

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2300431

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
JPL INVESTMENTS CORP AND OCEAN BANK  
8724 SW 72 ST #382  
MIAMI, FL 33173,

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  |
|----------------|-----------------|------------|--|
| 11-3031-000    | 2021/5367       | 06-01-2021 | LT 9 BLK H 1ST HARVESTERS HOMES<br>ADDN PB 2 P 49 DB 511 P 663 OR 1194 P<br>452 OR 2716 P 37 |

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  
JPL INVESTMENTS CORP AND OCEAN BANK  
8724 SW 72 ST #382  
MIAMI, FL 33173

04-27-2023  
Application Date

\_\_\_\_\_  
Applicant's signature

| <b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>  |  |
|---|--|
| 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. <b>Total Paid (Lines 8-13)</b>  |  |
| 15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S. |  |
| 16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)                                |  |
| Sign here: _____ Date of sale <u>01/03/2024</u><br>Signature, Clerk of Court or Designee                  |  |

### INSTRUCTIONS

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

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

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

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

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

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

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

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

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

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

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

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

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

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



# CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

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

0124.53

## Part 1: Tax Deed Application Information

|                                     |   |                         |              |
|-------------------------------------|---|-------------------------|--------------|
| Applicant Name<br>Applicant Address | JPL INVESTMENTS CORP AND OCEAN BANK<br>8724 SW 72 ST #382<br>MIAMI, FL 33173  | Application date        | Apr 27, 2023 |
| Property description                | VAUGHN BEVERLY J EST OF<br>204 ROCKY AVE<br>CANTONMENT, FL 32533<br>204 ROCKY AVE<br>11-3031-000<br>LT 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2<br>P 49 DB 511 P 663 OR 1194 P 452 OR 2716 P 37 | Certificate #           | 2021 / 5367  |
|                                     |   | Date certificate issued | 06/01/2021   |

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

| Column 1<br>Certificate Number | Column 2<br>Date of Certificate Sale | Column 3<br>Face Amount of Certificate | Column 4<br>Interest | Column 5: Total<br>(Column 3 + Column 4) |
|--------------------------------|--------------------------------------|--|----------------------|--|
| # 2021/5367                    | 06/01/2021                           | 953.83                                 | 47.69                | 1,001.52                                 |
| → Part 2: Total*               |                                      |  |                      | 1,001.52                                 |

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

| Column 1<br>Certificate Number | Column 2<br>Date of Other<br>Certificate Sale | Column 3<br>Face Amount of<br>Other Certificate | Column 4<br>Tax Collector's Fee | Column 5<br>Interest | Total<br>(Column 3 + Column 4<br>+ Column 5) |
|--------------------------------|---|---|---------------------------------|----------------------|--|
| # 2022/5779                    | 06/01/2022                                    | 1,049.21  | 6.25                            | 52.46                | 1,107.92                                     |
| Part 3: Total*                 |   |   |                                 |                      | 1,107.92                                     |

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

|   |          |
|---|----------|
| 1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant<br>(*Total of Parts 2 + 3 above) | 2,109.44 |
| 2. Delinquent taxes paid by the applicant   | 0.00     |
| 3. Current taxes paid by the applicant  | 1,040.38 |
| 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)   | 3,524.82 |

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

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

Escambia, Florida

Date May 17th, 2023

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

+ \$6.25



# Chris Jones Escambia County Property Appraiser

[Real Estate Search](#)

[Tangible Property Search](#)

[Sale List](#)

[Back](#)

Nav. Mode ☒ Account ☐ Parcel ID

[Printer Friendly Version](#)

| General Information  |   | Assessments                                    |             |              |              |                |
|--|---|--|-------------|--------------|--------------|----------------|
| <b>Parcel ID:</b>  | 101N314101090008                        | <b>Year</b>                                    | <b>Land</b> | <b>Imprv</b> | <b>Total</b> | <b>Cap Val</b> |
| <b>Account:</b>  | 113031000                               | 2022   | \$12,000    | \$57,698     | \$69,698     | \$63,665       |
| <b>Owners:</b>   | VAUGHN BEVERLY J EST OF                 | 2021   | \$12,825    | \$45,428     | \$58,253     | \$57,878       |
| <b>Mail:</b>   | 204 ROCKY AVE<br>CANTONMENT, FL 32533   | 2020   | \$12,825    | \$39,792     | \$52,617     | \$52,617       |
| <b>Situs:</b>  | 204 ROCKY AVE 32533                     | <b>Disclaimer</b>                              |             |              |              |                |
| <b>Use Code:</b>   | SINGLE FAMILY RESID                     | <b>Tax Estimator</b>                           |             |              |              |                |
| <b>Taxing Authority:</b>   | COUNTY MSTU                             | <b>File for New Homestead Exemption Online</b> |             |              |              |                |
| <b>Tax Inquiry:</b>  | <a href="#">Open Tax Inquiry Window</a> |  |             |              |              |                |
| Tax Inquiry link courtesy of Scott Lunsford<br>Escambia County Tax Collector |   |  |             |              |              |                |

| Sales Data   |             |             |              |             |                                      | 2022 Certified Roll Exemptions  |  |
|--|-------------|-------------|--------------|-------------|--------------------------------------|---|--|
| <b>Sale Date</b>   | <b>Book</b> | <b>Page</b> | <b>Value</b> | <b>Type</b> | <b>Official Records (New Window)</b> | None  |  |
| 06/1989  | 2716        | 37          | \$100        | QC          |                                      | <b>Legal Description</b>  |  |
| 01/1978  | 1194        | 452         | \$6,500      | WD          |                                      | LT 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2 P 49 DB 511<br>P 663 OR 1194 P 452 OR 2716 P 37 |  |
| Official Records Inquiry courtesy of Pam Childers<br>Escambia County Clerk of the Circuit Court and<br>Comptroller |             |             |              |             |                                      | <b>Extra Features</b>   |  |
|  |             |             |              |             |                                      | METAL SHED  |  |

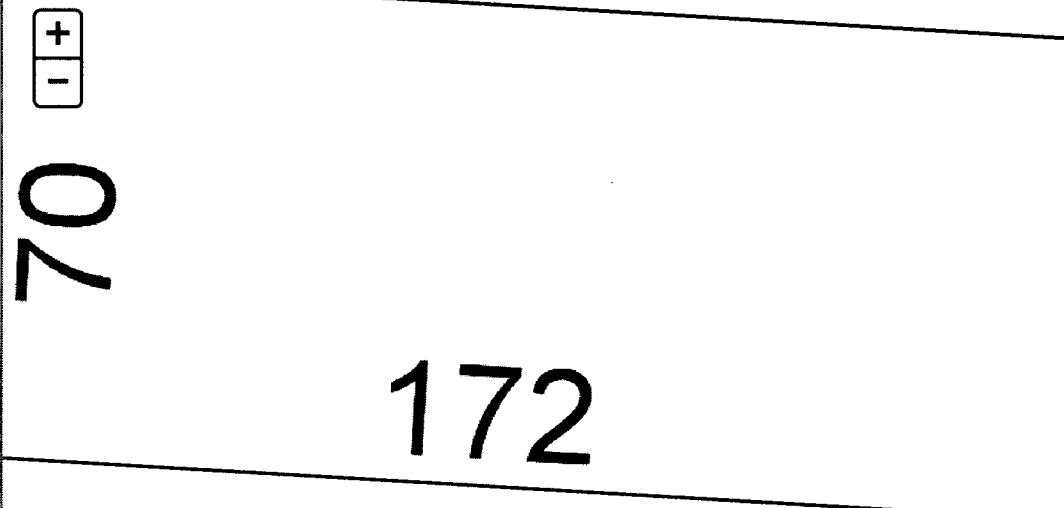
Parcel Information [Launch Interactive Map](#)

**Section Map Id:**  
10-1N-31-2

**Approx. Acreage:**  
0.2764

**Zoned:**

**Evacuation & Flood Information**  
[Open Report](#)



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

## Buildings

Address: 204 ROCKY AVE, Year Built: 1947, Effective Year: 1947, PA Building ID#: 7063

Structural Elements

DECOR/MILLWORK-AVERAGE

DWELLING UNITS-1

EXTERIOR WALL-VINYL SIDING

FLOOR COVER-HARDWOOD/PARQET

FOUNDATION-WOOD/SUB FLOOR

HEAT/AIR-CENTRAL H/AC

INTERIOR WALL-DRYWALL-PLASTER

NO. PLUMBING FIXTURES-3

NO. STORIES-1

ROOF COVER-COMPOSITION SHG

ROOF FRAMING-GABLE

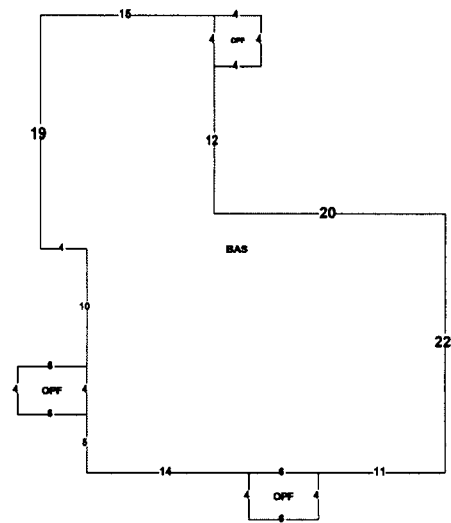
STORY HEIGHT-0

STRUCTURAL FRAME-WOOD FRAME

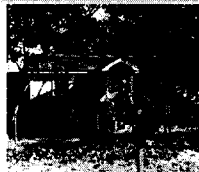
Areas - 998 Total SF

BASE AREA - 934

OPEN PORCH FIN - 64



Images



12/23/2015 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:05/19/2023 (tc.5920)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **JPL INVESTMENTS CORP AND OCEAN BANK** holder of **Tax Certificate No. 05367**, 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 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2 P 49 DB 511 P 663 OR 1194 P 452 OR 2716 P 37**

**SECTION 10, TOWNSHIP 1 N, RANGE 31 W**

**TAX ACCOUNT NUMBER 113031000 (0124-53)**

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

**BEVERLY J VAUGHN EST OF**

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of January, which is the **3rd** day of **January 2024**.

Dated this 23rd day of May 2023.

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



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 11-3031-000 CERTIFICATE #: 2021-5367

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: October 10, 2003 to and including October 10, 2023 Abstractor: Alicia Hahn

BY

Michael A. Campbell,  
As President  
Dated: October 13, 2023

**PROPERTY INFORMATION REPORT**  
**CONTINUATION PAGE**

October 13, 2023

Tax Account #: **11-3031-000**

1. The Grantee(s) of the last deed(s) of record is/are: **EST OF BEVERLY J VAUGHN**

**By Virtue of Quit Claim Deed recorded 6/19/1989 in OR 2716/37**

**ABSTRACTOR'S NOTE: WE FIND NO EVIDENCE OF DEATH OR PROBATE FOR BEVERLY J VAUGHN RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.**

2. The land covered by this Report is: **See Attached Exhibit "A"**
3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:
- a. **Mortgage in favor of Escambia County recorded 9/13/1989 OR 2752/236**
  - b. **Lien in favor of Emerald Coast Utilities Authority recorded 11/7/2016 OR 7618/687**

4. Taxes:

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

**Tax Account #: 11-3031-000**

**Assessed Value: \$63,665.00**

**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:** JAN 3, 2024

**TAX ACCOUNT #:** 11-3031-000

**CERTIFICATE #:** 2021-5367

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                                  |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Notify City of Pensacola, P.O. Box 12910, 32521        |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Notify Escambia County, 190 Governmental Center, 32502 |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Homestead for <u>2022</u> tax year.                    |

**EST OF BEVERLY J VAUGHN**  
**204 ROCKY AVE**  
**CANTONMENT, FL 32533**

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

**ESCAMBIA COUNTY COMMUNITY DEVELOPMENT OFFICE**  
**1190 WEST LEONARD ST, STE 3, ROOM C-33**  
**PENSACOLA, FL 32501**

**Certified and delivered to Escambia County Tax Collector, this 13<sup>th</sup> day of October, 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**

**October 13, 2023**

**Tax Account #:11-3031-000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2 P 49 DB 511 P 663 OR 1194 P 452 OR 2716 P 37**

**SECTION 10, TOWNSHIP 1 N, RANGE 31 W**

**TAX ACCOUNT NUMBER 11-3031-000(0124-53)**

9.00 + 1.50  
11.05

2716PC 037

QUIT CLAIM DEED

Mayer Form 133  
PRINTED AND FOR SALE BY  
MAYER PRINTING COMPANY  
PENSACOLA, FLA.  
12272

State of Florida,

ESCAMBIA County

KNOW ALL MEN BY THESE PRESENTS, That r, Travis J. Vaughn,

for and in consideration of One Dollar and other valuable considerations-----  
----- DOLLARS,

the receipt whereof is hereby acknowledged, do remise, release, and quit claim unto

✓ Beverly J. Vaughn,

✓ 204 Rocky Ave. Cantonment, Fl. 32533

her heirs, executors, administrators and assigns, forever, the following described property, situated  
in the County of Escambia State of Florida to-wit:

Lot 9, Block H, according to Plat of "First Harvesters" Homes  
Addition and the Re-subdivision of Block D, Lots 3 to 9, inclusive,  
Harvesters "Homes Subdivision", which said plat is recorded in the  
Plat Book 2, Page 29 of the public records os Escambia County,  
Florida, subject to valid easements and restrictions of record.

D.S. PB. 55  
DATE June 19, 1989  
J. E. A. FLOWERS, COMPTROLLER  
BY: Barbara B. B. B. D.C.  
EXT. REG. #59-2043328-27-01

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in  
anywise appertaining, free from all exemptions and right of homestead.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 15th  
day of June A.D. 19 89.

Travis J. Vaughn (SEAL)  
(SEAL)

Signed, sealed and delivered in the presence of

Lori P. Carmack  
Carol Lowell

This instrument was prepared by:  
BARROW'S INCOME TAX SERVICE  
399 HWY. 97 S.  
CANTONMENT, FLA. 32533  
Address

State of FLORIDA }  
 County of ESCAMBIA }

This day, before the undersigned Notary Public, personally appeared \_\_\_\_\_  
Travis J. Vaughn  
 to me well known to be the individual described in and who executed the foregoing Quit Claim Deed,  
 and acknowledged that he executed the same for the uses and purposes therein expressed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal, this  
15 day of June, 1989.

Dattin  
 Notary

My commission expires: \_\_\_\_\_

NOTARY PUBLIC STATE OF FLORIDA  
 MY COMMISSION EXP. DATE: 12/31/90  
 BONDED \$100,000.00

IN BOOK & PAGE NOTED IN  
 JOE A. FLOWERS, COURT REPORTER  
 ESCAMBIA COUNTY

JUN 19 10 29 AM '89

FILED AND RECORDED IN  
 THE PUBLIC RECORDS OF  
 ESCAMBIA CO., FLA. ON

723818

Recorded in Public Records 11/7/2016 9:03 AM OR Book 7618 Page 687,  
Instrument #2016085530, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00

This Instrument Was Prepared  
By And Is To Be Returned To:  
LORETTA M LEE,  
Emerald Coast Utilities Authority  
9255 Sturdevant Street  
Pensacola, Florida 32514-0311



## NOTICE OF LIEN

### STATE OF FLORIDA COUNTY OF ESCAMBIA

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

LT 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2 P 49 DB 511 P 663 OR 1194 P 452 OR 2716 P 37

Customer: BEVERLY J VAUGHN


Account Number: 95822-77190

Amount of Lien: \$ 234.46, together with additional unpaid utility service charges, if any, which may accrue subsequent to the date of this notice and simple interest on unpaid charges at 18 percent per annum, or at such lesser rate as may be allowed by law.

This lien is imposed in accordance with Section 159.17, Florida Statutes, Chapter 92-248, Laws of Florida, as amended and Emerald Coast Utilities Authority Resolution 87-10, as amended, and this lien shall be prior to all other liens on such lands or premises except the lien of state, county, and municipal taxes and shall be on a parity with the lien of such state, county, and municipal taxes.

Provided however, that if the above-named customer has conveyed said property by means of deed recorded in the public records of Escambia County, Florida, prior to the recording of this instrument, or if the interest of the above-named customer is foreclosed by a proceeding in which notice of lis pendens has been filed prior to the recording of this instrument, this lien shall be void and of no effect.

Dated: 100116

 Laura E. Tesche  
Notary Public  
State of Florida  
My Commission Expires 08/11/2018  
Commission No. FF 088710

EMERALD COAST UTILITIES AUTHORITY

BY: Loretta M Lee

### STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 1 day of October, 2016, by LORETTA M LEE of the Emerald Coast Utilities Authority, who is personally known to me and who did not take an oath.

Laura E. Tesche  
Notary Public - State of Florida

RWK:ls  
Revised 05/31/11

9+1.51  
15.30  
20.30  
46.16

MORTGAGE DEED  
SHORT FORM

OR BOOK 2752 PG 236  
RAMCO FORM 91A

# This Indenture

Made this 5 th day of September, A. D. 19 89,  
Between

Beverly Vaughn

hereinafter called the Mortgagor, and Escambia County

hereinafter called the Mortgagee.

**Witnesseth**, That the said Mortgagor, for and in consideration of the sum of One Dollar to her in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, she granted, bargained and sold to the said Mortgagee, its heirs and assigns, forever, the following described land, situate, lying and being in the County of Escambia, State of Florida, to-wit:



LOT 9, BLOCK H, ACCORDING TO PLAT OF "FIRST HARVESTERS" HOMES ADDITION AND THE RE-SUBDIVISION OF BLOCK D, LOTS 3 TO 9, INCLUSIVE, HARVESTERS " HOMES SUBDIVISION", WHICH SAID PLAT IS RECORDED IN THE PLAT BOOK 2, PAGE 29, OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA, SUBJECT TO VALID EASEMENTS AND RESTRICTIONS OF RECORD.

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, her heirs, legal representatives or assigns, shall pay unto the said Mortgagee, its legal representatives or assigns, a certain promissory note dated the 5 th day of September, A. D. 19 89, for the sum of Ten Thousand, One Hundred Eighty One & 60/100 Dollars, (\$10,181.60) payable if property is transferred or sold with interest at Zero (0) per cent. from September 5, 1989 signed by Beverly Vaughn

and shall pay all sums payable hereunder, and perform, comply with and abide by each and every the stipulations, agreements, conditions and covenants of said promissory note and of this mortgage, and shall duly pay all taxes, and also insurance premiums reasonably required, and all costs and expenses including a reasonable attorney's fee, which said 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. **In Witness Whereof**, the said Mortgagor hereunto set her hand and seal the day and year first above written.

Signed, sealed and delivered in presence of us:

This Instrument prepared by:  
Address

Escambia County Community Development Office  
1190 West Leonard Street  
Suite 3, Room C-33  
Pensacola, Florida 32501

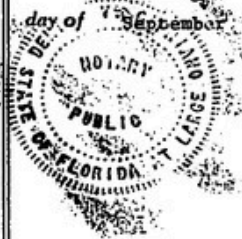
State of FLORIDA  
County of ESCAMBIA

**I Hereby Certify,** That on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared

Beverly Vaughn

to me known to be the person described in and who executed the foregoing instrument and acknowledged before me that s/he executed the same.

Witness my hand and official seal in the County and State last aforesaid this 5<sup>th</sup> day of September, A. D. 1989.



*Devisely Cipriano*  
Notary Public, NOTARY PUBLIC, STATE OF FLORIDA.  
My commission expires FEB. 28, 1990.  
My commission expires THRU NOTARY PUBLIC UNDERWRITERS

Date: Sept. 13, 1989  
Received \$ 15.30 in  
payment of Documentary Stamps  
Cert. # 59-204338-27-01 and  
\$ 20.36 in payment of  
Class "C" Intangible Personal  
Property Tax.  
Joe A. Flowers, Comptroller  
Escambia County, Florida  
By Barbara L. Hahn C.

Date

From

PROPERTY  
COUNTY COMPTROLLER  
MONEY SECURED BY  
Escambia County  
RECEIPT ONLY  
DEPT. CLERK, COMPTROLLER, DEPUTY.  
SHORT FORM  
Joe A.  
CLERK, COUNT  
PAYMENT

FILED IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA  
SEP 13 9 24 AM '89  
IN WITNESS WHEREOF  
I HAVE HEREBY SET MY HAND  
AT ESCAMBIA, FLORIDA

743288

**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

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

**CERTIFICATE # 05367 of 2021**

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

BEVERLY J VAUGHN EST OF ECUA  
204 ROCKY AVE                      9255 STURDEVANT ST  
CANTONMENT, FL 32533        PENSACOLA, FL 32514

ESCAMBIA COUNTY COMMUNITY DEVELOPMENT OFFICE  
1190 WEST LEONARD ST STE 3 ROOM C-33  
PENSACOLA FL 32501

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



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



## WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON January 3, 2024, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **JPL INVESTMENTS CORP AND OCEAN BANK** holder of **Tax Certificate No. 05367**, 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 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2 P 49 DB 511 P 663 OR 1194 P 452 OR 2716 P 37**

**SECTION 10, TOWNSHIP 1 N, RANGE 31 W**

**TAX ACCOUNT NUMBER 113031000 (0124-53)**

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

**BEVERLY J VAUGHN EST OF**

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of January, which is the **3rd** day of **January 2024**.

Dated this 16th day of November 2023.

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



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

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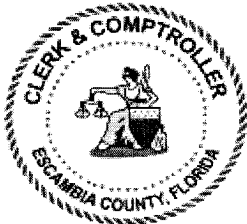
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### Post Property:

204 ROCKY AVE 32533



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

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### Personal Services:

BEVERLY J VAUGHN EST OF  
204 ROCKY AVE  
CANTONMENT, FL 32533

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

BEVERLY J VAUGHN EST OF [0124-53]  
204 ROCKY AVE  
CANTONMENT, FL 32533

9171 9690 0935 0127 2254 20

ECUA [0124-53]  
9255 STURDEVANT ST  
PENSACOLA, FL 32514

9171 9690 0935 0127 2254 37

ESCAMBIA COUNTY COMMUNITY  
DEVELOPMENT OFFICE [0124-53]  
1190 WEST LEONARD ST STE 3  
ROOM C-33  
PENSACOLA FL 32501

9171 9690 0935 0127 2254 44

Contact -  
Songs

**CERTIFIED MAIL™**

16-70-01810-8820\* 5555555555 108  
BCI 3250255555

NOT DELIVERABLE AS ADDRESSED  
RETURN TO SENDER  
UNABLE TO FORWARD

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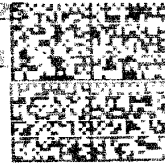
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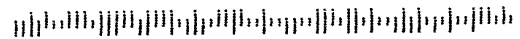
11/28/2025 ZIP 32502  
043M31219251

US POSTAGE

BEVERLY J VAUGHN EST OF [0124-53]  
204 ROCKY AVE  
CANTONMENT, FL 32533

2025 DEC -7 A 11:12  
FILED  
CANTONMENT, FL  
ESCAMBAGO COUNTY

32533-123804



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

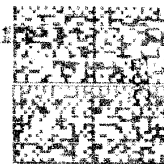
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IS POSTAGE

ESCAMBIA COUNTY COMMUNITY  
DEVELOPMENT OFFICE [0124-53]  
1190 WEST LEONARD ST STE 3  
ROOM C-33  
PENSACOLA FL 32501

NIXIE

322 PS 1

0012/04/23

RETURN TO SENDER  
ATTEMPTED - NOT KNOWN  
UNABLE TO FORWARD

ANK

BC: 3250258335

\*2638-09825-28-40

32502>5833

32501-1116

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

0124-53

Document Number: ECSO23CIV042973NON

Agency Number: 24-001655

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05367 2021

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: BEVERLY J VAUGHN EST OF  
**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 11/29/2023 at 9:35 AM and served same at 12:32 PM on 11/30/2023 in ESCAMBIA COUNTY, FLORIDA, by serving BEVERLY J VAUGHN EST OF , the within named, to wit: CARLTON VAUGHN, SON.

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_

  
A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

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## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **JPL INVESTMENTS CORP AND OCEAN BANK** holder of **Tax Certificate No. 05367**, 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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### Personal Services:

**BEVERLY J VAUGHN EST OF**  
204 ROCKY AVE  
CANTONMENT, FL 32533

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



By:  
Emily Hogg  
Deputy Clerk

2023 NOV 16 PM 4:00  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

0124-53

Document Number: ECSO23CIV042994NON

Agency Number: 24-001656

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05367 2021

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

Plaintiff: RE: BEVERLY J VAUGHN EST OF

Defendant:

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 11/29/2023 at 9:35 AM and served same at 4:21 PM on 11/29/2023 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO THE PROPERTY AS INSTRUCTED BY THE CLERKS OFFICE

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_

  
A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

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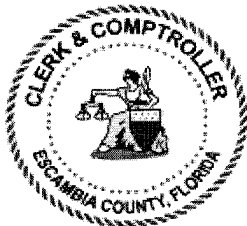
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### Post Property:

204 ROCKY AVE 32533



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

RECEIVED  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA  
NOV 16 2023



# Scott Lunsford, CFC • Escambia County Tax Collector

EscambiaTaxCollector.com

facebook.com/ECTaxCollector

twitter.com/escambiatc



## 2023

## REAL ESTATE

## TAXES

Notice of Ad Valorem and Non-Ad Valorem Assessments

SCAN TO PAY ONLINE

| ACCOUNT NUMBER | MILLAGE CODE | ESCROW CODE | PROPERTY REFERENCE NUMBER |
|----------------|--------------|-------------|---------------------------|
| 11-3031-000    | 06           |             | 101N314101090008          |

VAUGHN BEVERLY J EST OF  
204 ROCKY AVE  
CANTONMENT, FL 32533

PROPERTY ADDRESS:  
204 ROCKY AVE

EXEMPTIONS:

PRIOR YEAR(S) TAXES OUTSTANDING

2 / 5367

| AD VALOREM TAXES         |              |                |                  |                |              |
|--------------------------|--------------|----------------|------------------|----------------|--------------|
| TAXING AUTHORITY         | MILLAGE RATE | ASSESSED VALUE | EXEMPTION AMOUNT | TAXABLE AMOUNT | TAXES LEVIED |
| COUNTY                   | 6.6165       | 70,031         | 0                | 70,031         | 463.36       |
| PUBLIC SCHOOLS           |              |                |                  |                |              |
| BY LOCAL BOARD           | 1.9620       | 89,662         | 0                | 89,662         | 175.92       |
| BY STATE LAW             | 3.1820       | 89,662         | 0                | 89,662         | 285.30       |
| WATER MANAGEMENT         | 0.0234       | 70,031         | 0                | 70,031         | 1.64         |
| SHERIFF                  | 0.6850       | 70,031         | 0                | 70,031         | 47.97        |
| M.S.T.U. LIBRARY         | 0.3590       | 70,031         | 0                | 70,031         | 25.14        |
| ESCAMBIA CHILDRENS TRUST | 0.4365       | 70,031         | 0                | 70,031         | 30.57        |

TOTAL MILLAGE 13.2644

AD VALOREM TAXES \$1,029.90

| LEGAL DESCRIPTION   | TAXING AUTHORITY           | RATE | AMOUNT   |
|---|----------------------------|------|----------|
| LT 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2 P<br>49 DB 511 P 663 OR 1194 P 452 OR 271<br>See Additional Legal on Tax Roll | FP FIRE PROTECTION         |      | 125.33   |
|   | NON-AD VALOREM ASSESSMENTS |      | \$125.33 |

Pay online at EscambiaTaxCollector.com

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

COMBINED TAXES AND ASSESSMENTS \$1,155.23

| If Paid By | Dec 31, 2023 | Jan 31, 2024 | Feb 29, 2024 | Mar 31, 2024 |
|------------|--------------|--------------|--------------|--------------|
| Please Pay | \$1,120.57   | \$1,132.13   | \$1,143.68   | \$1,155.23   |

RETAIN FOR YOUR RECORDS

### 2023 REAL ESTATE TAXES

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

Make checks payable to:

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

P.O. BOX 1312

PENSACOLA, FL 32591

Pay online at EscambiaTaxCollector.com

PRIOR YEAR(S) TAXES  
OUTSTANDING

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

| PAY ONLY ONE AMOUNT |                          |
|---------------------|--------------------------|
| AMOUNT IF PAID BY   | Dec 31, 2023<br>1,120.57 |
| AMOUNT IF PAID BY   | Jan 31, 2024<br>1,132.13 |
| AMOUNT IF PAID BY   | Feb 29, 2024<br>1,143.68 |
| AMOUNT IF PAID BY   | Mar 31, 2024<br>1,155.23 |
| AMOUNT IF PAID BY   |                          |

DO NOT FOLD, STAPLE, OR MUTILATE

ACCOUNT NUMBER

11-3031-000

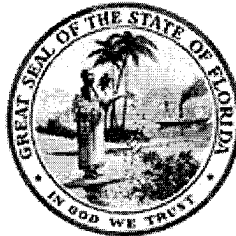
PROPERTY ADDRESS

204 ROCKY AVE

VAUGHN BEVERLY J EST OF  
204 ROCKY AVE  
CANTONMENT, FL 32533

1 113031000 2023 3

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



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

**BRANCH OFFICES  
 ARCHIVES AND RECORDS  
 JUVENILE DIVISION  
 CENTURY**

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

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT  
 High Bid Tax Deed Sale**

**Cert # 005367 of 2021 Date 1/3/2024  
 Name SERGEY OTKIDYCHEV**

**Cash Summary**

|              |             |
|--------------|-------------|
| Cash Deposit | \$2,450.00  |
| Total Check  | \$46,935.50 |
| Grand Total  | \$49,385.50 |

|  |             |                         |             |
|--|-------------|-------------------------|-------------|
| Purchase Price (high bid amount)             | \$49,000.00 | Total Check             | \$46,935.50 |
| + adv recording deed                         | \$10.00     | Adv Recording Deed      | \$10.00     |
| + adv doc. stamps deed                       | \$343.00    | Adv Doc. Stamps         | \$343.00    |
| + Adv Recording For Mailing                  | \$18.50     |                         |             |
|  |             |                         |             |
| Opening Bid Amount                           | \$5,678.24  | Postage                 | \$21.63     |
|  |             | Researcher Copies       | \$0.00      |
| - postage                                    | \$21.63     |                         |             |
| - Researcher Copies                          | \$0.00      |                         |             |
|  |             | Adv Recording Mail Cert | \$18.50     |
| - Homestead Exempt                           | \$0.00      |                         |             |
|  |             | Clerk's Prep Fee        | \$14.00     |
| =Registry of Court                           | \$5,656.61  | Registry of Court       | \$5,656.61  |
| Purchase Price (high bid)                    | \$49,000.00 |                         |             |
| -Registry of Court                           | \$5,656.61  | Overbid Amount          | \$43,321.76 |
| -advance recording<br>(for mail certificate) | \$18.50     |                         |             |
| -postage                                     | \$21.63     |                         |             |
| -Researcher Copies                           | \$0.00      |                         |             |
| = Overbid Amount                             | \$43,321.76 |                         |             |

**PAM CHILDERS**  
 Clerk of the Circuit Court

By:   
 Deputy Clerk

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

**PAM CHILDERS**  
 CLERK OF THE CIRCUIT COURT  
 ARCHIVES AND RECORDS  
 CHILDSUPPORT  
 CIRCUIT CIVIL  
 CIRCUIT CRIMINAL  
 COUNTY CIVIL  
 COUNTY CRIMINAL  
 DOMESTIC RELATIONS  
 FAMILY LAW  
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 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 005367**

**Sold Date 1/3/2024**

**Name SERGEY OTKIDYCHEV**

|                             |             |
|-----------------------------|-------------|
| RegistryOfCourtT = TAXDEED  | \$5,656.61  |
| overbidamount = TAXDEED     | \$43,321.76 |
| PostageT = TD2              | \$21.63     |
| Researcher Copies = TD6     | \$0.00      |
| prepFee = TD4               | \$14.00     |
| advdocstampsdeed = TAXDEED  | \$343.00    |
| advancerecording = TAXDEED  | \$18.50     |
| AdvRecordingDeedT = TAXDEED | \$10.00     |

| Date       | Docket      | Desc   | VIEW IMAGES |
|------------|-------------|--|-------------|
| 6/1/2021   | 0101        | CASE FILED 06/01/2021 CASE NUMBER 2021 TD 005367   |             |
| 5/19/2023  | TD83        | TAX COLLECTOR CERTIFICATION  |             |
| 5/19/2023  | TD84        | PA INFO  |             |
| 5/22/2023  | RECEIPT     | PAYMENT \$456.00 RECEIPT #2023039002   |             |
| 5/24/2023  | TD84        | NOTICE OF TDA  |             |
| 10/25/2023 | TD82        | PROPERTY INFORMATION REPORT  |             |
| 11/29/2023 | TD81        | CERTIFICATE OF MAILING   |             |
| 12/8/2023  | CheckVoided | CHECK (CHECKID 131440) VOIDED: ESCAMBIA SUN PRESS 605 S OLD CORRY FIELD RD PENSACOLA, FL 32507 |             |
| 12/8/2023  | CheckMailed | CHECK PRINTED: CHECK # 900036381 -- REGISTRY CHECK   |             |
| 12/20/2023 | TD84        | CERT MAIL TRACKING AND RETURNED MAIL   |             |
| 12/20/2023 | TD84        | SHERIFF'S RETURN OF SERVICE  |             |

**FEES**

| EffectiveDate        | FeeCode | FeeDesc                | TotalFee | AmountPaid | WaivedAmount | AmountOutstanding |
|----------------------|---------|------------------------|----------|------------|--------------|-------------------|
| 5/19/2023 3:21:22 PM | RECORD2 | RECORD FEE FIRST PAGE  | 10.00    | 10.00      | 0.00         | 0.00              |
| 5/19/2023 3:21:23 PM | TAXDEED | TAX DEED CERTIFICATES  | 320.00   | 320.00     | 0.00         | 0.00              |
| 5/19/2023 3:21:22 PM | TD4     | PREPARE ANY INSTRUMENT | 7.00     | 7.00       | 0.00         | 0.00              |
| 5/19/2023 3:21:23 PM | TD7     | ONLINE AUCTION FEE     | 59.00    | 59.00      | 0.00         | 0.00              |
| 5/19/2023 3:22:35 PM | TD10    | TAX DEED APPLICATION   | 60.00    | 60.00      | 0.00         | 0.00              |
|                      |         | Total                  | 456.00   | 456.00     | 0.00         | 0.00              |

**RECEIPTS**

| ReceiptDate           | ReceiptNumber | Received_from       | payment_amt | applied_amt | refunded_amt |
|-----------------------|---------------|---------------------|-------------|-------------|--------------|
| 5/22/2023 10:04:16 AM | 2023039002    | GREEN GULF GROUP CO | 456.00      | 456.00      | 0.00         |

|                       |                  | Total         | 456.00              | 456.00                   | 0.00                                  |
|-----------------------|------------------|---------------|---------------------|--------------------------|---------------------------------------|
| REGISTRY              |                  |               |                     |                          |                                       |
| CashierDate           | Type             | TransactionID | TransactionName     | Name                     | Status                                |
| 12/8/2023 11:27:19 AM | Check (outgoing) | 101849623     | ESCAMBIA SUN PRESS  | 605 S OLD CORRY FIELD RD | 200.00 900036381 CLEARED ON 12/8/2023 |
| 5/22/2023 10:04:16 AM | Deposit          | 101794446     | GREEN GULF GROUP CO |                          | 320.00 Deposit                        |
| Deposited             |                  |               | Used                | Balance                  |                                       |
| 320.00                |                  |               | 8,400.00            | -8,080.00                |                                       |

77169

Sergey Otkidychev

\$49,000.00

Deposit

\$2,450.00

ax deed auctions are due in conjunction with the final payment due at 11:00 AM CT on the following business day after the sale.

| Sale Date  | Case ID        | Parcel | Bidder | Winning Bid | Deposit | Auction Balance | Clerk Fees | Rec Fees | EA Fee | POPR Fee | Doc ** Stamps | Total Due   | Certificate Number | Name On Title                        | Title Address |
|------------|----------------|--------|--------|-------------|---------|-----------------|------------|----------|--------|----------|---------------|-------------|--------------------|--------------------------------------|---------------|
| 01/03/2024 | 2021 TD 005367 | 1      |        |             |         |                 |            |          |        | \$0.00   | \$343.00      | \$46,935.50 | 05367              | Sergey Nikolaevich Otkidy 4432 Decat |               |
| 01/03/2024 | 2021 TD 004699 | 1      |        |             |         |                 |            |          |        | \$0.00   | \$352.10      | \$48,179.60 | 04699              | Sergey Nikolaevich Otkidy 4432 Decat |               |
| 01/03/2024 | 2021 TD 003877 | 0      |        |             |         |                 |            |          |        | \$0.00   | \$30.10       | \$4,157.60  | 03877              | Herman A. Torres                     | 93 N Darlitz  |
| 01/03/2024 | 2021 TD 003378 | 5      |        |             |         |                 |            |          |        | \$0.00   | \$210.70      | \$28,848.20 | 03378              | HD Developments LLC                  | 2485 Greer    |
| 01/03/2024 | 2021 TD 003136 | 3      |        |             |         |                 |            |          |        | \$0.00   | \$68.60       | \$9,421.10  | 03136              | Reel Bentley QOF INC                 | 1009 Rever    |
| 01/03/2024 | 2021 TD 002836 | 3      |        |             |         |                 |            |          |        | \$0.00   | \$35.70       | \$4,923.20  | 02836              | Reginald Devaughn                    | 4610 bridge   |
| 01/03/2024 | 2021 TD 002589 | 1      |        |             |         |                 |            |          |        | \$0.00   | \$70.70       | \$9,708.20  | 02589              | brian pfister                        | 16609 hill n  |
| 01/03/2024 | 2021 TD 002082 | 1      |        |             |         |                 |            |          |        | \$0.00   | \$68.60       | \$9,421.10  | 02082              | Sergey Nikolaevich Otkidy 4432 Decat |               |
| 01/03/2024 | 2021 TD 001848 | 0      |        |             |         |                 |            |          |        | \$0.00   | \$52.50       | \$7,220.00  | 01848              | Dady Junior tiene                    | 1433 SW A     |
| 01/03/2024 | 2021 TD 001647 | 4      |        |             |         |                 |            |          |        | \$0.00   | \$541.80      | \$74,114.30 | 01647              | Sergey Nikolaevich Otkidy 4432 Decat |               |
| 01/03/2024 | 2021 TD 001637 | 4      |        |             |         |                 |            |          |        | \$0.00   | \$85.10       | \$8,942.60  | 01637              | Ingram Capital Ventures In           | 6012 Wynd     |
| 01/03/2024 | 2021 TD 001581 | 4      |        |             |         |                 |            |          |        | \$0.00   | \$184.80      | \$25,307.30 | 01581              | Coon Street Inc.                     | 4490 North    |
| 01/03/2024 | 2021 TD 000521 | 1      |        |             |         |                 |            |          |        | \$0.00   | \$129.50      | \$17,747.00 | 00521              | Pradeep M. Parekh                    | 754 boulder   |
| 01/03/2024 | 2016 TD 004673 | 2      |        |             |         |                 |            |          |        | \$0.00   | \$70.70       | \$9,708.20  | 04673              | Shane Willis                         | 2172 W 9 M    |
| 01/03/2024 | 2016 TD 003104 | 1      |        |             |         |                 |            |          |        | \$0.00   | \$41.30       | \$5,688.80  | 03104              | Christine Mae Gonzales Cl            | 6134 Brads    |

Edit Name on Title

Name on Title

Custom Fields

Style

Case Number: 2021 TD 005367

Result Date: 01/03/2024

Title Information:

Name: Sergey Nikolaevich Otkidychev

Address1: 4432 Decatur dr

Address2:

City: Ferndale

State: WA

Zip: 98248

Cancel

Update

Page 1 of 130View 1 - 15 of 15

TOTALS: Items Count: 15 Balance: \$307,420.00 Clerk Fees: \$0.00 Rec Fees: \$837.50 Doc Stamps: \$2,206.20 Total Due: \$310,322.70



Escambia  
**Sun Press**  
PUBLISHED WEEKLY SINCE 1948  
(Warrington) Pensacola, Escambia County, Florida

**STATE OF FLORIDA**

County of Escambia

Before the undersigned authority personally appeared **Michael P. Driver** who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a  
NOTICE in the matter of TAX DEED SALE

DATE – 01-03-2024 – TAX CERTIFICATE #'S 05367

in the CIRCUIT Court  
was published in said newspaper in the issues of

NOVEMBER 30 & DECEMBER 7, 14, 21, 2023

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

Digitally signed by Michael P Driver  
DN: cn=US, o=The Escambia Sun Press LLC,  
dnQualifier=A01410D00000181FD1A68F30006C09B, cn=Michael P  
Driver  
Date: 2023.12.21 10:10:39 -06'00'

**PUBLISHER**

Sworn to and subscribed before me this 21ST day of DECEMBER  
A.D., 2023

Digitally signed by Heather Tuttle  
DN: cn=US, o=The Escambia Sun Press LLC,  
dnQualifier=A01410C000001890CD5793600064AAE, cn=Heather Tuttle  
Date: 2023.12.21 10:15:27 -06'00'

**HEATHER TUTTLE**  
**NOTARY PUBLIC**



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

**NOTICE OF APPLICATION FOR  
TAX DEED**

NOTICE IS HEREBY GIVEN, That JPL INVESTMENTS CORP AND OCEAN BANK holder of Tax Certificate No. 05367, 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 9 BLK H 1ST HARVESTERS HOMES  
ADDN PB 2 P 49 DB 511 P 663 OR 1194  
P 452 OR 2716 P 37 SECTION 10,  
TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113031000  
(0124-53)

The assessment of the said property under the said certificate issued was in the name of BEVERLY J VAUGHN EST OF

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Wednesday in the month of January, which is the 3rd day of January 2024.

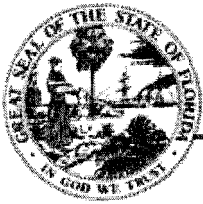
Dated this 22nd day of November 2023.

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

**PAM CHILDERS**  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA  
(SEAL)  
By: Emily Hogg  
Deputy Clerk

oaw-4w-11-30-12-07-14-21-2023





# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

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

BEVERLY J VAUGHN EST OF  
204 ROCKY AVE  
CANTONMENT, FL 32533

Tax Deed File # 0124-53  
Certificate # 05367 of 2021  
Account # 113031000

Property legal description:

**LT 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2 P 49 DB 511 P 663 OR 1194 P 452 OR 2716 P 37**

Pursuant to Chapter 197, F.S., the above property was sold at public sale on **January 3, 2024**, and a surplus of **\$42,647.22** (subject to change) will be held by this office for 120 days beginning on the date of this notice to benefit the persons having an interest in this property as described in section 197.502(4), Florida Statutes, as their interests may appear (except for those persons described in section 197.502(4)(h), Florida Statutes). To the extent possible, these funds will be used to satisfy any government lienholder of record before any claimant with a senior mortgage on the property and before distribution of any funds to any junior mortgage or lien claimant or to the former property owner. To be considered for payment of any portion of the surplus funds, you must file a notarized statement of claim with this office within 120 days of this notice.

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

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

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

Dated this 8th day of January 2024.

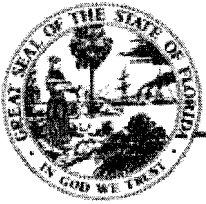


ESCAMBIA COUNTY CLERK OF COURT

By:   
Deputy Clerk

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

9171 9690 0935 0127 1842 08



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

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

ECUA  
9255 STURDEVANT ST  
PENSACOLA, FL 32514

Tax Deed File # 0124-53  
Certificate # 05367 of 2021  
Account # 113031000

Property legal description:

**LT 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2 P 49 DB 511 P 663 OR 1194 P 452 OR 2716 P 37**

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Dated this 8th day of January 2024.



ESCAMBIA COUNTY CLERK OF COURT

By:   
Deputy Clerk

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



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

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

ESCAMBIA COUNTY COMMUNITY DEVELOPMENT OFFICE  
\$0.00 DUE PER NEIGHBORHOOD ENTERPRISE DIV.///  
1190 WEST LEONARD ST STE 3 ROOM C-33  
PENSACOLA FL 32501

Tax Deed File # 0124-53  
Certificate # 05367 of 2021  
Account # 113031000

Property legal description:

**LT 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2 P 49 DB 511 P 663 OR 1194 P 452 OR 2716 P 37**

Pursuant to Chapter 197, F.S., the above property was sold at public sale on **January 3, 2024**, and a surplus of **\$42,647.22** (subject to change) will be held by this office for 120 days beginning on the date of this notice to benefit the persons having an interest in this property as described in section 197.502(4), Florida Statutes, as their interests may appear (except for those persons described in section 197.502(4)(h), Florida Statutes). To the extent possible, these funds will be used to satisfy any government lienholder of record before any claimant with a senior mortgage on the property and before distribution of any funds to any junior mortgage or lien claimant or to the former property owner. To be considered for payment of any portion of the surplus funds, you must file a notarized statement of claim with this office within 120 days of this notice.

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

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

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

Dated this 8th day of January 2024.



ESCAMBIA COUNTY CLERK OF COURT

By:   
Deputy Clerk

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

Tax Cert

Property Owner

Property Address

2021 TD 005367

Beverly J Vaughn Est of

204 Rocky Ave 32533

SOLD TO:

Sergey Otkidychov

\$ 49,000.00

Amt Available to Disburse \$

| Disbursed to/for:                      | Amount:       |
|--|---------------|
| Recording Fees (from TXD receipt)      | \$ 371.50 ✓   |
| Clerk Registry Fee (fee due clerk tab) | \$ 667.33 ✓   |
| Tax Collector Fee (from redeem screen) | \$ 6.25 ✓     |
| Certificate holder/taxes & app fees    | \$ 4,518.23 ✓ |
| Refund High Bidder unused sheriff fees | \$ 40.00 ✓    |
| Additional taxes                       | \$ 1,132.13 ✓ |
| Postage final notices                  | \$ 1.21 ✓     |
| ECUA                                   | \$ 572.89     |
|  | \$            |
|  | \$            |
|  | \$            |
|  | \$            |
|  | \$            |
|  | \$            |
|  | \$            |
|  | \$            |
|  | \$            |
|  | \$            |
|  | \$            |
|  | \$            |
|  | \$            |
|  | \$            |

| Check #                | Balance      |
|------------------------|--------------|
|                        | \$           |
| Key Fee in BM as OR860 | \$           |
|                        | \$           |
|                        | \$           |
|                        | \$           |
|                        | \$           |
|                        | \$ 42,654.43 |
|                        | \$ 42,647.22 |
|                        | \$ 42,614.33 |
|                        | \$           |
|                        | \$           |
|                        | \$           |
|                        | \$           |
|                        | \$           |
|                        | \$           |
|                        | \$           |
|                        | \$           |
|                        | \$           |
|                        | \$           |
|                        | \$           |

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

Post sale process:

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

Lien Information:

|   |          |         |        |
|---|----------|---------|--------|
| ✓ | 100. MTE | Due \$  | ✓      |
| ✓ | 252/2310 | Paid \$ | ✓      |
| ✓ | ECUA     | Due \$  | 572.89 |
| ✓ | 7618/687 | Paid \$ | 572.89 |
| ✓ |          | Due \$  |        |
| ✓ |          | Paid \$ |        |
| ✓ |          | Due \$  |        |
| ✓ |          | Paid \$ |        |
| ✓ |          | Due \$  |        |
| ✓ |          | Paid \$ |        |
| ✓ |          | Due \$  |        |
| ✓ |          | Paid \$ |        |
| ✓ |          | Due \$  |        |
| ✓ |          | Paid \$ |        |
| ✓ |          | Due \$  |        |
| ✓ |          | Paid \$ |        |

Notes:

COUNTY MTE. X due

Recorded in Public Records 11/7/2016 9:03 AM OR Book 7618 Page 687,  
Instrument #2016085530, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00

This Instrument Was Prepared  
By And Is To Be Returned To:  
LORETTA M LEE,  
Emerald Coast Utilities Authority  
9255 Sturdevant Street  
Pensacola, Florida 32514-0311



### NOTICE OF LIEN

#### STATE OF FLORIDA COUNTY OF ESCAMBIA

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

LT 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2 P 49 DB 511 P 663 OR 1194 P 452 OR 2716 P 37

Customer: BEVERLY J VAUGHN


Account Number: 95822-77190

Amount of Lien: \$ 234.46, together with additional unpaid utility service charges, if any, which may accrue subsequent to the date of this notice and simple interest on unpaid charges at 18 percent per annum, or at such lesser rate as may be allowed by law.

This lien is imposed in accordance with Section 159.17, Florida Statutes, Chapter 92-248, Laws of Florida, as amended and Emerald Coast Utilities Authority Resolution 87-10, as amended, and this lien shall be prior to all other liens on such lands or premises except the lien of state, county, and municipal taxes and shall be on a parity with the lien of such state, county, and municipal taxes.

Provided however, that if the above-named customer has conveyed said property by means of deed recorded in the public records of Escambia County, Florida, prior to the recording of this instrument, or if the interest of the above-named customer is foreclosed by a proceeding in which notice of lis pendens has been filed prior to the recording of this instrument, this lien shall be void and of no effect.

Dated: 100116

 Laura E. Tesche  
Notary Public  
State of Florida  
My Commission Expires 09/11/2019  
Commission No. FF 988719

EMERALD COAST UTILITIES AUTHORITY

BY: Loretta M Lee

#### STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 1 day of October, 2016, by LORETTA M LEE of the Emerald Coast Utilities Authority, who is personally known to me and who did not take an oath.

Laura E. Tesche  
Notary Public - State of Florida

RWK:ls  
Revised 05/31/11


## Mylinda Johnson (COC)

**From:** Cassandra Strickland <cassandra.strickland@ecua.fl.gov>  
**Sent:** Monday, January 8, 2024 10:58 AM  
**To:** Mylinda Johnson (COC)  
**Cc:** COC TaxDeeds  
**Subject:** [EXTERNAL]RE: ECUA LIEN PAYOFF REQUEST - 204 ROCKY AVE (TAX DEED CASE 2021 TD 05367)  
**Attachments:** 204 ROCKY AVE.pdf

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

Happy New Year!!

Please see below:

|                                    |  |
|------------------------------------|--|
| Termination Date                   | 7/6/2016   |
| Date Debt Paid                     | 1/20/2024  |
| Final Bill and or Write off Amount | \$234.46   |
| Number of Days*                    | 2754   |
| Interest %*                        | 18.00%   |
| Daily Rate of Interest*            | \$0.1156   |
| Total Interest*                    | \$318.43   |
| Total Amount Due*                  | \$552.89   |
|                                    |  |
|                                    |  |
| Balance                            | \$234.46   |
| Interest                           | \$318.43   |
| Recording Fee                      | \$20.00  |
| Total                              | \$572.89  |
|                                    |  |
| Daily Interest                     | \$0.12   |

*Thank you,*  
*Cassandra Strickland*

**Cassandra Strickland | Customer Service Team Leader | Emerald Coast Utilities Authority |**  
P.O. Box 17089 | Pensacola, FL. 32522-7089 | Web: [www.ecua.fl.gov](http://www.ecua.fl.gov) |  
Phone: (850) 969-6582 | Fax: (850) 969-1759 |



**From:** Mylinda Johnson (COC) <MJOHNSON@escambiaclerk.com>  
**Sent:** Monday, January 8, 2024 10:26 AM  
**To:** Cassandra Strickland <cassandra.strickland@ecua.fl.gov>  
**Cc:** COC TaxDeeds <TaxDeeds@escambiaclerk.com>  
**Subject:** ECUA LIEN PAYOFF REQUEST - 204 ROCKY AVE (TAX DEED CASE 2021 TD 05367)

**\*\*WARNING: DO NOT CLICK links or attachments from unknown senders**

Good morning, again. ☺

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

Thanks,  
Mylinda



**Mylinda Johnson**  
Operations Supervisor  
850-595-4813  
[mjohnson@escambiaclerk.com](mailto:mjohnson@escambiaclerk.com)

**Office of Pam Childers**  
**Escambia County Clerk of the Circuit Court**  
**& Comptroller**  
221 Palafox Place Ste 110, Pensacola, FL 32502  
[www.EscambiaClerk.com](http://www.EscambiaClerk.com)

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

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

## Mylanda Johnson (COC)

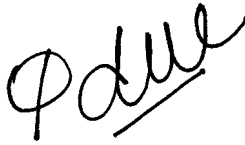
---

**From:** Derrick A. Williams  
**Sent:** Friday, January 5, 2024 4:21 PM  
**To:** Mylanda Johnson (COC)  
**Subject:** Re: 204 Rocky Avenue

Hello, Mylanda.

I have researched the mortgage for Beverly Vaughn, 204 Rocky Avenue, Cantonment, FL. The terms of the mortgage have expired and the balance due is zero. I will prepare a cancellation to be executed and recorded.

Thanks!



Derrick Williams  
Escambia County  
Neighborhood and Human Services Dept.  
Neighborhood Enterprise Division  
221 Palafox Place, Suite 305  
Pensacola, Florida 32502  
Telephone: (850) 595-0022  
Email: [dawilliams@myescambia.com](mailto:dawilliams@myescambia.com)

---

**From:** Mylanda Johnson (COC) <[MJOHNSON@escambiaclerk.com](mailto:MJOHNSON@escambiaclerk.com)>  
**Sent:** Friday, January 5, 2024 3:41 PM  
**To:** Derrick A. Williams <[dawilliams@myescambia.com](mailto:dawilliams@myescambia.com)>  
**Subject:** 204 Rocky Avenue

Hi Derrick,

Is there anything due on this lien/mortgage?

Thanks,  
Mylanda



**Mylanda Johnson**  
Operations Supervisor  
850-595-4813  
[mjohnson@escambiaclerk.com](mailto:mjohnson@escambiaclerk.com)

**Office of Pam Childers**  
**Escambia County Clerk of the Circuit Court**  
**& Comptroller**  
221 Palafox Place Ste 110, Pensacola, FL 32502  
[www.EscambiaClerk.com](http://www.EscambiaClerk.com)

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





**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

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

**CERTIFICATE # 05367 of 2021**

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

BEVERLY J VAUGHN EST OF ECUA  
204 ROCKY AVE 9255 STURDEVANT ST  
CANTONMENT, FL 32533 PENSACOLA, FL 32514

ESCAMBIA COUNTY COMMUNITY DEVELOPMENT OFFICE  
1190 WEST LEONARD ST STE 3 ROOM C-33  
PENSACOLA FL 32501

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



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk



Escambia  
**Sun Press**  
PUBLISHED WEEKLY SINCE 1948  
(Warrington) Pensacola, Escambia County, Florida

**STATE OF FLORIDA**

County of Escambia

Before the undersigned authority personally appeared Michael P. Driver who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a

NOTICE in the matter of TAX DEED SALE

DATE - 01-03-2024 - TAX CERTIFICATE #'S 05367

in the CIRCUIT Court  
was published in said newspaper in the issues of

NOVEMBER 30 & DECEMBER 7, 14, 21, 2023

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

Digitally signed by Michael P Driver  
DN: c=US, o=The Escambia Sun Press LLC,  
dnQualifier=A01410D00000181FD1A8F30006C09B, cn=Michael P  
Driver  
Date: 2023.12.21 10:10:39 -06'00'

**PUBLISHER**

Sworn to and subscribed before me this 21ST day of DECEMBER  
A.D., 2023

Digitally signed by Heather Tuttle  
DN: c=US, o=The Escambia Sun Press LLC,  
dnQualifier=A01410C000001890CD5793600064AAE, cn=Heather Tuttle  
Date: 2023.12.21 10:15:27 -06'00'

**HEATHER TUTTLE**  
**NOTARY PUBLIC**



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

Page 1 of 1

**NOTICE OF APPLICATION FOR  
TAX DEED**

NOTICE IS HEREBY GIVEN, That JPL INVESTMENTS CORP AND OCEAN BANK holder of Tax Certificate No. 05367, 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 9 BLK H 1ST HARVESTERS HOMES  
ADDN PB 2 P 49 DB 511 P 663 OR 1194  
P 452 OR 2716 P 37 SECTION 10,  
TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113031000  
(0124-53)

The assessment of the said property under the said certificate issued was in the name of BEVERLY J VAUGHN EST OF

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Wednesday in the month of January, which is the 3rd day of January 2024.

Dated this 22nd day of November 2023.

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

**PAM CHILDERS**  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA  
(SEAL)  
By: Emily Hogg  
Deputy Clerk

oaw-4w-11-30-12-07-14-21-2023

Tax deed file number 0124-53

Parcel ID number 101N314101090008

## TAX DEED

Escambia County, Florida

for official use only

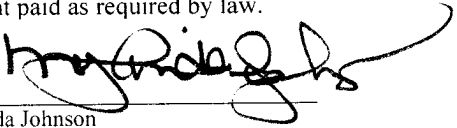
Tax Certificate numbered 05367 issued on June 1, 2021 was filed in the office of the tax collector of Escambia County, Florida. An application has been made for the issuance of a tax deed. The applicant has paid or redeemed all other taxes or tax certificates on the land as required by law. The notice of sale, including the cost and expenses of this sale, has been published as required by law. No person entitled to do so has appeared to redeem the land. On the 3rd day of January 2024, the land was offered for sale. It was sold to **Sergey Nikolaevich Otkidychev**, 4432 Decatur Dr Ferndale WA 98248, who was the highest bidder and has paid the sum of the bid as required by law.

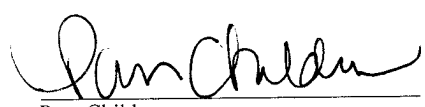
The lands described below, including any inherited property, buildings, fixtures, and improvements of any kind and description, situated in this County and State.

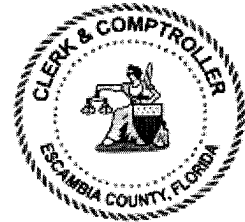
**Description of lands: LT 9 BLK H 1ST HARVESTERS HOMES ADDN PB 2 P 49 DB 511 P 663 OR 1194 P 452 OR 2716 P 37 SECTION 10, TOWNSHIP 1 N, RANGE 31 W**

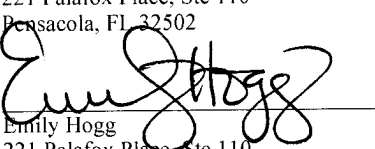
**\*\* Property previously assessed to: BEVERLY J VAUGHN EST OF**

On 3rd day of January 2024, in Escambia County, Florida, for the sum of ( \$49,000.00) FORTY NINE THOUSAND AND 00/100 Dollars, the amount paid as required by law.

  
Mylinda Johnson  
221 Palafox Place, Ste 110  
Pensacola, FL 32502

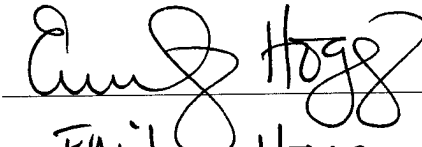
  
Pam Childers,  
Clerk of Court and Comptroller  
Escambia County, Florida



  
Emily Hogg  
221 Palafox Place, Ste 110  
Pensacola, FL 32502

On this 3rd day of January, 2024, before me personally appeared Pam Childers  
Clerk of Court and Comptroller in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and office seal date aforesaid

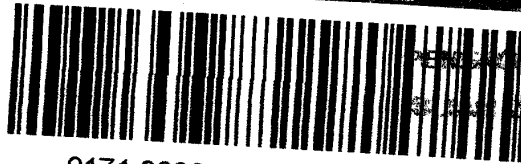
  
Emily Hogg



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

**CERTIFIED MAIL**

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



9171 9690 0935 0127 1842 08

PENSACOLA FL 325  
JAN 22 2024 PM 1



quadrant  
FIRST-CLASS MAIL  
PM  
\$007.18<sup>9</sup>  
01/08/2024 ZIP 32502  
043M31219251

US POSTAGE

PAM CHILDERS  
CLERK & COMPTROLLER  
4 JAN 22 A 11:30  
PENSACOLA, FL 32502

VAC

**NOTICE OF SURPLUS FUNDS FROM TAX DEED**

BEVERLY J VAUGHN EST OF  
204 ROCKY AVE  
CANTONMENT, FL 32533

Tax Deed File # 0124, 52

3250258333  
3250258333

WIXIE

DE 1

2001/15/24

RETURN TO SENDER  
VACANT  
UNABLE TO FORWARD

BC: 3250258333 12638-05226-08-37



**CLAIM TO SURPLUS PROCEEDS OF A TAX DEED SALE**

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

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

Tax Deed Account # 113031000 Certificate # 005367 of 2021 Sale Date: 1/3/2024

Property Address: 204 Rocky Ave Cantonment, FL 32533

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

Claimant's Name: Beverly Carol Powell

Contact Name, if Applicable: \_\_\_\_\_

Address: 7143 Spanish Trail Pensacola, FL 32504

Telephone Number: (850) 207-5349

Email Address: carolpowell777@gmail.com

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

Select ONE:

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

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

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

Describe other: \_\_\_\_\_

Recording Date: \_\_\_\_\_ Book #: \_\_\_\_\_ Page #: \_\_\_\_\_

Lien Amount: \_\_\_\_\_ Amount Due: \_\_\_\_\_

Recording Date: \_\_\_\_\_ Book #: \_\_\_\_\_ Page #: \_\_\_\_\_

Lien Amount: \_\_\_\_\_ Amount Due: \_\_\_\_\_

**\*\*Include additional sheet if needed: ☐**

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

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

Recording Date: \_\_\_\_\_ Book #: \_\_\_\_\_ Page #: \_\_\_\_\_

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

Does the titleholder claim the subject property was homestead property: \_\_\_\_\_

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

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

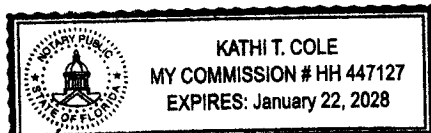
Signature of Claimant: Beverly Carol Powell

Print: Beverly Carol Powell

STATE OF Florida

COUNTY OF Escambia

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



Kathi T. Cole  
Signature Notary Public, State of Florida  
Kathi T. Cole  
Print Commissioned Name of Notary Public

Personally Known ☒ OR Produced Identification \_\_\_\_\_ Type of Identification Produced \_\_\_\_\_

FILED  
2024 APR 23 P 1:40  
PAM CHILDERS  
CLERK & COMPTROLLER  
ESCAMBIA COUNTY, FL



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

August 8, 2024


Beverly Carol Powell  
7143 Spanish Trail  
Pensacola FL 32504

Re: Tax Certificate 2021 TD 05367

Dear Ms. Powell,

Please find enclosed check # 900071480 in the amount of \$21,037.16. This amount represents payment of the claim submitted for the surplus funds being held by the Clerk's office as a result of the tax deed sale of the real property located at 204 Rocky Avenue, 32533, Est of Beverly J Vaughn. (Probate case 2024 CP 00862)

Sincerely,  
Pam Childers  
Clerk of the Circuit Court & Comptroller

By:   
Mylinda K. Johnson, Deputy Clerk  
Official Records Division

/mj  
Enclosures



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

August 8, 2024

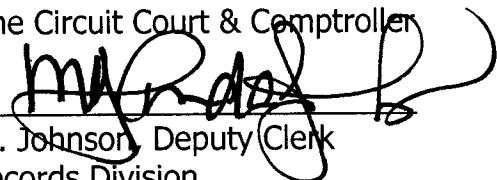
Beverly Carol Powell  
7143 Spanish Trail  
Pensacola FL 32504

Re: Tax Certificate 2021 TD 05367

Dear Ms. Powell,

Please find enclosed check # 900037480 in the amount of \$21,037.16. This amount represents payment of the claim submitted for the surplus funds being held by the Clerk's office as a result of the tax deed sale of the real property located at 204 Rocky Avenue, 32533, Est of Beverly J Vaughn. (Probate case 2024 CP 00862)

Sincerely,  
Pam Childers  
Clerk of the Circuit Court & Comptroller

By:   
Mylinda K. Johnson, Deputy Clerk  
Official Records Division

/mj  
Enclosures

*Beverly Carol Powell - picked up 8/12/24*



# CLAIM TO SURPLUS PROCEEDS OF A TAX DEED SALE

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

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

Tax Deed Account # 113031000 Certificate # 0053670 of 2021 Sale Date: 1/3/2024

Property Address: 204 Rocky ave Cantonment, FL 32533

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

Claimant's Name: Carlton T. Vaughn

Contact Name, if Applicable: \_\_\_\_\_

Address: 1559 Cottage PK Rd Cantonment, FL 32533

Telephone Number: (850) 206-4732

Email Address: vtcarlton@hotmail.com

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

Select ONE:

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

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

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

Describe other: \_\_\_\_\_

Recording Date: \_\_\_\_\_ Book #: \_\_\_\_\_ Page #: \_\_\_\_\_

Lien Amount: \_\_\_\_\_ Amount Due: \_\_\_\_\_

Recording Date: \_\_\_\_\_ Book #: \_\_\_\_\_ Page #: \_\_\_\_\_

Lien Amount: \_\_\_\_\_ Amount Due: \_\_\_\_\_

\*\*Include additional sheet if needed: ☐

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

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

Recording Date: \_\_\_\_\_ Book #: \_\_\_\_\_ Page #: \_\_\_\_\_

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

Does the titleholder claim the subject property was homestead property: \_\_\_\_\_

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

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

Signature of Claimant: Carlton T. Vaughn

Print: Carlton T. Vaughn

STATE OF Florida

COUNTY OF Escambia

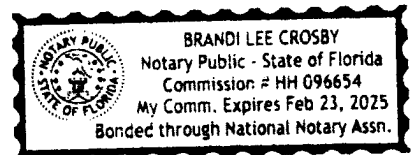
The foregoing instrument was acknowledged before me by means of ☒ physical presence or  
\_\_\_\_\_ online notarization, this 23 day of April, 2024, by Carlton Travis Vaughn

Brandi Lee Crosby

Signature-Notary Public, State of Florida

Brandi Lee Crosby

Print Commissioned Name of Notary Public



Personally Known \_\_\_\_\_ OR Produced Identification ☒ Type of Identification Produced Florida drivers license



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

August 8, 2024

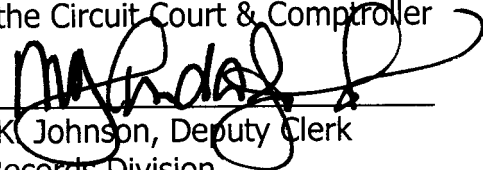
Carlton T. Vaughn  
1559 Cottage Park Rd  
Cantonment FL 32533

Re: Tax Certificate 2021 TD 05367

Dear Mr. Vaughn,

Please find enclosed check # 900037401 in the amount of \$21,037.17. This amount represents payment of the claim submitted for the surplus funds being held by the Clerk's office as a result of the tax deed sale of the real property located at 204 Rocky Avenue, 32533, Est of Beverly J Vaughn. (Probate case 2024 CP 00862)

Sincerely,  
Pam Childers  
Clerk of the Circuit Court & Comptroller

By:   
Mylinda K. Johnson, Deputy Clerk  
Official Records Division

/mj  
Enclosures



# Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

August 8, 2024

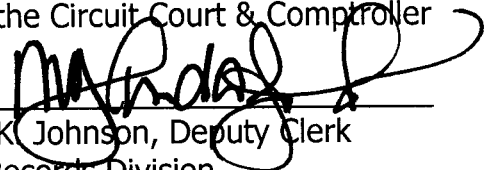
Carlton T. Vaughn  
1559 Cottage Park Rd  
Cantonment FL 32533

Re: Tax Certificate 2021 TD 05367

Dear Mr. Vaughn,

Please find enclosed check # 900037401 in the amount of \$21,037.17. This amount represents payment of the claim submitted for the surplus funds being held by the Clerk's office as a result of the tax deed sale of the real property located at 204 Rocky Avenue, 32533, Est of Beverly J Vaughn. (Probate case 2024 CP 00862)

Sincerely,  
Pam Childers  
Clerk of the Circuit Court & Comptroller

By:   
Mylinda K. Johnson, Deputy Clerk  
Official Records Division

/mj  
Enclosures

C.T. Vaughn 7 PICKED UP  
BY  
CARLTON  
VAUGHN  
8/12/24

|                            |                         |
|----------------------------|-------------------------|
| DATE OF AUCTION:           | JAN 3 2024              |
| TAX ACCOUNT NO:            | 11-3031-000             |
| CERT NO:                   | 2021 TD 05367           |
| FILE NO:                   | 0124-53                 |
| PROPERTY ADDRESS:          | 204 ROCKY AVE 32533     |
| BALANCE OF SURPLUS:        | \$42,074.33             |
| DATE OF SURPLUS NOTICE:    | JAN 8 2024              |
| OWNERS AT TIME OF AUCTION: | EST OF BEVERLY J VAUGHN |

|                |                                    |
|----------------|------------------------------------|
| DATE OF CLAIM: | APR 23 2024                        |
| CLAIMANT:      | CARLTON AND BEVERLY POWELL (HEIRS) |
| DATE OF CLAIM: |                                    |
| CLAIMANT:      |                                    |

|                          |                                       |            |
|--------------------------|---------------------------------------|------------|
| LIENHOLDERS:             | ESCAMBIA COUNTY COMMUNITY DEVELOPMENT | \$0.00 DUE |
|                          | ECUA - PAID FROM SURPLUS              |            |
| 120 DAY CLAIM PERIOD:    | MAY 7 2024                            |            |
| LIENHOLDER CLAIMS FILED? | N/A                                   |            |

|                    |  |
|--------------------|--|
| NOTES:             |  |
| PROBATE CASE FILED | 2024 CP 000862                                 |
|                    | ORDER OF SUMMARY ADMINISTRATION DATED 7 8 2024 |
|                    | OKAY TO PAY 8 8 2024 IF NO APPEALS             |