

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2200479

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
09-1627-100	2020/4770	06-01-2020	BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1150 FT TO PT ON WLY LI OF SEC NLY ALG WLY LI OF SEC 680 FT TO POB OR 931 P 176 OR 4736 P 286 LESS OR 6601 P 265 NEZOVICH

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

07-14-2022  
Application Date

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

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>04/03/2023</u> Signature, Clerk of Court or Designee	

## INSTRUCTIONS *76.25*

### 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.

BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1150 FT TO PT ON WLY LI OF SEC NLY ALG WLY LI OF SEC 680 FT TO POB OR 931 P 176 OR 4736 P 286 LESS OR 6601 P 265 NEZOVICH



# 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

0423-22

## 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 14, 2022
Property description	NEZOVICH EDWARD CLYDE TRUSTEES FOR NEZOVICH GLADYS MAXINE REVOCABLE TRUST C/O EDWARD CLYDE NEZOVICH 8432 BELLE MEADOW BLVD PENSACOLA, FL 32516 4780 HELTON RD 09-1627-100 BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1 (Full legal attached.)	Certificate #	2020 / 4770
		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)
# 2020/4770	06/01/2020	841.58	42.08	883.66
→Part 2: Total*				883.66

## 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)
# 2022/4033	06/01/2022	534.91	6.25	26.75	567.91
# 2021/3751	06/01/2021	526.91	6.25	26.35	559.51
Part 3: Total*					1,127.42

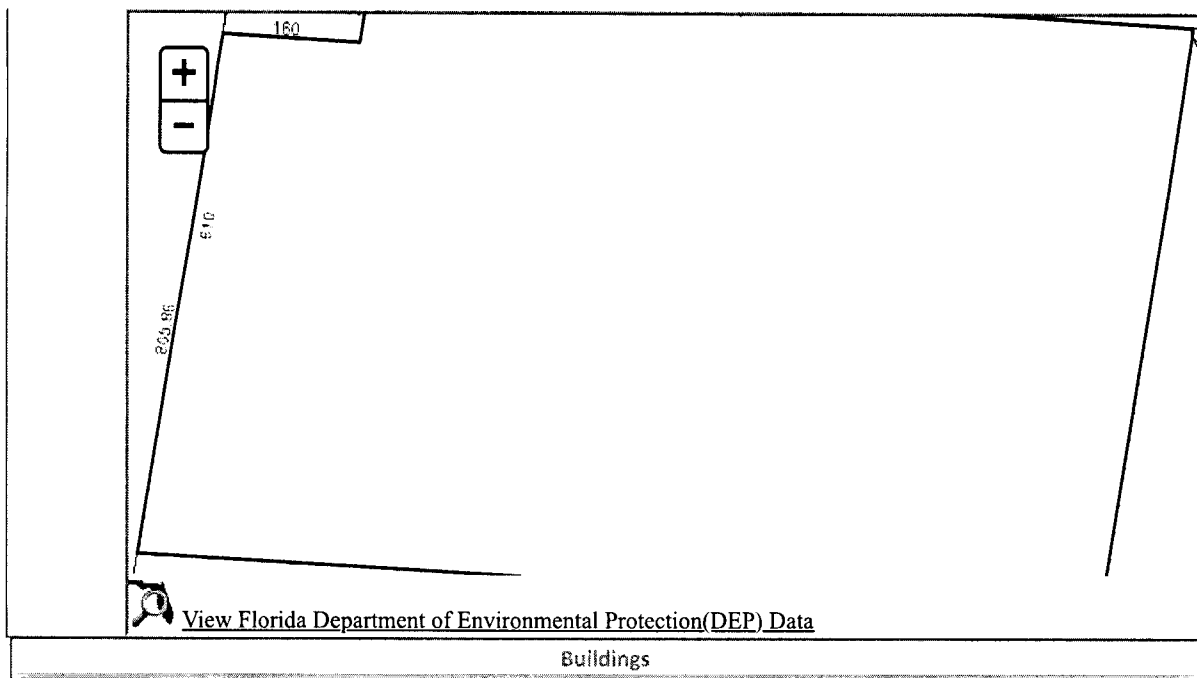
## Part 4: Tax Collector Certified Amounts (Lines 1-7)

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	2,011.08
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)	2,386.08

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 July 27th, 2022

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



5/1/2019 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:08/02/2022 {tc.5498}




# Chris Jones

## Escambia County Property Appraiser

[Real Estate Search](#)
[Tangible Property Search](#)
[Sale List](#)

[←](#) Nav. Mode 
 ☒ Account 
 ☐ Parcel ID 
 [→](#)

[Printer Friendly Version](#)

General Information		Assessments				
Parcel ID:	261S312101001001	Year	Land	Imprv	Total	Cap Val
Account:	091627100	2021	\$30,601	\$1,511	\$32,112	\$32,112
Owners:	NEZOVICH EDWARD CLYDE TRUSTEES FOR NEZOVICH GLADYS MAXINE REVOCABLE TRUST	2020	\$30,601	\$1,511	\$32,112	\$32,112
Mail:	C/O EDWARD CLYDE NEZOVICH 8432 BELLE MEADOW BLVD PENSACOLA, FL 32516	2019	\$30,601	\$4,998	\$35,599	\$35,599
Situs:	4780 HELTON RD 32526	Disclaimer				
Use Code:	VACANT RESIDENTIAL - IMPROVED 	Market Value Breakdown Letter				
Taxing Authority:	COUNTY MSTU	Tax Estimator				
Tax Inquiry:	<a href="#">Open Tax Inquiry Window</a>	File for New Homestead Exemption Online				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data						2021 Certified Roll Exemptions	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None	
10/14/2019	8181	1239	\$100	OT		Legal Description	
10/08/2019	8181	1241	\$100	TR		BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1150 FT TO PT ON...	
07/2001	4736	286	\$100	WD		Extra Features	
01/1975	931	176	\$100	WD		BARN FRAME BUILDING MOBILE HOME OPEN PORCH	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller							

Parcel Information	Launch Interactive Map
<b>Section</b> <b>Map Id:</b> 26-1S-31-1  <b>Approx. Acreage:</b> 16.6861  <b>Zoned:</b> LDR  <b>Evacuation &amp; Flood Information</b> <a href="#">Open Report</a>	

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TLGFY LLC CAPTIAL ONE NA, AS COLLATER** holder of **Tax Certificate No. 04770**, 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:

**BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT WLY PARL TO N LI 1150 FT TO PT ON WLY LI OF SEC NLY ALG WLY LI OF SEC 680 FT TO POB OR 931 P 176 OR 4736 P 286 OR 8181 P 1239 LESS OR 6601 P 265 NEZOVICH**

**SECTION 26, TOWNSHIP 1 S, RANGE 31 W**

**TAX ACCOUNT NUMBER 091627100 (0423-22)**

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

**EDWARD CLYDE NEZOVICH 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 April, which is the **3rd day of April 2023**.

Dated this 24th day of August 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



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

**Tax Deed - Redemption Calculator**

**Account: 091627100 Certificate Number: 004770 of 2020**

Redemption	<input type="checkbox"/> No <input checked="" type="checkbox"/>	Application Date	<input type="text" value="7/14/2022"/>	Interest Rate	<input type="text" value="18%"/>
		Final Redemption Payment ESTIMATED		Redemption Overpayment ACTUAL	
		Auction Date	<input type="text" value="4/3/2023"/>	Redemption Date	<input type="text" value="11/1/2022"/>
Months		9		4	
Tax Collector		<input type="text" value="\$2,386.08"/>		<input type="text" value="\$2,386.08"/>	
Tax Collector Interest		\$322.12		\$143.16	
Tax Collector Fee		<input type="text" value="\$6.25"/>		<input type="text" value="\$6.25"/>	
Total Tax Collector		\$2,714.45		\$2,535.49 <i>T.C.</i>	
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		\$61.56		\$27.36	
Total Clerk		\$517.56		\$483.36 <i>C.H.</i>	
Release TDA Notice (Recording)		<input type="text" value="\$10.00"/>		<input type="text" value="\$10.00"/>	
Release TDA Notice (Prep Fee)		<input type="text" value="\$7.00"/>		<input type="text" value="\$7.00"/>	
Postage		<input type="text" value="\$60.00"/>		<input type="text" value="\$0.00"/>	
Researcher Copies		<input type="text" value="\$0.00"/>		<input type="text" value="\$0.00"/>	
Total Redemption Amount		\$3,309.01		\$3,035.85 <i>-120-200</i>	
				<i>\$2,715.85</i>	
		Repayment Overpayment Refund Amount		\$273.16	
Book/Page		<input type="text" value="8848"/>		<input type="text" value="1558"/>	

**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 # 2020 TD 004770**

**Redeemed Date 11/1/2022**

**Name MARY FRANCES HARRELL 7912 STELLA DR PENSACOLA, FL 32534**

Clerk's Total = TAXDEED	\$517.56	<b>\$2,698.85</b>
Due Tax Collector = TAXDEED	\$2,714.45	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$0.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• For Office Use Only

<b>Date</b>	<b>Docket</b>	<b>Desc</b>	<b>Amount Owed</b>	<b>Amount Due</b>	<b>Payee Name</b>
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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: 091627100 Certificate Number: 004770 of 2020**

**Payor: MARY FRANCES HARRELL 7912 STELLA DR PENSACOLA, FL 32534      Date 11/1/2022**

Clerk's Check #            1  
Tax Collector Check #    1

Clerk's Total                \$517.66  
Tax Collector's Total      \$2,714.45  
Postage                      \$60.00  
Researcher Copies        \$0.00  
Recording                    \$10.00  
Prep Fee                     \$7.00  
Total Received            ~~\$3,309.01~~

**\$2,698.85**  
**\$2,715.85**

**PAM CHILDERS  
Clerk of the Circuit Court**

Received By: Whitney Boydon  
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 8848, Page 1558, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 04770, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: 091627100 (0423-22)

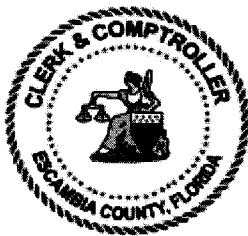
### DESCRIPTION OF PROPERTY:

BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT  
WLY PARL TO N LI 1150 FT TO PT ON WLY LI OF SEC NLY ALG WLY LI OF SEC 680 FT TO  
POB OR 931 P 176 OR 4736 P 286 OR 8181 P 1239 LESS OR 6601 P 265 NEZOVICH

SECTION 26, TOWNSHIP 1 S, RANGE 31 W

NAME IN WHICH ASSESSED: EDWARD CLYDE NEZOVICH TRUSTEE

Dated this 1st day of November 2022.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

Recorded in Public Records 08/26/2016 at 04:03 PM OR Book 7580 Page 1517,  
Instrument #2016066118, Pam Childers Clerk of the Circuit Court Escambia  
County, FL

Recorded in Public Records 06/26/2006 at 03:21 PM OR Book 5936 Page 990,  
Instrument #2006064383, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY  
STATE OF FLORIDA, CIVIL DIVISION

ASSET ACCEPTANCE LLC

Plaintiff,

vs.

Case No: 06SC1462

NANCY G ROBINSON

Defendant(s).

ERNEE LEE MAGAHA  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FL

12 JUN 20 P 3:17

COUNTY CIVIL DIVISION  
FILED & RECORDED

DEFAULT FINAL JUDGMENT

THIS CAUSE having come before the court on 05/02/06 and the  
Court, finding the Defendant failed to appear at Pre-Trial on 05/02/06  
it is hereby:

ORDERED AND ADJUDGED that Final Judgment is hereby entered in favor  
of Plaintiff, ASSET ACCEPTANCE LLC, P.O. Box 2036, Warren, MI 48090  
and against Defendant, NANCY G ROBINSON, 3809 W LEE ST ,  
PENSECOLA, FL 32505-6118, in the sum of \$1162.07 on  
principal, \$251.96 as prejudgment interest, with costs of  
\$180.00 for a total sum of \$1594.03 for all of which let  
execution issue and which sum shall bear interest at the rate of 9%  
per year.

ORDER AND ADJUDGED that defendant shall complete Florida Small  
Claims Rules 7.343 (Fact Information Sheet) and return it to the  
Plaintiff's attorney within forty five (45) days from the date of this  
Final Judgment, unless the Final Judgment is satisfied or a motion for  
new trial or notice of appeal is filed.

Jurisdiction in this case is retained to enter further orders that  
are proper to compel the defendant to complete form 7.343 and return it  
to the plaintiff's attorney.

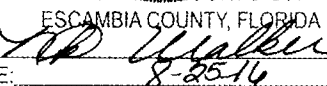
DONE AND ORDERED at ESCAMBIA COUNTY COURT this 20th day  
of June, 2006.


  
COUNTY COURT JUDGE

cc: ASSET ACCEPTANCE LLC c/o Rodolfo J. Miro, P.O. Box 9065;  
Brandon, FL 33509, Bar-0103799

NANCY G ROBINSON, 3809 W LEE ST , PENSECOLA, FL  
32505-6118

23947597

CERTIFICATE TO BE RETURNED TO THE  
ORIGINAL FILING OFFICE  
WITNESSED BY THE CLERK OF THE COURT  
CLERK OF THE CIRCUIT COURT & COMPTROLLER  
ESCAMBIA COUNTY, FLORIDA  
BY:  D.C.  
DATE: 8-25-16

Case: 2006 SC 001462  
  
00053004151  
Dkt: CC1033 Pg#: 1

Recorded in Public Records 02/29/2016 at 08:52 AM OR Book 7484 Page 10,  
Instrument #2016014184, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00

Recorded in Public Records 09/22/2005 at 02:47 PM OR Book 5735 Page 1516,  
Instrument #2005423571, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY  
STATE OF FLORIDA, CIVIL DIVISION

ASSET ACCEPTANCE LLC

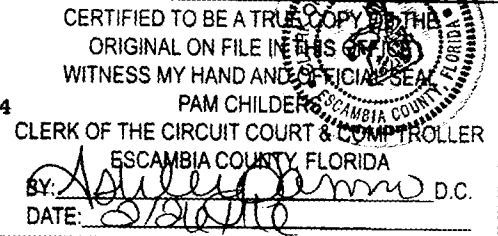
Plaintiff,

vs.

Case No: 05SC3494

NANCY ROBINSON

Defendant(s).



### DEFAULT FINAL JUDGMENT

THIS CAUSE having come before the court on 08/24/05 and the  
Court, finding the Defendant failed to appear at Pre-Trial on 08/24/05  
it is hereby:

ORDERED AND ADJUDGED that Final Judgment is hereby entered in favor  
of Plaintiff, ASSET ACCEPTANCE LLC, P.O. Box 2036, Warren, MI 48090  
and against Defendant, NANCY ROBINSON, 3809 W LEE ST ,  
PENSACOLA, FL 32505-6118, in the sum of \$1970.55 on  
principal, \$306.12 as prejudgment interest, with costs of  
\$180.00 for a total sum of \$2456.67 for all of which let  
execution issue and which sum shall bear interest at the rate of 7%  
per year.

ORDER AND ADJUDGED that defendant shall complete Florida Small  
Claims Rules 7.343 (Fact Information Sheet) and return it to the  
Plaintiff's attorney within forty five (45) days from the date of this  
Final Judgment, unless the Final Judgment is satisfied or a motion for  
new trial or notice of appeal is filed.

Jurisdiction in this case is retained to enter further orders that  
are proper to compel the defendant to complete form 7.343 and return it  
to the plaintiff's attorney.

DONE AND ORDERED at ESCAMBIA COUNTY COURT this 12<sup>th</sup> day  
of September, 2005.

*[Signature]*  
COUNTY COURT JUDGE

cc: ASSET ACCEPTANCE LLC c/o Rodolfo J. Miro, P.O. Box 9065;  
Brandon, FL 33509, Bar-0103799

NANCY ROBINSON, 3809 W LEE ST , PENSACOLA, FL  
32505-6118

19140934

Recorded in Public Records 07/28/2006 at 08:43 AM OR Book 5958 Page 1257,  
Instrument #2006076002, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL

IN THE CIRCUIT COURT IN AND  
FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

vs.

CASE NO.: 2004 CF 001400 A  
DIVISION: F

DEFENDANT: WILLIAM FRANK NEZOVICH  
2311 NORTH R STREET  
PENSACOLA, FL 32505

Case: 2004 CF 001400 A  
00026959858  
Dkt: CF618 Pg#:

DATE OF BIRTH: 11/03/1965

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On MAY 17, 2005, an order assessing fines, costs, and additional charges was entered  
against Defendant requiring payment of certain sums for fines, costs, and additional charges.

Defendant having failed to make full payment,

IT IS ADJUDGED that the Escambia County Clerk of Court, 190 Governmental Center,  
Pensacola, Florida 32502 recover from Defendant those remaining unpaid fines, costs and  
additional charges in the sum of \$ 350.16, the amount of which shall bear interest at the rate  
prescribed by law (9%) until satisfied.

It is further ORDERED AND ADJUDGED that a lien is hereby created against all of the  
property, both real and personal, of the defendant.

FOR WHICH LET EXECUTION ISSUE.

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

Florida, this 19<sup>th</sup> day of July 2006

CIRCUIT JUDGE

cc: ASSISTANT STATE ATTORNEY  
cc: PD PUBLIC DEFENDER  
cc: DEFENDANT

FILED  
JUL 20 P 2:58  
CLERK OF CIRCUIT COURT  
PENSACOLA, FLORIDA

Recorded in Public Records 07/27/2006 at 09:21 AM OR Book 5957 Page 1327,  
Instrument #2006075405, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL

5

IN THE CIRCUIT COURT OF  
ESCAMBIA COUNTY, FLORIDA

ERNIE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL

STATE OF FLORIDA

2006 JUL 17 P 4:30

CASE NO: 2004 CF 001400 A  
DIVISION: F

vs

COURT DIVISION  
FILED & RECORDED

WILLIAM FRANK NEZOVICH  
2311 NORTH R STREET  
PENSACOLA FL 32505

W/M DOB: 11/03/1965

\*\*\*\*\*

JUDGMENT AGAINST DEFENDANT FOR ATTORNEY'S FEES AND COSTS

It is hereby ordered and adjudged that the above-named defendant shall pay to the Clerk of the Circuit Court on behalf of the State of Florida, the sum of \$ 50.00, which the Court has determined to be the reasonable value for the assistance of Court-appointed counsel and for taxable costs in this cause, plus an additional \$ 40.00 Application Fee to be deposited into the Indigent Criminal Defense Trust Fund, for a total of \$ 90.00.

It is further ordered and adjudged that, in accordance with Section 938.29(2)(a), Florida Statutes, a lien is hereby created against all of the property, both real and personal, of the defendant and his/her estate, in the amount aforesaid, in favor of the State of Florida and shall bear interest at the rate set out in s.55.03 Florida Statutes, for which let execution issue.

Payment toward this lien should be made to Honorable Ernie Lee Magaha, Clerk of the Circuit Court, Attn: Circuit Criminal Division, PO Box 333, Pensacola, FL 32591-0333.

Note: You have the right to have a hearing with respect to the appropriateness of the Public Defender fee imposed by the Court. If you wish to have a hearing, you must file a written request with the Court within ten days of the date hereof.

DONE AND ORDERED this 17<sup>th</sup> day of July, 2006

cc: Defendant

Case: 2004 CF 001400 A  
00045632139  
Dkt: CF361 Pg#:

Judge

Recorded in Public Records 05/21/2012 at 11:01 AM OR Book 6859 Page 1178,  
Instrument #2012039403, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00

Recorded in Public Records 03/28/2012 at 11:34 AM OR Book 6836 Page 1536,  
Instrument #2012023570, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL

IN THE CIRCUIT COURT OF THE 1<sup>ST</sup> JUDICIAL CIRCUIT  
IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NO.: 2011-CA-001738  
REGIONS BANK  
Plaintiff,

v.  
EDWARD C NEZOVICH & ELISA A NEZOVICH, jointly & severally,  
Defendants.

ERNIE LEE MAGAHA  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY, FL

2012 MAR 23 P 2:31

CHIEF CLERK  
THOMAS J. COHEN

**DEFAULT FINAL JUDGMENT**

This action was heard on entry of a Default Final Judgment against the Defendant, EDWARD C NEZOVICH, and IT IS ORDERED AND ADJUDGED that:

REGIONS BANK does have, receive and recover from the Defendant, EDWARD C NEZOVICH, the following:

Principal	\$42,012.41
Interest:	\$4,517.59
Costs:	\$526.00
Attorney's Fees:	\$2,500.00
<b>TOTAL</b>	<b>\$49,556.00</b>

that shall bear interest at the statutory rate of 4.75% until such time as this Judgment is satisfied.  
FOR ALL OF THE ABOVE SUMS, LET EXECUTION ISSUE.

2. This Court reserves jurisdiction to award further attorney's fees and costs expended for the purpose of satisfaction of this Judgment.
3. Defendant(s) shall respond to Plaintiff's post-judgment discovery requests within the allotted time as prescribed in the Florida Rules of Civil Procedure.

DONE AND ORDERED in Chambers in ESCAMBIA County, Florida this 23<sup>rd</sup> of March 2012.

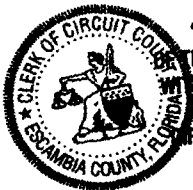
CIRCUIT COURT JUDGE

3-26-12  
MM  
✓  
Copies furnished to:  
NOAM J. COHEN, P.A.  
Attorney for Plaintiff  
13899 Biscayne Blvd. #305  
North Miami Beach, FL 33181  
(305) 341-3545

Plaintiff's Name and Address:  
REGIONS BANK  
2050 PARKWAY OFFICE  
BIRMINGHAM, AL, 35244  
C/O NOAM J. COHEN, P.A.

✓ Defendant: EDWARD C NEZOVICH; 6217 MAYBELLE DR; PENSACOLA FL 32504; SS# \*\*\*-\*\*-7705

W000107



"CERTIFIED TO BE A TRUE COPY  
THE ORIGINAL ON FILE IN THIS OFFICE  
WITNESS MY HAND AND OFFICIAL SEAL  
ERNIE LEE MAGAHA, CLERK  
CIRCUIT COURT AND COUNTY COURT  
ESCAMBIA COUNTY, FLORIDA"

BY: Martha Yeager D.C.

Case: 2011 CA 001738

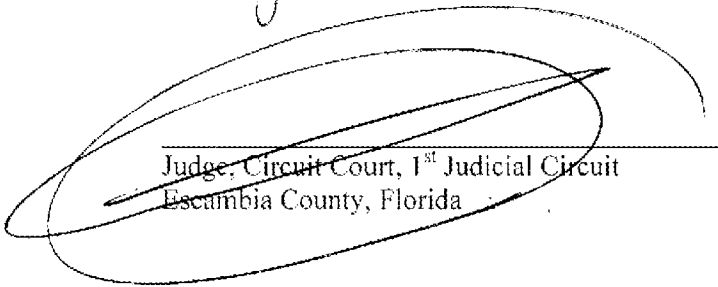
00053641997  
Dkt: CA1036 Pg#: 1

13

BK: 8187 PG: 1928 Last Page

proper to compel the judgment debtor to complete form 1.977, including all required attachments, and serve it on the judgment creditor's attorney.

IT IS SO ORDERED. This 4<sup>th</sup> day of September, 2019.



Judge, Circuit Court, 1<sup>st</sup> Judicial Circuit  
Escambia County, Florida

Submitted:  
Paul W. Burke  
Drew Eckl & Farnham, LLP  
235 Peachtree St., NE, Ste. 1900  
Atlanta, Georgia 30303  
Tel: (404) 885-1400  
Fax: (404) 876-0992  
[pwbpleadings@dellaw.com](mailto:pwbpleadings@dellaw.com)

Stamped Envelopes/Copies to:

Paul W. Burke, Eric Retter & Kristen Johnson – [pwbpleadings@dellaw.com](mailto:pwbpleadings@dellaw.com)  
Edward C. Nezovich, 4031 Nowlinbury Dr., Pensacola, FL 32514

877497601  
67031-125919



Recorded in Public Records 10/24/2019 3:57 PM OR Book 8187 Page 1927,  
Instrument #2019093914, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$18.50

**IN THE CIRCUIT COURT OF THE  
FIRST JUDICIAL CIRCUIT  
ESCAMBIA COUNTY, FLORIDA**

REGIONS BANK,

Plaintiff,

v.

EDWARD C. NEZOVICH,

Defendant.

Civil Action File No: 2016 CA 001859  
Div. A

**ORDER GRANTING FINAL DEFAULT JUDGMENT**

Having been duly served with the Summons and Complaint, and having failed to appear or plead, judgment is hereby entered against Defendant **EDWARD C. NEZOVICH** pursuant to Fla. R. Civ. P. 1.500, as follows:

It is hereby ORDERED and ADJUDGED that Plaintiff Regions Bank, 1900 Fifth Avenue North, Birmingham, Alabama 35203, recover of Defendant **EDWARD C. NEZOVICH** the liquidated sum of \$48,433.50 (which consists of principal in the amount of \$44,368.18 and accrued interest in the amount of \$3,374.55 and fees and costs of \$690.77) and shall bear interest at the legal rate as of the date of entry of this Order for which let execution issue.

It is further ORDERED and ADJUDGED that the judgment debtor shall complete under oath Florida Rule of Civil Procedure Form 1.977 (Fact Information Sheet), including all required attachments, and serve it on the judgment creditor's attorney within 45 days from the date of this final judgment, unless the final judgment is satisfied or post-judgment discovery is stayed. Jurisdiction of this case is retained to enter further orders that are

OR BK 4455 PG1091  
Escambia County, Florida  
INSTRUMENT 99-647650

## NOTICE OF LIEN

RCD Aug 19, 1999 08:01 am  
Escambia County, Florida

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

Ernie Lee Magaha  
Clerk of the Circuit Court  
INSTRUMENT 99-647650

## FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT (MSBU)

Re: NEZOVICH GLADYS MAXINE  
4780 HELTON LN  
PENSACOLA FL 32526

ACCT.NO. 09 1627 100 000

AMOUNT \$35.20

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

BEG AT NW COR OF SEC 26 FOR  
POB E ALG N LI OF SEC 1150  
FT SLY PARL TO W LI  
680 FT WLY PARL TO N LI  
1150 FT TO PT ON WLY LI OF  
SEC NLY ALG WLY LI OF SEC  
PROP.NO. 26 1S 31 2101 001 001

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

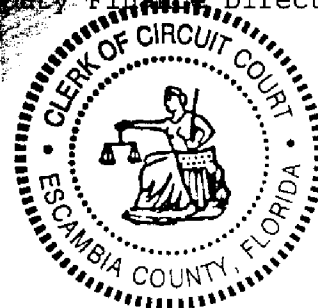
This lien shall not be assigned to any person. Until fully satisfied by payment, discharged or barred by law, this lien shall remain equal in rank and dignity with the liens of all state, county, district or municipal taxes and special assessments and superior in rank and dignity to all other subsequently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

Date: 05/24/1999

Ernie Lee Magaha  
Clerk of the Circuit Court  
by: *Barbara B. Spivey*  
Deputy Clerk



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



hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under grantors.

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

Signed, sealed and delivered in our presence as to both:

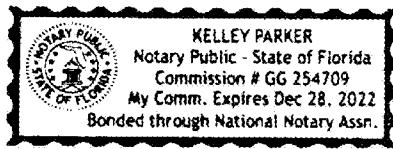
[Signature]  
Witness Name: Michael D. Tidwell  
[Signature]  
Witness Name: Kelley Parker

[Signature] Trustee  
Edward Clyde Nezovich Trustee  
[Signature]  
Edward Clyde Nezovich, Individually

State of Florida  
County of Escambia

The foregoing instrument was acknowledged before me this 8 day of October, 2019 by Edward Clyde Nezovich, Trustee of the Gladys Maxine Nezovich Revocable Trust Agreement dated July 3, 2001, who { } is personally known or ☒ has produced a driver's license as identification.

[Notary Seal]



[Signature]  
Notary Public  
Printed Name: Kelley Parker  
My Commission Expires: Dec 28, 2022

Prepared by and Return To:  
Michael D. Tidwell  
811 North Spring Street  
Pensacola, Florida 32501  
(without benefit of title search)

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

## Trustee's Deed

**This Trustee's Deed** made this 8 day of October, 2019 between Edward Clyde Nezovich, Trustee of the Gladys Maxine Nezovich Revocable Trust Agreement, dated July 3, 2001, whose post office address is 8432 Belle Meadow Boulevard, Pensacola, FL 32516 grantor, and Edward Clyde Nezovich, whose post office address is 8432 Belle Meadow Boulevard, Pensacola, FL 32516 grantee, and Nancy Aline Robinson, whose post office address is 5420 Derwood Road, Pensacola, Florida 32526 grantee, and Dorothy Marie Bivens, whose post office address is 2700 Memphis Circle, Pensacola, Florida 32526 grantee, and William Frank Nezovich, whose post office address is 4780 Helton Lane, Pensacola, Florida 32526 grantee, and Daniel Pete Nezovich whose post office address is 5420 Derwood Road, Pensacola, Florida 32526 grantee:

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

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

**Begin at the NW corner of Section 26, Township 1 South, Range 31 West for Point of Beginning and run East along the North line of said Section for 1150.0 feet; thence run Southerly parallel with the West line of said Section 680.0 feet; thence run Westerly parallel with the North line of said Section for 1150.0 feet to a point in the Westerly line of said Section; and thence run Northerly along the Westerly line of said Section for 680.0 feet to said Point of Beginning.**

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

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

**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor

## **PROPERTY INFORMATION REPORT**

**January 29, 2023**

**Tax Account #:09-1627-100**

### **LEGAL DESCRIPTION EXHIBIT "A"**

**BEG AT NW COR OF SEC 26 FOR POB E ALG N LI OF SEC 1150 FT SLY PARL TO W LI 680 FT  
WLY PARL TO N LI 1150 FT TO PT ON WLY LI OF SEC NLY ALG WLY LI OF SEC 680 FT TO  
POB OR 931 P 176 OR 4736 P 286 OR 8181 P 1239 LESS OR 6601 P 265 NEZOVICH**

**SECTION 26, TOWNSHIP 1 S, RANGE 31 W**

**TAX ACCOUNT NUMBER 09-1627-100(0423-22)**

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

**Continued from Page 3**

**DANIEL PETE NEZOVICH  
5420 DERWOOD ROAD  
PENSACOLA, FL 32526**

**REGIONS BANK  
1900 FIFTH AVENUE NORTH  
BIRMINGHAM, AL 35203**

**REGIONS BANK  
2050 PARKWAY OFFICE  
BIRMINGHAM, AL 35244**

**ASSET ACCEPTANCE LLC  
PO BOX 2036  
WARREN, MI 48090**

**Certified and delivered to Escambia County Tax Collector, this 29<sup>th</sup> day of January, 2023.**

**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.

**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:** APR 3, 2023

**TAX ACCOUNT #:** 09-1627-100

**CERTIFICATE #:** 2020-4770

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

YES	NO	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2022</u> tax year.

**EDWARD CLYDE NEZOVICH AS TRUSTEE OF  
THE GLADYS MAXINE NEZOVICH REVOCABLE  
TRUST AGREEMENT DATED JULY 3, 2001,  
EDWARD CLYDE NEZOVICH, NANCY ALINE  
ROBINSON, DOROTHY MARIE BIVENS,  
WILLIAM FRANK NEZOVICH AND DANIEL  
PETE NEZOVICH  
4780 HELTON RD  
PENSACOLA, FL 32526**

**NANCY ALINE ROBINSON  
5420 DERWOOD ROAD  
PENSACOLA, FL 32526**

**DOROTHY MARIE BIVENS  
2700 MEMPHIS CIRCLE  
PENSACOLA, FL 32526**

**WILLIAM FRANK NEZOVICH  
2311 NORTH R STREET  
PENSACOLA, FL 32505**

**EDWARD CLYDE NEZOVICH  
8432 BELLE MEADOW BOULEVARD  
PENSACOLA, FL 32516**

**EDWARD C NEZOVICH  
4031 NOWLINBURY DR  
PENSACOLA, FL 32514**

**EDWARD C NEZOVICH  
6217 MAYBELLE DR  
PENSACOLA, FL 32504**

**NANCY ROBINSON AKA NANCY G  
ROBINSON  
3809 W LEE ST  
PENSACOLA, FL 32505-6118**

**WILLIAM FRANK NEZOVICH  
4780 HELTON LANE  
PENSACOLA, FL 32526**

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

January 29, 2023

Tax Account #: **09-1627-100**

1. The Grantee(s) of the last deed(s) of record is/are: **EDWARD CLYDE NEZOVICH, NANCY ALINE ROBINSON, DOROTHY MARIE BIVENS, WILLIAM FRANK NEZOVICH AND DANIEL PETE NEZOVICH**

**By Virtue of Trustee's Deed recorded 10/14/2019 in OR 8181/1241**

2. The land covered by this Report is: **See Attached Exhibit "A"**
3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:
  - a. **MSBU Lien in favor of Escambia County recorded 8/19/1999 OR 4455/1091**
  - b. **Judgment in favor of Regions Bank recorded 10/24/2019 OR 8187/1927**
  - c. **Judgment in favor of Regions Bank recorded 5/21/2012 OR 6859/1178**
  - d. **Judgment in favor of Escambia County recorded 7/27/2006 OR 5957/1327**
  - e. **Judgment in favor of Escambia County recorded 7/28/2006 OR 5958/1257**
  - f. **Judgment in favor of Asset Acceptance LLC recorded 2/29/2016 OR 7484/10**
  - g. **Judgment in favor of Asset Acceptance LLC recorded 8/26/2016 OR 7580/1517**

4. Taxes:

**Taxes for the year(s) NONE are delinquent.**

**Tax Account #: 09-1627-100**

**Assessed Value: \$35,323.00**

**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 #: 09-1627-100 CERTIFICATE #: 2020-4770

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: January 14, 2003 to and including January 14, 2023 Abstractor: Pam Alvarez

BY

Michael A. Campbell,  
As President  
Dated: January 29, 2023