CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

FLORIDA

0123-39

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	FLINT ENTERPRISES LLC PO BOX 335 NICEVILLE, FL 32588 BLK MAYWOOD AVE 09-1978-450 BEG AT SW COR OF LT 18 BELLVIEW HTS S/D PB 1 P 27 S 1 DEG 15 MIN 24 SEC W ALG W LI OF N1/2 OF S1/2 O (Full legal attached.)	Certificate #	2020 / 4838
		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)
# 2020/4838	06/01/2020	1,403.91	70.20	1,474.11
			→Part 2: Total*	**1,474.11**

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)
# 2021/3815	06/01/2021	1,392.39	6.25	69.62	1,468.26
				Part 3: Total*	**1,468.26**

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)	2,942.37
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,299.97
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)	4,617.34

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: _____
Signature, Tax Collector or Designee

Escambia, Florida

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 01/09/2023
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.

BEG AT SW COR OF LT 18 BELLVIEW HTS S/D PB 1 P 27 S 1 DEG 15 MIN 24 SEC W ALG W LI OF N1/2 OF S1/2 OF NW1/4 OF SE1/4 137 FT FOR POB CONT S 1 DEG 15 MIN 24 SEC W 217 89/100 FT S 89 DEG 57 MIN 17 SEC E 284 86/100 FT N 1 DEG 18 MIN 12 SEC E 327 52/100 FT TO SLY R/W LI OF MAYWOOD AVE (25 FT R/W) N 89 DEG 28 MIN 22 SEC W 60 FT S 1 DEG 18 MIN 12 SEC W 112 FT N 89 DEG 28 MIN 48 SEC W 225 FT TO POB OR 8098 P 1435

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2200184

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
09-1978-450	2020/4838	06-01-2020	BEG AT SW COR OF LT 18 BELLVIEW HTS S/D PB 1 P 27 S 1 DEG 15 MIN 24 SEC W ALG W LI OF N1/2 OF S1/2 OF NW1/4 OF SE1/4 137 FT FOR POB CONT S 1 DEG 15 MIN 24 SEC W 217 89/100 FT S 89 DEG 57 MIN 17 SEC E 284 86/100 FT N 1 DEG 18 MIN 12 SEC E 327 52/100 FT TO SLY R/W LI OF MAYWOOD AVE (25 FT R/W) N 89 DEG 28 MIN 22 SEC W 60 FT S 1 DEG 18 MIN 12 SEC W 112 FT N 89 DEG 28 MIN 48 SEC W 225 FT TO POB OR 8098 P 1435

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

Applicant's signature

04-21-2022
Application Date

Chris Jones
Escambia County Property Appraiser

General Information

Parcel ID:	391S314203000005
Account:	091978450
Owners:	FLINT ENTERPRISES LLC
Mail:	PO BOX 335 NICEVILLE, FL 32588
Situs:	BLK MAYWOOD AVE 32526
Use Code:	VACANT COMMERCIAL
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	$90,060	$0	$90,060	$90,060
2020	$90,060	$0	$90,060	$90,060
2019	$90,060	$0	$90,060	$90,060

Disclaimer

Market Value Breakdown Letter

Tax Estimator

File for New Homestead Exemption Online

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
05/15/2019	8098	1435	$325,000	WD	
04/12/2013	7001	1095	$100	QC	
11/15/2012	6941	1352	$100	QC	
04/11/2008	6328	234	$143,700	WD	

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

2021 Certified Roll Exemptions

None

Legal Description

BEG AT SW COR OF LT 18 BELLVIEW HTS S/D PB 1 P 27 S 1 DEG 15 MIN 24 SEC W ALG W LI OF N1/2 OF S1/2 OF NW1/4...

Extra Features

None

Parcel Information

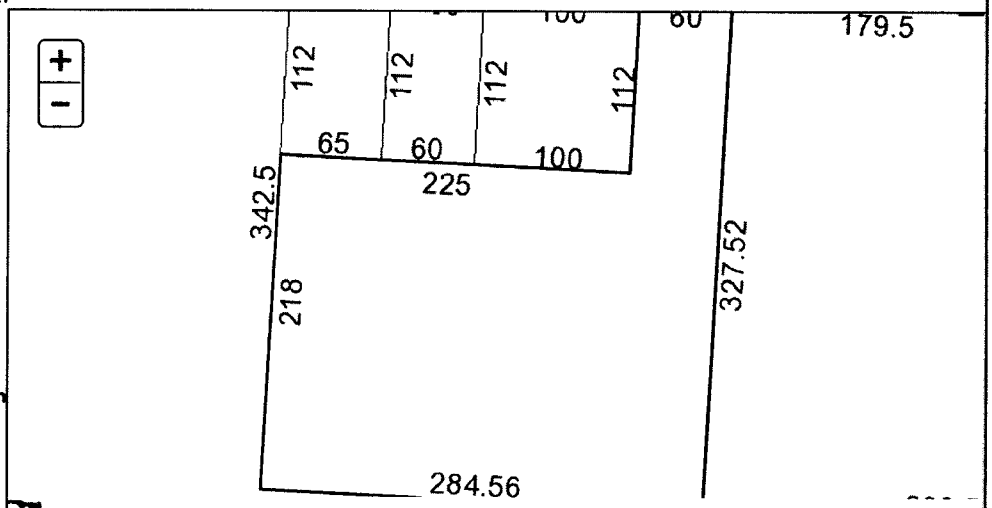
Launch Interactive Map

Section Map Id: 39-1S-31-2

Approx. Acreage: 1.5769

Zoned: HDMU

Evacuation & Flood Information Open Report



View Florida Department of Environmental Protection(DEP) Data

Buildings

Images

None

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

Last Updated:05/12/2022 (tc.5898)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2022052628 5/20/2022 3:01 PM
OFF REC BK: 8789 PG: 1192 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **CITRUS CAPITAL HOLDINGS LLC** holder of **Tax Certificate No. 04838**, 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 SW COR OF LT 18 BELLVIEW HTS S/D PB 1 P 27 S 1 DEG 15 MIN 24 SEC W ALG W LI OF N1/2 OF S1/2 OF NW1/4 OF SE1/4 137 FT FOR POB CONT S 1 DEG 15 MIN 24 SEC W 217 89/100 FT S 89 DEG 57 MIN 17 SEC E 284 86/100 FT N 1 DEG 18 MIN 12 SEC E 327 52/100 FT TO SLY R/W LI OF MAYWOOD AVE (25 FT R/W) N 89 DEG 28 MIN 22 SEC W 60 FT S 1 DEG 18 MIN 12 SEC W 112 FT N 89 DEG 28 MIN 48 SEC W 225 FT TO POB OR 8098 P 1435

SECTION 39, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 091978450 (0123-39)

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

FLINT ENTERPRISES LLC

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 **second** Monday in the month of January, which is the **9th day of January 2023.**

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

By:
Emily Hogg
Deputy Clerk

STATE OF FLORIDA

COUNTY OF OKALOOSA

The foregoing instrument was acknowledged before me this 15th day of May, 2019, by M. Kevin Bethea and Mark G. Bethea

Notary Public
Print Notary Name:
My Commission Expires:

(affix notary seal)

Notary Public State of Florida
John S Mead
My Commission GG 137819
Expires 10/20/2021

Personally known to me ✓

Produced _____ as identification

28'48" WEST FOR A DISTANCE OF 225.00 FEET TO THE POINT OF BEGINNING. ALL LYING AND BEING IN SECTION 39, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA.

PARCEL 2
COMMENCING AT THE SOUTHWEST CORNER OF LOT 18, BLOCK 2, BELLVIEW HEIGHTS SUBDIVISION, PLAT BOOK 1, PAGE 27, A PORTION OF SECTION 39, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE GO SOUTH 01 DEGREES 15'24" WEST ALONG THE WEST LINE OF THE NORTH ONE HALF OF THE SOUTH ONE HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 39 FOR A DISTANCE OF 137.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID WESTERLY LINE SOUTH 01 DEGREES 15'24" WEST FOR A DISTANCE OF 217.89 FEET; THENCE DEPARTING SAID WESTERLY LINE GO SOUTH 89 DEGREES 57'17" EAST ALONG THE SOUTH LINE OF THE NORTH ONE HALF OF THE SOUTH ONE HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 39, TOWNSHIP 1 SOUTH, RANGE 31 WEST FOR A DISTANCE OF 284.86 FEET; THENCE DEPARTING SAID SOUTH LINE GO NORTH 01 DEGREES 18'12" EAST FOR A DISTANCE OF 327.52 FEET TO THE SOUTHERLY RIGHT OF WAY OF MAYWOOD AVENUE (25 FOOT RIGHT OF WAY); THENCE GO NORTH 89 DEGREES 28'22" WEST ALONG SAID SOUTHERLY RIGHT OF WAY FOR A DISTANCE OF 60.00 FEET; THENCE DEPARTING SAID SOUTHERLY RIGHT OF WAY GO SOUTH 01 DEGREES 18'12" WEST FOR A DISTANCE OF 112.00 FEET; THENCE GO NORTH 89 DEGREES 28'48" WEST FOR A DISTANCE OF 225.00 FEET TO THE POINT OF BEGINNING. ALL LYING AND BEING IN SECTION 39, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA.

THE ABOVE DESCRIBED PROPERTY IS NOT TEH HOMESTEAD OF THE GRANTORS

Subject to:

Covenants, Conditions, Easements and Restrictions of record, if any, which are not hereby re-imposed

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

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

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2018.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

TAMRA L. COKONOUGHER - Witness

John S. Mead - Witness

M. Kevin Bethea - Seller

Mark G. Bethea - Seller

Recorded in Public Records 5/22/2019 9:19 AM OR Book 8098 Page 1435, Instrument #2019044453, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording $27.00 Deed Stamps $2,275.00

PREPARED BY:

MEAD LAW & TITLE
24 Walter Martin Road NE
Fort Walton Beach, Florida 32548
File No: 35992TC

Property Appraiser's Parcel I.D. # 391s314203000000

This WARRANTY DEED made the 15th day of May, A.D. 2019, by

M. Kevin Bethea and Mark G. Bethea

whose post office address is: 307 Vaughn Street, Fort Walton Beach, Florida 32548
hereinafter called the grantor to

Flint Enterprises, LLC, a Florida limited liability company

whose post office address is: PO Box 335, Niceville, Florida 32588
hereinafter called the grantee

(wherever 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)

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

PARCEL 1COMMENCING AT THE SOUTHWEST CORNER OF LOT 18, BLOCK 2 OF BELLVIEW HEIGHTS, A SUBDIVISION OF A PORTION OF SECTION 39, TOWNSHIP 1 SOUTH, RANGE 31 WEST AS RECORDED IN PLAT BOOK 1 AT PAGE 27 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA; THENCE S00°47'00"W AND ALONG THE EXTENSION OF THE WESTERLY LINE OF SAID LOT 18 FOR 137.00 FEET FOR THE POINT OF BEGINNING; THENCE CONTINUE S00°47'00"W FOR 218.00 FEET; THENCE N89°33'19"E FOR 615.37 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF MOBILE HIGHWAY (S.R. NO. 10 A); THENCE N24°12'57"W AND ALONG THE SAID WESTERLY RIGHT-OF-WAY LINE FOR 355.92 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF MAYWOOD AVENUE (A 25 FOOT RIGHT-OF-WAY); THENCE N89°55'31"W ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE FOR 239.75 FEET; THENCE S00°49'13"W FOR 112.00 FEET; THENCE N89°55'31"W FOR 225.00 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT

COMMENCING AT THE SOUTHWEST CORNER OF LOT 18, BLOCK 2, BELLVIEW HEIGHTS SUBDIVISION, PLAT BOOK 1, PAGE 27, A PORTION OF SECTION 39, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE GO SOUTH 01 DEGREES 15'24" WEST ALONG THE WEST LINE OF THE NORTH ONE HALF OF THE SOUTH ONE HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 39 FOR A DISTANCE OF 137.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID WESTERLY LINE SOUTH 01 DEGREES 15'24" WEST FOR A DISTANCE OF 217.89 FEET; THENCE DEPARTING SAID WESTERLY LINE GO SOUTH 89 DEGREES 57'17" EAST ALONG THE SOUTH LINE OF THE NORTH ONE HALF OF THE SOUTH ONE HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 39, TOWNSHIP 1 SOUTH, RANGE 31 WEST FOR A DISTANCE OF 284.86 FEET; THENCE DEPARTING SAID SOUTH LINE GO NORTH 01 DEGREES 18'12" EAST FOR A DISTANCE OF 327.52 FEET TO THE SOUTHERLY RIGHT OF WAY OF MAYWOOD AVENUE (25 FOOT RIGHT OF WAY); THENCE GO NORTH 89 DEGREES 28'22" WEST ALONG SAID SOUTHERLY RIGHT OF WAY FOR A DISTANCE OF 60.00 FEET; THENCE DEPARTING SAID SOUTHERLY RIGHT OF WAY GO SOUTH 01 DEGREES 18'12" WEST FOR A DISTANCE OF 112.00 FEET; THENCE GO NORTH 89 DEGREES

35992TC WFG 35992TC

PROPERTY INFORMATION REPORT

October 21, 2022
Tax Account #:09-1978-450

LEGAL DESCRIPTION
EXHIBIT "A"

BEG AT SW COR OF LT 18 BELLVIEW HTS S/D PB 1 P 27 S 1 DEG 15 MIN 24 SEC W ALG W LI OF N1/2 OF S1/2 OF NW1/4 OF SE1/4 137 FT FOR POB CONT S 1 DEG 15 MIN 24 SEC W 217 89/100 FT S 89 DEG 57 MIN 17 SEC E 284 86/100 FT N 1 DEG 18 MIN 12 SEC E 327 52/100 FT TO SLY R/W LI OF MAYWOOD AVE (25 FT R/W) N 89 DEG 28 MIN 22 SEC W 60 FT S 1 DEG 18 MIN 12 SEC W 112 FT N 89 DEG 28 MIN 48 SEC W 225 FT TO POB OR 8098 P 1435

SECTION 39, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 09-1978-450(0123-39)

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

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: **JAN 9, 2023**

TAX ACCOUNT #: **09-1978-450**

CERTIFICATE #: **2020-4838**

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

YES	NO	
☐	☒	**Notify City of Pensacola, P.O. Box 12910, 32521**
☐	☒	**Notify Escambia County, 190 Governmental Center, 32502**
☐	☒	**Homestead for _2021_ tax year.**

FLINT ENTERPRISES LLC
PO BOX 335
NICEVILLE, FL 32588

Certified and delivered to Escambia County Tax Collector, this 21st day of October, 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

October 21, 2022
Tax Account #: **09-1978-450**

1. The Grantee(s) of the last deed(s) of record is/are: **FLINT ENTERPRISES LLC**

   By Virtue of Warranty Deed recorded 5/22/2019 in OR 8098/1435

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 #: 09-1978-450
   Assessed Value: $90,060.00
   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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: **09-1978-450** CERTIFICATE #: **2020-4838**

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: **October 10, 2002 to and including October 10, 2022** Abstractor: **Pam Alvarez**

BY

Michael A. Campbell,
As President
Dated: October 21, 2022

Search Property | Property Sheet | Lien Holder's | Redeem | Forms | Courtview | Benchmark

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 091978450 Certificate Number: 004838 of 2020

Redemption Yes | Application Date 4/21/2022 | Interest Rate 18%

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 1/9/2023	Redemption Date 11/30/2022
Months	9	7
Tax Collector	$4,617.34	$4,617.34
Tax Collector Interest	$623.34	$484.82
Tax Collector Fee	$6.25	$6.25
Total Tax Collector	$5,246.93	$5,108.41 TC
Record TDA Notice	$17.00	$17.00
Clerk Fee	$119.00	$119.00
Sheriff Fee	$120.00	$120.00
Legal Advertisement	$200.00	$200.00
App. Fee Interest	$61.56	$47.88
Total Clerk	$517.56	$503.88 CH
Release TDA Notice (Recording)	$10.00	$10.00
Release TDA Notice (Prep Fee)	$7.00	$7.00
Postage	$6.60	$6.60
Researcher Copies	$0.00	$0.00
Total Redemption Amount	$5,788.09	$5,635.89
	Repayment Overpayment Refund Amount	$152.20

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 004838
Redeemed Date 11/30/2022
Name FLINT ENTERPRISES LLC PO BOX 335 VALPARAISO FL 32580

Clerk's Total = TAXDEED	~~$517.56~~ $5,532.29
Due Tax Collector = TAXDEED	$5,246.93
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
ARCHIVES AND RECORDS
CHILDSUPPORT
CIRCUIT CIVIL
CIRCUIT CRIMINAL
COUNTY CIVIL
COUNTY CRIMINAL
DOMESTIC RELATIONS
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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: 091978450 Certificate Number: 004838 of 2020

Payor: FLINT ENTERPRISES LLC PO BOX 335 VALPARAISO FL 32580 **Date** 11/30/2022

Clerk's Check #	200982846	Clerk's Total	$517.56 $5,532.29
Tax Collector Check #	1	Tax Collector's Total	$5,246.93
		Postage	$6.60
		Researcher Copies	$0.00
		Recording	$10.00
		Prep Fee	$7.00
		Total Received	~~$5,788.09~~ $5555.89

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

W A R N I N G

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 January 9, 2023, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **CITRUS CAPITAL HOLDINGS LLC** holder of **Tax Certificate No. 04838**, 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 SW COR OF LT 18 BELLVIEW HTS S/D PB 1 P 27 S 1 DEG 15 MIN 24 SEC W ALG W LI OF N1/2 OF S1/2 OF NW1/4 OF SE1/4 137 FT FOR POB CONT S 1 DEG 15 MIN 24 SEC W 217 89/100 FT S 89 DEG 57 MIN 17 SEC E 284 86/100 FT N 1 DEG 18 MIN 12 SEC E 327 52/100 FT TO SLY R/W LI OF MAYWOOD AVE (25 FT R/W) N 89 DEG 28 MIN 22 SEC W 60 FT S 1 DEG 18 MIN 12 SEC W 112 FT N 89 DEG 28 MIN 48 SEC W 225 FT TO POB OR 8098 P 1435

SECTION 39, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 091978450 (0123-39)

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

FLINT ENTERPRISES LLC

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 **second** Monday in the month of January, which is the **9th day of January 2023.**

Dated this 18th day of November 2022.

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

Post Property:

BLK MAYWOOD AVE 32526

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

W A R N I N G

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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 # 04838 of 2020

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on November 24, 2022, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

FLINT ENTERPRISES LLC
PO BOX 335
NICEVILLE, FL 32588

WITNESS my official seal this 24th day of November 2022.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

CERTIFIED MAIL

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

FL 3
2PM

9171 9690 0935 0128 2131 36

quadient
FIRST-CLASS MAIL
IMI
$006.57 0
11/23/2022 ZIP 32502
043M31219251

US POSTAGE

1st NOTICE 11/25
2nd NOTICE
RETURNED

FLINT ENTERPRISES LLC [0123-39]
PO BOX 335
NICEVILLE, FL 32588

NIXIE 322 DC 1 0012/02/22
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

UTF FW
BC: 32502583335 *2638-06415-23-38

FLINT ENTERPRISES LLC [0123-39]
PO BOX 335
NICEVILLE, FL 32588

9171 9690 0935 0128 2131 36

Redeemed

W A R N I N G

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NOTICE OF APPLICATION FOR TAX DEED

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Dated this 18th day of November 2022.

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Post Property:
BLK MAYWOOD AVE 32526

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

0123-39

Document Number: ECSO22CIV039147NON **Agency Number:** 23-001474
Court: TAX DEED
County: ESCAMBIA
Case Number: CERT NO 04838 2020

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: FLINT ENTERPRISES LLC
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 11/28/2022 at 1:34 PM and served same at 11:03 AM on 12/13/2022 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: J. Carnley 928
J. CARNLEY, CPS

Service Fee: $40.00
Receipt No: BILL

Printed By: GBGUY

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 - 01-09-2023 - TAX CERTIFICATE #'S 04838

in the CIRCUIT **Court was published in said newspaper in the issues of**

DECEMBER 8, 15, 22, 29, 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, dnQualifier=A01410D00000181FD1A68F30006C09B, cn=Michael P Driver
Date: 2022.12.29 09:16:22 -06'00'

PUBLISHER

Sworn to and subscribed before me this 29TH **day of** DECEMBER **A.D.,** 2022

Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC, dnQualifier=A01410D00000181F3C90F20000659C7, cn=Heather Tuttle
Date: 2022.12.29 09:23:12 -06'00'

HEATHER TUTTLE
NOTARY PUBLIC

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

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

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 second Monday in the month of January, which is the 9th day of January 2023.

Dated this 23rd day of November 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-12-08-15-22-29-2022