APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

Application Number: 2300424

To: Tax Collector of	ESCAMBIA COUNTY	_, Florida	
8724 SW 72 ST #382 MIAMI, FL 33173,	ORP AND OCEAN BANK ificate and hereby surrender the	same to the Tax	Collector and make tax deed application thereon
	·		
Account Number	Certificate No.	Date	Legal Description
04-2715-500	2021/1591	06-01-2021	LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30
I agree to:	rent taxes, if due and		
	outstanding tax certificates plus in	nterest not in my i	possession, and
	quent and omitted taxes, plus in	•	•
	Collector's fees, property informatis, if applicable.	tion report costs, (Clerk of the Court costs, charges and fees, and
Attached is the tax sa which are in my posse		ation is based and	all other certificates of the same legal description
Electronic signature JPL INVESTMENTS 8724 SW 72 ST #38 MIAMI, FL 33173	CORP AND OCEAN BANK		
	A Li A Li A		<u>04-27-2023</u> Application Date
	Applicant's signature		

Pai	rt 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 h	Signature, Clerk of Court or Designee Date of sale 01/03/2024

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.

LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30



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

0124.19

Part 1: Tax Deed	App	lication Infor	mation						
Applicant Name Applicant Address	8724	INVESTMENTS I SW 72 ST #3 VI, FL 33173		ND OCEA	N BANK	Appli	cation date		Apr 27, 2023
Property description	412 PEN	SHEW GARDE PALM CT SACOLA, FL		OF		Certi	ficate#		2021 / 1591
	04-2 LT 39 3545	PALM CT 715-500 9 BLK 33 BREN 5 P 753 OR 461 6 R 30 (Full lega	2 P 437 O	R 4612 P	-	Date	certificate is	sued	06/01/2021
Part 2: Certificat	es Ov	wned by App	licant an	d Filed w	ith Tax Deed	Appli	cation		
Column 1 Certificate Numbe	er	Column Date of Certific			olumn 3 ount of Certificate		Column 4 Interest		Column 5: Total (Column 3 + Column 4)
# 2021/1591		06/01/20	021		401.82			20.09	421.91
# 2022/1742		06/01/20	022		415.12			20.76	435.88
							→Part 2:	Total*	857.79
Part 3: Other Ce	rtifica	ites Redeeme	ed by Ap	plicant (C	Other than Co	unty)			
Column 1 Certificate Number	D	Column 2 late of Other ertificate Sale	Coli Face A	umn 3 mount of Certificate	Column 4 Tax Collector's I	T	Column Interes	-	Total (Column 3 + Column 4 + Column 5)
# /									,
					<u> </u>	·····	Part 3:	Total*	0.00
Part 4: Tax Colle	ector	Certified Am	ounts (Li	ines 1-7)					
1. Cost of all cert	ificate	s in applicant's	possessio	n and othe	r certificates red		d by applicar f Parts 2 + 3		857.79
2. Delinquent tax	es pai	d by the applica	ant						0.00
3. Current taxes	paid by	y the applicant							398.89
4. Property inform	nation	report fee							200.00
5. Tax deed appl	ication	fee							175.00
6. Interest accrue	d by t	ax collector und	ler s.197.5	542, F.S. (s	ee Tax Collecto	r Instru	uctions, page	2)	0.00
7.						Tot	al Paid (Line	es 1-6)	1,631.68
I certify the above in							····		d tax collector's fees
(10 mai	109-	ncassi	- 1)				Escambia	, Florid	а
Sign here: W/W/W Sign	ajure, Ta	ax Collector or Design	gnee			D	ate <u>May</u>	17th, 2	023_

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

+\$12.50



Real Estate Search

Tangible Property Search

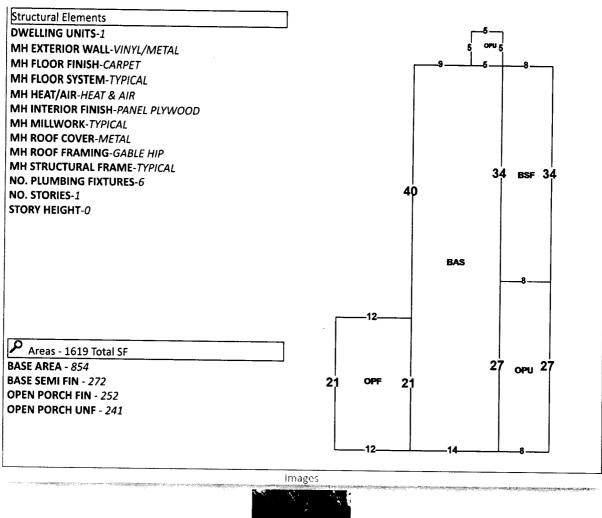
Sale List

<u>Back</u> Nav. Mode Account O Parcel ID Printer Friendly Version General Information Assessments Parcel ID: 4615302001039033 Year Land **Imprv** Total Cap Val Account: 042715500 2022 \$11,250 \$10,805 \$22,055 \$17,926 **Owners:** HANSHEW GARDENIA EST OF 2021 \$7,500 \$8,797 \$16,297 \$16,297 Mail: 412 PALM CT 2020 \$7,500 \$8,177 \$15,677 \$15,677 PENSACOLA, FL 32505 Situs: 412 PALM CT 32505 Disclaimer Use Code: MOBILE HOME A **Taxing** Tax Estimator **COUNTY MSTU Authority:** File for New Homestead Exemption Online Tax Inquiry: **Open Tax Inquiry Window** Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector Sales Data 2022 Certified Roll Exemptions Official Records None Sale Date Book Page Value Type (New Window) Legal Description 09/2000 4612 438 \$10,000 WD LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 09/2000 4612 437 \$100 QC 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 03/1994 3545 753 \$10,000 SC AND SEC 46/47... Official Records Inquiry courtesy of Pam Childers Extra Features Escambia County Clerk of the Circuit Court and UTILITY BLDG Comptroller Parcel Information Launch Interactive Map Section Map Id: 46-1S-30-1 Approx. Acreage: 0.1740 Zoned: P Evacuation & Flood Information <u>Open</u> Report

View Florida Department of Environmental Protection(DEP) Data

Address:412 PALM CT, Year Built: 1985, Effective Year: 1985, PA Building ID#: 127215

Buildings



3/1/2019 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.

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2023041504 5/23/2023 12:25 PM
OFF REC BK: 8982 PG: 759 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That JPL INVESTMENTS CORP AND OCEAN BANK holder of Tax Certificate No. 01591, 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:

LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042715500 (0124-19)

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

GARDENIA HANSHEW EST OF

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 January, which is the 3rd day of January 2024.

Dated this 23rd 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.

COUNTY, TOWN

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA



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 #: 04-2715-500 CERTIFICATE #: 2021-1591
	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.
P	eriod Searched: October 20, 2023 to and including October 20, 2023 Abstractor: Cody Campbell
	BY
	Malphel

Michael A. Campbell, As President

Dated: October 25, 2023

PROPERTY INFORMATION REPORT

CONTINUATION PAGE

October 25, 2023

Tax Account #: 04-2715-500

1. The Grantee(s) of the last deed(s) of record is/are: GARDENIA HANSHEW

By Virtue of Warranty Deed recorded 10/4/2000 in OR 4612/438

ABSTRACTOR'S NOTE: WE FIND NO EVIDENCE OF DEATH FOR GARDENIA HANSHEW 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 4/19/2023 OR 8963/1140
 - b. Lien in favor of the Emerald Coast Utilities Authority recorded 9/7/2017 OR 7772/1551
- **4.** Taxes:

Taxes for the year(s) 2019-2022 are delinquent.

Tax Account #: 04-2715-500 Assessed Value: \$17,926 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.

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 D	EED SALE DATE:	JAN 3, 2024
TAX A	CCOUNT #:	04-2715-500
CERTI	FICATE #:	2021-1591
those p	ersons, firms, and/or agencies ha	orida Statutes, the following is a list of names and addresses of aving legal interest in or claim against the above-described le certificate is being submitted as proper notification of tax deed
YES	NO	190 Governmental Center, 32502
ESTAT	E OF GARDENIA HANSHEW	

ESTATE OF GARDENIA HANSHEW 412 PALM CT PENSACOLA, FL 32505

ESCAMBIA COUNTY CODE ENFORCEMENT 3363 W PARK PL PENSACOLA, FL 32505

EMERALD COAST UTILITES AUTHORITY 9255 STURDEVANT STREET PENSACOLA, FL 32514-0311

Certified and delivered to Escambia County Tax Collector, this 25th day of October, 2023.

PERDIDO TITLE & ABSTRACT, INC.

Malphel

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

October 25, 2023 Tax Account #:04-2715-500

LEGAL DESCRIPTION EXHIBIT "A"

LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 04-2715-500(0124-19)

OR BK 46 12 Escambia Count INSTRUMENT 2

WARRANTY DEED

00-20785 FILE NO. _ TOTAL

Tax ID # 46-15-30-2001-039-033

COUNTY OF Escambia	RCD Oct 04, 2000 08:46 am Escambia County, Florida
KNOW ALL MEN BY THESE PRESENTS: That E.L. Mason and Betty J. Mason, husband and wife	Ernie Lee Magaha Clerk of the Circuit Cour INSTRUMENT 2000-776155
416 Palm Court Pensacola, FL.	Grantor*
for and in consideration of Ten Dollars (\$10.00) and other good and valuable consid- bargained, sold, conveyed and granted unto	
Address: 412 Palm Court Pensacola, Florida 32505	, Grantee*
grantee's heirs, executors, administrators and assigns, forever, the following descri- Escambia, State of Florida, to wit:	bed property, situate, lying and being in the County of
Lot 39, Block 33, lying and being in subdivision known to plat filed in Plat Book 1 at pages 11, 11A, 11B, an Escambia County, Florida.	n as Brentwood Park, according and 11C in the public records of

Prepared By: Linda D. Stearns / Southland Title of Pensacola, Inc. 1120 N. 12th Ave. Pensacola, FL 32501

Subject to taxes for current year and to valid easements and restrictions of record affecting the above property, if any, which are not hereby reimposed. Subject also to oil, gas and mineral reservations of record.

Said grantor does fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever. "Wherever used herein, the term "grantee/grantor" shall include the heles, personal represe

successors and/or assigns of the respective parties hereto, the use of singular member shall include the plural, and the plural the singular, the use of any gender shall include the genders. grantor has hereunto set grantor's hand and seal on September 29, 2000 Betty J. Mason 70014 per for my

STATE OF Florida COUNTY OF Escambia

The foregoing instrument was acknowledged before me this 29th E.L. Mason and Betty J. Mason, husband and wife

day of September, 2000

who is/are personally known to me or who has/have produced

Licenses

as identification and who did

take an oath.

My Commission expires:

Notary P Serial Number:

(Seal)

Recorded in Public Records 4/19/2023 8:53 AM OR Book 8963 Page 1140, Instrument #2023030686, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$35.50

> Recorded in Public Records 4/19/2023 8:22 AM OR Book 8963 Page 911, Instrument #2023030636, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording S35.50

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

PETITIONER
ESCAMBIA COUNTY FLORIDA,

CASE NO: CE22093917U LOCATION: 412 PALM CT PR#: 461S302001039033

VS.

HANSHEW, GARDENIA EST OF 412 PALM CT PENSACOLA, FL 32505

RESPONDENT(S)

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(s) or representative thereof, ADDINE 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 Ordinances has occurred and continues:

Sec. 42-196(a) Nuisance - (A) Nuisance

Sec. 42-196(d) Nuisance - (D) Overgrowth

Unsafe Structures - 30-203 (DD) Structural elements unmaintained

Unsafe Structures - 30-203 (O) Roof

CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL ON FILE IN THIS OFFICE WITNESS MY HAND AND OFFICIAL STALL

PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLI

Page 1 Of 4

Order: QuickView_Gtr Gte Doc: 8963-1140 REC ALL

DATE

BK: 8963 PG: 1141

BK: 8963 PG: 912

THEREFORE, the Special Magistrate, being otherwise fully apprised, finds as follows:

It is hereby **ORDERED** that the **RESPONDENT(S)** shall have until 5/16/2023 to correct the violation(s) and to bring the violation into compliance. Corrective action shall include:

Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of maintain clean conditions to avoid a repeat violation.

Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.

If Respondent(s) fail to fully correct the violation(s) within the time required, Respondent(s) will be assessed a fine of \$20.00 per day, commencing 5/17/2023. This fine shall continue until the violation(s) is/are abated and the violation(s) brought into compliance, or until as otherwise provided by law. RESPONDENT IS REQUIRED, immediately upon full correction of the violation(s), to contact the Escambia County Office of Environmental Enforcement in writing to request that the office immediately inspect the property to make an official determination of whether the violation(s) has/have been abated and brought into compliance. If the violation(s) is/are not abated within the specified time period, Escambia County may elect to undertake any necessary measures to abate the violation(s). These measures could include, but are not limited to, DEMOLISHING NON-COMPLIANT STRUCTURES, LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE(S). At the request of Escambia County, the Sheriff shall enforce this order by taking reasonable law enforcement action to remove from the premises any unauthorized person interfering with the execution of this order or otherwise refusing to leave after warning. The reasonable cost of such abatement will be assessed against RESPONDENT(S) and Page 2 Of 4

Order: QuickView_Gtr Gte Doc: 8963-1140 REC ALL BK: 8963 PG: 1142

BK: 8963 PG: 913

shall constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs in the amount of \$250.00 are awarded in favor of Escambia County as the prevailing party against RESPONDENT(S).

This fine shall be forwarded to the Board of County Commissioners of Escambia County. Under the authority of Sec. 162.09, Fla. Stat., as amended, and Sec. 30-35 of the Escambia County Code of Ordinances, as amended, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All fees, fines, and costs owing hereunder shall constitute a lien upon ALL REAL AND PERSONAL PROPERTY OWNED BY RESPONDENT(S) including property involved herein, which lien can be enforced by foreclosure and as provided by law.

RESPONDENT(S) have the right to appeal the order(s) of the Special Magistrate to the Circuit Court of Escambia County. If RESPONDENT(S) wish(es) to appeal, RESPONDENT(S) must provide notice of such appeal in writing to both the Environmental Enforcement Division at 3363 West Park Place, Pensacola, Florida 32505, and the Escambia County Circuit Court, M.C. Blanchard Judicial Building, 190 W. Government St, Pensacola, Florida, 32502, no later than 30 days from the date of this order. Failure to timely file a Written Notice of Appeal will constitute a waiver of the right to appeal this order.

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

Page 3 Of 4

Order: QuickView_Gtr Gte Doc: 8963-1140 REC ALL

BK: 8963 PG: 1143 Last Page

BK: 8963 PG: 914 Last Page

DONE AND ORDERED in Escambia County, Florida on this 1847 day of

April, 2023.

Gregory Farrar Special Magistrate Office of Environmental Enforcement

Page 4 Of 4

Order: QuickView_Gtr Gte Doc: 8963-1140 REC ALL This Instrument Was Prepared By And Is To Be Returned To: Processing Dept **Emerald Coast Utilities Authority** 9255 Sturdevant Street Pensacola, Florida 32514-0311

NOTICE OF LIEN



STATE OF FLORIDA **COUNTY OF ESCAMBIA**

Notice is hereby given that the EMERALD COAST UTILITES AUTHORITY has a lien against the following described real property situated in Escambia County, Florida, for water, wastewater and/or sanitation service provided to the following customer:

LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47...

Customer: Gardenia C Hanshew
Account Number: 124111-66175
Amount of Lien: \$61.01 , together with additional unpaid utility service charges, if any, which may accrue subsequent to the date of this notice and simple interest on unpaid charges at 18 percent per annum, or at such lesser rate as may be allowed by law.
This lien is imposed in accordance with Section 159.17, Florida Statutes, Chapter 92-248, Laws of Florida, as amended and Emerald Coast Utilities Authority Resolution 87-10, as amended, and this lien shall be prior to all other liens on such lands or premises except the lien of state, county, and municipal taxes and shall be on a parity with the lien of such state, county, and municipal taxes.
Provided however, that if the above-named customer has conveyed said property by means of deed recorded in the public records of Escambia County, Florida, prior to the recording of this instrument, or if the interest of the above-named customer is foreclosed by a proceeding in which notice of lis pendens has been filed prior to the recording of this instrument, this lien shall be void and of no effect.
Dated: <u>083117</u>
EMERALD COAST UTILITIES AUTHORITY BY: 4 CAN DON'S ACKNOW
STATE OF FLORIDA COUNTY OF ESCAMBIA
The foregoing instrument was acknowledged before me this $30th$ day of August , $20\frac{17}{}$, by Yolanda Blackmon of the Emerald
Coast Utilities Authority, who is personally known to me and who did not take an oath.
JAMIE D. ROGERS Notary Public State of Florida My Commission Expres 04/12/2019 Commission No. FF 213685 RWK.is Revised 05/21/11

Order: QuickView_Gtr Gte Doc: 7772-1551 REC ALL Revised 05/31/11

STATE OF FLORIDA COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 01591 of 2021

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on November 16, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

GARDENIA HANSHEW EST OF ESCAMBIA COUNTY / COUNTY ATTORNEY

412 PALM CT

221 PALAFOX PLACE STE 430

PENSACOLA, FL 32505 PENSACOLA FL 32502

ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT ECUA

ESCAMBIA CENTRAL OFFICE COMPLEX

3363 WEST PARK PLACE PENSACOLA FL 32505 CCUA

9255 STURDEVANT ST PENSACOLA, FL 32514

WITNESS my official seal this 16th day of November 2023.

ON COUNT POR

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By:

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 January 3, 2024, 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 JPL INVESTMENTS CORP AND OCEAN BANK holder of Tax Certificate No. 01591, 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:

LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042715500 (0124-19)

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

GARDENIA HANSHEW EST OF

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 January, which is the **3rd day of January 2024.**

Dated this 16th day of November 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.

COMPTROL IS

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

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SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042715500 (0124-19)

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

GARDENIA HANSHEW EST OF

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 January, which is the **3rd day of January 2024.**

Dated this 16th day of November 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:

412 PALM CT 32505

COMPTROL R

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

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 January 3, 2024, 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

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Personal Services:

GARDENIA HANSHEW EST OF 412 PALM CT

PENSACOLA, FL 32505

SA COMPTRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

GARDENIA HANSHEW EST OF [0124-19] 412 PALM CT PENSACOLA, FL 32505 ESCAMBIA COUNTY / COUNTY ATTORNEY [0124-19] 221 PALAFOX PLACE STE 430 PENSACOLA FL 32502

9171 9690 0935 0129 1334 57

9171 9690 0935 0129 1334 40

RTN -Attempted - Not known

ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT [0124-19] ESCAMBIA CENTRAL OFFICE COMPLEX 3363 WEST PARK PLACE PENSACOLA FL 32505

9171 9690 0935 0129 1334 33

ECUA [0124-19] 9255 STURDEVANT ST PENSACOLA, FL 32514

9171 9690 0935 0129 1334 26

Gardenia C Harshew 1124 Tall Pine Trl Gulf Breeze PL 32561 9171 9690 0935 0128 0719 34

Pam Childers

Clerk of the Circuit Court & Comptroller Official Records

221 Palâfox Place, Suite 110 Pensacola, FL 32502



9171 9690 0935 0129 1334 57



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\$007.18

₹ **ֆUU/.10** ≤ 11/28/2023 ZIP 325/ \$ 049M31219251

0012/03/23

PAMATT

GARDENIA HANSHEY EST OF
[0124-19]
412 PALM CT
PENSACOLA, FL 32505

ANN 32502>5833 3250E-32411 NIXIE 322 FE 1 RETURN TO SENDE

ATTEMPTED - NOT KNOWN UNABLE TO FORWARD

32502583335 *2638-09526-28-40 hillighighighlighlighlighlighligh

Gardenia C Hanshew

Age 86 (May 1937)

Full Background Report Available 🦫 Ad



Current Address

1124 Tall Pine Trl Gulf Breeze, FL 32561

Santa Rosa County (Jan 1996 - Dec 2023)



Phone Numbers

(850) 432-5006 - Landline

Possible Primary Phone

Last reported Nov 2023 Southern Bell Telephone & Telegraph

(337) 967-9006 - Wireless

Last reported Jan 2023

(850) 287-3456 - Wireless

Last reported Oct 2017 AT&T

(904) 432-5006 - Wireless

Last reported Aug 2010 Powertel Jacksonville Licenses

(337) 365-8205 - Landline

Last reported Sep 2021 South Central Bell Telephone



Also Known As

Gardenia S Hanshew, Gardenia Secrist Hanshew



Background Report Sponsored Link

- Arrest Records
- Court Records
- Marriage & Divorce Records
- Bankruptcies, Judgments, Liens
- Search Warrants
- Criminal Records Data
- Property Records

- Current and Past Contact Info
- Reverse Phone Lookups
- Age
- Addresses and Phone Numbers
- Relatives and Associates
- Public Records Data
- Complete Background Check

View Background Report

Sponsored Links

Pensacola, FL 32501

Escambia County (Apr 1991 - May 2014)

5202 W Old Spanish Trl New Iberia, LA 70560

Iberia County

(Dec 1993)

Sponsored Links

Pensacola, FL 32505

Escambia County (Aug 1988 - May 2014)

Possible Relatives

Bud Hanshew Born Oct 1932

Judith H Winter

Born Jan 1956

Leslie I Hanshew

Leslie A Walker Born May 1961

Born Oct 1932

Linda Carole

<u>Hanshew</u>

Born Aug 1953

Possible Associates

Matthew Leslie

<u>Baker</u>

<u>Bryan D Baker</u> Born Feb 1951

Bryan Paul Baker

Kerry J Suire

Born May 1975

Born Jul 1953

Born Nov 1976

Adam J Winter

Billy W Walker

Born May 1982

Born Jul 1973

<u>Bredana Baker</u> Born Jul 1980

Brooke Carol

<u>Walker</u>

Born Mar 1996



Background Report Sponsored Link

- Arrest Records
- Court Records
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- Complete Background Check

View Background Report

FAQ

Where does Gardenia C Hanshew live?

Gardenia C Hanshew's current address is 1124 Tall Pine Trl Gulf Breeze, FL 32561.

How old is **Gardenia C Hanshew**?

Gardenia C Hanshew is 86 years old.

What is Gardenia C Hanshew's phone number?

Gardenia C Hanshew's number is (850) 432-5006.

TruePeopleSearch.com is not a Consumer Reporting Agency (CRA) as defined by the Fair Credit Reporting Act (FCRA). This site can't be used for employment, credit or tenant screening, or any related purpose.

Pam Childers

Clerk of the Circuit Court & Comptroller Official Records 221 Palafox Place, Suite 110

Pensacola, FL 32502



9171 9690 0935 0128 0719 34

Gardenia CHanshew 1124 Tall Pine Trl Gull Breeze, Flz 32

ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

0124-19

Document Number: ECSO23CIV042967NON

Agency Number: 24-001653

Court: TAX DEED
County: ESCAMBIA

Case Number: CERT NO 01591 2021

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff:

RE: GARDENIA HANSHEW EST OF

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 11/29/2023 at 9:35 AM and served same at 10:34 AM on 11/30/2023 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY, the within named, to wit: , .

POSTED TO THE PROPERTY AS INSTRUCTED BY THE CLERKS OFFICE

CHIP W SIMMONS, SHERIFF ESCAMBIA COUNTY, FLORIDA

By:

J. JACKSON, CPS

Service Free \$40.00 Receipt No. SULL

Printed By: LCMITCHE

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 January 3, 2024, 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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Post Property:

412 PALM CT 32505

SA COUNTY ROM

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By:

ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Agency Number: 24-001654

a24-19

Document Number: ECSO23CIV042970NON

Court: TAX DEED County: ESCAMBIA

Case Number: CERT NO 015191 2021

Attorney/Agent: PAM CHILDERS **CLERK OF COURT** TAX DEED

Plaintiff:

RE: GARDENIA HANSHEW EST OF

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 11/29/2023 at 9:35 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for GARDENIA HANSHEW EST OF , Writ was returned to court UNEXECUTED on 11/30/2023 for the following reason:

PER NEIGHBOR, SUBJECT DOES NOT LIVE AT GIVEN ADDRESS; VACANT. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

> CHIP W SIMMONS, SHERIFF CAMBIA COUNTY, FLORIDA

JACKSON.

40.00 Receip

Printed By: LCMITCHE

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Personal Services:

GARDENIA HANSHEW EST OF 412 PALM CT

PENSACOLA, FL 32505

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By:

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Personal Services:

GARDENIA HANSHEW EST OF 412 PALM CT PENSACOLA, FL 32505

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: ..



Scott Lunsford, CFC • Escambia County Tax Collector

EscambiaTaxCollector.com



2023

REAL ESTATE

TAXES

SCAN TO PAY ONLINE

Notice of Ad Valorem and Non-Ad Valorem Assessments PROPERTY REFERENCE NUMBER MILLAGE CODE **ESCROW CODE** ACCOUNT NUMBER 4615302001039033 06 04-2715-500

> PROPERTY ADDRESS: 412 PALM CT

EXEMPTIONS:

HANSHEW GARDENIA EST OF 412 PALM CT PENSACOLA, FL 32505

PRIOR YEAR(S) TAXES OUTSTANDING

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
COUNTY	6.6165	19,718	0	19,718	130.46
PUBLIC SCHOOLS					
BY LOCAL BOARD	1.9620	26,481	0	26,481	51.96
BY STATE LAW	3.1820	26,481	0	26,481	84.26
WATER MANAGEMENT	0.0234	19,718	0	19,718	0.46
SHERIFF	0.6850	19,718	0	19,718	13.51
M.S.T.U. LIBRARY	0.3590	19,718	0	19,718	7.08
ESCAMBIA CHILDRENS TRUST	0.4365	19,718	0	19,718	8.61

TOTAL MILLAGE

\$409.02

13.2644

AD VALOREM TAXES

\$296.34

	I O I AL MILLAGE					
LEGAL DE	SCRIPTION	SEESSEESSEN	ON-AD VALO	REM ASSESSMEN	UTS	
		TAXING AUTHORITY		RATE		AMOUNT
3545 P 753 OR 461	OOD PK S/D PB 1 P 11 OR 2 P 437 OR 4612 P 43 Legal on Tax Roll	FP FIRE PROTECTION				125.33
			N	ON-AD VALOREM ASS	ESSMENTS	\$125.33
Pay online Payments m	at EscambiaTax ust be in U.S. funds draw	xCollector.com In from a U.S. bank	COMBIN	ED TAXES AND ASSI	SSMENTS	\$421.67
If Paid By	Dec 31, 2023	Jan 31, 2024	Feb 29, 2024	Mar 31, 2024	1	

RETAIN FOR YOUR RECORDS

\$417.45

2023 REAL ESTATE TAXES DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

\$413.24

Make checks payable to:

Scott Lunsford, CFC **Escambia County Tax Collector**

> P.O. BOX 1312 PENSACOLA, FL 32591

Pay online at EscambiaTaxCollector.com

PRIOR YEAR(S) TAXES OUTSTANDING

ACCOUNT NUMBER 04-2715-500 **PROPERTY ADDRESS 412 PALM CT**

HANSHEW GARDENIA EST OF 412 PALM CT PENSACOLA, FL 32505

Payments in U.S. funds	s from a U.S. bank
PAY ONLY ON	EAMOUNT
AMOUNT IF PAID BY	Dec 31, 2023 409.02
AMOUNT IF PAID BY	Jan 31, 2024 413.24
AMOUNT IF PAID BY	Feb 29, 2024 417.45
AMOUNT IF PAID BY	Mar 31, 2024 421.67
AMOUNT IF PAID BY	
DO MOT FOLD CTAD	E OR MUTH ATE

DO NOT FOLD, STAPLE, OR MUTILATE

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 High Bid Tax Deed Sale

Cert # 001591 of 2021 Date 1/3/2024 Name PAMELA KIMBALL

Cash Summary

Cash Deposit	\$1,320.00
Total Check	\$25,307.30
Grand Total	\$26,627.30

Purchase Price (high bid amount)	\$26,400.00	Total Check \$25,307.30
+ adv recording deed	\$10.00	Adv Recording Deed \$10.00
+ adv doc. stamps deed	\$184.80	Adv Doc. Stamps \$184.80
+ Adv Recording For Mailing	\$18.50	
Opening Bid Amount	\$2,824.10	Postage \$28.84
ann an an airtean 1990 (1997)		Researcher Copies \$0.00
- postage	\$28.84	
- Researcher Copies	\$0.00	
	and the second s	Adv Recording Mail Cert \$18.50
- Homestead Exempt	\$0.00	
	AM HANNING THE TOTAL PROPERTY OF THE PROPERTY	Clerk's Prep Fee \$14.00
=Registry of Court	\$2,795.26	Registry of Court \$2,795.26
Purchase Price (high bid)	\$26,400.00	
-Registry of Court	\$2,795.26	Overbid Amount \$23,575.90
-advance recording (for mail certificate)	\$18.50	
-postage	\$28.84	
-Researcher Copies	\$0.00	
= Overbid Amount	\$23,575.90	

PAM CHILDERS
Clerk of the Circuit Court

Deputy Clerk

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

PAM CHILDERS

CLERK OF THE CIRCUIT COURT ARCHIVES AND RECORDS CHILDSUPPORT CIRCUIT CIVIL CIRCUIT CRIMINAL COUNTY CIVIL COUNTY CRIMINAL DOMESTIC RELATIONS FAMILY LAW JURY ASSEMBLY JUVENILE MENTAL HEALTH MIS OPERATIONAL SERVICES **PROBATE** TRAFFIC



COUNTY OF ESCAMBIA OFFICE OF THE CLERK OF THE CIRCUIT COURT

BRANCH OFFICES ARCHIVES AND RECORDS JUVENILE DIVISION CENTURY

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

Case # 2021 TD 001591 Sold Date 1/3/2024 Name PAMELA KIMBALL

RegistryOfCourtT = TAXDEED	\$2,795.26
overbidamount = TAXDEED	\$23,575.90
PostageT = TD2	\$28.84
Researcher Copies = TD6	\$0.00
prepFee = TD4	\$14.00
advdocstampsdeed = TAXDEED	\$184.80
advancerecording = TAXDEED	\$18.50
AdvRecordingDeedT = TAXDEED	\$10.00

Date	Docket	Desc	NIEW IMAGES
6/1/2021	0101	CASE FILED 06/01/2021 CASE NUMBER 2021 TD 001591	
5/19/2023	TD83	TAX COLLECTOR CERTIFICATION	
5/19/2023	TD84	PA INFO	
5/22/2023	RECEIPT	PAYMENT \$456.00 RECEIPT #2023039089	
5/24/2023	TD84	NOTICE OF TDA	
11/8/2023	TD82	PROPERTY INFORMATION REPORT	
11/29/2023	TD81	CERTIFICATE OF MAILING	
12/8/2023	CheckVoided	CHECK (CHECKID 131419) VOIDED: ESCAMBIA SUN PRESS 605 S OLD CORRY FIELD RD PENSACOLA, FL 32507	
12/8/2023	CheckMailed	CHECK PRINTED: CHECK # 900036381 REGISTRY CHECK	
12/18/2023	TD84	CERT MAIL TRACKING AND RETURNED MAIL	
12/20/2023	TD84	SHERIFF'S RETURN OF SERVICE	
12/28/2023	TD84	2023 TAXES	

FEES

EffectiveDate	FeeCode	FeeDesc	TotalFee	AmountPaid	WaivedAmount	AmountOutstanding
5/19/2023 2:36:45 PM	RECORD2	RECORD FEE FIRST PAGE	10.00	10.00	0.00	0.00
5/19/2023 2:36:47 PM	TAXDEED	TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00
5/19/2023 2:36:45 PM	TD4	PREPARE ANY INSTRUMENT	7.00	7.00	0.00	0.00
5/19/2023 2:36:48 PM	TD7	ONLINE AUCTION FEE	59.00	59.00	0.00	0.00
5/19/2023 2:38:07 PM	TD10	TAX DEED APPLICATION	60.00	60.00	0.00	0.00
		Total	456.00	456.00	0.00	0.00

RECEIPTS

ReceiptDate	ReceiptNumber	Received from	payment amt	applied amt	refunded	_amt
ReceiptDate	Receiptivalises		* 			

5/22/2023 11:32:55 AM 2023039089		089	GREEN GULF GROUP CO			45	456.00		56.00	0.00	
5/25/55				Total		45	456.00		56.00	6.00 0.00	
REGISTRY											
CashierDate	Type	TransactionID	Tra	nsactionName		Name		Amount		Status	
12/8/2023 11:27:13 AM		101849551	ESC	CAMBIA SUN PRESS	605 S OL	D CORRY F	IELD RD	200.00	900036381	CLEARED ON 12/8/2	2023
5/22/2023 11:32:55 AM		101794535	GREEN GULF GROUP CO					320.00		Deposit	
Deposited			Used			Balance					
320.00			8,400.00			-8,080.00					

0.00

456.00

Panela Kimball

73753

\$ 26,400.00

Deposit \$1,320.00

ale Date Case ID Parcel	Bidder Winnin Bid		Auction Balance	Clerk Re Fees Fe		POPR Fee	Doc ** Stamps	Total Due	Certificate Number	Name On Title	Title Address
1/03/2024 <u>2021 TD 00159</u> 461S3(dit Name on Title				斯科人	(×).00	5184.60	\$25,307.30	01591	Coon Street Inc.	4490 North W Stre
1/03/2024 <u>2021 TD 00052</u> 121S3	Name on Title	Custom Fields	Style		HEE	00	S129.50	\$17,747.00	00521	Pradeep M. Parel	il 754 boulder creek
1/03/2024 <u>2016 TD 00467</u> 261S3	Manie On Title	Custom resus	1 July 10			.00	\$70.70	\$9,708.20	04873	Shane Willis	2172 W 9 Mile Rd
1/03/2024 <u>2016 TD 00310</u> 172S3		nber: 2021 1 te: 01/03/20		91		.00	\$41.30	\$5,688.80	03104	Christine Mae Go	n 6134 Bradshaw S
	Title Infor	mation:									
	Name:	Coon Street I	Inc.								
	Address1:	4490 North V	V Street								
	Address2:										
	City:	Pensacola									
	State:	FL 🗸									
	Zip:	32505									
			Cance	Upda	ale						

TOTALS: Items Count: 4 Balance: \$57.855.00 Clerk Fees: \$0.00 Rec Fees: \$170.00 Doc Stamps: \$426.30 Total Due: \$58.451.30



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 published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a TAX DEED SALE NOTICE in the matter of

DATE - 01-03-2024 - TAX CERTIFICATE #'S 01591

in the CIRCUIT

Court

was published in said newspaper in the issues of

NOVEMBER 30 & DECEMBER 7, 14, 21, 2023

Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, 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.

Will PO.

Digitally signed by Michael P Driver
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410D00000181FD1A68F30006C09B, cn=Michael P
Driver
Date: 2023 12 21 10:08:51-06:00'

PUBLISHER

Sworn to and subscribed before me this 21ST day of _____ DECEMBER

A.D., 2023

Pather Tuttle

Digitally signed by Heather Tuttle DN: c=US, o=The Escambia Sun Press LLC, dnQualfite=201410C000001890CD5793600064AAE, cn=Heather Tuttle Date: 2023.12.21 10:19:24 -06'00'

HEATHER TUTTLE NOTARY PUBLIC



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

Page 1 of 1

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That JPL INVESTMENTS CORP AND OCEAN BANK holder of Tax Certificate No. 01591, 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:

LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30 SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042715500 (0124-19)

The assessment of the said property under the said certificate issued was in the name of GARDENIA HANSHEW EST OF

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 January, which is the 3rd day of January 2024.

Dated this 22nd day of November 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-11-30-12-07-14-21-2023



Clerk of the Circuit Court and Comptroller, Escambia County

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

NOTICE OF SURPLUS FUNDS FROM TAX DEED SALE CLERK OF THE CIRCUIT COURT

GARDENIA HANSHEW EST OF 412 PALM CT PENSACOLA, FL 32505

Tax Deed File # 0124-19 Certificate # 01591 of 2021 Account # 042715500

Property legal description:

LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

Pursuant to Chapter 197, F.S., the above property was sold at public sale on **January 3, 2024**, and a surplus of \$18,203.55 (subject to change) will be held by this office for 120 days beginning on the date of this notice to benefit the persons having an interest in this property as described in section 197.502(4), Florida Statutes, as their interests may appear (except for those persons described in section 197.502(4)(h), Florida Statutes). To the extent possible, these funds will be used to satisfy any government lienholder of record before any claimant with a senior mortgage on the property and before distribution of any funds to any junior mortgage or lien claimant or to the former property owner. To be considered for payment of any portion of the surplus funds, you must file a notarized statement of claim with this office within 120 days of this notice.

If you are a lienholder, your claim must include the particulars of your lien and the amounts currently due.

THE FAILURE OF A LIENHOLDER TO FILE A CLAIM FOR SURPLUS FUNDS WITHIN 120 DAYS OF THIS NOTICE CONSTITUTES A WAIVER OF THE LIENHOLDER'S INTEREST IN THE SURPLUS FUNDS AND ALL CLAIMS THERETO ARE FOREVER BARRED.

If your claim has been satisfied, released, or you are waiving your claim, please check the "No claim will be filed" box on the enclosed claim form and return it to our office so that any other liens can be considered.

Dated this 8th day of January 2024.

ESCAMBIA COUNTY CLERK OF COURT

Deputy Clerk

Tax Deeds • 221 Palafox Place • Suite 110 • Pensacola, FL 32502 • (850) 595-3793

9171 9690 0935 0127 1841 78



Clerk of the Circuit Court and Comptroller, Escambia County

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

NOTICE OF SURPLUS FUNDS FROM TAX DEED SALE CLERK OF THE CIRCUIT COURT

ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT
**NOT IN COMPLIANCE, PAYOFF THROUGH SALE DATE)
(\$250.00 COURT COST, \$4620 FINES, \$1245 RECORDING FEES)
412 PALM CT / CE22093917U
- 2023 CL 030686

Tax Deed File # 0124-19 Certificate # 01591 of 2021 Account # 042715500

Property legal description:

LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

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Dated this 8th day of January 2024.

ESCAMBIA COUNTY CLERK OF COURT

Deputy Clerk

Tax Deeds • 221 Palafox Place • Suite 110 • Pensacola, FL 32502 • (850) 595-3793



Clerk of the Circuit Court and Comptroller, Escambia County

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

NOTICE OF SURPLUS FUNDS FROM TAX DEED SALE CLERK OF THE CIRCUIT COURT

ECUA 9255 STURDEVANT ST PENSACOLA, FL 32514

Tax Deed File # 0124-19 Certificate # 01591 of 2021 Account # 042715500

Property legal description:

LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

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THE FAILURE OF A LIENHOLDER TO FILE A CLAIM FOR SURPLUS FUNDS WITHIN 120 DAYS OF THIS NOTICE CONSTITUTES A WAIVER OF THE LIENHOLDER'S INTEREST IN THE SURPLUS FUNDS AND ALL CLAIMS THERETO ARE FOREVER BARRED.

If your claim has been satisfied, released, or you are waiving your claim, please check the "No claim will be filed" box on the enclosed claim form and return it to our office so that any other liens can be considered.

Dated this 8th day of January 2024.

ESCAMBIA COUNTY CLERK OF COURT

Deputy Clerk

Tax Deeds • 221 Palafox Place • Suite 110 • Pensacola, FL 32502 • (850) 595-3793

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Tax Collector Fee (from redeem screen)	0 2 2 5 5 7	├			\$
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Additional taxes	\$ 413.24	 			\$ 25,204,16
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Post sale process:		Lien	Information:		
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Request check for any unused sheriff fee				1	Due \$
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This Instrument Was Prepared By And Is To Be Returned To: <u>Processing Dept</u>, Emerald Coast Utilities Authority 9255 Sturdevant Street Pensacola, Florida 32514-0311

NOTICE OF LIEN



STATE OF FLORIDA COUNTY OF ESCAMBIA

Notice is hereby given that the EMERALD COAST UTILITES AUTHORITY has a lien against the following described real property situated in Escambia County, Florida, for water, wastewater and/or sanitation service provided to the following customer:

LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47...

Customer: Gardenia C Hanshew
Account Number: 124111-66175
Amount of Lien: $\$61.01$, together with additional unpaid utility service charges, if any, which may accrue subsequent to the date of this notice and simple interest on unpaid charges at 18 percent per annum, or at such lesser rate as may be allowed by law.
This lien is imposed in accordance with Section 159.17, Florida Statutes, Chapter 92-248, Laws of Florida, as amended and Emerald Coast Utilities Authority Resolution 87-10, as amended, and this lien shall be prior to all other liens on such lands or premises except the lien of state, county, and municipal taxes and shall be on a parity with the lien of such state, county, and municipal taxes.
Provided however, that if the above-named customer has conveyed said property by means of deed recorded in the public records of Escambia County, Florida, prior to the recording of this instrument, or if the interest of the above-named customer is foreclosed by a proceeding in which notice of lis pendens has been filed prior to the recording of this instrument, this lien shall be void and of no effect.
Dated: 083117
BY: War day State of Florida
COUNTY OF ESCAMBIA The foregoing instrument was acknowledged before me this 30th day of
August , 20 17 , by Yolanda Blackmon of the Emerald Coast Utilities Authority, who is personally known to me and who did not take an oath.
JAMIE D. ROGERS Notary Public State of Florida Notary Public – State of Florida RWK:ls Revised 05/31/11

Order: QuickView_Gtr Gte Doc: 7772-1551 REC ALL

Mylinda Johnson (COC)

From:

Cassandra Strickland < cassandra.strickland@ecua.fl.gov>

Sent:

Monday, January 8, 2024 11:22 AM

To:

Mylinda Johnson (COC)

Cc:

COC TaxDeeds

Subject:

[EXTERNAL]RE: ECUA LIEN PAYOFF REQUEST - TAX DEED CASE 2021 TD 001591 - 412

PALM CT

Attachments:

412 PALM CT1.pdf

WARNING! This email originated from an outside network. **DO NOT CLICK** links or attachments unless you recognize the sender and know the content is safe.

Please see below:

Termination Date	5/18/2017
Date Debt Paid	1/20/2024
Final Bill and or Write off Amount	\$234.46
Number of Days*	2438
Interest %*	18.00%
	\$0.1156
Daily Rate of Interest*	\$281.89
Total Interest*	\$516.35
Total Amount Due*	\$310.33
Balance	\$234.46
Interest	\$281.89
Recording Fee	\$20.00
Total	\$536.35
	40.12
Daily Interest	\$0.12

Thank you, Cassandra Strickland

Cassandra Strickland | Customer Service Team Leader | Emerald Coast Utilities Authority |

P.O. Box 17089 | Pensacola, FL. 32522-7089 | Web: www.ecua.fl.gov |

Phone: (850) 969-6582 | Fax: (850) 969-1759 |



From: Mylinda Johnson (COC) < MJOHNSON@escambiaclerk.com >

Sent: Monday, January 8, 2024 9:44 AM

To: Cassandra Strickland <cassandra.strickland@ecua.fl.gov>

Cc: COC TaxDeeds <TaxDeeds@escambiaclerk.com>

Subject: ECUA LIEN PAYOFF REQUEST - TAX DEED CASE 2021 TD 001591 - 412 PALM CT

**WARNING:

DO NOT CLICK links or attachments from unknown senders

Good morning,

Can you please provide a payoff for the attached lien? We have Tax Deed surplus funds to disburse.

Thanks, Mylinda



Mylinda Johnson

Operations Supervisor 850-595-4813 mjohnson@escambiaclerk.com

Office of Pam Childers
Escambia County Clerk of the Circuit Court
& Comptroller
221 Palafox Place Ste 110, Pensacola, FL 32502
www.EscambiaClerk.com

Under Florida law, written communication to or from the Escambia County Clerk's Office may be subject to public records disclosure.

Florida has a very broad public records law. Under Florida law, both the content of emails and email addresses are public records. If you do not want the content of your email or your email address released in response to a public records request, do not send electronic mail to this entity. Instead, contact this office by phone or in person.

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Official Records Book: 8963

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

CODE ENFORCEMENT LIEN PAYOFF

OFFICIAL RECORDS P.O. Box 333 Pensacola, FL 32591-0333 Check payable to Pam Childers, Clerk Of The Circuit Court

Escambia County Governmental Complex 221 Palafox Place, Suite 110 Pensacola, FL 32501-5844 850-595-3930 FAX 850-595-4827

View Image

Page: 1140

2023 CL 03066

\$7.00

\$7.00

Start Date 05/17/2023	Court Cost 250.00		
Recording Fees 91.00			
Copies 9.00 Certified Abatem	ent Costs 0.00		
Fine Per Day \$20.00	Date Of Payoff 01/03/2024	H	
***NOT IN COMPLIANCE AS OF 1 8 20 412 PALM CT / CE22093917U - 8963/1140 AND 8963/911 **THIS IS THE PAYOFF THROUGH THE 2021 TD 001591		Î	
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Mylinda Johnson (COC)

From:

Chinnia M. Moore

Sent:

Monday, January 8, 2024 7:50 AM

To:

Mylinda Johnson (COC); Katherine E. Williams; Ashley Danner (COC); Beth A. Larrieu; Caleb M. White; DeLana Allen-Busbee (COC); Heather Mahoney (COC); Tara D. Cannon;

Terrance D. Davis

Cc:

letspaw@yahoo.com; COC TaxDeeds; ashley@wilsonharrell.com

Subject:

Re: 412 Palm Court (Tax Deed case 2021 TD 01591) CE22093917U

Good morning, Court Cost \$250

Daily fines 05/17/2023-01-03/24 \$4620

Chinnia Moore Environmental Enforcement Services Coordinator Monday-Thursday 7am-5:30pm Main Line 850-595-1820 X2 Fax 850-595-0149 \$ 250 - COLRT COST \$ 44000 - PINES

\$ 4994.00

PAYOFF THRU

From: Mylinda Johnson (COC) < MJOHNSON@escambiaclerk.com >

Sent: Friday, January 5, 2024 8:06 AM

To: Katherine E. Williams kewilliams@myescambia.com; Ashley Danner (COC) kewilliams@myescambia.com; Beth A. Larrieu <bar>balarrie@myescambia.com; Caleb M. White kewilliams@myescambia.com; DeLana Allen-Busbee (COC) <DAllen-Busbee@escambia.com; Heather Mahoney

(COC) <HMAHONEY@escambiaclerk.com>; Tara D. Cannon <tdcannon@myescambia.com>; Terrance D. Davis <TEDAVIS@myescambia.com>

Cc: letspaw@yahoo.com <letspaw@yahoo.com>; COC TaxDeeds <TaxDeeds@escambiaclerk.com>; ashley@wilsonharrell.com <ashley@wilsonharrell.com>

Subject: RE: 412 Palm Court (Tax Deed case 2021 TD 01591) CE22093917U

Do you have a payoff through the sale date of 1/3/2024? We have Tax Deed surplus funds to disburse.



Mylinda Johnson

Operations Supervisor 850-595-4813

mjohnson@escambiaclerk.com

Office of Pam Childers
Escambia County Clerk of the Circuit Court
& Comptroller

221 Palafox Place Ste 110, Pensacola, FL 32502

www.EscambiaClerk.com

Under Florida law, written communication to or from the Escambia County Clerk's Office may be subject to public records disclosure.

From: Katherine E. Williams < kewilliams@myescambia.com>

Sent: Thursday, January 4, 2024 1:49 PM

To: Mylinda Johnson (COC) <MJOHNSON@escambiaclerk.com>; Ashley Danner (COC) <adanner@escambiaclerk.com>; Beth A. Larrieu <balarrie@myescambia.com>; Caleb M. White <cmwhite@myescambia.com>; Chinnia M. Moore <CMMOORE@myescambia.com>; DeLana Allen-Busbee (COC) <DAllen-Busbee@escambiaclerk.com>; Heather Mahoney (COC) <HMAHONEY@escambiaclerk.com>; Tara D. Cannon <tdcannon@myescambia.com>; Terrance D. Davis <TEDAVIS@myescambia.com>

Cc: letspaw@yahoo.com; COC TaxDeeds <TaxDeeds@escambiaclerk.com> Subject: Re: 412 Palm Court (Tax Deed case 2021 TD 01591) CE22093917U

Good afternoon,

The following property is not in compliance per MGO.

This case has now been sent to our Summary Abatement Department. You will need to contact our Abatement Officer Bishop at (850) 503-5444 for any additional information and/or status of the case.

Thank you,

Katie Williams
Code Enforcement
Administrative Assistant
850-595-1821

From: Mylinda Johnson (COC) < MJOHNSON@escambiaclerk.com >

Sent: Thursday, January 4, 2024 9:22 AM

To: Ashley Danner (COC) <a description of the composition of the compo

Cc: <u>letspaw@yahoo.com</u> <<u>letspaw@yahoo.com</u>>; COC TaxDeeds <<u>TaxDeeds@escambiaclerk.com</u>> Subject: 412 Palm Court (Tax Deed case 2021 TD 01591) CE22093917U

Hi Chinnia,

Is the following property in compliance? We have Tax Deed surplus funds to disburse. If it's not in compliance, can you please provide an approximate payoff through the sale date of January 3, 2024?

Recorded in Public Records 4/19/2023 8:53 AM OR Book 8963 Page 1140, Instrument #2023030686, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$35.50

> Recorded in Public Records 4/19/2023 8:22 AM OR Book 8963 Page 911. Instrument #2023030636, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$35.50

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

PETITIONER
ESCAMBIA COUNTY FLORIDA.

CASE NO: CE22093917U LOCATION: 412 PALM CT PR#: 4618302001039033

VS.

HANSHEW, GARDENIA EST OF 412 PALM CT PENSACOLA, FL 32505

RESPONDENT(8)



Mylinda Johnson

Operations Supervisor 850-595-4813 mjohnson@escambiaclerk.com

Office of Pam Childers
Escambia County Clerk of the Circuit Court
& Comptroller
221 Palafox Place Ste 110, Pensacola, FL 32502
www.EscambiaClerk.com

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Recorded in Public Records 4/19/2023 8:53 AM OR Book 8963 Page 1140, Instrument #2023030686, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$35.50

> Recorded in Public Records 4/19/2023 8:22 AM OR Book 8963 Page 911, Instrument #2023030636, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording S35.50

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

PETITIONER ESCAMBIA COUNTY FLORIDA. CASE NO: CE22093917U LOCATION: 412 PALM CT PR#: 4618302001039033

VS.

HANSHEW, GARDENIA EST OF 412 PALM CT PENSACOLA, FL 32505 RESPONDENT(S)

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(s) or representative thereof, ADDINE 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 Ordinances has occurred and continues:

Sec. 42-196(a) Nuisance - (A) Nuisance

Sec. 42-196(d) Nuisance - (D) Overgrowth

Unsafe Structures - 30-203 (DD) Structural elements unmaintained

Unsafe Structures - 30-203 (O) Roof

CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL ON FILE IN THIS OFFICE WITNESS MY HAND AND OFFICIAL SCAL PAM CHILDERS

CLERK OF THE CIRCUIT COURT & COMPTROLLE

Page 1 Of 4

Order: QuickView_Gtr Gte Doc: 8963-1140 REC ALL

DATE

BK: 8963 PG: 1141

BK: 8963 PG: 912

THEREFORE, the Special Magistrate, being otherwise fully apprised, finds as follows:

It is hereby **ORDERED** that the <u>RESPONDENT(S)</u> shall have until <u>5/16/2023</u> to correct the violation(s) and to bring the violation into compliance. Corrective action shall include:

Complete removal of all contributing nulsance conditions; trash, rubbish, overgrowth and legally dispose of maintain clean conditions to avoid a repeat violation.

Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.

If Respondent(s) fail to fully correct the violation(s) within the time required, Respondent(s) will be assessed a fine of \$20.00 per day, commencing 5/17/2023. This fine shall continue until the violation(s) is/are abated and the violation(s) brought into compliance, or until as otherwise provided by law. RESPONDENT IS REQUIRED, immediately upon full correction of the violation(s), to contact the Escambia County Office of Environmental Enforcement in writing to request that the office immediately inspect the property to make an official determination of whether the violation(s) has/have been abated and brought into compliance. If the violation(s) is/are not abated within the specified time period, Escambia County may elect to undertake any necessary measures to abate the violation(s). These measures could include, but are not limited to, DEMOLISHING NON-COMPLIANT STRUCTURES, LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE(S). At the request of Escambia County, the Sheriff shall enforce this order by taking reasonable law enforcement action to remove from the premises any unauthorized person interfering with the execution of this order or otherwise refusing to leave after warning. The reasonable cost of such abatement will be assessed against RESPONDENT(S) and

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Order: QuickView_Gtr Gte
Doc: 8963-1140 REC ALL

BK: 8963 PG: 1142

BK: 8963 PG: 913

shall constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs in the amount of \$250.00 are awarded in favor of Escambia County as the prevailing party against RESPONDENT(S).

This fine shall be forwarded to the Board of County Commissioners of Escambia County. Under the authority of Sec. 162.09, Fla. Stat., as amended, and Sec. 30-35 of the Escambia County Code of Ordinances, as amended, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All fees, fines, and costs owing hereunder shall constitute a lien upon ALL REAL AND PERSONAL PROPERTY OWNED BY RESPONDENT(S) including property involved herein, which lien can be enforced by foreclosure and as provided by law.

RESPONDENT(S) have the right to appeal the order(s) of the Special Magistrate to the Circuit Court of Escambia County. If RESPONDENT(S) wish(es) to appeal, RESPONDENT(S) must provide notice of such appeal in writing to both the Environmental Enforcement Division at 3363 West Park Place, Pensacola, Florida 32505, and the Escambia County Circuit Court, M.C. Blanchard Judicial Building, 190 W. Government St, Pensacola, Florida, 32502, no later than 30 days from the date of this order. Failure to timely file a Written Notice of Appeal will constitute a waiver of the right to appeal this order.

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

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DONE AND ORDERED in Escambia County, Florida on this 1849 day of

April, 2023.

Gregory Farrar Special Magistrate Office of Environmental Enforcement

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Order: QuickView_Gtr Gte Doc: 8963-1140 REC ALL

Pam Childers CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY FLORIDA INST# 2024001492 1/9/2024 10:08 AM OFF REC BK: 9088 PG: 1762 Doc Type: COM Recording \$18.50

STATE OF FLORIDA **COUNTY OF ESCAMBIA**

CERTIFICATE OF NOTICE OF MAILING NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 01591 of 2021

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on November 16, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

GARDENIA HANSHEW EST OF ESCAMBIA COUNTY / COUNTY ATTORNEY

412 PALM CT

221 PALAFOX PLACE STE 430

PENSACOLA, FL 32505

PENSACOLA FL 32502

ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT ECUA

ESCAMBIA CENTRAL OFFICE COMPLEX

3363 WEST PARK PLACE

9255 STURDEVANT ST

PENSACOLA FL 32505

PENSACOLA, FL 32514

WITNESS my official seal this 16th day of November 2023.

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By:

Emily Hogg Deputy Clerk



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

NOTICE in the matter of TAX DEED SALE

DATE - 01-03-2024 - TAX CERTIFICATE #'S 01591

in the CIRCUIT Court

was published in said newspaper in the issues of

NOVEMBER 30 & DECEMBER 7, 14, 21, 2023

Affiant further says that the said Escambia Sun-Press is a (Warrington) Pensacola. said newspaper published at 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.

MillPa

Digitally signed by Michael P Driver ON: c=US, c=The Escambia Sun Press LLC, drQualifler=701410D00000181FD1468F30006C09B, cn=Michael P Driver Date: 2023.12.21 10:08:51-06'00'

PUBLISHER

Sworn to and subscribed before me this 21ST day of DECEMBER

A.D., 2023

Heather Tuttle

Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410C000001890CD5793600064AAE, cn≃Heather Tuttle
Date: 2023.12.21 10:19:24-0600'

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 JPL INVESTMENTS CORP AND OCEAN BANK holder of Tax Certificate No. 01591, 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:

LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30 SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042715500 (0124-19)

The assessment of the said property under the said certificate issued was in the name of GARDENIA HANSHEW EST OF

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 January, which is the 3rd day of January 2024.

Dated this 22nd day of November 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-11-30-12-07-14-21-2023

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2024001493 1/9/2024 10:08 AM
OFF REC BK: 9088 PG: 1764 Doc Type: TXD
Recording \$10.00 Deed Stamps \$184.80

Tax deed file number 0124-19

Parcel ID number 461S302001039033

TAX DEED

Escambia County, Florida

for official use only

Tax Certificate numbered 01591 issued on June 1, 2021 was filed in the office of the tax collector of Escambia County, Florida. An application has been made for the issuance of a tax deed. The applicant has paid or redeemed all other taxes or tax certificates on the land as required by law. The notice of sale, including the cost and expenses of this sale, has been published as required by law. No person entitled to do so has appeared to redeem the land. On the 3rd day of January 2024, the land was offered for sale. It was sold to Coon Street Inc., 4490 North W Street Pensacola FL 32505, who was the highest bidder and has paid the sum of the bid as required by law.

The lands described below, including any inherited property, buildings, fixtures, and improvements of any kind and description, situated in this County and State.

Description of lands: LT 39 BLK 33 BRENTWOOD PK S/D PB 1 P 11 OR 3545 P 753 OR 4612 P 437 OR 4612 P 438 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30 SECTION 46, TOWNSHIP 1 S, RANGE 30 W

** Property previously assessed to: GARDENIA HANSHEW EST OF

On 3rd day of January 2024, in Escambia County, Florida, for the sum of (\$26,400.00) TWENTY SIX THOUSAND FOUR HUNDRED AND

00/100 Dollars, the amount paid as required by law.

Mylinda Johnson

221 Palafox Place, Ste 110

Pensacola, FL 32502

Emily Hogg 221 Palafox Place, Ste 110

Pensacola, FL 32502

Pam Childers,

Clerk of Court and Comptroller Escambia County, Florida



On this

day of Januar 4

20 4, before me personally appeared

Clerk of Court and Comptroller in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and

acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and office seal date aforesaid

9

Emily Hogg Comm.: HH 373864 Expires: March 15, 2027 Notary Public - State of Florida

9

CEKIIFIED MAI

Pam Childers
Clerk of the Circuit Court & Compt
Official Records

221 Palafox Place, Suite 110 Pensacola, FL 32502



9171 9690 0935 0127 1841 78



GARDENIA HANSHEW EST OF 412 PALM CT PENSACOLA, FL 32505

Tax Deed File # 0124-19 Certificate # 01591 of 2021 Account # 042715500 NIXIE 322 FE 1 9001 RETURN TO SENDER ATTEMPTED - NOT KNOWN UNABLE TO FORWARD

SC: 32502583335 *2638-05174-08-37



www.laurenmerrittlaw.com lauren@laurenmerrittlaw.com

Lauren A. Merritt, Esq. Licensed in FL and AL

July 23, 2024

VIA HAND DELIVERY and EMAIL: hmahoney@escambiaclerk.com

Escambia County Clerk of Court ATTN: Heather Mahoney 221 S. Palafox Street Pensacola, FL 32502

RE: Estate of Gardenia Hanshew; Case No. 2024 CP 000874

Order of Summary Administration

Dear Ms. Mahoney:

My name is Lauren A Merritt. I am the attorney representing the Estate of Gardenia Hanshew deceased. Enclosed please find the following order regarding Ms. Hanshew's estate:

1. Order of Summary Administration entered by the Escambia County, Florida Circuit Court on July 22, 2024.

The Order of Summary Administration directs the Escambia County Clerk of Court to issue a check for the balance of surplus funds held in the court registry under Clerk File Number 0124-19. The order directs that the check be made payable to:

"LAUREN A MERRITT P A IOTA TRUST ACCOUNT"

Lauren A. Merritt, P.A.

111 S. De Villiers Street, Suite B

Pensacola, FL 32502

Pursuant to the court order, please mail a check payable as described above for the balance of surplus funds held in the court registry under Clerk File Number 0124-19.

Thank you in advance for your assistance. Please let me know if you have any questions or concerns. My phone number is (850) 741-2999. My email address is lauren@laurenmerrittlaw.com.

Sincerely,

LAUREN A MERRITT

LAM/kd Encls.

cc: Judith Winter



Clerk of the Circuit Court and Comptroller, Escambia County

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

August 22, 2024

Lauren A. Merritt PA 111 S De Villiers St Ste B Pensacola FL 32502

Re: Tax Certificate 2021 TD 01591

Dear Ms. Merritt,

Please find enclosed check #_900037530_ in the amount of \$17,667.20. This amount represents payment of the claim on behalf of the Estate of Gardenia Hanshew (Probate Case No. 2024 CP 000874), for the surplus funds being held by the Clerk's office as a result of the tax deed sale of the real property located at 412 Palm Court, Pensacola FL 32505.

Sincerely, Pam Childers

Clerk of the Circuit Court & Comptroller

By: Mylinda K. Johnson, Deputy Clerk

Official Records Division

/mj Enclosures DATE OF AUCTION:

TAX ACCOUNT NO:

1/3/2024

CERT NO:

04-2715-500 2021 TD 01591

FILE NO:

0124-19

PROPERTY ADDRESS:

412 PALM CT 32505

BALANCE OF SURPLUS:

\$17,667.20

DATE OF SURPLUS NOTICE:

JAN. 8, 2024

OWNERS AT TIME OF AUCTION:

EST OF GARDENIA HANSHEW

DATE OF CLAIM:

JAN. 23, 2024

CLAIMANT:

LAUREN A MERRITT ESQ

ON BEHALF OF EST OF GARDENIA HANSHEW

HEIRS: 1/4 EACH JUDITH WINTER JACKIE HANSHEW LESLIE WALKER LINDA HANSHEW

LIENHOLDERS:

ECUA - PAID FROM SURPLUS

CODE LIEN - PARTIAL PD FROM SURPLUS

120 DAY CLAIM PERIOD:

MAY 7 2024

CLAIMS FILED?

N/A

04 70 8 MZ

LAUREN@LAURENMERRITTLAW.COM