

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2300369

To: Tax Collector of ESCAMBIA COUNTY, Florida

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

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

Account Number	Certificate No.	Date	Legal Description
04-2833-000	2021/1600	06-01-2021	LT 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30

I agree to:

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

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

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

04-26-2023
Application Date

Applicant's signature

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

INSTRUCTIONS

Tax Collector (complete Parts 1-4)

Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

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

Total. Add the amounts in Columns 3, 4 and 5

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

Line 1, enter the total of Part 2 plus the total of Part 3 above.

Total Paid, Line 7: Add the amounts of Lines 1-6

Line 6, Interest accrued by tax collector. Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on **Line 6**. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

Clerk of Court (complete Part 5)

Line 13: Interest is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of **Line 7**, minus **Line 6**, plus **Lines 8 through 12**. Enter the amount on **Line 13**.

Line 14: Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.



CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

DR-513
Rule 12D-16.002 F.A.C
Effective 07/19
Page 1 of 2

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Part 1: Tax Deed Application Information

Applicant Name Applicant Address	JUAN C CAPOTE MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK 780 NW 42 AVE #300 MIAMI, FL 33126	Application date	Apr 26, 2023
Property description	HIESTER FRANCINE J EST OF 5220 CHIMES WAY PENSACOLA, FL 32505 5220 CHIMES WAY 04-2833-000 LT 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30	Certificate #	2021 / 1600
		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)
# 2021/1600	06/01/2021	459.42	22.97	482.39
→Part 2: Total*				482.39

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

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2022/1753	06/01/2022	473.77	6.25	23.69	503.71
Part 3: Total*					503.71

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)	986.10
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,194.03
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)	2,555.13

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

Sign here *Jennifer N. Cassidy*
Signature, Tax Collector or Designee

Escambia, Florida

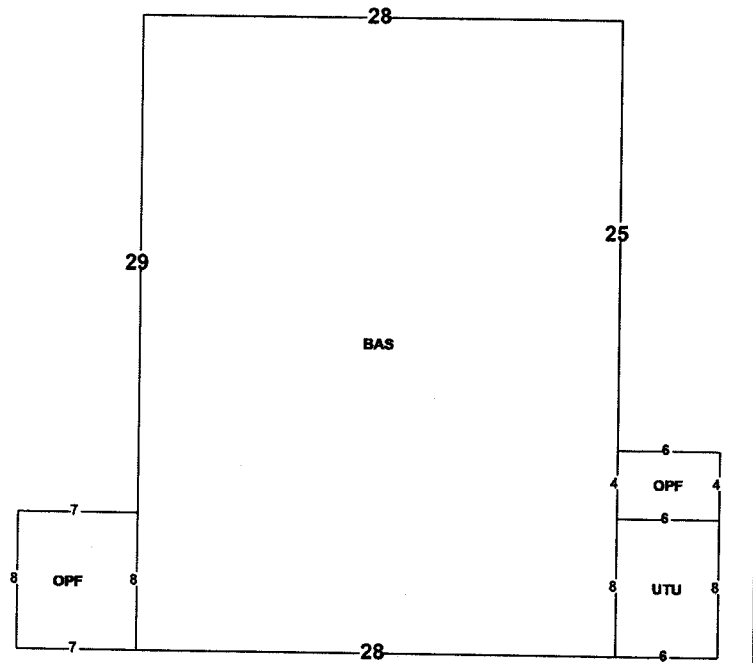
Date May 8th, 2023

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

+ \$6.25

Structural Elements
 DECOR/MILLWORK-BELOW AVERAGE
 DWELLING UNITS-1
 EXTERIOR WALL-BRICK-FACE/VENEER
 FLOOR COVER-ASPHALT TILE
 FOUNDATION-SLAB ON GRADE
 HEAT/AIR-WALL/FLOOR FURN
 INTERIOR WALL-DRYWALL-PLASTER
 NO. PLUMBING FIXTURES-3
 NO. STORIES-1
 ROOF COVER-COMPOSITION SHG
 ROOF FRAMING-GABLE
 STORY HEIGHT-0
 STRUCTURAL FRAME-WOOD FRAME

Areas - 1164 Total SF
 BASE AREA - 1036
 OPEN PORCH FIN - 80
 UTILITY UNF - 48



Images



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.



Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

◀ Nav. Mode ☒ Account ☐ Parcel ID ▶

[Printer Friendly Version](#)

General Information		Assessments				
Parcel ID:	461S302001014041	Year	Land	Imprv	Total	Cap Val
Account:	042833000	2022	\$12,000	\$65,175	\$77,175	\$77,175
Owners:	HIESTER FRANCINE J EST OF	2021	\$8,000	\$51,400	\$59,400	\$45,156
Mail:	5220 CHIMES WAY PENSACOLA, FL 32505	2020	\$8,000	\$47,166	\$55,166	\$44,533
Situs:	5220 CHIMES WAY 32505	Disclaimer				
Use Code:	SINGLE FAMILY RESID	Tax Estimator				
Taxing Authority:	COUNTY MSTU	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	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None	
01/2002	4835	1629	\$48,900	WD		Legal Description	
01/1972	655	132	\$13,300	WD		LT 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						Extra Features	
						CARPORT	

Section Map Id:
46-1S-30-1

Approx. Acreage:
0.1856

Zoned:
HDMU

Evacuation & Flood Information
[Open Report](#)

[Launch Interactive Map](#)

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

Buildings	
Address: 5220 CHIMES WAY, Year Built: 1964, Effective Year: 1964, PA Building ID#: 69483	

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2023037720 5/11/2023 2:59 PM
OFF REC BK: 8975 PG: 1682 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 01600**, 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 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042833000 (1223-06)

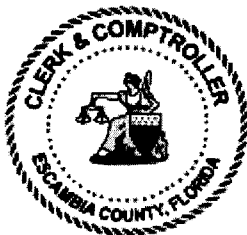
The assessment of the said property under the said certificate issued was in the name of

EST OF FRANCINE J HESTER

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

Dated this 10th day of May 2023.

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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 04-2833-000 CERTIFICATE #: 2021-1600

THIS REPORT IS NOT TITLE INSURANCE. THE LIABILITY FOR ERRORS OR OMISSIONS IN THIS REPORT IS LIMITED TO THE PERSON(S) EXPRESSLY IDENTIFIED BY NAME IN THE PROPERTY INFORMATION REPORT AS THE RECIPIENT(S) OF THE PROPERTY INFORMATION REPORT.

The attached Report prepared in accordance with the instructions given by the user named above includes a listing of the owner(s) of record of the land described herein together with current and delinquent ad valorem tax information and a listing and copies of all open or unsatisfied leases, mortgages, judgments and encumbrances recorded in the Official Record Books of Escambia County, Florida that appear to encumber the title to said land as listed on page 2 herein. It is the responsibility of the party named above to verify receipt of each document listed. If a copy of any document listed is not received, the office issuing this Report must be contacted immediately.

This Report is subject to: Current year taxes; taxes and assessments due now or in subsequent years; oil, gas, and mineral or any subsurface rights of any kind or nature; easements, restrictions and covenants of record; encroachments, overlaps, boundary line disputes, and any other matters that would be disclosed by an accurate survey and inspection of the premises.

This Report does not insure or guarantee the validity or sufficiency of any document attached, nor is it to be considered a title insurance policy, an opinion of title, a guarantee of title, or as any other form of guarantee or warranty of title.

Use of the term "Report" herein refers to the Property Information Report and the documents attached hereto.

Period Searched: August 22, 2003 to and including August 22, 2023 Abstractor: Byron Brown

BY

Michael A. Campbell,
As President
Dated: August 29, 2023

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

August 29, 2023

Tax Account #: **04-2833-000**

1. The Grantee(s) of the last deed(s) of record is/are: **FRANCINE J. HIESTER**

By Virtue of Warranty Deed recorded 1/15/2002 in OR 4835/1629

ABTRACTOR'S NOTE: FRANCINE J. HIESTER DIED 2/2/2021 AS EVIDENCED BY CASE NO. 2021-CP-509 BUT WE FIND NO PROBATE LISTING HEIRS.

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. **Lien in favor of Emerald Coast Utilities Authority recorded 3/16/2021 OR 8485/448**
 - b. **Code Enforcement Order in favor of Escambia County recorded 7/20/2021 OR 8578/412**

4. Taxes:

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

Tax Account #: 04-2833-000

Assessed Value: \$77,175.00

Exemptions: NONE

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

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

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

PERDIDO TITLE & ABSTRACT, INC.
PROPERTY INFORMATION REPORT
3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077

Scott Lunsford
Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32591

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: DEC 6, 2023

TAX ACCOUNT #: 04-2833-000

CERTIFICATE #: 2021-1600

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	
☐	☒	Notify City of Pensacola, P.O. Box 12910, 32521
☒	☐	Notify Escambia County, 190 Governmental Center, 32502
☐	☒	Homestead for <u>2022</u> tax year.

FRANCINE J. HIESTER EST OF
5220 CHIMES WAY
PENSACOLA, FL 32505

EMERALD COAST UTILITIES AUTHORITY
9255 STURDEVANT ST
PENSACOLA, FL 32514-0311

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

Certified and delivered to Escambia County Tax Collector, this 24th day of September, 2023.

PERDIDO TITLE & ABSTRACT, INC.



BY: Michael A. Campbell, As It's President

NOTE: The above listed addresses are based upon current information available, but addresses are not guaranteed to be true or correct.

PROPERTY INFORMATION REPORT

August 29, 2023

Tax Account #:04-2833-000

LEGAL DESCRIPTION EXHIBIT "A"

**LT 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S
R 30**

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 04-2833-000(1223-06)

This Warranty Deed

Made this 11th day of January A.D. 2002
by Robbie B. Cooper aka Robbie H. Cooper, a
single woman

hereinafter called the grantor, to
Francine J. Hiester, a single woman

whose post office address is: 5220 Chimes Way
Pensacola, Florida 32505

hereinafter called the grantees:

(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 \$ 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:

Lot numbered fourteen (14) in Block numbered forty-one (41) of
Brentwood Park, a subdivision of a portion of Sections 46 and
47, Township 1 South, Range 30 West, and Sections 8 and 10,
Township 2 South, Range 30 West, in Escambia County, Florida,
according to plat of said subdivision appearing of record at
page 11, et seq. of Plat Book 1 of the Public Records of said
County; said lot being otherwise described as the South 50 feet
of the North 200 feet of the West 160 feet of said Block 41.

**SUBJECT TO covenants, restrictions, easements of record and taxes for
the current year.**

Parcel Identification Number: 46-18-30-2001-014-041

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

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

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 02

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:

Name: Witness R.W. SAXON

Name & Address: Robbie B. Cooper LS
Robbie B. Cooper a/k/a
Robbie H. Cooper

Name: Witness L. SALTER

Name & Address: LS

Name: Witness

Name & Address: LS

Name: Witness

Name & Address: LS

State of Florida
County of Escambia

The foregoing instrument was acknowledged before me this 11th day of January, 2002, by

Robbie B. Cooper aka Robbie H. Cooper, a single woman

who is personally known to me or who has produced a driver's license as identification.

Notary Public

Print Name:

My Commission Expires:

PREPARED BY: Linda G. Salter
RECORD & RETURN TO:
First American Title Insurance Company
2065 Airport Blvd, Suite 200
Pensacola, Florida 32504
File No: 3-1801

LINDA G. SALTER
Notary Public-State Of FL
Comm. Exp. June 17 2003
Comm. No. CC 840685

OR BK 4835 PG1629
Escambia County, Florida
INSTRUMENT 2002-921481

DEED DOC STAMPS PD @ ESC CO \$ 342.30
01/15/02 ERNIE LEE MAGNIA, CLERK
By: Ernie Lee Magnia

OR BK 4835 PG1630
Escambia County, Florida
INSTRUMENT 2002-921481

**ONSITE SEWAGE TREATMENT AND DISPOSAL SYSTEM (OSTDS)
ESCAMBIA COUNTY HEALTH DEPARTMENT**

ATTENTION: Pursuant to Escambia County Code of Ordinances 99-36, in accordance with Section 1-29.180(5) of this Ordinance, the Escambia County Health Department (ECHD) must conduct an assessment of the Onsite Sewage Treatment and Disposal System (OSTDS) (Septic Tank) prior to the sale of Property. An approval letter issued by the ECHD must be presented at closing of property sale or transfer of title.

Legal Address of Property: 5220 Chimes Way, Pensacola, Florida 32505

Buyer/Seller are aware that the property is on a ☐ Sewer System ☒ Septic Tank

APPROVAL LETTER ATTACHED HERETO ☒

APPROVAL LETTER NOT REQUIRED - PROPERTY NORTH OF WELL LINE ROAD ☐

APPROVAL LETTER NOT REQUIRED - PROPERTY IS UNIMPROVED ☐

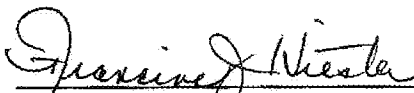
This form completed by: First American Title Insurance Company
7201 N. 9th Avenue, Suite A-4
Pensacola, FL 32504

AS TO SELLER (S):


Robbie B. Cooper

a single woman

AS TO BUYER (S):


Francine J. Hiester

DEC-28-01 11:58 AM ERIC GLEATON REALTY
ESC CO ENVIRON HEALTH18' OR BK 4835 PG1631
Escambia County, Florida
INSTRUMENT 2002-921481Jeb Bush
GovernorJohn O. Agwunobi, MD, MBA
Secretary, Department of Health

December 14, 2001

Robbie H. Cooper
CP Robert Saxon
102 East Nine Mile Road
Pensacola, FL 32534RE: Three Bedroom
Single Family Residence
8220 Chimes Way
Cantonment, FL 32505

Dear Mr. Cooper:

Environmental Health conducted an inspection of the Onsite Sewage Treatment and Disposal System (OSTDS) at the above referenced location. The condition(s) stated below outline the department's assessment of the OSTDS:

The premise was vacant at the time of our inspection and no overflows were observed. However, the condition of the internal structure of the tank compartment could not be determined because the tank was not opened for a visual inspection.

The drainfield system was probed and the soil adjacent to the drainfield was augured to assess the system's functionality. Minor root intrusion was found in the drainfield area. This item is for information only. Because there were no occupants living in the residence, no sewage flow was being generated; therefore, our ability to fully assess the functionality of the system was limited.

An unapproved graywater discharge (black hose on south side of house) was located on the property. The graywater discharge must be properly connected to the OSTDS through a wastewater line installed in accordance with the Escambia County Plumbing Ordinance. Plumbing permits must be purchased through the Department of Building Inspections. For information please call (850) 595-3550. We will not require that this issue be corrected prior to closing; however, the buyer or lending institution may require corrective action prior to closing.

This letter will be honored for a period of six months. If we can be of further assistance, please do not hesitate to call us at (850) 595-6786.

Sincerely,

A handwritten signature in dark ink, appearing to read "Mary M. Beverly".

Mary M. Beverly
Environmental Supervisor I

ESCAMBIA COUNTY HEALTH DEPARTMENT
-Founded 1821-
1295 West Fairfield Drive Pensacola, Florida 32501
John J. Letzra, MD, PhD, FAAP, CHD Director-Health
<http://www.doh.state.fl.us/chd/escambia>

ENVIRONMENTAL HEALTH SERVICES
3300 North Pace Blvd., Suite 300
Pensacola, Florida 32505
(850) 595-6700

TOTAL P.02

DEC-27-2001 15:17

ESC CO ENVIRON HEALTH

OR BK 4835 PG1632
Escambia County, Florida
INSTRUMENT 2002-921481Jeb Bush
GovernorJohn O. Agwunobi, MD, MBA
Secretary, Department of HealthADDENDUM TO OSTDS LETTER DATED DECEMBER 14, 2001

December 27, 2001

Robbie H. Cooper
CP Robert Saxon
102 East Nine Mile Road
Pensacola, FL 32534RE: Three Bedroom
Single Family Residence
5220 Chimes Way
Cantonment, FL 32505

Dear Mr. Cooper:

On December 27, 2001, an Environmental Health inspector revisited the above referenced property and found that the greywater discharge appears to be properly connected to the septic system. Please refer to the previous OSTDS letter for further information regarding this property. If we can be of further assistance, please do not hesitate to call us at (850) 595-6786.

Sincerely,

A handwritten signature in black ink, appearing to read "Mary M. Beverly".

Mary M. Beverly
Environmental Supervisor IESCAMBIA COUNTY HEALTH DEPARTMENT
-Founded 1821-1295 West Fairfield Drive Pensacola, Florida 32501
John J. Lanza, MD, PhD, FAAP, CHD Director-Health
<http://www.doh.state.fl.us/chd/Escambia>ENVIRONMENTAL HEALTH SERVICES
3300 North Pace Blvd., Suite 300
Pensacola, Florida 32505
(850) 395-6700

TOTAL P.02

OR BK 4835 PG1633
Escambia County, Florida
INSTRUMENT 2002-921481

**RESIDENTIAL SALES
ABUTTING ROADWAY
MAINTENANCE DISCLOSURE**

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

Name of Roadway: 5220 Chimes Way

Legal Address of Property: 5220 Chimes Way, Pensacola, Florida 32505

The County ☒ has accepted () has not accepted the abutting roadway for maintenance.

This form completed by: First American Title Insurance Company
7201 N. 9th Ave, Suite A-4
Pensacola, Florida 32504

AS TO SELLER(S):

Robbie B. Cooper
Robbie B. Cooper

a single woman

Witness to Seller(s)

R. W. SAXON
R. W. SAXON
L. SALTER
L. SALTER

AS TO BUYER(S):

Francine J. Hiester
Francine J. Hiester

Witness to Buyer(s)

L. SALTER
L. SALTER
R. W. SAXON
R. W. SAXON

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

RCD Jan 15, 2002 12:18 pm
Escambia County, Florida

ERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2002-921481

2021 CP 000509 - THE ESTATE OF: HIESTER, FRANCINE J**SUMMARY**

Judge: [CLKWILL] DEPUTY CLERK	Case Type: CAVEATS	Status: CLOSED
Case Number: 2021 CP 000509	Uniform Case Number: 172021CP000509XXXXX	
Clerk File Date: 3/31/2021	Status Date: 3/31/2021	
SAO Case Number:	Total Fees Due: 0.00	
Agency:	Agency Report #:	Custody Location:

No Death Cert - No Petition etc.**PARTIES**

TYPE	PARTY NAME	ATTORNEY
DECEDENT	HIESTER, FRANCINE J	
CAVEATOR/PETITIONER	MCCLELLAN, RANDALL	
PETITIONER	SOLARIS HLTHCARE OF PENSACOLA	

EVENTS

DATE	EVENT	JUDGE	LOCATION	RESULT
No Events on Case				

CASE HISTORY

CASE NUMBER	CHARGE DESCRIPTION	CASE STATUS	DISPOSITION	OUTSTANDING AMOUNT	NEXT EVENT	ALERTS
No Additional Cases						

CASE DOCKETS

DATE	ENTRY
3/31/2021	CASE CLOSED
3/31/2021	PAYMENT \$41.00 RECEIPT #2021023867
3/31/2021	CAVEAT BY CREDITOR D.O.D 2/2/2021
3/31/2021	DEPUTY CLERK: ASSIGNED

Recorded in Public Records 3/16/2021 4:23 PM OR Book 8485 Page 448,
Instrument #2021028025, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$10.00

This Instrument Was Prepared
By And Is To Be Returned To:
PROCESSING,
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 UTILITIES 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 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30

Customer: HIESTER FRANCINE J

Account Number: 230778-66076

Amount of Lien: \$637.31, 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: 03/04/2021

EMERALD COAST UTILITIES AUTHORITY

BY: [Signature]

STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 10th day of March, 2021, by Maria Serratore of the Emerald Coast Utilities Authority, who is personally known to me and who did not take an oath.



John W. Gaines, III
Notary Public
State of Florida
My Commission Expires June 25, 2021
Commission No. 118402

[Signature]
Notary Public - State of Florida

RWK:ls
Revised 05/31/11

Recorded in Public Records 7/20/2021 12:28 PM OR Book 8578 Page 412,
Instrument #2021079518, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$27.00

Recorded in Public Records 7/20/2021 10:39 AM OR Book 8577 Page 1951,
Instrument #2021079398, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$27.00

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

PETITIONER
ESCAMBIA COUNTY FLORIDA,

VS.

CASE NO: CE21042112N
LOCATION: 5220 CHIMES WAY
PR#: 461S302001014041

HIESTER, FRANCINE J
5220 CHIMES WAY
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, None,
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(b) Nuisance - (B) Trash and Debris

Sec. 82-171. Solid Waste - Mandatory Collection

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

It is hereby **ORDERED** that the **RESPONDENT(S)** shall have until
7/27/2021 to correct the violation(s) and to bring the violation into compliance.

Page 1 Of 3

I HEREBY CERTIFY THAT THIS DOCUMENT IS A TRUE AND CORRECT COPY OF AN OFFICIAL RECORD
OR DOCUMENT AUTHORIZED BY LAW TO BE RECORDED OR FILED AND ACTUALLY RECORDED OR FILED
IN THE OFFICE OF THE ESCAMBIA COUNTY CLERK OF THE CIRCUIT COURT. THIS DOCUMENT MAY
HAVE REMOVED AS REQUIRED BY LAW.
VISIT: <https://www.escambiaclerk.com> TO VALIDATE THIS DOCUMENT



Digitally signed by The Honorable Pam Childers
Date: 2021.07.20 10:55:13 -05:00
Escambia County Clerk of the Court and Comptroller
Location: 190 W Government St., Pensacola, FL 32502

Unique Code : BAA-CACABGBCBEEJFA-BCADD-CACBAHJLHEJIB-B Page 1 of 3

BK: 8578 PG: 413

BK: 8577 PG: 1952

Unique Code : BAA-CACABGBCBEEJFA-BCADD-CACBAHUDJI-HEJIB-B Page 2 of 3

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.

Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods

If Respondent(s) fail to fully correct the violation(s) within the time required, Respondent(s) will be assessed a fine of \$50.00 per day, commencing 7/28/2021. 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)**. To ensure the safety of Escambia County staff and RESPONDENT(S), Escambia County may request law enforcement supervisory assistance during any abatement procedure. The reasonable cost of such abatement will be assessed against **RESPONDENT(S)** and shall constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs in the amount of \$235.00 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

Page 2 Of 3

BK: 8578 PG: 414 Last Page

BK: 8577 PG: 1953 Last Page

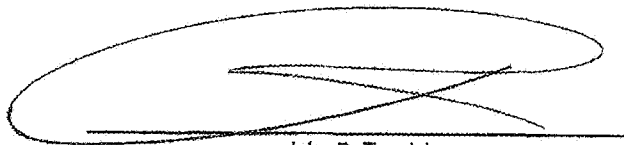
Unique Code : BAA-CACABGBCBEEJFA-BCADD-CACBAHJDJI-HEJIB-B Page 3 of 3

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 Governmental Center, Pensacola, Florida 32501, no later than **30 days** from the date of this order. Failure to timely file a Written Notice of Appeal will 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.

DONE AND ORDERED in Escambia County, Florida on this 13th day of July, 2021.



John B. Trawick
Special Magistrate
Office of Environmental Enforcement

Recorded in Public Records 8/23/2023 4:43 PM OR Book 9031 Page 174,
Instrument #2023069359, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$27.00

NEW

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

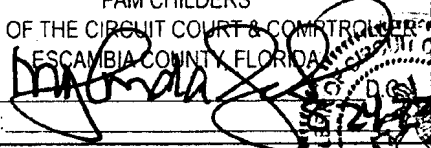
PETITIONER
ESCAMBIA COUNTY FLORIDA,

CASE NO: CE23062906U
LOCATION: 5220 CHIMES WAY
PR#: 461S302001014041

VS.

HIESTER, FRANCINE J EST OF
5220 CHIMES WAY
PENSACOLA, FL 32505

RESPONDENT(S)

CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY FLORIDA
BY: 
DATE: 8/24/23

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, No one,
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. 82-15. Solid Waste - Illegal Burning

Unsafe Structure - 30-203 (CC) Accessory structure unmaintained

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

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

It is hereby **ORDERED** that the **RESPONDENT(S)** shall have until
8/29/2023 to correct the violation(s) and to bring the violation into compliance.

Corrective action shall include:

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

Immediately cease burning and refrain from future burning

If Respondent(s) fail to fully correct the violation(s) within the time required, Respondent(s) will be assessed a fine of **\$30.00** per day, commencing **8/30/2023**. 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 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)**.

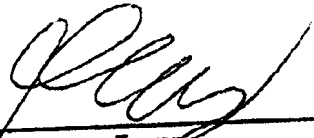
This fine shall be forwarded to the Board of County Commissioners of Escambia County. Under the authority of Sec. 162.09, Fla. Stat., as amended, and Sec. 30-35 of

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.

DONE AND ORDERED In Escambia County, Florida on this 22nd day of August, 2023.



Gregory Farrar
Special Magistrate
Office of Environmental Enforcement

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 01600 of 2021

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

EST OF FRANCINE J HIESTER ESCAMBIA COUNTY / COUNTY ATTORNEY
5220 CHIMES WAY 221 PALAFOX PLACE STE 430
PENSACOLA, FL 32505 PENSACOLA FL 32502

ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT ECUA
ESCAMBIA CENTRAL OFFICE COMPLEX 9255 STURDEVANT ST
3363 WEST PARK PLACE PENSACOLA, FL 32514
PENSACOLA FL 32505

WITNESS my official seal this 19th day of October 2023.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON December 6, 2023, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 01600**, 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 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042833000 (1223-06)

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

EST OF FRANCINE J HIESTER

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

Dated this 16th day of October 2023.

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



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

By:
Emily Hogg
Deputy Clerk

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Dated this 9th day of October 2023.

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

Post Property:

5220 CHIMES WAY 32505



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

By:
Emily Hogg
Deputy Clerk

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Dated this 9th day of October 2023.

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

Personal Services:

EST OF FRANCINE J HIESTER
5220 CHIMES WAY
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

1723-06

Document Number: ECSO23CIV038099NON

Agency Number: 24-000562

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 01600 2021

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: EST OF FRANCINE J HESTER

Defendant:

Type of Process: WARNING/NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 10/20/2023 at 9:36 AM and served same at 7:44 AM on 10/23/2023 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 Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

WARNING

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NOTICE OF APPLICATION FOR TAX DEED

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

Dated this 9th day of October 2023.

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

Post Property:

5220 CHIMES WAY 32505



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

By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

1223-06

Document Number: ECSO23CIV038098NON

Agency Number: 24-000561

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 01600 2021

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: EST OF FRANCINE J HESTER

Defendant:

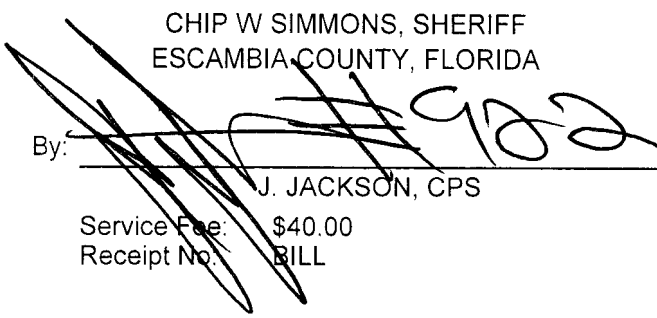
Type of Process: WARNING/NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 10/20/2023 at 9:36 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for EST OF FRANCINE J HESTER , Writ was returned to court UNEXECUTED on 10/23/2023 for the following reason:

GIVEN ADDRESS IS A VACANT HOUSE. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: 

J. JACKSON, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

WARNING

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SECTION 46, TOWNSHIP 1 S, RANGE 30 W

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

Dated this 9th day of October 2023.

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

Personal Services:

EST OF FRANCINE J HIESTER
5220 CHIMES WAY
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Personal Services:

EST OF FRANCINE J HESTER
5220 CHIMES WAY
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

EST OF FRANCINE J HIESTER
[1223-06]
5220 CHIMES WAY
PENSACOLA, FL 32505

9171 9690 0935 0128 0732 11

ESCAMBIA COUNTY / COUNTY
ATTORNEY [1223-06]
221 PALAFOX PLACE STE 430
PENSACOLA FL 32502

9171 9690 0935 0128 0732 04

ESCAMBIA COUNTY OFFICE OF CODE
ENFORCEMENT [1223-06]
ESCAMBIA CENTRAL OFFICE COMPLEX
3363 WEST PARK PLACE
PENSACOLA FL 32505

9171 9690 0935 0128 0731 98

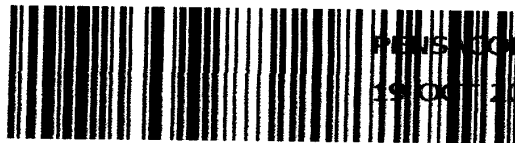
ECUA [1223-06]
9255 STURDEVANT ST
PENSACOLA, FL 32514

9171 9690 0935 0128 0731 81

contact -
Family

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

CERTIFIED MAIL™



PENSACOLA FL 325

19 OCT 2023 PM 2:11

9171 9690 0935 0128 0732 11



gradient

FIRST-CLASS MAIL
IMI

\$007.18

10/19/2023 ZIP 32502
043M31213251

US POSTAGE

EST OF FRANCINE J HESTER
[1223-06]
5220 CHIMES WAY
PENSACOLA, FL 32505

NIXIE

322 FE 1

0010/22/23

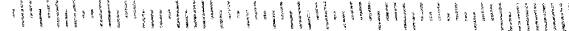
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

UTF

BC: 32502583335

*2738-07194-19-38

32502583335



THE SUMMATION WEEKLY

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

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That MIKON FINANCIAL SERVICES INC AND OCEAN BANK holder of Tax Certificate No. 01600, 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 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11
OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47
T 1S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W
TAX ACCOUNT NUMBER 042833000 (1223-06)

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

EST OF FRANCINE J HESTER

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Wednesday in the month of December, which is the 8th day of December 2023.

Dated this 19th day of October 2023.

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

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

4WR11/1-11/22TD

Before the undersigned authority personally appeared Malcolm Ballinger who under oath says that he is the Legal Administrator and Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2021-TD-01600 in the Escambia County Court was published in said newspaper in and was printed and released on November 1, 2023; November 8, 2023; November 15, 2023; and November 22, 2023.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication of the said newspaper.

X Bullinger

MALCOLM BALLINGER, PUBLISHER FOR THE
SUMMATION WEEKLY

STATE OF FLORIDA
COUNTY OF ESCAMBIA

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

X

Brooklyn Faith Coates
, NOTARY PUBLIC



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



Scott Lunsford, CFC • Escambia County Tax Collector

EscambiaTaxCollector.com



facebook.com/ECTaxCollector



twitter.com/escambiatc

2023

REAL ESTATE

TAXES



Notice of Ad Valorem and Non-Ad Valorem Assessments

SCAN TO PAY ONLINE

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
04-2833-000	06		461S302001014041

HIESTER FRANCINE J EST OF
5220 CHIMES WAY
PENSACOLA, FL 32505

PROPERTY ADDRESS:
5220 CHIMES WAY

EXEMPTIONS:

PRIOR YEAR(S) TAXES OUTSTANDING

21/1600

AD VALOREM TAXES						
TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED	
COUNTY	6.6165	84,892	0	84,892	561.69	
PUBLIC SCHOOLS						
BY LOCAL BOARD	1.9620	87,393	0	87,393	171.47	
BY STATE LAW	3.1820	87,393	0	87,393	278.08	
WATER MANAGEMENT	0.0234	84,892	0	84,892	1.99	
SHERIFF	0.6850	84,892	0	84,892	58.15	
M.S.T.U. LIBRARY	0.3590	84,892	0	84,892	30.48	
ESCAMBIA CHILDRENS TRUST	0.4365	84,892	0	84,892	37.06	

TOTAL MILLAGE 13.2644

AD VALOREM TAXES \$1,138.92

LEGAL DESCRIPTION	TAXING AUTHORITY	RATE	AMOUNT
LT 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 25 R 30 & SEC See Additional Legal on Tax Roll	FP FIRE PROTECTION		125.33
	NON-AD VALOREM ASSESSMENTS		\$125.33

Pay online at EscambiaTaxCollector.com

Payments must be in U.S. funds drawn from a U.S. bank

COMBINED TAXES AND ASSESSMENTS \$1,264.25

If Paid By	Dec 31, 2023	Jan 31, 2024	Feb 29, 2024	Mar 31, 2024
Please Pay	\$1,226.32	\$1,238.96	\$1,251.61	\$1,264.25

RETAIN FOR YOUR RECORDS

2023 REAL ESTATE TAXES

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

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

Payments in U.S. funds from a U.S. bank

PAY ONLY ONE AMOUNT

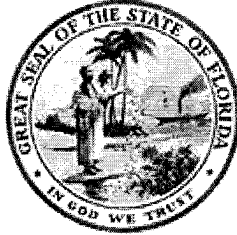
AMOUNT IF PAID BY	Dec 31, 2023
	1,226.32
AMOUNT IF PAID BY	Jan 31, 2024
	1,238.96
AMOUNT IF PAID BY	Feb 29, 2024
	1,251.61
AMOUNT IF PAID BY	Mar 31, 2024
	1,264.25
AMOUNT IF PAID BY	

DO NOT FOLD, STAPLE, OR MUTILATE

ACCOUNT NUMBER
04-2833-000
PROPERTY ADDRESS
5220 CHIMES WAY

HIESTER FRANCINE J EST OF
5220 CHIMES WAY
PENSACOLA, FL 32505

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**

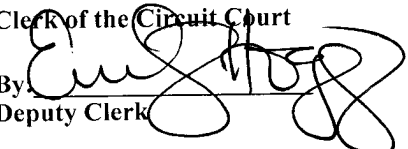
**Cert # 001600 of 2021 Date 12/6/2023
 Name DENNIS FOSTER**

Cash Summary

Cash Deposit	\$3,155.00
Total Check	\$60,429.20
Grand Total	\$63,584.20

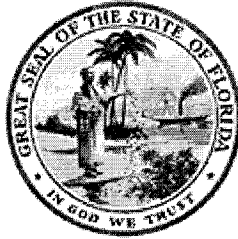
Purchase Price (high bid amount)	\$63,100.00	Total Check	\$60,429.20
+ adv recording deed	\$10.00	Adv Recording Deed	\$10.00
+ adv doc. stamps deed	\$441.70	Adv Doc. Stamps	\$441.70
+ Adv Recording For Mailing	\$18.50		
Opening Bid Amount	\$4,633.88	Postage	\$28.84
		Researcher Copies	\$0.00
- postage	\$28.84		
- Researcher Copies	\$0.00		
		Adv Recording Mail Cert	\$18.50
- Homestead Exempt	\$0.00		
		Clerk's Prep Fee	\$14.00
=Registry of Court	\$4,605.04	Registry of Court	\$4,605.04
Purchase Price (high bid)	\$63,100.00		
-Registry of Court	\$4,605.04	Overbid Amount	\$58,466.12
-advance recording (for mail certificate)	\$18.50		
-postage	\$28.84		
-Researcher Copies	\$0.00		
= Overbid Amount	\$58,466.12		

PAM CHILDERS
 Clerk of the Circuit Court

By: 
 Deputy Clerk

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

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
 ARCHIVES AND RECORDS
 CHILDSUPPORT
 CIRCUIT CIVIL
 CIRCUIT CRIMINAL
 COUNTY CIVIL
 COUNTY CRIMINAL
 DOMESTIC RELATIONS
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 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 001600

Sold Date 12/6/2023

Name DENNIS FOSTER

RegistryOfCourtT = TAXDEED	\$4,605.04
overbidamount = TAXDEED	\$58,466.12
PostageT = TD2	\$28.84
Researcher Copies = TD6	\$0.00
prepFee = TD4	\$14.00
advdocstampsdeed = TAXDEED	\$441.70
advancerecording = TAXDEED	\$18.50
AdvRecordingDeedT = TAXDEED	\$10.00

Date	Docket	Desc	 VIEW IMAGES
6/1/2021	0101	CASE FILED 06/01/2021 CASE NUMBER 2021 TD 001600	
5/9/2023	TD83	TAX COLLECTOR CERTIFICATION	
5/9/2023	TD84	PA INFO	
5/11/2023	RECEIPT	PAYMENT \$456.00 RECEIPT #2023036363	
5/12/2023	TD84	TDA NOTICE	
9/13/2023	TD82	PROPERTY INFORMATION REPORT	
10/20/2023	TD81	CERTIFICATE OF MAILING	
11/13/2023	TD84	SHERIFF'S RETURN OF SERVICE	
11/21/2023	TD84	CERT MAIL TRACKING AND RETURNED MAIL	
12/4/2023	TD84	PROOF OF PUBLICATION	
12/4/2023	TD84	2023 TAXES	

FEES

EffectiveDate	FeeCode	FeeDesc	TotalFee	AmountPaid	WaivedAmount	AmountOutstanding
5/9/2023 3:41:41 PM	RECORD2	RECORD FEE FIRST PAGE	10.00	10.00	0.00	0.00
5/9/2023 3:41:43 PM	TAXDEED	TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00
5/9/2023 3:41:40 PM	TD4	PREPARE ANY INSTRUMENT	7.00	7.00	0.00	0.00
5/9/2023 3:41:43 PM	TD7	ONLINE AUCTION FEE	59.00	59.00	0.00	0.00

5/9/2023 3:44:20 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
5/11/2023 9:47:53 AM	2023036363	MIKON FINANCIAL SERVICES INC AND OCEAN BANK	456.00	456.00	0.00
		Total	456.00	456.00	0.00

REGISTRY

CashierDate	Type	TransactionID	TransactionName	Name	Amount	Status
5/11/2023 9:47:53 AM	Deposit	101791533	MIKON FINANCIAL SERVICES INC AND OCEAN BANK		320.00	Deposit
	Check (outgoing)	101848148	BALLINGER PUBLISHING	PO BOX 12665	200.00	
Deposited			Used	Balance		
320.00			200.00	120.00		

\$ 63,100.00

Deposit

\$ 3,155.00

Dennis Foster

75804

due in conjunction with the final payment due at 11:00 AM CT on the following business c

Date	Case ID	Parcel	Bidder	Winning Bid	Deposit	Auction Balance	Clerk Fees	Rec Fees	EA Fee	POPR Fee	Doc Stamp
12/06/2023	2021 TD 00160	461S302001	75806	\$63,100.00	\$3,155.00	\$59,945.00	\$0.00	\$42.50	\$0.00	\$0.00	\$441.00
12/06/2023	2018 TD 00805	000S01	Edit Name on Title								\$107.00

Name on Title

Custom Fields

Style

Case Number: 2021 TD 001600

Result Date: 12/06/2023

Title Information:

Name: Dennis Foster

Address1: 431 Beverly Parkway

Address2:

City: Pensacola

State: FL

Zip: 32505

Cancel

Update

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2023097947 12/13/2023 12:15 PM
OFF REC BK: 9079 PG: 1332 Doc Type: COM
Recording \$18.50

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 01600 of 2021

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

EST OF FRANCINE J HIESTER ESCAMBIA COUNTY / COUNTY ATTORNEY
5220 CHIMES WAY 221 PALAFOX PLACE STE 430
PENSACOLA, FL 32505 PENSACOLA FL 32502

ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT
ESCAMBIA CENTRAL OFFICE COMPLEX
3363 WEST PARK PLACE
PENSACOLA FL 32505

ECUA
9255 STURDEVANT ST
PENSACOLA, FL 32514

WITNESS my official seal this 19th day of October 2023.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

THE SUMMATION WEEKLY

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

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That MIKON FINANCIAL SERVICES INC AND OCEAN BANK holder of Tax Certificate No. 01600, 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 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11
OR 4835 P 1629 SEC 8/10 T 35 R 30 & SEC 48/47
T 1 S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W
TAX ACCOUNT NUMBER 042833000 (1223-06)

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

EST OF FRANCINE J HESTER

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Wednesday in the month of December, which is the 8th day of December 2023.

Dated this 19th day of October 2023.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste. 110, Pensacola FL 32502. Telephone: 850-595-3783.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

4WR1171-11/22TD

Before the undersigned authority personally appeared Malcolm Ballinger who under oath says that he is the Legal Administrator and Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of 2021-TD-01600 in the Escambia County Court was published in said newspaper in and was printed and released on November 1, 2023; November 8, 2023; November 15, 2023; and November 22, 2023.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication of the said newspaper.

X Malcolm Ballinger

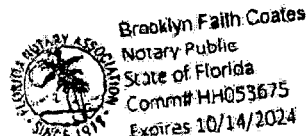
MALCOLM BALLINGER, PUBLISHER FOR THE
SUMMATION WEEKLY

STATE OF FLORIDA
COUNTY OF ESCAMBIA

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

X

, NOTARY PUBLIC



Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2023097948 12/13/2023 12:15 PM
OFF REC BK: 9079 PG: 1334 Doc Type: TXD
Recording \$10.00 Deed Stamps \$441.70

Tax deed file number 1223-06

Parcel ID number 461S302001014041

TAX DEED

Escambia County, Florida

for official use only

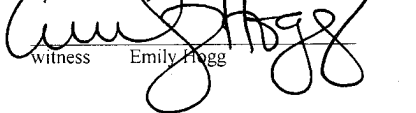
Tax Certificate numbered 01600 issued on June 1, 2021 was filed in the office of the tax collector of Escambia County, Florida. An application has been made for the issuance of a tax deed. The applicant has paid or redeemed all other taxes or tax certificates on the land as required by law. The notice 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 6th day of December 2023, the land was offered for sale. It was sold to **Dennis Foster**, 431 Beverly Parkway 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.

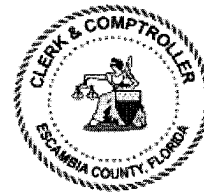
Description of lands: LT 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30
SECTION 46, TOWNSHIP 1 S, RANGE 30 W

**** Property previously assessed to: EST OF FRANCINE J HESTER**

On 6th day of December 2023, in Escambia County, Florida, for the sum of (\$63,100.00) SIXTY THREE THOUSAND ONE HUNDRED AND 00/100 Dollars, the amount paid as required by law.

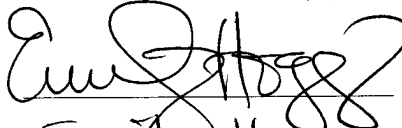

witness Mylinda Johnson

witness Emily Hogg


Pam Childers,
Clerk of Court and Comptroller
Escambia County, Florida



On this 6th day of December, 2023 before me personally appeared Pam Childers
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


Emily Hogg



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

Tax Cert

Property Owner

Property Address

2021 TD 001600
 Est of Francine J Hiester
 5220 Chimes Way 32505

SOLD TO:

Dennis Foster \$63,100.00

Amt Available to Disburse \$

Disbursed to/for:	Amount:
Recording Fees (from TXD receipt)	\$470.20 ✓
Clerk Registry Fee (fee due clerk tab)	\$894.49 ✓
Tax Collector Fee (from redeem screen)	\$6.25 ✓
Certificate holder/taxes & app fees	\$3372.47 ✓
Refund High Bidder unused sheriff fees	\$40.00 ✓
Additional taxes	\$1,226.32 ✓
Postage final notices	\$14.42 ✓
ECUA	\$1004.60
CODE ENF	\$50345.00
Jason G. Hiester	\$3,103.81
Joseph G. Hiester	\$3,103.80
	\$
	\$
	\$
	\$
	\$
	\$
	\$

Check #	Balance
	\$
Key Fee in BM as OR860	\$
	\$
	\$
	\$
	\$51,571.63
	\$
	\$51,552.01
	\$6287.61
900037375	\$3103.80
900037376	\$
	\$
	\$
	\$
	\$
	\$
	\$

BALANCE IN TAX DEEDS SHOULD MATCH BALANCE IN BENCHMARK!!!!!!!!!!!!

Post sale process:

- Tax Deed Results Report to Tax Collector:
- Print Deed/Send to Admin for signature
- Request check for recording fees/doc stamps
- Request check for Clerk Registry fee/fee due clerk
- Request check for Tax Collector fee (\$6.25 etc)
- Request check for certificate holder refund/taxes & app fees
- Request check for any unused sheriff fees to high bidder
- Determine government lien payoffs/request checks
- Print Final notices to lienholders/owners
- Request check for postage fees for final notices
- Record Tax Deed/Certificate of Mailing
- Copy of Deed for file and to Tax Collector

Notes: Probate Case # 2024 CP 041

Lien Information:

✓ ECUA	Due \$1004.60
✓ 8485/448	Paid \$1004.60
✓ CODE ENF	Due \$4039.00
✓ 8578/412	Paid \$4039.00
✓ CODE ENF	Due \$91006.00
✓ 9031/021	Paid \$91006.00
	Due \$
	Paid \$
	Due \$
	Paid \$
	Due \$
	Paid \$
	Due \$
	Paid \$
	Due \$
	Paid \$



**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**

Official Records Book: Page: [View Image](#)

Start Date



Court Cost

Recording Fees

Copies

Certified Abatement Costs

Fine Per Day

Date Of Payoff



5220 CHIMES WAY
2023 CL 069517
CE23062906U
ALSO 9031/174

Notes:

[Submit](#)

[Reset](#)

[Clear](#)

Fine Per Day	Number Of Days Accrued	Accumulated Fine	Court Cost	Reimbursement Of Costs	Recording Fee For Cancellation	Preparing Fee For Cancellation	Preparation Fee for Payoff Quote	Certified Abatement Costs	Total Due
\$30.00	75	\$2,250.00	\$250.00	\$82.00	\$10.00	\$7.00	\$7.00	\$7,000.00	\$9,606.00

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

ESCAMBIA COUNTY, FLORIDA

vs.

HIESTER, FRANCINE J EST
OF
5220 CHIMES WAY
PENSACOLA, FL 32505

Case No: CE23062906U
Location: 5220 CHIMES WAY
PR #: 461S302001014041

Cost Order

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

Escambia County has confirmed that the property has been brought into compliance per the Special Magistrate Order. THEREFORE, the Special Magistrate being otherwise fully advised of the premises; it is hereby ORDERED, pursuant to Section 30-35 of the Escambia County Code of Ordinances, that the following itemized costs shall be added to the fines imposed by the Order of Special Magistrate dated 8/22/2023.

Itemized Cost		
Daily fines	\$2,250.00	\$30.00 Per Day From: <u>08/30/2023</u> To: <u>11/13/2023</u>
Fines	\$0.00	
Court Cost	\$250.00	
County Abatement Fees	\$7,000.00	
Administrative Costs	\$0.00	
Payments	\$0.00	
Total:	\$9,500.00	

DONE AND ORDERED at Escambia County, Florida on _____ 20__.

Gregory Farrar
Special Magistrate
Office of Environmental Enforcement

Recorded in Public Records 8/23/2023 4:43 PM OR Book 9031 Page 174,
Instrument #2023069359, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$27.00

NEW

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

PETITIONER
ESCAMBIA COUNTY FLORIDA,

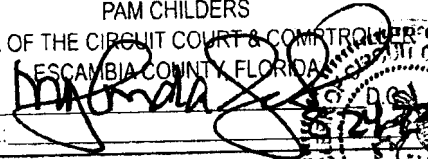
CASE NO: CE23062906U
LOCATION: 5220 CHIMES WAY
PR#: 461S302001014041

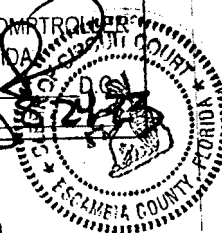
VS.

HIESTER, FRANCINE J EST OF
5220 CHIMES WAY
PENSACOLA, FL 32505

RESPONDENT(S)

ORDER

CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY FLORIDA
BY: 
DATE: 8/24/23



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, None,
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. 82-15. Solid Waste - Illegal Burning

Unsafe Structure - 30-203 (CC) Accessory structure unmaintained

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

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

It is hereby ORDERED that the **RESPONDENT(S)** shall have until
8/29/2023 to correct the violation(s) and to bring the violation into compliance.

Corrective action shall include:

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

Immediately cease burning and refrain from future burning

If Respondent(s) fail to fully correct the violation(s) within the time required, Respondent(s) will be assessed a fine of **\$30.00** per day, commencing **8/30/2023**. 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 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.

DONE AND ORDERED In Escambia County, Florida on this 22nd day of

August, 2023.



Gregory Farrar
Special Magistrate
Office of Environmental Enforcement



**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**

Official Records Book: Page: [View Image](#)

Start Date

Court Cost

Recording Fees

Copies

Certified Abatement Costs

Fine Per Day

Date Of Payoff

5220 CHIMES WAY
2023 CL 069517
CE23062906U
ALSO 9031/174

Notes:

[Submit](#)

[Reset](#)

[Clear](#)

Fine Per Day	Number Of Days Accrued	Accumulated Fine	Court Cost	Reimbursement Of Costs	Recording Fee For Cancellation	Preparing Fee For Cancellation	Preparation Fee for Payoff Quote	Certified Abatement Costs	Total Due
\$50.00	706	\$35,300.00	\$235.00	\$82.00	\$10.00	\$7.00	\$7.00	\$5,098.00	\$40,739.00

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

ESCAMBIA COUNTY, FLORIDA

vs.

HIESTER FRANCINE J EST
OF,
5220 CHIMES WAY
PENSACOLA, FL 32505

Case No: CE21042112N
Location: 5220 CHIMES WAY
PR #: 461S302001014041

Cost Order

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

Escambia County has confirmed that the property has been brought into compliance per the Special Magistrate Order. THEREFORE, the Special Magistrate being otherwise fully advised of the premises; it is hereby ORDERED, pursuant to Section 30-35 of the Escambia County Code of Ordinances, that the following itemized costs shall be added to the fines imposed by the Order of Special Magistrate dated 7/13/2021.

Itemized Cost		
Daily fines	\$35,300.00	\$50.00 Per Day From: <u>07/28/2021</u> To: <u>07/04/2023</u>
Fines	\$0.00	
Court Cost	\$235.00	
County Abatement Fees	\$5,098.00	
Administrative Costs	\$0.00	
Payments	\$0.00	

Total: \$40,633.00

DONE AND ORDERED at Escambia County, Florida on _____ 20__.

John B. Trawick
Special Magistrate
Office of Environmental Enforcement

Recorded in Public Records 7/20/2021 12:28 PM OR Book 8578 Page 412,
Instrument #2021079518, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$27.00

Recorded in Public Records 7/20/2021 10:39 AM OR Book 8577 Page 1951,
Instrument #2021079398, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$27.00

Unique Code : BAA-CACABGBCBEEJFA-BCADD-CACBAHJDJI-HEJIB-B Page 1 of 3

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

PETITIONER
ESCAMBIA COUNTY FLORIDA,

CASE NO: CE21042112N
LOCATION: 5220 CHIMES WAY
PR#: 461S302001014041

VS.

HIESTER, FRANCINE J
5220 CHIMES WAY
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, None,
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(b) Nuisance - (B) Trash and Debris

Sec. 82-171. Solid Waste - Mandatory Collection

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

It is hereby **ORDERED** that the **RESPONDENT(S)** shall have until
7/27/2021 to correct the violation(s) and to bring the violation into compliance.

Page 1 Of 3

I HEREBY CERTIFY THAT THIS DOCUMENT IS A TRUE AND CORRECT COPY OF AN OFFICIAL RECORD
OR DOCUMENT AUTHORIZED BY LAW TO BE RECORDED OR FILED AND ACTUALLY RECORDED OR FILED
IN THE OFFICE OF THE ESCAMBIA COUNTY CLERK OF THE CIRCUIT COURT. THIS DOCUMENT MAY
HAVE ADDITIONS AS REQUIRED BY LAW.
VISIT <http://www.escambiaclerk.com> TO VALIDATE THIS DOCUMENT



Digitally signed by The Honorable Pam Childers
Date: 2021.07.20 10:55:13 -05:00
Escambia County Clerk of the Court and Comptroller
Location: 190 W Government St., Pensacola, FL 32502

BK: 8578 PG: 413

BK: 8577 PG: 1952

Unique Code : BAA-CACABGBCBEEJFA-BCADD-CACBAHJDJI-HEJIB-B Page 2 of 3

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.

Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods

If Respondent(s) fail to fully correct the violation(s) within the time required, Respondent(s) will be assessed a fine of **\$50.00** per day, commencing **7/28/2021**. 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)**. To ensure the safety of Escambia County staff and RESPONDENT(S), Escambia County may request law enforcement supervisory assistance during any abatement procedure. The reasonable cost of such abatement will be assessed against **RESPONDENT(S)** and shall constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs in the amount of **\$235.00** 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

Page 2 Of 3

BK: 8578 PG: 414 Last Page

BK: 8577 PG: 1953 Last Page

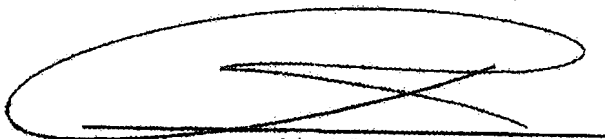
Unique Code : BAA-CACABGBCBEEJFA-BCADD-CACBAHJDJI-HEJIB-B Page 3 of 3

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 Governmental Center, Pensacola, Florida 32501, no later than **30 days** from the date of this order. Failure to timely file a Written Notice of Appeal will 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.

DONE AND ORDERED in Escambia County, Florida on this 13th day of July, 2021.



John B. Trawick
Special Magistrate
Office of Environmental Enforcement

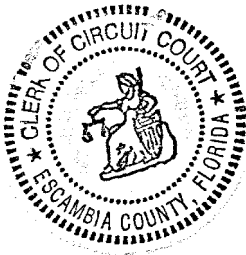
**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

CANCELLATION OF LIEN

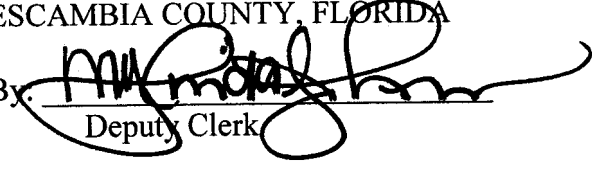
Case No. CE23062906U

The Code Enforcement Special Master Order dated 8/22/2023, created pursuant to Section 30-35 of Escambia County Code of Ordinances and recorded as a lien on 8/24/2023 against Est of Francine J. Hiester, whose address is 5220 Chimes Way, Pensacola, FL 32505, is hereby satisfied by payment in full to Pam Childers, Clerk of the Circuit Court, Escambia County, FL, on this 5th day of January, 2024.

Official Records Book/Page#s: 9031/821, 9031/174, 9087/821 and 9087/838



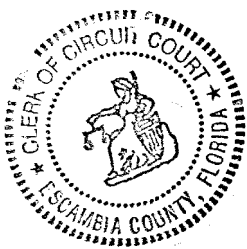
PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: 
Deputy Clerk

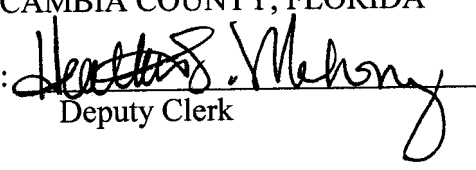
**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

Before the undersigned deputy clerk, personally appeared Mylinda Johnson, personally known to me and known to me to be the individual described by said name who executed the foregoing cancellation as Deputy Clerk to Pam Childers, Clerk of the Circuit Court, and acknowledged before me that she executed the same for the uses and purposes therein set forth.

Given under my hand and official seal this 5th day of January, 2024.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: 
Deputy Clerk

Prepared by
Pam Childers
Clerk of the Circuit Court

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2024000680 1/5/2024 10:07 AM
OFF REC BK: 9087 PG: 1237 Doc Type: ROL

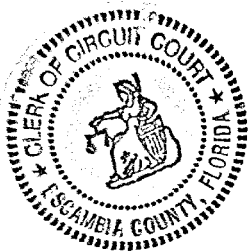
**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

CANCELLATION OF LIEN

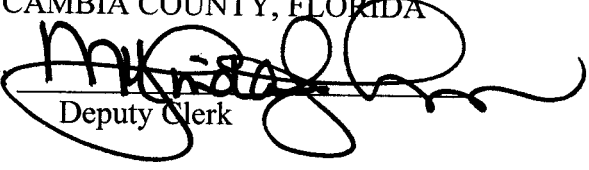
Case No. CE21042112n

The Code Enforcement Special Master Order dated 7/13/2021, created pursuant to Section 30-35 of Escambia County Code of Ordinances and recorded as a lien on 8/24/2023 against Francine J. Hiester, whose address is 5220 Chimes Way, Pensacola, FL 32505, is hereby satisfied by payment in full to Pam Childers, Clerk of the Circuit Court, Escambia County, FL, on this 5th day of January, 2024.

Official Records Book/Page#s: 8578/412, 8577/1951, 9087/532 and 9087/533



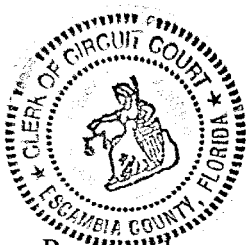
PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: 
Deputy Clerk

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

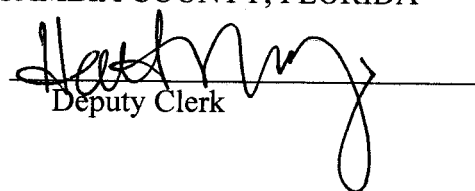
Before the undersigned deputy clerk, personally appeared Mylinda Johnson, personally known to me and known to me to be the individual described by said name who executed the foregoing cancellation as Deputy Clerk to Pam Childers, Clerk of the Circuit Court, and acknowledged before me that she executed the same for the uses and purposes therein set forth.

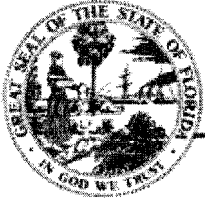
Given under my hand and official seal this 5th day of January, 2024.



Prepared by
Pam Childers
Clerk of the Circuit Court

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: 
Deputy Clerk



Pam Childers

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

EST OF FRANCINE J HIESTER
5220 CHIMES WAY
PENSACOLA, FL 32505

Tax Deed File # 1223-06
Certificate # 01600 of 2021
Account # 042833000

Property legal description:

LT 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30

Pursuant to Chapter 197, F.S., the above property was sold at public sale on **December 6, 2023**, and a surplus of **\$56,567.03** (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.

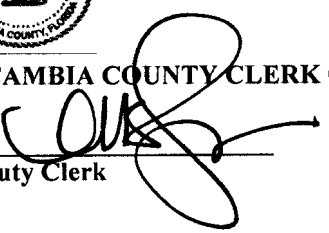
THE FAILURE OF A LIENHOLDER TO FILE A CLAIM FOR SURPLUS FUNDS WITHIN 120 DAYS OF THIS NOTICE CONSTITUTES A WAIVER OF THE LIENHOLDER'S INTEREST IN THE SURPLUS FUNDS AND ALL CLAIMS THERETO ARE FOREVER BARRED.

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 28th day of December 2023.



ESCAMBIA COUNTY CLERK OF COURT

By: 
Deputy Clerk

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

9171 9690 0935 0127 1782 07



Pam Childers

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

JASON HIESTER
20 REDWOOD COURT
NEWARK DE 19702

Tax Deed File # 1223-06
Certificate # 01600 of 2021
Account # 042833000

Property legal description:

LT 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30

Pursuant to Chapter 197, F.S., the above property was sold at public sale on **December 6, 2023**, and a surplus of **\$56,567.03** (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.

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Dated this 28th day of December 2023.

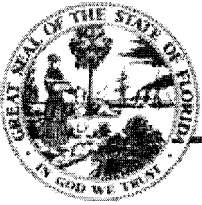


ESCAMBIA COUNTY CLERK OF COURT

By: 
Deputy Clerk

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

9171 9690 0935 0127 1781 91



Pam Childers

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 # 1223-06
Certificate # 01600 of 2021
Account # 042833000

Property legal description:

LT 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30

Pursuant to Chapter 197, F.S., the above property was sold at public sale on **December 6, 2023**, and a surplus of **\$56,567.03** (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.

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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.

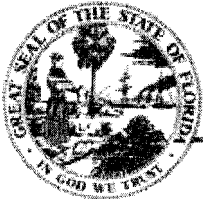
Dated this 28th day of December 2023.



ESCAMBIA COUNTY CLERK OF COURT

By: 
Deputy Clerk

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



Pam Childers

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

**IN COMPLIANCE??-

2021 CL 079518 / CE21042112N / AGAINST 5220 CHIMES WAY,
ALSO 8577/1951

Tax Deed File # 1223-06

Certificate # 01600 of 2021

Account # 042833000

Property legal description:

LT 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30

Pursuant to Chapter 197, F.S., the above property was sold at public sale on **December 6, 2023**, and a surplus of **\$56,567.03** (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 28th day of December 2023.

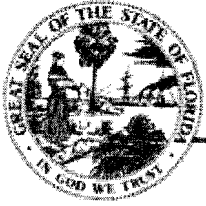


ESCAMBIA COUNTY CLERK OF COURT

By: _____

Deputy Clerk

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



Pam Childers

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

**IN COMPLIANCE??-

2023 CL 069517 / CE23062906U /

ALSO 9031/174 - AGAINST 5220 CHIMES WAY

Tax Deed File # 1223-06

Certificate # 01600 of 2021

Account # 042833000

Property legal description:

LT 14 BLK 41 BRENTWOOD PK S/D PB 1 P 11 OR 4835 P 1629 SEC 8/10 T 2S R 30 & SEC 46/47 T 1S R 30

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Dated this 28th day of December 2023.



ESCAMBIA COUNTY CLERK OF COURT

By: _____
Deputy Clerk

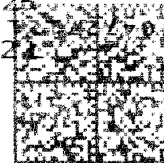
Tax Deeds • 221 Palafox Place • Suite 110 • Pensacola, FL 32502 • (850) 595-3793

CERTIFIED MAIL™

92-26-04-083908-8238 * 3250258335
UNABLE TO FORWARD
RETURN TO SENDER
VACANT
12/04/2023
1782 07



PENSACOLA FL 325
DEC 23 2023 PM 2:11



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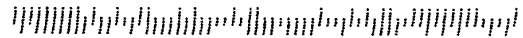
US POSTAGE

VAC

EST OF FRANCINE J HIESTER
5220 CHIMES WAY
PENSACOLA, FL 32505

Tax Deed File # 1223-06
Certificate # 01600-052021

32505-321420



PANORAMA
CHIMES
WAY
PENSACOLA, FL
32505
A 11:16

CLAIM TO SURPLUS PROCEEDS OF A TAX DEED SALE

***Claims must be filed within 120 days of the date of the surplus notice or they are barred.

Complete and return to: Escambia Clerk of the Circuit Court, Tax Deed Division,
221 Palafox Place, Ste 110, Pensacola, Florida 32502

Tax Deed Account # 1223-06 Certificate # 01600 of 2021 Sale Date: 12/6/2023

Property Address: _____

Note: The Clerk of the Court must pay all valid liens before distributing surplus funds to a titleholder.

Claimant's Name: JASON G HIESTER

Contact Name, if Applicable: _____

Address: 20 REDWOOD CT NEWARK, DE 19702

Telephone Number: 302-737-2195

Email Address: jason_hiester@yahoo.com

I am a (check one): ☐ Lienholder ☐ Titleholder ☒ Other

Select ONE:

- ☒ I claim surplus proceeds resulting from the above tax deed sale.
☐ I am NOT making a claim and waive any claim I might have to the surplus funds on this tax deed sale.

1. **LIENHOLDER INFORMATION** (Complete if claim is based on a lien against the sold property.)

Type of Lien: ☐ Mortgage; ☐ Court Judgment; ☐ Condo/HSA lien;
☐ Government lien; ☐ Other

Describe other: _____

Recording Date: _____ Book #: _____ Page #: _____

Lien Amount: _____ Amount Due: _____

Recording Date: _____ Book #: _____ Page #: _____

Lien Amount: _____ Amount Due: _____

**Include additional sheet if needed: ☐

2. **TITLEHOLDER INFORMATION** (Complete if claim is based on title formerly held on sold property.)

Nature of Title: ☐ Deed; ☐ Court Judgment; ☐ Other, explain below

Recording Date: _____ Book #: _____ Page #: _____

Amount of surplus tax deed sale proceeds claimed: \$ _____

Does the titleholder claim the subject property was homestead property: _____

3. I request payment of any surplus funds due to me be mailed to:

20 REDWOOD CT NEWARK, DE 19702

4. **I hereby swear or affirm that all of the above information is true and correct.**

Signature of Claimant: _____

Print: JASON G HIESTER

STATE OF DELAWARE

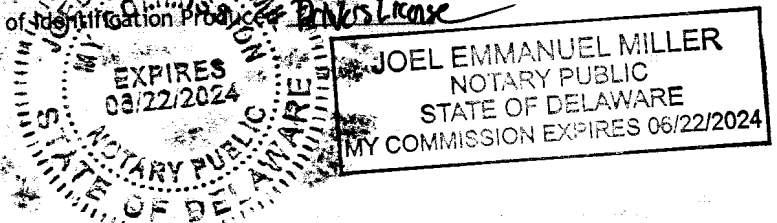
COUNTY OF NEW CASTLE

The foregoing instrument was acknowledged before me by means of ☐ physical presence or
☐ online notarization, this 23 day of April, 2024, by _____

Signature-Notary Public, State of Florida

Print Commissioned Name of Notary Public

Personally Known _____ OR Produced Identification _____ Type of Identification Produced _____



Jason Hiestler
20 Redwood Ct
Newark, DE 19702

Retail



32591

U.S. POSTAGE PAID
USPS Ground Adviz
BEAR, DE 19701
APR 23, 2024
\$5.35

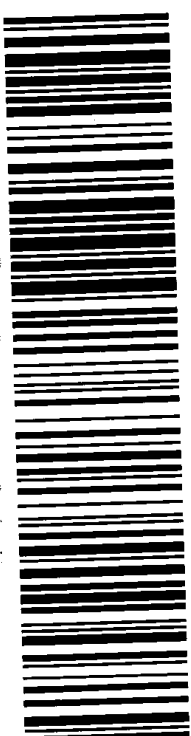
RDC01 0 Lb 0.20 Oz R2305M148479-81

Escambia Clerk of the Circuit Court
Tax Deed Division

P.O. Box 333

Pensacola, FL 32591-0333

USPS TRACKING® #



32591 0333

9500 1163 0628 4114 1758 46

Filing # 198448582 E-Filed 05/16/2024 10:39:11 AM

**IN THE CIRCUIT COURT FOR ESCAMBIA COUNTY, FLORIDA
PROBATE DIVISION**

IN RE: ESTATE OF

**FRANCINE J. HIESTER,
A/K/A FRANCINE JEAN HIESTER,**

File No.: 2024-CP-641

Division: U

Deceased.

ORDER OF SUMMARY ADMINISTRATION

On the Amended Petition of **Jason G. Hiester** for Summary Administration of the estate of **Francine J. Hiester, a/k/a Francine Jean Hiester** deceased, the Court finding that the Decedent died on **February 2, 2021**; that all interested persons have been served proper notice of the Petition and hearing or have waived notice thereof; that the material allegations of the Petition are true; and that the Decedent's estate qualifies for summary administration and an Order of Summary Administration should be entered, it is

ADJUDGED that:

1. There be immediate distribution of the assets of the Decedent as follows:

Name and Address	Asset	Share
Jason G. Hiester 20 Redwood Court Newark, DE 19702	Surplus proceeds from tax deed sale of 5220 Chimes Way, Pensacola, FL 32505 – Lot 14 / Block 41 Brentwood Park;	50%
	IRA Account – Raymond James & Associates	50%
Joseph G. Hiester 7 Crawford Circle Wilmington, DE 19805	Surplus proceeds from tax deed sale of 5220 Chimes Way, Pensacola, FL 32505 – Lot 14 / Block 41 Brentwood Park;	50%
	IRA Account – Raymond James & Associates	50%

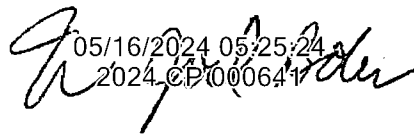
Estate of Francine J. Hiester, a/k/a Francine Jean Hiester
Case Number 2024-CP-641
Page 2 of 2

2. Those to whom specified assets to the Decedent's estate are distributed by this order have the right to receive and collect those assets and to maintain actions to enforce their rights.

3. Debtors of the Decedent, those holding property of the Decedent, and those with whom securities or other property of Decedent are registered, are authorized, and directed to comply with this order by paying, delivering, or transferring to the beneficiaries specified above the parts of the Decedent's estate distributed to them by this Order, and the persons so paying, delivering, or transferring shall not be accountable to anyone else for the property.

DONE AND ORDERED in Pensacola, Escambia County, Florida.

05/16/2024 05:25:24
2024-CP-000641



signed by CIRCUIT COURT JUDGE W. JOEL BOLES 05/16/2024 05:25:24 eLB4+D0a

W. JOEL BOLES

Circuit Judge

Filing # 199578053 E-Filed 05/31/2024 11:44:59 AM

IN THE CIRCUIT COURT FOR ESCAMBIA COUNTY, FLORIDA
PROBATE DIVISION

IN RE: ESTATE OF

FRANCINE J. HIESTER,
A/K/A FRANCINE JEAN HIESTER,

File No.: 2024-CP-641
Division: U

Deceased.

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Estate of Francine J. Hiester, a/k/a Francine Jean Hiester
Case Number 2024-CP-641
Page 2 of 2

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DONE AND ORDERED in Pensacola, Escambia County, Florida.

05/31/2024 06:28:10
2024-CP-000641

signed by CIRCUIT COURT JUDGE W. JOEL BOLES 05/31/2024 06:28:10 5PC+SyDI

W. JOEL BOLES
Circuit Judge



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

July 15, 2024

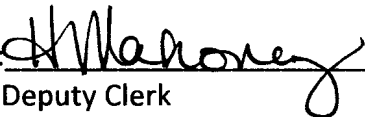
JASON G. HIESTER
20 REDWOOD COURT
NEWARK, DE 19702

Re: Tax Certificate #01600 of 2021

Dear Jason G. Hiester:

Please find enclosed our check #90037375 in the amount of \$3,103.81. This check represents payment of the claim submitted by you 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 5220 Chimes Way, per the Amended Order dated 5/31/2024.

Sincerely,
Pam Childers
Clerk of the Circuit Court & Comptroller

By: 
Deputy Clerk

/hm
Enclosures



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

July 15, 2024

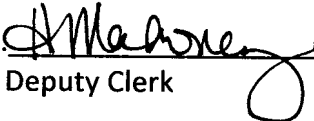
JOSEPH G. HIESTER
7 CRAWFORD CIRCL
WILMINGTON, DE 19805

Re: Tax Certificate #01600 of 2021

Dear Joseph G. Hiester:

Please find enclosed our check #90037376 in the amount of \$3,103.80. This check represents payment of the claim submitted by you 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 5220 Chimes Way, per the Amended Order dated 5/31/2024.

Sincerely,
Pam Childers
Clerk of the Circuit Court & Comptroller

By: 
Deputy Clerk

/hm
Enclosures