

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2300102

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
03-0747-000	2021/947	06-01-2021	N 85 FT OF LT 2 BREEZEWOOD CIRCLE PB 6 P 27 OR 2604 P 176 OR 7360 P 1313

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.	
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 *+ 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.



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

0923.40

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	MCCALL JANET M EST OF C/O JAMES T RICHARDSON JR 461 STARA CIRCLE APT D PENSACOLA, FL 32505 7710 BREEZEWOOD CIR 03-0747-000 N 85 FT OF LT 2 BREEZEWOOD CIRCLE PB 6 P 27 OR 2604 P 176 OR 7360 P 1313	Certificate #	2021 / 947
		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)
# 2021/947	06/01/2021	1,415.85	70.79	1,486.64
→Part 2: Total*				1,486.64

Part 3: Other Certificates Redeemed by Applicant (Other than County)

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2022/1059	06/01/2022	1,570.57	6.25	78.53	1,655.35
Part 3: Total*					1,655.35

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)	3,141.99
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	3,516.99

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

Buildings

Address: 7710 BREEZEWOOD CIR, Year Built: 1969, Effective Year: 1969, PA Building ID#: 55627

Structural Elements

DECOR/MILLWORK-AVERAGE

DWELLING UNITS-1

EXTERIOR WALL-BRICK-FACE/VENEER

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 - 1656 Total SF

BASE AREA - 1350

CARPOT FIN - 180

OPEN PORCH FIN - 56

UTILITY UNF - 70

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.6219)



Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Nav. Mode ☒ Account ☐ Parcel ID →

Printer Friendly Version

General Information Parcel ID: 231S303400000002 Account: 030747000 Owners: MCCALL JANET M EST OF Mail: C/O JAMES T RICHARDSON JR 461 STARA CIRCLE APT D PENSACOLA, FL 32505 Situs: 7710 BREEZEWOOD CIR 32534 Use Code: SINGLE FAMILY RESID Taxing Authority: COUNTY MSTU Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector		Assessments <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2022</td> <td>\$8,000</td> <td>\$103,424</td> <td>\$111,424</td> <td>\$97,269</td> </tr> <tr> <td>2021</td> <td>\$8,000</td> <td>\$82,644</td> <td>\$90,644</td> <td>\$88,427</td> </tr> <tr> <td>2020</td> <td>\$8,000</td> <td>\$72,389</td> <td>\$80,389</td> <td>\$80,389</td> </tr> </tbody> </table> <p align="center">Disclaimer</p> <p align="center">Tax Estimator</p> <p align="center">File for New Homestead Exemption Online</p>	Year	Land	Imprv	Total	Cap Val	2022	\$8,000	\$103,424	\$111,424	\$97,269	2021	\$8,000	\$82,644	\$90,644	\$88,427	2020	\$8,000	\$72,389	\$80,389	\$80,389
Year	Land	Imprv	Total	Cap Val																		
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Sales Data <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>08/23/2022</td> <td>8845</td> <td>1050</td> <td>\$100</td> <td>OT</td> <td></td> </tr> <tr> <td>07/13/2022</td> <td>8822</td> <td>1181</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>06/15/2015</td> <td>7360</td> <td>1313</td> <td>\$100</td> <td>WD</td> <td></td> </tr> <tr> <td>08/2002</td> <td>4963</td> <td>1720</td> <td>\$100</td> <td>OT</td> <td></td> </tr> <tr> <td>09/1988</td> <td>2604</td> <td>176</td> <td>\$42,500</td> <td>WD</td> <td></td> </tr> <tr> <td>01/1968</td> <td>392</td> <td>839</td> <td>\$1,000</td> <td>WD</td> <td></td> </tr> </tbody> </table> Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller	Sale Date	Book	Page	Value	Type	Official Records (New Window)	08/23/2022	8845	1050	\$100	OT		07/13/2022	8822	1181	\$100	QC		06/15/2015	7360	1313	\$100	WD		08/2002	4963	1720	\$100	OT		09/1988	2604	176	\$42,500	WD		01/1968	392	839	\$1,000	WD		2022 Certified Roll Exemptions None Legal Description N 85 FT OF LT 2 BREEZEWOOD CIRCLE PB 6 P 27 OR 2604 P 176 OR 4963 P 1720 OR 7360 P 1313 Extra Features METAL BUILDING
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Parcel Information		Launch Interactive Map
Section Map Id: 23-1S-30-2 Approx. Acreage: 0.3158 Zoned: MDR Evacuation & Flood Information Open Report	<div style="font-size: 2em; margin-bottom: 10px;"> </div> <div style="font-size: 4em; margin-bottom: 10px;">85</div> <div style="font-size: 6em;">160</div>	
View Florida Department of Environmental Protection(DEP) Data		

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 00947**, 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:

N 85 FT OF LT 2 BREEZEWOOD CIRCLE PB 6 P 27 OR 2604 P 176 OR 4963 P 1720 OR 7360 P 1313

SECTION 23, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 030747000 (0923-40)

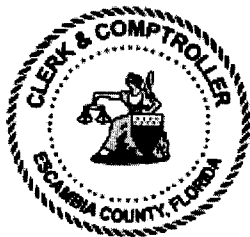
The assessment of the said property under the said certificate issued was in the name of

EST OF JANET M MCCALL

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

Filing # 77156848 E-Filed 08/29/2018 09:43:55 AM

IN THE COUNTY COURT IN AND FOR
ESCAMBIA COUNTY FLORIDA

DIANE OWENS
5622 Esperanto Drive
Pensacola, FL 32526

Plaintiff,

vs.

Case No. 2018 CC 003352
Division V

JAMES RICHARDSON
1202 East Gadsden Street, Apt. #1 (Downstairs)
Pensacola, FL 32501
samonthego1@gmail.com samonthego0720@gmail.com

Defendant.

FINAL JUDGMENT FOR POSSESSION

At a Determine Rent Hearing in open court an Order was entered requiring monies be deposited into the registry to bring the rent current if the defendant wished to contest this eviction proceeding. No money was deposited and therefore it is:

ORDERED AND ADJUDGED that plaintiff shall recover from defendant possession of 1202 East Gadsden Street, Apt. #1 (Downstairs), Pensacola, Escambia County, Florida 32501 for which let writ of possession issue.

FURTHER ORDERED that plaintiff shall recover from defendant court costs of \$325.00 which shall accrue interest at the rate of 5.97% per annum for which let execution issue.

DONE AND ORDERED this August 29, 2018 in chambers, Pensacola, Escambia County, Florida.


County Judge

cc: Plaintiff
Defendant

IN THE COUNTY COURT IN THE FIRST JUDICIAL CIRCUIT
IN AND FOR ESCAMBIA COUNTY, FLORIDA

Ernie Lee Magaha
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2007012984 02/09/2007 at 11:01 AM
OFF REC BK: 6064 PG: 1478 Doc Type: FJ

CASE NUMBER: 06-SC-2080 DIV:

CAPITAL ONE BANK,
a corporation,

Plaintiff,

vs.

JANET M RICHARDSON,

Defendant.

ERDIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2007 FEB -5, P 3:01
COUNTY CIVIL DIVISION
FILED & RECORDED

DEFAULT FINAL JUDGMENT

The Defendant failed to appear at the Pre-Trial conference, and the Court finding that Plaintiff is entitled to a
Final Judgment, it is:

ADJUDGED that the Plaintiff, CAPITAL ONE BANK, a corporation, recover from the Defendant, JANET
M RICHARDSON, the principal sum of \$1,519.55, together with \$710.78 interest, \$175.00 for costs of this suit and
\$ ~~10~~ as a reasonable fee for Plaintiff's attorney, that shall bear interest at the rate of eleven percent (11%)
per year, for which let execution issue.

IT IS FURTHER ORDERED AND ADJUDGED that the Defendant shall complete Florida Small Claims
Rules Form 7.343 (Fact Information Sheet) and return it to the Plaintiff's attorney within 45 days from the date of this
Final Judgment, unless the Final Judgment is satisfied or a motion for new trial or notice of appeal is filed.
Jurisdiction of this case is retained to enter further orders that are proper to compel the Defendant to complete Form
7.343 and return it to the Plaintiff's attorney.

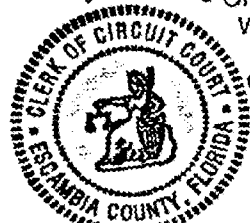
DONE AND ORDERED at Pensacola, Escambia County, Florida this 5th day of
February, 2007.

Copies to:

Michael Thiel Debski
Attorney for Plaintiff
Rubin & Debski, P.A.
P.O. Box 47718
Jacksonville, FL 32247

JANET M RICHARDSON
Defendant
350 E MORENO ST
PENSACOLA FL 32503-5258
SSN: [REDACTED]

County Court Judge



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 Cynthia [Signature] DC
DATE 3-6-2007

Plaintiff's Address (F.S. 55.10):
CAPITAL ONE BANK
4851 Cox Road
Glen Allen, VA 23060

Case: 2006 SC 002080

00016171357

Dkt: CC1033 Pg#: 1

Filing # 72193751 E-Filed 05/15/2018 05:43:34 PM

IN THE CIRCUIT COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA

VS

CASE NO: 2017 CF 001273 A

FREEMAN LORENZO MCCALL

CITATION NO: A7TNB4E

701 BELAIR RD

DIVISION: K

PENSACOLA, FL 32505

DATE OF BIRTH: 03/28/1982

FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On MAY 14, 2018, an order assessing fines, costs, and additional charges was entered against the Defendant, **FREEMAN LORENZO MCCALL**. Defendant has failed to make payment in full in accordance with this order. Therefore,

IT IS ADJUDGED that the Escambia County Clerk of the Circuit Court, **190 W GOVERNMENT ST, PENSACOLA, FLORIDA 32502** recover from Defendant those remaining unpaid fines, costs and additional charges in the amount of **\$518.00**, which shall bear interest at the rate prescribed by law, **5.72%**, until satisfied.

It is **FURTHER ORDERED AND ADJUDGED** that a lien is hereby created against all currently owned and after acquired 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.

Joel Soles
eSigned by CIRCUIT COURT JUDGE W. JOEL SOLES
on 05/15/2018 15:52:18 EDT/MY/DHA

CIRCUIT JUDGE

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
BY: *Kem Jacobs* D.C.
DATE: *5-18-2018*



(C:\CTM\IN\CL\BRS2 -24984)

IN THE COUNTY COURT OF ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

CASE NO: 2004 MM 020592 A

vs

Division: IV

Defendant: JAMES THOMAS RICHARDSON

Address: 7710 BREEZEWOOD

City/State/Zip: PENSACOLA FLORIDA 32514

R/\$/M DOB: 8/20/1972

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 \$ 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, 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 31 day March, 2005


JUDGE

Recorded in Public Records 8/27/2019 1:07 PM OR Book 8154 Page 202,
Instrument #2019075093, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$10.00

THE OFFICE OF ENVIRONMENTAL ENFORCEMENT
SPECIAL MAGISTRATE
IN AND FOR ESCAMBIA COUNTY, FLORIDA

ESCAMBIA COUNTY, FLORIDA

vs.

MCCALL, JANET M
7710 BREEZEWOOD CIR
PENSACOLA, FL 32534

Case No: CE18094678N
Location: 7710 BREEZEWOOD CIR
PR #: 231S303400000002

Cost Order

THIS CAUSE was brought before the Office of the Environmental Enforcement Special Magistrate on Petitioner's Certification of Costs, pursuant to the Special Magistrate's Order and the Special Magistrate having found the Respondent in violation of Escambia County Code of Ordinances.

Escambia County has confirmed that the property has been brought into compliance per the Special Magistrate Order. THEREFORE, the Special Magistrate being otherwise fully advised of the premises; it is hereby ORDERED, pursuant to Section 30-35 of the Escambia County Code of Ordinances, that the following itemized costs shall be added to the fines imposed by the Order of Special Magistrate dated 2/5/2019.

Itemized Cost

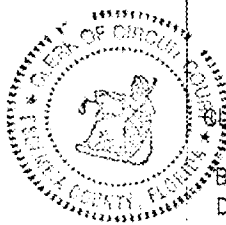
Daily fines	\$0.00
Court Cost	\$235.00
County Abatement Fees	\$0.00
Administrative Costs	\$0.00
Payments	\$0.00

Total: \$235.00

DONE AND ORDERED at Escambia County, Florida on

Aug 20 2019

Gregory Barrar
Special Magistrate
Office of Environmental Enforcement

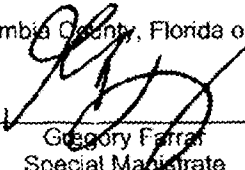


CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
BY Pam Childers D.C.
DATE 08/27/2019

You have the right to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at 3363 W Park Place, Pensacola, Florida 32505 and the Escambia County Circuit Court at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than **30 days from the date of this Order. Failure to timely file a Written Notice of Appeal will waive your rights to appeal.**

Jurisdiction is retained to enter such further orders as may be appropriate and necessary.


DONE AND ORDERED at Escambia County, Florida on the 5th day of February, 2019.



Gregory Farrar
Special Magistrate
Office of Environmental Enforcement



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
BY:  D.C.
DATE: 02-08-2019

If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 25⁰⁰ per day, commencing June 6, 2019. This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. **YOU ARE REQUIRED**, immediately upon your full correction of this violation(s), to contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance. If the violation is not abated within the specified time period, then the County may elect to take whatever measures are necessary to abate the violation for you. These measures could include, but are not limited to, **DEMOLISHING YOUR STRUCTURE (S), LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE (S)**. The reasonable cost of such will be assessed against you and will constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs in the amount of \$ 235⁰⁰ are awarded in favor of Escambia County as the prevailing party against MCCALL, JANET M.

This fine shall be forwarded to the Board of County Commissioners. Under the authority of sec.162.09 (1), Fla. Stat., and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All Monies owing hereunder shall constitute a lien on **ALL YOUR REAL AND PERSONAL PROPERTY** including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

- ☒ Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. Maintain clean conditions to avoid a repeat violation.
- ☒ Remove vehicle. Repair vehicle or store in rear yard behind 6' opaque fencing
- ☒ Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.
- ☐ Remove all structures, signs, vehicles, etc. from County ROW; refrain from further obstruction.
- ☐ Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods
- ☐ Immediately cease burning and refrain from future burning
- ☒ Remove all refuse and dispose of legally and refrain from future littering
- ☐ Rezone property and conform to all performance standards or complete removal of the commercial or industrial entity
- ☐ Obtain necessary permits or cease operations
- ☐ Acquire proper permits or remove sign(s)
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____
- ☐ Other _____

BK: 8043 PG: 1653

☒ 30-203 Unsafe Building; Described as ☒ Main Structure ☐ Accessory Building(s)

☐ (a) ☐ (b) ☐ (c) ☐ (d) ☐ (e) ☐ (f) ☐ (g) ☐ (h) ☐ (i) ☐ (j) ☐ (k) ☐ (l) ☐ (m) ☐ (n) ☒ (o) ☒ (p)

☐ (q) ☐ (r) ☐ (s) ☐ (t) ☐ (u) ☐ (v) ☐ (w) ☐ (x) ☐ (y) ☐ (z) ☐ (aa) ☐ (bb) ☐ (cc) ☐ (dd)

☐ 94-51 Obstruction of County Right-of-Way (ROW)

☐ 82-171 Mandatory Residential Waste Collection

☐ 82-15 Illegal Burning

☐ 82-5 Littering Prohibited

☐ LDC Chapter 3 Commercial in residential and non-permitted use

☐ LDC Chapter 2 Article 3 Land Disturbance without permits

☐ LDC Chapter 5 Article 8 Prohibited Signs, Un-permitted Sign Row

☐ LDC Sec 4-7.9 Outdoor Storage _____

☐ Other _____

☐ Other _____

☐ Other _____

☐ Other _____

☐ Other _____

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby **ORDERED** that the **RESPONDENT** shall have until Sept 5, 2019 to correct the violation and to bring the violation into compliance.

Corrective action shall include:

☐

Recorded in Public Records 2/8/2019 10:44 AM OR Book 8043 Page 1652,
Instrument #2019012013, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$44.00

THE OFFICE OF ENVIRONMENTAL ENFORCEMENT
SPECIAL MAGISTRATE
IN AND FOR THE
COUNTY OF ESCAMBIA, STATE OF FLORIDA

PETITIONER
ESCAMBIA COUNTY FLORIDA,

CASE NO: CE18094678N
LOCATION: 7710 BREEZEWOOD CIR
PR#: 231S303400000002

VS.

MCCALL, JANET M
7710 BREEZEWOOD CIR
PENSACOLA, FL 32534

RESPONDENT

ORDER

This CAUSE having come before the Office of Environmental Enforcement
Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged
violation of the ordinances of the County of Escambia, State of Florida, and the Special
Magistrate having considered the evidence before him in the form of testimony by the
Enforcement Officer and the Respondent or representative, thereof, Janet McCall
as well as evidence submitted and after consideration of the appropriate sections of
the Escambia County Code of Ordinances, the Special Magistrate finds that a violation
of the following Code of Ordinance(s) has occurred and continues.

- ☒ 42-196 (a) Nuisance Conditions
- ☒ 42-196 (b) Trash and Debris
- ☒ 42-196 (c) Inoperable Vehicle(s); Described

Black Toyota Celica

- ☒ 42-196 (d) Overgrowth

Blue 4 Dr. Buick
White Dodge Caravan

Signed, sealed and delivered in our presence:

Margaret McDonald
MARGARET D McDONALD

Printed Name of Witness

Cynthia R Griffin
Cynthia R Griffin

Printed Name of Witness

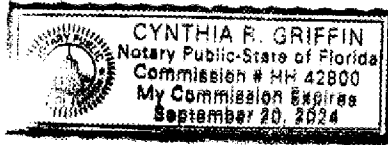
Freeman McCall
Freeman McCall

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 13th day of July, 2022, by Freeman McCall, by means of physical presence, who is

- (☒) to me personally known
(☐) Identified by Driver's License
(☐) Identified by _____



(NOTARY SEAL)

Cynthia R Griffin
Notary Public
Cynthia R Griffin
Printed Name
My Commission Expires:



RETURN TO: Mr. Freeman McCall
350 E. Moreno St.
Pensacola, FL 32503

Prepared by: Kathleen K. DeMaria
DeMaria, de Kozan & White, PLLC
P.O. Box 12446
Pensacola, FL 32591-2446

This deed is being prepared without the examination of title,
with legal description being provided to preparer by grantor.

Q U I T C L A I M D E E D

THIS INDENTURE, Made this 13th day of July, 2022,
between Freeman McCall, a widower, hereinafter referred to as "grantor"
and James Thomas Richardson, Jr., hereinafter called "grantee" whose
mailing address is 461 Stara Circle, Apt. D, Pensacola, FL 32505.

WITNESSETH, that said grantor, for and in consideration of the sum
of Ten and No/100s Dollars (\$10.00), in hand paid by grantee, the
receipt whereof is hereby acknowledged, does hereby remise, release and
quit claim unto the grantee forever, all the right, title, interest,
claim and demand which the grantor has in and to the following described
lot, piece or parcel of land, situate and lying and being in the County
of Escambia, State of Florida, to-wit:

The North 85 feet of Lot 2, in Breezewood Circle, a subdivision of
Lots 34 and 35, in Section 23, Township 1 South, Range 30 West,
Escambia County, Florida, according to the plat recorded in Plat
Book 6 at page 27 of the public records of said county.

THIS IS NOT THE HOMESTEAD OF GRANTOR.

The above described property bearing Property Appraiser Parcel
Identification No. 23-1S-30-3400-000-002.

TO HAVE AND TO HOLD the same together with all and singular the
appurtenances thereunto belonging or in anywise appertaining, and all
the estate, right, title, interest, lien, equity and claim whatsoever of
the said grantor, either in law or equity, to the only proper use,
benefit and behoof of the said grantee forever.

*"Grantor" and "Grantee" are used for singular or plural, as context
requires.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the
day and year first above written.

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 15th day of June, 2015, by
James T. Richardson,

☐ to me personally known

☐ Identified by Driver's License

☒ Identified by Florida Identification Card

(NOTARY SEAL)



WENDY F. DILLARD
MY COMMISSION # EE 051806
EXPIRES: November 15, 2016
Served Thru Budget Notary Services

Wendy F. Dillard

Notary Public

Wendy F. Dillard

Printed Name

My Commission Expires: Nov 15, 2016

1065
170

Prepared by:
Jeffrey T. Sauer
Smith, Sauer & DeMaria
P.O. Box 12446
Pensacola, FL 32591-2446

WARRANTY DEED

THIS INDENTURE, Made this 15 day of June, 2015, between James T. Richardson, a single man, hereinafter referred to as "grantor" and James T. Richardson, whose post office address is 7710 Breezewood Circle, Pensacola, FL 32534, for his life, and upon the death of James T. Richardson, the remainder, to Janet M. McCall, a married woman, hereinafter called "grantee".

WITNESSETH, That said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00), and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, all of his/her interest in the following described land, situate, lying and being in Escambia County, Florida, to wit:

The North 85 feet of Lot 2, in Breezewood Circle, a subdivision of Lots 34 and 35, in Section 23, Township 1 South, Range 30 West, Escambia County, Florida, according to the plat recorded in Plat Book 6 at page 27 of the public records of said county.

THIS IS THE HOMESTEAD OF THE GRANTOR.

Subject to taxes for the current year, zoning ordinances and restrictions, limitations and easements of record.

The above described property bearing Property Appraiser PIN 231S303400000002.

And said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

**"Grantor" and "Grantee" are used for singular or plural, as context requires.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Vanessa Jackson
Vanessa Jackson
Printed Name of Witness

James T. Richardson
James T. Richardson

Seadric Richardson
Seadric Richardson
Printed Name of Witness

PROPERTY INFORMATION REPORT

June 12, 2023

Tax Account #:03-0747-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

N 85 FT OF LT 2 BREEZEWOOD CIRCLE PB 6 P 27 OR 2604 P 176 OR 4963 P 1720 OR 7360 P 1313

SECTION 23, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 03-0747-000(0923-40)

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 #: 03-0747-000

CERTIFICATE #: 2021-947

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

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

ESTATE OF JANET M. MCCALL
F/K/A JANET M. RICHARDSON
AND JAMES THOMAS RICHARDSON, JR.
AKA JAMES THOMAS RICHARDSON
7710 BREEZEWOOD CIR
PENSACOLA, FL 32534

ESTATE OF JANET M. MCCALL
F/K/A JANET M. RICHARDSON
AND JAMES THOMAS RICHARDSON, JR.
AKA JAMES THOMAS RICHARDSON
461 STARA CIRCLE, APT D
PENSACOLA, FL 32505

ESTATE OF JANET MCCALL
A/K/A JANET M. RICHARDSON
350 E. MORENO STREET
PENSACOLA, FL 32503

FREEMAN MCCALL JR
437 NORTH P STREET
PENSACOLA, FL 32505

FREEMAN LORENZO MCCALL
701 BELAIR RD
PENSACOLA, FL 32505

CLERK OF CIRCUIT COURT
DIVISION ENFORCEMENT
1800 WEST ST MARYS ST
PENSACOLA, FL 32501

CAPITAL ONE BANK
4851 COX ROAD
GLEN ALLEN, VA 23060

DIANE OWENS
5622 ESPERANTO DRIVE
PENSACOLA, FL 32526

DOR CHILD SUPPORT DOMESTIC RELATIONS
3670B NORTH "L" STREET
PENSACOLA, FL 32505

Certified and delivered to Escambia County Tax Collector, this 12th 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
CONTINUATION PAGE

June 12, 2023

Tax Account #: **03-0747-000**

1. The Grantee(s) of the last deed(s) of record is/are: **ESTATE OF JANET M. MCCALL AND JAMES THOMAS RICHARDSON, JR.**

By Virtue of Warranty Deed recorded 6/16/2015 in OR 7360/1313, together with Quit Claim Deed recorded 7/14/2022 in OR 8822/1181 and Death Certificate recorded 8/23/2022 in OR 8845/1050

ABTRACTOR'S NOTE: WE FIND NO EVIDENCE OF DEATH FOR JANET M. MCCALL RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

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. **Code Enforcement Lien in Favor of Escambia County recorded 2/8/2019 – OR 8043/1695, together with Cost Order recorded 8/27/2019 – OR 8154/412**
 - b. **Certificate of Delinquency recorded 11/10/2003 – OR 5284/151**
 - c. **Certificate of Delinquency recorded 8/12/2004 – OR 5475/1609**
 - d. **Judgment in favor of the State of FL/Escambia County recorded 4/11/2005 – OR 5615/260**
 - e. **Judgment in favor of the State of FL/Escambia County recorded 5/24/2018 – OR 7905/920**
 - f. **Judgment in favor of Diane Owens recorded 8/31/2018 – OR 7960/512**
 - g. **Judgment in favor of Capital One Bank recorded 3/9/2007 – OR 6102/1046**

4. Taxes:

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

Tax Account #: 03-0747-000

Assessed Value: \$97,269.00

Exemptions: NONE

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

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

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



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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 03-0747-000 CERTIFICATE #: 2021-947

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 8, 2003 to and including June 8, 2023 Abstractor: Cody Campbell

BY

Michael A. Campbell,
As President
Dated: June 12, 2023

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 00947 of 2021

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on July 20, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

EST OF JANET M MCCALL
C/O JAMES T RICHARDSON JR
461 STARA CIRCLE APT D
PENSACOLA, FL 32505

ESTATE OF JANET M. MCCALL F/K/A JANET M. RICHARDSON
7710 BREEZEWOOD CIR
PENSACOLA, FL 32534

JAMES THOMAS RICHARDSON, JR. AKA JAMES THOMAS RICHARDSON ESTATE OF JANET M. MCCALL F/K/A JANET M. RICHARDSON
7710 BREEZEWOOD CIR 350 E. MORENO STREET
PENSACOLA, FL 32534 PENSACOLA, FL 32503

FREEMAN MCCALL JR CAPITAL ONE BANK
437 NORTH P STREET 4851 COX ROAD
PENSACOLA, FL 32505 GLEN ALLEN, VA 23060

FREEMAN LORENZO MCCALL DIANE OWENS
701 BELAIR RD 5622 ESPERANTO DRIVE
PENSACOLA, FL 32505 PENSACOLA, FL 32526

ESCAMBIA COUNTY / COUNTY ATTORNEY ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT
221 PALAFOX PLACE STE 430 ESCAMBIA CENTRAL OFFICE COMPLEX
PENSACOLA FL 32502 3363 WEST PARK PLACE
PENSACOLA FL 32505

FLORIDA DEPT OF REVENUE ESCAMBIA COUNTY / STATE OF FLORIDA
2205B LA VISTA AVE 190 GOVERNMENTAL CENTER
PENSACOLA FL 32504 PENSACOLA FL 32502

WITNESS my official seal this 20th day of July 2023.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 6, 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 **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 00947**, 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:

N 85 FT OF LT 2 BREEZEWOOD CIRCLE PB 6 P 27 OR 2604 P 176 OR 4963 P 1720 OR 7360 P 1313

SECTION 23, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 030747000 (0923-40)

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

EST OF JANET M MCCALL

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 17th day of July 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

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Post Property:

7710 BREEZEWOOD CIR 32534



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

By:
Emily Hogg
Deputy Clerk

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EST OF JANET M MCCALL

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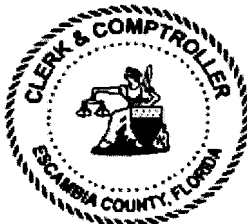
Dated this 17th day of July 2023.

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.

Personal Services:

EST OF JANET M MCCALL
C/O JAMES T RICHARDSON JR
461 STARA CIRCLE APT D
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

0923-40

Document Number: ECSO23CIV026212NON

Agency Number: 23-008205

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 00947 2021

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: EST OF JANET M MCCALL

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 7/21/2023 at 9:30 AM and served same at 8:35 AM on 7/25/2023 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED PROPERTY PER CLERK'S OFFICE INSTRUCTIONS

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____


C. CEPHAS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: TDH

WARNING

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NOTICE OF APPLICATION FOR TAX DEED

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TAX ACCOUNT NUMBER 030747000 (0923-40)

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EST OF JANET M MCCALL

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 17th day of July 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.

Post Property:

7710 BREEZEWOOD CIR 32534



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

By: 
Emily Hogg
Deputy Clerk

RECEIVED
JUL 21 AM 9:30
ESCAMBIA COUNTY, FL
SHERIFF'S OFFICE
CIVIL UNIT

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

0923-40

Document Number: ECSO23CIV026210NON

Agency Number: 23-008204

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 00947 2021

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: EST OF JANET M MCCALL

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 7/21/2023 at 9:30 AM and served same at 10:50 AM on 7/25/2023 in ESCAMBIA COUNTY, FLORIDA, by serving EST OF JANET M MCCALL , the within named, to wit: JAMES RICHARDSON, BROTHER.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: 

J. JACKSON, CRS

Service Fee: \$40.00
Receipt No: BNL

Printed By: TDH

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Personal Services:

**EST OF JANET M MCCALL
C/O JAMES T RICHARDSON JR
461 STARA CIRCLE APT D
PENSACOLA, FL 32505**

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



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY, FL.
SHERIFF'S OFFICE
CIVIL UNIT

2023 JUL 21 AM 9:30

RECEIVED

EST OF JANET M MCCALL [0923-40]
C/O JAMES T RICHARDSON JR
461 STARA CIRCLE APT D
PENSACOLA, FL 32505

9171 9690 0935 0127 2197 88

JAMES THOMAS RICHARDSON, JR.
AKA JAMES THOMAS RICHARDSON
[0923-40]
7710 BREEZEWOOD CIR
PENSACOLA, FL 32534

9171 9690 0935 0127 2198 01

FREEMAN MCCALL JR [0923-40]
437 NORTH P STREET
PENSACOLA, FL 32505

9171 9690 0935 0127 2196 58

FREEMAN LORENZO MCCALL
[0923-40]
701 BELAIR RD
PENSACOLA, FL 32505

9171 9690 0935 0127 2196 72

ESCAMBIA COUNTY / COUNTY
ATTORNEY [0923-40]
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

9171 9690 0935 0127 2196 96

FLORIDA DEPT OF REVENUE
[0923-40]
2205B LA VISTA AVE
PENSACOLA FL 32504

9171 9690 0935 0127 2197 19

ESTATE OF JANET M. MCCALL F/K/A
JANET M. RICHARDSON [0923-40]
7710 BREEZEWOOD CIR
PENSACOLA, FL 32534

9171 9690 0935 0127 2197 95

ESTATE OF JANET M. MCCALL F/K/A
JANET M. RICHARDSON [0923-40]
350 E. MORENO STREET
PENSACOLA, FL 32503

9171 9690 0935 0127 2196 41

CAPITAL ONE BANK [0923-40]
4851 COX ROAD
GLEN ALLEN, VA 23060

9171 9690 0935 0127 2196 65

DIANE OWENS [0923-40]
5622 ESPERANTO DRIVE
PENSACOLA, FL 32526

9171 9690 0935 0127 2196 89

ESCAMBIA COUNTY OFFICE OF CODE
ENFORCEMENT [0923-40]
ESCAMBIA CENTRAL OFFICE COMPLEX
3363 WEST PARK PLACE
PENSACOLA FL 32505

9171 9690 0935 0127 2197 02

ESCAMBIA COUNTY / STATE OF
FLORIDA [0923-40]
190 GOVERNMENTAL CENTER
PENSACOLA FL 32502

Contact -
owner's Family

Pam Childers

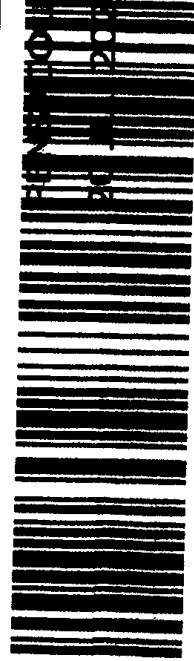
Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 110
Pensacola, FL 32502

CLERK OF THE CIRCUIT COURT
PAM CHILDERS
OFFICIAL RECORDS
2023 AUG 11 A 10:11
PENSACOLA COUNTY, FL

CERTIFIED MAIL™



PENSACOLA FL 325

30 JUL 2023 PM 1

quadrant

FIRST-CLASS MAIL
IM1

\$007.18⁰

07/20/2023 ZIP 32502
043M31219251

US POSTAGE

9171 9690 0935 0127 2196 89

7/21/24

DIANE OWENS [0923-40]
5622 ESPERANTO DRIVE
PENSACOLA, FL 32526

-- 9327010748485318

NIXIE

322 DE 1

0008/02/23

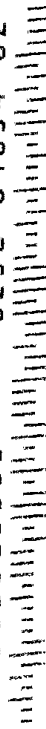
RETURN TO SENDER
VACANT
UNABLE TO FORWARD

M85

BC: 32502583335

*0236-04634-02-15

32502-5002522





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 - 09-06-2023 - CERTIFICATE # 00947

in the CIRCUIT Court
was published in said newspaper in the issues of
AUGUST 3, 10, 17, 24, 2023

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: 2023.08.24 09:24:52 -05'00'

PUBLISHER

Sworn to and subscribed before me this 24TH day of AUGUST
A.D., 2023

Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410C000001890CD5793600064AAE, cn=Heather Tuttle
Date: 2023.08.24 09:36:56 -05'00'

**HEATHER TUTTLE
NOTARY PUBLIC**



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

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ASSEMBLY TAX 36 LLC holder of Tax Certificate No. 00947, 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:

N 85 FT OF LT 2 BREEZEWOOD CIRCLE PB 6 P 27 OR 2604 P 176 OR 4963 P 1720 OR 7360 P 1313 SECTION 23, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 030747000 (0923-40)

The assessment of the said property under the said certificate issued was in the name of EST OF JANET M MCCALL

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 20th day of July 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
(SEAL)
By: Emily Hogg
Deputy Clerk

oaw-4w-08-03-10-17-24-2023

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

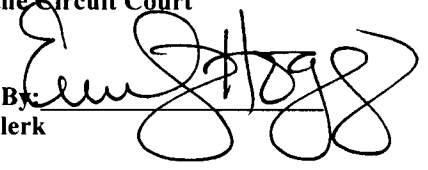
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
 Tax Certificate Redeemed From Sale
 Account: 030747000 Certificate Number: 000947 of 2021**

Payor: SHARITA JOHNSON 7710 BREEZEWOOD CIR PENSACOLA FL 32534 Date 9/6/2023

Clerk's Check #	1	Clerk's Total	\$490.20 \$4,237.21
Tax Collector Check #	1	Tax Collector's Total	\$3,787.01
		Postage	\$79.31
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$4,373.52

\$4,333.52

**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
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 JURY ASSEMBLY
 JUVENILE
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 OPERATIONAL SERVICES
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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

Case # 2021 TD 000947

Redeemed Date 9/6/2023

Name SHARITA JOHNSON 7710 BREEZEWOOD CIR PENSACOLA FL 32534

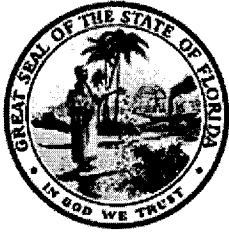
Clerk's Total = TAXDEED	\$490.20 \$4,237.21
Due Tax Collector = TAXDEED	\$3,787.01
Postage = TD2	\$79.31
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

• 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: 030747000 Certificate Number: 000947 of 2021

Redemption 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="9/6/2023"/>
Months	5	5
Tax Collector	<input type="text" value="\$3,516.99"/>	<input type="text" value="\$3,516.99"/>
Tax Collector Interest	\$263.77	\$263.77
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$3,787.01	<u>\$3,787.01</u> 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	\$34.20
Total Clerk	\$490.20	<u>\$490.20</u> 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="\$79.31"/>	<input type="text" value="\$79.31"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$4,373.52 - 40 = <u>\$4333.52</u>	\$4,373.52
	Repayment Overpayment Refund Amount	\$0.00
Book/Page	<input type="text" value="8973"/>	<input type="text" value="720"/>

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 720, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 00947, issued the 1st day of June, A.D., 2021

TAX ACCOUNT NUMBER: 030747000 (0923-40)

DESCRIPTION OF PROPERTY:

N 85 FT OF LT 2 BREEZEWOOD CIRCLE PB 6 P 27 OR 2604 P 176 OR 4963 P 1720 OR 7360 P 1313

SECTION 23, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: EST OF JANET M MCCALL

Dated this 6th day of September 2023.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

CERTIFIED MAIL™

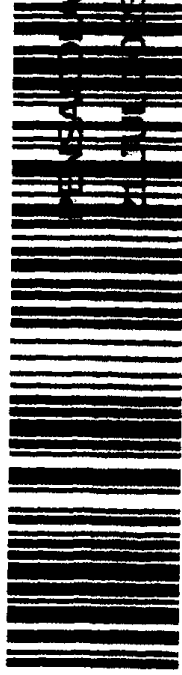
Pam Childers

Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 110

Pensacola, FL 32502



PENSACOLA FL 32502

SEP 11 11:08:03 PM



quadrant

FIRST-CLASS MAIL
IMI

\$007.18⁰

07/20/2023 ZIP 32502
043M31219251

US POSTAGE

9171 9690 0935 0127 2196 72

FREEMAN LORENZO MCCALL

[0923-40]

701 BELAIR RD

PENSACOLA, FL 32505

HEX12

322 DE 1

0008/20/23

RETURN TO SENDER

UNCLAIMED

UNABLE TO FORWARD

UNC 32502583335

*2187-06963-21-37

