#### 512 R. 12/16

## **APPLICATION FOR TAX DEED**

Section 197.502, Florida Statutes

Application Number: 2300200

To: Tax	Collector of	ESCAMBIA COUNTY	_, Florida			
PO BOX	INDING LLC - 2 645040 ATI, OH 4526					
hold the	listed tax certif	icate and hereby surrender the	same to the Tax	Collector and	make tax deed applicati	on thereon:
Accou	unt Number	Certificate No.	Date		Legal Description	
	30-000	2021/3352	06-01-2021	LT 180 BLK 8333 P 189	10 NAVY POINT PB 1 CA 226	P 100 OR
l agree	pay any curre redeem all ou pay all deline pay all Tax C Sheriff's cost	ent taxes, if due and utstanding tax certificates plus in quent and omitted taxes, plus in ollector's fees, property informans, if applicable.	nterest covering that	e property. Clerk of the Co	ourt costs, charges and fe	
	ed is the tax salure in my posse	e certificate on which this applicession.	cation is based and	all other certi	ficates of the same legal	aescription
KEYS PO BC	onic signature of FUNDING LLO DX 645040 NNATI, OH 4	C - 2021				
					04-19-2023 Application Date	
		Applicant's signature				

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 <u>08/02/2023</u> Signature, Clerk of Court or Designee

### INSTRUCTIONS + 6.25

#### Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

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

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

#### Clerk of Court (complete Part 5)

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

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



## **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

0823.67

Part 1: Tax Deed	Application Infor	mation						
Applicant Name Applicant Address	KEYS FUNDING LL PO BOX 645040 CINCINNATI, OH	40		Application date		Apr 19, 2023		
Property description	GEORGE CHARLES E 409 YORK ST GULF BREEZE, FL 32561			Certificate #		2021 / 3352		
312 BRYANT RD 08-2030-000 LT 180 BLK 10 NAVY POINT PB 1 P 100 OR 8333 P 189 CA 226					Date certificate issued		06/01/2021	
Part 2: Certificat	es Owned by App	licant an	d Filed w	ith Tax Deed	Application	n		
Column 1 Certificate Numbe	Columi Date of Certifi		_	olumn 3 unt of Certificate		lumn 4 terest	Column 5: Total (Column 3 + Column 4)	
# 2021/3352	06/01/2		1 ace Airio	1,438.14	<del> </del>		<del></del>	
			<u> </u>		<b>→</b>	Part 2: Total	1,510.0	
Part 3: Other Ce	rtificates Redeem	ed by Ap	plicant (C	ther than Co	unty)		And the second second	
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Coli Face A	umn 3 mount of Certificate	Column 4 Tax Collector's	Column 4 Column 5		Total (Column 3 + Column 4 + Column 5)	
# 2022/3601	06/01/2022		1,615.54	6.25 80.78		1,702.57		
	1				ı	Part 3: Total	1,702.57	
Part 4: Tax Colle	ector Certified Am	ounts (L	ines 1-7)	1.				
1. Cost of all cert	ificates in applicant's	possessio	n and othe			applicant ts 2 + 3 above	3,212.62	
2. Delinquent tax	es paid by the applica	ant					0.00	
3. Current taxes	paid by the applicant			, , , , , , , , , , , , , , , , , , , ,			0.00	
4. Property inform	nation report fee				-		200.00	
5. Tax deed appl	ication fee						175.00	
6. Interest accrue	ed by tax collector und	der s.197.5	542, F.S. (s	ee Tax Collecto	or Instruction	ns, page 2)	0.00	
7.					Total Pa	id (Lines 1-6)	3,587.62	
	nformation is true and				y informatio	n report fee, a	nd tax collector's fees	
D	VQ.				<u>E</u> :	<u>scambia,</u> Flori	da	
Sign here:	ature, Pax Collector or Des				Date _	April 26th,	2023	

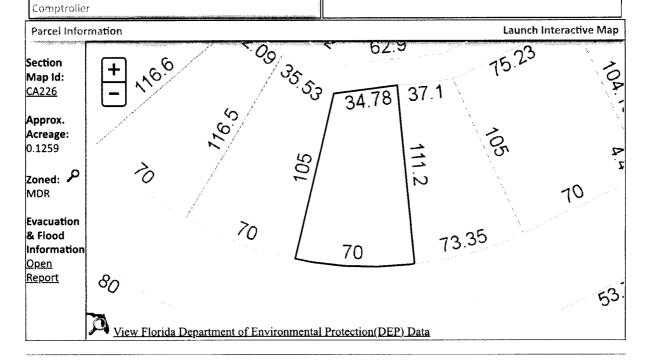
Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

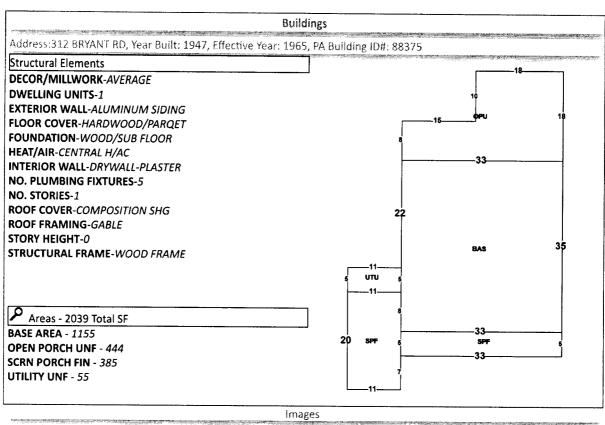
**Real Estate Search** 

**Tangible Property Search** 

Sale List

◆ Nav. Mode									Printer Frie	endly Version
General Infor	General Information									
Parcel ID:	Parcel ID: 502S306090185010						Land	Imprv	Total	<u>Cap Val</u>
Account: 082030000				2022	\$20,000	\$91,300	\$111,300	\$104,836		
Owners: GEORGE CHARLES E			2021	\$20,000	\$75,306	\$95,306	\$95,306			
Mail: 409 YORK ST GULF BREEZE, FL 32561		2020	\$20,000	\$65,996	\$85,996	\$84,276				
<b>Situs:</b> 312 BRYANT RD 32507						Disclaimer				
Use Code: SINGLE FAMILY RESID 🔑							<u></u>	, , , , , , , , , , , , , , , , , , ,		
Taxing COUNTY MSTU Authority:				<u></u>		Tax Estima				
Tax Inquiry: Open Tax Inquiry Window					<u>ow</u>	Fi	le for New I	Homestead	Exemption	Online
Tax Inquiry lir Escambia Cou		,		sford	:					
Sales Data	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,					2022 C	ertified Roll E	xemptions		
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None		***************************************		
07/10/2020	8333	189	\$110,000	WD	D <sub>o</sub>				wa	
09/02/2010	6631	1026	\$100	QC	Ľ,	-00000000000000000000000000000000000000	escription			
03/1999	4380	1476	\$63,300	WD	C <sub>2</sub>	LT 180 BLK 10 NAVY POINT PB 1 P 100 OR 8333 P 189 CA				
11/1987	2484	977	\$43,900	WD	C <sub>o</sub>					
01/1985	2013	115	\$35,700	WD	Ľ,					
07/1980	1459	837	\$30,200	WD	Ľ,	Extra F	eatures	· · · · · · · · · · · · · · · · · · ·		
Official Recor	unty C	•				FRAME	BUILDING		and the second	





9/14/2020 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:04/27/2023 (tc.6168)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2023036989 5/9/2023 4:14 PM
OFF REC BK: 8974 PG: 1677 Doc Type: TDN

#### NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** – 2021 holder of **Tax Certificate No. 03352**, 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 180 BLK 10 NAVY POINT PB 1 P 100 OR 8333 P 189 CA 226

**SECTION 50, TOWNSHIP 2 S, RANGE 30 W** 

TAX ACCOUNT NUMBER 082030000 (0823-67)

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

#### **CHARLES E GEORGE**

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Wednesday in the month of August, which is the 2nd day of August 2023.

Dated this 5th day of May 2023.

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

COMPTRO

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk





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

Tax Deed - Redemption Calculator
Account: 082030000 Certificate Number: 003352 of 2021

Redemption Yes 🗸	Application Date 4/19/2023	Interest Rate 18%
	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date 8/2/2023	Redemption Date 5/31/2023
Months	4	1
Tax Collector	\$3,587.62	\$3,587.62
Tax Collector Interest	\$215.26	\$53.81
Tax Collector Fee	\$6.25	\$6.25
Total Tax Collector	\$3,809.13	\$3,647.68
Record TDA Notice	\$17.00	\$17.00
Clerk Fee	\$119.00	\$119.00
Sheriff Fee	\$120.00	\$120.00
Legal Advertisement	\$200.00	\$200.00
App. Fee Interest	\$27.36	\$6.84
Total Clerk	\$483.36	\$462.84 C L
Release TDA Notice (Recording)	\$10.00	\$10.00
Release TDA Notice (Prep Fee)	\$7.00	\$7.00
Postage	\$60.00	\$0.00
Researcher Copies	\$0.00	\$0.00
Total Redemption Amount	\$4,369.49	\$4,127.52
	Repayment Overpayment Refund Amount	\$241.97

#### **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 003352 Redeemed Date 5/31/2023

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

Clerk's Total = TAXDEED	\$483/36 \$3,790,52
Due Tax Collector = TAXDEED	\$3,09.13
Postage = TD2	\$60.90
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
71 U		4.14.3	FINANCIAL SUMI	WARY	
No Inforr	nation Availa	ble - See	Dockets		

#### **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: 082030000 Certificate Number: 003352 of 2021

Payor: CHARLES E GEORGE 409 YORK ST GULF BREEZE, FL 32561 Date 5/31/2023

Clerk's Check # 1	Clerk's Total	\$483/36 \$3.79
Tax Collector Check # 1	Tax Collector's Total	\$3,809.13
	Postage	\$60,00
	Researcher Copies	\$0.00
	Recording	\$10.00
	Prep Fee	\$7.00
	Total Received	<del>\$4,369.49</del>
		B381752

PAM CHILDERS
Clerk of the Circuit Cour

Received B

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# 2023043701 5/31/2023 3:22 PM
OFF REC BK: 8986 PG: 747 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 8974, Page 1677, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 03352, issued the 1st day of June, A.D., 2021

TAX ACCOUNT NUMBER: 082030000 (0823-67)

DESCRIPTION OF PROPERTY:

LT 180 BLK 10 NAVY POINT PB 1 P 100 OR 8333 P 189 CA 226

**SECTION 50, TOWNSHIP 2 S, RANGE 30 W** 

NAME IN WHICH ASSESSED: CHARLES E GEORGE

Dated this 31st day of May 2023.

COMPTAG

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

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

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

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

MIDLAND FUNDING LLC Plaintiff,

VS.

Case No.: 2015 SC 004076

CHARLES GEORGE Defendants.

#### **DEFAULT FINAL JUDGMENT**

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

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

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

JUDGE

DONE AND ORDERED in chambers, at ESCAMBIA County, Florida, on this day of \_\_\_\_\_\_\_\_, 2016.

Copies to:

MIDLAND FUNDING LLC, PO BOX 290335 TAMPA FL 33687

IL\_FL@mcmcg.com

Defendant(s): CHARLES GEORGE 211 CAROLINA DR PENSACOLA, F CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL ON FILE IN THIS OFFICE WITNESS MY HAND AND OFFICIAL SEAL PAM CHILDERS

OF THE CIRCUIT COURT & COMPTROLLER

ESCAMBIA COUNTY FLORIDA

\_\_D.Ç.

1-10-10

FL\_0402G File No.: 15-220016

Default Final Judgment

BK: 8333 PG: 190 Last Page

### **Abutting Roadway Maintenance**

STATE OF FLORIDA COUNTY OF SANTA ROSA

ATTENTION: Pursuant to Santa Rosa County Ordinance No. 95-05, sellers of residential lots are required to disclose to Buyers whether abutting roadways will be maintained by Santa Rosa County. Santa Rosa COUNTY WILL NOT ACCEPT FOR MAINTENANCE ANY ROADWAYS NOT BUILT OR IMPROVED TO MEET COUNTY STANDARDS. Ordinance 95-05 requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Santa Rosa County, Florida. Note: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgement by the County of the veracity of any disclosure statement.

Name of Roadway: 312 Bryant Road, Pensacola FL 32507

THE COUNTY (XX) HAS ACCEPTED ( ) HAS  $\underline{\text{NOT}}$  ACCEPTED THE ABUTTING ROADWAY FOR ( ) DIRT ( X ) PAVED MAINTENANCE.

Robert S. Garth

Date July 10, 2020

STATE OF COUNTY OF

Florida Santa Rosa

The foregoing instrument was acknowledged before me by physical presence this 10th day of July, 2020 by Robert S. Garth who has produced a driver's license as identification.

Notary Public

Date July 10, 2020

Charles E. George

STATE OF COUNTY OF

Florida Santa Rosa

The foregoing instrument was acknowledged before me by physical presence this 10th day of July, 2020 by Charles E. George, who has produced a driver's license as identification.

Intary Public

DEEDRA L. LAMY
Notary Public - State of Florida
Commission # GG 961566
My Comm. Expires Apr 2, 2024
Bonded through National Notary Assn.

DEEDRA L. LAMY
Notary Public - State of Florida
Commission # GG 961566
My Comm. Expires Apr 2, 2024
Bonded through National Notary Assn.

Recorded in Public Records 7/16/2020 4:42 PM OR Book 8333 Page 189, Instrument #2020057903, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$18.50 Deed Stamps \$770.00

Prepared by and return to:
Emerald Coast Title, Inc. - Gulf Breeze Branch
83 Baybridge
Gulf Breeze, FL 32561
850-972-1100
File Number: 2020-3313

[Space Above This Line For Recording Data]

#### Warranty Deed

This Warranty Deed made this 10th day of July, 2020 between Robert S. Garth and Kristin I. Garth, husband and wife whose post office address is 1041 Paradise Lane, Pensacola, FL 32506, grantor, and Charles E. George whose post office address is 409 York Street, Gulf Breeze, FL 32561, grantee:

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

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Escambia County, Florida to-wit:

Lot 180, Block 10 Navy Point, a subdivision of a portion of Section 50, Township 2 South, Range 30 West, as recorded in Plat Book 1 at Page 100-A, 100-B and 100-C of the Public Records of Escambia County, Florida.

Parcel Identification Number: 502S306090185010

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

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

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

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

Signed, sealed and delivered in our presence:

Witness Name: Deedra L. I

Robert S. Garth...

State of Florida County of Santa Rosa

The foregoing instrument was acknowledged before me by means of [X] physical presence or [ ] online notarization, this 10th day of July, 2020 by Robert S. Garth and Kristin I. Garth, who [ ] is personally known or [X] has produced a driver's

license as identification.

[Notary Seal]

Notary Public - State of Fiorida Commission # GG 961566 My Comm. Expires Apr 2, 2024 londed through National Notary Assn. Notary Public

Printed Name: Deedra L. Lamy

My Commission Expires: April 2, 2024

#### PROPERTY INFORMATION REPORT

May 26, 2023 Tax Account #:08-2030-000

## LEGAL DESCRIPTION EXHIBIT "A"

LT 180 BLK 10 NAVY POINT PB 1 P 100 OR 8333 P 189 CA 226

**SECTION 50, TOWNSHIP 2 S, RANGE 30 W** 

TAX ACCOUNT NUMBER 08-2030-000(0823-67)

#### PERDIDO TITLE & ABSTRACT, INC.

#### PROPERTY INFORMATION REPORT

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

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

**CERTIFICATION: TITLE SEARCH FOR TDA** 

TAX DEED SALE DATE:	AUG 2, 2023		
TAX ACCOUNT #:	08-2030-000		
CERTIFICATE #:	2021-3352		
those persons, firms, and/or agencies having	Statutes, the following is a list of names and addresses of glegal interest in or claim against the above-described tificate is being submitted as proper notification of tax deed		
YES NO  ☐ Notify City of Pensacola, P.O. ☐ Notify Escambia County, 190 ☐ Homestead for 2022 tax year	Governmental Center, 32502		
CHARLES E GEORGE	CHARLES E GEORGE		
312 BRYANT RD	409 YORK ST		
PENSACOLA, FL 32507	<b>GULF BREEZE, FL 32561</b>		

CHARLES GEORGE 211 CAROLINA DR PENSACOLA, FL 32534

MIDLAND FUNDING LLC PO BOX 290335 TAMPA, FL 33687

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

Certified and delivered to Escambia County Tax Collector, this 26<sup>th</sup> day of May, 2023. PERDIDO TITLE & ABSTRACT, INC.

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

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

#### PROPERTY INFORMATION REPORT

#### **CONTINUATION PAGE**

May 26, 2023

Tax Account #: 08-2030-000

- 1. The Grantee(s) of the last deed(s) of record is/are: CHARLES E GEORGE
  - By Virtue of Warranty Deed recorded 7/16/2020 in OR 8333/189
- 2. The land covered by this Report is: See Attached Exhibit "A"
- **3.** The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:
  - a. Judgment in favor of Midland Funding LLC recorded 4/21/2016 OR 7511/976
- 4. Taxes:

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

Tax Account #: 08-2030-000 Assessed Value: \$104,836.00

**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.



#### PROPERTY INFORMATION REPORT

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

SCOTT LUNSFORD,	ESCAMBIA COUNTY TAX	X COLLECTOR		
TAX ACCOUNT #:	08-2030-000	_ CERTIFICATE #: _	2021-33	352
REPORT IS LIMITED	OT TITLE INSURANCE. THE O TO THE PERSON(S) EXP FORT AS THE RECIPIENT(S	RESSLY IDENTIFIED E	BY NAME IN TH	E PROPERTY
listing of the owner(s) tax information and a l encumbrances recorde title to said land as list	repared in accordance with the of record of the land described isting and copies of all opened in the Official Record Booked on page 2 herein. It is the If a copy of any document list.	ed herein together with cu or unsatisfied leases, mor as of Escambia County, F responsibility of the party	rrent and delinque tgages, judgments lorida that appear y named above to	ent ad valorem and to encumber the verify receipt of
and mineral or any sub	t to: Current year taxes; taxes surface rights of any kind or ps, boundary line disputes, ar of the premises.	nature; easements, restric	tions and covenan	ts of record;
	nsure or guarantee the validity rance policy, an opinion of tit			
Use of the term "Repo	rt" herein refers to the Proper	ty Information Report and	d the documents a	ttached hereto.
Period Searched:	May 10, 2003 to and include	ding May 10, 2023	Abstractor:	Pam Alvarez

Michael A. Campbell, As President

BY

THE ATTACHED REPORT IS ISSUED TO:

Dated: May 26, 2023