



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

1724.100

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	JUAN C CAPOTE MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK 780 NW 42 AVE #204 MIAMI, FL 33126	Application date	Apr 17, 2024
Property description	REDMON & OATES LLC 3984 BARRANCAS AVE STE PH-312 PENSACOLA, FL 32507 7610 WOOD STREAM DR 01-1266-234 LT 17 WOODED GLEN PB 17 P 27 OR 8466 P 488	Certificate #	2022 / 119
		Date certificate issued	06/01/2022

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)
# 2022/119	06/01/2022	271.28	13.56	284.84
→Part 2: Total*				284.84

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)
# 2023/111	06/01/2023	270.05	6.25	21.66	297.96
Part 3: Total*					297.96

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)	582.80
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	218.92
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)	1,176.72

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

Sign here: 
Signature, Tax Collector or Designee

Escambia, Florida
Date April 25th, 2024

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

46.25

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.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>12/04/2024</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.

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2400490

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
JUAN C CAPOTE
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK
780 NW 42 AVE #204
MIAMI, FL 33126,

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
01-1266-234	2022/119	06-01-2022	LT 17 WOODED GLEN PB 17 P 27 OR 8466 P 488

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
JUAN C CAPOTE
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK
780 NW 42 AVE #204
MIAMI, FL 33126

04-17-2024
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		Assessments				
Parcel ID:	0915293025000170	Year	Land	Imprv	Total	Cap Val
Account:	011266234	2023	\$12,600	\$0	\$12,600	\$12,600
Owners:	REDMON & OATES LLC	2022	\$12,600	\$0	\$12,600	\$12,600
Mail:	3984 BARRANCAS AVE STE PH-312 PENSACOLA, FL 32507	2021	\$12,600	\$0	\$12,600	\$12,600
Situs:	7610 WOOD STREAM DR 32514	Disclaimer				
Use Code:	VACANT RESIDENTIAL	Tax Estimator				
Taxing Authority:	PENSACOLA CITY LIMITS	File for Exemption(s) Online				
Tax Inquiry:	Open Tax Inquiry Window	Report Storm Damage				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data						MLS Listing #592404	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	2023 Certified Roll Exemptions	
09/07/2023	9038	1698	\$100	QC		None	
02/06/2021	8466	488	\$100	QC		Legal Description	
10/22/2020	8390	633	\$15,000	WD		LT 17 WOODED GLEN PB 17 P 27 OR 9038 P 1698	
11/22/2014	7266	842	\$3,500	WD		Extra Features	
01/25/2014	7129	1106	\$1,200	WD		None	
05/10/2013	7021	627	\$100	WD			
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller							

Section Map Id:
09-1S-29-2

Approx. Acreage:
0.1373

Zoned:

- R-1A
- R-1A
- R-1A
- R-1A
- R-1A
- R-1A
- R-1A
- R-1A
- R-1A
- R-1A
- R-1A

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

[Launch Interactive Map](#)

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

Buildings

Images

None

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Last Updated: 04/30/2024 (rc.5360)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 00119**, issued the **1st day of June, A.D., 2022** 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 17 WOODED GLEN PB 17 P 27 OR 8466 P 488

SECTION 09, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 011266234 (1224-66)

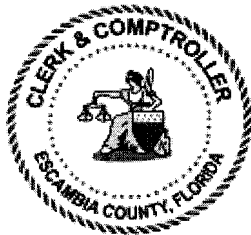
The assessment of the said property under the said certificate issued was in the name of

REDMON & OATES LLC

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first Wednesday** in the month of December, which is the **4th day of December 2024**.

Dated this 30th day of April 2024.

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 #: 01-1266-234 CERTIFICATE #: 2022-119

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: August 1, 2004 to and including August 1, 2024 Abstractor: Vicki Campbell

BY

Michael A. Campbell,
As President
Dated: August 2, 2024

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

August 2, 2024

Tax Account #: **01-1266-234**

1. The Grantee(s) of the last deed(s) of record is/are: **REDMON & OATES LLC, A FLORIDA LIMITED LIABILITY COMPANY**

By Virtue of Quit Claim Deed recorded 9/11/2023 in OR 9038/1698

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. **Lien in favor of City of Pensacola recorded 01/27/2022 – OR 8709/1666**
 - b. **Lien in favor of City of Pensacola recorded 10/11/2022 – OR 8873/464**
 - c. **Lien in favor of City of Pensacola recorded 12/02/2022 – OR 8897/1966**
 - d. **Lien in favor of City of Pensacola recorded 10/11/2023 – OR 9053/1142**

4. Taxes:

Taxes for the year(s) 2021-2023 are delinquent.

Tax Account #: 01-1266-234

Assessed Value: \$12,600.00

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: DEC 4, 2024

TAX ACCOUNT #: 01-1266-234

CERTIFICATE #: 2022-119

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 checked="" type="checkbox"/>	<input 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>2023</u> tax year.

REDMON & OATES LLC
3984 BARRANCAS AVE PH-312
PENSACOLA, FL 32507

Certified and delivered to Escambia County Tax Collector, this 15th day of Aug, 2024.

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

August 2, 2024

Tax Account #:01-1266-234

**LEGAL DESCRIPTION
EXHIBIT "A"**

LT 17 WOODED GLEN PB 17 P 27 OR 9038 P 1698

SECTION 09, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 01-1266-234(1224-66)

This Instrument Prepared:
Liberis Law Firm
212 W. Intendencia Street
Pensacola, Florida 32502

Property Tax I.D. Number 091S293025000170

QUIT CLAIM DEED

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

This Quit Claim Deed made the 7th day of September, 2023, from **R.P.O. Real Estate Development, LLC, a Florida Limited Liability Company**, hereinafter called the “Grantor,” whose post office address is 3984 Barrancas Avenue – Suite 312, Pensacola, Florida 32507;

To Redmon & Oates, LLC, a Florida Limited Liability Company, hereinafter called the “Grantee,” whose post office address is 3984 Barrancas Avenue – Suite PH-312, Pensacola, Florida 32507.

WITNESSETH: That said Grantor, for and in consideration of the sum of \$10.00 Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in **Escambia County, Florida**, viz:

Lot 17, Wooded Glen, a subdivision of a portion of Sections 7 and 9, Township 1 South, Range 29 West, and a replat of a portion of Lot 16 of Eau Claire Estates, Unit 2, according to plat of said Wooded Glen, recorded in Plat Book 17, at Page 27 of the Public Records of Escambia County, Florida.

More commonly known as 7610 Wood Stream Drive, Pensacola, Florida 32514.

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


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

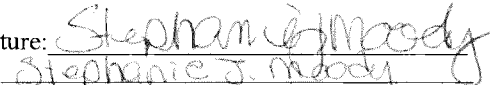
And the Grantor hereby covenants with said Grantees that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to **2022**, reservations, restrictions, and easements of record, if any.

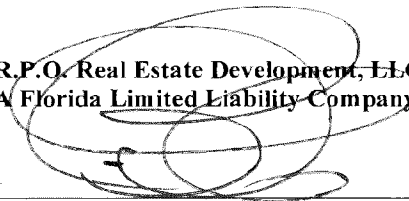
(The terms “Grantor” and “Grantee” herein shall be construed to include all genders and singular or plural as the context indicates.)

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

Signed, sealed and delivered in our presence:

Witness Signature: 
Printed Name: Sandy Theuer

Witness Signature: 
Printed Name: Stephanie J. Moody

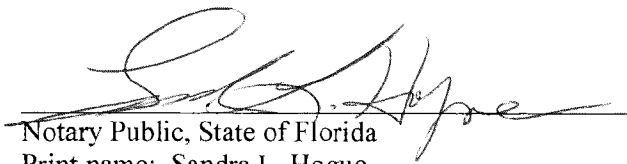
R.P.O. Real Estate Development, LLC
A Florida Limited Liability Company

By: Marcus Redmon, Manager

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this September 7th, 2023, by Marcus Redmon as Manager of R.P.O. Real Estate Development, LLC, a Florida Limited Liability Company, who is personally known to me or who has produced _____ as identification.

[SEAL]




Notary Public, State of Florida
Print name: Sandra L. Hogue

THE PREPARER OF THIS DEED REPRESENTS THAT HE/SHE HAS PREPARED THIS DEED AT THE DIRECTION OF THE GRANTOR AND/OR GRANTEE; THAT HE/SHE HAS PREPARED THIS DEED BASED SOLELY UPON THE LEGAL DESCRIPTION PROVIDED BY THE GRANTOR AND/OR GRANTEE; THAT NO TITLE SEARCH OR SURVEY HAS BEEN PERFORMED BY THE PREPARER; THAT THE PREPARER HAS NOT EXAMINED THE TITLE TO THE ABOVE-DESCRIBED REAL PROPERTY; AND THAT THE PREPARER MAKES ABSOLUTELY NO REPRESENTATIONS, WARRANTIES OR GUARANTEES WHATSOEVER AS TO THE VALIDITY OF THE TITLE OR OWNERSHIP OF SAID REAL PROPERTY BEING CONVEYED HEREINABOVE.

This instrument
was prepared by
Amy Lovoy
Finance Director
City of Pensacola, Florida

LIEN FOR IMPROVEMENTS

The **CITY OF PENSACOLA**, a Florida municipal corporation, acting pursuant to Sections 13-1-6 and 13-1-7 Code of the City of Pensacola, does hereby claim and impose a Lien of the following described real property located in Pensacola, Escambia County, Florida, to-wit:

R P O REAL ESTATE DEVELOPMENT LLC
7610 WOOD STREAM DR

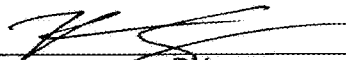
LT 17 WOODED GLEN PB 17 P 27

Parcel Identification Number 091S293025000170
Real Estate Account Number 011266234

in the total amount of \$219.00 (Two Hundred Nineteen & 00/100)
for all cost incurred in clearing weeds, undergrowth, trash, filth, garbage or other refuse from the
aforementioned property on or about the 28th day of September 2021. Said lien shall be equal in dignity
to all other special assessments for benefits against property within the City.

DATED this 6th day of January, 2022

THE CITY OF PENSACOLA
a municipal corporation



BY:
KERRITH FIDDLER
CITY ADMINISTRATOR

ATTEST

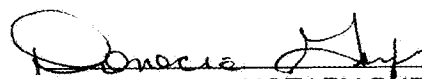


Chickie H. Burnett
CITY CLERK
(SEAL)

STATE OF FLORIDA

COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me this 12th day of
January, 2022, by Kerrith Fiddler, City Administrator of the City of Pensacola, a Florida municipal
corporation, on behalf of said municipal corporation who is personally known to me.



NOTARY PUBLIC



DONECIA GRIFFIN
Notary Public
State of Florida
Comm# HH099471
Expires 3/6/2025

This instrument
was prepared by
Amy Lovoy
Finance Director
City of Pensacola, Florida

LIEN FOR IMPROVEMENTS

The **CITY OF PENSACOLA**, a Florida municipal corporation, acting pursuant to Sections 13-1-6 and 13-1-7 Code of the City of Pensacola, does hereby claim and impose a Lien of the following described real property located in Pensacola, Escambia County, Florida, to-wit:

R P O REAL ESTATE DEVELOPMENT LLC
7610 WOOD STREAM DRIVE

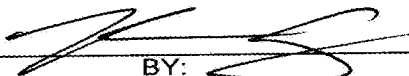
LT 17 WOODED GLEN PB 17 P 27

Parcel Identification Number 091S293025000170
Real Estate Account Number 011266234

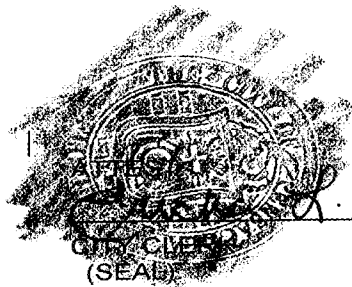
in the total amount of \$219.00 (Two Hundred Nineteen & 00/100)
for all cost incurred in clearing weeds, undergrowth, trash, filth, garbage or other refuse from the
aforementioned property on or about the 20th day of June 2022. Said lien shall be equal in dignity to all
other special assessments for benefits against property within the City.

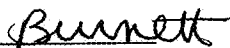
DATED this 22nd day of September, 2022

THE CITY OF PENSACOLA
a municipal corporation


BY: _____

KERRITH FIDDLER
CITY ADMINISTRATOR



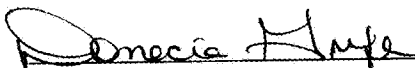


(SEAL)

STATE OF FLORIDA

COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me this 27th day of
September, 2022 by Kerrith Fiddler, City Administrator of the City of Pensacola, a Florida municipal
corporation, on behalf of said municipal corporation who is personally known to me.



NOTARY PUBLIC



DONECIA GRIFFIN
Notary Public
State of Florida
Comm# HH099471
Expires 3/6/2025

This instrument
was prepared by
Amy Lovoy
Finance Director
City of Pensacola, Florida

LIEN FOR IMPROVEMENTS

The **CITY OF PENSACOLA**, a Florida municipal corporation, acting pursuant to Sections 13-1-6 and 13-1-7 Code of the City of Pensacola, does hereby claim and impose a Lien of the following described real property located in Pensacola, Escambia County, Florida, to-wit:

R P O REAL ESTATE DEVELOPMENT LLC
7610 WOOD STREAM DRIVE

LT 17 WOODED GLEN PB 17 P 27

Parcel Identification Number 091S293025000170
Real Estate Account Number 011266234

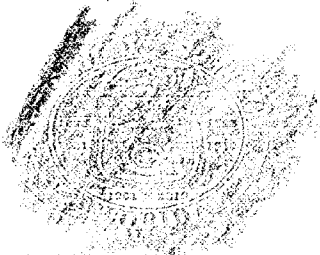
in the total amount of \$219.00 (Two Hundred Nineteen & 00/100)
for all cost incurred in clearing weeds, undergrowth, trash, filth, garbage or other refuse from the
aforementioned property on or about the 30th day of August 2022. Said lien shall be equal in dignity to
all other special assessments for benefits against property within the City.

DATED this 14th day of November, 2022

THE CITY OF PENSACOLA
a municipal corporation


BY:
KERRITH FIDDLER
CITY ADMINISTRATOR

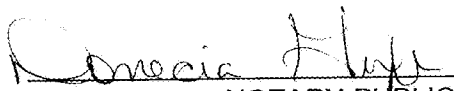
ATTEST:


Releen M. Tice
ASST. CITY CLERK
(SEAL)

STATE OF FLORIDA

COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me this 17th day of
November, 2022, by Kerrith Fiddler, City Administrator of the City of Pensacola, a Florida municipal
corporation, on behalf of said municipal corporation who is personally known to me.


NOTARY PUBLIC



DONECIA GRIFFIN
Notary Public
State of Florida
Comm# HH099471
Expires 3/6/2025

This instrument
was prepared by
Amy Lovoy
Finance Director
City of Pensacola, Florida

LIEN FOR IMPROVEMENTS

The **CITY OF PENSACOLA**, a Florida municipal corporation, acting pursuant to Sections 13-1-6 and 13-1-7 Code of the City of Pensacola, does hereby claim and impose a Lien of the following described real property located in Pensacola, Escambia County, Florida, to-wit:

R P O REAL ESTATE DEVELOPMENT LLC
7610 WOOD STREAM DRIVE

LT 17 WOODED GLEN PB 17 P 27

Parcel Identification Number 091S293025000170
Real Estate Account Number 011266234

in the total amount of \$219.00 (Two Hundred Nineteen & 00/100)
for all cost incurred in clearing weeds, undergrowth, trash, filth, garbage or other refuse from the
aforementioned property on or about the 6th day of July 2023. Said lien shall be equal in dignity to all
other special assessments for benefits against property within the City.

DATED this 2nd day of October, 2023

THE CITY OF PENSACOLA
a municipal corporation

BY: 

KERRITH FIDDLER
CITY ADMINISTRATOR

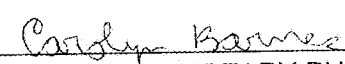
ATTEST:


CITY CLERK
(SEAL)

STATE OF FLORIDA

COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me this 4th day of
October, 2023, by Kerrith Fiddler, City Administrator of the City of Pensacola, a Florida municipal
corporation, on behalf of said municipal corporation who is personally known to me.


NOTARY PUBLIC



CAROLYN BARNES
Notary Public, State of Florida
My Comm. Expires Oct. 4, 2024
Commission No. HH 50373

STATE OF FLORIDA
COUNTY OF ESCAMBIA

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

CERTIFICATE # 00119 of 2022

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on October 17, 2024, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

REDMON & OATES LLC
3984 BARRANCAS AVE STE PH-312
PENSACOLA, FL 32507

CITY OF PENSACOLA
TREASURY DIVISION
P O BOX 12910
PENSACOLA FL 32521

WITNESS my official seal this 17th day of October 2024.



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 December 4, 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 **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 00119**, issued the 1st day of **June, A.D., 2022** 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 17 WOODED GLEN PB 17 P 27 OR 8466 P 488

SECTION 09, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 011266234 (1224-66)

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

REDMON & OATES LLC

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of December, which is the **4th day of December 2024**.

Dated this 21st day of October 2024.

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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Post Property:

7610 WOOD STREAM DR 32514



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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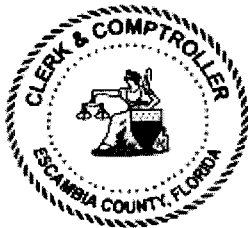
Dated this 21st day of October 2024.

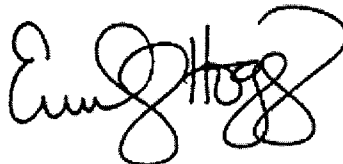
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Personal Services:

REDMON & OATES LLC
3984 BARRANCAS AVE STE PH-312
PENSACOLA, FL 32507

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

1224-66

Document Number: ECSO24CIV036978NON

Agency Number: 25-000786

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 00119 2022

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: REDMON & OATES LLC

Defendant:

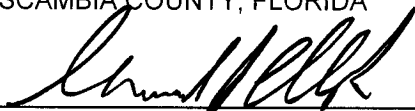
Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 10/25/2024 at 9:34 AM and served same at 8:20 AM on 10/29/2024 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:

 in

G. FALLER, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

WARNING

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Dated this 21st day of October 2024.

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Post Property:

7610 WOOD STREAM DR 32514



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

By:
Emily Hogg
Deputy Clerk

RECEIVED
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
OCT 22 2024

RECEIVED

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

1224-66

Document Number: ECSO24CIV037053NON

Agency Number: 25-000860

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 00119 2022

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE REDMON & OATES LLC

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 10/25/2024 at 9:37 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for REDMON & OATES LLC , Writ was returned to court UNEXECUTED on 10/29/2024 for the following reason:

GIVEN ADDRESS IS FOR A BUSINESS CALLED SUBURGAN EXTENDED STAY AND IT IS UNDER SOME KIND OF RENOVATION. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

C Davis 927

C. DAVIS, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

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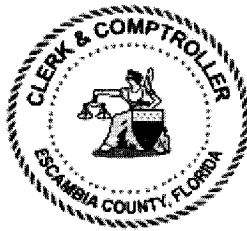
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Personal Services:

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3984 BARRANCAS AVE STE PH-312
PENSACOLA, FL 32507

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

RECEIVED
2024 OCT 23 10 30 AM
ESCAMBIA COUNTY, FL
CLERK'S OFFICE
CIVIL UNIT

WARNING

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PENSACOLA, FL 32507

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

REDMON & OATES LLC [1224-66]
3984 BARRANCAS AVE STE PH-312
PENSACOLA, FL 32507

9171 9690 0935 0129 5950 64

*Delayed:
Business closed*

CITY OF PENSACOLA [1224-66]
TREASURY DIVISION
P O BOX 12910
PENSACOLA FL 32521

9171 9690 0935 0129 5950 57

Contact

Marcus Redmon

Age 49, Born June 1975

Lives in Crestview, FL



Full Background Report Sponsored Link

- Arrest & Criminal Records
- Misdemeanors & Felonies
- Registered Sex Offender Check
- Warrants & Police Records
- Nationwide Court Records
- Evictions & Foreclosures
- Marriage & Divorce Records
- Bankruptcies, Liens & Judgments
- Assets & Properties
- Business Records
- Professional Licenses
- Social Media Records

[View Full Background Report](#)



Also Seen As

Marcus Eric Redmon, Marcus Redmond, Marcud Redmon



Current Address

800 Spring Creek Blvd #4306

Crestview, FL 32536

23 Bed | 17 Bath | 273928 Sq Ft | Built 2011

Okaloosa County

(Mar 2019 - Nov 2024)

[Ad] [Streamline Property Owner Info Search](#)

Search Over 157 Million MLS and Public Record Properties. [PropertyReach](#) 7 Day FREE Trial.



Phone Numbers

(504) 405-6001 - Wireless

Possible Primary Phone

Last reported Oct 2024

Voicestream GSM I

(404) 966-3771 - Wireless

Last reported Sep 2011

Powertel Atlanta Licenses

(404) 438-6719 - Wireless

Last reported Oct 2010

MetroPCS

(318) 704-4068 - Landline

Last reported Jun 2019

Suddenlink Communications

(404) 418-6836 - Landline

Last reported Apr 2016

Level 3 Communications

(334) 343-3867 - Wireless

Last reported Mar 2016

Verizon Wireless



Full Background Report Sponsored Link

- Arrest Records
- Court Records
- Marriage & Divorce Records
- Birth & Death Records
- Police Records
- Search Warrants
- Criminal Records Data
- Property Records
- Current and Past Contact Info
- Reverse Phone Lookups
- AKAs, Age, Date of Birth
- Addresses and Phone Numbers
- Relatives and Associates
- Public Records Data
- Bankruptcies, Judgments, Liens
- Complete Background Check

[View Full Background Report](#)



Email Addresses

auditmast@msn.com
marcus.redmon@yahoo.com
marcus.redmon@gmail.com
redmon.marcus@yahoo.com
dmarcus.redmonw53@twcny.rr.com
imarcus.redmon1@twcny.rr.com



Current Address Property Details

800 Spring Creek Blvd #4306

Crestview, FL 32536

Bedrooms 23	Bathrooms 17	Square Feet 273,928	Year Built 2011
Estimated Value N/A	Estimated Equity N/A	Last Sale Amount \$26,250,000	Last Sale Date 09/01/2016
Occupancy Type Non-Owner Occupied	Ownership Type Corporate	Land Use Multi-Family Dwellings (Generic, 2+)	Property Class Residential
Subdivision Blue Sub	Lot Square Feet 882,525	APN 07-3N-23-0000- 0017-0020	School District Okaloosa County School District



Previous Addresses

2605 Pine Lake Dr

Pineville, LA 71360

Rapides County
(Jan 2016 - Jul 2024)

2575 Oak Shadow Ln NE #F

Atlanta, GA 30345

Dekalb County
(Aug 2006 - Dec 2015)

107 Chapman Rd

Byron, GA 31008

Peach County
(Mar 2010 - Oct 2010)

375 Rockbridge Rd NW #172109

Lilburn, GA 30047

Gwinnett County
(May 2012 - Feb 2016)

6722 Trafalger Sq

Norcross, GA 30093

Gwinnett County
(Apr 2010 - Mar 2024)

102 Manchester Ln

Byron, GA 31008

Houston County
(Feb 2010)



Criminal Records Report Sponsored Link

- Arrest & Criminal Records
- Misdemeanors & Felonies
- Registered Sex Offender Check
- Warrants & Police Records
- Nationwide Court Records
- Speeding Tickets

[View Criminal Records Report](#)

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Style Haven**

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 Bellagio - Sponsored

**Relax in a Mediterranean-
Style Haven**

[Discover More](#)



Possible Relatives

May include parents (mother, father), spouse (wife, husband), exes, brothers, sisters, children

[Cassandra Baker](#)

Age 54

[Ghais Redmon](#)

Age 46

[Marcus Redmon](#)

Age 42

[Ghais Redmon](#)

Age 18

[Otis Redmon Jr](#)

Age 54



Possible Associates

May include current and past roommates, friends, and extended family

[Calvin Scott](#)

Age 42

[Austin Moore](#)

Age 38

[Ladonna Gooden](#)

Age 68

[Nathan Frost](#)

Age 35

[Norman Douglas](#)

Age 78

[Thomas Dollar](#)

Age 70

[William Tansil](#)

Age 45

[Shakiela Roberts](#)

Age 32

[Sylvia Singleton](#)

Age 70

[Aisha Zachery](#)

Age 49

[Brooke Gulley](#)

Age 45

[Cassandra Chinelle](#)

[Baker](#)

Age 54



Education and Employment

Company

Kloeckner Metals, Corp.

From

2019

Company

Kloeckner Metals, Corp.

From

2021

College

The University Of Memphis

From

2015

Job Title

Crane Operator

To

N/A

Job Title

Sales Account Manager

To

N/A

Degree

Mechanical Engineering

To

Present



Full Background Report Sponsored Link

- Arrest Records
- Court Records
- Current and Past Contact Info
- Reverse Phone Lookups

- Marriage & Divorce Records
- Birth & Death Records
- Police Records
- Search Warrants
- Criminal Records Data
- Property Records

- AKAs, Age, Date of Birth
- Addresses and Phone Numbers
- Relatives and Associates
- Public Records Data
- Bankruptcies, Judgments, Liens
- Complete Background Check

[View Full Background Report](#)

advertisement

FAQ

Where does **Marcus Eric Redmon** live?

Marcus Eric Redmon's address is 800 Spring Creek Blvd #4306 Crestview, FL 32536.

How old is **Marcus Eric Redmon**?

Marcus Eric Redmon's age is 49 years old.

What is **Marcus Eric Redmon's** phone number?

Marcus Eric Redmon's number is (504) 405-6001.

Is **Marcus Eric Redmon** married?

Marcus Eric Redmon does not appear to be married.

NEED MORE DATA IN REAL-TIME?



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[Try Our API](#)



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

Detail by Entity Name

Florida Limited Liability Company
REDMON & OATES LLC

Filing Information

Document Number L22000270609
FEI/EIN Number 88-3358156
Date Filed 06/14/2022
State FL
Status ACTIVE

Principal Address

3984 BARRANCAS AVENUE
SUITE PH-312
PENSACOLA, FL 32507

Mailing Address

3984 BARRANCAS AVENUE
SUITE PH-312
PENSACOLA, FL 32507

Registered Agent Name & Address

REDMON, MARCUS
3984 BARRANCAS AVENUE
PENSACOLA, FL 32507

Authorized Person(s) Detail

Name & Address

Title MGR

REDMON, MARCUS
3984 BARRANCAS AVENUE, PH-312
PENSACOLA, FL 32507 UN

Title AMBR

3984 BARRANCAS AVENUE
SUITE PH-312
PENSACOLA, FL 32507

Annual Reports

Report Year	Filed Date
2023	05/01/2023
2024	04/29/2024

Document Images

04/29/2024 -- ANNUAL REPORT

[View image in PDF format](#)

05/01/2023 -- ANNUAL REPORT

[View image in PDF format](#)

06/14/2022 -- Florida Limited Liability

[View image in PDF format](#)

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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Dated this 24th day of October 2024.

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

4WR10/30-11/20TD

Name: Emily Hogg, Deputy Clerk
Order Number: 7526
Order Date: 10/25/2024
Number Issues: 4
Pub Count: 1
First Issue: 10/30/2024
Last Issue: 11/20/2024
Order Price: \$200.00
Publications: The Summation Weekly
Pub Dates: The Summation Weekly: 10/30/2024, 11/6/2024, 11/13/2024, 11/20/2024


Emily Hogg, Deputy Clerk
First Judicial Circuit, Escambia County
190 W. Government St.
Pensacola FL 32502
USA

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

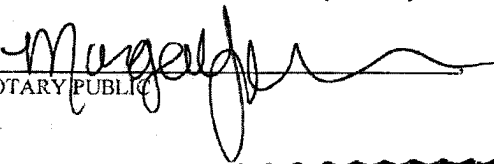
2022 TD 00119 MIKON FINANCIAL SERVICES INC AND OCEAN BANK - Redmon + Oats LLC

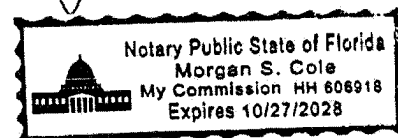
was published in said newspaper in and was printed and released from 10/30/2024 until 11/20/2024 for a consecutive 4 weeks.

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 [X] physical presence or [] online notarization, on 11/20/2024, by MALCOLM BALLINGER, who is personally known to me.

X 
NOTARY PUBLIC



Scott Lunsford, CFC • Escambia County Tax Collector

 twitter.com/escambiatc



SCAN TO PAY ONLINE

2024

REAL ESTATE

TAXES

Notice of Ad Valorem and Non-Ad Valorem Assessments

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
01-1266-234	16		0915293025000170

REDMON & OATES LLC
3984 BARRANCAS AVE STE PH-312
PENSACOLA, FL 32507

PROPERTY ADDRESS:
7610 WOOD STREAM DR

EXEMPTIONS:

PRIOR YEAR(S) TAXES OUTSTANDING

22/110

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
COUNTY	6.6165	21,000	0	21,000	138.95
PUBLIC SCHOOLS					
BY LOCAL BOARD	1.7520	21,000	0	21,000	36.79
BY STATE LAW	3.0950	21,000	0	21,000	65.00
PENSACOLA	4.2895	21,000	0	21,000	90.08
WATER MANAGEMENT	0.0218	21,000	0	21,000	0.46
M.S.T.U. LIBRARY	0.3590	21,000	0	21,000	7.54
ESCAMBIA CHILDRENS TRUST	0.4043	21,000	0	21,000	8.49

TOTAL MILLAGE 16.5381**AD VALOREM TAXES** **\$347.31**

LEGAL DESCRIPTION

NON-AD VALOREM ASSESSMENTS

LEGAL DESCRIPTION	TAXING AUTHORITY	RATE	AMOUNT
LT 17 WOODED GLEN PB 17 P 27 OR 9038 P 1698			
		NON-AD VALOREM ASSESSMENTS	\$0.00

Pay online at EscambiaTaxCollector.com

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

COMBINED TAXES AND ASSESSMENTS	\$347.31
---------------------------------------	-----------------

If Paid By Please Pay	Dec 31, 2024 \$336.89	Jan 31, 2025 \$340.36	Feb 28, 2025 \$343.84	Mar 31, 2025 \$347.31	
----------------------------------	--	--	--	--	--

RETAIN FOR YOUR RECORDS

2024 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

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

PAY ONLY ONE AMOUNT

AMOUNT IF PAID BY	Dec 31, 2024 336.89
AMOUNT IF PAID BY	Jan 31, 2025 340.36
AMOUNT IF PAID BY	Feb 28, 2025 343.84
AMOUNT IF PAID BY	Mar 31, 2025 347.31
AMOUNT IF PAID BY	

DO NOT FOLD, STAPLE, OR MUTILATE

ACCOUNT NUMBER
01-1266-234
PROPERTY ADDRESS
7610 WOOD STREAM DR

REDMON & OATES LLC
3984 BARRANCAS AVE STE PH-312
PENSACOLA, FL 32507

**PRIOR YEAR(S) TAXES
OUTSTANDING**

1. 011266234 2024 8

DEFAULT BIDDER WORKSHEET

ORIGINAL SALE DATE: 12/4/2024 CASE#: 2022 TD 000119

FILE # 1224-66
ACCOUNT # 011266234
OWNER OF RECORD: Redmon & Oates LLC
PROPERTY ADDRESS: 7610 Wood Stream Dr 32514
FORFEITED DEPOSIT AMOUNT: \$355.00 Bidder#: 71635 1st sale
FORFEITED DEPOSIT AMOUNT: \$ Bidder#: 2nd sale
FORFEITED DEPOSIT AMOUNT: \$ Bidder#: 3rd sale

2nd SALE DATE: 1/8/2025

DEPOSIT AMOUNT \$355.00
LEGAL AD (ONE TIME RUN: \$50.00) \$50.00
KEY REALAUCTION FEE: \$59.00 (TD7) \$59.00
KEY CLERK FEE: \$60.00 (TD1) \$60.00
CREDIT TO OPENING BID (TAX DEED): \$186.00

3rd SALE DATE:

DEPOSIT AMOUNT \$
LEGAL AD (ONE TIME RUN: \$50.00) \$50.00
KEY REALAUCTION FEE: \$59.00 (TD7) \$59.00
KEY CLERK FEE: \$60.00 (TD1) \$60.00
CREDIT TO OPENING BID (TAX DEED): \$

NEW OPENING BIDS / REDEMPTION AMOUNTS

2ND SALE - NEW REDEMPTION AMOUNT: \$1,892.79
SUBTRACT \$17.00 RECORDING: (\$17.00)
ADD CURRENT TAXES: \$340.36 YEAR: 2024
CREDIT TO OPENING BID: \$186.00
NEW OPENING BID AMOUNT: \$2,030.15

3RD SALE - NEW REDEMPTION AMOUNT: \$
SUBTRACT \$17.00 RECORDING: (\$17.00)
ADD CURRENT TAXES: \$ YEAR:
CREDIT TO OPENING BID FROM 1ST SALE \$
CREDIT TO OPENING BID FROM 2ND SALE \$
NEW OPENING BID AMOUNT: \$

EMAIL ONE TIME LEGAL AD RUN 2ND SALE _____ 3RD SALE _____
EMAIL TO BANNED BIDDER 2ND SALE _____ 3RD SALE _____
EMAIL REALAUCTION/DISABLE ACCOUNT 2ND SALE _____ 3RD SALE _____

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ARCHIVES AND RECORDS
CHILDSUPPORT
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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 # 000119 of 2022 Date 12/4/2024
Name HANY HANNALLA**

Cash Summary

Cash Deposit	\$355.00
Total Check	\$6,837.20
Grand Total	\$7,192.20

**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>

Defaulting

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**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 # 000119 of 2022 Date 12/4/2024
 Name HANY HANNALLA**

Cash Summary

Cash Deposit	\$355.00
Total Check	\$6,837.20
Grand Total	\$7,192.20

Purchase Price (high bid amount)	\$7,100.00	Total Check	\$6,837.20
+ adv recording deed	\$10.00	Adv Recording Deed	\$10.00
+ adv doc. stamps deed	\$49.70	Adv Doc. Stamps	\$49.70
+ Adv Recording For Mailing	\$18.50		
Opening Bid Amount	\$2,188.19	Postage	\$16.40
		Researcher Copies	\$0.00
- postage	\$16.40		
- Researcher Copies	\$0.00		
		Adv Recording Mail Cert	\$18.50
- Homestead Exempt	\$0.00		
		Clerk's Prep Fee	\$14.00
=Registry of Court	\$2,171.79	Registry of Court	\$2,171.79
Purchase Price (high bid)	\$7,100.00		
-Registry of Court	\$2,171.79	Overbid Amount	\$4,911.81
-advance recording (for mail certificate)	\$18.50		
-postage	\$16.40		
-Researcher Copies	\$0.00		
= Overbid Amount	\$4,911.81		

**PAM CHILDERS
 Clerk of the Circuit Court**

By: _____
 Deputy Clerk

PAM CHILDERS
 CLERK OF THE CIRCUIT COURT
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CENTURY

CLERK TO THE BOARD OF
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 COUNTY TREASURY
 AUDITOR


COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

Case # 2022 TD 000119

Sold Date 12/4/2024

Name HANY HANNALLA

RegistryOfCourtT = TAXDEED	\$2,171.79
overbidamount = TAXDEED	\$4,911.81
PostageT = TD2	\$16.40
Researcher Copies = TD6	\$0.00
prepFee = TD4	\$14.00
advdocstampsdeed = TAXDEED	\$49.70
advancerecording = TAXDEED	\$18.50
AdvRecordingDeedT = TAXDEED	\$10.00

Date	Docket	Desc	 VIEW IMAGES
6/1/2022	0101	CASE FILED 06/01/2022 CASE NUMBER 2022 TD 000119	
4/30/2024	TD83	TAX COLLECTOR CERTIFICATION	
4/30/2024	TD84	PA INFO	
4/30/2024	TD84	RECORDED TDA NOTICE	
5/3/2024	RECEIPT	PAYMENT \$456.00 RECEIPT #2024031831	
8/21/2024	TD82	PROPERTY INFORMATION REPORT	
10/24/2024	TD81	CERTIFICATE OF MAILING	
11/1/2024	CheckVoided	CHECK (CHECKID 137972) VOIDED: BALLINGER PUBLISHING PO BOX 12665 PENSACOLA, FL 32591	
11/1/2024	CheckMailed	CHECK PRINTED: CHECK # 900037851 - - REGISTRY CHECK	
11/14/2024	TD84	SHERIFF'S RETURN OF SERVICE	
11/21/2024	TD84	CERT MAIL TRACKING	
11/25/2024	TD84	PROOF OF PUBLICATION	
12/3/2024	TD84	2024 TAX BILL	

FEES

EffectiveDate	FeeCode	FeeDesc	TotalFee	AmountPaid	WaivedAmount	AmountOutstanding
4/30/2024 3:31:01 PM	RECORD2	RECORD FEE FIRST PAGE	10.00	10.00	0.00	0.00
4/30/2024 3:42:55 PM	TD10	TAX DEED APPLICATION	60.00	60.00	0.00	0.00

4/30/2024 3:31:01 PM	TD4	PREPARE ANY INSTRUMENT	7.00	7.00	0.00	0.00
4/30/2024 3:31:02 PM	TAXDEED	TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00
4/30/2024 3:31:02 PM	TD7	ONLINE AUCTION FEE	59.00	59.00	0.00	0.00
		Total	456.00	456.00	0.00	0.00

RECEIPTS

ReceiptDate	ReceiptNumber	Received_from	payment_amt	applied_amt	refunded_amt
5/3/2024 9:59:13 AM	2024031831	MIKON FINANCIAL SERVICES INC AND OCEAN BANK	456.00	456.00	0.00
		Total	456.00	456.00	0.00

REGISTRY

CashierDate	Type	TransactionID	TransactionName	Name	Amount	Status
11/1/2024 9:52:58 AM	Check (outgoing)	101942608	BALLINGER PUBLISHING	PO BOX 12665	200.00	900037851 CLEARED ON 11/1/2024
5/3/2024 9:59:13 AM	Deposit	101890653	MIKON FINANCIAL SERVICES INC AND OCEAN BANK		320.00	Deposit
Deposited			Used		Balance	
320.00			8,600.00		-8,280.00	

Auction Results Report

** Doc stamps for tax deed auctions are due in conjunction with the final payment due at 11:00 AM CT on the following business day after

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 A
12/04/2024	2022 TD 00011	091S25								0.00	\$49.70	\$6,837.20	00119	Farag Hannalla	7791 un
12/04/2024	2021 TD 00599	326N3								0.00	\$73.50	\$10,091.00	05996	Clear Westview LI 1001 Av	

Edit Name on Title ✕

Name on Title **Custom Fields** **Style**

Case Number: 2022 TD 000119
Result Date: 12/04/2024

Title Information:

Name:

Address1:

Address2:

City:

State:

Zip:

71635

Hary Hannalla

\$7,100.00

Deposit

\$ 355.00



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 – 01-08-2025 – TAX CERTIFICATE #'S 00119

in the

Court

was published in said newspaper in the issues of

DECEMBER 26, 2024

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. Affiant complies with all legal requirements for publication in chapter 50, Florida Statutes.

Digitally signed by Michael P Driver
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410D0000019093B5D40A000E97D9, cn=Michael P Driver
Date: 2024.12.26 10:26:32 -06'00'

PUBLISHER

Sworn to and subscribed before me this 26TH day of DECEMBER
A.D., 2024

Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410C000001890CD5793600064AAE, cn=Heather Tuttle
Date: 2024.12.26 10:29:33 -06'00'

HEATHER TUTTLE
NOTARY PUBLIC



HEATHER TUTTLE
Notary Public, State of Florida
My Comm. Expires June 24, 2028
Commission No. HH 535214

Page 1 of 1

**NOTICE OF APPLICATION FOR
TAX DEED**

NOTICE IS HEREBY GIVEN, That MIKON FINANCIAL SERVICES INC AND OCEAN BANK holder of Tax Certificate No. 00119, issued the 1st day of June, A.D., 2022 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 17 WOODED GLEN PB 17 P 27 OR
8466 P 488 SECTION 09, TOWNSHIP 1
S, RANGE 29 W

TAX ACCOUNT NUMBER 011266234
(1224-66)

The assessment of the said property under the said certificate issued was in the name of REDMON & OATES LLC

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the second Wednesday in the month of January, which is the 8th day of January 2025.

Dated this 9th day of December 2024.

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-1w-12-26-2024

PACID

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
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**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

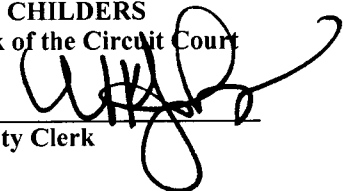
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
High Bid Tax Deed Sale**

**Cert # 000119 of 2022 Date 12/4/2024
Name JOANA CARRASQUEL**

Cash Summary

Cash Deposit	\$380.00
Total Check	\$7,315.70
Grand Total	\$7,695.70

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>

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CLERK TO THE BOARD OF
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 AUDITOR

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

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

Cert # 000119 of 2022 Date 12/4/2024
Name JOANA CARRASQUEL

Cash Summary

Cash Deposit	\$380.00
Total Check	\$7,315.70
Grand Total	\$7,695.70

Purchase Price (high bid amount)	\$7,600.00	Total Check	\$7,315.70
+ adv recording deed	\$10.00	Adv Recording Deed	\$10.00
+ adv doc. stamps deed	\$53.20	Adv Doc. Stamps	\$53.20
+ Adv Recording For Mailing	\$18.50		
Opening Bid Amount	\$2,030.15	Postage	\$16.40
		Researcher Copies	\$0.00
- postage	\$16.40		
- Researcher Copies	\$0.00		
		Adv Recording Mail Cert	\$18.50
- Homestead Exempt	\$0.00		
		Clerk's Prep Fee	\$14.00
=Registry of Court	\$2,013.75	Registry of Court	\$2,013.75
Purchase Price (high bid)	\$7,600.00		
-Registry of Court	\$2,013.75	Overbid Amount	\$5,569.85
-advance recording (for mail certificate)	\$18.50		
-postage	\$16.40		
-Researcher Copies	\$0.00		
= Overbid Amount	\$5,569.85		

PAM CHILDERS
 Clerk of the Circuit Court

By: 
 Deputy Clerk

Escambia County Government Complex • 221 Palafox Place Ste 110 • PENSACOLA, FLORIDA 32502
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CENTURY

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 COUNTY TREASURY
 AUDITOR


COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

Case # 2022 TD 000119

Sold Date 12/4/2024

Name JOANA CARRASQUEL

RegistryOfCourtT = TAXDEED	\$2,013.75
overbidamount = TAXDEED	\$5,569.85
PostageT = TD2	\$16.40
Researcher Copies = TD6	\$0.00
prepFee = TD4	\$14.00
advdocstampsdeed = TAXDEED	\$53.20
advancerecording = TAXDEED	\$18.50
AdvRecordingDeedT = TAXDEED	\$10.00

Date	Docket	Desc	 VIEW IMAGES
6/1/2022	0101	CASE FILED 06/01/2022 CASE NUMBER 2022 TD 000119	
4/30/2024	TD83	TAX COLLECTOR CERTIFICATION	
4/30/2024	TD84	PA INFO	
4/30/2024	TD84	RECORDED TDA NOTICE	
5/3/2024	RECEIPT	PAYMENT \$456.00 RECEIPT #2024031831	
8/21/2024	TD82	PROPERTY INFORMATION REPORT	
10/24/2024	TD81	CERTIFICATE OF MAILING	
11/1/2024	CheckVoided	CHECK (CHECKID 137972) VOIDED: BALLINGER PUBLISHING PO BOX 12665 PENSACOLA, FL 32591	
11/1/2024	CheckMailed	CHECK PRINTED: CHECK # 900037851 - - REGISTRY CHECK	
11/14/2024	TD84	SHERIFF'S RETURN OF SERVICE	
11/21/2024	TD84	CERT MAIL TRACKING	
11/25/2024	TD84	PROOF OF PUBLICATION	
12/3/2024	TD84	2024 TAX BILL	
12/9/2024	RECEIPT	PAYMENT \$355.00 RECEIPT #2024088963	
12/13/2024	CheckVoided	CHECK (CHECKID 138765) VOIDED: ESCAMBIA COUNTY SHERIFF'S OFFICE 1700 W LEONARD ST PENSACOLA, FL 32501	
12/13/2024	CheckMailed	CHECK PRINTED: CHECK # 900038015 - - REGISTRY CHECK	

12/27/2024	CheckMailed	CHECK PRINTED: CHECK # 900038081 - - REGISTRY CHECK	
1/3/2025	TD84	PROOF OF PUBLICATION	

FEES

EffectiveDate	FeeCode	FeeDesc	TotalFee	AmountPaid	WaivedAmount	AmountOutstanding
4/30/2024 3:31:01 PM	RECORD2	RECORD FEE FIRST PAGE	10.00	10.00	0.00	0.00
4/30/2024 3:31:02 PM	TAXDEED	TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00
12/9/2024 12:01:23 PM	TAXDEED	TAX DEED CERTIFICATES	50.00	50.00	0.00	0.00
12/9/2024 12:01:52 PM	TAXDEED	TAX DEED CERTIFICATES	186.00	186.00	0.00	0.00
12/9/2024 12:01:39 PM	TD1	TAX DEED APPLICATION	60.00	60.00	0.00	0.00
4/30/2024 3:31:01 PM	TD4	PREPARE ANY INSTRUMENT	7.00	7.00	0.00	0.00
12/9/2024 12:01:34 PM	TD7	ONLINE AUCTION FEE	59.00	59.00	0.00	0.00
4/30/2024 3:31:02 PM	TD7	ONLINE AUCTION FEE	59.00	59.00	0.00	0.00
4/30/2024 3:42:55 PM	TD10	TAX DEED APPLICATION	60.00	60.00	0.00	0.00
		Total	811.00	811.00	0.00	0.00

RECEIPTS

ReceiptDate	ReceiptNumber	Received_from	payment_amt	applied_amt	refunded_amt
5/3/2024 9:59:13 AM	2024031831	MIKON FINANCIAL SERVICES INC AND OCEAN BANK	456.00	456.00	0.00
12/9/2024 2:00:45 PM	2024088963	ESCAMBIA CLERK OF COURT	355.00	355.00	0.00
		Total	811.00	811.00	0.00

REGISTRY

CashierDate	Type	TransactionID	TransactionName	Name	Amount	Status
12/27/2024 10:19:59 AM	Check (outgoing)	101956240	ESCAMBIA SUN PRESS	605 S OLD CORRY FIELD RD	50.00	900038081 CLEARED ON 12/27/2024
12/13/2024 9:32:46 AM	Check (outgoing)	101953325	ESCAMBIA COUNTY SHERIFF'S OFFICE	1700 W LEONARD ST	80.00	900038015 CLEARED ON 12/13/2024
12/9/2024 2:00:45 PM	Deposit	101952914	ESCAMBIA CLERK OF COURT		556.00	Deposit
11/1/2024 9:52:58 AM	Check (outgoing)	101942608	BALLINGER PUBLISHING	PO BOX 12665	200.00	900037851 CLEARED ON 11/1/2024
5/3/2024 9:59:13 AM	Deposit	101890653	MIKON FINANCIAL SERVICES INC AND OCEAN BANK		320.00	Deposit
Deposited			Used	Balance		
556.00			13,390.00	-12,834.00		

** Doc stamps for tax 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 Fee	Rec Fee	EA Fee	POPR Fr	Doc Stam	Total Due	Certificate Number	Name On Title	Title Address
01/08/2025	2022 TD 00011	091S25									\$0.00	\$53.20	\$7,315.70	00119	FORANEO INTER 20007 SW 122nd

Edit Name on Title



Name on Title

Custom Fields

Style

Case Number: 2022 TD 000119

Result Date: 01/08/2025

Title Information:

Name: FORANEO INTERNATIONAL CORP

Address1: 20007 SW 122nd Ct

Address2:

City: Miami

State: FL

Zip: 33177

Cancel

Update



Page 1 of 1

View 1 - 1

TOTALS: Items Count: 1 Balance: \$7,220.00 Clerk Fees: \$0.00 Rec Fees: \$42.50 Doc Stamps: \$53.20 Total Due: \$7,315.70

81507

Joana Carrasquel

\$7,600.00

Deposit

\$380.00

STATE OF FLORIDA
COUNTY OF ESCAMBIA

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

CERTIFICATE # 00119 of 2022

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on October 17, 2024, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

REDMON & OATES LLC
3984 BARRANCAS AVE STE PH-312
PENSACOLA, FL 32507

CITY OF PENSACOLA
TREASURY DIVISION
P O BOX 12910
PENSACOLA FL 32521

WITNESS my official seal this 17th day of October 2024.



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 - 01-08-2025 - TAX CERTIFICATE #S 00119

in the Court

was published in said newspaper in the issues of

DECEMBER 26, 2024

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. Affiant complies with all legal requirements for publication in chapter 50, Florida Statutes.

Michael P. Driver

Digitally signed by Michael P. Driver
DN: cn=Michael P. Driver, o=The Escambia Sun Press LLC,
ou=Escambia Sun Press LLC, email=MichaelP.Driver@escambiasunpress.com,
c=US, date=2024.12.26 10:26:32 -0500

PUBLISHER

Sworn to and subscribed before me this 26TH day of DECEMBER

A.D., 2024

Heather Tuttle

Digitally signed by Heather Tuttle
DN: cn=Heather Tuttle, o=The Escambia Sun Press LLC,
ou=Escambia Sun Press LLC, email=HeatherTuttle@escambiasunpress.com,
c=US, date=2024.12.26 10:26:32 -0500

HEATHER TUTTLE
NOTARY PUBLIC



HEATHER TUTTLE
Notary Public, State of Florida
My Comm. Expires June 24, 2028
Commission No. HH 535214

Page 1 of 1

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That MIKON FINANCIAL SERVICES INC AND OCEAN BANK holder of Tax Certificate No. 00119, issued the 1st day of June, A.D., 2022 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 17 WOODED GLEN PB 17 P 27 OR 8466 P 488 SECTION 09, TOWNSHIP 1 S, RANGE 29 W

TAX ACCOUNT NUMBER 011266234 (1224-66)

The assessment of the said property under the said certificate issued was in the name of REDMON & OATES LLC

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the second Wednesday in the month of January, which is the 8th day of January 2025.

Dated this 9th day of December 2024.

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

qwer-1w-12-26-2024

THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 1914

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That MIKON FINANCIAL SERVICES INC AND OCEAN BANK holder of Tax Certificate No. 00119, issued the 1st day of June, A.D., 2022 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 17 WOODED GLEN PB 17 P 27 OR 8466 P 488

SECTION 09, TOWNSHIP 1 S, RANGE 29 W
TAX ACCOUNT NUMBER 011266234 (1224-66)

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

REDMON & OATES LLC

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the first Wednesday in the month of December, which is the 4th day of December 2024.

Dated this 24th day of October 2024.

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

4WR1030-11/20/20

Name: Emily Hogg, Deputy Clerk
Title: Deputy Clerk
Office: 190 W. Government St.
Pensacola, FL 32502
Phone: 850-595-3793
Fax: 850-595-3793
Email: emhogg@escambiasunpress.com
Website: www.escambiasunpress.com

Emily Hogg, Deputy Clerk
First Judicial Circuit, Escambia County
190 W. Government St.
Pensacola FL 32502
USA

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

2022 TD 00119 MIKON FINANCIAL SERVICES INC AND OCEAN BANK - Redmon + Oates LLC

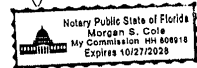
was published in said newspaper in and was printed and released from 10/30/2024 until 11/20/2024 for a consecutive 4 weeks.

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

Malcolm Ballinger
MALCOLM BALLINGER,
PUBLISHER FOR THE SUMMATION WEEKLY
STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization, on 11/20/2024, by MALCOLM BALLINGER, who is personally known to me.

Morgan S. Cole
NOTARY PUBLIC



Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2025003633 1/14/2025 8:52 AM
OFF REC BK: 9256 PG: 1969 Doc Type: TXD
Recording \$10.00 Deed Stamps \$53.20

Tax deed file number 1224-66

Parcel ID number 091S293025000170

TAX DEED

Escambia County, Florida

for official use only

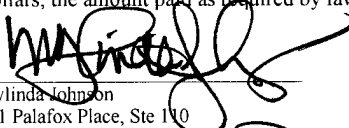
Tax Certificate numbered 00119 issued on June 1, 2022 was filed in the office of the tax collector of Escambia County, Florida. An application has been made for the issuance of a tax deed. The applicant has paid or redeemed all other taxes or tax certificates on the land as required by law. The notice 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 8th day of January 2025, the land was offered for sale. It was sold to **FORANEO INTERNATIONAL CORP**, 20743 Oakley Falls Dr. Katy Tx 77449, 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.

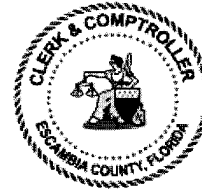
Description of lands: LT 17 WOODED GLEN PB 17 P 27 OR 8466 P 488 SECTION 09, TOWNSHIP 1 S, RANGE 29 W

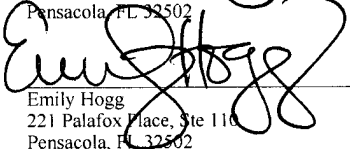
**** Property previously assessed to: REDMON & OATES LLC**

On 8th day of January 2025, in Escambia County, Florida, for the sum of (\$7,600.00) SEVEN THOUSAND SIX HUNDRED AND 00/100 Dollars, the amount paid as required by law.


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

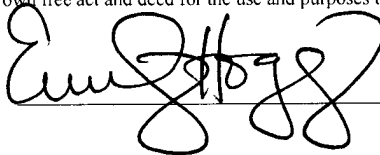

Pam Childers,
Clerk of Court and Comptroller
Escambia County, Florida




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

On this 8th day of January, 2025, before me personally appeared Pam Childers
Clerk of Court and Comptroller in and for the State and the 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
Comm.: HH 373864
Expires: March 15, 2027
Notary Public - State of Florida

PLUTO ASSET RECOVERY, Inc

525K E Market St Suite 214 Leesburg, VA 20176 1-888-969-9277 info@pluto-ar.com

2025 JAN 16 A 9:20

ESCAMBIA COUNTY, FL

January 13, 2025

Escambia Clerk of the Circuit Court
Tax Deed Division
221 Palafox Place Ste 110
Pensacola, FL 32502

Re: Surplus funds TD Acct# 2022TD00119 Certificate#00119 of 2022

To whom it may concern,

Please find enclosed documents regarding the above Tax Deed Surplus Funds.

- Claim Form
- W9 Form for Pluto Asset Recovery, Inc
- ID for Boyd Berbick, Director at Pluto Asset Recovery, Inc.
- Quit Claim Deed for the sold property
- Good Standing State Corporation Commission for Pluto Asset Recovery, Inc
- Assignment of Interest from Marcus Redmon MGR Redmon & Oats, LLC
- ID for Marcus Redmon and Sunbiz.Org Division of Corporations

Once processed, kindly forward the check for the surplus funds payable to Pluto Asset Recovery, Inc to the address below.

**525K E Market Street
Suite 214
Leesburg, VA 20176**

Thank you for giving this matter your immediate attention.

Regards,



Boyd A Berbick, Director
Pluto Asset Recovery, Inc

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 # 2022TD00119 Certificate # 00119 of 2022 Sale Date: 1-8-2025

Property Address: 7610 Wood Stream Dr Pensacola, FL 32514

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

Claimant's Name: Pluto Asset Recovery, Inc. As Assignee for Marcus Redmon MGR Redmon & Oates LLC

Contact Name, if Applicable: Boyd Berbick

Address: 525K E Market St Suite 214 Leesburg, VA 20176

Telephone Number: 1-888-969-9277

Email Address: boyd@Pluto-AR.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: 9/11/23 Book #: 9038 Page #: 1698

Amount of surplus tax deed sale proceeds claimed: \$ 5,468.80

Does the titleholder claim the subject property was homestead property: NO

3. I request payment of any surplus funds due to me be mailed to: Pluto Asset Recovery, Inc
525K E. Market St Suite 214 Leesburg, VA 20176

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

Signature of Claimant: [Signature]

Print: Boyd A. Berbick

STATE OF VIRGINIA

COUNTY OF LOUDOUN

The foregoing instrument was acknowledged before me by means of ☒ physical presence or
____ online notarization, this 14 day of JANUARY, 2025 by BOYD BERBICK.

[Signature]
Signature-Notary Public, State of Florida
LAKSHMI SIRISHA PURAM
Print Commissioned Name of Notary Public

Personally Known ____ OR Produced Identification ☒ Type of Identification Produced DRIVERS LICENSE

LAKSHMI SIRISHA PURAM
NOTARY PUBLIC REG# 00340407
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES OCTOBER 31, 2028

This Instrument Prepared:
Liberis Law Firm
212 W. Intendencia Street
Pensacola, Florida 32502

Property Tax I.D. Number 091S293025000170

QUIT CLAIM DEED

STATE OF FLORIDA COUNTY OF ESCAMBIA

This Quit Claim Deed made the 7th day of September, 2023, from R.P.O. Real Estate Development, LLC, a Florida Limited Liability Company, hereinafter called the "Grantor," whose post office address is 3984 Barrancas Avenue – Suite 312, Pensacola, Florida 32507;

To Redmon & Oates, LLC, a Florida Limited Liability Company, hereinafter called the "Grantee," whose post office address is 3984 Barrancas Avenue – Suite PH-312, Pensacola, Florida 32507.

WITNESSETH: That said Grantor, for and in consideration of the sum of \$10.00 Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in Escambia County, Florida, viz:

Lot 17, Wooded Glen, a subdivision of a portion of Sections 7 and 9, Township 1 South, Range 29 West, and a replat of a portion of Lot 16 of Eau Claire Estates, Unit 2, according to plat of said Wooded Glen, recorded in Plat Book 17, at Page 27 of the Public Records of Escambia County, Florida.

More commonly known as 7610 Wood Stream Drive, Pensacola, Florida 32514.

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

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

And the Grantor hereby covenants with said Grantees that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to 2022, reservations, restrictions, and easements of record, if any.

(The terms "Grantor" and "Grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

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

Signed, sealed and delivered in our presence:


Witness Signature: 

Printed Name: SANDY THORNE

Witness Signature: 

Printed Name: STEPHANIE J. MOODY

R.P.O. Real Estate Development, LLC
A Florida Limited Liability Company

By:  Marcus Redmon, Manager

Entity Information

Entity Information

Entity Name: Pluto Asset Recovery, Inc.

Entity ID: 11700020

Entity Type: Stock Corporation

Entity Status: **Active**

Series LLC: N/A

Reason for Status: Active and In Good Standing

Formation Date: 05/21/2024

Status Date: 05/21/2024

VA Qualification Date: 05/21/2024

Period of Duration: Perpetual

Industry Code: 0 - General

Annual Report Due Date: N/A

Jurisdiction: VA

Charter Fee: \$50.00

Registration Fee Due Date: Not Required

Registered Agent Information

RA Type: Entity

Locality: VIRGINIA BEACH CITY

RA Qualification: BUSINESS ENTITY THAT IS AUTHORIZED TO
TRANSACTION BUSINESS IN VIRGINIA

Name: United States Corporation Agents, Inc.

Registered Office Address: 4445 Corporation Ln Ste 259, Virginia Beach, VA,
23462, USA

Principal Office Address

Privacy Policy (<https://www.scc.virginia.gov/privacy.aspx>) Contact Us

(https://www.scc.virginia.gov/clk/clk_contact.aspx)

(<https://www.scc.virginia.gov/entity/contact.aspx>)
Address: 525 E Market St PMB 214 Ste K, Leesburg, VA,
(<https://www.facebook.com/VirginiaStateCorporationCommission>)
(<https://twitter.com/VASateCorpComm>)

Principal Information

				Last Updated
Title	Director	Name	Address	
	Yes	Boyd A Berbick	525 E Market St PMB 214 Ste K, Leesburg, VA, 20176 - 4171, USA	05/21/2024

Current Shares

Total Shares: 1

[Filing History](#) [RA History](#) [Name History](#) [Previous Registrations](#)

[Garnishment Designees](#) [Image Request](#)

[Back](#) [Return to Search](#) [Return to Results](#)

[Back to Login](#)

ASSIGNMENT OF INTEREST IN TAX DEED SURPLUS FUNDS

COUNTY: ESCAMBIA CASE#: 2022 TD 000119 CERTIFICATE #00119
SALE DATE: 1/8/2025 SURPLUS AMOUNT: \$5,468.80+/-

For and in consideration of good and valuable consideration the receipt of which is hereby acknowledged, I **Marcus Redmon Manager for Redmon & Oats, LLC** ("Assignor"), whose address is 3984 Barrancas Avenue, PH-312 Pensacola, FL 32507 hereby assigns to **Pluto Asset Recovery, Inc**, or assigns ("Assignee"), whose address is 525K E Market St Suite 214 Leesburg, VA 20176 all rights, title and interest to all of the monies (the "Surplus") currently held by Escambia County and which Assignor could claim on his or her own or with Assignee, and hereby acknowledges and agrees as follows:

1. Assignor represents that to the best of their knowledge:
 - a. They have not transferred, assigned or otherwise relinquished any remainder interest in the Monies to any person, company or organization; and they have not hired anyone or any company to claim the Monies being assigned herein for them or on their behalf.
 - b. Assignor agrees not to attempt to assign part or all of the right to claim Monies being transferred under this agreement to any person, company or organization in the future, or to hire anyone to process a claim for the Monies on their behalf.
2. In executing this assignment. Assignor acknowledges that:
 - a. Assignor has the legal right to file a claim for Assignor's interest in the funds. Assignor hereby grants, bargains, sells and assigns, fully and irrevocably, to Assignee, **Pluto Asset Recovery, Inc** or assigns, any and all right, title and interest in and to all such funds currently held by the government agency, as may be due.
 - b. Assignor has had the opportunity to consult with any attorney or person of their choice prior to executing this Assignment.
 - c. The distribution of any funds successfully recovered and the payment of any costs, including attorney's fees, is controlled by a separate, legally binding, agreement.
 - d. Assignee is not an attorney, is not representing to have special legal knowledge to Assignor and is not licensed to practice law. A licensed attorney will be hired to handle any and all judicial proceedings, if necessary.
3. Assignor understands the approximate amount of the Monies that may be recovered are: **\$5,468.80+/-**

4. Assignor will hold harmless, protect, indemnify the Government Agency holding the Monies and each of its employees from all claims against any Government agency, department or entity that may arise from this assignment or any actions taken under this assignment.
5. This assignment is binding on all heirs, successors in interest, and assigns. Both Parties enter into this Agreement intending to be legally bound thereby and may not be altered or amended except in writing.
6. Assignor makes the above representations under oath and under penalty of perjury.

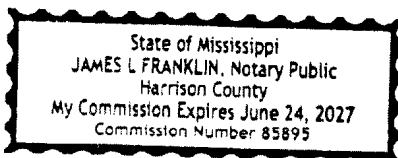
Dated this 25 day of January, 2025

Marcus Redmon
Marcus Redmon for Redmon & Oats, LLC

State of Mississippi)
County of Harrison : ss.)

Mississippi, the undersigned Notary Public in and for the State of Mississippi, hereby certify that on the 25 day of January, 2025 personally appeared before me Marcus Redmon, to me known to be the individual(s) described in and who executed the within instrument or produced Driver License (Type of identification) and acknowledged that he/she signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

Signed James L Franklin
Notary Public in and for the State of Mississippi
residing at 805 34th St Gulfport, MS 39501
My commission expires 06/24/2027





[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by FEI/EIN Number](#) /

Detail by FEI/EIN Number

Florida Limited Liability Company
REDMON & OATES LLC

Filing Information

Document Number L22000270609
FEI/EIN Number 88-3358156
Date Filed 06/14/2022
State FL
Status ACTIVE

Principal Address

3984 BARRANCAS AVENUE
SUITE PH-312
PENSACOLA, FL 32507

Mailing Address

3984 BARRANCAS AVENUE
SUITE PH-312
PENSACOLA, FL 32507

Registered Agent Name & Address

REDMON, MARCUS
3984 BARRANCAS AVENUE
PENSACOLA, FL 32507

Authorized Person(s) Detail

Name & Address

Title MGR

REDMON, MARCUS
3984 BARRANCAS AVENUE, PH-312
PENSACOLA, FL 32507 UN

Title AMBR

OATES, BRANDON
116 DODGE ROAD
PENSACOLA, FL 32503

Annual Reports

Report Year	Filed Date
2023	05/01/2023
2024	04/29/2024

Document Images

04/29/2024 -- ANNUAL REPORT	View image in PDF format
05/01/2023 -- ANNUAL REPORT	View image in PDF format
06/14/2022 -- Florida Limited Liability	View image in PDF format

Florida Department of State, Division of Corporations

ORIGIN ID:WGOA (203) 559-7514

BOYD BERBICK
PLUT ASSSET RECOVERY, INC
525K E MARKET ST
214

LEES BURG, VA 20176
UNITED STATES US

SHIP DATE: 14 JAN 25
ACTWGT: 1.00 LB
CAD: 731922ZJNET14535

BILL SENDER

TO ESCAMBIA CLERK OF THE CIRCT CRT

TAX DEED DIVISION

221 PALAFOX PLACE

SUITE 110

PENSACOLA FL 32502

REF: 1850 5953793

PO: DEPT.

58CJ1/5046/C6C4



J251024121701uv

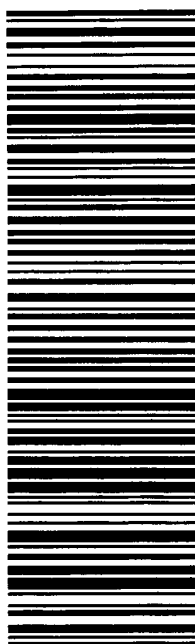
TRK# 7713 9997 8214
020 1

THU - 16 JAN 5:00P
** 2DAY **

SP PNSA

FL-US BFM

32502



After printing this label:

CONSIGNEE COPY - PLEASE PLACE IN FRONT OF POUCH

1. Fold the printed page along the horizontal line.
2. Place label in shipping pouch and affix it to your shipment.

Use of this system constitutes your agreement to the service conditions in the current FedEx Service Guide, available on fedex.com. FedEx will not be responsible for any claim in excess of \$100 per package, whether the result of loss, damage, delay, non-delivery, misdelivery, or misinformation, unless you declare a higher value, pay an additional charge, document your actual loss and file a timely claim. Limitations found in the current FedEx Service Guide apply. Your right to recover from FedEx for any loss, including intrinsic value of the package, loss of sales, income interest, profit, attorney's fees, costs, and other forms of damage whether direct, incidental, consequential, or special is limited to the greater of \$100 or the authorized declared value. Recovery cannot exceed actual documented loss. Maximum for items of extraordinary value is \$1,000, e.g. jewelry, precious metals, negotiable instruments and other items listed in our Service Guide. Written claims must be filed within strict time limits, see current FedEx Service Guide.

Mylanda Johnson (COC)

From: Boyd B <boyd@pluto-ar.com>
Sent: Thursday, January 16, 2025 12:02 PM
To: Mylanda Johnson (COC); Info Info
Cc: Emily Hogg (COC)
Subject: [EXTERNAL]Re: Tax Deed surplus claim 2022 TD 00119 - BEHALF OF REDMON & OATES LLC

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.

OK, will do. Thanks for informing me.

Regards,

Boyd Berbick, Manager
Pluto Asset Recovery, Inc
525K E Market St
Suite 214
Leesburg, VA 20176
1-888-969-9277
<https://plutoassetrecovery.com/>

From: Mylanda Johnson (COC) <MJOHNSON@escambiaclerk.com>
Sent: Thursday, January 16, 2025 11:56 AM
To: Info Info <info@pluto-ar.com>
Cc: Emily Hogg (COC) <EHOGG@escambiaclerk.com>
Subject: Tax Deed surplus claim 2022 TD 00119 - BEHALF OF REDMON & OATES LLC

Good morning,

We received your claim on behalf of Redmon & Oates in relation to the Tax Deed surplus funds from the sale of property at 7610 Wood Stream.

I'm waiting for the City of Pensacola to provide a payoff for the 4 city liens of record.

I did notice that the notary acknowledged James Franklin as "personally appeared before me". It should be Marcus Redmon.

Can you please send me a corrected notary acknowledgment?

Thanks,
Mylanda



My linda Johnson

Operations Supervisor

850-595-4813

mjohnson@escambiaclerk.com

Office of Pam Childers

**Escambia County Clerk of the Circuit Court
& Comptroller**

221 S. Palafox Street, Suite 110, Pensacola, FL 32502

www.EscambiaClerk.com

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



Pam Childers

Clerk of the Circuit Court and Comptroller, Escambia County

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

May 22, 2025

Pluto Asset Recovery Inc.
525K E. Market St, Ste 214
Leesburg, VA 20176

Re: Tax Certificate 2022 TD 00119

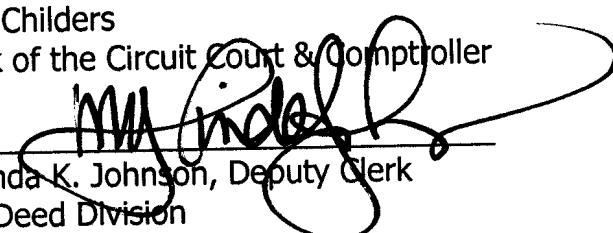
Dear Mr. Berbick,

Please find enclosed a check in the amount of \$4,504.60. This amount represents payment of the claim for the surplus funds being held by the Clerk's office as a result of the tax deed sale of real property referenced below.

2022 TD 00119
**7610 Wood Stream Rd 32514

Total \$4,504.60

Sincerely,
Pam Childers
Clerk of the Circuit Court & Comptroller

By: 
Mylinda K. Johnson, Deputy Clerk
Tax Deed Division

/mkj
Enclosures

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
 P.O. BOX 333
 PENSACOLA, FL 32591-0333
 (850) 595-4140
REGISTRY ACCOUNT

Bank of America



PENSACOLA, FLORIDA

 63-27
 631

900038754

VOID AFTER 6 MONTHS

PAY

*FOUR THOUSAND FIVE HUNDRED FOUR AND 60/100

PLUTO ASSET RECOVERY INC

DATE

AMOUNT

 TO THE
 ORDER
 OF

 PLUTO ASSET RECOVERY INC
 525K E MARKET ST
 STE 214
 LEESBURG, VA 20176

05/16/2025

\$4,504.60



PAM CHILDERS, CLERK OF COURT & COMPTROLLER

PAM CHILDERS
CLERK OF CIRCUIT COURT & COMPTROLLER

900038754

 05/16/2025 2022 TD 000119
 REDMON & OATES LLC

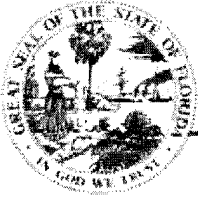
Case # 2022 TD 000119 Registry Check

4,504.60

900038754

05/16/2025 PLUTO ASSET RECOVERY INC

\$4,504.60



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

REDMON & OATES LLC
3984 BARRANCAS AVE STE PH-312
PENSACOLA, FL 32507

Tax Deed File # 1224-66
Certificate # 00119 of 2022
Account # 011266234

Property legal description:

LT 17 WOODED GLEN PB 17 P 27 OR 8466 P 488

Pursuant to Chapter 197, F.S., the above property was sold at public sale on **December 4, 2024**, and a surplus of **\$5,460.60** (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.

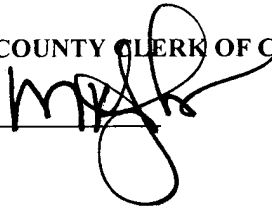
THE FAILURE OF A LIENHOLDER TO FILE A CLAIM FOR SURPLUS FUNDS WITHIN 120 DAYS OF THIS NOTICE CONSTITUTES A WAIVER OF THE LIENHOLDER'S INTEREST IN THE SURPLUS FUNDS AND ALL CLAIMS THERETO ARE FOREVER BARRED.

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 17th day of January 2025.

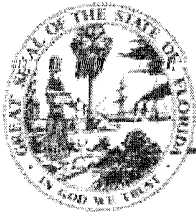


ESCAMBIA COUNTY CLERK OF COURT

By: 
Deputy Clerk

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

9171 9690 0935 0128 2939 92



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

CITY OF PENSACOLA
TREASURY DIVISION
P O BOX 12910
PENSACOLA FL 32521

Tax Deed File # 1224-66
Certificate # 00119 of 2022
Account # 011266234

Property legal description:

LT 17 WOODED GLEN PB 17 P 27 OR 8466 P 488

Pursuant to Chapter 197, F.S., the above property was sold at public sale on **December 4, 2024**, and a surplus of **\$5,460.60** (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 17th day of January 2025.



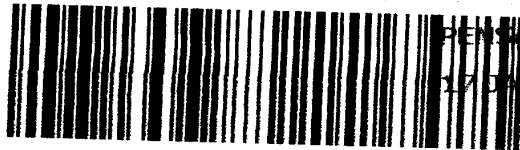
ESCAMBIA COUNTY CLERK OF COURT

By: 
Deputy Clerk

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

Pam Childers

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



9171 9690 0935 0128 2939 92

PENSACOLA FL 32502

17 JAN 2025 PM 1



gradient

FIRST-CLASS MAIL
PAID

\$0.08 16

USPS STAGE

NOTICE OF SURPLUS FUNDS FROM THE

REDMON & OATES LLC
3984 BARRANCAS AVE STE PH-312
PENSACOLA, FL 32507

Tax Deed File # 1224-66

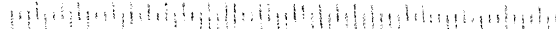
...

3250709350128293992

NOTICE 3250709350128293992 0002/07/25

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 32502583333 *2638-01338-17-35



SOLD TO: Joana Carrasquel \$7,600.00

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

CITY OF PENSACOLA	8709/1444	Due \$	239 ⁰⁰
		Paid \$	239 ⁰⁰
CITY OF PENSACOLA	8873/444	Due \$	239 ⁰⁰
		Paid \$	239 ⁰⁰
CITY OF PENSACOLA	8897/1944	Due \$	239 ⁰⁰
		Paid \$	239 ⁰⁰
CITY OF PENSACOLA	9053/1142	Due \$	239 ⁰⁰
		Paid \$	239 ⁰⁰
		Due \$	
		Paid \$	
		Due \$	
		Paid \$	
		Due \$	
		Paid \$	

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

THE CITY OF PENSACOLA

P. O. BOX 12910

PENSACOLA, FLORIDA 32521-0044

To:	Escambia County Clerk of the Circuit Court & Comptroller	
Attention:	Myllinda Johnson	
Email:	Mjohnson@escambiaclerk.com	January 17, 2025

Property Owner:	RPO REAL ESTATE DEVELOPMENT
Property Location:	7610 Wood Stream Dr
Legal Description:	LT 17 WOODED GLEN PB 17 P 27

Customer No. 006815, Invoice #0153020	
O. R. 8709, Page 1666, 01/06/2022	\$ 219.00
Customer No. 006815, Invoice #0156407	
O. R. 8873, Page 0464, 09/22/2022	219.00
Customer No. 006815, Invoice 0157269	
O. R. 8897, Page 1966, 11/14/2022	219.00
Customer No. 006815 Invoice #0160481	
O. R. 9053, Page 1142, 10/02/2023	219.00

Recording and Cancellation fees (4 lien)	<u>80.00</u>
--	--------------

TOTAL OWED	<u>\$ 956.00</u>
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PLEASE REMIT DIRECTLY TO THE TREASURY DIVISION

This instrument
was prepared by
Amy Lovoy
Finance Director
City of Pensacola, Florida

LIEN FOR IMPROVEMENTS

The **CITY OF PENSACOLA**, a Florida municipal corporation, acting pursuant to Sections 13-1-6 and 13-1-7 Code of the City of Pensacola, does hereby claim and impose a Lien of the following described real property located in Pensacola, Escambia County, Florida, to-wit:

R P O REAL ESTATE DEVELOPMENT LLC
7610 WOOD STREAM DR

LT 17 WOODED GLEN PB 17 P 27

Parcel Identification Number 091S293025000170
Real Estate Account Number 011266234

in the total amount of \$219.00 (Two Hundred Nineteen & 00/100)
for all cost incurred in clearing weeds, undergrowth, trash, filth, garbage or other refuse from the
aforementioned property on or about the 28th day of September 2021. Said lien shall be equal in dignity
to all other special assessments for benefits against property within the City.

DATED this 6th day of January, 2022

THE CITY OF PENSACOLA
a municipal corporation


BY:

KERRITH FIDDLER
CITY ADMINISTRATOR

ATTEST

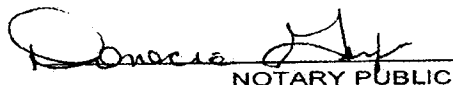

CITY CLERK

(SEAL)

STATE OF FLORIDA

COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me this 12th day of
January, 2022, by Kerrith Fiddler, City Administrator of the City of Pensacola, a Florida municipal
corporation, on behalf of said municipal corporation who is personally known to me.


NOTARY PUBLIC



DONECIA GRIFFIN
Notary Public
State of Florida
Comm# HH099471
Expires 3/6/2025

This instrument
was prepared by
Amy Lovoy
Finance Director
City of Pensacola, Florida

LIEN FOR IMPROVEMENTS

The **CITY OF PENSACOLA**, a Florida municipal corporation, acting pursuant to Sections 13-1-6 and 13-1-7 Code of the City of Pensacola, does hereby claim and impose a Lien of the following described real property located in Pensacola, Escambia County, Florida, to-wit:

R P O REAL ESTATE DEVELOPMENT LLC
7610 WOOD STREAM DRIVE

LT 17 WOODED GLEN PB 17 P 27

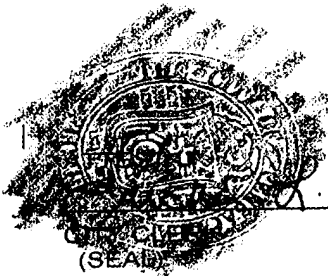
Parcel Identification Number 091S293025000170
Real Estate Account Number 011266234

in the total amount of \$219.00 (Two Hundred Nineteen & 00/100)
for all cost incurred in clearing weeds, undergrowth, trash, filth, garbage or other refuse from the
aforementioned property on or about the 20th day of June 2022. Said lien shall be equal in dignity to all
other special assessments for benefits against property within the City.

DATED this 22nd day of September, 2022

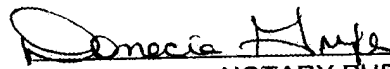
THE CITY OF PENSACOLA
a municipal corporation

BY: 
KERRITH FIDDLER
CITY ADMINISTRATOR



STATE OF FLORIDA
COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me this 27th day of
September, 2022, by Kerrith Fiddler, City Administrator of the City of Pensacola, a Florida municipal
corporation, on behalf of said municipal corporation who is personally known to me.


NOTARY PUBLIC



DONECIA GRIFFIN
Notary Public
State of Florida
Comm# HH099471
Expires 3/6/2025

This instrument
was prepared by
Amy Lovoy
Finance Director
City of Pensacola, Florida

LIEN FOR IMPROVEMENTS

The **CITY OF PENSACOLA**, a Florida municipal corporation, acting pursuant to Sections 13-1-6 and 13-1-7 Code of the City of Pensacola, does hereby claim and impose a Lien of the following described real property located in Pensacola, Escambia County, Florida, to-wit:

R P O REAL ESTATE DEVELOPMENT LLC
7610 WOOD STREAM DRIVE

LT 17 WOODED GLEN PB 17 P 27

Parcel Identification Number 091S293025000170
Real Estate Account Number 011266234


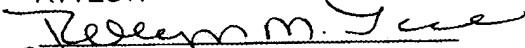
in the total amount of \$219.00 (Two Hundred Nineteen & 00/100)
for all cost incurred in clearing weeds, undergrowth, trash, filth, garbage or other refuse from the
aforementioned property on or about the 30th day of August 2022. Said lien shall be equal in dignity to
all other special assessments for benefits against property within the City.

DATED this 14th day of November, 2022

THE CITY OF PENSACOLA
a municipal corporation

BY: 
KERRITH FIDDLER
CITY ADMINISTRATOR

ATTEST:



ASST. CITY CLERK
(SEAL)

STATE OF FLORIDA

COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me this 17th day of
November, 2022, by Kerrith Fiddler, City Administrator of the City of Pensacola, a Florida municipal
corporation, on behalf of said municipal corporation who is personally known to me.


NOTARY PUBLIC



DONECIA GRIFFIN
Notary Public
State of Florida
Comm# HH099471
Expires 3/6/2025

This instrument
was prepared by
Amy Lovoy
Finance Director
City of Pensacola, Florida

LIEN FOR IMPROVEMENTS

The **CITY OF PENSACOLA**, a Florida municipal corporation, acting pursuant to Sections 13-1-6 and 13-1-7 Code of the City of Pensacola, does hereby claim and impose a Lien of the following described real property located in Pensacola, Escambia County, Florida, to-wit:

R P O REAL ESTATE DEVELOPMENT LLC
7610 WOOD STREAM DRIVE

LT 17 WOODED GLEN PB 17 P 27

Parcel Identification Number 091S293025000170
Real Estate Account Number 011266234

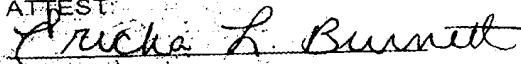
in the total amount of \$219.00 (Two Hundred Nineteen & 00/100)
for all cost incurred in clearing weeds, undergrowth, trash, filth, garbage or other refuse from the
aforementioned property on or about the 6th day of July 2023. Said lien shall be equal in dignity to all
other special assessments for benefits against property within the City.

DATED this 2nd day of October, 2023

THE CITY OF PENSACOLA
a municipal corporation


BY:
KERRITH FIDDLER
CITY ADMINISTRATOR

ATTEST:

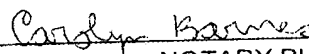


CITY CLERK
(SEAL)

STATE OF FLORIDA

COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me this 4th day of
October, 2023, by Kerrith Fiddler, City Administrator of the City of Pensacola, a Florida municipal
corporation, on behalf of said municipal corporation who is personally known to me.


NOTARY PUBLIC



CAROLYN BARNES
Notary Public, State of Florida
My Comm. Expires Oct. 4, 2024
Commission No. HH 50373