APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

Application Number: 2300475

To: Tax Collector ofE	ESCAMBIA COUNTY,	Florida	
I,			
KEYS FUNDING LLC - 602	:1		
PO BOX 71540			
PHILADELPHIA, PA 1917	76-1540,		
hold the listed tax certifica	ite and hereby surrender the s	same to the Tax Collector and mak	e tax deed application thereon:

Account Number	Certificate No.	Date	Legal Description
04-3021-625	2021/1618	06-01-2021	BEG AT INTER OF ELY EXT OF N LI OF SEC 46 TWP 1S RGE 30W & W R/W LI OF PALAFOX H/W (66-FT R/W) N 17 DEG 53 MIN W ALG SD W LI 1067 35/100 FT S 72 DEG 7 MIN W 447 57/100 FT T0 WLY R/W LI OF PENSACOLA BLVD (125-FT R/W) S 38 DEG 53 MIN E ALG SD R/W LI 28 92/100 FT TO S R/W LI OF BOONE RD (60 FT R/W) FOR POB CONT SAME COURSE 107 11/100 FT S 72 DEG 7 MIN W 280 FT N 22 DEG 41 MIN W 100 4/10 FT TO SLY R/W LI OF SD RD N 72 DEG 7 MIN E ALG SD R/W LI 250 FT TO POB OR 4088 P 1088 OR 7296 P 523 OR 7349 P 1725 LESS OR 586 P 479 COUNTY RD R/W

I agree to:

Electronic signature on file

- · 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.

KEYS FUNDING LLC - 6021	
PO BOX 71540	
PHILADELPHIA, PA 19176-1540	
	<u>05-19-2023</u> Application Date
Applicant's signature	, pp. 100 100 100 100 100 100 100 100 100 10

Par	t 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 t	nere: Date of sale 02/07/2024 Signature, Clerk of Court or Designee

INSTRUCTIONS

+6.25

Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

BEG AT INTER OF ELY EXT OF N LI OF SEC 46 TWP 1S RGE 30W & W R/W LI OF PALAFOX H/W (66-FT R/W) N 17 DEG 53 MIN W ALG SD W LI 1067 35/100 FT S 72 DEG 7 MIN W 447 57/100 FT T0 WLY R/W LI OF PENSACOLA BLVD (125-FT R/W) S 38 DEG 53 MIN E ALG SD R/W LI 28 92/100 FT TO S R/W LI OF BOONE RD (60 FT R/W) FOR POB CONT SAME COURSE 107 11/100 FT S 72 DEG 7 MIN W 280 FT N 22 DEG 41 MIN W 100 4/10 FT TO SLY R/W LI OF SD RD N 72 DEG 7 MIN E ALG SD R/W LI 250 FT TO POB OR 4088 P 1088 OR 7296 P 523 OR 7349 P 1725 LESS OR 586 P 479 COUNTY RD R/W



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

0224-03

								0664-05
Part 1: Tax Deed	App	lication Infor	mation					
Applicant Name Applicant Address	KEYS FUNDING LLC - 6021 PO BOX 71540 PHILADELPHIA, PA 19176-1540				Application date		May 19, 2023	
Property description	FREDS TRUCK ACCESSORIES LLC				Certificate #		2021 / 1618	
	5525 PENSACOLA BLVD 04-3021-625 BEG AT INTER OF ELV EXT OF NUL OF SEC 46 TMR				Date certificate issued		06/01/2021	
Part 2: Certificat	es O	wned by App	icant and	d Filed w	ith Tax Deed	Appl	ication	*
Column 1 Certificate Number	er	Column Date of Certific			olumn 3 unt of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2021/1618		06/01/20	021		4,954.36		247.72	5,202.08
							→Part 2: Total*	5,202.08
Part 3: Other Ce	rtifica	ates Redeeme	ed by App	plicant (C	ther than Co	unty		
Column 1 Certificate Number	1	Column 2 Date of Other ertificate Sale	Face A	Amount of Certificate Collector's Fee		-ee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2022/1774	(06/01/2022		4,362.08		6.25	218.10	4,586.43
							Part 3: Total*	4,586.43
Part 4: Tax Colle	ector	Certified Am	ounts (Li	nes 1-7)				, , , , , , , , , , , , , , , , , , ,
Cost of all cert	ificate	s in applicant's	possessio	n and othe			ed by applicant of Parts 2 + 3 above	9,788.51
2. Delinquent tax	es pai	id by the applica	ınt					0.00
3. Current taxes	paid b	y the applicant						4,375.07
4. Property information report fee						200.00		
5. Tax deed application fee						175.00		
6. Interest accrue	d by t	tax collector und	ler s.197.5	42, F.S. (s	ee Tax Collecto	r Inst	ructions, page 2)	0.00
7.						To	tal Paid (Lines 1-6)	14,538.58
l certify the above in have been paid, and						/ infor	mation report fee, ar	nd tax collector's fees
Sign here: Canada	ce ature T	deux ax Collector or Design) Inee			[<u>Escambia,</u> Florid Date <u>May 25th, 2</u>	
- Jigin		ar concern of Desi	June -					

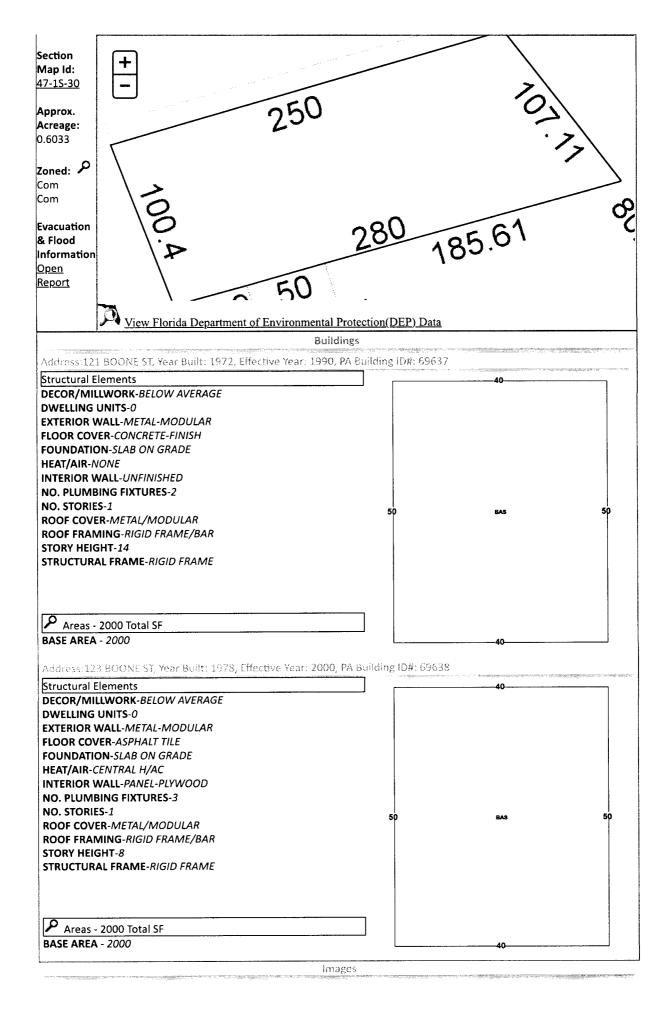
Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2



6/30/2021 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.

Last Updated:05/30/2023 (tc.3795)



Real Estate Search

Tangible Property Search

Sale List

Nav. Mod	de ® Accoi	unt OParcel ID	-				Printer Fr	riendly Version
General Infor	mation	Months of the state of the stat	distributed the Charles of the Language and the Charles	Assessm	ents	and the second s	annand and commence of the com	Control (1999) and the control of th
Parcel ID:	471S3011	01050046	-designation of the same	Year	Land	Imprv	Total	<u>Cap Val</u>
Account:	04302162	5		2022	\$145,998	\$156,841	\$302,839	\$296,20
Owners:	FREDS TRU	JCK ACCESSORIE	S LLC	2021	\$145,998	\$123,933	\$269,931	\$269,93
Mail:	681 GREYWOOD DRIVE ALTAMONTE SPRINGS, FL 32701		2020	\$145,998	\$162,267	\$308,265	\$308,26	
Situs:	5525 PEN	SACOLA BLVD 32	505			Disclaime	er	
Use Code:	AUTO REP	AIR 🔑						
Taxing Authority:	COUNTY N	MSTU		Tax Estimator				
Tax Inquiry:	Open Tax	<u>Inquiry Window</u>		Enter Income & Expense Survey				
Tax Inquiry lin Escambia Cou	,	of Scott Lunsford Jector	-		Download	d Income & E	xpense Surv	ey
Sales Data	nyga waazi izi izi a. u w	प्रकार सम्बद्ध वे.वे.व.च्या १८०० १८०० व्याच्या व्याप्त व्याप्त व्याप्त व्याप्त व्याप्त व्याप्त व्याप्त व्याप्त	Official Records	2022 Ce None	rtified Roll Exe	emptions	### Commence of the Commence o	
Sale Date	Ü	Value Type	(New Window)	Legal D	escription			Samuel Marie Control of Control o
08/30/2020	8361 1648	\$325,000 WD	<u>C</u>	11		XT OF N LI OF S		
02/05/2015	7349 1725	\$100 QC	C _o	11	N LI OF PALAF	DX H/W (66-FT I	R/W) N 17 DEG	5 53 MIN
02/05/2015	7296 523	\$100 QC	C _b	W				
01/1997	4088 1088	\$215,000 CJ	[a					
01/1971	538 237	\$100 SC	C _a					
01/1970	512 175	\$30,000 WD	C _o	Extra Fe	atures			7070
01/1912	1170 493	\$100 WD	Ē.	11	T PAVEMENT	Million and Control of the Control o	in the state of th	ar intelliggistipping over a colour con-
	. ,	ourtesy of Pam	Childers	CONCRI	ETE WALKS			
Escambia Cor Comotroller	inty Clerk o	f the Circuit Cou	rt and					
COMPEDIC	**************************************							

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2023043456 5/31/2023 9:31 AM
OFF REC BK: 8985 PG: 1830 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That KEYS FUNDING LLC-6021 holder of Tax Certificate No. 01618, issued the 1st day of June, A.D., 2021 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

BEG AT INTER OF ELY EXT OF N LI OF SEC 46 TWP 1S RGE 30W & W R/W LI OF PALAFOX H/W (66-FT R/W) N 17 DEG 53 MIN W ALG SD W LI 1067 35/100 FT S 72 DEG 7 MIN W 447 57/100 FT T0 WLY R/W LI OF PENSACOLA BLVD (125-FT R/W) S 38 DEG 53 MIN E ALG SD R/W LI 28 92/100 FT TO S R/W LI OF BOONE RD (60 FT R/W) FOR POB CONT SAME COURSE 107 11/100 FT S 72 DEG 7 MIN W 280 FT N 22 DEG 41 MIN W 100 4/10 FT TO SLY R/W LI OF SD RD N 72 DEG 7 MIN E ALG SD R/W LI 250 FT TO POB OR 4088 P 1088 OR 7296 P 523 OR 7349 P 1725 LESS OR 586 P 479 COUNTY RD R/W

SECTION 47, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 043021625 (0224-03)

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

FREDS TRUCK ACCESSORIES LLC

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 February, which is the 7th day of February 2024.

Dated this 31st 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.

COUNT TO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA



PROPERTY INFORMATION REPORT

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

SCOTT LUNSFORD	, ESCAMBIA COUNTY TA	AX COLLECTOR	
TAX ACCOUNT #:	04-3021-625	CERTIFICATE #:	2021-1618
REPORT IS LIMITE	D TO THE PERSON(S) EX		RS OR OMISSIONS IN THIS NAME IN THE PROPERTY FORMATION REPORT.
listing of the owner(s tax information and a encumbrances record title to said land as list each document listed contacted immediatel This Report is subjet and mineral or any su	of record of the land describing and copies of all opered in the Official Record Booted on page 2 herein. It is the If a copy of any document by. ct to: Current year taxes; tax bsurface rights of any kind caps, boundary line disputes,	n or unsatisfied leases, mortgatoks of Escambia County, Florate responsibility of the party nullisted is not received, the officiency and assessments due now or nature; easements, restriction	ent and delinquent ad valorem ages, judgments and ida that appear to encumber the amed above to verify receipt of ce issuing this Report must be or in subsequent years; oil, gas,
This Report does not	insure or guarantee the valid	ity or sufficiency of any docu itle, a guarantee of title, or as	ment attached, nor is it to be any other form of guarantee or
Use of the term "Rep	ort" herein refers to the Prop	erty Information Report and the	he documents attached hereto.
Period Searched: Nov	rember 15, 2003 to and incl	uding November 15, 2023	Abstractor: Pam Alvarez
BY			

Michael A. Campbell,

As President

Dated: November 21, 2023

Malphel

THE ATTACHED REPORT IS ISSUED TO:

PROPERTY INFORMATION REPORT

CONTINUATION PAGE

November 21, 2023

Tax Account #: 04-3021-625

1. The Grantee(s) of the last deed(s) of record is/are: FREDS TRUCK ACCESSORIES LLC

By Virtue of Warranty Deed recorded 9/2/2020 in OR 8361/1648

- 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. Mortgage in favor of Wing Chong and Randy Chong recorded 9/2/2020 OR 8361/1651
- 4. Taxes:

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

Tax Account #: 04-3021-625 Assessed Value: \$316,760.00

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: FEB 7, 2024 TAX ACCOUNT #: 04-3021-625 **CERTIFICATE #:** 2021-1618 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 2022 tax year. FREDS TRUCK ACCESSORIES LLC FREDS TRUCK ACCESSORIES LLC 5525 PENSACOLA BLVD **681 GREYWOOD DRIVE**

ALTAMONTE SPRINGS, FL 32701

WING CHONG AND RANDY CHONG 7209 RAMPART WAY PENSACOLA, FL 32505

PENSACOLA, FL 32505

Certified and delivered to Escambia County Tax Collector, this 21st day of November, 2023.

PERDIDO TITLE & ABSTRACT, INC.

Malphel

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

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

PROPERTY INFORMATION REPORT

November 21, 2023 Tax Account #:04-3021-625

LEGAL DESCRIPTION EXHIBIT "A"

BEG AT INTER OF ELY EXT OF N LI OF SEC 46 TWP 1S RGE 30W & W R/W LI OF PALAFOX H/W (66-FT R/W) N 17 DEG 53 MIN W ALG SD W LI 1067 35/100 FT S 72 DEG 7 MIN W 447 57/100 FT T0 WLY R/W LI OF PENSACOLA BLVD (125-FT R/W) S 38 DEG 53 MIN E ALG SD R/W LI 28 92/100 FT TO S R/W LI OF BOONE RD (60 FT R/W) FOR POB CONT SAME COURSE 107 11/100 FT S 72 DEG 7 MIN W 280 FT N 22 DEG 41 MIN W 100 4/10 FT TO SLY R/W LI OF SD RD N 72 DEG 7 MIN E ALG SD R/W LI 250 FT TO POB OR 8361 P 1648 LESS OR 586 P 479 COUNTY RD R/W

SECTION 47, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 04-3021-625(0224-03)

ABSTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL WITHOUT A CURRENT SURVEY.

Recorded in Public Records 9/2/2020 11:42 AM OR Book 8361 Page 1648, Instrument #2020073003, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$27.00 Deed Stamps \$2,275.00

Prepared by and Return to Charlyne Kilpatrick, an employee of First International Title, Inc. 4300 Bayou Blvd., Suite 7
Pensacola, FL 32503

File No.: 168313-58

WARRANTY DEED

This indenture made on August 31, 2020, by **Wing Chong and Randy Chong** whose address is: 7209 Rampart Way, Pensacola, FL 32505 hereinafter called the "grantor", to **Freds Truck Accessories, LLC., a Florida Limited Liability Company** whose address is: 681 Greywood Drive, Altamonte Springs, FL 32701, hereinafter called the "grantee":

(Which terms "Grantor" and "Grantee shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

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

That portion of Section 47, Township 1 South, Range 30 West, Escambia County, Florida, described as follows:

Commencing at the intersection of the Easterly extension of the North line of Section 46, Township 1 South, Range 30 West, and the West right of way line of Palafox Highway (66 foot right of way); thence North 17 degrees 53 minutes West, along said West line, 1,067.35 feet; thence South 72 degrees 07 minutes West, 447.57 feet to a point in the Westerly right of way line of Pensacola Boulevard, (125 foot right of way); thence South 38 degrees 53 minutes East along said right of way line 28.92 feet to a point on the South right of way line of Boone Road for the Point of Beginning; thence continue South 38 degrees 53 minutes East along said right of way line, 107.11 feet; thence South 72 degrees 07 minutes West, 280.0 feet; thence North 22 degrees 41 minutes West 100.4 feet to a point in the Southerly right of way line of said road; thence North 72 degrees 07 minutes East, along said right of way line, 250 feet to the Point of Beginning.

Less that portion thereof described in Deed recorded in Official Records Book 586, Page 479, of the Public Records of Escambia County, Florida.

Parcel Identification Number: 47-1S-30-1101-050-046

The land is not the homestead of the Grantor under the laws and Constitution of the State of Florida and neither the Grantor nor any person(s) for whose support the Grantor is responsible reside on or adjacent to the land.

Subject to all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any way 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 31st of 2019.

In Witness Whereof, the grantor has hereunto set their hand(s) and seal(s) the day and year first above written.

Signed, sealed and delivered in our presence:

1st Witness Signature

Print Name:

2nd Witness Signature
Print Name:

Charyne Kilpa

State of Florida County of Escambia

The Foregoing Instrument Was Acknowledged before me by means of (XX) physical presence or () online notarization on August 30, 2020, by Wing Chong, who () is/are personally known to me or who () has/have produced a valid 10 () as identification.

Notary Public Printed Name: CHARLYNE KILPATRICK
Notary Public - State of Florida
Commission # GG 204299
My Comm. Expires Jun 20, 2022
Bonded through National Notary Assn.

In Witness Whereof, the grantor has hereunto set their hand(s) and seal(s) the day and year first above written.

Randy Chong

Signed, sealed and delivered in our presence:

En 1 Bur	Monay F. Latter
1 st Witness Signature	2nd Witness Signature
Print Name: Ecic Buo	Print Name: Name: Tarcy F. Lattew

State of Florida County of Drapas

The Foregoing Instrument Was Acknowledged before me by means of (XX) physical presence or () online notarization on August 2020, by Randy Chong, who () is/are personally known to me or who () has/have produced a valid _______ as identification.

Notary Public Printed Name: Narroy F. LaFizlu



Recorded in Public Records 9/2/2020 11:42 AM OR Book 8361 Page 1651, Instrument #2020073004, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$27.00 MTG Stamps \$937.30 Int. Tax \$535.47

Prepared by and return to: Charlyne Kilpatrick First International Title - Pensacola Branch 4300 Bayou Blvd., Suite 7 Pensacola, FL 32503 File Number: 168313-58

MORTGAGE

THIS IS A BALLOON MORTGAGE AND THE FINAL PRINCIPAL PAYMENT OR THE PRINCIPAL BALANCE DUE UPON MATURITY IS \$261,736.05, TOGETHER WITH ACCRUED INTEREST, IF ANY, AND ALL ADVANCEMENTS MADE BY THE MORTGAGEE UNDER THE TERMS OF THIS MORTGAGE.

This Indenture, made this August 31, 2020, by and between Freds Truck Accessories, LLC., a Florida Limited Liability Company, whose address is 681 Greywood Drive, Altamonte Springs, FL 32701, hereinafter called the Mortgagor, and Wing Chong and Randy Chong, whose address is 7209 Rampart Way, Pensacola, FL 32505, hereinafter called the Mortgagoe:

The terms "Mortgagoe" and "Mortgagoe", shall include heirs, personal representatives, successors, legal representatives and assigns, and shall denote the singular and/or the plural, and the masculine and/or the feminine and/or artificial persons, whenever and wherever the context so admits or requires.

Witnesseth, that the said Mortgagor, for and in consideration of Two Hundred Sixty Seven Thousand Three Hundred Seventy Five and 00/100 Dollars (U.S. \$267,375.00), named in the promissory note of even date herewith, the receipt of which is hereby acknowledged, which note provides for the full debt, if not paid earlier, due and payable on October 1, 2022, does grant, bargain and sell to the said Mortgagee, his successors and assigns, in fee simple, the following described land, situate, lying and being in the County of Escambia, State of Florida, to-wit:

That portion of Section 47, Township 1 South, Range 30 West, Escambia County, Florida, described as follows:

Commencing at the intersection of the Easterly extension of the North line of Section 46, Township 1 South, Range 30 West, and the West right of way line of Palafox Highway (66 foot right of way); thence North 17 degrees 53 minutes West, along said West line, 1,067.35 feet; thence South 72 degrees 07 minutes West, 447.57 feet to a point in the Westerly right of way line of Pensacola Boulevard, (125 foot right of way); thence South 38 degrees 53 minutes East along said right of way line 28.92 feet to a point on the South right of way line of Boone Road for the Point of Beginning; thence continue South 38 degrees 53 minutes East along said right of way line, 107.11 feet; thence South 72 degrees 07 minutes West, 280.0 feet; thence North 22 degrees 41 minutes West 100.4 feet to a point in the Southerly right of way line of said road; thence North 72 degrees 07 minutes East, along said right of way line, 250 feet to the Point of Beginning.

Less that portion thereof described in Deed recorded in Official Records Book 586, Page 479, of the Public Records of Escambia County, Florida.

Parcel Identification Number: 47-1S-30-1101-050-046
Which has an address of: 5525 Pensacola Blvd., Pensacola, FL 32505.

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

Provided always, that if said Mortgagor, his successors or assigns, shall pay unto the said Mortgagee, his successors or assigns, that certain promissory note, of which a true and correct copy is attached, and Mortgagor shall perform, comply with and abide by each and every stipulation, agreement, condition and covenant of said promissory note and of this mortgage, and shall duly pay all taxes, all insurance premiums reasonably required, all costs and expenses including reasonable attorney's fees that Mortgagee may incur in collecting money secured by this mortgage, and also in enforcing this mortgage by suit or otherwise, then this mortgage and the estate hereby created shall cease and be null and void.

Mortgagor hereby covenants and agrees:

- To pay the principal and interest and other sums of money payable by virtue of said promissory note and this mortgage, or either, promptly on the days respectively the same severally come due.
- 2. To keep the buildings now or hereafter on the land insured for fire and extended coverage in a sum at least equal to the amount owed on the above described promissory note, and name the Mortgagee as loss payees, and to furnish Mortgagee with a copy of all current policies. If Mortgagor does not provide Mortgagee with copies of the policies showing Mortgagee as loss payees after 14 days written demand by Mortgagee, then Mortgagee may purchase such insurance and shall add any payments made for such policy to the principal balance owed on the mortgage, and such payments shall accrue interest at the maximum rate of interest allowed by law. In the event any sum of money becomes payable under such policy, Mortgagee, his legal representatives or assigns, shall have the option to receive and apply the same on account of the indebtedness hereby secured or to permit Mortgagor to receive and use it or any part thereof for repair or replacement, without hereby waiving or impairing any equity, lien or right under or by virtue of this mortgage. In the event of loss Mortgagor shall give immediate notice to Mortgagee.
- 3. To permit, commit or suffer no waste, impairment or deterioration of the property, or any part thereof.

Order: QuickView_Gtr Gte Page 1 of 3 Requested By: PamAlvarez1, Printed: 11/21/2023 9:43 AM

Doc: FLESCA:8361-01651~12033

- To permit no other lien or mortgage to be placed ahead of this mortgage.
- 5. Mortgagor shall provide proof of payment of annual real estate taxes by March 15, for the preceding year's taxes. In the event that Mortgagor does not pay the taxes by such date, the Mortgagee may pay the taxes for the full amount of such payment by Mortgagee shall be added to the principal balance owed on the mortgage, and shall accrue interest at the maximum rate allowed by law
- 6. The Mortgagee may, at any time pending a suit upon this mortgage, apply to the court having jurisdiction thereof for the appointment of a receiver, and such court shall forthwith appoint a receiver, and such receiver shall have all the broad and effective functions and powers in anywise entrusted by a court to a receiver, and such appointment shall be made by such court as an admitted equity and a matter of absolute right to said Mortgagee. The rents, profits, income, issues, and revenues shall be applied by such receiver according to the lien of this mortgage.
- 7. If any of the sums of money due and owing to Mortgagee under the terms of the promissory note and this mortgage, including but not limited to any advance made by Mortgagee for the payment of insurance or taxes, are not paid within thirty (30) days after the same become due and payable, or if each of the stipulations, agreements, conditions and covenants of the promissory note and this mortgage, or either, are not fully performed or complied with the aggregate sum owed on the promissory note shall become due and payable forthwith or thereafter at the option of Mortgagee, his successors, legal representatives, or assigns.

This mortgage and the note hereby secured shall be construed and enforced according to the laws of the State of Florida.

Due on Sale: The principal sum secured hereby, along with any interest to be paid in accordance with the terms of the note secured hereby, shall immediately become due and payable without notice, if a transfer of title to the premises by sale or otherwise is made without the Mortgagee's written consent, while this mortgage remains a lien thereon, at the option of Mortgagee, his successors, legal representatives, or assigns.

THIS IS A BALLOON MORTGAGE AND THE FINAL PRINCIPAL PAYMENT OR THE PRINCIPAL BALANCE DUE UPON MATURITY IS \$261,736.05, TOGETHER WITH ACCRUED INTEREST, IF ANY, AND ALL ADVANCEMENTS MADE BY THE MORTGAGEE UNDER THE TERMS OF THIS MORTGAGE.

Signed, sealed, and delivered in the presence of:

Witness #1 Signature

Witness #1 Print Name

Witness #2 Signature

Witness #2 Print Name

Freds Truck Accessories, LLC., a Florida Limited Liability Company

David T. Wolf, managing member

State of Florida

County of Orange

The foregoing instrument was acknowledged before me by means of (XX) physical presence or () online notarization on this **August 3**[_, 2020, by , David T. Wolf, a managing member of Freds Truck Accessories, LLC., a Florida Limited Liability Company, on behalf of the Corporation, who () is/are personally know to me or () produced Driver License as identification.

Notary Public

MICHAEL ROSARIO

Notary Public - State of Florida

Commission # HH 007958

My Comm. Expires Jun 15, 2024

Order: QuickView_Gtr Gte
Doc: FLESCA:8361-01651~12033

PROMISSORY NOTE

THIS IS A BALLOON NOTE AND THE FINAL PRINCIPAL PAYMENT OR THE PRINCIPAL BALANCE DUE UPON MATURITY IS \$261,736.05, TOGETHER WITH ACCRUED INTEREST, IF ANY, AND ALL ADVANCEMENTS MADE BY THE MORTGAGEE UNDER THE TERMS OF THE MORTGAGE SECURING THIS NOTE.

\$267,375.00

Pensacola, Escambia County, Florida

FOR VALUE RECEIVED, the undersigned promise to pay to the order of Wing Chong and Randy Chong at 7209 Rampart Way, Pensacola, FL 32505, or at such other address as may be indicated in writing, in the manner hereinafter specified, the principal sum of TWO HUNDRED SIXTY SEVEN THOUSAND THREE HUNDRED SEVENTY FIVE AND 00/100 DOLLARS (\$267,375.00) with interest from the date hereof, at the rate of 6.99 percent (6.99%) per annum on the balance from time to time remaining unpaid. The said principal and interest shall be payable in lawful money of the United States of America, on the date and in the following manner:

The sum of \$1,777.06 representing a payment of principal and interest shall be due and payable on October 1, 2020, and on the 1st day of each and every calendar month thereafter until October 1, 2022, at which time the remaining principal balance, of \$261,736.05, together with any accrued but unpaid interest, shall be due and payable.

In the event that any payment is not made within fifteen (15) days of its due date, the holder of this Note may charge a late fee not to exceed five percent (5%) of the delinquent amount or \$25.00, whichever is greater.

This note may be prepaid, in whole or in part, without penalty, at any time prior to maturity, without penalty

All payments shall be first applied to late charges, if any, then to the payment of accrued interest, and the balance remaining, if any, shall be applied to the payment of the principal sum.

The mortgage securing this note contains a due on sale provision.

This note with interest is secured by a mortgage on real estate, of even date herewith, the terms of which are incorporated herein by reference, made by the makers hereof in favor of the said payee, and shall be construed and enforced according to the laws of the State of Florida.

If default be made in the payment of any installment under this note, and if such default is not made good within thirty (30) days, the entire principal sum and accrued interest shall at once become due and payable without notice at the option of the holder of this Note. Failure to exercise this option shall not constitute a waiver of the right to exercise the same at a later time for the same default or for any subsequent default. In the event of default in the payment of this note, and if the same is placed in the hands of any attorney for collection, the undersigned hereby agree to pay all costs of collection, including a reasonable attorneys' fee.

Makers waive demand, presentment for payment, protest, and notice of nonpayment and dishonor.

Freds Truck Accessories, LLC., a Florida

Limited Liability Company

David T. Wolf, managing member

The state documentary tax due on this Note has been paid on the Mortgage securing this indebtedness.

Order: QuickView_Gtr Gte Page 3 of 3 Requested By: PamAlvarez1, Printed: 11/21/2023 9:43 AM

Doc: FLESCA:8361-01651~12033

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

FAMILY LAW
JURY ASSEMBLY
JUVENILE
MENTAL HEALTH
MIS
OPERATIONAL SERVICES
PROBATE

TRAFFIC



COUNTY OF ESCAMBIA OFFICE OF THE CLERK OF THE CIRCUIT COURT

BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

PAM CHILDERS, CLERK OF THE CIRCUIT COURT Tax Certificate Redeemed From Sale

Account: 043021625 Certificate Number: 001618 of 2021

Payor: MORRSPEAR LLC 4120 N GOLDWATER BLVD STE 115 SCOTTSDALE AZ 85251 Date 1/3/2024

Clerk's Check #	1	Clerk's Total	\$517.56
Tax Collector Check #	1	Tax Collector's Total	
		Postage	\$21.63
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$17,063.73

PAM CHILDERS

Clerk of the Circuit Court

Received By: Deputy Clerk

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

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2024000101 1/3/2024 10:25 AM
OFF REC BK: 9086 PG: 1202 Doc Type: RTD

RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8985, Page 1830, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 01618, issued the 1st day of June, A.D., 2021

TAX ACCOUNT NUMBER: 043021625 (0224-03)

DESCRIPTION OF PROPERTY:

BEG AT INTER OF ELY EXT OF N LI OF SEC 46 TWP 1S RGE 30W & W R/W LI OF PALAFOX H/W (66-FT R/W) N 17 DEG 53 MIN W ALG SD W LI 1067 35/100 FT S 72 DEG 7 MIN W 447 57/100 FT T0 WLY R/W LI OF PENSACOLA BLVD (125-FT R/W) S 38 DEG 53 MIN E ALG SD R/W LI 28 92/100 FT TO S R/W LI OF BOONE RD (60 FT R/W) FOR POB CONT SAME COURSE 107 11/100 FT S 72 DEG 7 MIN W 280 FT N 22 DEG 41 MIN W 100 4/10 FT TO SLY R/W LI OF SD RD N 72 DEG 7 MIN E ALG SD R/W LI 250 FT TO POB OR 4088 P 1088 OR 7296 P 523 OR 7349 P 1725 LESS OR 586 P 479 COUNTY RD R/W

SECTION 47, TOWNSHIP 1 S, RANGE 30 W

NAME IN WHICH ASSESSED: FREDS TRUCK ACCESSORIES LLC

Dated this 3rd day of January 2024.

COMPIRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By:

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

TRAFFIC



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 001618 Redeemed Date 1/3/2024

Name MORRSPEAR LLC 4120 N GOLDWATER BLVD STE 115 SCOTTSDALE AZ 85251

Clerk's Total = TAXDEED \$517.56

Due Tax Collector = TAXDEED \$16,507.54

Postage = TD2 \$21.63

ResearcherCopies = TD6 \$0.00

Release TDA Notice (Recording) = RECORD2 \$10.00

Release TDA Notice (Prep Fee) = TD4 \$7.00

• For Office Use Only

Date Docket Desc Amount Owed Amount Due

Payee Name

FINANCIAL SUMMARY

No Information Available - See Dockets

CERTIFICATE OF NOTICE OF MAILING NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 01618 of 2021

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on December 21, 2023, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

FREDS TRUCK ACCESSORIES LLC
681 GREYWOOD DRIVE
ALTAMONTE SPRINGS, FL 32701
FREDS TRUCK ACCESSORIES LLC
5525 PENSACOLA BLVD
PENSACOLA, FL 32505

WING CHONG AND RANDY CHONG 7209 RAMPART WAY PENSACOLA, FL 32505

WITNESS my official seal this 21th day of December 2023.

SA COUNTY TO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON February 7, 2024, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That KEYS FUNDING LLC-6021 holder of Tax Certificate No. 01618, issued the 1st day of June, A.D., 2021 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

BEG AT INTER OF ELY EXT OF N LI OF SEC 46 TWP 1S RGE 30W & W R/W LI OF PALAFOX H/W (66-FT R/W) N 17 DEG 53 MIN W ALG SD W LI 1067 35/100 FT S 72 DEG 7 MIN W 447 57/100 FT T0 WLY R/W LI OF PENSACOLA BLVD (125-FT R/W) S 38 DEG 53 MIN E ALG SD R/W LI 28 92/100 FT TO S R/W LI OF BOONE RD (60 FT R/W) FOR POB CONT SAME COURSE 107 11/100 FT S 72 DEG 7 MIN W 280 FT N 22 DEG 41 MIN W 100 4/10 FT TO SLY R/W LI OF SD RD N 72 DEG 7 MIN E ALG SD R/W LI 250 FT TO POB OR 4088 P 1088 OR 7296 P 523 OR 7349 P 1725 LESS OR 586 P 479 COUNTY RD R/W

SECTION 47, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 043021625 (0224-03)

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

FREDS TRUCK ACCESSORIES LLC

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 February, which is the **7th** day of February 2024.

Dated this 14th day of December 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.

COMPTROLES

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

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Post Property:

5525 PENSACOLA BLVD 32505

BALL COUNT ELECT

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

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Personal Services:

FREDS TRUCK ACCESSORIES LLC 681 GREYWOOD DRIVE ALTAMONTE SPRINGS, FL 32701 PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE 0224 - 03

Document Number: ECSO23CIV046280NON

Agency Number: 24-002429

Court: TAX DEED
County: ESCAMBIA

Case Number: CERT NO 01618 2021

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff:

RE FREDS TRUCK ACCESSORIES LLC

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 12/27/2023 at 8:58 AM and served same at 11:42 AM on 1/3/2024 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY, the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS

CHIP W SIMMONS, SHERIFF ESCAMBIA COUNTY, FLORIDA

Rν

CYPRET, CPS

Service Fee:

\$40.00

Receipt No:

BILL

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 February 7, 2024, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

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Dated this 14th day of December 2023.

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Post Property:

5525 PENSACOLA BLVD 32505

COMPTRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

Seminole County Sheriff's Office – Civil Division

Person or Company to be

FREDS TRUCK ACCESSORIES LLC 681 GREYWOOD DRIVE Altamonte Springs, FL 32701 ORIGINAL

Served

Plaintiff:

KEYS FUNDING LLC-6021

VS.

FREDS TRUCK ACCESSORIES LLC

Defendant

Case #:
Court:

21-01618

ESCAMBIA COUNTY/CIRCUIT COURT

Type of Writ: TAX WARNING

Due Date:

Sheriff's #: 23013685

Received the above named writ on 12/28/2023 at 1:18 PM and served/returned the same on: 12/29/2023 at 8:55 AM in SEMINOLE COUNTY, FLORIDA, as follows:

Posted Tax Warning

By posting a true copy of this writ with the date and hour of service endorsed thereon by me to a conspicuous place on the property described within after making at least one (1) attempt that a tenant could not be found and there was no person residing therein, fifteen (15) years of age or older upon whom service could be made.

Special Remarks:

POSTED ON FRONT DOOR

Dennis M. Lemma, SHERIFF SEMINOLE COUNTY, FLORIDA

/s/ Justin Westmoreland 104097

Deputy Sheriff/Civil Process Officer

FREDS TRUCK ACCESSORIES LLC [0224-03] 681 GREYWOOD DRIVE ALTAMONTE SPRINGS, FL 32701 FREDS TRUCK ACCESSORIES LLC [0224-03] 5525 PENSACOLA BLVD PENSACOLA, FL 32505

9171 9690 0935 0128 0719 03

9171 9690 0935 0128 0718 97

WING CHONG AND RANDY CHONG
[0224-03]
7209 RAMPART WAY
PENSACOLA, FL 32505

9171 9690 0935 0128 0718 80

Redeemed

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 KEYS FUNDING LLC-6021 holder of Tax Certificate No. 01618, issued the 1st day of June, A.D., 2021 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

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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 February, which is the 7th day of February 2024.

Dated this 21st day of December 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

4WR1/3-1/24TD

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-01618** in the Escambia County Court was published in said newspaper in and was printed and released on January 3, 2024; January 10, 2024; January 17, 2024; and January 24, 2024.

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.

MALCOLM BALLINGER, PUBLISHER FOR THE SUMMATION WEEKLY

STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of N physical presence or online notarization, this 24th day of January, 2024, by MALCOLM BALLINGER, who is personally known to me.

X

, NOTARÝ PUBLÍC

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