

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2300061

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
ASSEMBLY TAX 36, LLC
ASSEMBLY TAX 36 LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411,

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
02-2261-000	2021/649	06-01-2021	BEG 25 FT S OF CENTER LI OF JOHNSON AVE ON W LI OF SEC E 1161 45/100 FT S PARL TO W LI OF SEC 435 FT FOR POB CONTINUE SAME COURSE 100 FT E PARL TO N LI OF SEC 134 48/100 FT N PARL TO W LI OF SEC 100 FT W TO POB PART OF LTS 19 AND 20 OF AN UNRECORDED PLAT OR 3966 P 782/783

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
ASSEMBLY TAX 36, LLC
ASSEMBLY TAX 36 LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411

04-17-2023
Application Date

Applicant's signature

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

8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	28,706.50
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>09/06/2023</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS + 12.50

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 25 FT S OF CENTER LI OF JOHNSON AVE ON W LI OF SEC E 1161 45/100 FT S PARL TO W LI OF SEC 435 FT FOR
POB CONTINUE SAME COURSE 100 FT E PARL TO N LI OF SEC 134 48/100 FT N PARL TO W LI OF SEC 100 FT W TO POB
PART OF LTS 19 AND 20 OF AN UNRECORDED PLAT OR 3966 P 782/783



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

0923.33

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	ASSEMBLY TAX 36, LLC ASSEMBLY TAX 36 LLC FBO SEC PTY PO BOX 12225 NEWARK, NJ 07101-3411	Application date	Apr 17, 2023
Property description	WIGGINS ALLEN WIGGINS DOTTIE Y 8401 CARL DEAN ST PENSACOLA, FL 32514 8401 CARL DEAN ST 02-2261-000 BEG 25 FT S OF CENTER LI OF JOHNSON AVE ON W LI OF SEC E 1161 45/100 FT S PARL TO W LI OF SEC 435 FT (Full legal attached.)	Certificate #	2021 / 649
		Date certificate issued	06/01/2021

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)
# 2021/649	06/01/2021	573.47	28.67	602.14
# 2022/723	06/01/2022	583.00	29.15	612.15
→ Part 2: Total*				1,214.29

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)
# /					
Part 3: Total*					0.00

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)	1,214.29
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	514.33
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)	2,103.62

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 1st, 2023

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

Structural Elements

DECOR/MILLWORK-AVERAGE

DWELLING UNITS-1

EXTERIOR WALL-BRICK-COMMON

FLOOR COVER-HARDWOOD/PARQET

FOUNDATION-WOOD/SUB FLOOR

HEAT/AIR-CENTRAL H/AC

INTERIOR WALL-DRYWALL-PLASTER

NO. PLUMBING FIXTURES-6

NO. STORIES-1

ROOF COVER-COMPOSITION SHG

ROOF FRAMING-GABLE

STORY HEIGHT-0

STRUCTURAL FRAME-WOOD FRAME

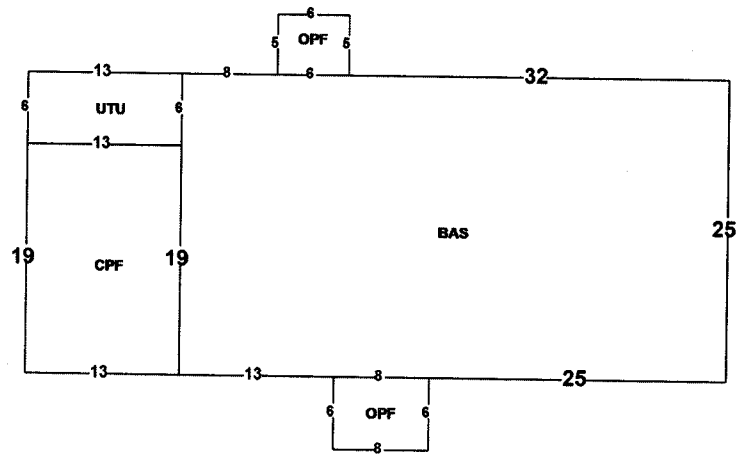
Areas - 1553 Total SF

BASE AREA - 1150

CARPORT FIN - 247

OPEN PORCH FIN - 78

UTILITY UNF - 78



Images



9/13/2019 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:05/02/2023 {tc.5913}



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:	171S302101001019	Year	Land
Account:	022261000		Imprv
Owners:	WIGGINS ALLEN WIGGINS DOTTIE Y		Total
Mail:	8401 CARL DEAN ST PENSACOLA, FL 32514		Cap Val
Situs:	8401 CARL DEAN ST 32514	2022	\$15,345
Use Code:	SINGLE FAMILY RESID	2021	\$9,548
Taxing Authority:	COUNTY MSTU	2020	\$9,548
Tax Inquiry:	Open Tax Inquiry Window		\$85,653
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector			\$100,998
			\$57,413
			\$80,324
			\$55,741
			\$71,556
			\$54,972
		Disclaimer	
		Tax Estimator	
		File for New Homestead Exemption Online	

Sales Data		2022 Certified Roll Exemptions	
Sale Date	Book	Page	Value
			Type
			Official Records
			(New Window)
04/1996	3966	783	\$52,000
04/1996	3966	782	\$100
03/1996	3966	780	\$100
01/1967	363	606	\$100
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller			
		Legal Description	
		BEG 25 FT S OF CENTER LI OF JOHNSON AVE ON W LI OF SEC E 1161 45/100 FT S PARL TO W LI OF SEC 435 FT FOR POB...	
		Extra Features	
		FRAME BUILDING	

Parcel Information		Launch Interactive Map	
Section Map Id:	17-1S-30-1		
Approx. Acreage:	0.3096		
Zoned:	HDMU		
Evacuation & Flood Information	Open Report		
View Florida Department of Environmental Protection (DEP) Data			
Buildings			
Address: 8401 CARL DEAN ST, Year Built: 1960, Effective Year: 1960, PA Building ID#: 50800			

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 00649**, issued the **1st** day of **June, A.D., 2021** 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 25 FT S OF CENTER LI OF JOHNSON AVE ON W LI OF SEC E 1161 45/100 FT S PARL TO W LI OF SEC 435 FT FOR POB CONTINUE SAME COURSE 100 FT E PARL TO N LI OF SEC 134 48/100 FT N PARL TO W LI OF SEC 100 FT W TO POB PART OF LTS 19 AND 20 OF AN UNRECORDED PLAT OR 3966 P 782/783

SECTION 17, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 022261000 (0923-33)

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

ALLEN WIGGINS and DOTTIE Y WIGGINS

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** Wednesday in the month of September, which is the **6th day of September 2023**.

Dated this 5th day of May 2023.

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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 02-2261-000 CERTIFICATE #: 2021-649

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: June 16, 2003 to and including June 16, 2023 Abstractor: Vicki Campbell

BY

Michael A. Campbell,
As President
Dated: June 20, 2023

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

June 20, 2023

Tax Account #: **02-2261-000**

1. The Grantee(s) of the last deed(s) of record is/are: **ALLEN WIGGINS AND DOTTIE Y WIGGINS**

By Virtue of Personal Representative's Deed recorded 5/2/1996 in OR 3966/782 and Warranty Deed recorded 5/2/1996 - OR 3966/183

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 06/23/1999 – OR 4428/1548**
- b. Judgment in favor of Escambia County recorded 10/02/2003 – OR 5254/937**
- c. Judgment in favor of Escambia County recorded 07/22/2004 – OR 5460/396**
- d. Judgment in favor of Escambia County recorded 12/20/2004 – OR 5543/1629**
- e. Judgment in favor of Escambia County recorded 01/26/2005 – OR 5564/1846**
- f. Judgment in favor of Escambia County recorded 09/22/2005 – OR 5735/442**

4. Taxes:

Taxes for the year(s) 2020-2022 are delinquent.

Tax Account #: 02-2261-000

Assessed Value: \$57,413.00

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.

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: SEP 6, 2023

TAX ACCOUNT #: 02-2261-000

CERTIFICATE #: 2021-649

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 checked="" type="checkbox"/>	<input type="checkbox"/>	Homestead for <u>2022</u> tax year.

ALLEN WIGGINS AND
DOTTIE Y WIGGINS
8401 CARL DEAN ST
PENSACOLA, FL 32514

ALLEN LEE WIGGINS
1000 E CROSS ST
PENSACOLA, FL 32503

Certified and delivered to Escambia County Tax Collector, this 20th day of June, 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.

PROPERTY INFORMATION REPORT

June 20, 2023

Tax Account #:02-2261-000

LEGAL DESCRIPTION EXHIBIT "A"

**BEG 25 FT S OF CENTER LI OF JOHNSON AVE ON W LI OF SEC E 1161 45/100 FT S PARL TO W
LI OF SEC 435 FT FOR POB CONTINUE SAME COURSE 100 FT E PARL TO N LI OF SEC 134
48/100 FT N PARL TO W LI OF SEC 100 FT W TO POB PART OF LTS 19 AND 20 OF AN
UNRECORDED PLAT OR 3966 P 782/783**

SECTION 17, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 02-2261-000(0923-33)

Rec 15.00

Prepared By: JAMES C. TAYLOR
Taylor & Van Matre, P.A.

4300 Bayou Blvd. Suite 16 Pensacola, FL 32503

incidental to the issuance of a title insurance policy.

File No.: 0172*L9-4007

Parcel ID #

Grantee(s) SS #

OR Bk3966 Pg0783
INSTRUMENT 00292362

WARRANTY DEED
(INDIVIDUAL)

This WARRANTY DEED, dated April 29, 1996

by

DEAN QUARRIER BURCH

whose post office address is

3525 BRIARCLIFF DRIVE PENSACOLA, FL 32505

hereinafter called the GRANTOR, to

ALLEN WIGGINS and DOTTIE Y. WIGGINS, HUSBAND AND WIFE

whose post office address is

8401 CARL DEAN STREET PENSACOLA, FL 32514

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:

* SEE ATTACHED Exhibit "A" to Warranty Deed *

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 1996 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any,

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 except as above noted, 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.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

Signature: OTIS L. PRICE
Print Name: OTIS L. PRICE

Signature: Luverta M. Price
Print Name: LUVERTA M. PRICE

State of Florida
County of ESCAMBIA

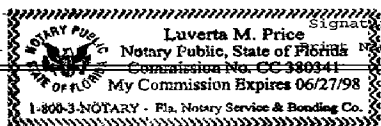
I am a notary public of the state of Florida, and my commission expires: _____

THE FOREGOING INSTRUMENT was acknowledged before me on 4-27-96 by

DEAN QUARRIER BURCH

who is personally known to me or who has produced _____ as identification and who DID NOT take an oath.
(type of identification) (did/did not)

Notary Seal



Signature: _____
Name: _____

Notary Public

Exhibit "A" to Warranty Deed

THE NORTH 100 FEET OF THE SOUTH 200 FEET OF LOTS 19 AND 20, BOLEY'S SUBDIVISION OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ACCORDING TO UNRECORDED SURVEY AND PLAT BY R.D. COMSTOCK, REGISTERED SURVEYOR, DATED DECEMBER, 1944, ALSO DESCRIBED AS FOLLOWS: COMMENCE AT A POINT OF THE WEST LINE OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 30 WEST, 25 FEET SOUTH OF THE CENTER LINE OF JOHNSON AVENUE, SAID POINT BEING 160.7 FEET SOUTH OF THE NORTHWEST CORNER OF SAID SECTION; THENCE RUN ALONG THE SOUTH LINE OF JOHNSON AVENUE EAST A DISTANCE OF 1161.45 FEET TO A POINT; THENCE RUN SOUTH PARALLEL TO THE SAID WEST LINE 435 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUE SAME COURSE 200 FEET TO A STAKE; THENCE RUN EAST AND PARALLEL TO THE NORTH LINE OF SAID SECTION A DISTANCE OF 134.48 FEET TO STAKE; THENCE RUN NORTH AND PARALLEL TO THE WEST LINE OF SAID SECTION 17 A DISTANCE OF 200 FEET TO A POINT; THENCE RUN WEST TO THE POINT OF BEGINNING, LYING AND BEING IN SECTION 17, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA.

Grantor hereby warrants that the property described in this instrument is not his constitutional homestead as provided by the Florida Constitution.

RESIDENTIAL SALES

ABUTTING ROADWAY MAINTENANCE DISCLOSURE

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, seller of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. NOTE: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

NAME OF ROADWAY: CARL DEAN STREET, PENSACOLA, FL.

LEGAL ADDRESS OF PROPERTY: PROPERTY IN SEC. 17, T1S, R30W

THE COUNTY (X) HAS ACCEPTED () HAS NOT ACCEPTED THE ABUTTING ROADWAY FOR MAINTENANCE.

This form completed by: Taylor & Van Matre, P. A.

Name
P. O. Box 9396
Address
Pensacola, Florida 32513
County, State, Zip Code

AS TO SELLER(S):

Dean Quarrier Burch
Seller's Name: DEAN QUARRIER BURCH

Seller's Name: _____

Otis L. Price
Witness' Name: OTIS L. PRICE

Luveta M. Price
Witness's Name: LUVETA M. PRICE

AS TO BUYER(S):

Allen Wiggins
Buyer's Name: ALLEN WIGGINS

Dottie Y. Wiggins
Buyer's Name: DOTTIE Y. WIGGINS

T. James G. Van Matre, Jr.
Witness' Name: T. JAMES G. VAN MATRE, JR.

Sherry Carothers
Witness' Name: SHERY CAROTHERS

THIS FORM APPROVED BY THE
ESCAMBIA COUNTY BOARD
OF COUNTY COMMISSIONERS
Effective: 4/15/95

Instrument 00292362
Filed and recorded in the
Official Records
MAY 2, 1996
at 01:19 P.M.
ERNIE LEE MAGAHA,
CLERK OF THE CIRCUIT COURT
Escambia County,
Florida

5cc6.00
200.70

OR Bk3966 Pg0782
INSTRUMENT 00292361

PREPARED BY:
Thomas G. Van Matre, Jr., of
Taylor & Van Matre, P.A.
4300 Bayou Boulevard/Suite 16
Pensacola, Florida 23503
(904) 474-1030
Our File No.: L9-4007

D S PD \$0.70
Mort \$0.00 ASUM \$0.00
MAY 2, 1996
Ernie Lee Magaha,
Clerk of the Circuit Court
By *[Signature]* D.C.

STATE OF FLORIDA

PERSONAL REPRESENTATIVE'S DEED

COUNTY OF ESCAMBIA

8401 Carl Dean Street, Pensacola, Fl. 32514

Grantees' Address

BY THIS DEED, DEAN QUARRIER BURCH, as Personal Representative of the Estate of WILLIAM PRENTICE KNOTT, deceased, herein called Grantor, in consideration of \$10.00 and other good and valuable consideration paid by ALLEN WIGGINS and DOTTIE Y. WIGGINS, Husband and Wife, herein called Grantees, conveys to Grantees the following real property in Escambia County, Florida:

The North 100 feet of the South 200 feet of Lots 19 and 20, Boley's Subdivision of the Northwest Quarter of Section 17, Township 1 South, Range 30 West, according to unrecorded survey and plat by R.D. Comstock, registered surveyor, dated December 1944 also described as follows: Commence at a point of the West line of Section 17, Township 1 South, Range 30 West, 25 feet South of the center line of Johnson Avenue, said point being 160.7 feet South of the Northwest corner of said section; thence run along the South line of Johnson Avenue East a distance of 1161.45 feet to a point; thence run South parallel to the said West line 435 feet to the point of beginning of this description; thence continue same course 200 feet to a stake; thence run East and parallel to the North line of said Section a distance of 134.48 feet to stake; thence run North and parallel to the West line of said Section 17 a distance of 200 feet to a point; thence run West to the point of beginning, lying and being in Section 17, Township 1 South, Range 30 West, Escambia County, Florida.

GRANTOR COVENANTS with Grantees that Grantor has good title and lawful authority to sell and convey the property and Grantor warrants the title to the property for any acts of Grantor and will defend the title against the lawful claims of all persons claiming by, through or under Grantor.

DATED this 27th day of April, 1996

Executed in the presence of:

Otis L. Price

OTIS L. PRICE

PRINT NAME

Luveta M. Price

LUVERTA M. PRICE

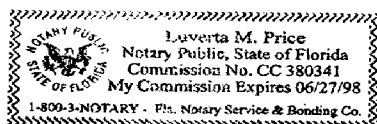
PRINT NAME

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 27th day of April, 1996 by DEAN QUARRIER BURCH, as Personal Representative of the Estate of WILLIAM PRENTICE KNOTT, Deceased, who is personally known to me or who has produced as identification.

Dean Quarrier Burch
DEAN QUARRIER BURCH,
Personal Representative of the
Estate of WILLIAM PRENTICE
KNOTT, Deceased

Instrument 00292361
Filed and recorded in the
Official Records
MAY 2, 1996
at 01:19 P.M.
ERNIE LEE MAGAHA,
CLERK OF THE CIRCUIT COURT
Escambia County,



Luveta M. Price
NOTARY PUBLIC

OR BK 4428 PG1548
Escambia County, Florida
INSTRUMENT 99-622003

RCD Jun 23, 1999 02:51 pm
Escambia County, Florida

NOTICE OF LIEN

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 99-622003

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT (MSBU)

Re: WIGGINS ALLEN & DOTTIE Y
8401 CARL DEAN ST
PENSACOLA FL 32514

ACCT.NO. 02 2261 000 000

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 25 FT S OF CENTER LI OF
JOHNSON AVE ON W LI OF SEC
E 1161 45/100 FT S PARL
TO W LI OF SEC 435 FT FOR
POB CONTINUE SAME COURSE
100 FT E PARL TO N LI OF
PROP.NO. 17 1S 30 2101 001 019

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.

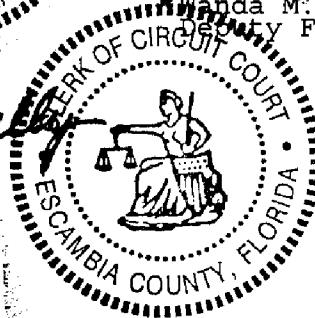
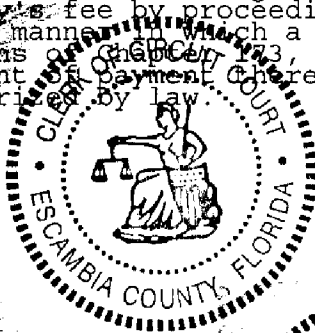
This lien shall not be assigned to any person. Until fully satisfied by payment, discharged or barred by law, this lien shall remain equal in rank and dignity with the liens of all state, county, district or municipal taxes and special assessments and superior in rank and dignity to all other subsequently 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: *Georgeanne B. Donnelly*
Deputy Clerk

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



IN THE COUNTY COURT OF ESCAMBIA COUNTY, FLORIDA

RCD Oct 02, 2003 08:55 am
Escambia County, Florida

STATE OF FLORIDA,

CASE NO: 2003MM26553A

VS

Division: V

Defendant: ALLEN LEE WIGGINS

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2003-154858

Address: 1000 E. CROSS ST.

City/State/Zip: PENSACOLA, FL 32503

R/S B/MDOB: 5/23/81

FILED & RECORDED
COURT DIVISION

2003 SEP 19 P 2:28

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

JUDGMENT AGAINST DEFENDANT FOR ATTORNEY'S FEES AND COST

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 \$ _____, 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 \$ 40.00.

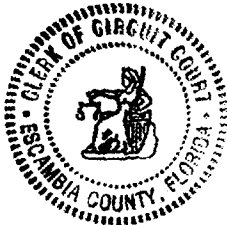
It is further ordered and adjudged that, in accordance with Section 938.29(2)(a), Florida Statutes, a lien is hereby created against all of the property, both real and personal, of the defendant and his/her Estate, in the amount aforesaid, in favor of the State of Florida and shall bear interest at the 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: County Criminal Division, P.O. BOX 333, Pensacola, FL 32592-0333.

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 19 day SEPT., 20 03.

"CERTIFIED TO BE A TRUE COPY
OF 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: Susan B. Brown D.C.



JUDGE

IN THE COUNTY COURT OF
ESCAMBIA COUNTY, FLORIDA

OR BK 5460 P60396
Escambia County, Florida
INSTRUMENT 2004-265996
RCD Jul 22, 2004 09:44 am
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2004-265996

STATE OF FLORIDA

CASE NO: 2003 MM 029227 A
DIVISION: I

VS

ALLEN LEE WIGGINS
1000 E CROSS ST
PENSACOLA FL 32502

B/M DOB: 05/23/1981

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2004 JUL - 7 P 2:41
COUNTY CRIMINAL DIVISION
FILED & RECORDED

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 \$ -0-, 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 \$ 40.00.

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: County Criminal Division, PO Box 333, Pensacola, FL 32592-0333.

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 7th day of July, 2004.


Judge

C

IN THE CIRCUIT COURT OF
ESCAMBIA COUNTY, FLORIDA

OR BK 5543 PG1629
Escambia County, Florida
INSTRUMENT 2004-313735
RCD Dec 20, 2004 09:17 am
Escambia County, Florida

STATE OF FLORIDA

CASE NO: 2004 CF 004343 A
DIVISION: C

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2004-313735

VS

ALLEN LEE WIGGINS
1000 E CROSS ST
PENSACOLA FL 32502

B/M DOB: 05/23/1981

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 \$ 250.00, 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 \$ - 0 - Application Fee to be deposited into the Indigent Criminal Defense Trust Fund, for a total of \$ 250.00.

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 32592-0333.

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 8th day of December, 2004.

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

2004 DEC -8 P 7:32

CLERK DIVISION
FILED & RECORDED

[Signature]
Judge

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2023056452 7/14/2023 10:29 AM
OFF REC BK: 9008 PG: 1683 Doc Type: FCL

IN THE CIRCUIT COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA
STATE OF FLORIDA,

vs.

CASE NO.: 2004 CF 004343 A
DIVISION: C

DEFENDANT: ALLEN LEE WIGGINS
DATE OF BIRTH: 05/23/1981

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On DECEMBER 8, 2004, an order assessing fines, costs, and additional charges
was entered against Defendant requiring payment of certain sums for fines, costs, and additional
charges.

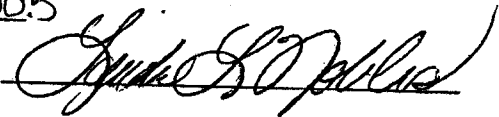
Defendant having failed to make full payment,

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 \$ 490.00, the amount of which shall bear interest at the rate
prescribed by law (7%) until satisfied.

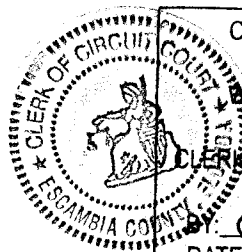
It is further ORDERED AND ADJUDGED that a lien is hereby created against all
of the property, both real and personal, of the defendant.

FOR WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in open court/chambers in Pensacola, Escambia County,
Florida, this 10th day of January, 2005


CIRCUIT JUDGE

cc: ASSISTANT STATE ATTORNEY
cc: PD PUBLIC DEFENDER



CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
DATE: 7.14.23

IN THE CIRCUIT COURT OF
ESCAMBIA COUNTY, FLORIDA

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

STATE OF FLORIDA

2005 SEP 15 A 10:46

CASE NO: 2004 CF 004343 A
DIVISION: C

vs

COURT DIVISION
FILED & RECORDED

ALLEN LEE WIGGINS
1000 E CROSS ST
PENSACOLA FL 32502

B/M DOB: 05/23/1981

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 \$ -0-, 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 \$ 40.00.

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 15 day of SEPTEMBER, 2005.

✓ cc: Defendant


Judge

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: 022261000 Certificate Number: 000649 of 2021**

Payor: JAQUETTA MAXWELL 8401 CARL DEAN ST PENSACOLA, FL 32514 Date 7/18/2023

Clerk's Check #	1	Clerk's Total	\$490.20
Tax Collector Check #	1	Tax Collector's Total	\$2,273.89
		Postage	\$28.84
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$2,809.93

\$2,367.30

**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>

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 # 2021 TD 000649

Redeemed Date 7/18/2023

Name JAQUETTA MAXWELL 8401 CARL DEAN ST PENSACOLA, FL 32514

Clerk's Total = TAXDEED	\$490.20	\$ 2,367.30
Due Tax Collector = TAXDEED	\$2,273.89	
Postage = TD2	\$28.84	
ResearcherCopies = TD6	\$0.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• For Office Use Only

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

FINANCIAL SUMMARY

No Information Available - See Dockets




PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 022261000 Certificate Number: 000649 of 2021

Redemption ☐ Yes ☒ No
 Application Date
 Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="9/6/2023"/>	Redemption Date <input type="text" value="7/18/2023"/> 
Months	5	3
Tax Collector	<input type="text" value="\$2,103.62"/>	<input type="text" value="\$2,103.62"/>
Tax Collector Interest	\$157.77	\$94.66
Tax Collector Fee	<input type="text" value="\$12.50"/>	<input type="text" value="\$12.50"/>
Total Tax Collector	\$2,273.89	<input type="text" value="\$2,210.78"/> 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	\$34.20	\$20.52
Total Clerk	\$490.20	<input type="text" value="\$476.52"/> 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="\$28.84"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$2,809.93	\$2,704.30
	Repayment Overpayment Refund Amount	\$105.63

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 8973, Page 644, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00649, issued the 1st day of June, A.D., 2021

TAX ACCOUNT NUMBER: 022261000 (0923-33)

DESCRIPTION OF PROPERTY:

**BEG 25 FT S OF CENTER LI OF JOHNSON AVE ON W LI OF SEC E 1161 45/100 FT S PARL TO W
LI OF SEC 435 FT FOR POB CONTINUE SAME COURSE 100 FT E PARL TO N LI OF SEC 134
48/100 FT N PARL TO W LI OF SEC 100 FT W TO POB PART OF LTS 19 AND 20 OF AN
UNRECORDED PLAT OR 3966 P 782/783**

SECTION 17, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: ALLEN WIGGINS and DOTTIE Y WIGGINS

Dated this 18th day of July 2023.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk