



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

1222-19

Part 1: Tax Deed Application Information

| | | | |
|-------------------------------------|--|-------------------------|--------------|
| 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 21, 2022 |
| Property description | FIFE BESSIE P TRUSTEE FOR FIFE BESSIE P TRUST C/O ELIZABETH F CURLE 3025 NEWTON DR PENSACOLA, FL 32503 3025 NEWTON DR 01-2959-074 COMM AT NE COR OF LT 36 BLK 5 MALLORY HTS 1ST ADDN UNIT 5 PB 8 P 6 S 85 DEG 11 MIN 05 SEC W 157 54/1 (Full legal attached.) | Certificate # | 2020 / 287 |
| | | Date certificate issued | 06/01/2020 |

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) |
|--------------------------------|--------------------------------------|--|----------------------|--|
| # 2020/287 | 06/01/2020 | 1,874.75 | 93.74 | 1,968.49 |
| →Part 2: Total* | | | | 1,968.49 |

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) |
|--------------------------------|---|---|---------------------------------|----------------------|--|
| # 2021/215 | 06/01/2021 | 1,949.26 | 6.25 | 97.46 | 2,052.97 |
| Part 3: Total* | | | | | 2,052.97 |

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) | 4,021.46 |
| 2. Delinquent taxes paid by the applicant | 0.00 |
| 3. Current taxes paid by the applicant | 1,982.28 |
| 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) | 6,378.74 |

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: Escambia, Florida
 Signature, Tax Collector or Designee Date May 6th, 2022

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

| 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>12/05/2022</u> Signature, Clerk of Court or Designee | |

INSTRUCTIONS *+ 6.25*

Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

COMM AT NE COR OF LT 36 BLK 5 MALLORY HTS 1ST ADDN UNIT 5 PB 8 P 6 S 85 DEG 11 MIN 05 SEC W 157 54/100 FT S 05 DEG 42 MIN 30 SEC W 95 82/100 FT TO SWLY COR OF LT 36 N 79 DEG 03 MIN 23 SEC E 175 51/100 FT TO SELY SELY COR OF LT 36 NLY ALG ARC OF A CURVE TO RIGHT (RADIUS 408 43/100 FT) FOR 65 07/100 FT TO POB OR 616 P 941 OR 4971 P 1370 OR 7533 P 48

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2200254

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
CITRUS CAPITAL HOLDINGS, LLC
CITRUS CAPITAL HOLDINGS FBO SEC PTY
PO BOX 54226
NEW ORLEANS, LA 70154-4226,

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 |
|----------------|-----------------|------------|--|
| 01-2959-074 | 2020/287 | 06-01-2020 | COMM AT NE COR OF LT 36 BLK 5 MALLORY HTS 1ST ADDN UNIT 5 PB 8 P 6 S 85 DEG 11 MIN 05 SEC W 157 54/100 FT S 05 DEG 42 MIN 30 SEC W 95 82/100 FT TO SWLY COR OF LT 36 N 79 DEG 03 MIN 23 SEC E 175 51/100 FT TO SELY SELY COR OF LT 36 NLY ALG ARC OF A CURVE TO RIGHT (RADIUS 408 43/100 FT) FOR 65 07/100 FT TO POB OR 616 P 941 OR 4971 P 1370 OR 7533 P 48 |

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
CITRUS CAPITAL HOLDINGS, LLC
CITRUS CAPITAL HOLDINGS FBO SEC PTY
PO BOX 54226
NEW ORLEANS, LA 70154-4226

04-21-2022
Application Date

Applicant's signature



Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Nav. Mode Account Parcel ID →

[Printer Friendly Version](#)

| <p>General Information</p> <p>Parcel ID: 012S291902365005</p> <p>Account: 012959074</p> <p>Owners: FIFE BESSIE P TRUSTEE FOR FIFE BESSIE P TRUST</p> <p>Mail: C/O ELIZABETH F CURLE 3025 NEWTON DR PENSACOLA, FL 32503</p> <p>Situs: 3025 NEWTON DR 32503</p> <p>Use Code: SINGLE FAMILY RESID </p> <p>Taxing Authority: PENSACOLA CITY LIMITS</p> <p>Tax Inquiry: Open Tax Inquiry Window</p> <p>Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector</p> | <p>Assessments</p> <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2021</td> <td>\$30,000</td> <td>\$77,313</td> <td>\$107,313</td> <td>\$107,313</td> </tr> <tr> <td>2020</td> <td>\$30,000</td> <td>\$68,701</td> <td>\$98,701</td> <td>\$98,701</td> </tr> <tr> <td>2019</td> <td>\$30,000</td> <td>\$64,121</td> <td>\$94,121</td> <td>\$94,121</td> </tr> </tbody> </table> <p style="text-align: center;">Disclaimer</p> <hr/> <p style="text-align: center;">Market Value Breakdown Letter</p> <hr/> <p style="text-align: center;">Tax Estimator</p> <hr/> <p style="text-align: center;">File for New Homestead Exemption Online</p> | Year | Land | Imprv | Total | Cap Val | 2021 | \$30,000 | \$77,313 | \$107,313 | \$107,313 | 2020 | \$30,000 | \$68,701 | \$98,701 | \$98,701 | 2019 | \$30,000 | \$64,121 | \$94,121 | \$94,121 |
|--|---|----------|-----------|-----------|-------|---------|------|----------|----------|-----------|-----------|------|----------|----------|----------|----------|------|----------|----------|----------|----------|
| Year | Land | Imprv | Total | Cap Val | | | | | | | | | | | | | | | | | |
| 2021 | \$30,000 | \$77,313 | \$107,313 | \$107,313 | | | | | | | | | | | | | | | | | |
| 2020 | \$30,000 | \$68,701 | \$98,701 | \$98,701 | | | | | | | | | | | | | | | | | |
| 2019 | \$30,000 | \$64,121 | \$94,121 | \$94,121 | | | | | | | | | | | | | | | | | |

| <p>Sales Data</p> <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>06/01/2016</td> <td>7533</td> <td>48</td> <td>\$100</td> <td>OT</td> <td></td> </tr> <tr> <td>10/2002</td> <td>4971</td> <td>1370</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>01/1972</td> <td>616</td> <td>941</td> <td>\$18,100</td> <td>WD</td> <td></td> </tr> </tbody> </table> <p>Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller</p> | Sale Date | Book | Page | Value | Type | Official Records (New Window) | 06/01/2016 | 7533 | 48 | \$100 | OT | | 10/2002 | 4971 | 1370 | \$100 | QC | | 01/1972 | 616 | 941 | \$18,100 | WD | | <p>2021 Certified Roll Exemptions</p> <p>None</p> <hr/> <p>Legal Description </p> <p>COMM AT NE COR OF LT 36 BLK 5 MALLORY HTS 1ST ADDN UNIT 5 PB 8 P 6 S 85 DEG 11 MIN 05 SEC W 157 54/100 FT S 05 DEG...</p> <hr/> <p>Extra Features</p> <p>METAL BUILDING UTILITY BLDG</p> |
|---|-----------|------|----------|-------|----------------------------------|----------------------------------|------------|------|----|-------|----|--|---------|------|------|-------|----|--|---------|-----|-----|----------|----|--|--|
| Sale Date | Book | Page | Value | Type | Official Records (New Window) | | | | | | | | | | | | | | | | | | | | |
| 06/01/2016 | 7533 | 48 | \$100 | OT | | | | | | | | | | | | | | | | | | | | | |
| 10/2002 | 4971 | 1370 | \$100 | QC | | | | | | | | | | | | | | | | | | | | | |
| 01/1972 | 616 | 941 | \$18,100 | WD | | | | | | | | | | | | | | | | | | | | | |

| | |
|--|---|
| <p>Parcel Information</p> <p>Section Map Id: 01-2S-29</p> <p>Approx. Acreage: 0.2862</p> <p>Zoned: R-1AAA</p> <p>Evacuation & Flood Information</p> <p>Open Report</p> | <p style="text-align: right;">Launch Interactive Map</p> <div style="border: 1px solid black; padding: 5px; margin: 5px;"> <p style="text-align: center;">+ -</p> </div> <p style="text-align: center;"></p> <p style="text-align: center;">View Florida Department of Environmental Protection(DEP) Data</p> |
|--|---|

Buildings

Address:3025 NEWTON DR, Year Built: 1972, Effective Year: 1972, PA Building ID#: 42003

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

NO. PLUMBING FIXTURES-6

NO. STORIES-1

ROOF COVER-COMPOSITION SHG

ROOF FRAMING-HIP

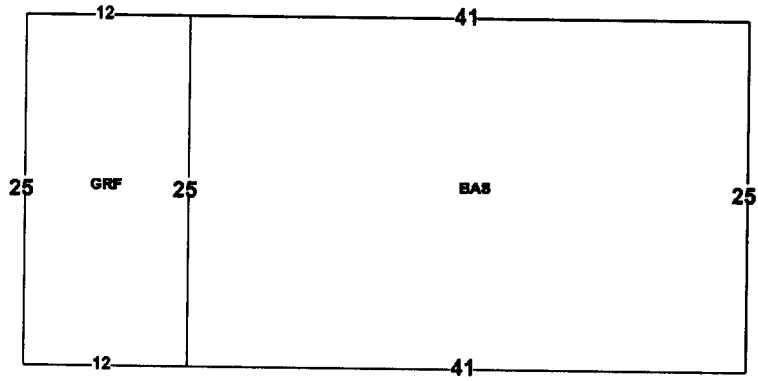
STORY HEIGHT-0

STRUCTURAL FRAME-WOOD FRAME

Areas - 1325 Total SF

BASE AREA - 1025

GARAGE FIN - 300



Images



2/28/2018 12:00:00 AM

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:05/10/2022 (tc.78967)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **CITRUS CAPITAL HOLDING LLC** holder of **Tax Certificate No. 00287**, issued the **1st** day of **June, A.D., 2020** 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:

COMM AT NE COR OF LT 36 BLK 5 MALLORY HTS 1ST ADDN UNIT 5 PB 8 P 6 S 85 DEG 11 MIN 05 SEC W 157 54/100 FT S 05 DEG 42 MIN 30 SEC W 95 82/100 FT TO SWLY COR OF LT 36 N 79 DEG 03 MIN 23 SEC E 175 51/100 FT TO SELY SELY COR OF LT 36 NLY ALG ARC OF A CURVE TO RIGHT (RADIUS 408 43/100 FT) FOR 65 07/100 FT TO POB OR 616 P 941 OR 4971 P 1370 OR 7533 P 48

SECTION 01, TOWNSHIP 2 S, RANGE 29 W

TAX ACCOUNT NUMBER 012959074 (1222-19)

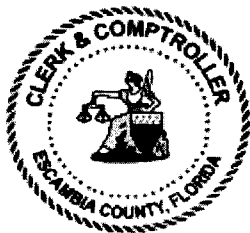
The assessment of the said property under the said certificate issued was in the name of

BESSIE P FIFE TRUSTEE

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Monday in the month of December, which is the **5th day of December 2022**.

Dated this 13th 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

By:
Emily Hogg
Deputy Clerk



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 #: 01-2959-074 CERTIFICATE #: 2020-0287

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: August 19, 2002 to and including August 19, 2022 Abstractor: Pam Alvarez

BY

Michael A. Campbell,
As President
Dated: September 18, 2022

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

September 18, 2022

Tax Account #: **01-2959-074**

1. The Grantee(s) of the last deed(s) of record is/are: **SUCCESSOR TRUSTEE OF THE BESSIE P FIFE LIVING REVOCABLE TRUST**

By Virtue of Quit Claim Deed recorded 9/12/2002 in OR 4971/1370

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

a. NONE

4. Taxes:

Taxes for the year(s) 2019-2021 are delinquent.

Tax Account #: 01-2959-074

Assessed Value: \$107,313.00

Exemptions: NONE

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

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

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

PERDIDO TITLE & ABSTRACT, INC.
PROPERTY INFORMATION REPORT
3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077

Scott Lunsford
Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32591

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: _____ **DEC 5, 2022**
TAX ACCOUNT #: _____ **01-2959-074**
CERTIFICATE #: _____ **2020-0287**

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. |

**BESSIE P FIFE, AS TRUSTEE OF THE
BESSIE P FIFE LIVING REVOCABLE TRUST
C/O ELIZABETH F CURLE AND THE
SUCCESSOR TRUSTEE OF THE BESSIE P
FIFE LIVING REVOCABLE TRUST
3025 NEWTON DR
PENSACOLA, FL 32503**

Certified and delivered to Escambia County Tax Collector, this 18th day of June, 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

September 18, 2022

Tax Account #:01-2959-074

**LEGAL DESCRIPTION
EXHIBIT "A"**

**COMM AT NE COR OF LT 36 BLK 5 MALLORY HTS 1ST ADDN UNIT 5 PB 8 P 6 S 85 DEG 11 MIN
05 SEC W 157 54/100 FT S 05 DEG 42 MIN 30 SEC W 95 82/100 FT TO SWLY COR OF LT 36 N 79
DEG 03 MIN 23 SEC E 175 51/100 FT TO SELY SELY COR OF LT 36 NLY ALG ARC OF A CURVE
TO RIGHT (RADIUS 408 43/100 FT) FOR 65 07/100 FT TO POB OR 616 P 941 OR 4971 P 1370 OR
7533 P 48**

SECTION 01, TOWNSHIP 2 S, RANGE 29 W

TAX ACCOUNT NUMBER 01-2959-074(1222-19)

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

Bessie P. Fife
3025 Newton Drive,
Pensacola, FL 32503

STATE OF FLORIDA
COUNTY OF ESCAMBIA

QUIT-CLAIM DEED

THIS QUIT-CLAIM DEED, Executed this 10th day of SEPTEMBER, 2002,

by:

BESSIE P. FIFE (a Widow) of 3025 Newton Drive, Pensacola, Florida 32503, first party (also known as Grantor);

to:

BESSIE P. FIFE (a Widow) of 3025 Newton Drive, Pensacola, Florida 32503, as Trustee of The Bessie P. Fife Living Revocable Trust.

(Wherever used herein the term "first term" and "second party" shall include singular and plural, heirs, legal representative, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

WITNESSETH, That the said first party, for and in consideration of the sum of Ten (\$10.00) dollars in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said second party, forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situated, lying and being in the County of Escambia, State of Florida, to wit:

COMMENCING AT THE NORTHEASTERLY CORNER OF LOT 36, BLOCK 5, MALLORY HEIGHTS, FIRST ADDITION, UNIT #5, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK #8, AT PAGE #6 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA; THENCE, RUN SOUTH 85 DEGREES 11 MINUTES 05 SECONDS WEST FOR 157.54 FEET; THENCE, RUN SOUTH 5 DEGREES 42 MINUTES 30 SECONDS WEST FOR 95.82 FEET TO THE SOUTHWESTERLY CORNER OF LOT 36; THENCE, RUN NORTH 79 DEGREES 03 MINUTES 23 SECONDS EAST FOR 171.51 FEET TO THE SOUTHEASTERLY CORNER OF LOT 36; THENCE, RUN NORTHERLY ALONG THE ARC OF A CURVE TO THE RIGHT (RADIUS 408.43 FEET) FOR 65.07 FEET TO THE POINT OF BEGINNING.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances there unto belonging or in anyway appurtenant, and all estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party, forever.

Signature(s)

IN WITNESS WHEREOF, the said first party has signed and sealed these presents
the day and year first above written.

Signed, sealed and delivered in the presence of:

William E. Lewallen, Sr.
Witness Signature
(as to the first Grantor)

Bessie P. Fife
Grantor/Trustee Signature

WILLIAM E. LEWALLEN, SR.
Printed Name

Bessie P. Fife
Printed Name

Michael Boncus
Witness Signature
(as to the first Grantor)

3025 Newton Drive,
Pensacola, FL 32503

Michael Boncus
Printed Name

RCD Sep 12, 2002 12:04 pm
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2002-005281

Notarization

STATE OF FLORIDA
COUNTY OF ESCAMBIA

I hereby Certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared BESSIE P. FIFE of 3025 Newton Drive, Pensacola, FL 32503 known to me to be the person described in and who executed the foregoing instrument and who acknowledged before me that she executed the same and that I relied upon the following form of identification of the above named person:

Form of Identification: FL DL # F100-075-18-870-0

Witness my hand and official seal in the County and State last aforesaid this 10th day of SEPTEMBER, 2002.

Reina A. Crowe
Notary Public

REINA A. CROWE
Printed Notary Signature
My Commission Expires:



Reina A. Crowe
Commission # DD 063640
Expires Oct. 9, 2005
Bonded Thru
Atlantic Bonding Co., Inc.

This Instrument was prepared by:

Bessie P. Fife
3025 Newton Drive,
Pensacola, FL 32503

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 00287 of 2020

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

BESSIE P FIFE TRUSTEE
BESSIE P FIFE TRUST
C/O ELIZABETH F CURLE
3025 NEWTON DR
PENSACOLA, FL 32503

WITNESS my official seal this 20th day of October 2022.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON December 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 CITRUS CAPITAL HOLDING LLC holder of Tax Certificate No. 00287, issued the 1st day of June, A.D., 2020 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:

COMM AT NE COR OF LT 36 BLK 5 MALLORY HTS 1ST ADDN UNIT 5 PB 8 P 6 S 85 DEG 11 MIN 05 SEC W 157 54/100 FT S 05 DEG 42 MIN 30 SEC W 95 82/100 FT TO SWLY COR OF LT 36 N 79 DEG 03 MIN 23 SEC E 175 51/100 FT TO SELY SELY COR OF LT 36 NLY ALG ARC OF A CURVE TO RIGHT (RADIUS 408 43/100 FT) FOR 65 07/100 FT TO POB OR 616 P 941 OR 4971 P 1370 OR 7533 P 48

SECTION 01, TOWNSHIP 2 S, RANGE 29 W

TAX ACCOUNT NUMBER 012959074 (1222-19)

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

BESSIE P FIFE TRUSTEE

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Monday in the month of December, which is the 5th day of December 2022.

Dated this 17th day of October 2022.

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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON December 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.

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SECTION 01, TOWNSHIP 2 S, RANGE 29 W

TAX ACCOUNT NUMBER 012959074 (1222-19)

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

BESSIE P FIFE TRUSTEE

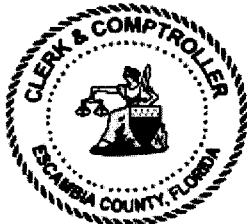
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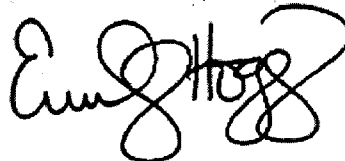
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Post Property:

3025 NEWTON DR 32503



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

WARNING

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Personal Services:

BESSIE P FIFE TRUSTEE
BESSIE P FIFE TRUST
C/O ELIZABETH F CURLE
3025 NEWTON DR
PENSACOLA, FL 32503

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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: 012959074 Certificate Number: 000287 of 2020**

Payor: ELIZABETH F CURLE 3025 NEWTON DR PENSACOLA, FL 32503 Date 10/31/2022

Clerk's Check # 5506612906
 Tax Collector Check # 1

Clerk's Total \$510.72
 Tax Collector's Total \$7,500.44
 Postage \$6.60
 Researcher Copies \$0.00
 Recording \$10.00
 Prep Fee \$7.00
 Total Received ~~\$7,684.76~~

\$7,416.12

\$7,439.72

**PAM CHILDERS
 Clerk of the Circuit Court**

Received By: H. Boydon
 Deputy Clerk

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
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**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 # 2020 TD 000287
 Redeemed Date 10/31/2022**

Name ELIZABETH F CURLE 3025 NEWTON DR PENSACOLA, FL 32503

| | | |
|--|-----------------------|-------------------|
| Clerk's Total = TAXDEED | \$510.72 | \$7,416.12 |
| Due Tax Collector = TAXDEED | \$7,150.44 | |
| Postage = TD2 | \$6.60 | |
| 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
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 012959074 Certificate Number: 000287 of 2020

Redemption No Application Date Interest Rate

Final Redemption Payment
ESTIMATED

Redemption Overpayment
ACTUAL

Auction Date

Redemption Date

Months

Tax Collector

Tax Collector Interest

Tax Collector Fee

Total Tax Collector

T.C.

Record TDA Notice

Clerk Fee

Sheriff Fee

-40.00

Legal Advertisement

App. Fee Interest

Total Clerk

C.H.

Release TDA Notice (Recording)

Release TDA Notice (Prep Fee)

Postage

Researcher Copies

Total Redemption Amount

-40.00
\$7,439.72

Repayment Overpayment Refund Amount

Book/Page

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 8785, Page 51, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00287, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: 012959074 (1222-19)

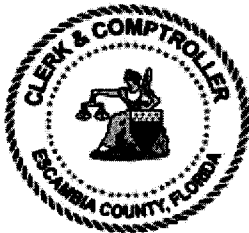
DESCRIPTION OF PROPERTY:

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TO RIGHT (RADIUS 408 43/100 FT) FOR 65 07/100 FT TO POB OR 616 P 941 OR 4971 P 1370 OR
7533 P 48

SECTION 01, TOWNSHIP 2 S, RANGE 29 W

NAME IN WHICH ASSESSED: BESSIE P FIFE TRUSTEE

Dated this 31st day of October 2022.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed

NON-ENFORCEABLE RETURN OF SERVICE

1222-19

Document Number: ECSO22CIV035214NON

Agency Number: 23-000530

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 00287 2020

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: BESSIE P FIFE TRUSTEE

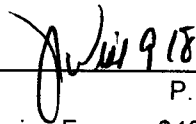
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 10/21/2022 at 9:40 AM and served same at 9:00 AM on 10/25/2022 in ESCAMBIA COUNTY, FLORIDA, by serving BESSIE P FIFE TRUSTEE, the within named, to wit: ELIZABETH CURLE, RESIDENT.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____



P. WISE, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

WARNING

000530

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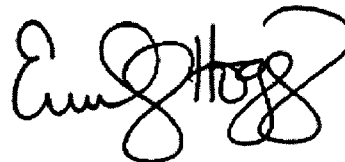
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Personal Services:

BESSIE P FIFE TRUSTEE
BESSIE P FIFE TRUST
C/O ELIZABETH F CURLE
3025 NEWTON DR
PENSACOLA, FL 32503

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk



RECEIVED
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
OCT 17 2022

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed

NON-ENFORCEABLE RETURN OF SERVICE

1222-19

Document Number: EGSO22CIV035217NON

Agency Number: 23-000531

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 00287 2020

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: BESSIE P FIFE TRUSTEE

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 10/21/2022 at 9:40 AM and served same at 8:22 AM on 10/24/2022 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED PROPERTY PER CLERK'S OFFICE INSTRUCTIONS

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

P. Wise 9/8

P. WISE, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: TDH

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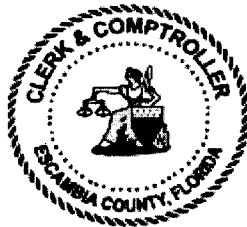
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Post Property:

3025 NEWTON DR 32503



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

RECORDED
INDEXED
OCT 17 2022
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

BESSIE P FIFE TRUSTEE [1222-19]
BESSIE P FIFE TRUST
C/O ELIZABETH F CURLE
3025 NEWTON DR
PENSACOLA, FL 32503

9171 9690 0935 0129 0836 46

Redeemed

THE SUMMATION WEEKLY

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

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

4WR11/2-11/23TD

Before the undersigned authority personally appeared Malcolm Ballinger who under oath says that he is the Legal Administrator and Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2020-TD-00287 in the Escambia County Court was published in said newspaper in and was printed and released on November 2, 2022; November 9, 2022; November 16, 2022; and November 23, 2022.

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

X 

MALCOLM BALLINGER, PUBLISHER FOR THE
SUMMATION WEEKLY

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 23rd day of November, 2022, by MALCOLM BALLINGER, who is personally known to me.

X



, NOTARY PUBLIC



Brooklyn Faith Coates
Notary Public
State of Florida
Comm# HH053675

