



# 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

1224.48

## 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	SHAMBURGER IDA M 8398 UNTREINER AVE PENSACOLA, FL 32514 821 MAPLE WOODS DR 03-0220-435 LTS 2 & 3 BLK F MAPLE WOODS S/D PB 11 P 98 OR 2426 P 43/44	Certificate #	2022 / 949
		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)
# 2022/949	06/01/2022	1,734.22	86.71	1,820.93
→Part 2: Total*				1,820.93

## 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)
# /					
Part 3: Total*					0.00

## 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)	1,820.93
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,938.42
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	4,134.35

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

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. <b>Total Paid (Lines 8-13)</b>	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>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: 2400481

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
03-0220-435	2022/949	06-01-2022	LTS 2 & 3 BLK F MAPLE WOODS S/D PB 11 P 98 OR 2426 P 43/44

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					
Parcel ID:	221S302500002006				
Account:	030220435				
Owners:	SHAMBURGER IDA M				
Mail:	8398 UNTREINER AVE PENSACOLA, FL 32514				
Situs:	821 MAPLE WOODS DR 32534				
Use Code:	SINGLE FAMILY RESID 				
Taxing Authority:	COUNTY MSTU				
Tax Inquiry:	<a href="#">Open Tax Inquiry Window</a>				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector					

Assessments					
Year	Land	Imprv	Total	<u>Cap Val</u>	
2023	\$31,500	\$119,188	\$150,688	\$120,868	
2022	\$16,500	\$106,353	\$122,853	\$109,880	
2021	\$16,500	\$84,839	\$101,339	\$99,891	
Disclaimer					
Tax Estimator					
File for Exemption(s) Online					
<a href="#">Report Storm Damage</a>					

Sales Data					
Sale Date	Book	Page	Value	Type	Official Records (New Window) 
07/1987	2426	44	\$52,000	WD	
01/1985	2024	830	\$165,000	WD	
12/1983	1860	155	\$447,500	WD	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller					

2023 Certified Roll Exemptions	
None	
Legal Description	
LTS 2 & 3 BLK F MAPLE WOODS S/D PB 11 P 98 OR 2426 P 43/44	
Extra Features	
None	

Sales Data					Parcel Information				
<b>Sale Date</b>	<b>Book</b>	<b>Page</b>	<b>Value</b>	<b>Type</b>	<b>Official Records</b> (New Window)	<b>Launch Interactive Map</b>			
07/1987	2426	44	\$52,000	WD					
01/1985	2024	830	\$165,000	WD					
12/1983	1860	155	\$447,500	WD					
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller									

**Section**  
**Map Id:**  
22-1S-30-1

**Approx.**  
**Acreage:**  
0.4243

**Zoned:**

MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR

**Evacuation**  
**& Flood**  
**Information**

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

Buildings

Address: 821 MAPLE WOODS DR, Year Built: 1987, Effective Year: 1987, PA Building ID#: 54814

Structural Elements

DECOR/MILLWORK-AVERAGE

DWELLING UNITS-1

EXTERIOR WALL-BRICK-FACE/VENEER

FLOOR COVER-CARPET

FOUNDATION-SLAB ON GRADE

HEAT/AIR-CENTRAL H/AC

INTERIOR WALL-DRYWALL-PLASTER

NO. PLUMBING FIXTURES-6

NO. STORIES-1

ROOF COVER-DIMEN/ARCH SHNG

ROOF FRAMING-GABLE

STORY HEIGHT-0

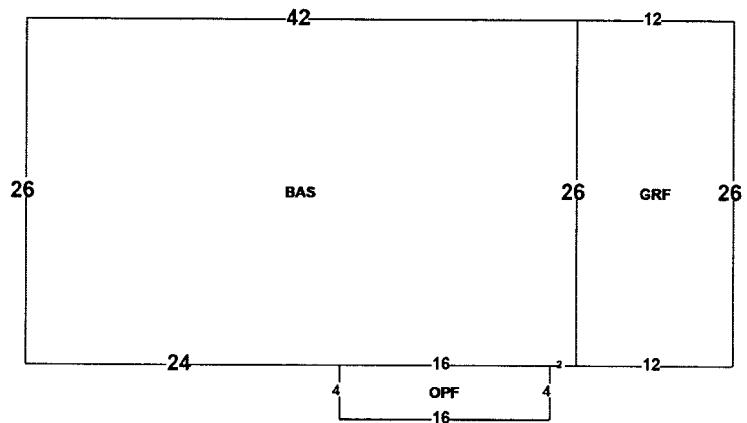
STRUCTURAL FRAME-WOOD FRAME

Areas - 1468 Total SF

BASE AREA - 1092

GARAGE FIN - 312

OPEN PORCH FIN - 64



Images



7/30/2019 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.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 00949**, 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:

**LTS 2 & 3 BLK F MAPLE WOODS S/D PB 11 P 98 OR 2426 P 43/44**

**SECTION 22, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 030220435 (1224-48)**

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

**IDA M SHAMBURGER**

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

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



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

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

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

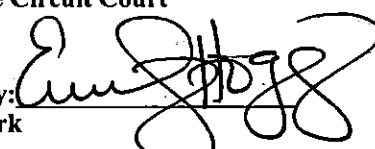
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT**  
**Tax Certificate Redeemed From Sale**  
**Account: 030220435 Certificate Number: 000949 of 2022**

**Payor: JEFFREY JEROME TOLER 821 MAPLE WOODS DR PENSACOLA, FL 32534 Date**  
**7/29/2024**

Clerk's Check #	1	Clerk's Total	<del>\$510.72</del> <b>\$4,483.17</b>
Tax Collector Check #	1	Tax Collector's Total	<del>\$4,636.72</del>
		Postage	<del>\$100.00</del>
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$5,264.44</del>

**\$4,500.17**

**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 000949  
 Redeemed Date 7/29/2024**

**Name** JEFFREY JEROME TOLER 821 MAPLE WOODS DR PENSACOLA, FL 32534

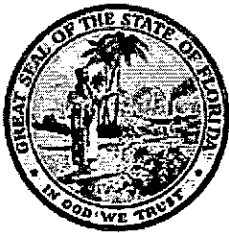
Clerk's Total = TAXDEED	\$510.72 <del>\$4,483.17</del>
Due Tax Collector = TAXDEED	\$4,836.72
Postage = TD2	\$100.00
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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**FINANCIAL SUMMARY**

No Information Available - See Dockets



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

**Tax Deed - Redemption Calculator**

**Account: 030220435 Certificate Number: 000949 of 2022**

Redemption ☐ No ☒ Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="12/4/2024"/>	Redemption Date <input type="text" value="7/29/2024"/>
Months	8	3
Tax Collector	<input type="text" value="\$4,134.35"/>	<input type="text" value="\$4,134.35"/>
Tax Collector Interest	\$496.12	\$186.05
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$4,636.72	<input type="text" value="\$4,326.65"/> 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	\$54.72	\$20.52
Total Clerk	\$510.72	<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="\$100.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$5,264.44	\$4,820.17
	Repayment Overpayment Refund Amount	\$444.27
Book/Page	<input type="text" value="9139"/>	<input type="text" value="90"/>



**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 #: 03-0220-435 CERTIFICATE #: 2022-949

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 5, 2024

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

August 5, 2024

Tax Account #: **03-0220-435**

1. The Grantee(s) of the last deed(s) of record is/are: **JEFFREY JEROME TOLER**

**By Virtue of Quit Claim Deed recorded 6/11/2024 in OR 9159/1046**

**ABTRACTOR'S NOTE: QCD APPEARS TO BE NOTARIZED BY A RELATED PARTY SO WE HAVE INCLUDED PRIOR OWNER FOR NOTICE.**

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. **Code Enforcement Order recorded 12/13/2023 – OR 9079/1305 together with Cost Order recorded 04/17/2024 – OR 9132/1170**

4. Taxes:

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

**Tax Account #: 03-0220-435**

**Assessed Value: \$120,868.00**

**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 #:** 03-0220-435

**CERTIFICATE #:** 2022-949

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.

**IDA M SHAMBURGER**  
**JEFFREY JEROME TOLER**  
**821 MAPLE WOODS DR**  
**PENSACOLA, FL 32534**

**ESCAMBIA COUNTY**  
**CODE ENFORCEMENT**  
**3363 W PARK PL**  
**PENSACOLA, FL 32505**

**IDA M SHAMBURGER**  
**117-43 135TH ST**  
**SOUTH OZONE PARK, NY 11420**

**IDA M SHAMBURGER**  
**8398 UNTREINER AVE**  
**PENSACOLA, FL 32514**

Certified and delivered to Escambia County Tax Collector, this 15<sup>th</sup> 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 5, 2024**

**Tax Account #:03-0220-435**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LTS 2 & 3 BLK F MAPLE WOODS S/D PB 11 P 98 OR 2426 P 43/44**

**SECTION 22, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 03-0220-435(1224-48)**

State of Florida

**CORPORATION  
WARRANTY DEED**

0860012426rc 43

COUNTY OF ESCAMBIA

KNOW ALL MEN BY THESE PRESENTS: That  
G. R. PAULK CONSTRUCTION, INC.

THIS INSTRUMENT WAS PREPARED BY  
BARRY J. MAY  
AN EMPLOYEE OF  
TITLE GROUP, INC.  
100 MAYSON BLVD. SUITE 31  
NARACOLA, FLORIDA 38808  
ACIDENT TO THE ISSUANCE OF A

for and in consideration of Ten Dollars and other good and valuable considerations, the receipt whereof is hereby  
acknowledged, do bargain, sell, convey and grant unto IDA M. SHAMBURGER

117-43 135TH STREET SOUTH OZONE PARK NY 11420

Grantee, of

Use of the terms "grantor" and "grantee" shall include singular or plural, the masculine or the feminine, where appropriate, and shall also include, but not be limited to, their heirs, assigns or successors in interest  
the following described real property, situate, lying and being in the State of Florida, and County of ESCAMBIA to wit:

LOTS 3, BLOCK F, MAPLE WOODS SUBDIVISION, A SUBDIVISION OF A PORTION OF SECTION 22,  
TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT RECORDED IN  
PLAT BOOK 11A PAGE 98 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

562075  
JUL 13 4 11 PM '87  
FILED AND RECORDED IN  
THE PUBLIC RECORDS OF  
ESCAMBIA COUNTY, FLORIDA  
JUL 13 4 11 PM '87  
JUL 13 4 11 PM '87  
JUL 13 4 11 PM '87

D.S. PD. \$ 24.75  
DATE 7-13-87  
JOE A. FLOWERS, COMPTROLLER  
BY: J. Cantrell D.C.  
CERT. REG. #59-2043328-27-01

Subject to taxes for current year and to valid easements, mineral reservations and restrictions or record affecting the above property, if any.

To have and to hold the same, together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all encumbrances and right of homestead.

And the grantor covenants that he is well seised of an indefeasible estate in fee simple in the said property, and has a good right to convey the same; that it is free of lien or encumbrance, and that he, his heirs, executors and administrators, the said grantees, their heirs, executors, administrators, successors and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever fully warrant and defend.

IN WITNESS WHEREOF, the said corporation, grantor, in pursuance of due and legal action of its stockholders and Board of Directors, has executed these presents, causing its name to be signed by its President, and its corporate seal to be affixed hereto this 13th day of JULY, A.D., 1987

ATTEST:

G. R. PAULK CONSTRUCTION, INC.

a FLORIDA Corporation

By G. R. PAULK President

G. R. PAULK

Secretary

Signed, sealed and delivered in the presence of:

Subscribing Member  
Subscribing Member

State of Florida

ESCAMBIA COUNTY.

Before the subscriber personally appeared G. R. PAULK  
and IDA M. SHAMBURGER, known to me to be the individuals described by said names,  
who executed the foregoing instrument, and to be the President and Secretary, respectively,  
of the G. R. PAULK CONSTRUCTION, INC. a FLORIDA  
corporation and acknowledged and declared that they as President and Secretary of said  
Corporation and being duly authorized by its, signed its name and affixed its seal to and executed the said instrument for it  
and as its act and deed.

Given under my hand and official seal this 13th day of JULY, A.D., 1987

Subscribing Member  
Notary Public, State of Florida  
My Commission expires April 29, 1990

CTG

UNDERWOOD PRINTING CO., FOLLY

State of Florida

WARRANTY DEED

COUNTY OF ESCAMBIA

MARY J. MAY  
AN EMPLOYEE OF  
CITILE: TITLE GROUP, INC.  
4300 BAYOU BLVD. SUITE 31  
PENSACOLA, FLORIDA 32508  
INCIDENT TO THE ISSUANCE OF A  
L.T. INSURANCE CONTRACT.

KNOW ALL MEN BY THESE PRESENTS: That WILBUR J. HEATON, A MARRIED MAN AND  
CHARLES W. HEATON, A MARRIED MAN

Grantor,  
for and in consideration of Ten Dollars and other good and valuable considerations, the receipt whereof is hereby  
acknowledged, do bargain, sell, convey and grant unto IDA M. SHAMRURGER

Grantee, of  
117-43 135TH STREET SOUTH OZONE PARK NY 11420  
the following described real property, situate, lying and being in the State of Florida, and County of ESCAMBIA to wit:  
LOTS 2, BLOCK F, MAPLE WOODS SUBDIVISION, A SUBDIVISION OF A PORTION OF SECTION 22,  
TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT RECORDED  
IN PLAT BOOK 11A PAGE 98 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

D.S. PD. 286.00  
DATE July 13, 1987  
BY JOE A. FLOWERS, COMPTROLLER  
CERT. REG. #58-2043328-27-01

THE GRANTOR(S) DOES NOT RESIDE ON THE ABOVE DESCRIBED PROPERTY OR CLAIM IT AS HOMESTEAD.

Subject to taxes for current year and to valid easements, mineral reservations and restrictions of record affecting the above property, if any.  
(Use of the terms "grantor" and "grantee" shall include singular or plural, the masculine or the feminine, where appropriate, and shall also include, but not be limited to, their heirs, assigns or successors in interest.)  
To have and to hold the same together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all encumbrances and right of homestead.  
And the grantor covenants that he is well seized of an indefeasible estate in fee simple in the said property, and has a good right to convey the same, that it is free of liens or encumbrances, and that he, his heirs, executors and administrators, the said grantee, his heirs, executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever fully warrant and defend.

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents this 13th day of JULY, 1987.

Signed, sealed and delivered in the presence of:

Wilbur J. Heaton (SEAL)  
WILBUR J. HEATON  
Charles W. Heaton (SEAL)  
CHARLES W. HEATON

State of Florida

COUNTY OF ESCAMBIA

Before the subscriber personally appeared WILBUR J. HEATON, A  
MARRIED MAN AND CHARLES W. HEATON, A MARRIED MAN

known to me, and known to me to be the person(s) described by said name(s) in and to whom  
who executed the foregoing instrument and acknowledged executing the same for  
the uses and purposes therein set forth.

Given under my hand and official seal this 13th day of JULY, 1987.

Sabrina Mickelson  
Notary Public

My commission expires

Notary Public, State of Florida  
My Commission Expires April 29, 1990  
Revised Three Year Rule - Notary Public

SPACE BELOW FOR RECORDERS USE	
JUL 13 4 11 PM '87	562076
FILED AND RECD THE PUBLIC REC ESCAMBIA CO.	

UNDERWOOD PRINTING CO., FOLY

CTO

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 12th day of December ,  
2023 (year),  
by first party, Grantor, Ida M. Shamburger  
whose post office address is 821 Maple Wood Drive, Pensacola, Florida 32534  
to second party, Grantee, Jeffrey Jerome Toler  
whose post office address is 821 maple Wood Drive, Pensacola, Florida 32534

WITNESSETH, That the said first party, for good consideration and for the sum of  
One Dollar Dollars (\$1.00 ) paid by the said second party, the receipt whereof  
is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party  
forever, all the right, title, interest and claim which the said first party has in and to the following  
described parcel of land, and improvements and appurtenances thereto in the County of,  
Escambia State of Florida to wit:  
LTS 2 & 3 BLK F MAPLE WOODS S/D PB 11 P 98 OR 2426 P 43/44

The above-describe real property does not constitute the homestead of the grantor herein.  
Together with all and singular the tenements, hereditaments and appurtenances thereunto  
belonging or in anywise appertaining free from all exemptions and right of homestead.

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in presence of:

Ericka J. Davis  
Signature of Witness

ERICKA DAVIS  
Print name of Witness

Jeffrey Jamal Toler  
Signature of Witness

Jeffrey Jamal Toler  
Print name of Witness

Ida M Shamburger  
Signature of First Party, Grantor

Ida M Shamburger  
Print name of First Party

\_\_\_\_\_  
Signature of First Party, Grantor

\_\_\_\_\_  
Print name of First Party

STATE OF

COUNTY OF Escombia }

On 12/12/2023 before me,  
appeared Ida M. Shamburger

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

[Signature]  
Signature of Notary



Affiant Known ☒ Produced ID

Type of ID FLDLT460-430-70-391-0

Jeffrey J. Toler  
Signature of Preparer

Jeffrey J. Toler  
Print Name of Preparer

821 maplewood dr  
Address of Preparer

Recorded in Public Records 12/13/2023 11:20 AM OR Book 9079 Page 1217,  
Instrument #2023097903, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$27.00

THE OFFICE OF ENVIRONMENTAL ENFORCEMENT  
SPECIAL MAGISTRATE  
IN AND FOR THE  
COUNTY OF ESCAMBIA, STATE OF FLORIDA

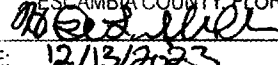
PETITIONER  
ESCAMBIA COUNTY FLORIDA,

CASE NO: CE22062424N  
LOCATION: 821 MAPLE WOODS DR  
PR#: 221S302500002006

VS.

SHAMBURGER, IDA M  
8398 UNTREINER AVE  
PENSACOLA, FL 32514

RESPONDENT(S)

CERTIFIED TO BE A TRUE COPY OF THE  
ORIGINAL ON FILE IN THIS OFFICE  
WITNESS MY HAND AND OFFICIAL SEAL  
PAM CHILDERS  
CLERK OF THE CIRCUIT COURT & COMPTROLLER  
ESCAMBIA COUNTY, FLORIDA  
BY:  D.C.  
DATE: 12/13/2023

ORDER

This CAUSE having come before the Office of Environmental Enforcement  
Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged  
violation of the ordinances of the County of Escambia, State of Florida, and the Special  
Magistrate having considered the evidence before him in the form of testimony by the  
Enforcement Officer and the Respondent(s) or representative thereof, Noone,  
as well as evidence submitted, and after consideration of the appropriate sections of  
the Escambia County Code of Ordinances, the Special Magistrate finds that a violation  
of the following Code of Ordinances has occurred and continues:

**Sec. 42-196(a) Nuisance - (A) Nuisance**

**Sec. 42-196(c) Nuisance - (C) Inoperable Vehicle**

THEREFORE, the Special Magistrate, being otherwise fully apprised, finds  
as follows:

It is hereby **ORDERED** that the **RESPONDENT(S)** shall have until  
1/2/2024 to correct the violation(s) and to bring the violation into compliance.

Corrective action shall include:

**Tan and Black Cadillac, White Ford 450 Box Truck, and Teal and White Cadillac**

**Remove vehicle(s). Repair vehicle(s) or store in rear yard behind 6' opaque fencing.**

**Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. maintain clean conditions to avoid a repeat violation.**

If Respondent(s) fail to fully correct the violation(s) within the time required, Respondent(s) will be assessed a fine of **\$20.00** per day, commencing **1/3/2024**. This fine shall continue until the violation(s) is/are abated and the violation(s) brought into compliance, or until as otherwise provided by law. **RESPONDENT IS REQUIRED**, immediately upon full correction of the violation(s), to contact the Escambia County Office of Environmental Enforcement in writing to request that the office immediately inspect the property to make an official determination of whether the violation(s) has/have been abated and brought into compliance. If the violation(s) is/are not abated within the specified time period, Escambia County may elect to undertake any necessary measures to abate the violation(s). These measures could include, but are not limited to, **DEMOLISHING NON-COMPLIANT STRUCTURES, LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE(S).**

At the request of Escambia County, the Sheriff shall enforce this order by taking reasonable law enforcement action to remove from the premises any unauthorized person interfering with the execution of this order or otherwise refusing to leave after warning.

The reasonable cost of such abatement will be assessed against **RESPONDENT(S)** and shall constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs in the amount of **\$250.00** are awarded in favor of Escambia County as the prevailing party against **RESPONDENT(S)**.

This fine shall be forwarded to the Board of County Commissioners of Escambia County. Under the authority of Sec. 162.09, Fla. Stat., as amended, and Sec. 30-35 of the Escambia County Code of Ordinances, as amended, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All fees, fines, and costs owing hereunder shall constitute a lien upon **ALL REAL AND PERSONAL PROPERTY OWNED BY RESPONDENT(S)** including property involved herein, which lien can be enforced by foreclosure and as provided by law.

**RESPONDENT(S)** have the right to appeal the order(s) of the Special Magistrate to the Circuit Court of Escambia County. If **RESPONDENT(S)** wish(es) to appeal, **RESPONDENT(S)** must provide notice of such appeal in writing to both the Environmental Enforcement Division at 3363 West Park Place, Pensacola, Florida 32505, and the Escambia County Circuit Court, M.C. Blanchard Judicial Building, 190 W. Government St, Pensacola, Florida, 32502, no later than **30 days** from the date of this order. Failure to timely file a Written Notice of Appeal will constitute a waiver of the right to appeal this order.

Jurisdiction is hereby retained to enter such further orders as may be appropriate and necessary.

**DONE AND ORDERED** in Escambia County, Florida on this 12th day of December, 2023.

  
\_\_\_\_\_  
Gregory Farrar  
Special Magistrate  
Office of Environmental Enforcement

Recorded in Public Records 4/17/2024 8:58 AM OR Book 9132 Page 1099,  
Instrument #2024028336, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00

THE OFFICE OF ENVIRONMENTAL ENFORCEMENT  
SPECIAL MAGISTRATE  
IN AND FOR ESCAMBIA COUNTY, FLORIDA

ESCAMBIA COUNTY, FLORIDA

vs.

SHAMBURGER, IDA M  
8398 UNTREINER AVE  
PENSACOLA, FL 32514

Case No: CE22062424N  
Location: 821 MAPLE WOODS DR  
PR #: 221S302500002006

Cost Order

THIS CAUSE was brought before the Office of the Environmental Enforcement Special Magistrate on Petitioner's Certification of Costs, pursuant to the Special Magistrate's Order and the Special Magistrate having found the Respondent in violation of Escambia County Code of Ordinances.

Escambia County has confirmed that the property has been brought into compliance per the Special Magistrate Order. THEREFORE, the Special Magistrate being otherwise fully advised of the premises; it is hereby ORDERED, pursuant to Section 30-35 of the Escambia County Code of Ordinances, that the following itemized costs shall be added to the fines imposed by the Order of Special Magistrate dated 12/12/2023.

Itemized Cost	
Daily fines	\$660.00 \$20.00 Per Day From: <u>01/03/2024</u> To: <u>02/05/2024</u>
Fines	\$0.00
Court Cost	\$250.00
County Abatement Fees	\$0.00
Administrative Costs	\$0.00
Payments	\$0.00
<b>Total:</b>	<b>\$910.00</b>

DONE AND ORDERED at Escambia County, Florida on 4-16 2024

\_\_\_\_\_  
Gregory Farrar  
Special Magistrate  
Office of Environmental Enforcement

