



# 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

0525-72

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	LAURA SCHILLACI FUTURE'S SECURITY LLC 540 GILFORD AVE TOMS RIVER, NJ 08753	Application date	Aug 06, 2024
Property description	TARPON IV LLC 18305 BISCAYNE BLVD STE 400 AVENTURA, FL 33160 6214 MONTGOMERY AVE 04-1194-775 N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1	Certificate #	2022 / 1562
		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)
# 2022/1562	06/01/2022	679.36	33.97	713.33
→Part 2: Total*				713.33

## 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)
# 2024/1648	06/01/2024	776.24	6.25	38.81	821.30
# 2023/1540	06/01/2023	676.68	6.25	152.25	835.18
# 2021/1409	06/01/2021	675.48	6.25	384.18	1,065.91
# 2020/1788	06/01/2020	819.39	6.25	503.92	1,329.56
# 2019/1674	06/01/2019	693.22	6.25	291.15	990.62
# 2018/1707	06/01/2018	696.68	6.25	359.23	1,062.16
Part 3: Total*					6,104.73

## 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)	6,818.06
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	0.00
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)	7,193.06

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:  Escambia, Florida  
Date August 12th, 2024

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

<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>05/07/2025</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.

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2400925

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

LAURA SCHILLACI  
FUTURE'S SECURITY LLC  
540 GILFORD AVE  
TOMS RIVER, NJ 08753,

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
04-1194-775	2022/1562	06-01-2022	N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1

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  
LAURA SCHILLACI  
FUTURE'S SECURITY LLC  
540 GILFORD AVE  
TOMS RIVER, NJ 08753

08-06-2024  
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				
<b>Parcel ID:</b>	4215302201030012	<b>Year</b>	<b>Land</b>	<b>Imprv</b>	<b>Total</b>	<b>Cap Val</b>
<b>Account:</b>	041194775	2024	\$31,172	\$0	\$31,172	\$18,858
<b>Owners:</b>	TARPON IV LLC	2023	\$31,172	\$0	\$31,172	\$17,144
<b>Mail:</b>	18305 BISCAYNE BLVD STE 400 AVENTURA, FL 33160	2022	\$15,586	\$0	\$15,586	\$15,586
<b>Situs:</b>	6214 MONTGOMERY AVE 32526	Disclaimer				
<b>Use Code:</b>	VACANT RESIDENTIAL	Tax Estimator				
<b>Taxing Authority:</b>	COUNTY MSTU	File for Exemption(s) Online				
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>	Report Storm Damage				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector						

Sales Data Type List:						2024 Certified Roll Exemptions	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None	
08/26/2009	6500	1	\$3,000	TD		Legal Description N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1	
07/1993	3443	439	\$22,500	SC			
01/1970	473	442	\$100	WD			
01/1969	432	685	\$1,500	WD			
01/1969	432	683	\$1,300	WD			
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						Extra Features	
						None	

Parcel Information		Launch Interactive Map	
<b>Section</b>			
<b>Map Id:</b>	42-15-30-2		
<b>Approx. Acreage:</b>	0.3578		
<b>Zoned:</b>	MDR		
<b>Evacuation &amp; Flood Information</b>	<a href="#">Open Report</a>		
		<a href="#">View Florida Department of Environmental Protection (DEP) Data</a>	

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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:08/12/2024 (tc.152285)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **FUTURE'S SECURITY LLC** holder of **Tax Certificate No. 01562**, 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:

**N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1**

**SECTION 42, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 041194775 (0525-72)**

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

**TARPON IV 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 May, which is the **7th day of May 2025**.

Dated this 12th day of August 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 #: 04-1194-775 CERTIFICATE #: 2022-1562

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: January 15, 2005 to and including January 15, 2025 Abstractor: Pam Alvarez

BY

Michael A. Campbell,  
As President  
Dated: January 16, 2025

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

January 16, 2025

Tax Account #: **04-1194-775**

1. The Grantee(s) of the last deed(s) of record is/are: **TARPON IV LLC**

**By Virtue of Tax Deed recorded 8/26/2009 in OR 6500/1**

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. **Nuisance Abatement Lien in favor of Escambia County recorded 12/12/2011 OR 6796/678**
- b. **Code Enforcement Order in favor of Escambia County recorded 6/28/2007 OR 6171/1568**
- c. **Code Enforcement Order in favor of Escambia County recorded 10/6/2006 OR 6007/115**
- d. **Judgment in favor of Universal Property & Casualty Insurance Company recorded 10/16/2018 OR 7983/1485**
- e. **Judgment in favor of Asset Acceptance LLC recorded 10/21/2005 OR 5758/1101**

4. Taxes:

**Taxes for the year(s) 2017-2023 are delinquent.**

**Tax Account #: 04-1194-775**

**Assessed Value: \$18,858.00**

**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:** MAY 7, 2025

**TAX ACCOUNT #:** 04-1194-775

**CERTIFICATE #:** 2022-1562

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 checked="" type="checkbox"/>	<input type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2024</u> tax year.

**TWJ PAN FLORIDA LLC**  
**JONATHAN POLITANO**  
**TARPON IV LLC**  
**18305 BISCAYNE BLVD STE 400**  
**AVENTURA, FL 33160**

**ASSET ACCEPTANCE LLC**  
**PO BOX 2036**  
**WARREN, MI 48090**

**TARPON IV LLC**  
**1101 BRICKELL AV**  
**SUITE N 1700**  
**MIAMI, FL 33131**

**ENVIRONMENTAL ENFORCEMENT DIVISION**  
**ESCAMBIA COUNTY CENTRAL**  
**OFFICE COMPLEX**  
**3363 WEST PARK PLACE**  
**PENSACOLA, FL 32505**

**ENVIRONMENTAL ENFORCEMENT**  
**DIVISION**  
**6708 PLANTATION ROAD**  
**PENSACOLA, FL 32504**

**UNIVERSAL PROPERTY & CASUALTY**  
**INSURANCE COMPANY**  
**1110 W COMMERCIAL BLVD SOUTH BLDG**  
**FORT LAUDERDALE, FL 33309**

Certified and delivered to Escambia County Tax Collector, this 16<sup>th</sup> day of January, 2025.  
**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**

**January 16, 2025**

**Tax Account #:04-1194-775**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1**

**SECTION 42, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 04-1194-775(0525-72)**

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

Recorded in Public Records 08/26/2009 at 02:01 PM OR Book 6500 Page 1,  
Instrument #2009058861, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00 Deed Stamps \$21.00

This instrument was prepared by:  
Ernie Lee Magaha, Clerk of the Circuit Court  
Escambia County Courthouse  
Pensacola, Florida

Tax Deed File No. 09-094  
Property Identification No. 421S302201030012  
Tax Account No. 041194775

## TAX DEED

State of Florida  
County of Escambia

The following Tax Sale Certificate Numbered 01467 issued on June 1, 2007 was filed in the office of the tax collector of this County and application made for the issuance of a tax deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was on the 3rd day of August 2009, offered for sale as required by law for cash to the highest bidder and was sold to: **TARPON IV LLC**, 18305 Biscayne Blvd suite 400 Aventura FL 33160, being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.

Now, on this 3rd day of August 2009, in the County of Escambia, State of Florida, in consideration of the sum of (\$2,936.79) TWO THOUSAND NINE HUNDRED THIRTY SIX AND 79/100 Dollars, being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

**N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 3443 P 439**

**\*\* Property previously assessed to: RICKY L SAPP**

**SECTION 42, TOWNSHIP 1 S, RANGE 30 W**

*Ernie Lee Magaha*  
ERNIE LEE MAGAHA, Clerk of the Circuit Court  
Escambia County, Florida

*Heather Sullivan*  
witness Heather Sullivan  
*Maryline Avila*  
witness Maryline Avila

State of Florida  
County of Escambia

On this 26<sup>th</sup> of August 2009 before me Maryline Avila personally appeared Ernie Lee Magaha, Clerk of the Circuit Court in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and official seal date aforesaid.

ERNIE LEE MAGAHA, Clerk of the Circuit Court

By: *Maryline Avila*  
Maryline Avila, Deputy Clerk





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

## Detail by Entity Name

Foreign Limited Liability Company

TARPON IV, LLC

### Filing Information

**Document Number** M16000001742

**FEI/EIN Number** 56-2656754

**Date Filed** 02/29/2016

**State** DE

**Status** ACTIVE

### Principal Address

1101 BRICKELL AVE

SUITE N1700

MIAMI, FL 33131

Changed: 03/06/2023

### Mailing Address

18305 BISCAYNE BLVD.

SUITE 400

AVENTURA, FL 33160

### Registered Agent Name & Address

TWJ Pan Florida LLC

Jonathan Politano

18305 BISCAYNE BLVD.

Suite 400

AVENTURA, FL 33160

Name Changed: 03/29/2019

Address Changed: 03/06/2023

### Authorized Person(s) Detail

#### **Name & Address**

Title Authorized Member

TWJ PAN-FLORIDA, LLC

1101 BRICKELL AVE

SUITE N1700

MIAMI, FL 33131

Title Manager

Hollo, Jerome  
1101 BRICKELL AVE  
SUITE N1700  
MIAMI, FL 33131

Title Manager

Politano, Jonathan  
18305 BISCAYNE BLVD.  
SUITE 400  
AVENTURA, FL 33160

**Annual Reports**

Report Year	Filed Date
2022	04/04/2022
2023	03/06/2023
2024	03/18/2024

**Document Images**

<a href="#">03/18/2024 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">03/06/2023 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">04/04/2022 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">08/31/2021 -- AMENDED ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">02/15/2021 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">03/03/2020 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">03/29/2019 -- AMENDED ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">02/19/2019 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">03/01/2018 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">02/16/2017 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">02/29/2016 -- Foreign Limited</a>	<a href="#">View image in PDF format</a>

Recorded in Public Records 12/12/2011 at 04:32 PM OR Book 6796 Page 678,  
Instrument #2011088166, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL Recording \$18.50

This document prepared by:  
**Escambia County, Florida**  
**Environmental Enforcement Division**  
**Escambia County Central Office Complex**  
**3363 West Park Place**  
**Pensacola, FL 32505**  
**(850) 595-1820**

**CE110803520**

**NOTICE OF LIEN**  
**(Nuisance Abatement)**

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

This lien is imposed by Escambia County, Florida, for certain costs incurred by the County to abate violations of the County Nuisance Abatement Ordinance, Sections 42-191 – 42-198, Escambia County Code of Ordinances, on property owned by TARPON IV LLC located at 6214 Montgomery Ave. and more particularly described as:

**PR# 421S302201030012**

**N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1**

A field investigation by the Office of Environmental Enforcement was conducted on October 20, 2011 and revealed the property to be in violation of the following provisions of the Escambia County Nuisance Abatement Ordinance: 42-196(a), (b), and (d)

Following notice and written demand to the owner by certified mail, return receipt requested, and posting in accordance with Section 42-164, Escambia County Code of Ordinances, and the owner having not abated the violation or requested or demonstrated at a hearing before the Escambia County Board of County Commissioners that the property is not in violation of the referenced provisions of the ordinance within ten days of the date of the written demand (or in the case of a repeat violation, within three days of the date of the written demand) the County abated the violations and incurred the following costs, which shall constitute a lien against the property:

Abatement costs	\$370.00
Administrative costs	<u>\$250.00</u>
Total	\$620.00

The principal amount of this lien shall bear interest at a rate of 8% per annum; provided, however, that no interest shall accrue until the 30<sup>th</sup> day after the filing of the lien in the official records of the Clerk of the Circuit Court. This lien may be enforced at any time by the Board of County Commissioners after 30 days from the date of recording this Notice of Lien to recover the amount due, together with all costs and reasonable attorneys' fees, by proceeding in a court of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or as collection and enforcement of payment may be accomplished by other methods authorized by law.

BK: 6796 PG: 679 Last Page

Executed this 29<sup>th</sup> day of November 2011 by the County Administrator as authorized by the Escambia County Board of County Commissioners.

Witness Susan Hendrix  
Print Name Susan Hendrix

Witness Deb Arment  
Print Name Deb Arment

ESCAMBIA COUNTY, FLORIDA

Charles R. Oliver 11/29/11

By: Charles R. "Randy" Oliver  
County Administrator  
221 Palafox Place, Suite 420  
Pensacola, FL 32502

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 29<sup>th</sup> day of November, 2011, by Charles R "Randy" Oliver, County Administrator for Escambia County, Florida, on behalf of the Board of County Commissioners. He ☒ is personally known to me, or ☐ has produced current \_\_\_\_\_ as identification.

ANGELA CRAWLEY  
Notary Public-State of Florida  
Comm. Exp. July 28, 2015  
Comm. No. EE 116706

(Notary Seal)

Angela Crawley  
Signature of Notary Public  
Angela Crawley  
Printed Name of Notary Public

Recorded in Public Records 06/28/2007 at 10:03 AM OR Book 6171 Page 1568,  
Instrument #2007061764, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL Recording \$27.00

Recorded in Public Records 06/28/2007 at 09:47 AM OR Book 6171 Page 1511,  
Instrument #2007061740, Ernie Lee Magaha 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**

ESCAMBIA COUNTY, FLORIDA

Vs.

Case No.: 07-04-0364  
Location: 2710 Midland Park Avenue  
PR# 251S31-4100-013-001

Ricky L. Sapp  
2710-C Midland Park Avenue  
Pensacola, FL 32526

Ricky L. Sapp  
P. O. Box 37272  
Pensacola, FL 32526

**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 or representative,  
\_\_\_\_\_ 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 Code of Ordinances 42-196(a), (b), (c) & (d) and  
Land Development Code 7-07.06 & 7-09.00 (c) 2(e);  
and Code of Ordinances 30-203(m) & (t)  
has occurred and continues.

BK: 6171 PG: 1569

BK: 6171 PG: 1512

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby **ORDERED** that: Ricky L. Sapp shall have until July 20, 2007 to correct the violation and to bring the violation into compliance. Corrective action shall include: repair of the structures to comply with all building codes including windows and roofs that are broken or deteriorated. Replace all skirting that is required by code to the extent this is required. Remove all trash, debris, solid waste and other growth in excess of 12 inches. If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 50<sup>00</sup> per day, commencing July 21, 2007.

This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. Immediately upon your full correction of this violation, you should contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance.

If the violation is not abated within the specified time period, then the County may elect to abate the violation for you and the reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of \$1,100.00 are hereby awarded in favor of Escambia County as the prevailing party against Ricky L. Sapp.

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1), F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners may make all reasonable repairs necessary to bring the

BK: 6171 PG: 1570 Last Page

BK: 6171 PG: 1513 Last Page

property into compliance if the violator does not correct the violation by a specified date. The costs of such repairs shall be certified to the Special Magistrate and may be added to any fines imposed pursuant to this order.

All monies owing hereunder shall constitute a lien on all your real and personal property including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

You have the right to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at 6708 Plantation Road Pensacola, Florida 32504 and the Escambia County Circuit Court Clerk at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than 30 days from the date of the Order. Failure to timely file a written Notice of Appeal will waive your rights to appeal.

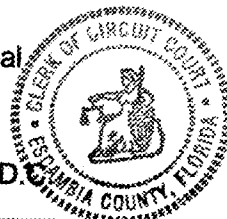
Jurisdiction is retained to enter such further orders as may be appropriate and necessary.

DONE AND ORDERED at Escambia County, Florida on the 26<sup>th</sup> day of June, 2007.

  
G. Thomas Smith  
Special Magistrate  
Office of Environmental Enforcement

Certified to be a true copy of  
the original on file in this office  
Witness my hand and official seal  
ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
Escambia County Florida

By:   
Date: 6-28-07



Recorded in Public Records 10/06/2006 at 03:16 PM OR Book 6007 Page 115,  
Instrument #2006101636, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL Recording \$27.00

Recorded in Public Records 10/06/2006 at 12:39 PM OR Book 6006 Page 1446,  
Instrument #2006101519, Ernie Lee Magaha 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**

ESCAMBIA COUNTY, FLORIDA

Vs.

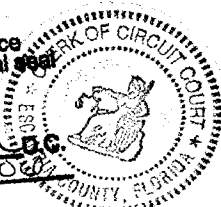
Case No.: 06-05-0625  
Location: 6214 Montgomery Avenue  
PR# 421S30-2201-030-012

Ricky L. Sapp  
P.O. Box 37526  
Pensacola, FL 32526

**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 or representative,  
failed to appear 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 Code of Ordinances 30-203(a); 30-203(b); 30-203(d); LDC  
6.04-04; LDC 6.05.09  
has occurred and continues.

Certified to be a true copy  
the original on file in this office  
Witness my hand and official seal  
ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
Escambia County, Florida  
By: [Signature]  
Date: October 16, 2006



BK: 6007 PG: 116

BK: 6006 PG: 1447

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby **ORDERED** that: Ricky L. Sapp shall have until 11/3, 2006 to correct the violation and to bring the violation into compliance. Corrective action shall include: \_\_\_\_\_

removal of mobile home from property;  
ensure that all individuals vacate the recreational  
vehicles; Remove all trash and debris  
from property; ~~remove~~ bring property within

If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 80 per day, commencing 11/4, 2006.

This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. Immediately upon your full correction of this violation, you should contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance.

If the violation is not abated within the specified time period, then the County may elect to abate the violation for you and the reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of \$1,100.00 are hereby awarded in favor of Escambia County as the prevailing party against Ricky L. Sapp.

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1), F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners may make all reasonable repairs necessary to bring the property into compliance if the violator does not correct the violation by a specified date.

*Compliance  
of all  
codes*

BK: 6007 PG: 117 Last Page

BK: 6006 PG: 1448 Last Page

---


The costs of such repairs shall be certified to the Special Magistrate and may be added to any fines imposed pursuant to this order.

All monies owing hereunder shall constitute a lien on all your real and personal property including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

You have the right to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at 6708 Plantation Road Pensacola, Florida 32504 and the Escambia County Circuit Court Clerk at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than 30 days from the date of the Order. Failure to timely file a written Notice of Appeal will waive your rights to appeal.

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

DONE AND ORDERED at Escambia County, Florida on the 3<sup>rd</sup> day  
of October, 2006.



---

G. Thomas Smith / Elizabeth Parsons  
Special Magistrate  
Office of Environmental Enforcement

Recorded in Public Records 10/16/2018 8:43 AM OR Book 7983 Page 1485,  
Instrument #2018082703, Pam Childers Clerk of the Circuit Court Escambia  
County, FL

Filing # 79240504 E-Filed 10/12/2018 09:13:34 AM

IN THE COUNTY COURT OF THE FIRST JUDICIAL CIRCUIT  
IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NO.: 2018 CC 003209

UNIVERSAL PROPERTY & CASUALTY  
INSURANCE COMPANY a/s/o JUANITA  
DAVIS,

Plaintiff,

vs.  
TARPON IV, LLC,

Defendant.

**DEFAULT FINAL JUDGMENT AS TO DEFENDANT**

THIS COURT having entered a Default against the Defendant, **TARPON IV, LLC**, for failure to serve or file any pleadings as required by the Florida Rules of Civil Procedure, and the Court otherwise being fully advised in the premises, it is hereby:

**ORDERED AND ADJUDGED** as follows:

1. Plaintiff, **UNIVERSAL PROPERTY & CASUALTY INSURANCE COMPANY a/s/o JUANITA DAVIS**, recovers from the Defendant, **TARPON IV, LLC**, the principal sum of \$11,683.53, costs of \$357.35, and prejudgment interest of \$678.36, amounting to a total of **\$12,719.24**, that shall bear interest at the rate of 6.09% until the amount of this Judgment is paid, for which all of the above let execution issue. This Court retains jurisdiction as to all other named parties.

2. It is further ordered and adjudged that the Defendants shall complete under oath the Fact Information Sheet (Florida Rules of Civil Procedure Form 1.977) including all required attachments, and return it to Plaintiff's attorney, within forty-five (45) days of the date of this Judgment, unless the Judgment is satisfied or post-judgment discovery is stayed.

3. Jurisdiction of this case is retained to enter further orders that are proper to compel the Defendants to complete Form 1.977 and return it to Plaintiff's attorney.

DONE AND ORDERED this \_\_\_\_\_ day of \_\_\_\_\_ 2018.



eSigned by COUNTY COURT JUDGE AMY BRODERSEN  
on 10/11/2018 17:09:32 xH8UUS5T

Copies furnished to: Tarpon IV, LLC c/o Jonathan Politano, 18305 Biscayne Blvd., Suite 400, Aventura, FL 33160;  
Jonathan Martenak, Esq., Attorney for Plaintiff, at [subrogationservice@universalproperty.com](mailto:subrogationservice@universalproperty.com), Universal Property  
and Casualty Insurance Company, 1110 W. Commercial Boulevard, South Bldg., Fort Lauderdale, FL 33309.

Recorded in Public Records 10/21/2005 at 09:58 AM OR Book 5758 Page 1101,  
Instrument #2005435200, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY  
STATE OF FLORIDA, CIVIL DIVISION

ASSET ACCEPTANCE LLC,  
Plaintiff,

vs.

Case No.: 05SC4322

RICKY L SAPP,  
Defendant,

DEFAULT FINAL JUDGMENT

THIS CAUSE having come before the Court on 9/22/05, and the Court, finding the Defendant failed to appear at Pre-Trial on 9/22/05, it is hereby.

ORDERED AND ADJUDGED:

1. That judgment be, and the same is hereby entered in favor of the Plaintiff, Asset Acceptance LLC, PO Box 2036, Warren, MI 48090, and against defendant, RICKY L SAPP, 7120 COMMUNITY DR, PENSACOLA, FL 32526-4035, for the use of a PROVIDIAN BANK credit card account # 4031140700697823, in the sum of \$2,434.27 on principal, \$798.25 as prejudgment interest, with costs of \$180.00, for a total sum of \$3,412.52 for all of which let execution issue and which sum shall bear interest at the rate of 7% per year, and

2. That Judgment be, and the same is hereby entered in favor of the Plaintiff, Asset Acceptance LLC, PO Box 2036, Warren, MI 48090, and against defendant, RICKY L SAPP, 7120 COMMUNITY DR, PENSACOLA, FL 32526-4035, for the use of a DIRECT MERCHANTS BANK credit card account # 5449100844360897, in the sum of \$1,032.77 on principal, \$155.05 as pre-judgment interest, for a total sum of \$1,187.82, for all of which let execution issue and which sum shall bear interest at the rate of 7% per year.

ORDERED AND ADJUDGED that defendant shall complete Florida Small Claims Rules form 7.343 (Fact Information Sheet) and return it to the plaintiff's attorney within forty-five (45) days from the date of this Final Judgment, unless the Final Judgment is satisfied or a motion for new trial or notice of appeal is filed.

Jurisdiction in this case is retained to enter further orders that are proper to compel the defendant to complete form 7.343 and return it to the plaintiff's attorney.

DONE AND ORDERED in chambers at ESCAMBIA COUNTY this 19 day of October, 2005.

  
COUNTY COURT JUDGE

cc: Asset Acceptance LLC. c/o Rodolfo J. Miro, P.O. Box 9065,  
Brandon, FL 33509, Bar-0103799

RICKY L SAPP, 7120 COMMUNITY DR, PENSACOLA, FL 32526-4035

12614705

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING  
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 01562 of 2022

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on March 20, 2025, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

TARPON IV LLC  
18305 BISCAYNE BLVD STE 400  
AVENTURA, FL 33160

UNIVERSAL PROPERTY & CASUALTY INSURANCE COMPANY  
1110 W COMMERCIAL BLVD SOUTH BLDG  
FORT LAUDERDALE, FL 33309

ASSET ACCEPTANCE LLC TARPON IV LLC  
PO BOX 2036 1101 BRICKELL AVE SUITE N 1700  
WARREN, MI 48090 MIAMI, FL 33131

ESCAMBIA COUNTY / COUNTY ATTORNEY  
221 PALAFOX PLACE STE 430  
PENSACOLA FL 32502

ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT  
ESCAMBIA CENTRAL OFFICE COMPLEX  
3363 WEST PARK PLACE  
PENSACOLA FL 32505

WITNESS my official seal this 20th day of March 2025.

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 May 7, 2025, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT 850-595-3793.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That FUTURE'S SECURITY LLC holder of Tax Certificate No. 01562, 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:

N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1

SECTION 42, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 041194775 (0525-72)

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

TARPON IV 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 May, which is the **7th day of May 2025**.

Dated this 17th day of March 2025.

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

IF THE PROPERTY PROCEEDS TO SALE, YOU WILL RECEIVE NOTICE FROM US REGARDING SURPLUS FUNDS. YOU MAY CLAIM THE FUNDS DIRECTLY FROM OUR OFFICE, FREE OF CHARGE. PAYING A FEE FROM THE SURPLUS FOR ASSISTANCE FROM A THIRD PARTY IS NOT REQUIRED.

## 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 May 7, 2025, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT 850-595-3793.

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NOTICE IS HEREBY GIVEN, That **FUTURE'S SECURITY LLC** holder of **Tax Certificate No. 01562**, 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:

**N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1**

**SECTION 42, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 041194775 (0525-72)**

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**TARPON IV LLC**

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Dated this 17th day of March 2025.

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.

### Post Property:

**6214 MONTGOMERY AVE 32526**



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

By:  
Emily Hogg  
Deputy Clerk

IF THE PROPERTY PROCEEDS TO SALE, YOU WILL RECEIVE NOTICE FROM US REGARDING SURPLUS FUNDS. YOU MAY CLAIM THE FUNDS DIRECTLY FROM OUR OFFICE, FREE OF CHARGE. PAYING A FEE FROM THE SURPLUS FOR ASSISTANCE FROM A THIRD PARTY IS NOT REQUIRED.

## 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 May 7, 2025, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT 850-595-3793.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **FUTURE'S SECURITY LLC** holder of **Tax Certificate No. 01562**, 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:

**N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1**

**SECTION 42, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 041194775 (0525-72)**

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

**TARPON IV 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 May, which is the **7th day of May 2025**.

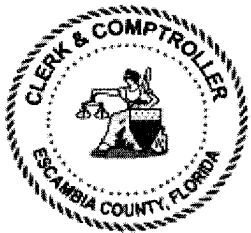
Dated this 17th day of March 2025.

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

### Personal Services:

**TARPON IV LLC**  
18305 BISCAYNE BLVD STE 400  
AVENTURA, FL 33160

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



By:  
Emily Hogg  
Deputy Clerk

IF THE PROPERTY PROCEEDS TO SALE, YOU WILL RECEIVE NOTICE FROM US REGARDING SURPLUS FUNDS. YOU MAY CLAIM THE FUNDS DIRECTLY FROM OUR OFFICE, FREE OF CHARGE. PAYING A FEE FROM THE SURPLUS FOR ASSISTANCE FROM A THIRD PARTY IS NOT REQUIRED.

ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

052572

**Document Number:** ECSO25CIV009992NON

**Agency Number:** 25-004766

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 01562 2022

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE TARPON IV LLC

**Defendant:**

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

Received this Writ on 3/21/2025 at 9:17 AM and served same at 8:43 AM on 3/24/2025 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY AS INSTRUCTED BY CLERKS OFFICE.

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

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

 921

J. CYPRET, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: MRM

## 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 May 7, 2025, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT 850-595-3793.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **FUTURE'S SECURITY LLC** holder of **Tax Certificate No. 01562**, 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:

**N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1**

**SECTION 42, TOWNSHIP 1 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 041194775 (0525-72)**

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

**TARPON IV 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 May, which is the **7th day of May 2025**.

Dated this 17th day of March 2025.

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.

### Post Property:

**6214 MONTGOMERY AVE 32526**



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

By:  
Emily Hogg  
Deputy Clerk

IF THE PROPERTY PROCEEDS TO SALE, YOU WILL RECEIVE NOTICE FROM US REGARDING SURPLUS FUNDS. YOU MAY CLAIM THE FUNDS DIRECTLY FROM OUR OFFICE, FREE OF CHARGE. PAYING A FEE FROM THE SURPLUS FOR ASSISTANCE FROM A THIRD PARTY IS NOT REQUIRED.

RECEIVED  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA  
MAR 21 2025 9:17



# Miami-Dade Sheriff's Office

## Court Services Bureau

Rosie Cordero-Stutz  
Sheriff



ESCAMBIA COUNTY CLERK OF COURTS COUNTY & COMPTROLLER TAX DEEDS vs.  
TARPON IV LLC

Case Number  
01562


### RETURN OF SERVICE

#### TAX NOTICE

4/2/25 11:40 am	Served - Posted Tax Notice	SERVED	TARPON IV LLC
-----------------	----------------------------	--------	---------------

03/31/2025 Came this day into hand of the Sheriff

04/02/2025 11:40 AM - SERVED THE TAX NOTICE UPON TARPON IV LLC BY POSTING A COPY AT 18305  
BISCAYNE BLVD STE 400, AVENTURA, FL 33160 PER FLA. STAT. 197.522(2)(A). SERVICE AFFECTED  
BY: CSS1 CLAUDIA PAZ #60046, DEPUTY SHERIFF OF MIAMI-DADE COUNTY, FL.

  
CLAUDIA PAZ, CSS1, #60046

Escambia County Clerk of Court  
Florida Clerk of Courts  
P.O. Box 333  
Pensacola, FL 32591

## 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 May 7, 2025, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT 850-595-3793.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That FUTURE'S SECURITY LLC holder of Tax Certificate No. 01562, 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:

N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1

SECTION 42, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 041194775 (0525-72)

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

TARPON IV LLC

SERVED

DATE

TIME

STATE OF MIAMI-DADE COUNTY

MIAMI-DADE COUNTY FLORIDA

BY DEPUTY CLERK

BADGE NO.

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 May, which is the 7th day of May 2025.

Dated this 17th day of March 2025.

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

### Personal Services:

**TARPON IV LLC**

18305 BISCAYNE BLVD STE 400

AVENTURA, FL 33160

PAM CHILDERS

CLERK OF THE CIRCUIT COURT

ESCAMBIA COUNTY, FLORIDA



By:

Emily Hogg

Deputy Clerk

IF THE PROPERTY PROCEEDS TO SALE, YOU WILL RECEIVE NOTICE FROM US REGARDING SURPLUS FUNDS. YOU MAY CLAIM THE FUNDS DIRECTLY FROM OUR OFFICE, FREE OF CHARGE. PAYING A FEE FROM THE SURPLUS FOR ASSISTANCE FROM A THIRD PARTY IS NOT REQUIRED.

267800006  
MAR 31 2025

03  
RECEIVED  
MILWAUKEE POLICE DEPT.  
2023 MAR 31 AM 8:50

MUST BE SERVED ON OR  
BEFORE 4/17/25  
IF NOT SERVED, THEN  
POST ON THE \_\_\_\_\_

TARPON IV LLC [0525-72]  
18305 BISCAYNE BLVD STE 400  
AVENTURA, FL 33160

9171 9690 0935 0127 2424 96

✓ Delivered

ASSET ACCEPTANCE LLC [0525-72]  
PO BOX 2036  
WARREN, MI 48090

9171 9690 0935 0127 2424 72

ESCAMBIA COUNTY / COUNTY  
ATTORNEY [0525-72]  
221 PALAFOX PLACE STE 430  
PENSACOLA FL 32502

9171 9690 0935 0127 2424 58

UNIVERSAL PROPERTY & CASUALTY  
INSURANCE COMPANY [0525-72]  
1110 W COMMERCIAL BLVD SOUTH  
BLDG  
FORT LAUDERDALE, FL 33309

9171 9690 0935 0127 2424 89

TARPON IV LLC [0525-72]  
1101 BRICKELL AVE SUITE N 1700  
MIAMI, FL 33131

9171 9690 0935 0127 2424 65

ESCAMBIA COUNTY OFFICE OF CODE  
ENFORCEMENT [0525-72]  
ESCAMBIA CENTRAL OFFICE COMPLEX  
3363 WEST PARK PLACE  
PENSACOLA FL 32505

9171 9690 0935 0127 2424 41

## Tracking Number Information

<b>Meter:</b>	31219251	<b>Mailing Date:</b>	03/20/25 04:00 PM
<b>Tracking Number:</b>	9171969009350127242496	<b>Sender:</b>	OR
<b>Current Status:</b>	OK : Delivered	<b>Recipient:</b>	
<b>Class of Mail</b>	FC	<b>Zip Code:</b>	33160
<b>Service:</b>	ERR	<b>City:</b>	MIAMI
<b>Value</b>	\$0.690	<b>State:</b>	FL

Proof of Delivery

Handwritten signature and date: 03/24/25

## Status Details

### ▼ Status Date

### Status

Mon, 03/24/25, 02:40:00 PM	OK : Delivered
Sun, 03/23/25, 05:26:00 PM	Processed (processing scan)
Sun, 03/23/25, 02:50:00 PM	Processed (processing scan)
Sun, 03/23/25, 09:49:00 AM	Processed (processing scan)
Fri, 03/21/25, 06:19:00 PM	Processed (processing scan)
Fri, 03/21/25, 05:04:00 PM	Origin Acceptance
Thu, 03/20/25, 07:26:00 PM	OK: USPS acknowledges reception of info

Note: Delivery status updates are processed throughout the day and posted upon receipt from the Postal Service.



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 – 05-07-2025 – TAX CERTIFICATE #'S 01562

in the CIRCUIT Court

was published in said newspaper in the issues of

MARCH 27 & APRIL 3, 10, 17, 2025

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: 2025.04.17 10:11:37 -05'00'

**PUBLISHER**

Sworn to and subscribed before me this 17TH day of APRIL  
A.D., 2025

Digitally signed by Heather Tuttle  
DN: c=US, o=The Escambia Sun Press LLC,  
dnQualifier=A01410D000001890CD5793600064AAE, cn=Heather Tuttle  
Date: 2025.04.17 10:14:53 -05'00'

**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 FUTURE'S SECURITY LLC holder of Tax Certificate No. 01562, 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:

N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1 SECTION 42, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 041194775 (0525-72)

The assessment of the said property under the said certificate issued was in the name of TARPON IV 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 May, which is the 7th day of May 2025.

Dated this 20th day of March 2025.

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

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

oaw-4w-03-27-04-03-10-17-2025



# Scott Lunsford, CFC • Escambia County Tax Collector

EscambiaTaxCollector.com



facebook.com/ECTaxCollector



twitter.com/escambiatc



## 2024

## REAL ESTATE

## TAXES

Notice of Ad Valorem and Non-Ad Valorem Assessments

SCAN TO PAY ONLINE

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
04-1194-775	06		421S302201030012

TARPON IV LLC  
18305 BISCAYNE BLVD STE 400  
AVENTURA, FL 33160

PROPERTY ADDRESS:  
6214 MONTGOMERY AVE

EXEMPTIONS:

PRIOR YEAR(S) TAXES OUTSTANDING

22/1562

### AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
COUNTY	6.6165	18,858	0	18,858	124.77
PUBLIC SCHOOLS					
BY LOCAL BOARD	1.7520	31,172	0	31,172	54.61
BY STATE LAW	3.0950	31,172	0	31,172	96.48
WATER MANAGEMENT	0.0218	18,858	0	18,858	0.41
SHERIFF	0.6850	18,858	0	18,858	12.92
M.S.T.U. LIBRARY	0.3590	18,858	0	18,858	6.77
ESCAMBIA CHILDRENS TRUST	0.4043	18,858	0	18,858	7.62

TOTAL MILLAGE 12.9336

AD VALOREM TAXES \$303.58

### LEGAL DESCRIPTION

### NON-AD VALOREM ASSESSMENTS

LEGAL DESCRIPTION	TAXING AUTHORITY	RATE	AMOUNT
N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1	FP FIRE PROTECTION		375.99
NON-AD VALOREM ASSESSMENTS			\$375.99

Pay online at EscambiaTaxCollector.com

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

COMBINED TAXES AND ASSESSMENTS

\$679.57

If Received By Please Pay	Apr 30, 2025 \$699.96	May 30, 2025 \$734.96			
------------------------------	--------------------------	--------------------------	--	--	--

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

PRIOR YEAR(S) TAXES  
OUTSTANDING

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

### PAY ONLY ONE AMOUNT

AMOUNT IF PAID BY	Apr 30, 2025 699.96
AMOUNT IF PAID BY	May 30, 2025 734.96
AMOUNT IF PAID BY	
AMOUNT IF PAID BY	
AMOUNT IF PAID BY	

DO NOT FOLD, STAPLE, OR MUTILATE

#### ACCOUNT NUMBER

04-1194-775

#### PROPERTY ADDRESS

6214 MONTGOMERY AVE

TARPON IV LLC  
18305 BISCAYNE BLVD STE 400  
AVENTURA, FL 33160

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



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

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

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

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

**Cert # 001562 of 2022 Date 5/7/2025  
 Name NENPLENSEH WAHKELEH**

**Cash Summary**

Cash Deposit	\$1,675.00
Total Check	\$32,102.00
Grand Total	\$33,777.00

Purchase Price (high bid amount)	\$33,500.00	Total Check	\$32,102.00
+ adv recording deed	\$10.00	Adv Recording Deed	\$10.00
+ adv doc. stamps deed	\$234.50	Adv Doc. Stamps	\$234.50
+ Adv Recording For Mailing	\$18.50		
Opening Bid Amount	\$9,472.09	Postage	\$49.20
		Researcher Copies	\$0.00
- postage	\$49.20		
- Researcher Copies	\$0.00		
		Adv Recording Mail Cert	\$18.50
- Homestead Exempt	\$0.00		
		Clerk's Prep Fee	\$14.00
=Registry of Court	\$9,422.89	Registry of Court	\$9,422.89
Purchase Price (high bid)	\$33,500.00		
-Registry of Court	\$9,422.89	Overbid Amount	\$24,027.91
-advance recording (for mail certificate)	\$18.50		
-postage	\$49.20		
-Researcher Copies	\$0.00		
= Overbid Amount	\$24,027.91		

**PAM CHILDERS**  
 Clerk of the Circuit Court

By:   
 Deputy Clerk

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

**PAM CHILDERS**  
 CLERK OF THE CIRCUIT COURT  
 ARCHIVES AND RECORDS  
 CHILDSUPPORT  
 CIRCUIT CIVIL  
 CIRCUIT CRIMINAL  
 COUNTY CIVIL  
 COUNTY CRIMINAL  
 DOMESTIC RELATIONS  
 FAMILY LAW  
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 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 001562  
 Sold Date 5/7/2025  
 Name NENPLENSEH WAHKELEH**

RegistryOfCourtT = TAXDEED	\$9,422.89
overbidamount = TAXDEED	\$24,027.91
PostageT = TD2	\$49.20
Researcher Copies = TD6	\$0.00
prepFee = TD4	\$14.00
advdocstampsdeed = TAXDEED	\$234.50
advancerecording = TAXDEED	\$18.50
AdvRecordingDeedT = TAXDEED	\$10.00

Date	Docket	Desc	 <a href="#">VIEW IMAGES</a>
6/1/2022	0101	CASE FILED 06/01/2022 CASE NUMBER 2022 TD 001562	
8/12/2024	RECEIPT	PAYMENT \$456.00 RECEIPT #2024058642	
8/12/2024	TD83	TAX COLLECTOR CERTIFICATION	
8/12/2024	TD84	PA'S INFO	
8/12/2024	TD84	NOTICE OF TDA	
1/30/2025	TD82	PROPERTY INFORMATION REPORT	
3/21/2025	CheckMailed	CHECK PRINTED: CHECK # 900038492 - - REGISTRY CHECK	
3/21/2025	TD81	CERTIFICATE OF MAILING	
3/28/2025	TD84	SHERIFF RETURN OF SERVICE	
4/14/2025	TD84	CERT MAIL TRACKING INFO	
4/22/2025	TD84	PROOF OF PUBLICATION	
4/24/2025	TD84	2024 TAX BILL	
4/25/2025	CheckVoided	CHECK (CHECKID 141717) VOIDED: ESCAMBIA SUN PRESS LLC 605 S OLD CORY FIELD RD PENSACOLA, FL 32507	
4/25/2025	CheckMailed	CHECK PRINTED: CHECK # 900038647 - - REGISTRY CHECK	

**FEES**

EffectiveDate	FeeCode	FeeDesc	TotalFee	AmountPaid	WaivedAmount	AmountOutstanding
8/12/2024 3:01:12 PM	RECORD2	RECORD FEE FIRST PAGE	10.00	10.00	0.00	0.00

8/12/2024 3:01:13 PM	TAXDEED	TAX DEED CERTIFICATES	320.00	320.00	0.00	0.00
8/12/2024 3:01:11 PM	TD4	PREPARE ANY INSTRUMENT	7.00	7.00	0.00	0.00
8/12/2024 3:01:14 PM	TD7	ONLINE AUCTION FEE	59.00	59.00	0.00	0.00
8/12/2024 3:02:23 PM	TD10	TAX DEED APPLICATION	60.00	60.00	0.00	0.00
		Total	456.00	456.00	0.00	0.00

## RECEIPTS

ReceiptDate	ReceiptNumber	Received_from	payment_amt	applied_amt	refunded_amt
8/12/2024 3:03:55 PM	2024058642	FUTURES SECURITY LLC	456.00	456.00	0.00
		Total	456.00	456.00	0.00

## REGISTRY

CashierDate	Type	TransactionID	TransactionName	Name	Amount	Status
4/25/2025 1:35:16 PM	Check (outgoing)	101991266	ESCAMBIA SUN PRESS LLC	605 S OLD CORRY FIELD RD	200.00	900038647 CLEARED ON 4/25/2025
3/21/2025 9:29:43 AM	Check (outgoing)	101981233	MIAMI-DADE COUNTY SHERIFF	ATTN: CIVIL DIVISION	40.00	900038492 CLEARED ON 3/21/2025
8/12/2024 3:03:55 PM	Deposit	101919641	FUTURES SECURITY LLC		320.00	Deposit
	Check (outgoing)	101996409	ESCAMBIA COUNTY SHERIFF'S OFFICE	1700 W LEONARD ST	40.00	
Deposited			Used		Balance	
320.00			9,280.00		-8,960.00	

## on Results Report

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 Fee	Doc Stamp	Total Due	Certificate Number	Name On Title	Title Address
05/07/2025	2022 TD 001562	42									\$0.00	\$234.50	\$32,102.00	01562	Nimbalian Enterpr 225 N Pace
05/07/2025	2020 TD 007837	02									\$0.00	\$77.00	\$10,569.50	07837	Nimbalian Enterpr 225 N Pace
05/07/2025	2020 TD 006582	08									\$0.00	\$32.90	\$4,540.40	06582	RDZ INVESTMEN 479 US HW
05/07/2025	2020 TD 003619	34									\$0.00	\$67.20	\$9,229.70	03619	Vivian Long 1010 Penns
05/07/2025	2020 TD 003597	34									\$0.00	\$84.70	\$11,622.20	03597	Mark Warren Fink 304 Yvonne
05/07/2025	2020 TD 003092	17									\$0.00	\$54.60	\$7,507.10	03092	Clear Westview Lf 1001 Avenic
05/07/2025	2020 TD 001416	27									\$0.00	\$177.80	\$24,360.30	01416	Nimbalian Enterpr 225 N Pace
05/07/2025	2020 TD 001308	26									\$0.00	\$105.00	\$14,397.50	01308	ruben averhart 8721 saltgra
05/07/2025	2018 TD 005607	21									\$0.00	\$10.50	\$1,363.00	05607	RDZ INVESTMEN 479 US HW
05/07/2025	2018 TD 005606	21									\$0.00	\$10.50	\$1,363.00	05606	P3 PROPERTY IN 20392 N 84

Edit Name on Title

Name on Title

Custom Fields

Style

Case Number: 2022 TD 001562

Result Date: 05/07/2025

Title Information:

Name: Nimbalian Enterprise

Address1: 225 N Pace Blvd.

Address2: Suite #434

City: Pensacola

State: FL

Zip: 32505

Cancel

Update

TOTALS: Items Count: 10 Balance: \$115,745.00 Clerk Fees: \$0.00 Rec Fees: \$425.00 Doc Stamps: \$854.70 Total Due: \$117,024.70

76941

\$33,500.00

Nenplenseh Wahkeleh

Deposit  
\$1,675.00

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING  
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 01562 of 2022

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on March 20, 2025, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

TARPON IV LLC	UNIVERSAL PROPERTY & CASUALTY INSURANCE COMPANY
18305 BISCAYNE BLVD STE 400	1110 W COMMERCIAL BLVD SOUTH BLDG
AVENTURA, FL 33160	FORT LAUDERDALE, FL 33309

ASSET ACCEPTANCE LLC	TARPON IV LLC
PO BOX 2036	1101 BRICKELL AVE SUITE N 1700
WARREN, MI 48090	MIAMI, FL 33131

ESCAMBIA COUNTY / COUNTY ATTORNEY  
221 PALAFOX PLACE STE 430  
PENSACOLA FL 32502

ESCAMBIA COUNTY OFFICE OF CODE ENFORCEMENT  
ESCAMBIA CENTRAL OFFICE COMPLEX  
3363 WEST PARK PLACE  
PENSACOLA FL 32505

WITNESS my official seal this 20th day of March 2025.



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 - 05-07-2025 - TAX CERTIFICATE #'S 01562

in the CIRCUIT Court

was published in said newspaper in the issues of

MARCH 27 & APRIL 3, 10, 17, 2025

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: 2025.04.17 10:11:37 -05'00'

PUBLISHER

Sworn to and subscribed before me this 17TH day of APRIL  
A.D., 2025

Digitally signed by Heather Tuttle  
DN: c=US, o=The Escambia Sun Press LLC,  
dnQualifier=A01410D000001890CD5793600064AAE, cn=Heather Tuttle  
Date: 2025.04.17 10:14:53 -05'00'

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 FUTURE'S SECURITY LLC holder of Tax Certificate No. 01562, 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:

N 100 FT OF W 155 57/100 FT OF BLK L  
WEST PENSACOLA HTS PB 2 P 34A OR  
6500 P 1 SECTION 42, TOWNSHIP 1 S,  
RANGE 30 W

TAX ACCOUNT NUMBER 041194775  
(0525-72)

The assessment of the said property under the said certificate issued was in the name of TARPON IV 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 May, which is the 7th day of May 2025.

Dated this 20th day of March 2025.

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

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA  
(SEAL)

By: Emily Hogg  
Deputy Clerk

oaw-4w-03-27-04-03-10-17-2025

Pam Childers  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY FLORIDA  
INST# 2025034382 5/13/2025 11:13 AM  
OFF REC BK: 9316 PG: 667 Doc Type: TXD  
Recording \$10.00 Deed Stamps \$234.50

Tax deed file number 0525-72

Parcel ID number 421S302201030012

## TAX DEED

Escambia County, Florida

for official use only

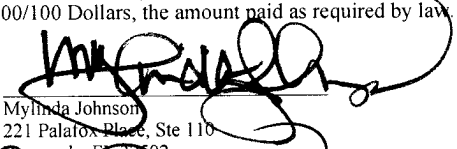
Tax Certificate numbered 01562 issued on June 1, 2022 was filed in the office of the tax collector of Escambia County, Florida. An application has been made for the issuance of a tax deed. The applicant has paid or redeemed all other taxes or tax certificates on the land as required by law. The notice 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 7th day of May 2025, the land was offered for sale. It was sold to **Nimbalian Enterprise**, 225 N Pace Blvd. Suite #434 Pensacola FL 32505, who was the highest bidder and has paid the sum of the bid as required by law.

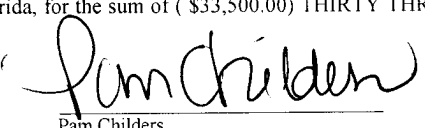
The lands described below, including any inherited property, buildings, fixtures, and improvements of any kind and description, situated in this County and State.

**Description of lands: N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1 SECTION 42, TOWNSHIP 1 S, RANGE 30 W**

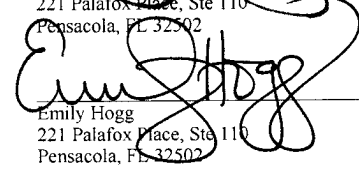
**\*\* Property previously assessed to: TARPON IV LLC**

On 7th day of May 2025, in Escambia County, Florida, for the sum of ( \$33,500.00) THIRTY THREE THOUSAND FIVE HUNDRED AND 00/100 Dollars, the amount paid as required by law.

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

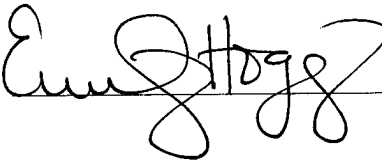
  
Pam Childers,  
Clerk of Court and Comptroller  
Escambia County, Florida



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

On this 7th day of May, 2025 before me personally appeared Pam Childers  
Clerk of Court and Comptroller in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and office seal date aforesaid





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

Tax Certificate #

Account #

Property Owner

Property Address

SOLD TO:

2022 TD 001562

041194775

Tarpon IV LLC

6214 Montgomery Ave 32526

Nendensen Wahlkeleh

\$33500.00

Disbursed to/for:	Amount Pd:	Registry Balance:
Recording Fees (from TXD receipt)	\$ 263.00 ✓	\$
Clerk Registry Fee (fee due clerk tab) Fee Code: OR860	\$ 377.92 ✓	\$
Tax Collector Fee (from redeem screen)	\$ 6.25 ✓	\$
Certificate holder/taxes & app fees	\$ 8,681.68 ✓	\$
Refund High Bidder unused sheriff fees	\$ 40.00 ✓	\$
Additional taxes 2024	\$ 734.96 ✓	\$ 23,649.99
Postage final notices	\$	\$
CODE ENF	\$ 23,649.99	\$ 0
	\$	\$
	\$	\$

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

## Lien Information:

NUIS ABATE LIEN 6794/678	Due \$ 133.28
	Paid \$ 0
CODE ENF 6007/115	Due \$ 122,165.71
	Paid \$ 23,649.99
CODE ENF 6171/15108	Due \$ 5804.70
	Paid \$ 0
	Due \$
	Paid \$
	Due \$
	Paid \$
	Due \$
	Paid \$
	Due \$
	Paid \$
	Due \$
	Paid \$

## Post sale process:

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

Notes:



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

**CODE ENFORCEMENT LIEN PAYOFF**

**OFFICIAL RECORDS  
P.O. Box 333  
Pensacola, FL 32591-0333  
Check payable to Pam Childers,  
Clerk Of The Circuit Court**

**Escambia County Governmental Complex  
221 Palafox Place, Suite 110  
Pensacola, FL 32501-5844  
850-595-3930  
FAX 850-595-4827**

Official Records Book:  Page:

Start Date   Court Cost

Recording Fees  Copies  Certified Abatement Costs

Fine Per Day  Date Of Compliance  

2006 CL 101636  
CE06-05-0625  
6214 MONTGOMERY AVE  
ALSO 6006/1446

Notes:

Fine Per Day	Number Of Days Accrued	Accumulated Fine	Court Cost	Reimbursement Of Costs	Recording Fee For Cancellation	Preparing Fee For Cancellation	Preparation Fee for Payoff Quote	Certified Abatement Costs	Total Due
\$80.00	1538	\$123,040.00	\$1,100.00	\$0.00	\$10.00	\$7.00	\$7.00	\$0.00	\$124,164.00

(\*) 24.00 RECORDING  
1100.00 COURT COSTS  
\$22,525.99 TOWARDS DAILY FINES

Pmt. < 1358.117  
Pmt. < 40.127  
\$122,765.77

(\*) PARTIAL PMT.  
\$23649.997  
\$99,115.78

Recorded in Public Records 10/06/2006 at 03:16 PM OR Book 6007 Page 115,  
Instrument #2006101636, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL Recording \$27.00

Recorded in Public Records 10/06/2006 at 12:39 PM OR Book 6006 Page 1446,  
Instrument #2006101519, Ernie Lee Magaha 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**

ESCAMBIA COUNTY, FLORIDA

Vs.

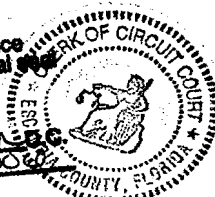
Case No.: 06-05-0625  
Location: 6214 Montgomery Avenue  
PR# 421S30-2201-030-012

Ricky L. Sapp  
P.O. Box 37526  
Pensacola, FL 32526

**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 or representative,  
failed to appear 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 Code of Ordinances 30-203(a); 30-203(b); 30-203(d); LDC  
6.04-04; LDC 6.05.09  
has occurred and continues.

Certified to be a true copy  
the original on file in this office  
Witness my hand and official seal  
ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
Escambia County, Florida  
By Ernie Lee Magaha  
Date October 6, 2006



BK: 6007 PG: 116

BK: 6006 PG: 1447

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby ORDERED that: Ricky L. Sapp shall have until 11/3, 2006 to correct the violation and to bring the violation into compliance. Corrective action shall include: \_\_\_\_\_

removal of mobile home from property;  
ensure that all individuals vacate the recreational  
vehicles; remove all trash and debris  
from property; ~~remove~~ bring property within

If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 90 per day, commencing 11/4, 2006.

*Compliance  
of all  
codes*

This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. Immediately upon your full correction of this violation, you should contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance.

If the violation is not abated within the specified time period, then the County may elect to abate the violation for you and the reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of \$1,100.00 are hereby awarded in favor of Escambia County as the prevailing party against Ricky L. Sapp.

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1), F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners may make all reasonable repairs necessary to bring the property into compliance if the violator does not correct the violation by a specified date.

BK: 6007 PG: 117 Last Page

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BK: 6006 PG: 1448 Last Page

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The costs of such repairs shall be certified to the Special Magistrate and may be added to any fines imposed pursuant to this order.

All monies owing hereunder shall constitute a lien on all your real and personal property including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

You have the right to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at 6708 Plantation Road Pensacola, Florida 32504 and the Escambia County Circuit Court Clerk at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than 30 days from the date of the Order. Failure to timely file a written Notice of Appeal will waive your rights to appeal.

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

DONE AND ORDERED at Escambia County, Florida on the 3rd day  
of October, 2006.



---

G. Thomas Smith / Elizabeth Parsons  
Special Magistrate  
Office of Environmental Enforcement

## **Mylanda Johnson (COC)**

---

**To:** Code Enf Lien Collections  
**Cc:** Emily Hogg (COC)  
**Subject:** 6214 MONTGOMERY AVE / CE06-05-0625 (TAX DEED CASE 22TD01562)

The property at 6214 Montgomery Avenue sold at Tax Deed auction to Nimbalian Enterprise, 225 N Pace Blvd. Suite #434, Pensacola FL 32505.

Total due on lien \$124,164.00

We applied a partial payment of \$23,649.99.

\$124,164.00 total due  
(\$1,358.11) previous payment (2014 TD 09562)  
(\$40.12) previous payment (2014 TD 01734)  
(\$24.00) recording fees paid from surplus  
(\$1,100.00) court costs paid from surplus  
(\$22,525.99) applied towards daily fines  
\$99,115.78 remaining balance due (daily fines)

Recorded in Public Records 10/06/2006 at 03:16 PM OR Book 600  
Instrument #2006101636, Ernie Lee Magaha Clerk of the Circuit  
County, FL Recording \$27.00

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Recorded in Public Records 10/06/2006 at 12:39 PM OR Book 6006  
Instrument #2006101519, Ernie Lee Magaha Clerk of the Circuit Co  
County, FL Recording \$27.00

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

**ESCAMBIA COUNTY, FLORIDA**

**Vs.**

**Case No.: 06-05-0625**

**Location: 6214 Montgomery Aven  
PR# 421S30-2201-030-012**

**Ricky L. Sapp  
P.O. Box 37526  
Pensacola, FL 32526**



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

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

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



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

**CODE ENFORCEMENT LIEN PAYOFF**


**OFFICIAL RECORDS  
P.O. Box 333  
Pensacola, FL 32591-0333  
Check payable to Pam Childers,  
Clerk Of The Circuit Court**

**Escambia County Governmental Complex  
221 Palafox Place, Suite 110  
Pensacola, FL 32501-5844  
850-595-3930  
FAX 850-595-4827**

Official Records Book:  Page:  [View Image](#)

Start Date   Court Cost

Recording Fees  Copies  Certified Abatement Costs

Fine Per Day  Date Of Compliance  

2007 CL 061764  
CE07-04-0364  
2710 MIDLAND PARK AVE  
ALSO 6171/1511

Notes:

[Submit](#)

[Reset](#)

[Clear](#)

Fine Per Day	Number Of Days Accrued	Accumulated Fine	Court Cost	Reimbursement Of Costs	Recording Fee For Cancellation	Preparing Fee For Cancellation	Preparation Fee for Payoff Quote	Certified Abatement Costs	Total Due
\$50.00	95	\$4,750.00	\$1,100.00	\$0.00	\$10.00	\$7.00	\$7.00	\$0.00	\$5,874.00

PMT. 669.307

~~\$5804.70~~

Recorded in Public Records 06/28/2007 at 10:03 AM OR Book 6171 Page 1568,  
Instrument #2007061764, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL Recording \$27.00

Recorded in Public Records 06/28/2007 at 09:47 AM OR Book 6171 Page 1511,  
Instrument #2007061740, Ernie Lee Magaha 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**

ESCAMBIA COUNTY, FLORIDA

Vs.

Case No.: 07-04-0364  
Location: 2710 Midland Park Avenue  
PR# 251S31-4100-013-001

Ricky L. Sapp  
2710-C Midland Park Avenue  
Pensacola, FL 32526

Ricky L. Sapp  
P. O. Box 37272  
Pensacola, FL 32526

**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 or representative,  
\_\_\_\_\_ 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 Code of Ordinances 42-196(a), (b), (c) & (d) and  
Land Development Code 7-07.06 & 7-09.00 (c) 2 & 4;  
and Code of Ordinances 30-203 (a) & (f)  
has occurred and continues.

BK: 6171 PG: 1569

BK: 6171 PG: 1512

THEREFORE, The Special Magistrate being otherwise fully advised in the premises; it is hereby ORDERED that: Ricky L. Sapp shall have until July 20, 2007 to correct the violation and to bring the violation into compliance. Corrective action shall include: repair of the structures to comply with all building codes including windows and roofs that are broken or deteriorated. Replace all skirting that is required by Code to the extent this is required. Remove all trash, debris, solid waste and other growth in excess of 12 inches. If you fail to fully correct the violation within the time required, you will be assessed a fine of \$ 50.00 per day, commencing July 21, 2007.

This daily fine shall continue until this violation is abated and the violation brought into compliance or until as otherwise provided by law. Immediately upon your full correction of this violation, you should contact the Escambia County Environmental Enforcement Office in writing to request that they immediately inspect the property to make an official determination of whether the violation has been abated and brought into compliance.

If the violation is not abated within the specified time period, then the County may elect to abate the violation for you and the reasonable cost of such will be assessed against you and will constitute a lien on the property.

Costs in the amount of \$1,100.00 are hereby awarded in favor of Escambia County as the prevailing party against Ricky L. Sapp.

This fine shall be forwarded to the Board of County Commissioners. Under the authority of 162.09(1), F.S. and Sec. 30-34(d) of the Code of Ordinances, the Board of County Commissioners may make all reasonable repairs necessary to bring the

BK: 6171 PG: 1570 Last Page

BK: 6171 PG: 1513 Last Page

property into compliance if the violator does not correct the violation by a specified date. The costs of such repairs shall be certified to the Special Magistrate and may be added to any fines imposed pursuant to this order.

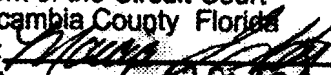
All monies owing hereunder shall constitute a lien on all your real and personal property including any property involved herein, which lien can be enforced by foreclosure and as provided by law.

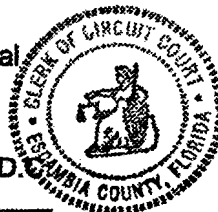
You have the right to appeal orders of the Special Magistrate to the Circuit Court of Escambia County. If you wish to appeal, you must give notice of such in writing to both the Environmental Enforcement Division at 6708 Plantation Road Pensacola, Florida 32504 and the Escambia County Circuit Court Clerk at the M.C. Blanchard Judicial Building, 190 Governmental Center, Pensacola, Florida 32501, no later than 30 days from the date of the Order. Failure to timely file a written Notice of Appeal will waive your rights to appeal.

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

DONE AND ORDERED at Escambia County, Florida on the 26<sup>th</sup> day of June, 2007.

  
G. Thomas Smith  
Special Magistrate  
Office of Environmental Enforcement

Certified to be a true copy of  
the original on file in this office  
Witness my hand and official seal  
ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
Escambia County Florida  
By:  D.  
Date: 6-28-07





**PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA  
2008 NUISANCE ABATEMENT LIEN  
PAYOFF**

**OFFICIAL RECORDS  
P.O. Box 333  
Pensacola, FL 32591-0333  
Check payable to Pam Childers,  
Clerk Of The Circuit Court**

Date Of Lien 12/12/2011



**Escambia County Governmental Complex  
221 Palafox Place, Suite 110  
Pensacola, FL 32501-5844  
850-595-3930  
FAX 850-595-4827**

Recording Fee

\$6.00 ▲  
\$10.50  
\$15.00  
\$18.50 ▼

Official Records Book: 6796 Page: 678

[View Image](#)

Foreclosure ☐

Original Principal \$370.00 Date Of Payoff

05/13/2025



Interest Rate

6 percent ▲  
8 percent ▼

[Submit](#)

[Reset](#)

[Clear](#)

Original Principal	Number Of Days Accrued	Interest Due	Recording Fee For Lien	Recording Fee For Cancellation	Preparing Fee For Cancellation	Preparing Fee Payoff	Total Due
\$370.00	4871	\$320.78	\$18.50	\$10.00	\$7.00	\$7.00	\$733.28

Recorded in Public Records 12/12/2011 at 04:32 PM OR Book 6796 Page 678,  
Instrument #2011088166, Ernie Lee Magaha Clerk of the Circuit Court Escambia  
County, FL Recording \$18.50

This document prepared by:  
**Escambia County, Florida**  
**Environmental Enforcement Division**  
**Escambia County Central Office Complex**  
**3363 West Park Place**  
**Pensacola, FL 32505**  
**(850) 595-1820**

**CE110803520**

**NOTICE OF LIEN**  
**(Nuisance Abatement)**

**STATE OF FLORIDA**  
**COUNTY OF ESCAMBIA**

This lien is imposed by Escambia County, Florida, for certain costs incurred by the County to abate violations of the County Nuisance Abatement Ordinance, Sections 42-191 – 42-198, Escambia County Code of Ordinances, on property owned by TARPON IV LLC located at 6214 Montgomery Ave. and more particularly described as:

**PR# 421S302201030012**

**N 100 FT OF W 155 57/100 FT OF BLK L WEST PENSACOLA HTS PB 2 P 34A OR 6500 P 1**

A field investigation by the Office of Environmental Enforcement was conducted on October 20, 2011 and revealed the property to be in violation of the following provisions of the Escambia County Nuisance Abatement Ordinance: 42-196(a), (b), and (d)

Following notice and written demand to the owner by certified mail, return receipt requested, and posting in accordance with Section 42-164, Escambia County Code of Ordinances, and the owner having not abated the violation or requested or demonstrated at a hearing before the Escambia County Board of County Commissioners that the property is not in violation of the referenced provisions of the ordinance within ten days of the date of the written demand (or in the case of a repeat violation, within three days of the date of the written demand) the County abated the violations and incurred the following costs, which shall constitute a lien against the property:

Abatement costs	\$370.00
Administrative costs	<u>\$250.00</u>
Total	\$620.00

The principal amount of this lien shall bear interest at a rate of 8% per annum; provided, however, that no interest shall accrue until the 30<sup>th</sup> day after the filing of the lien in the official records of the Clerk of the Circuit Court. This lien may be enforced at any time by the Board of County Commissioners after 30 days from the date of recording this Notice of Lien to recover the amount due, together with all costs and reasonable attorneys' fees, by proceeding in a court of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or as collection and enforcement of payment may be accomplished by other methods authorized by law.

Executed this 29<sup>th</sup> day of November 2011 by the County Administrator as authorized by the Escambia County Board of County Commissioners.

Witness Susan Hendrix  
Print Name Susan Hendrix

Witness Debra Arment  
Print Name Debra Arment

ESCAMBIA COUNTY, FLORIDA

Charles R. Oliver 11/29/11  
By: Charles R. "Randy" Oliver  
County Administrator  
221 Palafox Place, Suite 420  
Pensacola, FL 32502

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 29<sup>th</sup> day of November, 2011, by Charles R "Randy" Oliver, County Administrator for Escambia County, Florida, on behalf of the Board of County Commissioners. He ☒ is personally known to me, or ☐ has produced current \_\_\_\_\_ as identification.

ANGELA CRAWLEY  
Notary Public-State of Florida  
Comm. Exp. July 28, 2015  
Comm. No. EE 116706

(Notary Seal)

Angela Crowley  
Signature of Notary Public  
Angela Crowley  
Printed Name of Notary Public