



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

0924-52

Part 1: Tax Deed Application Information

| | | | |
|-------------------------------------|---|-------------------------|--------------|
| Applicant Name Applicant Address | ASSEMBLY TAX 36, LLC ASSEMBLY TAX 36 LLC FBO SEC PTY PO BOX 12225 NEWARK, NJ 07101-3411 | Application date | Apr 11, 2024 |
| Property description | HARTZOG SAMUEL L PO BOX 10272 PENSACOLA, FL 32524-0272 2679 E JOHNSON AVE 02-2253-000 BEG AT SE COR OF NW1/4 OF SEC N ALG E LI OF NW1/4 25 FT WLY 634 FT TO W RW LI OF 30 FT RD NLY ALG W (Full legal attached.) | Certificate # | 2022 / 720 |
| | | 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) |
|--------------------------------|--------------------------------------|--|----------------------|--|
| # 2022/720 | 06/01/2022 | 2,176.05 | 108.80 | 2,284.85 |
| → Part 2: Total* | | | | 2,284.85 |

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) |
|--------------------------------|--|--|---------------------------------|----------------------|---|
| # 2023/686 | 06/01/2023 | 2,410.84 | 6.25 | 149.17 | 2,566.26 |
| Part 3: Total* | | | | | 2,566.26 |

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

| | |
|---|----------|
| 1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above) | 4,851.11 |
| 2. Delinquent taxes paid by the applicant | 0.00 |
| 3. Current taxes paid by the applicant | 2,446.03 |
| 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) | 7,672.14 |

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: Candice Lewis
Signature, Tax Collector or Designee

Escambia, Florida

Date April 22nd, 2024

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

| 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>09/04/2024</u> Signature, Clerk of Court or Designee | |

INSTRUCTIONS + 6.25

Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

BEG AT SE COR OF NW1/4 OF SEC N ALG E LI OF NW1/4 25 FT WLY 634 FT TO W R/W LI OF 30 FT RD NLY ALG W R/W LI OF RD 2477 22/100 FT FOR POB W 132 FT NLY PARL TO W LI OF RD TO S R/W LI OF JOHNSON AVE ELY ALG R/W LI OF JOHNSON AVE TO W R/W LI OF 30 FT RD SLY ALG R/W LI TO POB PART OF LTS 9 10 OF AN UNRECORDED PLAT OR 4532 P 1487 LESS OR 2302 P 269 STONE

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2400149

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

ASSEMBLY TAX 36, LLC
ASSEMBLY TAX 36 LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411,

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 |
|----------------|-----------------|------------|---|
| 02-2253-000 | 2022/720 | 06-01-2022 | BEG AT SE COR OF NW1/4 OF SEC N ALG E LI OF NW1/4 25 FT WLY 634 FT TO W R/W LI OF 30 FT RD NLY ALG W R/W LI OF RD 2477 22/100 FT FOR POB W 132 FT NLY PARL TO W LI OF RD TO S R/W LI OF JOHNSON AVE ELY ALG R/W LI OF JOHNSON AVE TO W R/W LI OF 30 FT RD SLY ALG R/W LI TO POB PART OF LTS 9 10 OF AN UNRECORDED PLAT OR 4532 P 1487 LESS OR 2302 P 269 STONE |

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
ASSEMBLY TAX 36, LLC
ASSEMBLY TAX 36 LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411

04-11-2024
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: | 171S302101000009 | | | | | Year | Land | Imprv | Total | Cap Val |
| Account: | 022253000 | | | | | 2023 | \$15,750 | \$171,583 | \$187,333 | \$158,343 |
| Owners: | HARTZOG SAMUEL L | | | | | 2022 | \$11,970 | \$153,106 | \$165,076 | \$143,949 |
| Mail: | PO BOX 10272 PENSACOLA, FL 32524-0272 | | | | | 2021 | \$11,970 | \$122,156 | \$134,126 | \$130,863 |
| Situs: | 2679 E JOHNSON AVE 32514 | | | | | Disclaimer | | | | |
| Use Code: | SINGLE FAMILY RESID 🔑 | | | | | Tax Estimator | | | | |
| Taxing Authority: | COUNTY MSTU | | | | | 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 | | | | | | 2023 Certified Roll Exemptions | | | | |
| Sale Date | Book | Page | Value | Type | Official Records (New Window) | None | | | | |
| 03/2000 | 4532 | 1487 | \$89,800 | WD | 📄 | Legal Description | | | | |
| 08/1985 | 2112 | 148 | \$16,000 | WD | 📄 | BEG AT SE COR OF NW1/4 OF SEC N ALG E LI OF NW1/4 25 | | | | |
| 08/1983 | 1800 | 761 | \$5,500 | WD | 📄 | FT WLY 634 FT TO W R/W LI OF 30 FT RD NLY ALG W R/W LI | | | | |
| 08/1983 | 1800 | 759 | \$1,250 | OJ | 📄 | OF RD... 🔑 | | | | |
| Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller | | | | | | Extra Features | | | | |
| | | | | | | None | | | | |

| Sales Data | | 2023 Certified Roll Exemptions | |
|--|--|--|--|
| Sale Date | Book Page Value Type Official Records (New Window) | None | |
| 03/2000 | 4532 1487 \$89,800 WD 🔑 | Legal Description | |
| 08/1985 | 2112 148 \$16,000 WD 🔑 | BEG AT SE COR OF NW1/4 OF SEC N ALG E LI OF NW1/4 25 FT WLY 634 FT TO W R/W LI OF 30 FT RD NLY ALG W R/W LI OF RD... 🔑 | |
| 08/1983 | 1800 761 \$5,500 WD 🔑 | Extra Features | |
| 08/1983 | 1800 759 \$1,250 OJ 🔑 | None | |
| Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller | | | |

Parcel Information

Launch Interactive Map

Section

Map Id:
17-1S-30-1

Approx. Acreage:
0.2265

Zoned: 🔍
Com
Com
Com
Com
Com
Com
Com

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

View Florida Department of Environmental Protection(DEP) Data

E JOHNSON AVE

KIPING ST

68.92

74.04

82.88

107

198

95

95

Buildings

Address:2679 E JOHNSON AVE, Year Built: 1985, Effective Year: 1985, PA Building ID#: 50777

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-STUCCO
FLOOR COVER-CARPET
FOUNDATION-SLAB ON GRADE
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-4
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABL/HIP COMBO
STORY HEIGHT-8
STRUCTURAL FRAME-WOOD FRAME

Areas - 2484 Total SF

BASE AREA - 2157
BASE SEMI FIN - 286
OPEN PORCH FIN - 41

The floor plan shows a main rectangular area with dimensions 22 (width) and 28 (height). A smaller rectangular section is attached to the top-left side, measuring 13 (width) and 13 (height). The main area is labeled 'BAS' and the smaller section is labeled 'BSF'. The total width of the main area is 32, and the total height is 46. There are two small rectangular sections at the bottom, each measuring 5 (width) and 5 (height), labeled 'OFF'. The total width of the main area including these sections is 31, and the total height is 14.

Images

12/22/2016 12:00:00 AM

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

Last Updated:04/24/2024 (tc.5602)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 00720**, 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:

BEG AT SE COR OF NW1/4 OF SEC N ALG E LI OF NW1/4 25 FT WLY 634 FT TO W R/W LI OF 30 FT RD NLY ALG W R/W LI OF RD 2477 22/100 FT FOR POB W 132 FT NLY PARL TO W LI OF RD TO S R/W LI OF JOHNSON AVE ELY ALG R/W LI OF JOHNSON AVE TO W R/W LI OF 30 FT RD SLY ALG R/W LI TO POB PART OF LTS 9 10 OF AN UNRECORDED PLAT OR 4532 P 1487 LESS OR 2302 P 269 STONE

SECTION 17, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 022253000 (0924-52)

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

SAMUEL L HARTZOG

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 September, which is the **4th day of September 2024**.

Dated this 26th 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 #: 02-2253-000 CERTIFICATE #: 2022-0720

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

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

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

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

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

Period Searched: May 3, 2004 to and including May 3, 2024 Abstractor: Pam Alvarez

BY

Michael A. Campbell,
As President
Dated: May 26, 2024

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

May 26, 2024

Tax Account #: **02-2253-000**

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

By Virtue of Warranty Deed recorded 3/9/2000 in OR 4532/1487

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. **NONE**

4. Taxes:

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

Tax Account #: 02-2253-000

Assessed Value: \$158,343.00

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: SEPT 4, 2024

TAX ACCOUNT #: 02-2253-000

CERTIFICATE #: 2022-0720

In compliance with Section 197.522, Florida Statutes, the following is a list of names and addresses of those persons, firms, and/or agencies having legal interest in or claim against the above-described property. The above-referenced tax sale certificate is being submitted as proper notification of tax deed sale.

| YES | NO | |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Notify City of Pensacola, P.O. Box 12910, 32521 |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Notify Escambia County, 190 Governmental Center, 32502 |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Homestead for <u>2023</u> tax year. |

SAMUEL L HARTZOG
2679 E JOHNSON AVE
PENSACOLA, FL 32514

SAMUEL L HARTZOG
PO BOX 10272
PENSACOLA, FL 32524-0272

SAMUEL L HARTZOG
2803 EAST CERVANTES STREET
PENSACOLA, FL 32503

Certified and delivered to Escambia County Tax Collector, this 26th day of May, 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

May 26, 2024

Tax Account #:02-2253-000

LEGAL DESCRIPTION EXHIBIT "A"

**BEG AT SE COR OF NW1/4 OF SEC N ALG E LI OF NW1/4 25 FT WLY 634 FT TO W R/W LI OF
30 FT RD NLY ALG W R/W LI OF RD 2477 22/100 FT FOR POB W 132 FT NLY PARL TO W LI OF
RD TO S R/W LI OF JOHNSON AVE ELY ALG R/W LI OF JOHNSON AVE TO W R/W LI OF 30 FT
RD SLY ALG R/W LI TO POB PART OF LTS 9 10 OF AN UNRECORDED PLAT OR 4532 P 1487
LESS OR 2302 P 269 STONE**

SECTION 17, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 02-2253-000(0924-52)

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

OR BK 4532 PG 1487
Escambia County, Florida
INSTRUMENT 00-713349

FILE NO. 00-19932
DOC. 628.60
REC: 15.00
TOTAL 643.60
STATE OF FLORIDA
COUNTY OF Escambia

WARRANTY DEED
17-1S-30-2101-000-009
Tax ID #

DEED DOC STAMPS PD @ ESC CO \$ 628.60
03/09/00 FRANK LEE WARDEN, CLERK
By: *[Signature]*

KNOW ALL MEN BY THESE PRESENTS: That
Opal S. Stevens, an unmarried widow

105 Scott Street Sterling, Virginia 20164 Grantor*
for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations the receipt of which is hereby acknowledged has
bargained, sold, conveyed and granted unto Samuel L. Hartzog

Address: 2803 East Cervantes Street Pensacola, Florida 32503 Grantee*
grantee's heirs, executors, administrators and assigns, forever, the following described property, situate, lying and being in the County of
Escambia, State of Florida, to wit:

See Exhibit "A" Attached for Legal Description

This instrument prepared by:
Carol D. Eubanks
Southland Title of Pensacola, Inc.
1120 N. 12th Ave.
Pensacola, Florida 32501

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

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

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

IN WITNESS WHEREOF, grantor has hereunto set grantor's hand and seal on March 6, 2000

Witness: *[Signature]* Charmaine Deal

[Signature] Opal S. Stevens (Seal)

Opal S. Stevens (Seal)

Witness: *[Signature]* Jace Adib

(Seal)

(Seal)

STATE OF Virginia
COUNTY OF Loudoun

The foregoing instrument was acknowledged before me this 6 day of March, 2000
by Opal S. Stevens, an unmarried widow
who is/are personally known to me or who has/have produced
drivers license
as identification and who did take an oath.

My Commission expires:

[Signature]
Name of Notary Public; Jc Arcey Spinks
Notary Public
Serial Number



OR BK 4532 PG 1488
Escambia County, Florida
INSTRUMENT 00-713349

Exhibit "A"

PARCEL "A"

Commence at the Southeast corner of the Northwest 1/4 of Section 17, Township 1 South, Range 30 West, Escambia County, Florida; thence North along the East line of said Northwest 1/4 for a distance of 25.00 feet; thence Westerly for a distance of 634.00 feet to the Westerly right-of-way line of Kipling Street (30.00' R/W); thence Northerly along said Westerly right-of-way line for a distance of 2477.22 feet for the Point of Beginning; thence West for a distance of 92.00 feet thence North for a distance of 85.26 feet to the South right-of-way line of Johnson Avenue (66.00' R/W); thence Easterly along said South right-of-way line for a distance of 92.03 feet to the Westerly right-of-way line of Kipling Street (30.00' R/W); thence Southerly along said right-of-way line for a distance of 99.55 feet to the Point of Beginning. Containing 0.19 acre more or less.

Together with:

PARCEL "B"

Commence at the Southeast corner of the Northwest 1/4 of Section 17, Township 1 South, Range 30 West, Escambia County, Florida; thence North along the East line of said Northwest 1/4 for a distance of 25.00 feet; thence Westerly for a distance of 634.00 feet to the Westerly right-of-way line of Kipling Street (30.00' R/W); thence Northerly along said Westerly right-of-way line for a distance of 2477.22 feet; thence West for a distance of 92.00 feet for the Point of Beginning; thence continue along the same course for a distance of 40.00 feet; thence North for a distance of 79.04 feet to the South right-of-way line of Johnson Avenue (50.00' R/W); thence Easterly along said right-of-way line for a distance of 40.59 feet; thence Southerly for a distance of 85.26 feet to the Point of Beginning. Containing 0.07 acres more or less.

Less and except:

PARCEL "C"

Commence at the Southeast corner of the Northwest 1/4 of Section 17, Township 1 South, Range 30 West, Escambia County, Florida; thence North along the East line of said Northwest 1/4 for a distance of 25.00 feet; thence Westerly for a distance of 634.00 feet to the Westerly right-of-way line of Kipling Street (30.00' R/W); thence Northerly along said Westerly right-of-way line for a distance of 2477.22 feet; thence West for a distance of 107.00 feet for the Point of Beginning; thence continue along the same course for a distance of 25.00 feet; thence North for a distance of 79.04 feet to the South right-of-way line of Johnson Avenue (50.00' R/W); thence Easterly along said right-of-way line for a distance of 25.36 feet; thence Southerly for a distance of 82.88 feet to the Point of Beginning. Containing 0.05 acres more or less.

QR BK 4532 PG1489
Escambia County, Florida
INSTRUMENT 00-713349

**Residential Sales
Abutting Roadway
Maintenance Disclosure**

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County, and if not, what person or entity will be responsible for maintenance. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. **NOTE:** Acceptance for filing of County Employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of Roadway: 2679 East Johnson Ave. Pensacola, Florida
Legal Address of Property: 2679 East Johnson Ave. Pensacola, Florida

The County (☒) has accepted (☐) has not accepted the abutting roadway for maintenance.

This form completed by:

Southland Title of Pensacola, Inc.

Name
1120 N. 12th Ave.
Address
Pensacola, Florida 32501
City, State, Zip Code

As to Seller(s):

Opal S. Stevens
Seller's Name: Opal S. Stevens

Seller's Name: _____

Charmaine Resiwa
Witness Name: Charmaine Resiwa

Joson Abib
Witness Name: Joson Abib

As to Buyer(s):

Samuel L. Hartzog
Buyer's Name: Samuel L. Hartzog

Buyer's Name: _____

M. Reed Eubanks
Witness Name: M. Reed Eubanks
Kathy G. W. Tarr
Witness Name: Kathy G. W. Tarr

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

RCD Mar 09, 2000 02:12 pm
Escambia County, Florida

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 00-713349

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



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

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

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

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 022253000 Certificate Number: 000720 of 2022**

Payor: SAMUEL HARTZOG 2679 E JOHNSON AVE PENSACOLA FL 32514 Date 7/15/2024

| | | | |
|-----------------------|---|-----------------------|---------------------------------------|
| Clerk's Check # | 1 | Clerk's Total | \$490.20 \$8,180.16 |
| Tax Collector Check # | 1 | Tax Collector's Total | \$8,253.80 |
| | | Postage | \$24.60 |
| | | Researcher Copies | \$0.00 |
| | | Recording | \$10.00 |
| | | Prep Fee | \$7.00 |
| | | Total Received | \$8,785.60 |

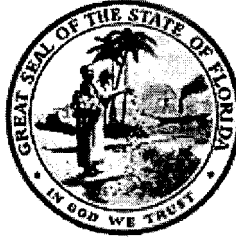
\$8,197.16

**PAM CHILDERS
Clerk of the Circuit Court**

Received By
Deputy Clerk

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

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



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

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

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

Case # 2022 TD 000720

Redeemed Date 7/15/2024

Name SAMUEL HARTZOG 2679 E JOHNSON AVE PENSACOLA FL 32514

| | |
|--|----------------------------|
| Clerk's Total = TAXDEED | \$490.20 \$8,180.16 |
| Due Tax Collector = TAXDEED | \$8,253.80 |
| Postage = TD2 | \$24.60 |
| ResearcherCopies = TD6 | \$0.00 |
| Release TDA Notice (Recording) = RECORD2 | \$10.00 |
| Release TDA Notice (Prep Fee) = TD4 | \$7.00 |

• For Office Use Only

| Date | Docket | Desc | Amount Owed | Amount Due | Payee Name |
|------|--------|------|-------------|------------|------------|
|------|--------|------|-------------|------------|------------|

FINANCIAL SUMMARY

No Information Available - See Dockets

| | | | | | | |
|--------------------|----------------|---------------|--------|-------|-----------|-----------|
| Search Property | Property Sheet | Lien Holder's | Redeem | Forms | Courtview | Benchmark |
| Redeemed From Sale | | | | | | |



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

Tax Deed - Redemption Calculator

Account: 022253000 Certificate Number: 000720 of 2022

Redemption ☐ Yes ☒ Application Date Interest Rate

| | | |
|-----------------------------------|--|--|
| | Final Redemption Payment ESTIMATED | Redemption Overpayment ACTUAL |
| | Auction Date <input type="text" value="9/4/2024"/> | Redemption Date <input type="text" value="7/15/2024"/> |
| Months | 5 | 3 |
| Tax Collector | <input type="text" value="\$7,672.14"/> | <input type="text" value="\$7,672.14"/> |
| Tax Collector Interest | \$575.41 | \$345.25 |
| Tax Collector Fee | <input type="text" value="\$6.25"/> | <input type="text" value="\$6.25"/> |
| Total Tax Collector | \$8,253.80 | <input type="text" value="\$8,023.64"/> TC |
| Record TDA Notice | <input type="text" value="\$17.00"/> | <input type="text" value="\$17.00"/> |
| Clerk Fee | <input type="text" value="\$119.00"/> | <input type="text" value="\$119.00"/> |
| Sheriff Fee | <input type="text" value="\$120.00"/> | <input type="text" value="\$120.00"/> |
| Legal Advertisement | <input type="text" value="\$200.00"/> | <input type="text" value="\$200.00"/> |
| App. Fee Interest | \$34.20 | \$20.52 |
| Total Clerk | \$490.20 | <input type="text" value="\$476.52"/> CH |
| Release TDA Notice (Recording) | <input type="text" value="\$10.00"/> | <input type="text" value="\$10.00"/> |
| Release TDA Notice (Prep Fee) | <input type="text" value="\$7.00"/> | <input type="text" value="\$7.00"/> |
| Postage | <input type="text" value="\$24.60"/> | <input type="text" value="\$0.00"/> |
| Researcher Copies | <input type="text" value="\$0.00"/> | <input type="text" value="\$0.00"/> |
| Total Redemption Amount | \$8,785.60 | \$8,517.16 |
| | Repayment Overpayment Refund Amount | \$268.44 |