APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

Application Number: 2300199

To: Tax Collector of_____ESCAMBIA COUNTY_____, Florida

I,

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

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

Account Number	Certificate No.	Date	Legal Description
09-0346-208	2021/3568	06-01-2021	LT 4 BLK A BELL RIDGE FOREST PB 13 P 65 OR 4595 P 614

I agree to:

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

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

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

04-19-2023
Application Date

_____
Applicant's signature

Part 5: Clerk of Court Certified Amounts (Lines 8-14)

8.	Processing tax deed fee	
9.	Certified or registered mail charge	
10.	Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11.	Recording fee for certificate of notice	
12.	Sheriff's fees	
13.	Interest (see Clerk of Court Instructions, page 2)	
14.	**Total Paid** (Lines 8-13)	
15.	Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	80,246.00
16.	Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	

Sign here: _____

Signature, Clerk of Court or Designee

Date of sale ___08/02/2023___

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

0823.69

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 6021 US BANK CF KEYS FUNDING LLC - 6021 PO BOX 645040 CINCINNATI, OH 45264-5040	Application date	Apr 19, 2023
Property description	WATERS MEL L 9340 BELL RIDGE DR PENSACOLA, FL 32526 9340 BELL RIDGE DR 09-0346-208 LT 4 BLK A BELL RIDGE FOREST PB 13 P 65 OR 4595 P 614	Certificate #	2021 / 3568
		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)
# 2021/3568	06/01/2021	1,879.33	93.97	1,973.30
			→Part 2: Total*	1,973.30

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)
# 2022/3833	06/01/2022	1,930.44	6.25	96.52	2,033.21
				Part 3: Total*	2,033.21

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)	4,006.51
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
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)	4,381.51

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

Sign here:

Signature, Tax Collector or Designee

Escambia, Florida

Date ___April 26th, 2023___

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

1

Structural Elements

DECOR/MILLWORK-*ABOVE AVERAGE*
DWELLING UNITS-*1*
EXTERIOR WALL-*VINYL SIDING*
FLOOR COVER-*CARPET*
FOUNDATION-*SLAB ON GRADE*
HEAT/AIR-*CENTRAL H/AC*
INTERIOR WALL-*DRYWALL-PLASTER*
NO. PLUMBING FIXTURES-*6*
NO. STORIES-*1*
ROOF COVER-*DIMEN/ARCH SHNG*
ROOF FRAMING-*GABLE-HI PITCH*
STORY HEIGHT-*0*
STRUCTURAL FRAME-*WOOD FRAME*

Areas - 3787 Total SF

BASE AREA - *2307*
GARAGE FIN - *528*
OPEN PORCH FIN - *536*
SCRN PORCH FIN - *416*
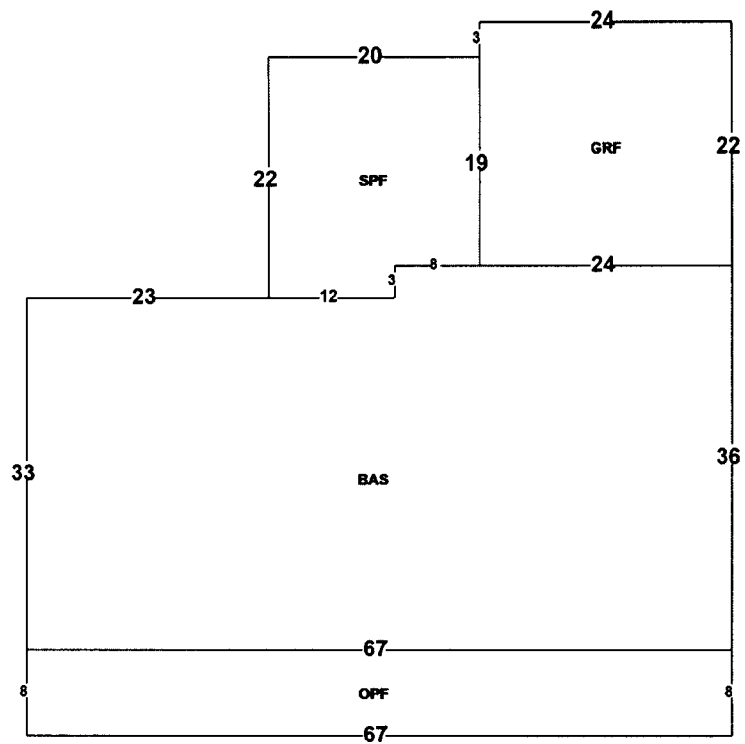
Images

2/26/2018 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

Parcel ID:	081S311103004001
Account:	090346208
Owners:	WATERS MEL L
Mail:	9340 BELL RIDGE DR PENSACOLA, FL 32526
Situs:	9340 BELL RIDGE DR 32526
Use Code:	SINGLE FAMILY RESID 🔍
Taxing Authority:	COUNTY MSTU
Tax Inquiry:	Open Tax Inquiry Window

Tax Inquiry link courtesy of Scott Lunsford
Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	*Cap Val*
2022	$40,000	$236,805	$276,805	$160,492
2021	$40,000	$188,780	$228,780	$155,818
2020	$40,000	$165,354	$205,354	$153,667

Disclaimer

Tax Estimator

File for New Homestead Exemption Online

Sales Data

Sale Date	Book	Page	Value	Type	Official Records (New Window)
08/2000	4595	614	$123,800	WD	🔍
08/1989	2737	475	$17,500	WD	🔍
08/1989	2737	474	$100	WD	🔍

Official Records Inquiry courtesy of Pam Childers
Escambia County Clerk of the Circuit Court and Comptroller

2022 Certified Roll Exemptions

HOMESTEAD EXEMPTION

Legal Description

LT 4 BLK A BELL RIDGE FOREST PB 13 P 65 OR 4595 P 614

Extra Features

None

Parcel Information   Launch Interactive Map

Section Map Id:
08-1S-31

Approx. Acreage:
0.5482

Zoned: 🔍
LDR

Evacuation & Flood Information
Open Report

BELL RIDGE DR

179.06

96.6

130

33.65

1̶9̶7̶ ̶1̶0̶

View Florida Department of Environmental Protection(DEP) Data

Buildings

Address:9340 BELL RIDGE DR, Year Built: 1989, Effective Year: 1989, PA Building ID#: 93282

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC – 6021** holder of **Tax Certificate No. 03568**, 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 4 BLK A BELL RIDGE FOREST PB 13 P 65 OR 4595 P 614

SECTION 08, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 090346208 (0823-69)

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

MEL L WATERS

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

Dated this 5th day of May 2023.

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

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk
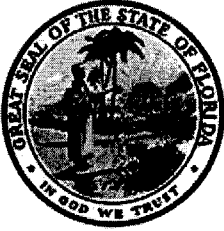
PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
Tax Deed - Redemption Calculator
Account: 090346208 Certificate Number: 003568 of 2021

Redemption	No ∨	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	$4,381.51	$4,381.51
Tax Collector Interest	$262.89	$65.72
Tax Collector Fee	$6.25	$6.25
Total Tax Collector	$4,650.65	$4,453.48 TC
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 CH
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	$5,211.01	$4,933.32 −120−200= $4,613.32
	Repayment Overpayment Refund Amount	$277.69
Book/Page	8974	1680

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

BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

Case # 2021 TD 003568
Redeemed Date 5/30/2023
Name MEL WATERS 9340 BELL RIDGE DR PENSACOLA, FL 32526

Clerk's Total = TAXDEED	$483.86 $4,596.32
Due Tax Collector = TAXDEED	$4,650.65
Postage = TD2	$60.00
ResearcherCopies = TD6	$0.00
Release TDA Notice (Recording) = RECORD2	$10.00
Release TDA Notice (Prep Fee) = TD4	$7.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
			FINANCIAL SUMMARY		

No Information Available - 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
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OPERATIONAL SERVICES
PROBATE
TRAFFIC

BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

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

COUNTY OF ESCAMBIA
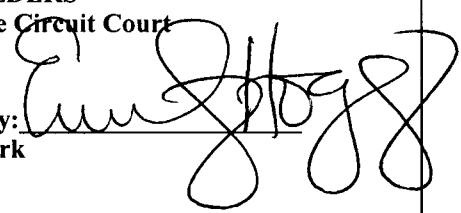**OFFICE OF THE**
CLERK OF THE CIRCUIT COURT

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 090346208 Certificate Number: 003568 of 2021

Payor: MEL WATERS 9340 BELL RIDGE DR PENSACOLA, FL 32526   **Date** 5/30/2023

Clerk's Check #	1	Clerk's Total	$483.66 $4,596.32
Tax Collector Check #	1	Tax Collector's Total	$4,630.65
		Postage	$60.00
		Researcher Copies	$0.00
		Recording	$10.00
		Prep Fee	$7.00
		Total Received	$5,211.01

$4,613.32

PAM CHILDERS
Clerk of the Circuit Court

Received By:
Deputy Clerk

RELEASE OF NOTICE OF APPLICATION FOR TAX DEED

Pursuant to § 197.502(5)(c), Florida Statutes, the Escambia County Clerk of Court fully releases the Notice of Tax Deed Application recorded at Official Records Book 8974, Page 1680, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 03568, issued the 1st day of June, A.D., 2021

TAX ACCOUNT NUMBER: **090346208 (0823-69)**

DESCRIPTION OF PROPERTY:

LT 4 BLK A BELL RIDGE FOREST PB 13 P 65 OR 4595 P 614

SECTION 08, TOWNSHIP 1 S, RANGE 31 W

NAME IN WHICH ASSESSED: MEL L WATERS

Dated this 30th day of May 2023.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

Recorded in Public Records 2/22/2023 9:30 AM OR Book 8933 Page 1111,
Instrument #2023013613, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording $10.00

THIS INSTRUMENT PREPARED BY:
Name: A.LAPP
Address: 28260 US98, STE C
DAPHNE, AL 36526
STATE OF FLORIDA
COUNTY OF ESCAMBIA

NOTICE OF COMMENCEMENT

Permit Number _____   Parcel ID Number (PID) __081S311103004001__

THE UNDERSIGNED hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement.

1. **DESCRIPTION OF PROPERTY:** (legal description of the property, and street address if available. Attach a separate if necessary)
    LT 4 BLK A BELL RIDGE FOREST PB 13 P 65 OR 4595 P 614
        9340 Bell Ridge Drive

2. **GENERAL DESCRIPTION OF IMPROVEMENT:** __Re-roofing of property__

3. **OWNER INFORMATION:**
    Name and address: __Mel L Waters__   9340 Bell Ridge Drive, Pensacola, FL 32526
    Interest in property: __OWNER__
    Name and address of fee simple titleholder (if other than Owner): _____

4. **CONTRACTOR:** (name, address and phone number): __Apex Roofing & Restoration, LLC__
    745 West SR 434 Ste. E Longwood, FL 32750

5. **SURETY:**
    Name, address and phone number: __N/A__
    Amount of bond $ _____

6. **LENDER:** (name, address and phone number) __N/A__

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by § 713.13(1)(a)7, Florida Statutes: (name, address and phone number) _____

8. In addition to him/herself, Owner designates _____ of _____
    receive a copy of the Lienor's Notice as provided in § 713.13(1)(b), Florida Statutes.

9. Expiration date of notice of commencement (the expiration date is 1 year from the date of recording unless a different date is specified) _____

WARNING TO OWNER: **ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART 1, SECTION 713.13 FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.**

STATE OF FLORIDA   COUNTY OF Escambia

OWNER'S SIGNATURE   Mel L Waters
                                                         OWNER'S PRINTED NAME

The foregoing instrument was acknowledged before me this 9th day of January , 20 23 by _____
__Mel L Waters__ . Who is personally known to me OR who has produced identification _____
FLDL W362-552-59-248-0 . VERIFICATION PURSUANT TO § 92.525 FLORIDA STATUTES.

UNDER PENALTIES OF PERJURY, I DECLARE THAT I HAVE READ THE FOREGOING AND THAT THE FACTS STATED IN IF IT ARE TRUE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

SIGNATURE OF OWNER OR OWNER'S
AUTHORIZED OFFICER/DIRECTOR/PARTNER/MANAGER   NOTARY PUBLIC – STATE OF FLORIDA

                                                 Dorothy Maier
                                                 Notary Public
                                                 State of Florida
                                                 #HH194493
                                                 Exp 11/03/2025

SIGNATORY'S TITLE/OFFICE   Dorothy Maier
                                                 PRINT OR STAMP COMMISSIONED NAME OF NOTARY

ESCAMBIA COUNTY BUILDING INSPECTIONS DIVISION

Form 100.15   Revised 10/8/09

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, and if not, what person or entity will be responsible for maintenance. 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 part of the public records of Escambia County, Florida. NOTE: Acceptance for filing
of 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: _____ Bell Ridge Dr._____

Legal Address of Property: _____ 9340 Bell Ridge Dr. Pensacola, FL 32526_____

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

This form completed by:

Southland Title of Pensacola, Inc.
_____
Name
1120 N. 12th Ave.
_____
Address
Pensacola, Florida 32501
_____
City, State, Zip Code

As to Seller(s):

Seller's Name: James D. McGowin

Seller's Name: Myra D. McGowin

Witness' Name: Amy Frederickson

Witness' Name: Carolyn Colley

As to Buyer(s):

Buyer's Name: Mel L. Waters

Buyer's Name: _____

Witness' Name: Amy Frederickson

Witness' Name: Carolyn Colley

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

FILE NO.   00-20702
DOC.   865.20 866.60
REC: 10.50
TOTAL   875.70

STATE OF FLORIDA
COUNTY OF Escambia

OR BK 4595 PG0614
Escambia County, Florida
INSTRUMENT 2000-762758
DEED DOC STAMPS PD @ ESC CO $ 866.60
08/18/00 ERNIE LEE MAGAHA, CLERK
By: _____

WARRANTY DEED

Tax ID # 08-1S-31-1103-004-001

KNOW ALL MEN BY THESE PRESENTS: That
James D. & Myra D. McGowin, husband and wife
21 Talladega Tr.
Pensacola, FL 35206
_____, Grantor*

for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations the receipt of which is hereby acknowledged has bargained, sold, conveyed and granted unto
Mel L. Waters, an unmarried man
_____, Grantee*

Address: 9340 Bell Ridge Dr. Pensacola, FL 32526

grantee's heirs, executors, administrators and assigns, forever, the following described property, situate, lying and being in the County of Escambia , State of Florida, to wit:

Lot 4, Block A, Bell Ridge Forest, a residential subdivision in a portion of Section 8, Township 1 South, Range 31 West, Escambia County, Florida, as recorded in Plat Book 13 at page 65 and 65 A of the public records of said County.

Prepared by:
Amy Frederickson
Southland Title of Pensacola, Inc.
1120 N. 12th Ave.
Pensacola, FL 32501

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

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

*Wherever used herein, the term "grantee/grantor" shall include the heirs, personal representatives, successors and/or assigns of the respective parties hereto, the use of singular member shall include the plural, and the plural the singular, the use of any gender shall include the genders.

IN WITNESS WHEREOF, grantor has hereunto set grantor's hand and seal on August 17, 2000

_____
Amy Frederickson

_____ (Seal)
James D. McGowin

_____ (Seal)

_____
Carolyn Colley

_____ (Seal)
Myra D. McGowin

_____ (Seal)

STATE OF Florida
COUNTY OF Escambia

The foregoing instrument was acknowledged before me this 17th day of August, 2000
by James D. McGowin and Myra D. McGowin, husband and wife

who is/are personally known to me or who has/have produced driver's licenses

as identification and who did take an oath.

My Commission expires:

(Seal)

_____
Notary Public
Serial Number:

AMY FREDERICKSON
Notary Public-State of FL
Comm. Exp. Oct. 30, 2001
Comm. No. CC805660

PROPERTY INFORMATION REPORT

May 26, 2023
Tax Account #:09-0346-208

LEGAL DESCRIPTION
EXHIBIT "A"

LT 4 BLK A BELL RIDGE FOREST PB 13 P 65 OR 4595 P 614

SECTION 08, TOWNSHIP 1 S, RANGE 31 W

TAX ACCOUNT NUMBER 09-0346-208(0823-69)

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 #: _____ 09-0346-208 _____

CERTIFICATE #: _____ 2021-3568 _____

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.

MEL L WATERS   APEX ROOFING & RESTORATION LLC
9340 BELL RIDGE DR   745 WEST SR 434 STE E
PENSACOLA, FL 32526   LONGWOOD, FL 32750

BELL RIDGE FOREST HOMEOWNER'S
ASSOCIATION INC
PO BOX 7682
PENSACOLA, FL 32534

Certified and delivered to Escambia County Tax Collector, this 26th 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.

May 26, 2023
Tax Account #: **09-0346-208**

1. The Grantee(s) of the last deed(s) of record is/are: **MEL L WATERS**

    By Virtue of Warranty Deed recorded 8/18/2000 in OR 4595/614

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. **Notice of Commencement in favor of Apex Roofing & Restoration LLC recorded 2/22/2023 OR 8933/1111**

4. Taxes:

    Taxes for the year(s) 2020-2022 are delinquent.
    Tax Account #: 09-0346-208
    Assessed Value: $160,492.00
    Exemptions: HOMESTEAD

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **BELL RIDGE FOREST HOMEOWNER'S ASSOCIATION INC**

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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #:   09-0346-208   CERTIFICATE #:   2021-3568

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

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

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

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

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

Period Searched: **May 15, 2003 to and including May 15, 2023**   Abstractor: **Pam Alvarez**

BY

[signature]

Michael A. Campbell,
As President
Dated: May 26, 2023