

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2200136

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

KEYS FUNDING LLC - 6120  
US BANK CF KEYS FUNDING LLC - 6120  
PO BOX 645040  
CINCINNATI, OH 45264-5040,

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
14-3273-000	2020/8426	06-01-2020	LT 14 LESS BEG 2 FT N OF SE COR OF LT 14 FOR POB S 2 FT W 108 9/100 FT N 5 82/100 FT E 108 9/100 FT TO POB BLK 18 SOUTH GRANADA PB 4 P 4 OR 3461 P 344 OR 5692 P 716 CA 54

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  
KEYS FUNDING LLC - 6120  
US BANK CF KEYS FUNDING LLC - 6120  
PO BOX 645040  
CINCINNATI, OH 45264-5040

04-20-2022  
Application Date

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

**Part 5: Clerk of Court Certified Amounts (Lines 8-14)**

8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. <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.	27,117.00
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>11/07/2022</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.

LT 14 LESS BEG 2 FT N OF SE COR OF LT 14 FOR POB S 2 FT W 108 9/100 FT N 5 82/100 FT E 108 9/100 FT TO POB BLK 18 SOUTH GRANADA PB 4 P 4 OR 3461 P 344 OR 5692 P 716 CA 54



# 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

1122.38

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 6120 US BANK CF KEYS FUNDING LLC - 6120 PO BOX 645040 CINCINNATI, OH 45264-5040	Application date	Apr 20, 2022
Property description	BILLUPS PATRICIA ANN 3160 NORTH 10TH AVE PENSACOLA, FL 32503 3160 N 10TH AVE 14-3273-000 LT 14 LESS BEG 2 FT N OF SE COR OF LT 14 FOR POB S 2 FT W 108 9/100 FT N 5 82/100 FT E 108 9/100 FT (Full legal attached.)	Certificate #	2020 / 8426
		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)
# 2020/8426	06/01/2020	600.10	30.01	630.11
→ Part 2: Total*				630.11

## 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)
# 2021/6590	06/01/2021	604.42	6.25	30.22	640.89
Part 3: Total*					640.89

## 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)	1,271.00
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	552.46
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)	2,198.46

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 April 28th, 2022

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



# Chris Jones

## Escambia County Property Appraiser

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

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

[Printer Friendly Version](#)

General Information		Assessments				
<b>Parcel ID:</b>	000S009026140018	<b>Year</b>	<b>Land</b>	<b>Imprv</b>	<b>Total</b>	<b>Cap Val</b>
<b>Account:</b>	143273000	2021	\$40,000	\$83,315	\$123,315	\$54,234
<b>Owners:</b>	BILLUPS PATRICIA ANN	2020	\$40,000	\$72,977	\$112,977	\$53,486
<b>Mail:</b>	3160 NORTH 10TH AVE PENSACOLA, FL 32503	2019	\$40,000	\$69,071	\$109,071	\$52,284
<b>Situs:</b>	3160 N 10TH AVE 32503	<b>Disclaimer</b>				
<b>Use Code:</b>	SINGLE FAMILY RESID	<b>Market Value Breakdown Letter</b>				
<b>Taxing Authority:</b>	PENSACOLA CITY LIMITS	<b>Tax Estimator</b>				
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>	<b>File for New Homestead Exemption Online</b>				
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)	HOMESTEAD EXEMPTION	
07/2005	5692	716	\$100	QC		<b>Legal Description</b>	
10/1993	3461	344	\$29,900	WD		LT 14 LESS BEG 2 FT N OF SE COR OF LT 14 FOR POB S 2 FT W 108 9/100 FT N 5 82/100 FT E 108 9/100 FT TO POB BLK 18...	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						<b>Extra Features</b>	
						METAL BUILDING	

Parcel Information		<a href="#">Launch Interactive Map</a>	
<b>Section Map Id:</b>	CA054		
<b>Approx. Acreage:</b>	0.2014		
<b>Zoned:</b>	R-1AAA		
<b>Evacuation &amp; Flood Information</b>	<a href="#">Open Report</a>		
		<a href="#">View Florida Department of Environmental Protection(DEP) Data</a>	


### Buildings

Address: 3160 N 10TH AVE, Year Built: 1957, Effective Year: 1975, PA Building ID#: 23275

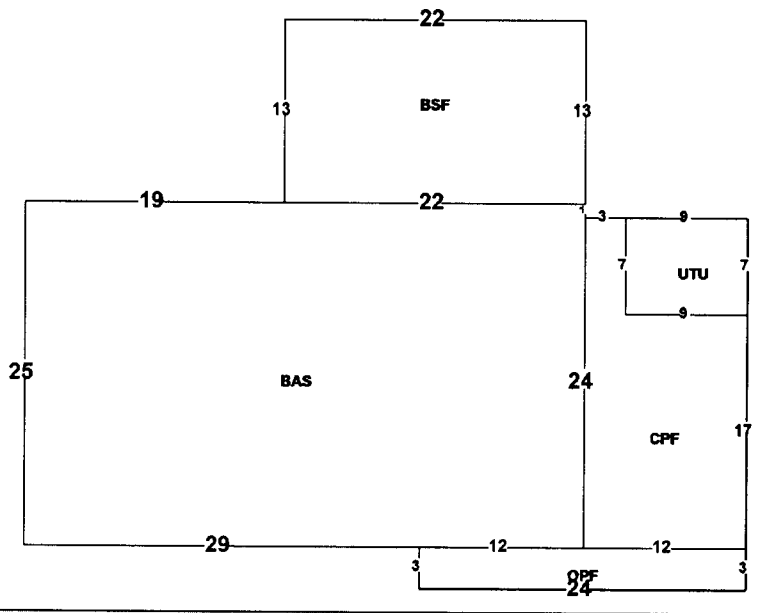
[Structural Elements](#)

DECOR/MILLWORK-AVERAGE

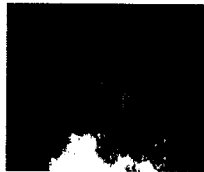
DWELLING UNITS-1  
 EXTERIOR WALL-BRICK-FACE/VENEER  
 EXTERIOR WALL-SIDING-LAP.AAVG  
 FLOOR COVER-CARPET  
 FOUNDATION-SLAB ON GRADE  
 HEAT/AIR-CENTRAL H/AC  
 INTERIOR WALL-DRYWALL-PLASTER  
 NO. PLUMBING FIXTURES-5  
 NO. STORIES-1  
 ROOF COVER-DIMEN/ARCH SHNG  
 ROOF FRAMING-GABLE  
 STORY HEIGHT-0  
 STRUCTURAL FRAME-WOOD FRAME

 Areas - 1671 Total SF

BASE AREA - 1025  
 BASE SEMI FIN - 286  
 CARPORT FIN - 225  
 OPEN PORCH FIN - 72  
 UTILITY UNF - 63



Images



10/27/2021 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:05/03/2022 (tc.54421)

Pam Childers  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY FLORIDA  
INST# 2022048707 5/11/2022 3:27 PM  
OFF REC BK: 8782 PG: 1768 Doc Type: TDN

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC – 6120** holder of **Tax Certificate No. 08426**, 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:

**LT 14 LESS BEG 2 FT N OF SE COR OF LT 14 FOR POB S 2 FT W 108 9/100 FT N 5 82/100 FT E 108 9/100 FT TO POB BLK 18 SOUTH GRANADA PB 4 P 4 OR 3461 P 344 OR 5692 P 716 CA 54**

**SECTION 00, TOWNSHIP 0 S, RANGE 00 W**

**TAX ACCOUNT NUMBER 143273000 (1122-38)**

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

**PATRICIA ANN BILLUPS**

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 November, which is the **7th day of November 2022**.

Dated this 11th 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



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

**Tax Deed - Redemption Calculator**

**Account: 143273000 Certificate Number: 008426 of 2020**

Redemption	<input type="text" value="No"/>	Application Date	<input type="text" value="4/20/2022"/>	Interest Rate	<input type="text" value="18%"/>
		Final Redemption Payment ESTIMATED		Redemption Overpayment ACTUAL	
		Auction Date	<input type="text" value="11/7/2022"/>	Redemption Date	<input type="text" value="5/31/2022"/>
Months		7		1	
Tax Collector		<input type="text" value="\$2,198.46"/>		<input type="text" value="\$2,198.46"/>	
Tax Collector Interest		\$230.84		\$32.98	
Tax Collector Fee		<input type="text" value="\$6.25"/>		<input type="text" value="\$6.25"/>	
Total Tax Collector		\$2,435.55		<input type="text" value="\$2,237.69"/> TC	
Record TDA Notice		<input type="text" value="\$17.00"/>		<input type="text" value="\$17.00"/>	
Clerk Fee		<input type="text" value="\$119.00"/>		<input type="text" value="\$119.00"/>	
Sheriff Fee		<input type="text" value="\$120.00"/>		<input type="text" value="\$120.00"/>	
Legal Advertisement		<input type="text" value="\$200.00"/>		<input type="text" value="\$200.00"/>	
App. Fee Interest		\$47.88		\$6.84	
Total Clerk		\$503.88		<input type="text" value="\$462.84"/> CH	
Release TDA Notice (Recording)		<input type="text" value="\$10.00"/>		<input type="text" value="\$10.00"/>	
Release TDA Notice (Prep Fee)		<input type="text" value="\$7.00"/>		<input type="text" value="\$7.00"/>	
Postage		<input type="text" value="\$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		\$3,016.43		\$2,717.53	
		Repayment Overpayment Refund Amount		\$298.90	
Book/Page		<input type="text" value="8782"/>		<input type="text" value="1768"/>	

**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 008426**

**Redeemed Date 5/31/2022**

**Name PATRICIA BILLUPS 3160 NORTH 10TH AVE PENSACOLA, FL 32503**

Clerk's Total = TAXDEED	\$503.88	<del>\$</del> 2,380.53
Due Tax Collector = TAXDEED	\$2,485.55	
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

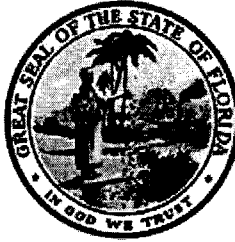
Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
------	--------	------	-------------	------------	------------

**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  
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

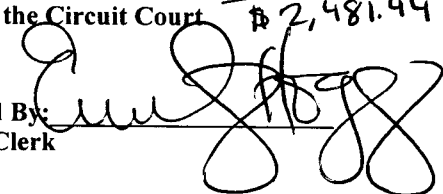
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
Tax Certificate Redeemed From Sale  
Account: 143273000 Certificate Number: 008426 of 2020**

**Payor: PATRICIA BILLUPS 3160 NORTH 10TH AVE PENSACOLA, FL 32503      Date 5/31/2022**

Clerk's Check #            1  
Tax Collector Check #    1

Clerk's Total	<del>\$503.88</del> <b>\$2,380.53</b>
Tax Collector's Total	<del>\$2,435.55</del>
Postage	<del>\$60.00</del>
Researcher Copies	\$0.00
Recording	\$10.00
Prep Fee	\$7.00
Total Received	<del>\$3,016.43</del>

**PAM CHILDERS  
Clerk of the Circuit Court**

Received By:   
Deputy Clerk

Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502  
(850) 595-3793 • FAX (850) 595-4827 • <http://www.clerk.co.escambia.fl.us>

## RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8782, Page 1768, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 08426, issued the 1st day of June, A.D., 2020

TAX ACCOUNT NUMBER: 143273000 (1122-38)

### DESCRIPTION OF PROPERTY:

LT 14 LESS BEG 2 FT N OF SE COR OF LT 14 FOR POB S 2 FT W 108 9/100 FT N 5 82/100 FT E  
108 9/100 FT TO POB BLK 18 SOUTH GRANADA PB 4 P 4 OR 3461 P 344 OR 5692 P 716 CA 54

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

NAME IN WHICH ASSESSED: PATRICIA ANN BILLUPS

Dated this 31st day of May 2022.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

Recorded in Public Records 9/16/2021 3:52 PM OR Book 8619 Page 406,  
Instrument #2021102244, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00

8619-406

This instrument  
was prepared by  
Amy Lovoy  
Finance Director  
City of Pensacola, Florida

### LIEN FOR IMPROVEMENTS

The **CITY OF PENSACOLA**, a Florida municipal corporation, acting pursuant to Sections 13-1-6 and 13-1-7 Code of the City of Pensacola, does hereby claim and impose a Lien of the following described real property located in Pensacola, Escambia County, Florida, to-wit:

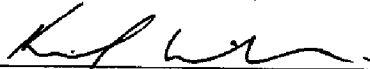
**BILLUPS, PATRICIA ANN**  
3150 N 10<sup>th</sup> Ave

LT 14 LESS BEG 2 FT N OF SE COR OF LT 14 FOR POB S 2 FT W 108 9/100 FT N 5 82/100 FT E 108 9/100 FT TO POB BLK 18...  
Parcel Identification Number 000S009026140018  
Real Estate Account Number 143273000

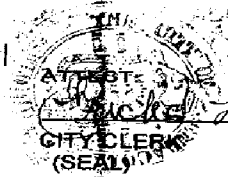
in the total amount of \$219.00 (Two Hundred Nineteen & 00/100)  
for all cost incurred in clearing weeds, undergrowth, trash, filth, garbage or other refuse from the  
aforementioned property on or about the 25th day of May, 2021. Said lien shall be equal in dignity to all  
other special assessments for benefits against property within the City.

DATED this 3rd day of September, 2021

THE CITY OF PENSACOLA  
a municipal corporation



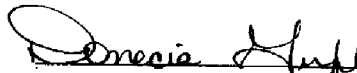
BY:  
KEITH WILKINS  
CITY ADMINISTRATOR



STATE OF FLORIDA

COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me this 7th day of September, 2021, by Keith Wilkins, City Administrator of the City of Pensacola, a Florida municipal corporation, on behalf of said municipal corporation who is personally known to me.



NOTARY PUBLIC



DONECIA GRIFFIN  
Notary Public  
State of Florida  
Comm# HH099471  
Expires 3/6/2025

Revised 1/24/2018

BK: 5692 PG: 717 Last Page

**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 presence of:

Signature of Witness: Judith CantrellPrint name of Witness: Judith CantrellSignature of Witness: Gail BarePrint name of Witness: GAIL BARESignature of First Party: Jim Billups JrPrint name of First Party: Jim Billups, Jr.Signature of Second Party: Patricia A. BillupsPrint name of Second Party: Patricia A. BillupsSignature of Preparer: Patricia A. BillupsPrint Name of Preparer: Patricia A. BillupsAddress of Preparer: 3160 N. 10TH AVE, Pensacola, FL 32503State of FLORIDA  
County of ESCAMBIA }On July 29, 2005 before me, GAIL BARE  
appeared Jim Billups Jr + Patricia A. Billups

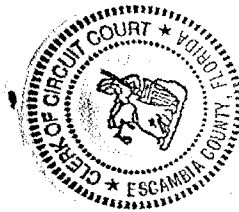
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are  
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized  
capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the  
person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Ernie Lee Magaha, Clerk of the Circuit Court

Signature of Notary By: Gail Bare

Deputy Clerk Gail Bare



Affiant Known ☒ Produced ID FL DRIV LIC  
Type of ID FL DRIV LIC (Seal)  
FL DRIV LIC

Recorded in Public Records 07/29/2005 at 10:05 AM OR Book 5692 Page 716,  
Instrument #2005400813, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL Recording \$18.50 Deed Stamps \$0.70

## Quitclaim Deed

THIS QUITCLAIM DEED, executed this 29<sup>th</sup> day of July, 2005,  
by first party, Grantor, JIM BILLUPS, JR  
whose post office address is 824 ROYCE ST, APT #94, PENSACOLA, FLORIDA 32503  
to second party, Grantee, PATRICIA A. BILLUPS  
whose post office address is 3160 N. 10TH AVENUE, PENSACOLA, FLORIDA 32503

WITNESSETH, That the said first party, for good consideration and for the sum of \$8399.91 <sup>#10.00 per lb</sup> ~~ten~~ THOUSAND THREE HUNDRED NINETY SEVEN 91/100 dollars (\$ 8399.91)  
paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the  
said second party forever, all the right, title, interest and claim which the said first party has in and to the following described  
parcel of land, and improvements and appurtenances thereto in the County of ESCAMBIA County,  
State of FLORIDA to wit:

LOT 14, BLOCK 18, SOUTH GRANADA SUBDIVISION, CITY OF  
PENSACOLA, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT  
OF SAID SUBDIVISION RECORDED IN PLAT BOOK 4, AT PAGE 4,  
OF THE PUBLIC RECORDS OF SAID COUNTY; LESS AND EXCEPT  
THAT PORTION OF SAID LOT LYING SOUTH OF A STRAIGHT LINE  
DRAWN BETWEEN A POINT ON THE EASTERLY BOUNDARY OF  
SAID LOT, 2 FEET NORTH OF THE SOUTHEAST CORNER AND A  
POINT ON THE WESTERLY BOUNDARY OF SAID LOT 5.82 FEET  
NORTH OF THE SOUTHWEST CORNER THEREOF.

STATE OF FLORIDA

COUNTY OF ESCAMBIA

WARRANTY DEED

34616 344

KNOW ALL MEN BY THESE PRESENTS, that MARY MARIE STEPHENS, a widow, whose forwarding address is \_\_\_\_\_, and whose tax identification number is \_\_\_\_\_, for and in consideration of Ten Dollars and other good and valuable consideration, the receipt whereof is hereby acknowledged, does bargain, sell, convey and grant unto JIM BILLUPS, JR. and PATRICIA ANN BILLUPS, husband and wife whose tax identification number is \_\_\_\_\_, and whose address is 3160 North 10th Avenue, Pensacola, FL 32503, their heirs, personal representatives, successors and assigns, forever, the following real property, situate, lying and being in the County of ESCAMBIA, State of Florida, to-wit:

LOT 14, BLOCK 18, SOUTH GRANADA SUBDIVISION, CITY OF PENSACOLA, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT OF SAID SUBDIVISION RECORDED IN PLAT BOOK 4, AT PAGE 4, OF THE PUBLIC RECORDS OF SAID COUNTY; LESS AND EXCEPT THAT PORTION OF SAID LOT LYING SOUTH OF A STRAIGHT LINE DRAWN BETWEEN A POINT ON THE EASTERLY BOUNDARY OF SAID LOT, 2 FEET NORTH OF THE SOUTHEAST CORNER AND A POINT ON THE WESTERLY BOUNDARY OF SAID LOT 5.82 FEET NORTH OF THE SOUTHWEST CORNER THEREOF.

(Parcel Tax Identification # 00-05-00-9026-140-018)

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

TO HAVE AND TO HOLD, unto the Grantees, their heirs, successors and assigns forever. Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all exemptions and right of homestead. And I covenant that I am well seized of an indefeasible estate in fee simple in said property and have a good right to convey the same; that it is free from all encumbrances and that I, my heirs, personal representatives, successors and assigns, the said Grantees, their heirs, personal representatives, successors and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever warrant and defend, subject to the exceptions set forth above.

IN WITNESS WHEREOF, I have hereto set my hand and seal this 23rd day of October, 1993.

Signed, sealed and delivered in the presence of:

Print Name: MARY MARIE STEPHENS

Print Name: MARGARETTE S. BERRISFORD

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

O.S. PD. 320930  
DATE 10-23-93  
J. A. FLOWERS, COMPTROLLER  
BY: [Signature]  
CERT. REG. #59-2043928-27.01

The foregoing instrument was acknowledged before me this 23rd day of October, 1993, by MARY MARIE STEPHENS, by MARGARETTE S. BERRISFORD, her Attorney in fact, who produced Notary License as identification, and who did take an oath.

This instrument prepared by:  
James J. Reeves  
Attorney at Law  
730 Bayfront Parkway, Suite 4-B  
Pensacola, FL 32501

[Signature]  
Notary Public



OFFICIAL NOTARY SEAL  
RUTH ANN CAILLOUETTE  
COMMISSION NO:  
CC 291826  
My Commission Expires  
June 2, 1997

**August 21, 2022**

**Tax Account #:14-3273-000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 14 LESS BEG 2 FT N OF SE COR OF LT 14 FOR POB S 2 FT W 108 9/100 FT N 5 82/100 FT E 108  
108 9/100 FT TO POB BLK 18 SOUTH GRANADA PB 4 P 4 OR 3461 P 344 OR 5692 P 716 CA 54**

**SECTION 00 , TOWNSHIP 0 S, RANGE 00 W**

**TAX ACCOUNT NUMBER 14-3273-000(1122-38)**

**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:** NOVEMBER 7, 2022

**TAX ACCOUNT #:** 14-3273-000

**CERTIFICATE #:** 2020-8426

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 checked="" type="checkbox"/>	<input 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 checked="" type="checkbox"/>	<input type="checkbox"/>	Homestead for <u>2021</u> tax year.

**PATRICIA ANN BILLUPS**  
**3160 NORTH 10TH AVE**  
**PENSACOLA, FL 32503**

Certified and delivered to Escambia County Tax Collector, this 21<sup>ST</sup> day of August, 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**



**PROPERTY INFORMATION REPORT  
CONTINUATION PAGE**

August 21, 2022

Tax Account #: **14-3273-000**

1. The Grantee(s) of the last deed(s) of record is/are: **Patricia Ann Billups a/k/a Patricia A. Billups**  
**By Virtue of Quitclaim Deed recorded 7/29/2005 in OR 5692/716 and Warranty Deed recorded 10/29/93 – OR 3461/344**

2. The land covered by this Report is: **See Attached Exhibit “A”**

3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:

**a. Lien for Improvements in favor of City of Pensacola recorded 9/16/2021 OR 8619/406**

4. Taxes:

**Taxes for the year(s) NONE are delinquent. X Mark if paid**

**Tax Account #: 14-3273-000**

**Assessed Value: \$54,234.00**

**Exemptions: HOMESTEAD**

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 #: 14-3273-000 CERTIFICATE #: 2020-8426

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: 8/8/2002 to and including 8/8/2022 Abstractor: Byron Brown

BY

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