



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

0525-31

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	RIVERA JESSECAH HILL JENNIFER HILL NANCY 5110 W FAIRFIELD DR PENSACOLA, FL 32506 5110 W FAIRFIELD DR 05-4439-000 LT 2 BLK 1 SHERWOOD S/D PB 4 P 42 OR 3912 P 581 OR 5828 P 451 OR 6806 P 1467	Certificate #	2022 / 2346
		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)
# 2022/2346	06/01/2022	616.66	30.83	647.49
→ Part 2: Total*				647.49

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)
# 2023/2311	06/01/2023	1,668.18	6.25	83.41	1,757.84
Part 3: Total*					1,757.84

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)	2,405.33
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,704.02
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	4,484.35

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

Sign here:

Signature, Tax Collector or Designee

Escambia, Florida

Date April 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: 2400667

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
05-4439-000	2022/2346	06-01-2022	LT 2 BLK 1 SHERWOOD S/D PB 4 P 42 OR 3912 P 581 OR 5828 P 451 OR 6806 P 1467

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

Parcel ID:

142S307001002001

Account:

054439000

Owners:

RIVERA JESSECAH HILL JENNIFER HILL NANCY


Mail:

5110 W FAIRFIELD DR
PENSACOLA, FL 32506

Situs:

5110 W FAIRFIELD DR 32506

Use Code:

SINGLE FAMILY RESID 

Taxing Authority:

COUNTY MSTU

Tax Inquiry:

[Open Tax Inquiry Window](#)

Tax Inquiry link courtesy of Scott Lunsford
Escambia County Tax Collector

Assessments

Year	Land	Imprv	Total	<u>Cap Val</u>
2023	\$20,000	\$100,576	\$120,576	\$111,919
2022	\$12,000	\$89,745	\$101,745	\$101,745
2021	\$12,000	\$70,662	\$82,662	\$61,163

Disclaimer

Tax Estimator

File for Exemption(s) Online

Report Storm Damage

Sales Data						2023 Certified Roll Exemptions	
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None	
12/03/2021	8792	1830	\$100	QC		Legal Description LT 2 BLK 1 SHERWOOD S/D PB 4 P 42 OR 3912 P 581 OR 5828 P 451 OR 6806 P 1467 OR 8792 P 1830	
01/08/2012	6806	1467	\$100	QC			
01/2006	5828	451	\$100	QC			
02/1996	3912	581	\$54,000	WD			
01/1976	1034	479	\$100	WD			
01/1975	940	515	\$100	SM			
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						Extra Features FRAME SHED	

Parcel Information	Launch Interactive Map
Section Map Id: 14-2S-30-2 Approx. Acreage: 0.2132 Zoned: MDR MDR MDR MDR MDR MDR MDR MDR MDR MDR	
View Florida Department of Environmental Protection(DEP) Data	

MDR
MDR
MDR

**Evacuation
& Flood
Information**
Open
Report

Buildings

Address: 5110 W FAIRFIELD DR, Year Built: 1957, Effective Year: 1957, PA Building ID#: 76545

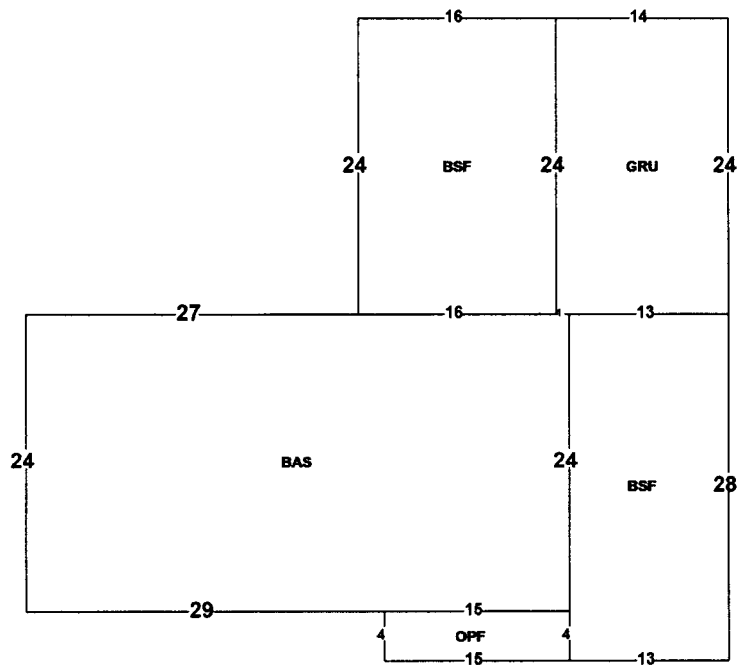
Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-CONCRETE BLOCK
FLOOR COVER-VINYL/CORK
FOUNDATION-SLAB ON GRADE
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-MASONRY PIL/STL



Areas - 2200 Total SF

BASE AREA - 1056
BASE SEMI FIN - 748
GARAGE UNFIN - 336
OPEN PORCH FIN - 60



Images



1/10/2003 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.5248)

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: 054439000 Certificate Number: 002346 of 2022**

Payor: JENNIFER HILL 5110 W FAIRFIELD DR PENSACOLA, FL 32506 Date 9/30/2024

Clerk's Check #	1	Clerk's Total	\$592.72
Tax Collector Check #	1	Tax Collector's Total	\$5,365.06
		Postage	\$100.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$6,074.78

**PAM CHILDERS
Clerk of the Circuit Court**

Received By: _____
Deputy Clerk

REDUCED
\$5017.14
[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 #: 05-4439-000 CERTIFICATE #: 2022-2346

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 #: **05-4439-000**

1. The Grantee(s) of the last deed(s) of record is/are: **JESSECAH RIVERA, JENNIFER HILL AND NANCY HILL JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP**

By Virtue of Quit Claim Deed recorded 5/26/2022 in OR 8792/1830

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. **Tax Lien in favor of Department of Revenue/Internal Revenue Service recorded 9/23/2008 – OR 6379/589**
 - b. **Judgment in favor of Capital One, NA recorded 10/20/2015 – OR 7423/939**

4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 05-4439-000

Assessed Value: \$121,025.00

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 #: 05-4439-000

CERTIFICATE #: 2022-2346

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.

JESSECAH RIVERA
JENNIFER HILL
NANCY HILL
5110 W FAIRFIELD DR
PENSACOLA, FL 32506

CAPITAL ONE NA
4851 COX RD
GLEN ALLEN, VA 23060

DEPARTMENT OF TREASURY
INTERNAL REVENUE SERVICE
400 W BAY ST STE 35045
JACKSONVILLE FL 32202 – 4437

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 #:05-4439-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

**LT 2 BLK 1 SHERWOOD S/D PB 4 P 42 OR 3912 P 581 OR 5828 P 451 OR 6806 P 1467 OR 8792 P
1830**

SECTION 14, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 05-4439-000(0525-31)

Recorded in Public Records 5/26/2022 1:14 PM OR Book 8792 Page 1830,
Instrument #2022054671, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$18.50 Deed Stamps \$0.70

This Instrument Prepared by:

Jennifer Hill
5110 W Fairfield Dr
Pensacola, FL 32506

Space above for Recording Data

QUIT CLAIM DEED

This Quit Claim Deed, Executed the 3 day of December 2021

By Jennifer Catalano and Nancy Hill

Whose post office address is 5110 W Fairfield Dr Pensacola First Party
FL 32506

TO Jessica Rivera, Jennifer Hill and Nancy Hill "joint tenants with
Whose post office address is 5110 W Fairfield Dr Pensacola Second party. rights of survivorship
FL 32506

(Wherever used herein the terms "first Party" and "second Party" include all parties to this instrument and the heirs, legal representatives, and the successors and assigns of Corporations wherever the context so admits or requires)

Witnesseth, That the first party, for and in consideration of the sum of \$ 0

In hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit claim unto the second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situated, lying and being in the County of Escambia, State of Florida, to wit:

LT. 2 BLK 1 Sherwood S/D PB 4 P
42 or 3912 P 581 or 5828 P 451

"Joint tenants with rights of survivorship"

SUBJECT TO all Rights, Restrictions, Reservations, Agreements and Easements of Record If Any.

To Have and to Hold The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity to the only proper use, benefit and behoof of the said second party forever.

BK: 8792 PG: 1831 Last Page

Family member signed as a witness

Signed, sealed and delivered in the presence of:

Ariel Catalanotto
 Witness Signature (to Grantor)
 Printed Name Ariel Catalanotto

Belinda A. Fountain
 Witness Signature (to Grantor)
 Printed Name Belinda Fountain

 Witness Signature (to Grantor)
 Printed Name _____

 Witness Signature (to Grantor)
 Printed Name _____

Nancy Hill
 Grantor Signature
 Printed Name Nancy Hill

Address 5110 W Fairfield Dr
Pens, FL 32506

Jennifer Catalanotto
 Grantor Signature
 Printed name Jennifer Catalanotto

Address 5110 W Fairfield Dr
Pensacola, FL 32506

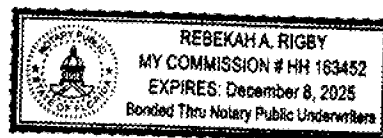
STATE OF FLORIDA
 COUNTY OF Escambia

The foregoing Instrument was acknowledged before me this 3rd Day/December 2024

by Jennifer Catalanotto and Nancy Hill, Who is

Personally known to me or who has produced a _____ as
 identification.

Rebekah A. Rigby
 Notary Signature



(SEAL)

Form 668 (Y)(c) <small>(Rev. February 2004)</small>	8208	Department of the Treasury - Internal Revenue Service Notice of Federal Tax Lien			
Area: WAGE & INVESTMENT AREA #2 Lien Unit Phone: (800) 829-7650		Serial Number 472699408	For Optional Use by Recording Office		
As provided by section 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.					
Name of Taxpayer NANCY A HILL					
Residence 3027 N Q ST PENSACOLA, FL 32505-5639					
IMPORTANT RELEASE INFORMATION: For each assessment listed below, unless notice of the lien is refiled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).					
Kind of Tax (a)	Tax Period Ending (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
1040	12/31/1997	XXX-XX-XXXX	06/19/2000	07/19/2010	1550.21
1040	12/31/1999	XXX-XX-XXXX	05/22/2000	06/21/2010	
1040	12/31/1999	XXX-XX-XXXX	02/04/2002	03/05/2012	468.14
1040	12/31/2002	XXX-XX-XXXX	08/02/2004	09/01/2014	2511.35
1040	12/31/2003	XXX-XX-XXXX	06/28/2004	07/28/2014	2874.68
1040	12/31/2007	XXX-XX-XXXX	05/26/2008	06/25/2018	2567.74
Place of Filing CLERK OF CIRCUIT COURT ESCAMBIA COUNTY PENSACOLA, FL 32595					Total \$ 9972.12

This notice was prepared and signed at BALTIMORE, MD, on this,

the 11th day of September, 2008.

Signature <u>R. A. Mitchell</u> for DEBRA K. HURST	Title ACS (800) 829-7650
---	--------------------------------

(NOTE: Certificate of officer authorized by law to take acknowledgment is not essential to the validity of Notice of Federal Tax Lien
Rev. Rul. 71-486, 1971-2 C.B. 409)

Part 1 - Kept By Recording Office

Form **668(Y)(c)** (Rev. 2-2004)
CAT. NO 80025X

Recorded in Public Records 09/09/2015 at 02:16 PM OR Book 7403 Page 1765,
Instrument #2015069030, Pam Childers Clerk of the Circuit Court Escambia
County, FL

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

CASE NUMBER: 14-SC-3067 DIV:

CAPITAL ONE, N.A.,

Plaintiff,

vs.

JENNIFER A HILL,

Defendant.

DEFAULT FINAL JUDGMENT

The Defendant failed to appear at the Pre-Trial conference, and the Court finding that Plaintiff is entitled to a Final Judgment, it is:

ADJUDGED that the Plaintiff, CAPITAL ONE, N.A., recover from the Defendant, JENNIFER A HILL, the principal sum of \$3,236.10, together with \$353.00 for costs of this suit, that shall bear interest at the rate of zero percent (0.00%) per year, for which let execution issue.

IT IS FURTHER ORDERED AND ADJUDGED that the Defendant shall complete Florida Small Claims Rules Form 7.343 (Fact Information Sheet) and return it to the Plaintiff's attorney within 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 of 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 at Escambia County, Florida this 8th day of
September, 2015.

County Court Judge

✓ 9-9-15
Copies to:

Valerie McMellan
Attorney for Plaintiff
Debski & Associates, P.A.
P.O. Box 47718
Jacksonville, FL 32247

JENNIFER A HILL
709 E HATTON ST
PENSACOLA FL 32503-3927
Defendant
SSN: ***-**-****

N1402100

Plaintiff's Address (F.S. 55.10)
CAPITAL ONE, N.A.
4851 Cox Road
Glen Allen, VA 23060

