

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2300390

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
JUAN C CAPOTE  
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK  
780 NW 42 AVE #300  
MIAMI, FL 33126,

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
03-3404-375	2021/1216	06-01-2021	UNIT J-7 OF SPYGLASS POINT CONDOMINIUM PHASE 9 ALSO 1/120 INT IN COMMON ELEMENTS OR 8333 P 321 SHEET L

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  
JUAN C CAPOTE  
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK  
780 NW 42 AVE #300  
MIAMI, FL 33126

04-26-2023  
Application Date

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

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>12/06/2023</u>	
Signature, Clerk of Court or Designee	

**INSTRUCTIONS**

**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

1223.02

**Part 1: Tax Deed Application Information**

Applicant Name Applicant Address	JUAN C CAPOTE MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK 780 NW 42 AVE #300 MIAMI, FL 33126	Application date	Apr 26, 2023
Property description	GEORGE CHARLES E 409 YORK ST GULF BREEZE, FL 32561 2201 SCENIC HWY J7 03-3404-375 UNIT J-7 OF SPYGLASS POINT CONDOMINIUM PHASE 9 ALSO 1/120 INT IN COMMON ELEMENTS OR 8333 P 321 SHEET (Full legal attached.)	Certificate #	2021 / 1216
		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)
# 2021/1216	06/01/2021	593.18	29.66	622.84
<b>→Part 2: Total*</b>				<b>622.84</b>

**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)
# 2022/1341	06/01/2022	1,940.09	6.25	97.00	2,043.34
<b>Part 3: Total*</b>					<b>2,043.34</b>

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	2,666.18
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. <b>Total Paid (Lines 1-6)</b>	<b>3,041.18</b>

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: *Jennifer N. Cassidy* Escambia, Florida  
 Signature, Tax Collector or Designee Date May 8th, 2023

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

+ \$6.25



# Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

◀ Nav. Mode  Account  Parcel ID ▶

[Printer Friendly Version](#)

General Information		Assessments				
<b>Parcel ID:</b>	331S300401007010	<b>Year</b>	<b>Land</b>	<b>Imprv</b>	<b>Total</b>	<b>Cap_Val</b>
<b>Account:</b>	033404375	2022	\$0	\$123,500	\$123,500	\$109,725
<b>Owners:</b>	GEORGE CHARLES E	2021	\$0	\$99,750	\$99,750	\$99,750
<b>Mail:</b>	409 YORK ST GULF BREEZE, FL 32561	2020	\$0	\$90,250	\$90,250	\$63,943
<b>Situs:</b>	2201 SCENIC HWY J7 32503	<b>Disclaimer</b>				
<b>Use Code:</b>	CONDO-RES UNIT	<b>Tax Estimator</b>				
<b>Taxing Authority:</b>	PENSACOLA CITY LIMITS	<b>File for New Homestead Exemption Online</b>				
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>					
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data						2022 Certified Roll Exemptions
<b>Sale Date</b>	<b>Book</b>	<b>Page</b>	<b>Value</b>	<b>Type</b>	<b>Official Records (New Window)</b>	None
07/15/2020	8333	321	\$125,000	WD		<b>Legal Description</b> UNIT J-7 OF SPYGLASS POINT CONDOMINIUM PHASE 9 ALSO 1/120 INT IN COMMON ELEMENTS OR 8333 P 321 SHEET L
10/12/2016	7607	1	\$76,000	WD		
06/2005	5670	1712	\$100	QC		
06/2002	4927	567	\$66,000	WD		
11/1995	3874	555	\$52,000	WD		
09/1994	3658	581	\$44,000	WD		
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						<b>Extra Features</b> None

**Parcel Information** [Launch Interactive Map](#)

**Section**  
Map Id:  
33-1S-30-8

**Approx. Acreage:**  
7.7182

**Zoned:**   
R-2A

**Evacuation & Flood Information**  
[Open Report](#)


[View Florida Department of Environmental Protection \(DEP\) Data](#)

**Buildings**

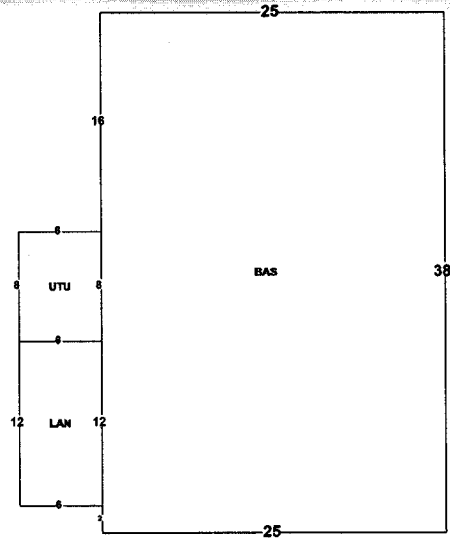
Address: 2201 SCENIC HWY J7, Year Built: 1982, Effective Year: 1982, PA Building ID#: 60264

**Structural Elements**

**DECOR/MILLWORK-AVERAGE**  
**DWELLING UNITS-1**  
**EXTERIOR WALL-BRICK-FACE/VENEER**  
**EXTERIOR WALL-VINYL SIDING**  
**FLOOR COVER-CARPET**  
**FOUNDATION-SLAB ON GRADE**  
**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 - 1070 Total SF

**BASE AREA - 950**  
**LANAI - 72**  
**UTILITY UNF - 48**



Images

None

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

Pam Childers  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY FLORIDA  
INST# 2023037716 5/11/2023 2:58 PM  
OFF REC BK: 8975 PG: 1678 Doc Type: TDN

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 01216**, 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:

**UNIT J-7 OF SPYGLASS POINT CONDOMINIUM PHASE 9 ALSO 1/120 INT IN COMMON ELEMENTS OR 8333 P 321 SHEET L**

**SECTION 33, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 033404375 (1223-02)**

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

**CHARLES E GEORGE**

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 December, which is the **6th day of December 2023**.

Dated this 10th 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 #: 03-3404-375 CERTIFICATE #: 2021-1216

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: August 17, 2003 to and including August 17, 2023 Abstractor: Stacie Wright

BY

Michael A. Campbell,  
As President  
Dated: September 7, 2023

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

September 7, 2023

Tax Account #: **03-3404-375**

1. The Grantee(s) of the last deed(s) of record is/are: **CHARLES E. GEORGE**  
**By Virtue of Warranty Deed recorded 7/17/2020 in OR 8333/321**
  
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. **Judgment in favor of Midland Funding LLC recorded 4/21/2016 OR 7511/976**
  
4. Taxes:  
  
**Taxes for the year(s) 2020-2022 are delinquent.**  
**Tax Account #: 03-3404-375**  
**Assessed Value: \$109,725.00**  
**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): **SPYGLASS POINT CONDOMINIUM ASSOCIATION OF PENSACOLA, INC.**

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:** \_\_\_\_\_ **DEC 6, 2023**  
**TAX ACCOUNT #:** \_\_\_\_\_ **03-3404-375**  
**CERTIFICATE #:** \_\_\_\_\_ **2021-1216**

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 type="checkbox"/>	<input checked="" type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2022</u> tax year.

**CHARLES E GEORGE**  
**409 YORK ST**  
**GULF BREEZE, FL 32561**

**CHARLES E GEORGE**  
**2201 SCENIC HWY J7**  
**PENSACOLA, FL 32503**

**MIDLAND FUNDING LLC**  
**2365 NORTHSIDE DR**  
**SUITE 300**  
**SAN DIEGO, CA 92108**

**CHARLES GEORGE**  
**211 CAROLINA DR**  
**PENSACOLA, FL 32534**

**SPYGLASS POINT CONDOMINIUM**  
**ASSOCIATION OF PENSACOLA, INC.**  
**908 GARDENGATE CIR**  
**PENSACOLA, FL 32504**

**Certified and delivered to Escambia County Tax Collector, this 7<sup>th</sup> day of September, 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**

**September 7, 2023**

**Tax Account #:03-3404-375**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**UNIT J-7 OF SPYGLASS POINT CONDOMINIUM PHASE 9 ALSO 1/120 INT IN COMMON  
ELEMENTS OR 8333 P 321 SHEET L**

**SECTION 33, TOWNSHIP 1 S , RANGE 30 W**

**TAX ACCOUNT NUMBER 03-3404-375(1223-02)**

Prepared by and return to:  
Emerald Coast Title, Inc. - Gulf Breeze Branch  
83 Baybridge  
Gulf Breeze, FL 32561  
850-972-1100  
File Number: 2020-3311

[Space Above This Line For Recording Data]

## Warranty Deed

**This Warranty Deed** made this 15th day of July, 2020 between Daniel Thomas Kettinger and Sarah Murray Kettinger, husband and wife whose post office address is 10558 Wales Lane, Spanish Fort, AL 36527, grantor, and Charles E. George, a married man whose post office address is 409 York Street, Gulf Breeze, FL 32561, grantee:

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

**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, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Escambia County, Florida to-wit:

**Condominium Parcel: Unit J-7 Building J, Spyglass Point, Phase 9, a Condominium according to the Declaration of Condominium thereof, dated the 28th day of April, 1982 and recorded the 10th day of May, 1982, in Official Records Book 1642, Page 1, as amended by Supplemental Declarations of Condominium to add additional Phases 2, 3, 4, 5, 6, 7 and 8 of record in Escambia County, Florida and according to Eighth Supplemental Declaration of Condominium dated December 13, 1982 and recorded in Official Records Book 1709, at Pages 531 through 547, and all amendments thereto, of the Public Records of Escambia County, Florida, together with an undivided interest in the common elements appurtenant thereto.**

**Parcel Identification Number: 331S300401007010**

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

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

**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to **December 31, 2019**.

**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:

Witness Name: Deedra L. Lamy

Daniel Thomas Kettinger  
Daniel Thomas Kettinger

Witness Name: Michael T. Tishman

Sarah Murray Kettinger  
Sarah Murray Kettinger

State of Florida  
County of Santa Rosa

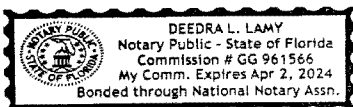
The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 15th day of July, 2020 by Daniel Thomas Kettinger and Sarah Murray Kettinger, who  is personally known or  has produced a driver's license as identification.

[Notary Seal]

Deedra L. Lamy  
Notary Public

Printed Name: Deedra L. Lamy

My Commission Expires: April 2, 2024



# Abutting Roadway Maintenance

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

**ATTENTION:** Pursuant to Escambia County Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to Buyers whether abutting roadways will be maintained by Escambia County, and if not what person or entity will be responsible for maintenance. 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 acknowledgement by the County of the veracity of any disclosure statement.

Name of Roadway: 2201 Scenic Highway, Unit J7, Pensacola, FL 32503

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

If not, it will be the responsibility of \_\_\_\_\_ to maintain, repair and improve the road.

This form completed by:

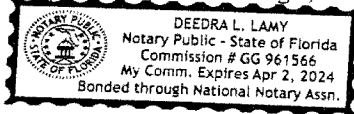
Michael D. Tidwell, Attorney  
811 North Spring Street  
Pensacola, Florida 32501

Daniel Thomas Kettinger  
Daniel Thomas Kettinger

State of Florida  
County of Santa Rosa

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 15th day of July, 2020 by Daniel Thomas Kettinger, who  is personally known or  has produced a driver's license as identification.

[Notary Seal]



Deedra L. Lamy  
Notary Public  
Printed Name: Deedra L. Lamy

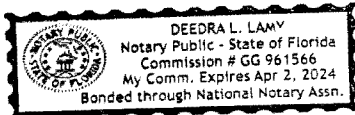
My Commission Expires: April 2, 2024

Charles E. George  
Charles E. George

State of Florida  
County of Santa Rosa

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 15th day of July, 2020 by Charles E. George, who  is personally known or  has produced a driver's license as identification.

[Notary Seal]



Deedra L. Lamy  
Notary Public  
Printed Name: Deedra L. Lamy

My Commission Expires: April 2, 2024

Recorded in Public Records 04/21/2016 at 01:00 PM OR Book 7511 Page 976,  
Instrument #2016029096, Pam Childers Clerk of the Circuit Court Escambia  
County, FL

Recorded in Public Records 02/19/2016 at 11:48 AM OR Book 7479 Page 1816,  
Instrument #2016011824, Pam Childers Clerk of the Circuit Court Escambia  
County, FL

FILED  
APR 17 2016  
P 1:37  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

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

MIDLAND FUNDING LLC  
Plaintiff,

vs.

Case No.: 2015 SC 004076

CHARLES GEORGE  
Defendants. \_\_\_\_\_ /

**DEFAULT FINAL JUDGMENT**

THIS ACTION came before the court, the Defendant having failed to appear at the pretrial on December 09, 2015:

**IT IS ORDERED AND ADJUDGED** that Plaintiff, whose address is 2365 NORTHSIDE DRIVE SUITE 300, SAN DIEGO CA 92108, recover from Defendant, CHARLES GEORGE, 211 CAROLINA DR , PENSACOLA, FL 32534 the sum of \$1,671.35 in principal plus the court costs of \$238.00, less payments of \$0.00, for a total amount due of \$1,909.35. For all of which let execution issue. Plaintiff has waived pre-judgment interest. Further, no post judgment interest shall accrue, pursuant to Plaintiff's request.

**IT IS FURTHER ORDERED AND ADJUDGED** that the Defendant(s) shall complete Florida Small Claims Rules Form 7.343 (Fact Information Sheet) and return it to the Plaintiff's attorney within forty five (45) days from the date of this Final Judgment, unless the Final Judgment is satisfied or a motion for new trial or notice of appeal is filed. Jurisdiction of this case is retained to enter further orders that are proper to compel the defendant(s) to complete form 7.343 and return it to the plaintiff's attorney. The Fact Information Sheet should NOT be filed with the court and need not be recorded in the public record.

**DONE AND ORDERED** in chambers, at ESCAMBIA County, Florida, on this  
17<sup>th</sup> day of Feb, 2016.

  
\_\_\_\_\_  
JUDGE

✓ 2-18-16  
NW

Copies to:  
MIDLAND FUNDING LLC, PO BOX 290335 TAMPA FL 33687  
IL\_FL@mcmcg.com

Defendant(s):  
CHARLES GEORGE 211 CAROLINA DR PENSACOLA, FL

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  
\_\_\_\_\_  
D.C.



DATE: 4-20-16

**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

**CERTIFICATE OF NOTICE OF MAILING  
NOTICE OF APPLICATION FOR TAX DEED**

**CERTIFICATE # 01216 of 2021**

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on October 19, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

CHARLES E GEORGE      CHARLES GEORGE  
409 YORK ST            211 CAROLINA DR  
GULF BREEZE, FL 32561    PENSACOLA, FL 32534

CHARLES E GEORGE    SPYGLASS POINT CONDOMINIUM ASSOCIATION OF PENSACOLA, INC.  
2201 SCENIC HWY J7    908 GARDENGATE CIR  
PENSACOLA, FL 32503    PENSACOLA, FL 32504

MIDLAND FUNDING LLC  
2365 NORTHSIDE DR SUITE 300  
SAN DIEGO, CA 92108

WITNESS my official seal this 19th day of October 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 December 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 **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 01216**, 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:

**UNIT J-7 OF SPYGLASS POINT CONDOMINIUM PHASE 9 ALSO 1/120 INT IN COMMON ELEMENTS OR 8333 P 321 SHEET L**

**SECTION 33, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 033404375 (1223-02)**

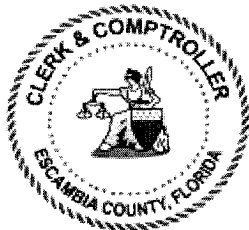
The assessment of the said property under the said certificate issued was in the name of

**CHARLES E GEORGE**

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 December, which is the **6th day of December 2023**.

Dated this 16th day of October 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

## 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 December 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.

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**SECTION 33, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 033404375 (1223-02)**

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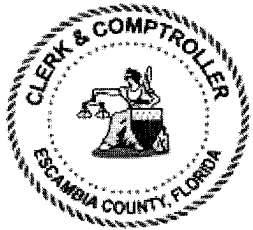
Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of December, which is the **6th day of December 2023**.

Dated this 9th day of October 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:

2201 SCENIC HWY J7 32503



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



## WARNING

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## NOTICE OF APPLICATION FOR TAX DEED

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### Personal Services:

**CHARLES E GEORGE**  
409 YORK ST  
GULF BREEZE, FL 32561

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**

1223-62

Document Number: ECSO23CIV038166NON

Agency Number: 24-000531

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 01216 2021

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

Plaintiff: RE: CHARLES E GEORGE

Defendant:


Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 10/20/2023 at 9:33 AM and served same at 8:40 AM on 10/23/2023 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By:



P. WISE, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: MRM

000531

# 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 December 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 MIKON FINANCIAL SERVICES INC AND OCEAN BANK holder of Tax Certificate No. 01216, 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:

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SECTION 33, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 033404375 (1223-02)

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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 December, which is the 6th day of December 2023.

Dated this 9th day of October 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:**

2201 SCENIC HWY J7 32503



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



SANTA ROSA COUNTY SHERIFFS OFFICE  
SANTA ROSA COUNTY, FLORIDA

1223-02



**NON-ENFORCEABLE RETURN OF SERVICE**

**Document Number:** SRSO23CIV005325NON

**Agency Number:**

**Court:** CIRCUIT

**County:** ESCAMBIA

**Case Number:** 1223-02

**Attorney/Agent:**

ESCAMBIA CO CLERK OF COURT & COMPTROLLER  
TAX DEED DIVISION

221 PALAFOX PLACE, STE 110  
PENSACOLA, FL 32502

**Plaintiff:** PAM CHILDERS CLERK OF COURT ESCAMBIA COUNTY

**Defendant:** CHARLES E GEORGE

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

INDIVIDUAL

Received the aboved named writ on 10/23/2023 at 8:26 AM and served the same at 9:55 AM on 10/24/2023 in Santa Rosa, by delivering to the within named a true copy of this Writ together with a copy of the initial pleading, if any, with the date and hour of service endorsed thereon by me to GEORGE, CHARLES E after the provisions as set forth in Section 48.031 (1)(a), Florida Statutes have been met.

Bob Johnson, Sheriff  
Santa Rosa

By: \_\_\_\_\_

T. MILSTEAD,

Service Fee: \$40.00

Receipt No: 41833-23-D

Printed By: LFRYER

# 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 December 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 **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 01216**, 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:

**UNIT J-7 OF SPYGLASS POINT CONDOMINIUM PHASE 9 ALSO 1/120 INT IN COMMON ELEMENTS OR 8333 P 321 SHEET L**

**SECTION 33, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 033404375 (1223-02)**

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

**CHARLES E GEORGE**

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 December, which is the **6th** day of **December 2023**.

Dated this 9th day of October 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:

**CHARLES E GEORGE**  
409 YORK ST  
GULF BREEZE, FL 32561

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

2023 OCT 23 AM 8:26



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

Clerk of Courts • County Comptroller • Clerk of the Board of County Commissioners • Recorder •

10/19/2023

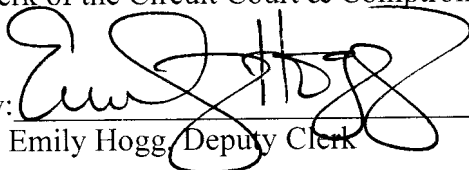
Santa Rosa County Sheriff  
Attn: Civil Division  
PO Box 7129  
Milton FL 32572

Dear Sheriff:

Enclosed are the Notices of Application for Tax Deeds for our December 6, 2023 Tax Deed Sale. Please serve the persons indicated on each of the notices. If you are unable to make service, please post the notice in a conspicuous place at the address provided. This service must take place no later than November 13, 2023 in order to comply with Florida Statutes.

Please find the check enclosed for payment of these services. **PLEASE CONTACT ME** at 850-595-3793 or ehogg@escambiaclerk.com if you have any questions or problems with the requested service. Thank you for your assistance and have a great day.

Sincerely,  
Pam Childers  
Clerk of the Circuit Court & Comptroller

By:   
Emily Hogg, Deputy Clerk

/eh



**SANTA ROSA COUNTY SHERIFFS OFFICE  
SANTA ROSA COUNTY, FLORIDA  
CIVIL RECEIPT - NON-ENFORCEABLE**



**Document Number:** SRSO23CIV005325NON

**Receive Date:** 10/23/2023 8:26 AM

**Agency Number:**

**Clerk ID:** SRSO22PER000056

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

**Plaintiff:** PAM CHILDERS CLERK OF COURT ESCAMBIA COUNTY

**Defendant:**

**Case Number:** 1223-02

**Court Name:** CIRCUIT

**County:** ESCAMBIA

**Appear On:** 12/06/2023

**Attorney/Agent:**

ESCAMBIA CO CLERK OF COURT & COMPTROLLER  
TAX DEED DIVISION

221 PALAFOX PLACE, STE 110  
PENSACOLA, FL 32502

**Deposits & Fees:**

Service Fee:	\$40.00
+ Other Fees:	
<hr/>	
Total Fees:	\$40.00

Deposit Amount:	\$40.00
Check No.	900036156
Receipt No.	41833-23-D

Refund Amount:	Check No.
Receipt No.	
Refund Date:	

By: *J. Donaldson*  
Received By

**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



**BRANCH OFFICES**  
**ARCHIVES AND RECORDS**  
**JUVENILE DIVISION**  
**CENTURY**

CLERK TO THE BOARD OF  
 COUNTY COMMISSIONERS  
 OFFICIAL RECORDS  
 COUNTY TREASURY  
 AUDITOR

**COUNTY OF ESCAMBIA**  
**OFFICE OF THE**  
**CLERK OF THE CIRCUIT COURT**

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT**  
**Tax Certificate Redeemed From Sale**  
**Account: 033404375 Certificate Number: 001216 of 2021**

**Payor: CHARLES E GEORGE 409 YORK ST GULF BREEZE, FL 32561      Date 11/14/2023**

Clerk's Check #	1	Clerk's Total	\$510.72
Tax Collector Check #	1	Tax Collector's Total	\$3,412.37
		Postage	\$36.05
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$3,976.14</del>

**\$3,883.48**

**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  
ESCAMBIA COUNTY FLORIDA  
INST# 2023091021 11/14/2023 1:17 PM  
OFF REC BK: 9068 PG: 566 Doc Type: RTD

## 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 8975, Page 1678, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 01216, issued the 1st day of June, A.D., 2021

TAX ACCOUNT NUMBER: **033404375 (1223-02)**

DESCRIPTION OF PROPERTY:

**UNIT J-7 OF SPYGLASS POINT CONDOMINIUM PHASE 9 ALSO 1/120 INT IN COMMON  
ELEMENTS OR 8333 P 321 SHEET L**

**SECTION 33, TOWNSHIP 1 S, RANGE 30 W**

NAME IN WHICH ASSESSED: CHARLES E GEORGE

Dated this 14th day of November 2023.



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

CHARLES E GEORGE [1223-02]  
409 YORK ST  
GULF BREEZE, FL 32561

9171 9690 0935 0128 0733 27

CHARLES GEORGE [1223-02]  
211 CAROLINA DR  
PENSACOLA, FL 32534

9171 9690 0935 0128 0733 10

CHARLES E GEORGE [1223-02]  
2201 SCENIC HWY J7  
PENSACOLA, FL 32503

9171 9690 0935 0128 0733 03

SPYGLASS POINT CONDOMINIUM  
ASSOCIATION OF PENSACOLA, INC.  
[1223-02]  
908 GARDENGATE CIR  
PENSACOLA, FL 32504

9171 9690 0935 0128 0732 97

MIDLAND FUNDING LLC [1223-02]  
2365 NORTHSIDE DR SUITE 300  
SAN DIEGO, CA 92108

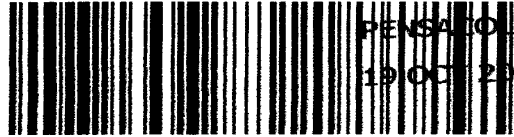
9171 9690 0935 0128 0732 80

*Redeemed*



**CERTIFIED MAIL™**

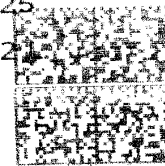
**Pam Childers**  
Clerk of the Circuit Court & Comptroller  
Official Records  
221 Palafox Place, Suite 110  
Pensacola, FL 32502



PENSACOLA FL 325

19 OCT 2023 PM 2

9171 9690 0935 0128 0733 03



gradient

FIRST-CLASS MAIL  
PAID

\$007.18

10/19/2023 ZIP 32502  
045M91219251

US POSTAGE

Vertical text on the left side, possibly a date stamp or tracking reference.

LA  
10/21  
~~10/27~~  
~~10/25~~

CHARLES E GEORGE [1223-02]  
2201 SCENIC HWY J7  
PENSACOLA, FL 32503

NIXTE 322 DE 1 0011/10/23

RETURN TO SENDER  
UNCLAIMED  
UNABLE TO FORWARD

UNC

BC: 32505508333 \*2758-86156-19-38

9171 9690 0935 0128 0733 03

# THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 2014

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That MIKON FINANCIAL SERVICES INC AND OCEAN BANK holder of Tax Certificate No. 01216, 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:

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TAX ACCOUNT NUMBER 033404375 (1223-02)

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CHARLES E. GEORGE

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 December, which is the 6th day of December 2023.

Dated this 19th day of October 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

4WR11/1-11/22TD

Before the undersigned authority personally appeared Malcolm Ballinger who under oath says that he is the Legal Administrator and Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2021-TD-01216 in the Escambia County Court was published in said newspaper in and was printed and released on November 1, 2023; November 8, 2023; November 15, 2023; and November 22, 2023.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, 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 of the said newspaper.

X 

MALCOLM BALLINGER, PUBLISHER FOR THE  
SUMMATION WEEKLY

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 22<sup>nd</sup> day of November, 2023, by MALCOLM BALLINGER, who is personally known to me.

X

  
, NOTARY PUBLIC



Brooklyn Faith Coates  
Notary Public  
State of Florida  
Comm# HH053675  
Expires 10/14/2024