



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

1024-33

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	ASSEMBLY TAX 36, LLC ASSEMBLY TAX 36 LLC FBO SEC PTY PO BOX 12225 NEWARK, NJ 07101-3411	Application date	Apr 11, 2024
Property description	HA DUNG THI HA HUNG 3581 W LEE ST PENSACOLA, FL 32505 3409 MOBILE HWY 06-3961-000 LT 5 LESS S 60 FT BLK 260 MULWORTH PB 1 P 40 OR 4245 P 450 CA 146	Certificate #	2022 / 2925
		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)
# 2022/2925	06/01/2022	1,575.26	78.76	1,654.02
→Part 2: Total*				1,654.02

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

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# /					
Part 3: Total*					0.00

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	1,654.02
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)	2,029.02

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: Candice Lewis Escambia, Florida
Signature, Tax Collector or Designee Date April 22nd, 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>10/02/2024</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: 2400197

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
ASSEMBLY TAX 36, LLC
ASSEMBLY TAX 36 LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411,

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
06-3961-000	2022/2925	06-01-2022	LT 5 LESS S 60 FT BLK 260 MULWORTH PB 1 P 40 OR 4245 P 450 CA 146

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
ASSEMBLY TAX 36, LLC
ASSEMBLY TAX 36 LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411

04-11-2024
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](#)

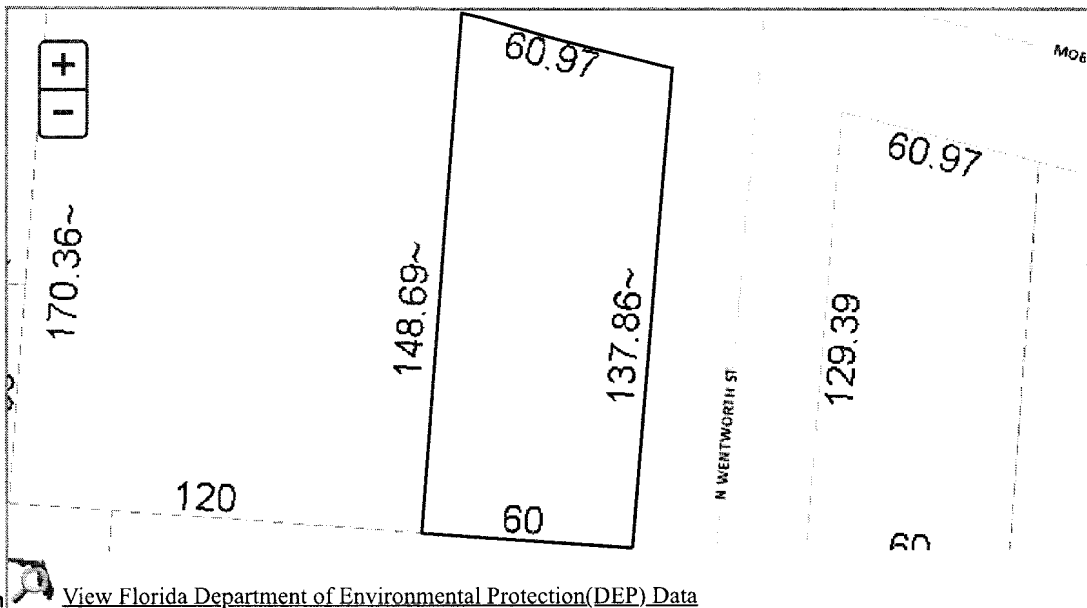
General Information Parcel ID: 3325303300007260 Account: 063961000 Owners: HA DUNG THI HA HUNG Mail: 3581 W LEE ST PENSACOLA, FL 32505 Situs: 3409 MOBILE HWY 32505 Use Code: STORE, 1 STORY Taxing Authority: COUNTY MSTU Tax Inquiry: Open Tax Inquiry Window <small>Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector</small>					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>\$16,927</td> <td>\$113,553</td> <td>\$130,480</td> <td>\$112,110</td> </tr> <tr> <td>2022</td> <td>\$12,091</td> <td>\$102,805</td> <td>\$114,896</td> <td>\$101,919</td> </tr> <tr> <td>2021</td> <td>\$12,091</td> <td>\$80,563</td> <td>\$92,654</td> <td>\$92,654</td> </tr> </tbody> </table> <p>Disclaimer</p> <p>Tax Estimator</p> <p>Report Storm Damage</p> <p>Enter Income & Expense Survey Download Income & Expense Survey</p>					Year	Land	Imprv	Total	Cap Val	2023	\$16,927	\$113,553	\$130,480	\$112,110	2022	\$12,091	\$102,805	\$114,896	\$101,919	2021	\$12,091	\$80,563	\$92,654	\$92,654										
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Parcel Information										Launch Interactive Map																													

Section
Map Id:
CA146

Approx.
Acreage:
0.2056

Zoned:
HDMU
HDMU
HDMU
HDMU
HDMU
HDMU
HDMU

Evacuation
& Flood
Information
Open
Report



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

Buildings

Address: 3409 MOBILE HWY, Year Built: 1982, Effective Year: 1982, PA Building ID#: 81356

Structural Elements

DECOR/MILLWORK-AVERAGE

DWELLING UNITS-1

EXTERIOR WALL-CONCRETE BLOCK

FLOOR COVER-VINYL ASBESTOS

FOUNDATION-SLAB ON GRADE

HEAT/AIR-CENTRAL H/AC

INTERIOR WALL-EXPOSED BLK/BRK

NO. PLUMBING FIXTURES-3


NO. STORIES-1

ROOF COVER-COMPOSITION SHG

ROOF FRAMING-GABLE

STORY HEIGHT-9

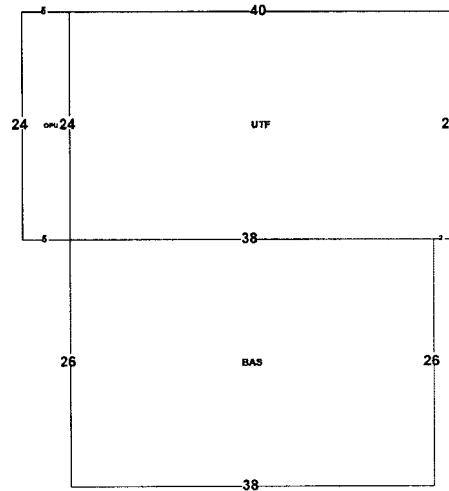
STRUCTURAL FRAME-MASONRY PIL/STL

 Areas - 2068 Total SF

BASE AREA - 988

OPEN PORCH UNF - 120

UTILITY FIN - 960



Images



6/8/2020 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: 04/24/2024 (cc.6966)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 02925**, 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:

LT 5 LESS S 60 FT BLK 260 MULWORTH PB 1 P 40 OR 4245 P 450 CA 146

SECTION 33, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063961000 (1024-33)

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

DUNG THI HA and HUNG HA

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 October, which is the **2nd** day of **October 2024**.

Dated this 26th day of April 2024.

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



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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



**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

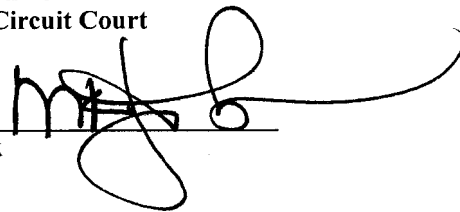
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 063961000 Certificate Number: 002925 of 2022**

Payor: DUNG HA 796 LADNER DR PENSACOLA FL 32505 Date 5/16/2024

Clerk's Check # 1
Tax Collector Check # 1

Clerk's Total \$497.04
Tax Collector's Total \$2,217.88
Postage \$100.00
Researcher Copies \$0.00
Recording \$10.00
Prep Fee \$7.00
Total Received \$2,831.92

REDUCED \$2,225.55
PAM CHILDERS
Clerk of the Circuit Court

Received By: 
Deputy Clerk

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

W/ FEE
\$2,303.44



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 #: 06-3961-000 CERTIFICATE #: 2022-2925

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: June 05, 2004 to and including June 05, 2024 Abstractor: Ben Murzin

BY

Michael A. Campbell,
As President
Dated: June 12, 2024

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

June 12, 2024

Tax Account #: **06-3961-000**

1. The Grantee(s) of the last deed(s) of record is/are: **DUNG THI HA AND HUNG HA**
By Virtue of Warranty Deed recorded 4/15/1998 in OR 4245/450
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 #: 06-3961-000
Assessed Value: \$112,110.00
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: OCT 2, 2024

TAX ACCOUNT #: 06-3961-000

CERTIFICATE #: 2022-2925

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

☐☒

Notify City of Pensacola, P.O. Box 12910, 32521

☐☒

Notify Escambia County, 190 Governmental Center, 32502

☐☒

Homestead for 2023 tax year.

**DUNG THI HA
HUNG HA
3581 W LEE ST
PENSACOLA FL 32505**

**DUNG THI HA
HUNG HA
3409 MOBILE HWY
PENASCOLA FL 32505**

Certified and delivered to Escambia County Tax Collector, this 12th day of June, 2024.
PERDIDO TITLE & ABSTRACT, INC.



BY: Michael A. Campbell, As It's President

NOTE: The above listed addresses are based upon current information available, but addresses are not guaranteed to be true or correct.

PROPERTY INFORMATION REPORT

June 12, 2024

Tax Account #:06-3961-000

LEGAL DESCRIPTION EXHIBIT "A"

LT 5 LESS S 60 FT BLK 260 MULWORTH PB 1 P 40 OR 4245 P 450 CA 146

SECTION 33, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 06-3961-000(1024-33)

10.50
546.00
556.50

DR BK 4245 PG 0450
Escambia County, Florida
INSTRUMENT 98-474438

DEED DOC STAMPS PD @ ESC CO \$ 546.00
04/15/98 ENNIE LEE MAGNIA, CLERK
By: Randy Tilley

Prepared by -and- RETURN TO:
STEVEN L. J. LEDERER, Esquire
Suite #100
2450 N. E. Miami Gardens Drive
North Miami Beach, FL, 33180
Phone: (305) 935-6300

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED made this 3rd day of ^{April} ~~March~~, 1998, by

UNITED STATES SECRET SERVICE, an instrumentality of the UNITED STATES OF AMERICA, as Grantor to

DUNG THI HA, a single woman and HUNG HA, a married man, (Social Security No.: [REDACTED] whose post office address is: 3409 Mobile Highway, Pensacola, of the County of Escambia, State of Florida, 32505, as Grantee.

(wherever used herein the terms "Grantor" and "Grantee" include the parties to this instrument and their respective administrators, executors, legal representatives, heirs, successors and permitted assigns).

WITNESSETH: That the Grantor, for and in consideration of the sum of SEVENTY-EIGHT THOUSAND AND XX/100 (\$78,000.00) DOLLARS and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the Grantee, all that certain land situate in Escambia County, Florida, to-wit:

Folio No.: 06-3961-000

Lot 5, less the South 60 feet, in Block 260, of MULWORTH SUBDIVISION, in Section 33, Township 2 South, Range 30 West, according to the plat recorded in Plat Book 1, at Page 40, of the Public Records of Escambia County, Florida.

TO HAVE AND TO HOLD, the same in fee simple forever.

This conveyance is subject to the following:

- (a) Real Property taxes for the year 1998 and subsequent years.
- (b) Conditions, restrictions, easements, limitations, and zoning ordinances of record, if any.

The Grantor does hereby covenant with the Grantee that, except as

noted above, at the time of delivery of this Special Warranty Deed, the premises were free from all encumbrances made by the Grantor, and that the Grantor will warrant and defend the same against the lawful claims and demands of all persons claiming by, through or under the Grantor, but against none other.

("Grantor" and "Grantee" are used for singular or plural, as the context requires.)

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in its name, by its proper Officers thereunto duly authorized, the day and year first above-written.

Witnesses:

Frank Spicka
FRANK SPICKA
(print name _____)

UNITED STATES SECRET SERVICE
an instrumentality of the
UNITED STATES OF AMERICA

Patrick T. Farrell
(print name PATRICK T. FARRELL)

By: Dana A. Brown
Print Name: Dana A. Brown
Title: Special Agent in Charge
District of Columbia

DISTRICT OF)

) §§

COLUMBIA)

The foregoing instrument was acknowledged before me this 3rd day of April, 1998, by (Name) DANA A. BROWN, as (title) SAIC, Fin. Crimes Div. of United States Secret Service an instrumentality of the United States of America,

RCD Apr 15, 1998 12:33 pm
Escambia County, Florida

☒ who is personally known to me; or

☐ who has produced a driver's license or _____

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 98-474438

as identification and who did/did not take an oath.

Teresa Keith
Notary Public
Print Name: Teresa Keith
My Commission Expires: July 14, 2002

