

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2100570

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
11-3326-505	2019/6498	06-01-2019	LT 6 BLK 5 RE S/D OF CANTONMENT HEIGHTS PB 3 P 64 OR 5694 P 1599

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

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

0722.59

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	RIVERS FLORA EST OF 3057 WOODBURY CIR CANTONMENT, FL 32533 3057 WOODBURY CIR 11-3326-505 LT 6 BLK 5 RE S/D OF CANTONMENT HEIGHTS PB 3 P 64 OR 5694 P 1599		Certificate #	2019 / 6498	
			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)	
# 2019/6498	06/01/2019	1,264.72	63.24	1,327.96	
→ Part 2: Total*				1,327.96	
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)
# 2021/5396	06/01/2021	1,349.43	6.25	67.47	1,423.15
# 2020/6866	06/01/2020	1,307.86	6.25	65.39	1,379.50
Part 3: Total*					2,802.65
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)				4,130.61	
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)				4,505.61	
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 Pich, CFCA</u> Signature, Tax Collector or Designee			Escambia, Florida Date July 28th, 2021		

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



Chris Jones

Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Nav. Mode ☒ Account ☐ Parcel ID →

Printer Friendly Version

General Information

Parcel ID: 141N311002006005
Account: 113326505
Owners: RIVERS FLORA EST OF
Mail: 3057 WOODBURY CIR
 CANTONMENT, FL 32533
Situs: 3057 WOODBURY CIR 32533
Use Code: SINGLE FAMILY RESID
Taxing Authority: COUNTY MSTU
Tax Inquiry: [Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Scott Lunsford
 Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	Cap Val
2021	\$15,000	\$73,169	\$88,169	\$86,997
2020	\$15,000	\$64,089	\$79,089	\$79,089
2019	\$15,000	\$60,659	\$75,659	\$75,659

[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)
05/2005	5694	1599	\$27,000	WD	
05/1983	1772	228	\$19,500	WD	
01/1978	1249	518	\$19,400	WD	
01/1975	960	252	\$19,100	WD	

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

2021 Certified Roll Exemptions

None

Legal Description

LT 6 BLK 5 RE S/D OF CANTONMENT HEIGHTS PB 3 P 64 OR
 5694 P 1599

Extra Features

None

Parcel Information

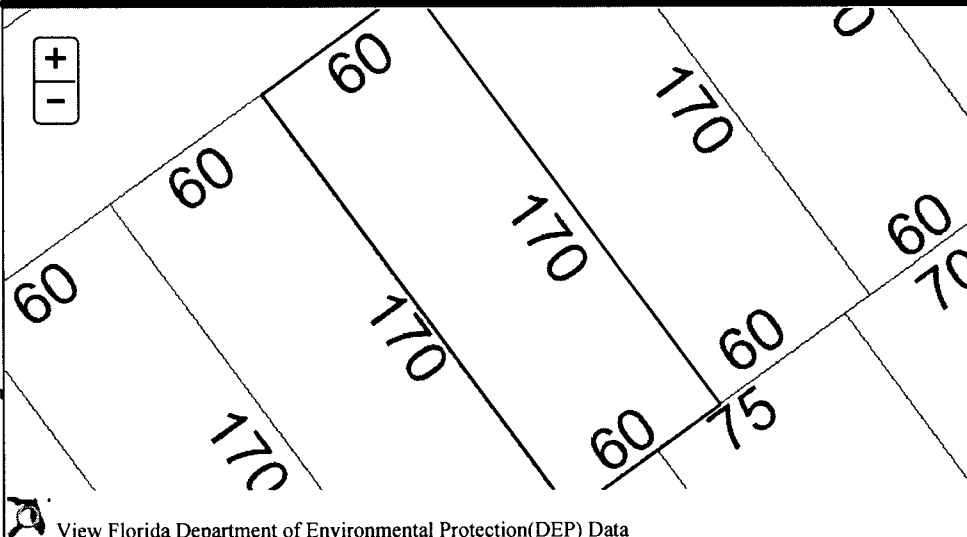
[Launch Interactive Map](#)

Section Map Id:
 14-1N-31-1

Approx. Acreage:
 0.2322

Zoned:
 MDR

Evacuation & Flood Information
[Open Report](#)



[View Florida Department of Environmental Protection\(DEP\) Data](#)

Buildings

Address:3057 WOODBURY CIR, Year Built: 1975, Effective Year: 2019/5, PA Building ID#: 7416

<div>Structural Elements</div> <div>DECOR/MILLWORK-AVERAGE</div> <div>DWELLING UNITS-1</div> <div>EXTERIOR WALL-BRICK-FACE/VENEER</div> <div>FLOOR COVER-CARPET</div> <div>FOUNDATION-SLAB ON GRADE</div> <div>HEAT/AIR-CENTRAL H/AC</div> <div>INTERIOR WALL-DRYWALL-PLASTER</div> <div>NO. PLUMBING FIXTURES-6</div> <div>NO. STORIES-1</div> <div>ROOF COVER-COMPOSITION SHG</div> <div>ROOF FRAMING-GABLE</div> <div>STORY HEIGHT-0</div> <div>STRUCTURAL FRAME-WOOD FRAME</div> <div><div>Areas - 1340 Total SF</div><div>BASE AREA - 1100</div><div>UTILITY UNF - 240</div></div>	<div>12</div> <div>UTU</div> <div>12</div> <div>20</div> <div>24</div> <div>25</div> <div>BAS</div> <div>25</div>
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Images



7/1/20

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.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TLGFY LLC CAPITAL ONE NA** holder of **Tax Certificate No. 06498**, 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 6 BLK 5 RE S/D OF CANTONMENT HEIGHTS PB 3 P 64 OR 5694 P 1599

SECTION 14, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113326505 (0722-59)

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

FLORA RIVERS EST OF

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

STATE OF FLORIDA

SANTA ROSA COUNTY
ESCAMBIA

WARRANTY DEED

Know All Men by These Presents: That VERNICE R. STOKES AND
JOHN R. STOKES, 2743 SANDPEBBLE DR, SEABROOK, TX 77586
for and in consideration of \$27,000 TWENTY SEVEN THOUSAND DOLLARS
the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto FLORA RIVERS,
3057 Woodbury Circle, Cantonment, FL 32533
heirs, Personal Representatives and assigns, forever, the following described real property,
situate, lying and being in the CITY OF CANTONMENT County of Santa Rosa, State of Florida.
to-wit: ESCAMBIA

3057 WOODBURY CIRCLE
CANTONMENT, FL

LOT 6, PIECE 5

LT 6 BLK 5 RE S/D OF
CANTONMENT HEIGHTS

PB 3 P 64 OR 1772 P 228

Together, with all and singular the tenements, hereditaments and appurtenances hereto belonging or in anywise
appertaining, free from all exemptions and right of home stead.

And VERNICE R. STOKES covenant that VERNICE R. STOKES well seized of an indefeasible
estate in fee simple in the said property, and has a good right to convey the same; that it is free of lien or encum-
brance, and that VERNICE R. STOKES heirs, personal representatives the said grantee heirs,
personal representatives and assigns, in the quiet and peaceable possession and enjoyment thereof, against all
persons lawfully claiming the same, shall and will forever warrant and defend.

IN WITNESS WHEREOF, WE have hereunto set OUR hands and seals this 23rd
day of MAY A. D. 19 2005
Signed, sealed and delivered in the presence of

VERNICE R. STOKES
JOHN R. STOKES

VERNICE R. STOKES
JOHN R. STOKES

Kelli R. Jones
Kelli R. Jones

Ashley K. Jones
Ashley K. Jones

STATE OF FLORIDA

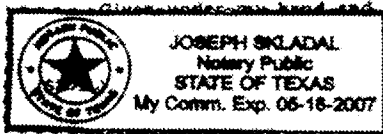
SANTA ROSA COUNTY
ESCAMBIA

Before the subscriber personally appeared
AND JOHN R. STOKES

VERNICE R. STOKES

his wife, known to me, and known to me to be the individual(s) described by said name(s) in and who executed
the foregoing instrument and acknowledged that they executed the same for the uses and purposes therein set
forth.

Given under my hand and official seal this 23rd day of May 19 2005



Documentary Stamp Tax
State TEXAS
Federal

My commission expires 05-16-2007
Notary Public.

No. 2005402133 Filed 08/01/2005 at 4:41 PM o'clock PM Recorded in the public records of Santa Rosa County, Florida
in the book and page noted above, Clerk Circuit Court. By Ernie Lee Magaha D. C.

Prepared By: Vernice Stokes
2743 Sandpebble Dr.
Seabrook, TX 77586

PROPERTY INFORMATION REPORT

April 22, 2022

Tax Account #:11-3326-505

**LEGAL DESCRIPTION
EXHIBIT "A"**

LT 6 BLK 5 RE S/D OF CANTONMENT HEIGHTS PB 3 P 64 OR 5694 P 1599

SECTION 14, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 11-3326-505(0722-59)

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 #: 11-3326-505
CERTIFICATE #: 2019-6498

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 type="checkbox"/>	<input checked="" type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2021</u> tax year.

**ESTATE OF FLORA RIVERS AND
FLORA RIVERS
3057 WOODBURY CIR
CANTONMENT, FL 32533**

Certified and delivered to Escambia County Tax Collector, this 22nd 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 22, 2022

Tax Account #: **11-3326-505**

1. The Grantee(s) of the last deed(s) of record is/are: **FLORA RIVERS**

By Virtue of Warranty Deed recorded 8/1/2005 in OR 5694/1599

**ABTRACTOR'S NOTE: WE FIND NO EVIDENCE OF DEATH FOR FLORA RIVERS
RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.**

2. The land covered by this Report is: **See Attached Exhibit "A"**
3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:

a. NONE

4. Taxes:

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

Tax Account #: 11-3326-505

Assessed Value: \$86,997.00

Exemptions: NONE

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

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

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



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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 11-3326-505 CERTIFICATE #: 2019-6498

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: April 6, 2002 to and including April 6, 2022 Abstractor: Pam Alvarez

BY

Michael A. Campbell,
As President
Dated: April 22, 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

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

FLORA RIVERS EST OF

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:

FLORA RIVERS EST OF
3057 WOODBURY CIR
CANTONMENT, FL 32533

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Post Property:

3057 WOODBURY CIR 32533



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

By:
Emily Hogg
Deputy Clerk

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

By:
Emily Hogg
Deputy Clerk

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 06498 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:

FLORA RIVERS EST OF 3057 WOODBURY CIR CANTONMENT, FL 32533
--

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

WARNING

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Post Property:

3057 WOODBURY CIR 32533



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

By:
Emily Hogg
Deputy Clerk

RECEIVED
 2022 MAY 20 AM 9:27
 ESCAMBIA COUNTY, FL
 SHERIFF'S OFFICE
 CIVIL UNIT

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

0722- 59

Document Number: ECSO22CIV017471NON

Agency Number: 22-006215

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 06498 2019

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: FLORA RIVERS EST OF

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 5/20/2022 at 9:27 AM and served same at 9:32 AM on 5/23/2022 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: _____

A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

006214

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. 06498, 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 6 BLK 5 RE S/D OF CANTONMENT HEIGHTS PB 3 P 64 OR 5694 P 1599

SECTION 14, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113326505 (0722-59)

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

FLORA RIVERS EST OF

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:

FLORA RIVERS EST OF
3057 WOODBURY CIR
CANTONMENT, FL 32533

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
2022 MAY 20 AM 9:26
ESCAMBIA COUNTY, FL
SHERIFF'S OFFICE
CIVIL UNIT

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA
NON-ENFORCEABLE RETURN OF SERVICE

0722-59

Document Number: ECSO22CIV017469NON

Agency Number: 22-006214

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 06498 2019

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: FLORA RIVERS EST OF
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 5/20/2022 at 9:26 AM and served same at 10:31 AM on 5/27/2022 in ESCAMBIA COUNTY, FLORIDA, by serving FLORA RIVERS EST OF , the within named, to wit: JEFFREY RIVERS, SON/RESIDENT.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____


A. HARDIN, CPS

Service Fee: \$40.00
Receipt No: BILL

Printed By: LCMITCHE

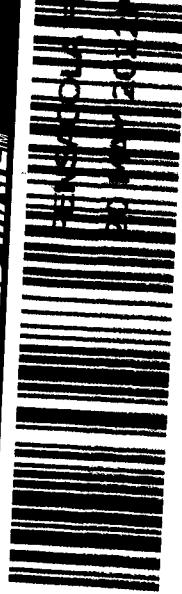
FLORA RIVERS EST OF [0722-59]
3057 WOODBURY CIR
CANTONMENT, FL 32533

9171 9690 0935 0128 0543 71

Contact

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

CERTIFIED MAIL™



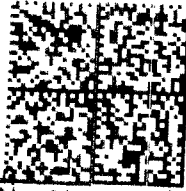
9171 9690 0935 0128 0543 71

quadrant

FIRST-CLASS MAIL
IMI

\$006.13⁹

05/20/2022 ZIP 32502
043M31219251



FLORIAN RIVERS EST OF [0722-59]
33057 WOODBURY CIR
CANTONMENT, FL 32533

322 DE 1

0006/11/22

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

UNC
325390195857

BC: 32502583335

*2738-03692-20-36

-- 9327000084161137

US POSTAGE

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 06498

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 08:30:39 -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 08:30:54 -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**

NOTICE IS HEREBY GIVEN, That TLGFY LLC CAPITAL ONE NA holder of Tax Certificate No. 06498, 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 6 BLK 5 RE S/D OF CANTONMENT HEIGHTS PB 3 P 64 OR 5694 P 1599 SECTION 14, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113326505 (0722-59)

The assessment of the said property under the said certificate issued was in the name of FLORA RIVERS EST OF

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



Scott Lunsford, CFC • Escambia County Tax Collector

EscambiaTaxCollector.com

facebook.com/ECTaxCollector

twitter.com/escambiatc



2021

REAL ESTATE

TAXES

Notice of Ad Valorem and Non-Ad Valorem Assessments

SCAN TO PAY ONLINE

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
11-3326-505	06		141N311002006005

RIVERS FLORA EST OF
3057 WOODBURY CIR
CANTONMENT, FL 32533

PROPERTY ADDRESS:
3057 WOODBURY CIR

EXEMPTIONS:

PRIOR YEAR(S) TAXES OUTSTANDING

19/6498

PAY DELINQUENT TAXES BY CASH, CASHIER'S CHECK OR MONEY ORDER

AD VALOREM TAXES						
TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED	
COUNTY	6.6165	86,997	0	86,997	575.62	
PUBLIC SCHOOLS						
BY LOCAL BOARD	1.9620	88,169	0	88,169	172.99	
BY STATE LAW	3.6950	88,169	0	88,169	325.78	
WATER MANAGEMENT	0.0294	86,997	0	86,997	2.56	
SHERIFF	0.6850	86,997	0	86,997	59.59	
M.S.T.U. LIBRARY	0.3590	86,997	0	86,997	31.23	
ESCAMBIA CHILDRENS TRUST	0.5000	86,997	0	86,997	43.50	
TOTAL MILLAGE		13.8469	AD VALOREM TAXES		\$1,211.27	
LEGAL DESCRIPTION		NON-AD VALOREM ASSESSMENTS				
LT 6 BLK 5 RE S/D OF CANTONMENT HEIGHTS PB 3 P 64 OR 5694 P 1599	TAXING AUTHORITY	RATE			AMOUNT	
	FP FIRE PROTECTION				125.33	
	NON-AD VALOREM ASSESSMENTS			\$125.33		

Pay online at EscambiaTaxCollector.com

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

COMBINED TAXES AND ASSESSMENTS \$1,336.60

Face: 1,496.59	Cert #5819	If Received By	Jun 30, 2022	Jul 29, 2022	Aug 31, 2022
Rate: 0.25%	Bidder #12566425	Please Pay	1,577.67	1,577.67	1,577.67

RETAIN FOR YOUR RECORDS

2021 REAL ESTATE TAXES

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

Make checks payable to:

Scott Lunsford, CFC
Escambia County Tax Collector

P.O. BOX 1312
PENSACOLA, FL 32591

Pay online at EscambiaTaxCollector.com

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

PAY ONLY ONE AMOUNT

AMOUNT IF PAID BY	Jun 30, 2022
	1,577.67
AMOUNT IF PAID BY	Jul 29, 2022
	1,577.67
AMOUNT IF PAID BY	Aug 31, 2022
	1,577.67
AMOUNT IF PAID BY	
AMOUNT IF PAID BY	

PRIOR YEAR(S) TAXES OUTSTANDING

PAY DELINQUENT TAXES BY CASH.

ACCOUNT NUMBER
11-3326-505
PROPERTY ADDRESS
3057 WOODBURY CIR

RIVERS FLORA EST OF
3057 WOODBURY CIR
CANTONMENT, FL 32533



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 113326505 Certificate Number: 006498 of 2019

Redemption ☐ No ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="7/5/2022"/>	Redemption Date <input type="text" value="7/1/2022"/>
Months	12	12
Tax Collector	<input type="text" value="\$4,505.61"/>	<input type="text" value="\$4,505.61"/>
Tax Collector Interest	\$811.01	\$811.01
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$5,322.87	<u>\$5,322.87</u> TC
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	\$82.08
Total Clerk	\$538.08	<u>\$538.08</u> CH
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="\$6.18"/>	<input type="text" value="\$6.18"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$5,884.13	\$5,884.13
	Repayment Overpayment Refund Amount	\$0.00
Book/Page	<input type="text" value="8614"/>	<input type="text" value="188"/>

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 006498

Redeemed Date 7/1/2022

Name DAVID C SINGLETON 3036 WOODBURY CIR CANTONMENT FL 32533

Clerk's Total = TAXDEED	\$538.08
Due Tax Collector = TAXDEED	\$5,322.87
Postage = TD2	\$6.18
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
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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**

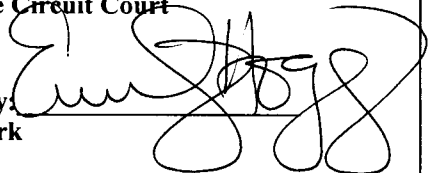
CLERK TO THE BOARD OF
COUNTY COMMISSIONERS
OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 113326505 Certificate Number: 006498 of 2019

Payor: DAVID C SINGLETON 3036 WOODBURY CIR CANTONMENT FL 32533 Date
7/1/2022

Clerk's Check #	4462367217	Clerk's Total	\$538.08
Tax Collector Check #	1	Tax Collector's Total	\$5,322.87
		Postage	\$6.18
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$5,884.13

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 8614, Page 188, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 06498, issued the 1st day of June, A.D., 2019

TAX ACCOUNT NUMBER: **113326505 (0722-59)**

DESCRIPTION OF PROPERTY:

LT 6 BLK 5 RE S/D OF CANTONMENT HEIGHTS PB 3 P 64 OR 5694 P 1599

SECTION 14, TOWNSHIP 1 N, RANGE 31 W

NAME IN WHICH ASSESSED: FLORA RIVERS EST OF

Dated this 1st day of July 2022.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk