



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

0525-27

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	TLGFY, LLC CAPITAL ONE, N.A., AS COLLATERAL ASSIGNEE OF TLGFY, LLC PO BOX 669139 DALLAS, TX 75266-9139	Application date	Apr 22, 2024
Property description	SAPP ALISON C 2813 SEASONS WAY ANNAPOLIS, MD 21401 927 BROOKSIDE PL 04-3944-145 LT 3 BLK B BROOKSIDE TOWNHOMES S/D PB 12 P 4 OR 5710 P 264	Certificate #	2022 / 1807
		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)
# 2022/1807	06/01/2022	1,556.95	77.85	1,634.80
→ Part 2: Total*				1,634.80

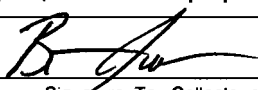
Part 3: Other Certificates Redeemed by Applicant (Other than County)

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2023/1786	06/01/2023	1,749.00	6.25	87.45	1,842.70
Part 3: Total*					1,842.70

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)	3,477.50
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,763.09
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)	5,615.59

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

Sign here: 
Signature, Tax Collector or Designee

Escambia, Florida
Date April 24th, 2024

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

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>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: 2400730

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
TLGFY, LLC
CAPITAL ONE, N.A., AS COLLATERAL ASSIGNEE OF TLGFY, LLC
PO BOX 669139
DALLAS, TX 75266-9139,

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
04-3944-145	2022/1807	06-01-2022	LT 3 BLK B BROOKSIDE TOWNHOMES S/D PB 12 P 4 OR 5710 P 264

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
TLGFY, LLC
CAPITAL ONE, N.A., AS COLLATERAL ASSIGNEE OF
TLGFY, LLC
PO BOX 669139
DALLAS, TX 75266-9139

04-22-2024
Application Date

Applicant's signature



Chris Jones Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

[Back](#)

◀ Nav. Mode ☒ Account ☐ Parcel ID ▶

[Printer Friendly Version](#)

General Information						Assessments				
Parcel ID: 4915302000003002						Year	Land	Imprv	Total	<u>Cap Val</u>
Account: 043944145						2023	\$12,000	\$117,234	\$129,234	\$87,247
Owners: SAPP ALISON C						2022	\$12,000	\$103,267	\$115,267	\$79,316
Mail: 2813 SEASONS WAY ANNAPOLIS, MD 21401						2021	\$12,000	\$79,626	\$91,626	\$72,106
Situs: 927 BROOKSIDE PL 32503						Disclaimer				
Use Code: SINGLE FAMILY - TOWNHOME						Tax Estimator				
Taxing Authority: PENSACOLA CITY LIMITS						File for Exemption(s) Online				
Tax Inquiry: Open Tax Inquiry Window						<u>Report Storm Damage</u>				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector										
Sales Data						2023 Certified Roll Exemptions				
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None				
08/2005	5710	264	\$94,800	WD		Legal Description				
03/2000	4583	700	\$17,500	QC		LT 3 BLK B BROOKSIDE TOWNHOMES S/D PB 12 P 4 OR 5710				
05/1998	4257	346	\$45,500	WD		P 264				
01/1995	3704	541	\$39,400	WD		Extra Features				
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						None				

Parcel Information Section Map Id: 05-25-30-1 Approx. Acreage: 0.0388 Zoned: R-2A R-2A R-2A R-2A R-2A R-2A R-2A R-2A R-2A R-2A R-2A R-2A R-2A R-2A		Launch Interactive Map 	
View Florida Department of Environmental Protection (DEP) Data			

Evacuation
& Flood
Information
Open
Report

Buildings

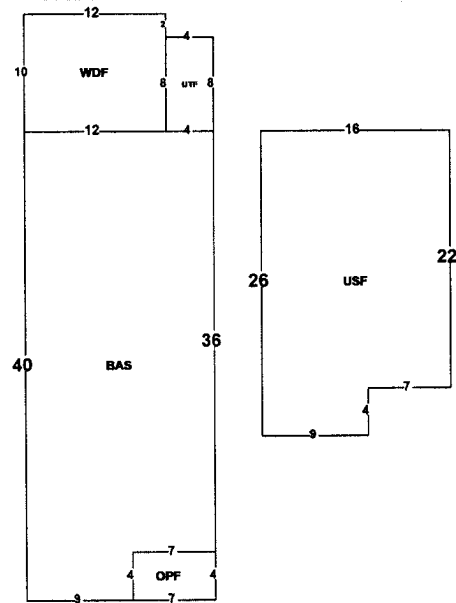
Address: 927 BROOKSIDE PL, Year Built: 1984, Effective Year: 1990, PA Building ID#: 70528

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-SIDING-LAP.AAVG
FLOOR COVER-CARPET
FOUNDATION-WOOD/SUB FLOOR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-5
NO. STORIES-2
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABLE-HI PITCH
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

Areas - 1180 Total SF

BASE AREA - 612
OPEN PORCH FIN - 28
UPPER STORY FIN - 388
UTILITY FIN - 32
WOOD DECK FIN - 120



Images

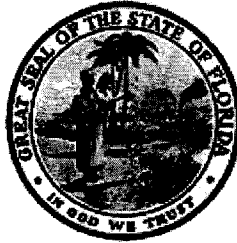


9/2/2015 12:00:00 AM

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

Last Updated: 05/03/2024 (tc.4996)

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



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

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

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

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 043944145 Certificate Number: 001807 of 2022**

**Payor: KEVIN S WHITE 51 PROSPECT BAY DR W GRASONVILLE MD 21638 Date
11/19/2024**

Clerk's Check # 1
Tax Collector Check # 1

Clerk's Total \$544.92
Tax Collector's Total \$6,716.88
Postage \$100.00
Researcher Copies \$0.00
Recording \$10.00
Prep Fee \$7.00
Total Received \$7,378.80

**PAM CHILDERS
Clerk of the Circuit Court**

Received By: _____
Deputy Clerk

REDUCED
\$ 6412.34
[Signature]

**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>**



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 #: 04-3944-145 CERTIFICATE #: 2022-1807

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: K GERARD

BY

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

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

January 16, 2025

Tax Account #: **04-3944-145**

1. The Grantee(s) of the last deed(s) of record is/are: **ALISON C SAPP**

By Virtue of Warranty Deed recorded 8/17/2005 in OR 5710/264

2. The land covered by this Report is: **See Attached Exhibit "A"**

3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:

a. **NONE**

4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 04-3944-145

Assessed Value: \$95,971.00

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): **BROOKSIDE TOWNHOMES HOMEOWNERS ASSOCIATION INC**

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 #: 04-3944-145

CERTIFICATE #: 2022-1807

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

YES	NO	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2024</u> tax year.

ALISON C. SAPP
2813 SEASONS WAY
ANNAPOLIS, MD 21401

ALISON C. SAPP
927 BROOKSIDE PL
PENSACOLA, FL 32503

BROOKSIDE TOWNHOMES HOMEOWNERS ASSOCIATION INC
C/O KIM COFFEY
ETHERIDGE PROPERTY MANAGEMENT
908 GARDENGATE CIR
PENSACOLA, FL 32504

Certified and delivered to Escambia County Tax Collector, this 16th 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 #:04-3944-145

**LEGAL DESCRIPTION
EXHIBIT "A"**

LT 3 BLK B BROOKSIDE TOWNHOMES S/D PB 12 P 4 OR 5710 P 264

SECTION 49, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 04-3944-145(0525-27)

1850
663.60

PREPARED BY:

RECORD & RETURN TO:

Prepared by: Rhonda H. Sellars

Lawyers Title Agency of North Florida, Inc.

721 East Gregory Street

Pensacola, FL 32501

File No: PNS-05-09246

This Warranty Deed

Made this 10 day of August, 2005 by **David E. Butler, an unmarried man**

hereinafter called the grantor, to **Alison C. Sapp, an unmarried woman**

whose post office address is: **927 Brookside Place, Pensacola, FL 32503**, hereinafter called the grantee:

(Whenever used herein the term "grantor and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of **\$10.00** and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in **Escambia** County, Florida, viz:

- see attached Schedule "A" for legal description -

SUBJECT TO covenants, restrictions, easements of record and taxes for the current year.

Parcel Identification Number: 49-1S-30-2000-003-002

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

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

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to **December 31, 2004**.

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

Signed, sealed and delivered in our presence:

1st Witness Sign:

Print Name:

Debbie Nelson
Debbie Nelson

David E. Butler
David E. Butler

2nd Witness Sign:

Print Name:

Debra Braddock
Debra Braddock

5304 Rookery Court

Jacksonville, FL 32257

State of Florida

County of ~~Escambia~~ Duval

The foregoing instrument was acknowledged before me this 10th day of August, 2005, by David E. Butler, an unmarried man, who has produced a current drivers license as identification.

Notary Signature:

Print Name:

My Commission Expires:

(SEAL)



Schedule "A"

Lot 3, Block B, Brookside Townhomes, A subdivision of a portion of Section 49, Township 1 South, Range 30 West, according to the plat thereof as recorded in Plat Book 12, page 4, Public Records of Escambia County, Florida.

PNS-05-09246



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

Detail by Entity Name

Florida Not For Profit Corporation

BROOKSIDE TOWNHOMES HOMEOWNERS' ASSOCIATION, INC.

Filing Information

Document Number	770598
FEI/EIN Number	59-2377247
Date Filed	10/05/1983
State	FL
Status	ACTIVE
Last Event	AMENDMENT
Event Date Filed	12/16/1983
Event Effective Date	NONE

Principal Address

4285 BROOKSIDE DRIVE
PENSACOLA, FL 32503

Changed: 03/04/2009

Mailing Address

908 Gardengate Circle
Pensacola, FL 32504

Changed: 04/11/2017

Registered Agent Name & Address

COFFEY, KIM
908 Gardengate Circle
Pensacola, FL 32504

Name Changed: 04/25/2018

Address Changed: 04/11/2017

Officer/Director Detail

Name & Address

Title Treasurer

Bryant, David
916 Brookside Place
Pensacola, FL 32503

Title President

Isler, Pat
923 Brookside Ct.
Pensacola, FL 32503

Title VP

McGraw, Patrick
921 Brookside Ct
Pensacola, FL 32503

Title Director

Hawthorne, Dawn
4279 Brookside Dr.
Pensacola, FL 32503

Title Secretary

Coffey, Kim
908 Gardengate Circle
Pensacola, FL 32504

Annual Reports

Report Year	Filed Date
2022	04/27/2022
2023	04/14/2023
2024	04/26/2024

Document Images

04/26/2024 -- ANNUAL REPORT	View image in PDF format
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