



CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

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

0224-36

Part 1: Tax Deed Application Information					
Applicant Name Applicant Address	ATCF II FLORIDA-A, LLC PO BOX 69239 BALTIMORE, MD 21264-9239		Application date	Apr 26, 2023	
Property description	KLINE HOLLAND JESSICA LIFE EST HOLLAND MATTHEW 1/3 INT 80 GLOVER RD CENTURY, FL 32535 80 GLOVER RD 12-1635-000 BEG AT NE COR OF SE1/4 OF NE1/4 W 350 FT S 90 FT TO RD S 73 3/4 DEG E ALG RD 370 FT TO SEC LI N 198 (Full legal attached.)		Certificate #	2021 / 5947	
			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)	
# 2021/5947	06/01/2021	287.74	14.39	302.13	
→ Part 2: Total*				302.13	
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)
# 2022/6477	06/01/2022	382.01	6.25	19.10	407.36
Part 3: Total*					407.36
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)				709.49	
2. Delinquent taxes paid by the applicant				0.00	
3. Current taxes paid by the applicant				342.34	
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)				1,426.83	
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: <u>Jennifer D. Cassidy</u> Signature, Tax Collector or Designee			Escambia, Florida Date <u>May 31st, 2023</u>		

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

+ \$6.25

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.	22,977.00
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>02/07/2024</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS

Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

BEG AT NE COR OF SE1/4 OF NE1/4 W 350 FT S 90 FT TO RD S 73 3/4 DEG E ALG RD 370 FT TO SEC LI N 198 FT TO POB OR 7648 P 1590/1587

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2300276

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
ATCF II FLORIDA-A, LLC
PO BOX 69239
BALTIMORE, MD 21264-9239,

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
12-1635-000	2021/5947	06-01-2021	BEG AT NE COR OF SE1/4 OF NE1/4 W 350 FT S 90 FT TO RD S 73 3/4 DEG E ALG RD 370 FT TO SEC LI N 198 FT TO POB OR 7648 P 1590/1587

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
ATCF II FLORIDA-A, LLC
PO BOX 69239
BALTIMORE, MD 21264-9239

04-26-2023
Application Date

Applicant's signature



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 Parcel ID: 135N311400000001 Account: 121635000 Owners: KLINE HOLLAND JESSICA LIFE EST HOLLAND MATTHEW 1/3 INT HOLLAND LUCAS 1/3 INT TALMADGE TONYA 1/3 INT Mail: 80 GLOVER RD CENTURY, FL 32535 Situs: 80 GLOVER RD 32535 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 <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2022</td> <td>\$4,916</td> <td>\$77,285</td> <td>\$82,201</td> <td>\$45,954</td> </tr> <tr> <td>2021</td> <td>\$4,916</td> <td>\$59,988</td> <td>\$64,904</td> <td>\$44,616</td> </tr> <tr> <td>2020</td> <td>\$4,916</td> <td>\$53,501</td> <td>\$58,417</td> <td>\$44,000</td> </tr> </tbody> </table> <div style="text-align: center;"> Disclaimer </div> <div style="text-align: center;"> Tax Estimator </div> <div style="text-align: center;"> File for New Homestead Exemption Online </div>					Year	Land	Imprv	Total	Cap Val	2022	\$4,916	\$77,285	\$82,201	\$45,954	2021	\$4,916	\$59,988	\$64,904	\$44,616	2020	\$4,916	\$53,501	\$58,417	\$44,000																												
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[Launch Interactive Map](#)

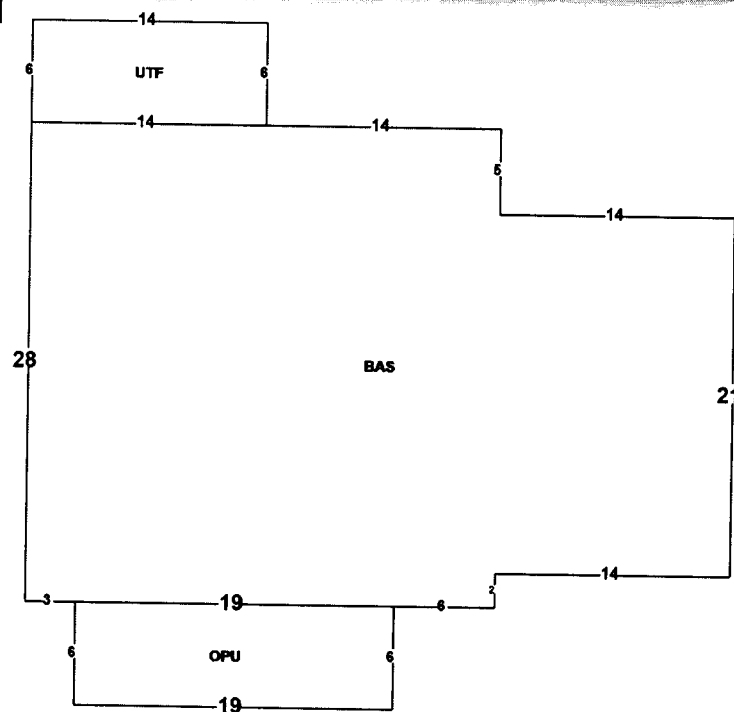
View Florida Department of Environmental Protection(DEP) Data

Buildings

Address: 80 GLOVER RD, Year Built: 1955, Effective Year: 1970, PA Building ID#: 14470

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-SIDING-SHT.AVG.
FLOOR COVER-CARPET
FOUNDATION-WOOD/SUB FLOOR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME



 Areas - 1276 Total SF

BASE AREA - 1078
OPEN PORCH UNF - 114
UTILITY FIN - 84

Images



4/25/2022 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:06/01/2023 (tc.10849)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ATCF II FLORIDA-A LLC** holder of **Tax Certificate No. 05947**, issued the **1st** day of **June, A.D., 2021** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

BEG AT NE COR OF SE1/4 OF NE1/4 W 350 FT S 90 FT TO RD S 73 3/4 DEG E ALG RD 370 FT TO SEC LI N 198 FT TO POB OR 7648 P 1590/1587

SECTION 13, TOWNSHIP 5 N, RANGE 31 W

TAX ACCOUNT NUMBER 121635000 (0224-36)

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

JESSICA KLINE HOLLAND LIFE EST and MATTHEW HOLLAND 1/3 INT and LUCAS HOLLAND 1/3 INT and TONYA TALMADGE 1/3 INT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of February, which is the **7th day of February 2024**.

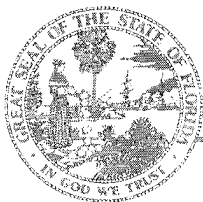
Dated this 7th day of June 2023.

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 and Comptroller, Escambia County

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

June 14, 2023

9/21/2023

ATCF II FLORIDA-A, LLC
PO BOX 69239
BALTIMORE MD 21264-9239

Dear Certificate Holder:

The records of this office show that an application for a tax deed had been made on the property represented by the numbered certificate listed below. There are additional fees needed in order to process your application. If you have any questions, please feel free to contact me at (850) 595-3793.

TAX CERT

2021 TD 06409
2021 TD 05947

ADDITIONAL FEES

\$240.00 - Sheriff Fee
\$80.00 - Sheriff Fee

PLEASE REMIT \$320.00

Very truly yours,

PAM CHILDERS
Clerk of Circuit Court

By:

Emily Hogg
Tax Deed Division



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 #: 12-1635-000 CERTIFICATE #: 2021-5947

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: November 6, 2003 to and including November 6, 2023 Abstractor: Pam Alvarez

BY

Michael A. Campbell,
As President
Dated: November 28, 2023

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

November 28, 2023

Tax Account #: **12-1635-000**

1. The Grantee(s) of the last deed(s) of record is/are: **JESSICA KLINE-HOLLAND LIFE ESTATE, WITH REMAINDER TO MATTHEW HOLLAND, LUCAS HOLLAND AND TONYA TALMADGE**

By Virtue of Order Determining Homestead recorded 1/5/2017 in OR 7648/1590

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 Oliver P Amerson Jr and Doris M Amerson recorded 1/10/2008 OR 6273/502**
 - b. **Judgment in favor of Portfolio Recovery Associates LLC recorded 2/4/2022 OR 8717/173**

4. Taxes:

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

Tax Account #: 12-1635-000

Assessed Value: \$47,332.00

Exemptions: HOMESTEAD, VETERANS AND WIDOW

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

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

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

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

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

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: FEB 7, 2024

TAX ACCOUNT #: 12-1635-000

CERTIFICATE #: 2021-5947

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 checked="" type="checkbox"/>	<input type="checkbox"/>	Homestead for <u>2022</u> tax year.

**JESSICA KLINE-HOLLAND LIFE ESTATE,
MATTHEW HOLLAND, LUCAS HOLLAND
AND TONYA TALMADGE
80 GLOVER ROAD
CENTURY, FL 32535**

**MATTHEW HOLLAND
7525 SE 112TH LANE
BELLVIEW, FL 34420**

**TONYA TALMADGE
13985 SE 53RD TERRACE
SUMMERFIELD, FL 34491**

**LUCAS HOLLAND
3860 SE 138TH STREET
SUMMERFIELD, FL 34491**

**OLIVER P AMERSON JR AND
DORIS M AMERSON
PO BOX 956
ATMORE, AL 36504**

**PORTFOLIO RECOVERY ASSOCIATES LLC
120 CORPORATE BLVD
NORFOLK, VA 23502**

Certified and delivered to Escambia County Tax Collector, this 28th day of November, 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

November 28, 2023

Tax Account #:12-1635-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

**BEG AT NE COR OF SE1/4 OF NE1/4 W 350 FT S 90 FT TO RD S 73 3/4 DEG E ALG RD 370 FT TO
SEC LI N 198 FT TO POB OR 7648 P 1590/1587**

SECTION 13, TOWNSHIP 5 N, RANGE 31 W

TAX ACCOUNT NUMBER 12-1635-000(0224-36)

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

Recorded in Public Records 01/10/2008 at 11:58 AM OR Book 6273 Page 502,
Instrument #2008002298, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL Recording \$44.00 MTG Stamps \$171.50 Int. Tax \$97.81

Prepared by
Teri Kitchen, an employee of
First American Title Insurance Company
2065 Airport Boulevard, Suite 200
Pensacola, Florida 32504
(850)473-0044

Return to: Mortgagee

MORTGAGE DEED

THIS MORTGAGE DEED, executed on **January 2, 2008**, by

Jimmie W. Holland

whose address is: **80 Glover Road, Pensacola, FL**
hereinafter called the "Mortgagor", to

Oliver P. Amerson, Jr. and Doris M. Amerson

whose address is: *P.O. Box 956, Atmore, AL 36504*
hereinafter called the "Mortgagee":

(Wherever used herein the terms "Mortgagor" and "Mortgagee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations; and the term "Note" includes all the notes herein described if more than one.)

Witnesseth, that for good and valuable considerations and also in consideration of the aggregate sum named in the promissory note of even date herewith, hereinafter described, the Mortgagor hereby grants, bargains, sells, aliens, remises, conveys and confirms unto the Mortgagee all that certain land of which the Mortgagor is now seized and in possession situate in Escambia County, Florida, viz:

BEGIN AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 5 NORTH, RANGE 31 WEST, TO MAKE OR FORM A STARTING POINT FOR THIS CONVEYANCE, THENCE WEST 350 FEET; THENCE SOUTH 90 FEET, MORE OR LESS, TO THE PUBLIC ROAD; THENCE SOUTH 74 1/4° EAST ALONG SAID ROAD 370 FEET, MORE OR LESS, TO THE SECTION LINE; THENCE NORTH ALONG SECTION LINE 198 FEET, MORE OR LESS, TO THE STARTING POINT. SAID LANDS SITUATE, LYING AND BEING IN ESCAMBIA COUNTY, FLORIDA.

To have and to hold, the same, together with the tenements, hereditaments and appurtenances thereto belonging and the rents, issue and profits thereof, unto the Mortgagee, in fee simple.

And the Mortgagor covenants with the Mortgagee that the Mortgagor is indefeasibly seized of said land in fee simple; that the Mortgagor has good right and lawful authority to convey said land as aforesaid; that the Mortgagor will make such further assurances to perfect the fee simple title to said land in the Mortgagee as may reasonably be required; that the Mortgagor hereby fully warrants the title to said land, and will defend the same against the lawful claims of all persons whomsoever; and that said land is free and clear of all encumbrances, except taxes of the current year, and any prior mortgages and/or liens as stated elsewhere herein.

Provided always, that if said Mortgagor shall pay unto said Mortgagee all sums secured by the certain promissory note attached as Exhibit "A" hereto, and shall perform, comply with and abide by each and every agreement, stipulation, condition and covenant thereof, and of this mortgage, then this mortgage and the estate hereby created shall cease, determine and be null and void.

And the Mortgagor hereby further covenants and agrees to pay, promptly when due, the principal and interest and other sums of money provided for in said note and this mortgage, or either; to pay all and singular taxes, assessments, levies, liabilities, obligations and encumbrances of every nature on said property; to permit, commit or suffer no waste, impairment or deterioration of said land or the improvements thereon at any time; to keep the buildings now or hereafter on said land fully insured in a sum of not less than full insurable value in a company or companies acceptable to the Mortgagee, the policy or policies to be held by, and payable to, said Mortgagee, and in the event any sum of money becomes payable by virtue of such insurance the Mortgagee shall have the right to receive and apply the same to the indebtedness hereby secured, accounting to the Mortgagor for any such surplus; to pay all costs, charges and expenses, including attorney's fees and title searches, reasonably incurred and paid by the Mortgagee because of the failure of the Mortgagor to promptly and fully comply with the agreements, stipulations, conditions and covenants of said note and this mortgage, or either; to perform, comply with and abide by each and every agreement, stipulation, condition and covenant set forth in said note and this mortgage or either. In the event the Mortgagor fails to pay, when due, any tax, assessment, insurance premium or other sum of money payable by virtue of said note and this mortgage, or either, the Mortgagee may pay the same, without waiving or affecting the option to foreclose or any other right hereunder and all such payments shall bear interest from date thereof at the highest lawful rate then allowed by the laws of the State of Florida.

Mortgagee may require, subject to applicable law, that Borrower/Mortgagor pay to Mortgagee on the day monthly payments are due under the note secured hereby, until said note is paid in full, a sum for (a) yearly taxes and assessments which may obtain priority over this security instrument; (b) hazard or property insurance; (c) flood insurance, and (d) for any other assessment or lien which may impair the lien or attain priority over this security instrument and the note secured hereby. These amounts shall be considered escrowed amounts. Waiver by Mortgagee to collect said escrowed amounts at any time shall not constitute a waiver to exercise Mortgagee's right to elect to collect said payment(s) at any later time while any sums of money due under this mortgage, or the note secured hereby, remain unpaid.

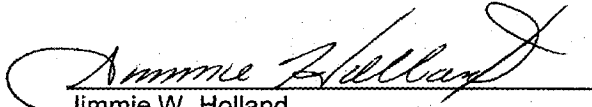
If any sum of money herein referred to be not promptly paid within **30** days after same becomes due or if each and every agreement, stipulation, condition, and covenant of said note and this mortgage, or either, is not fully performed, complied with and abided by, then the entire sum mentioned in said note and this mortgage, or the entire balance unpaid therein, shall forthwith or thereafter, at the option of the Mortgagee, become immediately due and payable, anything in said note or herein to the contrary notwithstanding. Failure by the Mortgagee to exercise any of the rights or options herein provided shall

not constitute a waiver of any rights or options under said note or this mortgage accrued or thereafter accruing.

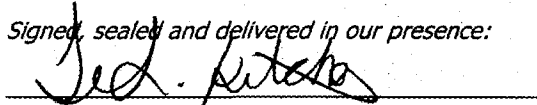
The land is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida and neither the Grantor(s) nor any person(s) for whose support the Grantor(s) is responsible reside on or adjacent to the land.

BK: 6273 PG: 505

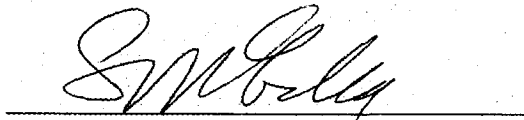
In **Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written.


Jimmie W. Holland

Signed, sealed and delivered in our presence:


Witness Signature

Print Name: TERI KITCHEN

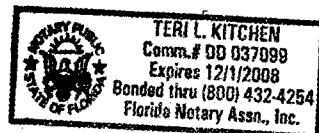

Witness Signature

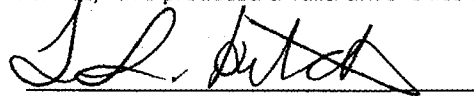
Print Name: SHAWN MCCORKLE

State of **Florida**

County of **Escambia**

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED before me on **January 2, 2008**, by **Jimmie W. Holland** who is/are personally known to me or has/have produced a valid driver's license as identification.




NOTARY PUBLIC
TERI KITCHEN

Notary Print Name
My Commission Expires: _____

MORTGAGE NOTE**\$ 48,907.05****January 2, 2008**

FOR VALUE RECEIVED, the undersigned hereinafter **Jimmie W. Holland**, promise to pay to the order of **Oliver P. Amerson, Jr. and Doris M. Amerson** the principal sum of **Forty-Eight Thousand Nine Hundred Seven and 05/100 and no/100 Dollars (\$48,907.05)** with interest thereon at the rate of **7** per centum per annum from date until maturity, said interest being payable **as set forth below**, both principal and interest being payable in lawful money of the United States of America at ,, or at such other address as the holder from time to time may specify by written notice to the maker, said principal and interest to be paid on the date and in the manner following:

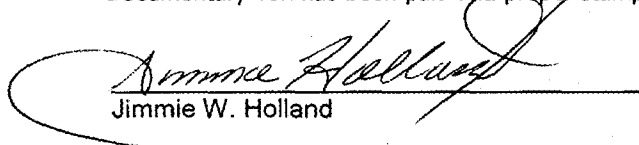
Payable in **180** consecutive monthly installments of **439.59**, including principal and interest commencing on **February 2, 2008** and continuing on the **2nd** day of each month thereafter until the principal sum of **\$ 48,907.05** and the interest accrued thereon has been paid. Said installment when so paid shall be applied first to the interest then accrued and the balance thereof to the reduction of the principal hereof.

This note is to be construed and enforced according to the laws of the State of Florida, and is secured by mortgage on real estate of even date herewith.

If default be made in the payment of any of said sums or interest or in the performance of any agreements contained herein or in the said mortgage, and if such default is not made good within **30** days, then, at the option of the holder of the same, the principal sum then remaining unpaid with accrued interest shall immediately become due and collectable without notice, time being the essence to this contract, and said principal sum and said accrued interest shall both bear interest at the maximum rate per annum allowed by law, from such time until paid.

Each maker and endorser waives presentment, protest, notice of protest and notice of dishonor and agrees to pay all costs, including a reasonable attorney's fee, whether suit be brought or not, if counsel shall, after maturity of this note of default, hereunder or under said mortgage, be employed to collect this note or to protect the security thereof.

Documentary Tax has been paid and proper stamps have been affixed to the Mortgage.


Jimmie W. Holland

Maker's Address:
80 Glover Road Pensacola, FL

Recorded in Public Records 2/4/2022 3:03 PM OR Book 8717 Page 173,
Instrument #2022012469, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$10.00

Recorded in Public Records 1/20/2022 4:12 PM OR Book 8706 Page 976,
Instrument #2022006633, Pam Childers Clerk of the Circuit Court Escambia
County, FL

Filing # 142192655 E-Filed 01/18/2022 05:26:41 PM

**IN THE COUNTY COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA**

CASE NO: 2020 SC 000553

PORTFOLIO RECOVERY
ASSOCIATES, LLC
120 CORPORATE BLVD
NORFOLK, VA 23502

Plaintiff

vs.

JESSICA HOLLAND
80 GLOVER ROAD
CENTURY, FL 32535

Defendant

FINAL JUDGMENT

At a Small Claims Pretrial Conference on March 11, 2020, the Plaintiff appeared but
the defendant did not after proper Notice. As a result, the plaintiff is entitled to a Final
Judgment and it is,

ORDERED AND ADJUDGED that the plaintiff recover from the defendant, JESSICA
HOLLAND, \$1,189.10, plus court costs of \$239.50, for all of which let execution issue.

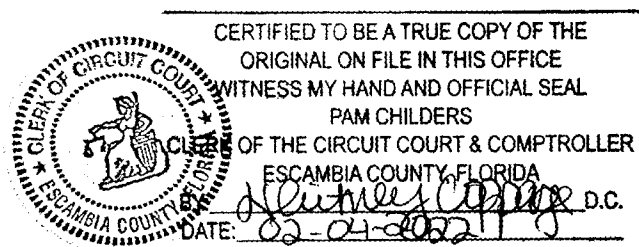
DONE AND ORDERED in chambers, Pensacola, ESCAMBIA County, Florida.


CLERK OF THE COUNTY COURT JUDGE PAT KINNEY
on 01/18/2022 13:35:01 Omul

Copies furnished to:
HAYT, HAYT & LANDAU, P.L.
7765 SW 87 Ave, Suite 101
Attorney for Plaintiff

Defendant

Our File # 420857
Last 4 Digits of Account # [REDACTED]



STATE OF FLORIDA
COUNTY OF ESCAMBIA

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

CERTIFICATE # 05947 of 2021

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

JESSICA KLINE HOLLAND LIFE EST MATTHEW HOLLAND 1/3 INT
80 GLOVER RD 80 GLOVER RD
CENTURY, FL 32535 CENTURY, FL 32535

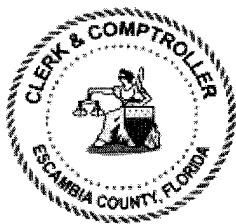
LUCAS HOLLAND 1/3 INT TONYA TALMADGE 1/3 INT
80 GLOVER RD 80 GLOVER RD
CENTURY, FL 32535 CENTURY, FL 32535

LUCAS HOLLAND PORTFOLIO RECOVERY ASSOCIATES LLC
3860 SE 138TH STREET 120 CORPORATE BLVD
SUMMERFIELD, FL 34491 NORFOLK, VA 23502

MATTHEW HOLLAND TONYA TALMADGE
7525 SE 112TH LANE 13985 SE 53RD TERRACE
BELLVIEW, FL 34420 SUMMERFIELD, FL 34491

OLIVER P AMERSON JR DORIS M AMERSON
PO BOX 956 PO BOX 956
ATMORE, AL 36504 ATMORE, AL 36504

WITNESS my official seal this 21th day of December 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 February 7, 2024, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

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SECTION 13, TOWNSHIP 5 N, RANGE 31 W

TAX ACCOUNT NUMBER 121635000 (0224-36)

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

JESSICA KLINE HOLLAND LIFE EST and MATTHEW HOLLAND 1/3 INT and LUCAS HOLLAND 1/3 INT and TONYA TALMADGE 1/3 INT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of February, which is the **7th** day of February 2024.

Dated this 14th day of December 2023.

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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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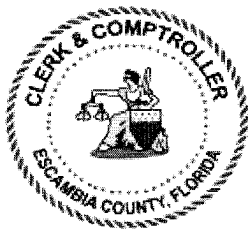
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Post Property:

80 GLOVER RD 32535



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Personal Services:

JESSICA KLINE HOLLAND LIFE EST
80 GLOVER RD
CENTURY, FL 32535

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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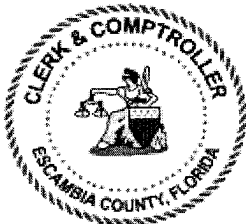
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Personal Services:

MATTHEW HOLLAND 1/3 INT
80 GLOVER RD
CENTURY, FL 32535

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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Personal Services:

LUCAS HOLLAND 1/3 INT
80 GLOVER RD
CENTURY, FL 32535

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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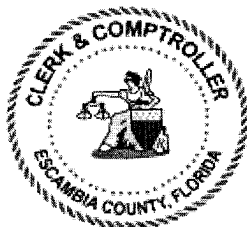
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Personal Services:

TONYA TALMADGE 1/3 INT
80 GLOVER RD
CENTURY, FL 32535

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

6224-36

Document Number: ECSO23CIV046265NON

Agency Number: 24-002379

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05947 2021

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JESSICA KLINE HOLLAND LIFE EST AND MATTHEW HOLLAND 1/3 INT AND LUCAS HOLLAND 1/3 INT AND TONYA TALMADGE 1/3 INT

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Individual

Received this Writ on 12/27/2023 at 8:56 AM and served same on JESSICA KLINE HOLLAND LIFE EST , at 9:32 AM on 1/3/2024 in ESCAMBIA COUNTY, FLORIDA, by delivering a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____


A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: KMJACKSON

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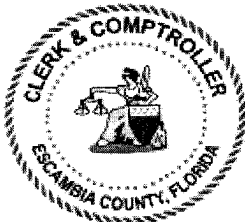
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Personal Services:

JESSICA KLINE HOLLAND LIFE EST
80 GLOVER RD
CENTURY, FL 32535

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE 0224-36

Document Number: ECSO23CIV046275NON

Agency Number: 24-002380

Court: TAX DEED

County: ESCAMBIA

Case Number: CERTN 09 05947 2021

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JESSICA KLINE HOLLAND LIFE EST AND MATTHEW HOLLAND 1/3 INT AND LUCAS HOLLAND 1/3 INT AND TONYA TALMADGE 1/3 INT

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 12/27/2023 at 8:56 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for MATTHEW HOLLAND 1/3 INT , Writ was returned to court UNEXECUTED on 1/3/2024 for the following reason:

PER RESIDENT AT 80 GLOVER ROAD, CENTURY, SUBJECT LIVES IN OCALA, FLORIDA. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

A. HARDIN, CPS

Service Fee: \$40.00
Receipt No: BILL

Printed By: KMJACKSON

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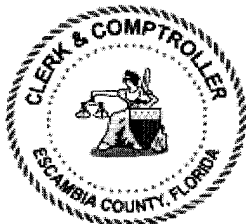
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MATTHEW HOLLAND 1/3 INT
80 GLOVER RD
CENTURY, FL 32535

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
JAN 10 2024

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

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA-A LLC holder of Tax Certificate No. 05947, issued the 1st day of June, A.D., 2021 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

BEG AT NE COR OF SE1/4 OF NE1/4 W 350 FT S 90 FT TO RD S 73 3/4 DEG E ALG RD 370 FT TO SEC LI N 198 FT TO POB OR 7648 P 1590/1587

SECTION 13, TOWNSHIP 5 N, RANGE 31 W

TAX ACCOUNT NUMBER 121635000 (0224-36)

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

JESSICA KLINE HOLLAND LIFE EST and MATTHEW HOLLAND 1/3 INT and LUCAS HOLLAND 1/3 INT and TONYA TALMADGE 1/3 INT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Wednesday in the month of February, which is the 7th day of February 2024.

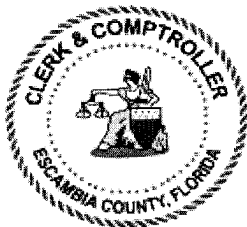
Dated this 14th day of December 2023.

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

Personal Services:

MATTHEW HOLLAND 1/3 INT
80 GLOVER RD
CENTURY, FL 32535

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

0224-36

Document Number: ECSO23CIV046277NON

Agency Number: 24-002381

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05947 2021

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JESSICA KLINE HOLLAND LIFE EST AND MATTHEW HOLLAND 1/3 INT AND LUCAS HOLLAND 1/3 INT AND TONYA TALMADGE 1/3 INT

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 12/27/2023 at 8:56 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for LUCAS HOLLAND 1/3 INT , Writ was returned to court UNEXECUTED on 1/3/2024 for the following reason:

PER RESIDENT AT 80 GLOVER ROAD, CENTURY, SUBJECT LIVES IN OCALA, FLORIDA. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____


A. HARDIN, CPS

Service Fee: \$40.00
Receipt No: BILL

Printed By: KMJACKSON

WARNING

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NOTICE OF APPLICATION FOR TAX DEED

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BEG AT NE COR OF SE1/4 OF NE1/4 W 350 FT S 90 FT TO RD S 73 3/4 DEG E ALG RD 370 FT TO SEC LI N 198 FT TO POB OR 7648 P 1590/1587

SECTION 13, TOWNSHIP 5 N, RANGE 31 W

TAX ACCOUNT NUMBER 121635000 (0224-36)

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JESSICA KLINE HOLLAND LIFE EST and MATTHEW HOLLAND 1/3 INT and LUCAS HOLLAND 1/3 INT and TONYA TALMADGE 1/3 INT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Wednesday in the month of February, which is the 7th day of February 2024.

Dated this 14th day of December 2023.

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

Personal Services:

LUCAS HOLLAND 1/3 INT
80 GLOVER RD
CENTURY, FL 32535

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
JAN 10 2024

WARNING

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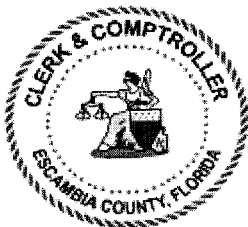
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Personal Services:

LUCAS HOLLAND 1/3 INT
80 GLOVER RD
CENTURY, FL 32535

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

6224-36

Document Number: ECSO23CIV046279NON

Agency Number: 24-002382

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05947 2021

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JESSICA KLINE HOLLAND LIFE EST AND MATTHEW HOLLAND 1/3 INT AND LUCAS HOLLAND 1/3 INT AND TONYA TALMADGE 1/3 INT

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 12/27/2023 at 8:56 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for TONYA TALMADGE 1/3 INT , Writ was returned to court UNEXECUTED on 1/3/2024 for the following reason:

PER RESIDENT AT 80 GLOVER ROAD, CENTURY, SUBJECT LIVES IN OCALA, FLORIDA. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

A. HARDIN, CPS

Service Fee: \$40.00
Receipt No: BILL

Printed By: KMJACKSON

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Personal Services:

TONYA TALMADGE 1/3 INT
80 GLOVER RD
CENTURY, FL 32535

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
JAN 10 2024

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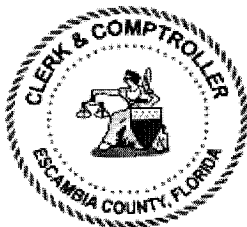
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80 GLOVER RD
CENTURY, FL 32535

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

0224-36

Document Number: ECSO23CIV046281NON

Agency Number: 24-002383

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05947 2021

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: JESSICA KLINE HOLLAND LIFE EST AND MATTHEW HOLLAND 1/3 INT AND LUCAS HOLLAND 1/3 INT AND TONYA TALMADGE 1/3 INT

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 12/27/2023 at 8:57 AM and served same at 9:32 AM on 1/3/2024 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: KMJACKSON

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Post Property:

80 GLOVER RD 32535



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

RECEIVED
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
JAN 10 2024

JESSICA KLINE HOLLAND LIFE EST
[0224-36]
80 GLOVER RD
CENTURY, FL 32535

9171 9690 0935 0129 1278 45

MATTHEW HOLLAND 1/3 INT
[0224-36]
80 GLOVER RD
CENTURY, FL 32535

9171 9690 0935 0129 1278 38

LUCAS HOLLAND 1/3 INT [0224-36]
80 GLOVER RD
CENTURY, FL 32535

TONYA TALMADGE 1/3 INT [0224-36]
80 GLOVER RD
CENTURY, FL 32535

9171 9690 0935 0129 1276 30

9171 9690 0935 0129 1278 21

LUCAS HOLLAND [0224-36]
3860 SE 138TH STREET
SUMMERFIELD, FL 34491

PORTFOLIO RECOVERY ASSOCIATES
LLC [0224-36]
120 CORPORATE BLVD
NORFOLK, VA 23502

9171 9690 0935 0129 1278 14

9171 9690 0935 0129 1278 07

MATTHEW HOLLAND [0224-36]
7525 SE 112TH LANE
BELLVIEW, FL 34420

TONYA TALMADGE [0224-36]
13985 SE 53RD TERRACE
SUMMERFIELD, FL 34491

9171 9690 0935 0129 1277 91

9171 9690 0935 0129 1277 84

OLIVER P AMERSON JR [0224-36]
PO BOX 956
ATMORE, AL 36504

DORIS M AMERSON [0224-36]
PO BOX 956
ATMORE, AL 36504

9171 9690 0935 0129 1277 77

9171 9690 0935 0129 1277 60

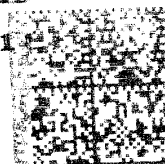
Contact -
owner

CERTIFIED MAIL

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



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FIRST-CLASS MAIL
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12/21/2023 ZIP 32502
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US POSTAGE

TONYA TALMADGE 1/3 INT [0224-36]
80 GLOVER RD
CENTURY, FL 32535

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*2688-00851-26-36

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

JESSICA KLINE HOLLAND LIFE EST
[0224-36]
80 GLOVER RD
CENTURY, FL 32535

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

2024 JUN 22
ESCAMBAGO

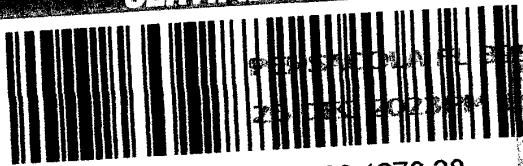
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MATTHEW HOLLAND 1/3 INT
[0224-36]
80 GLOVER RD
CENTURY, FL 32535
9400920238016290

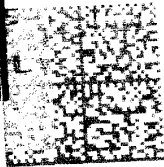
12-28-23

VAC
32502-5833
32502-271280

CERTIFIED MAIL



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FIRST-CLASS MAIL
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12/21/2023 ZIP 32502
043M81219251

US POSTAGE

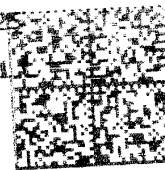
NIXIE 322 DE 1 0001/10/24
RETURN TO SENDER
VACANT
UNABLE TO FORWARD
BC: 32502583335 *2638-00831-26-36
32502-5833
32502-271280

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

CERTIFIED MAIL™



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FIRST-CLASS MAIL
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\$007.18
12/21/2023 ZIP 32502
043M31219251

US POSTAGE

RECEIVED
JUN 22 A 11:32
PENSACOLA COUNTY, FL

LUCAS HOLLAND 1/3 INT [0224-36]
80 GLOVER RD
CENTURY, FL 32535

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32502-5833
32535-2712

KD
2-7-23

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0001/16/24

RETURN TO SENDER
VACANT
UNABLE TO FORWARD

BC: 3250258333 *2638-00799-26-36



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
12-1635-000	06		135N311400000001

KLINE HOLLAND JESSICA LIFE EST
 HOLLAND MATTHEW 1/3 INT
 80 GLOVER RD
 CENTURY, FL 32535

PROPERTY ADDRESS:
 80 GLOVER RD

EXEMPTIONS:
 HOMESTEAD EXEMPTION,
 VETERANS, WIDOW

PRIOR YEAR(S) TAXES OUTSTANDING

21/5947

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
COUNTY	6.6165	47,332	35,000	12,332	81.59
PUBLIC SCHOOLS					
BY LOCAL BOARD	1.9620	47,332	35,000	12,332	24.20
BY STATE LAW	3.1820	47,332	35,000	12,332	39.24
WATER MANAGEMENT	0.0234	47,332	35,000	12,332	0.29
SHERIFF	0.6850	47,332	35,000	12,332	8.45
M.S.T.U. LIBRARY	0.3590	47,332	35,000	12,332	4.43
ESCAMBIA CHILDRENS TRUST	0.4365	47,332	35,000	12,332	5.38

TOTAL MILLAGE 13.2644

AD VALOREM TAXES \$163.58

LEGAL DESCRIPTION

NON-AD VALOREM ASSESSMENTS

LEGAL DESCRIPTION	TAXING AUTHORITY	RATE	AMOUNT
BEG AT NE COR OF SE1/4 OF NE1/4 W 350 FT S 90 FT TO RD S 73 3/4 DEG E ALG RD 370 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 \$288.91

If Paid By Please Pay	Jan 31, 2024 \$283.13	Feb 29, 2024 \$286.02	Mar 31, 2024 \$288.91
--------------------------	--------------------------	--------------------------	--------------------------

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	Jan 31, 2024 283.13
AMOUNT IF PAID BY	Feb 29, 2024 286.02
AMOUNT IF PAID BY	Mar 31, 2024 288.91
AMOUNT IF PAID BY	
AMOUNT IF PAID BY	

DO NOT FOLD, STAPLE, OR MUTILATE

ACCOUNT NUMBER

12-1635-000

PROPERTY ADDRESS

80 GLOVER RD

KLINE HOLLAND JESSICA LIFE EST
 HOLLAND MATTHEW 1/3 INT
 80 GLOVER RD
 CENTURY, FL 32535

1 121635000 2023 6

THE SUMMATION WEEKLY

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

NOTICE OF APPLICATION FOR TAX DEED

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TAX ACCOUNT NUMBER 121635000 (0224-36)

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

JESSICA KLINE HOLLAND LIFE EST and
MATTHEW HOLLAND 1/3 INT and LUCAS
HOLLAND 1/3 INT and TONYA TALMADGE 1/3
INT

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Wednesday in the month of February, which is the 7th day of February 2024.

Dated this 21st day of December 2023.

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

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

4WR1/3-1/24TD

Before the undersigned authority personally appeared Malcolm Ballinger who under oath says that he is the Legal Administrator and Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of **2021-TD-05947** in the Escambia County Court was published in said newspaper in and was printed and released on January 3, 2024; January 10, 2024; January 17, 2024; and January 24, 2024.

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

X 

MALCOLM BALLINGER, PUBLISHER FOR THE
SUMMATION WEEKLY

STATE OF FLORIDA
COUNTY OF ESCAMBIA

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

X



, NOTARY PUBLIC



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

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



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

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

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

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 121635000 Certificate Number: 005947 of 2021**

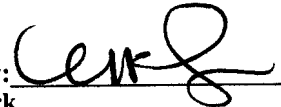
Payor: JESSICA KLINE HOLLAND 80 GLOVER RD CENTURY, FL 32535 Date 1/31/2024

Clerk's Check # 110853
Tax Collector Check # 1

Clerk's Total \$616.40
Tax Collector's Total \$1,647.10
Postage \$72.10
Researcher Copies \$0.00
Recording \$10.00
Prep Fee \$7.00
Total Received \$2,352.60

**PAM CHILDERS
Clerk of the Circuit Court**

REDUCED
\$2,323.14

Received By: 
Deputy Clerk

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

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 8990, Page 1155, of Escambia County, for the tax certificate, tax deed, and property described below:

Tax Certificate No. Certificate No. 05947, issued the 1st day of June, A.D., 2021

TAX ACCOUNT NUMBER: 121635000 (0224-36)

DESCRIPTION OF PROPERTY:

BEG AT NE COR OF SE1/4 OF NE1/4 W 350 FT S 90 FT TO RD S 73 3/4 DEG E ALG RD 370 FT TO
SEC LI N 198 FT TO POB OR 7648 P 1590/1587

SECTION 13, TOWNSHIP 5 N, RANGE 31 W

NAME IN WHICH ASSESSED: JESSICA KLINE HOLLAND LIFE EST and MATTHEW HOLLAND 1/3
INT and LUCAS HOLLAND 1/3 INT and TONYA TALMADGE 1/3 INT

Dated this 31st day of January 2024.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk