



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

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 2022 PO BOX 71540 PHILADELPHIA, PA 19176-1540	Application date	Apr 22, 2024
Property description	CREWS LATONYA & WASHINGTON GEORGIA MAE 330 CONNIE WAY CANTONMENT, FL 32533 711 GENTIAN DR 04-4170-000 LT 1 BLK 6 WOODLAND HEIGHTS UNIT NO 3 PB 4 P 33 OR 4306/4453 P 304/1258	Certificate #	2022 / 1817
		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)
# 2022/1817	06/01/2022	2,177.54	108.88	2,286.42
→Part 2: Total*				2,286.42

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)
# 2023/1801	06/01/2023	2,411.90	6.25	149.24	2,567.39
Part 3: Total*					2,567.39

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	4,853.81
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	2,476.69
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)	7,705.50

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 April 24th, 2024
 Signature, Tax Collector or Designee

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>04/02/2025</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: 2400544

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

KEYS FUNDING LLC - 2022

PO BOX 71540

PHILADELPHIA, PA 19176-1540,

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
04-4170-000	2022/1817	06-01-2022	LT 1 BLK 6 WOODLAND HEIGHTS UNIT NO 3 PB 4 P 33 OR 4306/4453 P 304/1258

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

KEYS FUNDING LLC - 2022

PO BOX 71540

PHILADELPHIA, PA 19176-1540

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 Parcel ID: 491S305002001006 Account: 044170000 Owners: CREWS LATONYA & WASHINGTON GEORGIA MAE Mail: 330 CONNIE WAY CANTONMENT, FL 32533 Situs: 711 GENTIAN DR 32503 Use Code: SINGLE FAMILY RESID Taxing Authority: PENSACOLA CITY LIMITS Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector							Assessments <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2023</td> <td>\$30,000</td> <td>\$122,748</td> <td>\$152,748</td> <td>\$127,627</td> </tr> <tr> <td>2022</td> <td>\$20,000</td> <td>\$109,529</td> <td>\$129,529</td> <td>\$116,025</td> </tr> <tr> <td>2021</td> <td>\$15,000</td> <td>\$90,478</td> <td>\$105,478</td> <td>\$105,478</td> </tr> </tbody> </table> <p style="text-align: center;">Disclaimer</p> <p style="text-align: center;">Tax Estimator</p> <p style="text-align: center;">File for Exemption(s) Online</p> <p style="text-align: center;">Report Storm Damage</p>					Year	Land	Imprv	Total	Cap Val	2023	\$30,000	\$122,748	\$152,748	\$127,627	2022	\$20,000	\$109,529	\$129,529	\$116,025	2021	\$15,000	\$90,478	\$105,478	\$105,478				
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Sales Data <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>08/1999</td> <td>4453</td> <td>1258</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>09/1998</td> <td>4306</td> <td>304</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>01/1975</td> <td>939</td> <td>601</td> <td>\$27,200</td> <td>WD</td> <td></td> </tr> </tbody> </table> Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller							Sale Date	Book	Page	Value	Type	Official Records (New Window)	08/1999	4453	1258	\$100	QC		09/1998	4306	304	\$100	QC		01/1975	939	601	\$27,200	WD		2023 Certified Roll Exemptions None <hr/> Legal Description LT 1 BLK 6 WOODLAND HEIGHTS UNIT NO 3 PB 4 P 33 OR 4306/4453 P 304/1258 <hr/> Extra Features None				
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Parcel Information

Section Map Id: 05-2S-30-1

Approx. Acreage: 0.2165

Zoned:
 R-1AAA
 R-1AAA
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[View Florida Department of Environmental Protection \(DEP\) Data](#)

[Launch Interactive Map](#)

R-1AAA

R-1AAA


**Evacuation
& Flood
Information**
Open
Report

Buildings

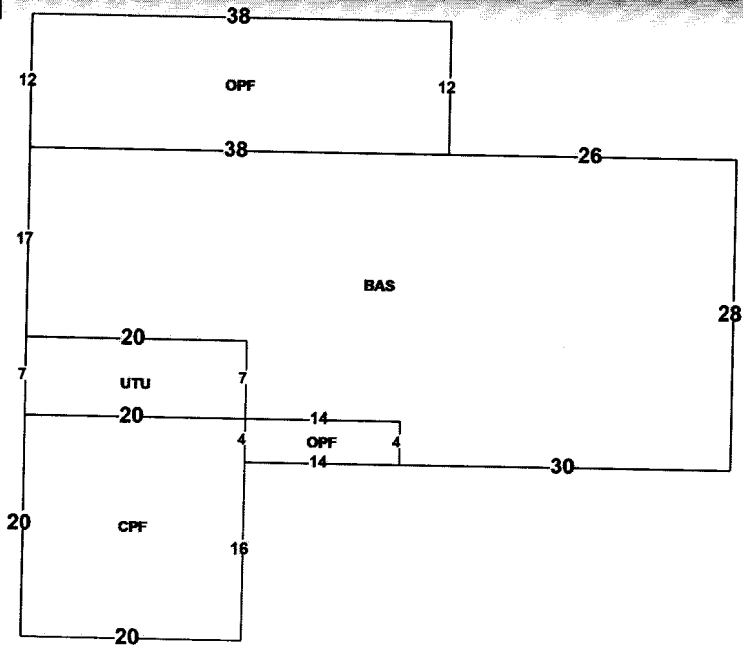
Address: 711 GENTIAN DR, Year Built: 1960, Effective Year: 1960, PA Building ID#: 70816

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-BRICK-FACE/VENEER
FLOOR COVER-HARDWOOD/PARQUET
FOUNDATION-WOOD/SUB FLOOR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-6
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-HIP
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

 Areas - 2568 Total SF

BASE AREA - 1516
CARPORT FIN - 400
OPEN PORCH FIN - 512
UTILITY UNF - 140



Images



9/12/2022 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.