



# 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

0125-81

### Part 1: Tax Deed Application Information

Applicant Name Applicant Address	JPL INVESTMENTS CORP AND OCEAN BANK 8724 SW 72 ST #382 MIAMI, FL 33173	Application date	Apr 26, 2024
Property description	BACK BAYOU LLC 7267 MOBILE HWY PENSACOLA, FL 32526 4109 BELMONT ST 07-0518-000 LT 18 COBBS S/D PB 2 P 53 CASE # 88-2708-CA-01 OR 8258 P 877 CA 166	Certificate #	2022 / 3007
		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)
# 2022/3007	06/01/2022	309.75	15.49	325.24
<b>→Part 2: Total*</b>				<b>325.24</b>

### 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)
# 2023/3008	06/01/2023	333.88	6.25	55.09	395.22
<b>Part 3: Total*</b>					<b>395.22</b>

### 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)	720.46
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	298.40
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
<b>7. Total Paid (Lines 1-6)</b>	<b>1,393.86</b>

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 29th, 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>08/06/2025</u>	
Signature, Clerk of Court or Designee <i>[Handwritten Signature]</i>	

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: 2400778

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,  
JPL INVESTMENTS CORP AND OCEAN BANK  
8724 SW 72 ST #382  
MIAMI, FL 33173,

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
07-0518-000	2022/3007	06-01-2022	LT 18 COBBS S/D PB 2 P 53 CASE # 88-2708-CA-01 OR 8258 P 877 CA 166

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  
JPL INVESTMENTS CORP AND OCEAN BANK  
8724 SW 72 ST #382  
MIAMI, FL 33173

04-26-2024  
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](#)

<b>General Information</b> <b>Parcel ID:</b> 3425300251000018 <b>Account:</b> 070518000 <b>Owners:</b> BACK BAYOU LLC <b>Mail:</b> 7267 MOBILE HWY PENSACOLA, FL 32526 <b>Situs:</b> 4109 BELMONT ST 32505 <b>Use Code:</b> MOBILE HOME <b>Taxing Authority:</b> COUNTY MSTU <b>Tax Inquiry:</b> <a href="#">Open Tax Inquiry Window</a> Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector		<b>Assessments</b> <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>\$8,450</td> <td>\$5,754</td> <td>\$14,204</td> <td>\$11,245</td> </tr> <tr> <td>2022</td> <td>\$5,404</td> <td>\$4,819</td> <td>\$10,223</td> <td>\$10,223</td> </tr> <tr> <td>2021</td> <td>\$5,404</td> <td>\$3,957</td> <td>\$9,361</td> <td>\$9,361</td> </tr> </tbody> </table> <p style="text-align: center;"><b>Disclaimer</b></p> <p style="text-align: center;"><b>Tax Estimator</b></p> <p style="text-align: center;"><b>File for Exemption(s) Online</b></p> <p style="text-align: center;"><b>Report Storm Damage</b></p>					Year	Land	Imprv	Total	Cap Val	2023	\$8,450	\$5,754	\$14,204	\$11,245	2022	\$5,404	\$4,819	\$10,223	\$10,223	2021	\$5,404	\$3,957	\$9,361	\$9,361																
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<b>Sales Data</b> <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>02/26/2020</td> <td>8258</td> <td>877</td> <td>\$2,000</td> <td>WD</td> <td></td> </tr> <tr> <td>10/2005</td> <td>5756</td> <td>1836</td> <td>\$4,500</td> <td>QC</td> <td></td> </tr> <tr> <td>10/2005</td> <td>5746</td> <td>1493</td> <td>\$4,500</td> <td>TD</td> <td></td> </tr> <tr> <td>06/1986</td> <td>2242</td> <td>364</td> <td>\$9,800</td> <td>WD</td> <td></td> </tr> <tr> <td>01/1976</td> <td>1046</td> <td>92</td> <td>\$100</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)	02/26/2020	8258	877	\$2,000	WD		10/2005	5756	1836	\$4,500	QC		10/2005	5746	1493	\$4,500	TD		06/1986	2242	364	\$9,800	WD		01/1976	1046	92	\$100	WD		<b>2023 Certified Roll Exemptions</b> None <b>Legal Description</b> LT 18 COBBS S/D PB 2 P 53 CASE # 88-2708-CA-01 OR 8258 P 877 CA 166 <b>Extra Features</b> CARPORT METAL BUILDING				
Sale Date	Book	Page	Value	Type	Official Records (New Window)																																					
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01/1976	1046	92	\$100	WD																																						

Parcel Information

[Launch Interactive Map](#)

**Section Map Id:**  
CA166

**Approx. Acreage:**  
0.2362

**Zoned:**

MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR

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

MDR  
MDR  
MDR  
MDR  
MDR

**Evacuation  
& Flood  
Information**  
Open  
Report

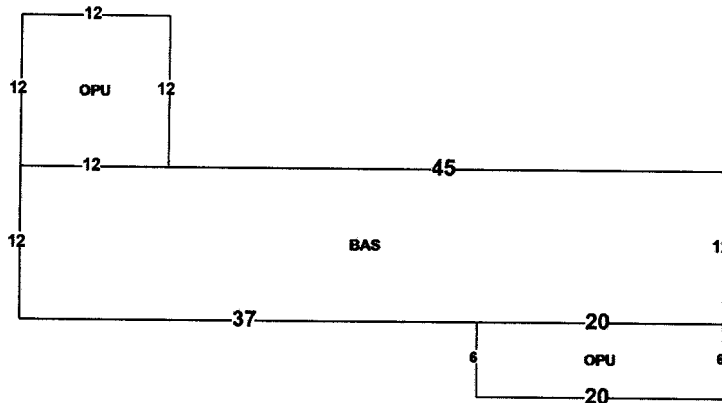
**Buildings**


Address: 4109 BELMONT ST, Year Built: 1970, Effective Year: 1970, PA Building ID#: 127773

**Structural Elements**

**DWELLING UNITS-1**

MH EXTERIOR WALL-VINYL/METAL  
MH FLOOR FINISH-CARPET  
MH FLOOR SYSTEM-TYPICAL  
MH HEAT/AIR-UNIT HEAT/FLOOR FURNACE  
MH INTERIOR FINISH-PANEL PLYWOOD  
MH MILLWORK-TYPICAL  
MH ROOF COVER-METAL  
MH ROOF FRAMING-FLAT/SHED  
MH STRUCTURAL FRAME-TYPICAL  
NO. PLUMBING FIXTURES-3  
NO. STORIES-1  
STORY HEIGHT-0



 Areas - 948 Total SF

**BASE AREA - 684**

**OPEN PORCH UNF - 264**

**Images**



11/9/2018 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.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **JPL INVESTMENTS CORP AND OCEAN BANK** holder of **Tax Certificate No. 03007**, 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 18 COBBS S/D PB 2 P 53 CASE # 88-2708-CA-01 OR 8258 P 877 CA 166**

**SECTION 34, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 070518000 (0125-81)**

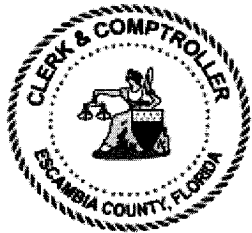
The assessment of the said property under the said certificate issued was in the name of

**BACK BAYOU 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 **second** Wednesday in the month of January, which is the **8th day of January 2025**.

Dated this 10th day of May 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 #: 07-0518-000 CERTIFICATE #: 2022-3007

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: September 2, 2004 to and including September 2, 2024 Abstractor: Vicki Campbell

BY

Michael A. Campbell,  
As President  
Dated: September 3, 2024

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

September 3, 2024

Tax Account #: **07-0518-000**

1. The Grantee(s) of the last deed(s) of record is/are: **BACK BAYOU, LLC, AS TRUSTEE**  
**By Virtue of Warranty Deed recorded 3/5/2020 in OR 8258/877**
  
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) 2021-2023 are delinquent.**  
**Tax Account #: 07-0518-000**  
**Assessed Value: \$11,245.00**  
**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:** JAN 8, 2025

**TAX ACCOUNT #:** 07-0518-000

**CERTIFICATE #:** 2022-3007

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>2023</u> tax year.

**BACH BAYOU LLC**  
**7267 MOBILE HWY**  
**PENSACOLA, FL 32526**

**BACK BAYOU LLC**  
**4109 BELMONT ST**  
**PENSACOLA, FL 32505**

Certified and delivered to Escambia County Tax Collector, this 15<sup>th</sup> day of September, 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**

**September 3, 2024**

**Tax Account #:07-0518-000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 18 COBBS S/D PB 2 P 53 CASE # 88-2708-CA-01 OR 8258 P 877 CA 166**

**SECTION 34, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 07-0518-000(0125-81)**

Prepared By:  
Edward Escobar      Property Identification No.: 3425300251000018  
3707 Sunnyside Street      Tax Account No.: 070518000  
Pensacola, FL 32507      4109 Belmont Street

## WARRANTY DEED

THIS WARRANTY DEED, dated this 26<sup>th</sup> day of February, 2020 given by D&E Property Solutions, LLC, "as trustee", whose mailing address is 3707 Sunnyside Street, Pensacola, FL 32507, (hereinafter called the GRANTOR), to BACK BAYOU, LLC, "as trustee", whose mailing address is 7267 Mobile Highway, Pensacola, FL 32526, (hereinafter called the GRANTEE). (Wherever used herein the terms "Grantor" and "Grantee" include all 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 \$2,000.00 and other valuable considerations, the receipt and sufficiency of which 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:

LT 18 COBBS S/D PB 2 P 53 CASE # 88-2708-CA-01 OR 5756 P 1836 CA 166

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the year 2020 and subsequent years; and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any.

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 except as above noted, the GRANTOR is lawfully seized of said land in fee simple; that the GRANTOR has good right and lawful authority to see 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.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF  
THE FOLLOWING WITNESSES:



Print Name: DEBRA RIVERS



Print Name: Patricia L. Powell



Edward Escobar, Manager  
D&E Property Solutions, LLC, "as Trustee"

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT was acknowledged before me on this 26th day of February, 2020, by Edward Escobar, Managing Member, D&E Property Solutions, LLC, "as Trustee", who personally appeared before me and who is personally known to me.



PATRICIA L. POWELL  
Commission # GG 221290  
Expires September 23, 2022  
Record Your Budget Notary Services

  
Notary Public for the State of Florida

**RESIDENTIAL SALES  
ABUTTING ROADWAY  
MAINTENANCE DISCLOSURE**

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. Note: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.


Name of Roadways: Belmont Street

Legal Address of Property: 4109 Belmont Street, Pensacola, FL 32505

The County (X) has accepted ( ) has not accepted the abutting roadway for maintenance.

This form completed by: Edward Escobar, of  
D&E Property Solutions, LLC  
3707 Sunnyside Street  
Pensacola, FL 32507

WITNESSES:

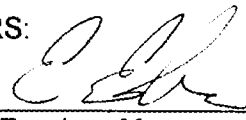
  
\_\_\_\_\_

Print Name: Patricia L. Powell

  
\_\_\_\_\_

Print Name: JEBRA RIVERS

SELLERS:

  
\_\_\_\_\_

Edward Escobar, Manager  
D&E Property Solutions, LLC "as Trustee"

BUYER:

\_\_\_\_\_  
Print Name: \_\_\_\_\_

\_\_\_\_\_  
Print Name: \_\_\_\_\_

\_\_\_\_\_  
Chris E. Escobar, Authorized Member  
Back Bayou, LLC "as Trustee"