Tax Collector's F	Part 3: Total*	(Column 3 + Column 4 + Column 5)  0.00  2,294.23	
Part 4: Tax Colle 1. Cost of all certi 2. Delinquent tax	Certificate Sale  Actor Certified Am  Afficates in applicant's  Best paid by the applicant  Could by the applicant	Other (	Ines 1-7)	Tax Collector's F	Part 3: Total*	(Column 3 + Column 4 + Column 5)  0.00  2,294.23  0.00  1,104.58	
Part 4: Tax Collection  1. Cost of all certication  2. Delinquent tax  3. Current taxes parts	Certificate Sale  ector Certified Am ficates in applicant's es paid by the applicant paid by the applicant	Other (	Ines 1-7)	Tax Collector's F	Part 3: Total*	(Column 3 + Column 4 + Column 5)  0.00  2,294.23  0.00  1,104.58	
Part 4: Tax Colle  1. Cost of all certi  2. Delinquent taxe  3. Current taxes p  4. Property inform  5. Tax deed appli	Certificate Sale  ector Certified Am  ficates in applicant's es paid by the applicant baid by the applicant mation report fee cation fee	Other (Counts (Lopossession	ines 1-7)	Tax Collector's F	Part 3: Total*	(Column 3 + Column 4 + Column 5)  0.00  2,294.23  0.00  1,104.58  200.00  175.00	
Part 4: Tax Colle  1. Cost of all certi  2. Delinquent taxe  3. Current taxes p  4. Property inform  5. Tax deed appli	Certificate Sale  ector Certified Am  ficates in applicant's es paid by the applicant baid by the applicant mation report fee cation fee	Other (Counts (Lopossession	ines 1-7)	Tax Collector's F	Part 3: Total*  Peemed by applicant  Total of Parts 2 + 3 above)	(Column 3 + Column 4 + Column 5)  0.00  2,294.23  0.00  1,104.58  200.00  175.00  0.00	
Part 4: Tax Colle 1. Cost of all certi 2. Delinquent taxes part 4. Property inform 5. Tax deed appli 6. Interest accrue 7.	Certificate Sale  Dector Certified Am  Ificates in applicant's  Desired by the applicant  Desire	Other (Counts (Lepossession) ant	ines 1-7) in and othe	r certificates red (*) ee Tax Collecto	Part 3: Total*  Permed by applicant Total of Parts 2 + 3 above)  r Instructions, page 2)	(Column 3 + Column 4 + Column 5)  0.00  2,294.23  0.00  1,104.58  200.00  175.00  0.00  3,773.81	
Part 4: Tax Colle 1. Cost of all certi 2. Delinquent taxes part 4. Property inform 5. Tax deed appli 6. Interest accrue 7.	Certificate Sale  cotor Certified Am  ficates in applicant's es paid by the applicant  paid by the applicant  nation report fee  cation fee  d by tax collector und	Other (Counts (Lepossession) ant	ines 1-7) in and othe	r certificates red (*) ee Tax Collecto	Part 3: Total*  Peemed by applicant  Total of Parts 2 + 3 above)  r Instructions, page 2)  Total Paid (Lines 1-6)	(Column 3 + Column 4 + Column 5)  0.00  2,294.23  0.00  1,104.58  200.00  175.00  0.00  3,773.81  d tax collector's fees	

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

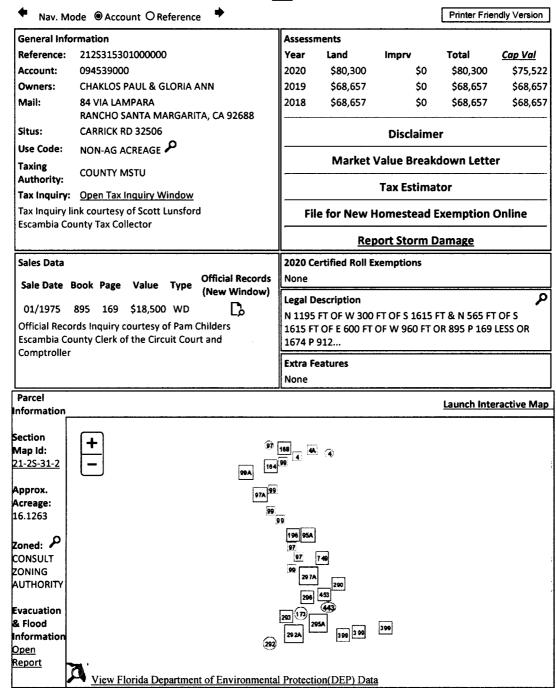


**Real Estate Search** 

**Tangible Property Search** 

Sale List

**Back** 



#### 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:04/29/2021 (tc.5784)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2021057161 5/25/2021 10:00 AM
OFF REC BK: 8537 PG: 881 Doc Type: TDN

### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That CITRUS CAPITAL HOLDINGS LLC holder of Tax Certificate No. 04894, 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:

N 1195 FT OF W 300 FT OF S 1615 FT & N 565 FT OF S 1615 FT OF E 600 FT OF W 960 FT OR 895 P 169 LESS OR 1674 P 912 MCLAIN LESS MINERAL RIGHTS

**SECTION 21, TOWNSHIP 2 S, RANGE 31 W** 

TAX ACCOUNT NUMBER 094539000 (0322-58)

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

#### PAUL CHAKLOS and GLORIA ANN CHAKLOS

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 March, which is the 7th day of March 2022.

Dated this 17th 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.

COMPTRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By:

OR BK 4595 PG1282 Escambia County, Florida INSTRUMENT 2000-763087

advertising, title search, and reasonable attorney's fees, includes removing all debris and litter from the parcel, and cutting down and removing all underbrush, thereby leveling the parcel to a natural grade at premises described in this Notice of Lien, and that such sum is a lien against the said property.

Additionally, the Board of County Commissioners hereby declares that the Lien and all cost of collection, together with attorney's fees, including all publication and title information cost, may be paid without interest within 90 days of publication of notice of the recordation of this Lien, and thereafter the amount so fixed, together with interest at the rate of 8 percent per annum, for the first year and 6 percent thereafter, from the date of the record of said lien. This Lien shall be superior to all other liens except liens for taxes and other special assessment liens imposed by the County, and collection thereof shall be enforced as provided by law for the collection and enforcement of taxes and assessments levied upon real property.

This Notice of Lien has been approved by the Board of County Commissioners and the sum referenced herein shall be a lien against the real property from and after the 17 day of August, 2000 until paid.

BOARD OF COUNTY COMMISSIONERS OF ESCAMBIA COUNTY, FLORIDA

ATTEST:

(SEAL)

ERNIE LEE MAGAHA

CLERK GEATHE CIRCUIT COURT

200 Aug 00 1 1 2000

RCD Aug 18, 2000 02:49 pm Escambia County, Florida

Clerk of the Circuit Court INSTRUMENT 2000-763087



#### OR BK 4595 P61281 Escasbia County Florida INSTRUMENT 2000-763087

#### **NOTICE OF LIEN**

STATE OF FLORIDA COUNTY OF ESCAMBIA

Re:

Paul Chaklos and Gloria Ann Chaklos

Carrick Road

THIS CLAIM, being hereby filed of record, a notice to remove nuisance having been provided and no contrary showing or abatement having occurred, please be advised that, the abatement of the nuisance at the property described below for violations of the provisions of Chapter 42-121 of the Escambia County Code of Ordinances (Ord. No. 97-36) and Chapter 79-455, Laws of Florida, has resulted in the filing of a lien, including interest, and all cost of collection, including attorney's fees, against the subject property and shall continue to be a lien against the subject property until paid.

Escambia County completed cleanup work on July 20, 2000 on property located at Carrick Road, Pensacola, Florida, and more particularly described in the Official Records of Escambia County, Florida in OR Book 895 at page 169 as follows:

The North 1195 Feet of the West 300 Feet of the South 1615 Feet; the North 565 Feet of the South 615 Feet of the East 600 Feet of the West 960 Feet; the East 306.8 Feet of the West 1326.8 Feet of the North 209.66 Feet of the South 1470 Feet; and the North 140 Feet of the South 1815 Feet of the West 1326.8 Feet, All Lying and Being in Section 21, Township 2 South, Range 31 West, Escambia County, Florida, Containing 22.46 Acres, More or Less.

Grantor conveys such mineral rights as were owned by the decedent, C.M. Larkin, but does not warrant any mineral right inasmuch as the same have previously been conveyed to other parties.

This conveyance is also subject to 250 foot easement to Gulf Power Company recorded in Deed Book 426 at Page 108 of the Public Records of Escambia County, Florida, and to 100 foot easement to Gulf Power Company recorded in Official Records Book 276 at Page 735 of the Public Records of Escambia County, Florida.

Escambia County has expended One Thousand Eight Hundred Forty-Two and 58/100 Dollars (\$1,842.58) for the abatement of a nuisance injurious to health which, in addition to the cost of

THIS IS A LESS OUT ON THE TAX ROLL BUT LEGAL DOES NOT ACTUALLY COME OUT OF OUR TAX ROLL LEGAL AT ALL.

REC

5.00 27.00 32.00

1674 PAGE 912

#### State of Morida

COUNTY OF ESCAMBIA

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That we HARRY N. MANZIEK
OPAL W. MANZIEK husband and wife, for and in consideration of Ten Dollars and other good and valuable considerations, the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto DONALD C. McLAIN

AND

BERNIECE McLAIN

husband and wife, of their heirs, executors, administrators and assigns, forever, the following described real property, situate, lying and being in the State of Florida, and County of Escambia

THE EAST 306.80 FEET OF THE WEST 1326.80 FEET OF THE NORTH 209.66 FEET OF THE SOUTH 1470.00 FEET OF SECTION 21, TOWNSHIP 2 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; MORE FULLY DESCRIBED AS FOLLOWS: COMMENCE AT A CONCRETE MONUMENT AT THE SOUTHWEST CORNER OF SECTION 21, TOWNSHIP 2 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE NORTHERLY ALONG THE WEST LINE OF SAID SECTION 21 A DISTANCE OF 1260.00 FEET; THENCE DEFLECT 90° RIGHT A DISTANCE OF 1024.5 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF A COUNTY ROAD FOR THE POINT OF BEGINNING; THENCE CONTINUE SAME COURSE A DISTANCE OF 301.50 FEET; THENCE DEFLECT 90° LEFT A DISTANCE OF 301.50 FEET; THENCE DEFLECT 90° LEFT A DISTANCE OF 301.50 FEET; THENCE DEFLECT 90° LEFT A DISTANCE OF BEGINNING. BEING LOT A OF THE UNRECORDED PENESCO SURDIVISION.

STATE OF FLORIDA
DOCUMENTARY STAMP TAX E VIREAGUA

WHITE THETHUMENT WAS PREPARATED C. SPIVET. AS MALTER C. SPIVET. AS MY MATEOVER OF LAWYERS 17112 MATERIET MATERIAL CONTRACT MATERIAL CONTRA NUCLULATION TO THE ISSUANCE OF A

Subject to taxes for current year and to valid easements, mineral reservations and restrictions of record affecting the above property, if any.

To have and to hold the same, together with all and singular the tettements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all exemptions and right of homestead.

And we covenant that we are well seized of an indefeasible estate in fee simple in the said property, and have a good right to convey the same; that it is free of lien or encumbrance, and that we, our hetis, executors and administrators, the said grantees, their heirs, executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever fully warrant and defend.

IN WITNESS WHEREOF, we have bereunto set our hands and seals this. 20th day of August Chal M. MANZIEK State of Florida SPACE BELOW FOR RECORDERS USE

COUNTY OF ESCAMBIA

Before the subscriber personally appeared HARRY N. MANZIEK

160504

Before the subscriber personally appeared.

AND OPAL W. MANZIEK husband and wife known to me, and known to me to be the individuals described by said names in and who executed the foregoing instrument and acknowledged that they executed the same for the uses and purposes therein segreeth.

Given under my hand and official seal this 20th day of August y commission expires.

Aug 23 10 47 AM '82

STATE OF FLORIDA

COUNTY OF ESCAMBIA

Personally appeared before me this day,
WF Pace and Staron Sheonard,
known to me and known to me to be the Sr Vice President and
ASST Cashier, respectively, of Barnett Bank of Pensacola, who
acknowledge that they executed the foregoing deed for and on behalf
of Barnett Bank of Pensacola, as Executor of the Estate of Charles M.
Larkin, deceased, pursuant to authority in them vested, pursuant to
provisions of said Will and for the uses and purposes therein set
forth.
WITNESS my hand and official seal this 18 th day of
gorie , 1975.

Notary Public My commission expires:



THE PUBLIC RECORDS OF ESCAMANA CO. FLA. ON ESCAMANA

PREPARED BY:
Thurston A. Shell, of
Shell, Fleming, Davis & Menge
Seventh Floor, Seville Tower
Post Office Box 1831
Pensacola, Florida 32598

100 895 PAGE 169

STATE OF FLORIDA

COUNTY OF ESCAMBIA

EXECUTOR'S DEED

KNOW ALL MEN BY THESE PRESENTS, That Barnett Bank of Pensacola, the duly authorized and acting Executor of the Estate of Charles M. Larkin, deceased, for and in consideration of \$18,500.00 in hand paid by the grantees herein, does hereby bargain, sell, grant and convey unto Paul Chaklos and Gloria Ann Chaklos, husband and wife, whose address is 24945 Las Marias, Mission Viego, California, 92675, the following-described property in Escambia County, Florida:



The North 1195 feet of the West 300 feet of the South 1615 feet; the North 565 feet of the South 1615 feet of the East 600 feet of the West 960 feet; the East 306.8 feet of the West 1326.8 feet of the North 209.66 feet of the South 1470 feet; and the North 140 feet of the South 1815 feet of the West 1326.8 feet, all lying and being in Section 21, Township 2 South, Range 31 West, Escambia County, Florida, containing 22.46 acres, more or less.

Grantor conveys such mineral rights as were owned by the decedent, C. M. Larkin, but does not warrant any mineral rights inasmuch as the same have previously been conveyed to other parties.

This conveyance is also subject to 250 foot easement to Gulf Power Company recorded in Deed Book 426 at Page 108 of the public records of Escambia County, Florida, and to 100 foot easement to Gulf Power Company recorded in Official Record Book 276 at Page 735 of the public records of Escambia County, Florida,

together with all and singular the tenements, hereditaments and appurtenances thereunto appertaining free from all exemption and right of homestead. Grantor covenants that it is the duly authorized and acting Executor of the Estate of Charles M. Larkin, deceased, and that this conveyance is made pursuant to the authority contained in the Will of the decedent for the purpose of paying administration expenses.

IN WITNESS WHEREOF, grantor has hereunto executed this deed this the  $186_1$  day of alpha 1975.

Sharen Region deprenanted to the state of th

BARNETT BANK OF PENSACOLA, as Executor of the Estate of Charles M. Arrian, deceased

By Sc. Vice President

SFD&M #2117

#### PROPERTY INFORMATION REPORT

December 22, 2021 Tax Account #:09-4539-000

# LEGAL DESCRIPTION EXHIBIT "A"

N 1195 FT OF W 300 FT OF S 1615 FT & N 565 FT OF S 1615 FT OF E 600 FT OF W 960 FT OR 895 P 169 LESS OR 1674 P 912 MCLAIN LESS MINERAL RIGHTS

**SECTION 21, TOWNSHIP 2 S, RANGE 31 W** 

TAX ACCOUNT NUMBER 09-4539-000(0322-58)

ABSTRACTOR'S NOTE: LESS OUT NOTED ABOVE OR 1674 P 912 DOES NOT ACUTALLY APPEAR TO LIE WITHIN THE LEGAL DESCRIPTION.

#### 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: MAR 7, 2022 TAX ACCOUNT #: 09-4539-000 **CERTIFICATE #:** 2019-4894 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 2020 tax year.

PAUL CHAKLOS AND GLORIA ANN CHAKLOS 84 VIA LAMPARA

PAUL CHAKLOS AND GLORIA ANN CHAKLOS 24945 LAS MARIAS MISSION VIEGO, CA 92675

RANCHO SANTA MARGARITA, CA 92688

Certified and delivered to Escambia County Tax Collector, this 22<sup>nd</sup> day of December, 2021.

PERDIDO TITLE & ABSTRACT, INC.

MUMILL

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** 

December 22, 2021

Tax Account #: 09-4539-000

1. The Grantee(s) of the last deed(s) of record is/are: PAUL CHAKLOS AND GLORIA ANN CHAKLOS

By Virtue of Executor's Deed recorded 4/12/1975 in OR 895/169 Less OR 1674/912

- 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. Lien in favor of State of Fl / Escambia County recorded 08/18/2000 OR 4595/1281
- **4.** Taxes:

Taxes for the year(s) 2018-2020 are delinquent.

Tax Account #: 09-4539-000 Assessed Value: \$75,522.00

**Exemptions: NONE** 

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

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

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



#### PROPERTY INFORMATION REPORT

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

TAX ACCOUNT #:	09-4539-000	CERTIFICATE #:	2019-4894
REPORT IS LIMITED	TO THE PERSON(S) EXI		RS OR OMISSIONS IN THIS NAME IN THE PROPERTY FORMATION REPORT.
listing of the owner(s) o tax information and a list encumbrances recorded title to said land as listed	frecord of the land describ sting and copies of all open in the Official Record Boo d on page 2 herein. It is the	ped herein together with current or unsatisfied leases, mortgoks of Escambia County, Flore e responsibility of the party re	user named above includes a ent and delinquent ad valorem ages, judgments and rida that appear to encumber the named above to verify receipt of ce issuing this Report must be
and mineral or any subs	urface rights of any kind or s, boundary line disputes, a	r nature; easements, restriction	or in subsequent years; oil, gas, ons and covenants of record; ould be disclosed by an accurate
			ament attached, nor is it to be any other form of guarantee or
Use of the term "Report	" herein refers to the Prope	erty Information Report and t	the documents attached hereto.
Period Searched: Decen	nber 13, 1975 to and inclu	nding December 13, 2021	Abstractor: Stacie Wright

As President Dated: December 22, 2021

Michael A. Campbell,

BY

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

#### 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 March 7, 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 CITRUS CAPITAL HOLDINGS LLC holder of Tax Certificate No. 04894, 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:

N 1195 FT OF W 300 FT OF S 1615 FT & N 565 FT OF S 1615 FT OF E 600 FT OF W 960 FT OR 895 P 169 LESS OR 1674 P 912 MCLAIN LESS MINERAL RIGHTS

**SECTION 21, TOWNSHIP 2 S, RANGE 31 W** 

TAX ACCOUNT NUMBER 094539000 (0322-58)

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

#### PAUL CHAKLOS and GLORIA ANN CHAKLOS

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 March, which is the 7th day of March 2022.

Dated this 18th day of January 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:** 

**CARRICK RD 32506** 

COMPTRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

#### 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 March 7, 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 CITRUS CAPITAL HOLDINGS LLC holder of Tax Certificate No. 04894, 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:

N 1195 FT OF W 300 FT OF S 1615 FT & N 565 FT OF S 1615 FT OF E 600 FT OF W 960 FT OR 895 P 169 LESS OR 1674 P 912 MCLAIN LESS MINERAL RIGHTS

**SECTION 21, TOWNSHIP 2 S, RANGE 31 W** 

TAX ACCOUNT NUMBER 094539000 (0322-58)

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

#### PAUL CHAKLOS and GLORIA ANN CHAKLOS

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 March, which is the 7th day of March 2022.

Dated this 18th day of January 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.

COMPTAGE OF THE PROPERTY OF TH

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

#### STATE OF FLORIDA COUNTY OF ESCAMBIA

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

#### **CERTIFICATE # 04894 of 2019**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on January 20, 2022, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

PAUL CHAKLOS	GLORIA ANN CHAKLOS
84 VIA LAMPARA	84 VIA LAMPARA
RANCHO SANTA MARGARITA, CA 92688	RANCHO SANTA MARGARITA, CA 92688

PAUL CHAKLOS AND GLORIA ANN CHAKLOS ESCAMBIA COUNTY / COUNTY ATTORNEY 24945 LAS MARIAS 221 PALAFOX PLACE STE 430
MISSION VIEGO, CA 92675 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 20th day of January 2022.

COMPIROL STATE OF THE STATE OF

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA



#### 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 March 7, 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.

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Map

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Dated this 18th day o

attached

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**Post Property:** 

CARRICK RD 32506



PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

# ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA

# NON-ENFORCEABLE RETURN OF SERVICE 0322-58

Document Number: ECSO22CIV003239NON

Agency Number: 22-002875

Court: TAX DEED
County: ESCAMBIA

Case Number: CERT NO 04894 2019

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE PAUL CHAKLOS AND GLORIA ANN CHAKLOS

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 1/24/2022 at 10:12 AM and served same at 10:13 AM on 1/26/2022 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO THE PROPERTY AS INSTRUCTED BY THE CLERKS OFFICE

CHIP W SIMMONS, SHERIFF ESCAMBIA COUNTY, FLORIDA

By:

D. NELSON, CPS

Service Fee: \$40.00 Receipt No: BILL

Printed By: LCMITCHE

BOATS OR SU 22/61/2008 FIRST-CLASS MAIL THE STATE OF THE S quadlent Return to Sender No one lives here by this name 1 0 3 9171 9690 0935 0128 2022 08 PAUL CHAKLOS AND GLORIA ANN ... (2) MISSION VIEGO, CA 92675 24945 LAS MARIAS GERTIFIED MAI CHAKLOS [0322-58] COUNTRACTOR STORY 11. .A1: 9324355577657 Clerk of the Circuit Court & Comptroller 221 Palafox Place, Suite 110 Pensacola, FL 32502 Pam Childers Official Records

OF EMPLOY

PAUL CHAKLOS [0322-58] 84 VIA LAMPARA RANCHO SANTA MARGARITA, CA 92688

9171 9690 0935 0128 2022 91

GLORIA ANN CHAKLOS [0322-58] 84 VIA LAMPARA RANCHO SANTA MARGARITA, CA 92688

9171 9690 0935 0128 2021 92

PAUL CHAKLOS AND GLORIA ANN CHAKLOS [0322-58] 24945 LAS MARIAS MISSION VIEGO, CA 92675

9171 9690 0935 0128 2022 08

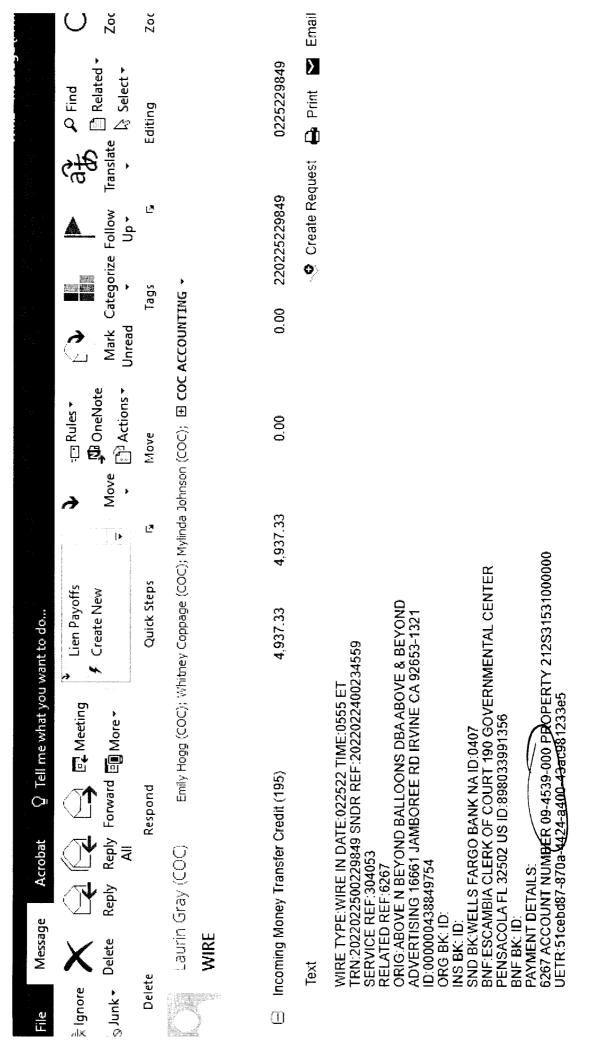
ESCAMBIA COUNTY / COUNTY ATTORNEY [0322-58] 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502

9171 9690 0935 0128 2022 15

ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT [0322-58] ESCAMBIA CENTRAL OFFICE COMPLEX 3363 WEST PARK PLACE PENSACOLA FL 32505

9171 9690 0935 0128 2022 22

contact



Laurin Gray, Sr. Operations Supervisor, Accounting Pam Childers, Clerk of the Circuit Court & Comptroller

Friday, Feb 25, 2022 08:53 AM

# Escambia County Receipt of Transaction Receipt # 2022014612

Cashiered by: mkj

Pam Childers Clerk of Court Escambia County, Florida

**Received From** 

**ABOVE & BEYOND INC** 

On Behalf Of:

On: 2/25/22 9:47 am Transaction # 101662664

CaseNumber 2019 TD 004894						
Fee Description		<b>Prior Paid</b>	Waived	Due	Paid	Balance
(RECORD2) RECORD FEE FIRST PAGE	10.00	10.00	0.00	0.00	0.00	0.00
(TAXDEED) TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00	0.00	0.00
(TD70) ADVANCE PAY ONLINE AUCTION FEE	70.00	70.00	0.00	0.00	0.00	0.00
(TAXDEED) TAX DEED CERTIFICATES	4408.99	0.00	0.00	4408.99	4408.99	0.00
(RECORD2) RECORD FEE FIRST PAGE	10.00	0.00	0.00	10.00	10.00	0.00
(TD4) PREPARE ANY INSTRUMENT	7.00	7.00	0.00	0.00	0.00	0.00
(TD10) TAX DEED APPLICATION	60.00	60.00	0.00	0.00	0.00	0.00
(TAXDEED) TAX DEED CERTIFICATES	480.44	0.00	0.00	480.44	480.44	0.00
(TD2) POSTAGE TAX DEEDS	30.90	0.00	0.00	30.90	30.90	0.00
(TD4) PREPARE ANY INSTRUMENT	7.00	0.00	0.00	7.00	7.00	0.00
Total:	5404.33	467.00	0.00	4937.33	4937.33	0.00

PAYMENTS

**Grand Total:** 

Payment Type	Reference		Amount	Refund	Overage	Change	Net Amount
ACH		OK	4937.33	0.00	0.00	0.00	4937.33

Payments Total: 4937.33

467.00

0.00

0.00

4937.33

0.00

5404.33

0.00

4937.33

4937.33

0.00

#### **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

### PAM CHILDERS, CLERK OF THE CIRCUIT COURT Tax Certificate Redeemed From Sale

Account: 094539000 Certificate Number: 004894 of 2019

Payor: ABOVE & BEYOND INC 16661 JAMBOREE IRVINE CA 92606 Date 02/25/2022

Clerk's Total \$544.06 Clerk's Check # 1 Tax Collector's Total \$4,408.99 Tax Collector Check # 1 Postage \$30.90 Researcher Copies \$0.00 Recording \$10.00 \$7.00 Prep Fee Total Received \$5,000.95

PAM CHILDERS 4937

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

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2022019439 2/25/2022 9:52 AM
OFF REC BK: 8729 PG: 1010 Doc Type: RTD

#### RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8537, Page 881, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 04894, issued the 1st day of June, A.D., 2019

TAX ACCOUNT NUMBER: 094539000 (0322-58)

DESCRIPTION OF PROPERTY:

N 1195 FT OF W 300 FT OF S 1615 FT & N 565 FT OF S 1615 FT OF E 600 FT OF W 960 FT OR 895 P 169 LESS OR 1674 P 912 MCLAIN LESS MINERAL RIGHTS

**SECTION 21, TOWNSHIP 2 S, RANGE 31 W** 

NAME IN WHICH ASSESSED: PAUL CHAKLOS and GLORIA ANN CHAKLOS

Dated this 25th day of February 2022.

COMPTRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA



(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 published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a NOTICE TAX DEED SALE in the matter of

DATE - 03-07-2022 - TAX CERTIFICATE #'S 04894

in the CIRCUIT

Court

was published in said newspaper in the issues of

FEBRUARY 03, 10, 17, 24, 2022

Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, 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.

Will Paris

Digitally signed by Michael P Driver
DN: c=US, o=The Escambia Sun Press LLC,
ou=A01410D00000171E5A7746E0000AE64, cn=Michael P Driver
Date: 2022 02 24 09:16:35-06'00'

**PUBLISHER** 

Sworn to and subscribed before me this 24TH day of FEBRUARY

**A.D.**, 2022

Heather Tuttle

Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC,
ou=A01410D00000171E5ABA6670000AE70, cn=Heather Tuttle
Date: 2022.02.24 09:23:19 -06'00'

HEATHER TUTTLE NOTARY PUBLIC



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

Page 1 of 1

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

oaw-4w-02-03-10-17-24-2022