

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2300218

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
KEYS FUNDING LLC - 6021
US BANK CF KEYS FUNDING LLC - 6021
PO BOX 645040
CINCINNATI, OH 45264-5040,

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

Account Number	Certificate No.	Date	Legal Description
04-0461-600	2021/1295	06-01-2021	BEG AT SE COR OF SEC 28 N 16 DEG E ALG E LI OF SD SEC 266 FT ELY AT ANG OF 90 DEG 564 FT N 16 DEG E 150 FT FOR POB CONT ALG SAME COURSE 103 86/100 FT ELY AT RT ANG 72 FT SLY AT RT ANG 103 86/100 FT WLY AT RT ANG 72 FT FOR POB OR 8086 P 1992

I agree to:

- pay any current taxes, if due and
- redeem all outstanding tax certificates plus interest not in my possession, and
- pay all delinquent and omitted taxes, plus interest covering the property.
- pay all Tax Collector's fees, property information report costs, Clerk of the Court costs, charges and fees, and Sheriff's costs, if applicable.

Attached is the tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

Electronic signature on file
KEYS FUNDING LLC - 6021
US BANK CF KEYS FUNDING LLC - 6021
PO BOX 645040
CINCINNATI, OH 45264-5040

04-19-2023
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.	65,455.50
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>08/02/2023</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.

BEG AT SE COR OF SEC 28 N 16 DEG E ALG E LI OF SD SEC 266 FT ELY AT ANG OF 90 DEG 564 FT N 16 DEG E 150 FT FOR POB CONT ALG SAME COURSE 103 86/100 FT ELY AT RT ANG 72 FT SLY AT RT ANG 103 86/100 FT WLY AT RT ANG 72 FT FOR POB OR 8086 P 1992



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

082357

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 6021 US BANK CF KEYS FUNDING LLC - 6021 PO BOX 645040 CINCINNATI, OH 45264-5040	Application date	Apr 19, 2023
Property description	CROSBY JAMIE C CROSBY CUNNINGHAM MARILYN 390 HANCOCK LN #A PENSACOLA, FL 32503 390 HANCOCK LN A 04-0461-600 BEG AT SE COR OF SEC 28 N 16 DEG E ALG E LI OF SD SEC 266 FT ELY AT ANG OF 90 DEG 564 FT N 16 DEG E (Full legal attached.)	Certificate #	2021 / 1295
		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)
# 2021/1295	06/01/2021	1,796.71	89.84	1,886.55
→Part 2: Total*				1,886.55

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

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# /					
Part 3: Total*					0.00

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant >(*Total of Parts 2 + 3 above)	1,886.55
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	129.09
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	2,390.64

I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.

Sign here: _____
Signature, Tax Collector or Designee

Escambia, Florida
Date April 26th, 2023

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



Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

← Nav. Mode Account Parcel ID →

Printer Friendly Version

<p>General Information</p> <p>Parcel ID: 3515307104006003</p> <p>Account: 040461600</p> <p>Owners: CROSBY JAMIE C CROSBY CUNNINGHAM MARILYN</p> <p>Mail: 390 HANCOCK LN #A PENSACOLA, FL 32503</p> <p>Situs: 390 HANCOCK LN A 32503</p> <p>Use Code: SINGLE FAMILY RESID 🔑</p> <p>Taxing Authority: COUNTY MSTU</p> <p>Tax Inquiry: Open Tax Inquiry Window</p> <p>Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector</p>	<p>Assessments</p> <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>\$5,760</td> <td>\$125,151</td> <td>\$130,911</td> <td>\$130,911</td> </tr> <tr> <td>2021</td> <td>\$5,760</td> <td>\$99,712</td> <td>\$105,472</td> <td>\$100,338</td> </tr> <tr> <td>2020</td> <td>\$5,760</td> <td>\$103,259</td> <td>\$109,019</td> <td>\$109,019</td> </tr> </tbody> </table> <p>Disclaimer</p> <p>Tax Estimator</p> <p>File for New Homestead Exemption Online</p>	Year	Land	Imprv	Total	Cap Val	2022	\$5,760	\$125,151	\$130,911	\$130,911	2021	\$5,760	\$99,712	\$105,472	\$100,338	2020	\$5,760	\$103,259	\$109,019	\$109,019																																								
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Parcel Information

Launch Interactive Map

Section
Map Id:
35-1S-30-1



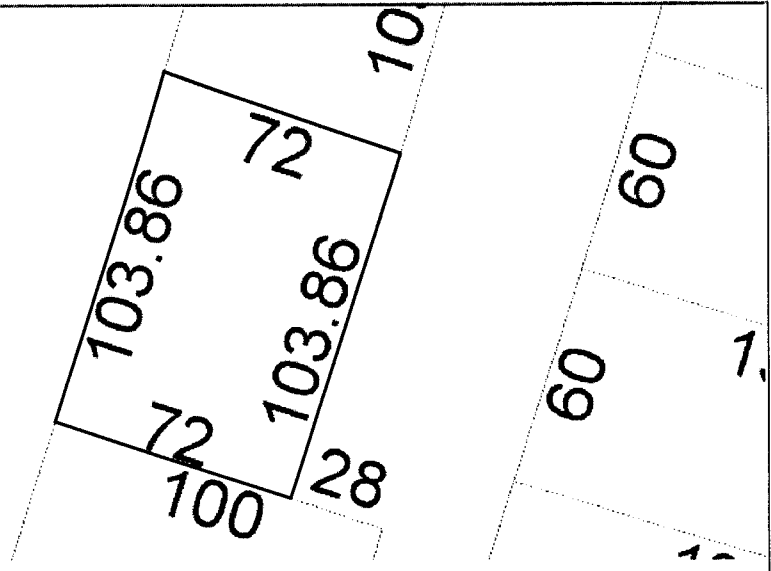
Approx.
Acreage:
0.1717

Zoned: 
MDR

Evacuation
& Flood
Information
[Open
Report](#)



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

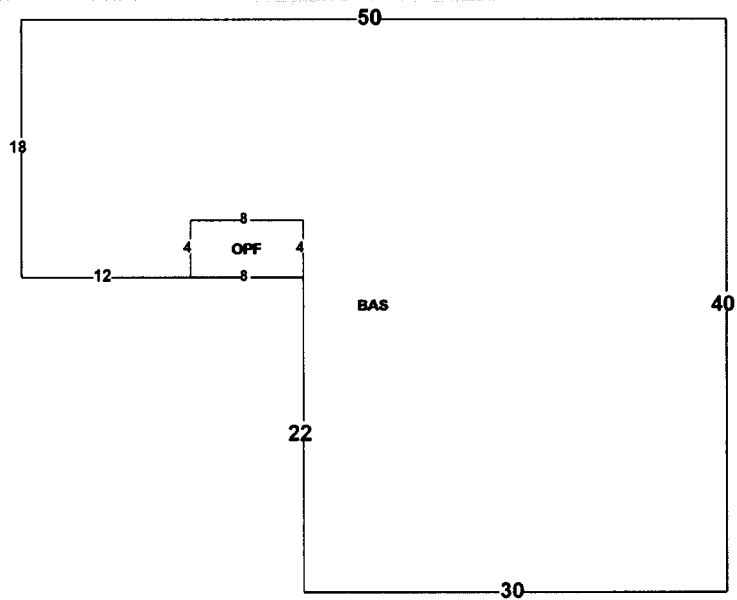



Buildings

Address:390 HANCOCK LN A, Year Built: 1988, Effective Year: 2000, PA Building ID#: 64299

Structural Elements

DECOR/MILLWORK-ABOVE AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-SIDING-SHT.AVG.
FLOOR COVER-TILE/STAIN CONC/BRICK
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-GABL/HIP COMBO
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME



 Areas - 1560 Total SF

BASE AREA - 1528
OPEN PORCH FIN - 32

Images



5/29/2019 12:00:00 AM

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

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC – 6021** holder of **Tax Certificate No. 01295**, issued the **1st** day of **June, A.D., 2021** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

BEG AT SE COR OF SEC 28 N 16 DEG E ALG E LI OF SD SEC 266 FT ELY AT ANG OF 90 DEG 564 FT N 16 DEG E 150 FT FOR POB CONT ALG SAME COURSE 103 86/100 FT ELY AT RT ANG 72 FT SLY AT RT ANG 103 86/100 FT WLY AT RT ANG 72 FT FOR POB OR 8086 P 1992

SECTION 35, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 040461600 (0823-57)

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

JAMIE C CROSBY and MARILYN CROSBY CUNNINGHAM

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 August, which is the **2nd day of August 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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
Account: 040461600 Certificate Number: 001295 of 2021

Redemption No Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="8/2/2023"/>	Redemption Date <input type="text" value="5/11/2023"/>
Months	4	1
Tax Collector	<input type="text" value="\$2,390.64"/>	<input type="text" value="\$2,390.64"/>
Tax Collector Interest	\$143.44	\$35.86
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$2,540.33	<input type="text" value="\$2,432.75"/> <i>TC</i>
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	\$27.36	\$6.84
Total Clerk	\$483.36	<input type="text" value="\$462.84"/> <i>CLT</i>
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$60.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$3,100.69	\$2,912.59
	Repayment Overpayment Refund Amount	\$188.10
Book/Page	<input type="text" value="8974"/>	<input type="text" value="1623"/>

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

Case # 2021 TD 001295
Redeemed Date 5/11/2023

Name MARILYN CROSBY CUNNINGHAM 425 BOB WHITE DR PENSACOLA FL 32514

Clerk's Total = TAXDEED	\$483.36	\$2,575.59
Due Tax Collector = TAXDEED	\$2,540.33	
Postage = TD2	\$60.00	
ResearcherCopies = TD6	\$0.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
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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: 040461600 Certificate Number: 001295 of 2021

Payor: MARILYN CROSBY CUNNINGHAM 425 BOB WHITE DR PENSACOLA FL 32514 Date
5/11/2023

Clerk's Check #	1740798	Clerk's Total	\$483.36
Tax Collector Check #	1	Tax Collector's Total	\$2,540.33
		Postage	\$60.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$3,100.69

\$2,575.59

\$2,592.59

PAM CHILDERS
 Clerk of the Circuit Court

Received By: 
 Deputy Clerk

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 8974, Page 1623, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 01295, issued the 1st day of June, A.D., 2021

TAX ACCOUNT NUMBER: **040461600 (0823-57)**

DESCRIPTION OF PROPERTY:

BEG AT SE COR OF SEC 28 N 16 DEG E ALG E LI OF SD SEC 266 FT ELY AT ANG OF 90 DEG 564 FT N 16 DEG E 150 FT FOR POB CONT ALG SAME COURSE 103 86/100 FT ELY AT RT ANG 72 FT SLY AT RT ANG 103 86/100 FT WLY AT RT ANG 72 FT FOR POB OR 8086 P 1992

SECTION 35, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: JAMIE C CROSBY and MARILYN CROSBY CUNNINGHAM

Dated this 11th day of May 2023.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

**IN THE COUNTY COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA**

KITCHEN & BATH CENTER
20 READY AVE
FORT WALTON BEACH FL 32548

Plaintiff,
VS.

JAMES HARRINGTON
DBA APPROVED PROPERTIES LLC
1385 W GARDEN ST
PENSACOLA FL 32501

Defendant.

Case No. 2007 SC 004894
Division: V
FINAL JUDGMENT AGAINST
JAMES HARRINGTON DBA APPROVED
PROPERTIES LLC

THIS CAUSE having come before the Court, and the Court being fully advised in the premises,
it is therefore

ORDERED AND ADJUDGED that the Plaintiff shall recover from the Defendant the sum of
\$392.00, plus \$100.00 costs for a total of **\$492.00** that shall bear interest at the rate of **11% per**
annum, for which let execution issue.

DONE AND ORDERED in Chambers at Pensacola, Escambia County, Florida this
15 day of October, 2007.



County Judge

Copies to:

KITCHEN & BATH CENTER
JAMES HARRINGTON

ERNEE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2007 OCT 15 P 3:14
COUNTY CIVIL DIVISION
FILED & RECORDED

Case: 2007 SC 004894



00079744237

Dkt: CC1033 Pg#:


Prepared by and Return to:
M Cruz on behalf of
Omega Title Florida, LLC
1806 N. Flamingo Road, Suite #240
Pembroke Pines, Florida 33028


File Number: 19-319RG

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

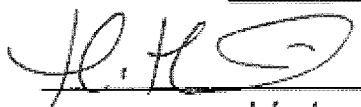
In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:


Witness Printed Name: DOUGLAS D. SMITH

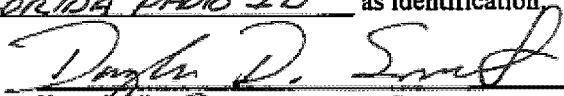


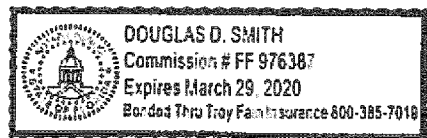
Whitney Evans (Seal)
Address: 3055 Windward Cove Ct., Gulf Breeze, Florida 32563


Witness Printed Name: Haley Hegetschweiler

State of Florida
County of Santa Rosa

The foregoing instrument was acknowledged before me this 30th day of April, 2019, by Whitney Evans, a single woman, who is/are personally known to me or who has produced FLORIDA PHOTO ID as identification.


Notary Public
Print Name: DOUGLAS D. SMITH
My Commission Expires: _____



Prepared by and Return to:
M Cruz on behalf of
Omega Title Florida, LLC
1806 N. Flamingo Road, Suite #240
Pembroke Pines, Florida 33028

File Number: 19-319RG

General Warranty Deed

Made this April 30, 2019 A.D. By **Whitney Evans, a single woman**, whose post office address is: 3055 Windward Cove Ct., Gulf Breeze, Florida 32563, hereinafter called the grantor, to **Jamie Christopher Crosby, a single man and Marilyn Cunninham Crosby, a single woman, as joint tenants with full rights of survivorship**, whose post office address is: 390 Hancock Ln #A, Pensacola, Florida 32503, hereinafter called the grantee:

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

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

Commence at the Southeast corner of Section 28, Township 1 South, Range 30 West, Escambia County, Florida; thence North 16° East along the East line of said Section 28 a distance of 266.0 feet; thence Easterly at an angle of 90° a distance of 564.0 feet; thence North 16° East for a distance of 150.00 feet to the Point of Beginning; thence continue along same course for a distance of 103.86 feet; thence Easterly at right angles for a distance of 72.0 feet; thence Southerly at right angles for a distance of 103.86 feet; thence Westerly at right angles for a distance of 72.0 feet to the Point of Beginning.

Also Known as Lot 1.

Together with a proportionate interest in and to the 30 foot access easement contained in the Quit Claim Deed recorded in Official Records Book 3236, Page 619, of the Public Records of said County.

All lying and being situated in Section 35, Township 1 South, Range 30 West, Escambia County, Florida.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

Parcel ID Number: **04-0461-600**

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.

PROPERTY INFORMATION REPORT

May 30, 2023

Tax Account #:04-0461-600

**LEGAL DESCRIPTION
EXHIBIT "A"**

**BEG AT SE COR OF SEC 28 N 16 DEG E ALG E LI OF SD SEC 266 FT ELY AT ANG OF 90 DEG
564 FT N 16 DEG E 150 FT FOR POB CONT ALG SAME COURSE 103 86/100 FT ELY AT RT ANG
72 FT SLY AT RT ANG 103 86/100 FT WLY AT RT ANG 72 FT FOR POB OR 8086 P 1992**

SECTION 35, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 04-0461-600 (0823-57)

**ABTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL
WITHOUT A CURRENT SURVEY. ACCESS IS BY PRIVATE EASEMENT.**

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: _____ **AUG 2, 2023** _____
TAX ACCOUNT #: _____ **04-0461-600** _____
CERTIFICATE #: _____ **2021-1295** _____

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

JAMIE CHRISTOPHER CROSBY
MARILYN CUNNINGHAM CROSBY
390 HANCOCK LN #A
PENSACOLA, FL 32503

KITCHEN & BATH CENTER
20 READY AVE
FORT WALTON BEACH, FL 32548

JAMES HARRINGTON
DBA APPROVED PROPERTIES LLC
1385 W GARDEN ST
PENSACOLA, FL 32501

Certified and delivered to Escambia County Tax Collector, this 30th day of May 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

May 30, 2023

Tax Account #: **04-0461-600**

1. The Grantee(s) of the last deed(s) of record is/are: **JAMIE CHRISTOPHER CROSBY AND MARILYN CUNNINGHAM CROSBY**

By Virtue of Warranty Deed recorded 4/30/2019 in OR 8086/1992

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 Kitchen & Bath Center filed 10/18/2007 OR 6235/287

4. Taxes:

Taxes for the year(s) 2018-2022 are delinquent.

Tax Account #: 04-0461-600

Assessed Value: \$130,911.00

Exemptions: HOMESTEAD, TOTAL & PERMANENT, TOTAL EXEMPT - SERVICE CONNECTED

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 #: 04-0461-600 CERTIFICATE #: 2021-1295

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: May 12, 2003 to and including May 12, 2023 Abstractor: Stacie Wright

BY

Michael A. Campbell,
As President
Dated: May 30, 2023