

### **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 Dec	ed Application Info	mation					
Applicant Name Applicant Address	KEYS FUNDING LLC - 9022 PO BOX 71540 PHILADELPHIA, PA 19176-1540		Application date		Apr 22, 2024		
Property description	ABNEY BERTHA MARIE BRASWELL & 7199 RAMPART WAY PENSACOLA, FL 32505-3479 1014 PENNSYLVANIA DR 07-0560-000 BEG AT NW COR OF FRED WEHMEIER TRACT DB 68 P 554 W ALG S LI OF LILLIAN HWY 239 50/100 FT S 0 DEG 4 M (Full legal attached.)				Certificate #		2022 / 3018
				Date certificate issued		06/01/2022	
Part 2: Certifica	ates Owned by App				Applica		
Certificate Num				olumn 3 ount of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2022/3018	06/01/2	022		733.13		36.66	769.79
					•	→Part 2: Total*	769.79
Part 3: Other C	ertificates Redeem	ed by App	olicant (C	other than Co	unty)		
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Face A	imn 3 mount of ertificate	Column 4 Tax Collector's I	Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
#/			W				
			1000 0000	Marrian waga wasawija mwakawa		Part 3: Total*	0.00
	lector Certified Am			100	i pippost t i pperiod		
Cost of all ce	rtificates in applicant's	possessior	n and othe			oy applicant Parts 2 + 3 above)	769.79
2. Delinquent ta	xes paid by the applica	ant					0.00
3. Current taxes paid by the applicant					1,499.11		
4. Property information report fee					200.00		
5. Tax deed app	olication fee						175.00
6. Interest accru	ued by tax collector und	der s.197.5	42, F.S. (s	ee Tax Collecto	r Instruc	tions, page 2)	0.00
7.	,				Total	Paid (Lines 1-6)	2,643.90
	information is true and that the property inf			-	/ informa	ition report fee, ar	nd tax collector's fees
R	1	_				Escambia, Florid	а
Sign here:	pature, Tax Collector or Desi	anee			Dat	e <u>April 24th, 2</u>	2024_

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

Par	rt 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 h	nere: Date of sale 04/02/2025 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.

BEG AT NW COR OF FRED WEHMEIER TRACT DB 68 P 554 W ALG S LI OF LILLIAN HWY 239 50/100 FT S 0 DEG 4 MIN 0 SEC E 367 55/100 FT FOR POB CONT 99 45/100 FT W 86 21/100 FT N 99 45/100 FT E 86 08/100 FT TO POB OR 3814 P 257 LESS DB 443 P 597 COUNTY RD LESS CIVIL ACTION 71-2205 STATE RD R/W 295 PLAT DB 128 P 575 CA 174

### **APPLICATION FOR TAX DEED**

512 R. 12/16

Section 197.502, Florida Statutes

Application Number: 2400584

To: Tax Collector of_	ESCAMBIA COUNTY	, Florida
I,		
KEYS FUNDING LLC -	9022	
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
07-0560-000	2022/3018	06-01-2022	BEG AT NW COR OF FRED WEHMEIER TRACT DB 68 P 554 W ALG S LI OF LILLIAN HWY 239 50/100 FT S 0 DEG 4 MIN 0 SEC E 367 55/100 FT FOR POB CONT 99 45/100 FT W 86 21/100 FT N 99 45/100 FT E 86 08/100 FT TO POB OR 3814 P 257 LESS DB 443 P 597 COUNTY RD LESS CIVIL ACTION 71-2205 STATE RD R/W 295 PLAT DB 128 P 575 CA 174

#### l 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 - 9022	
PO BOX 71540	
PHILADELPHIA, PA 19176-1540	
·	04-22-2024
	Application Date
Applicant's signature	

**Real Estate Search** 

MDR MDR

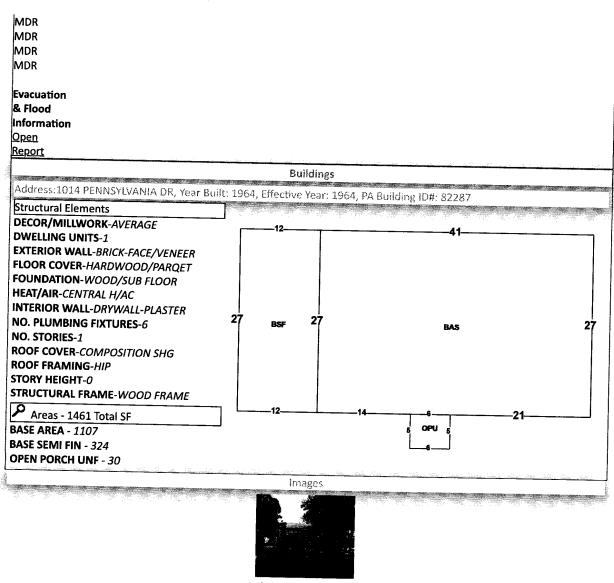
MDR MDR **Tangible Property Search** 

Sale List

**Back** 

Printer Friendly Version General Information Assessments Parcel ID: 3425300300007030 Year Land Imprv Total Cap Val Account: 070560000 2023 \$11,055 \$105,291 \$116,346 \$98,267 Owners: ABNEY BERTHA MARIE 2022 \$7,240 \$93,951 \$101,191 \$89,334 **BRASWELL &** 2021 \$7,240 \$73,973 \$81,213 \$81,213 POTTER MARGUERITE Mail: 7199 RAMPART WAY Disclaimer PENSACOLA, FL 32505-3479 Situs: 1014 PENNSYLVANIA DR 32506 **Tax Estimator** SINGLE FAMILY RESID 🔑 Use Code: **Taxing** File for Exemption(s) Online **COUNTY MSTU Authority:** Tax Inquiry: **Report Storm Damage Open Tax Inquiry Window** Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector Sales Data 2023 Certified Roll Exemptions Official Records VETERANS Sale Date Book Page Value Type (New Window) 08/1995 3814 257 \$30,500 WD Lb Legal Description BEG AT NW COR OF FRED WEHMEIER TRACT DB 68 P 554 W 05/1995 3767 12 \$100 WD ALG S LI OF LILLIAN HWY 239 50/100 FT S 0 DEG 4 MIN 0 04/1995 3759 561 \$100 CT SEC... 🎾 11/1990 2946 1 \$30,000 WD Official Records Inquiry courtesy of Pam Childers Extra Features Escambia County Clerk of the Circuit Court and Comptroller Parcel Information Launch Interactive Map Section Map Id: 6∩~ CA174 Approx. Acreage: 0.1675 Zoned: 🔑 MDR MDR MDR MDR MDR 73~ MDR MDR 56 MDR

View Florida Department of Environmental Protection(DEP) Data



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.

#### **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: 070560000 Certificate Number: 003018 of 2022

Payor: BERTHA ABNEY 7199 RAMPART WAY PENSACOLA, FL 32505-3479 **Date** 5/29/2024

Clerk's Check #

118956

Tax Collector Check # 1

Clerk's Total

\$538.08

Tax Collector's Total

\$3,126.05

Postage

\$100.00

Researcher Copies

\$0.00

Recording

\$10.00

Prep Fee

\$7.00

Total Received

\$3,781.13

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



### PROPERTY INFORMATION REPORT

3050 Concho Drive, Pensacola, Florida 32507 | Phone: 850-466-3077

TAX ACCOUNT #:	07-0560-000	CERTIFICATE #:	2022-3018
REPORT IS LIMITED T	O THE PERSON(S) EX	HE LIABILITY FOR ERROR PRESSLY IDENTIFIED BY I I(S) OF THE PROPERTY INF	NAME IN THE PROPERTY
listing of the owner(s) of tax information and a list encumbrances recorded in title to said land as listed	record of the land descri ing and copies of all ope in the Official Record Bo on page 2 herein. It is the	the instructions given by the use bed herein together with current n or unsatisfied leases, mortgagoks of Escambia County, Florine responsibility of the party natisted is not received, the offic	nt and delinquent ad valorem ges, judgments and da that appear to encumber the amed above to verify receipt or
and mineral or any subsur	rface rights of any kind of boundary line disputes,	xes and assessments due now or or nature; easements, restriction and any other matters that wou	ns and covenants of record;
		lity or sufficiency of any docur title, a guarantee of title, or as a	
Use of the term "Report"	herein refers to the Prop	erty Information Report and th	ne documents attached hereto.

Michael A. Campbell, As President

Dated: December 17, 2024

Malphel

THE ATTACHED REPORT IS ISSUED TO:

#### PROPERTY INFORMATION REPORT

**CONTINUATION PAGE** 

December 17, 2024

Tax Account #: 07-0560-000

1. The Grantee(s) of the last deed(s) of record is/are: MARGUERITE V POTTER AND BERTHA MARIE BRASWELL

By Virtue of Deed for Florida recorded 8/10/1995 in OR 3814/257

- 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 #: 07-0560-000 Assessed Value: \$108,093.00 Exemptions: VETERANS

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: APR 2, 2025 TAX ACCOUNT #: 07-0560-000 **CERTIFICATE #:** 2022-3018 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 2024 tax year. MARGUERITE POTTER AND BERTHA MARGUERITE POTTER AND BERTHA MARIE BRASWELL ABNEY FKA MARIE BRASWELL ABNEY FKA

MARGUERITE POTTER AND BERTHA MARIE BRASWELL ABNEY FKA BERTHA MARIE BRASWELL 1014 PENNSYLVANIA DR PENSACOLA, FL 32506

MARGUERITE POTTER AND BERTHA MARIE BRASWELL ABNEY FKA BERTHAT MARIE BRASWELL 7199 RAMPART WAY PENSACOLA, FL 32505-3479

Certified and delivered to Escambia County Tax Collector, this 16th day of December, 2024.

PERDIDO TITLE & ABSTRACT, INC.

Malphel

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

December 17, 2024 Tax Account #:07-0560-000

# LEGAL DESCRIPTION EXHIBIT "A"

BEG AT NW COR OF FRED WEHMEIER TRACT DB 68 P 554 W ALG S LI OF LILLIAN HWY 239 50/100 FT S 0 DEG 4 MIN 0 SEC E 367 55/100 FT FOR POB CONT 99 45/100 FT W 86 21/100 FT N 99 45/100 FT E 86 08/100 FT TO POB OR 3814 P 257 LESS DB 443 P 597 COUNTY RD LESS CIVIL ACTION 71-2205 STATE RD R/W 295 PLAT DB 128 P 575 CA 174

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

TAX ACCOUNT NUMBER 07-0560-000(0425-39)

ABSTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL WITHOUT A CURRENT SURVEY.

213,50 Rec 213,50 Doc

OR Bk3814 Pg0257 INSTRUMENT 00226252

This instrument was prepared by James J. Reeves, Attorney at Law, Closing Agent for U.S. Department of Housing and Urban Development, Property Disposition Branch, Jacksonville, Florida

730 Bayfront Parkway, Suite 4-B Pensacola, FL 32501

Tax Parcel I.D. #
Grantee(s) S.S. #

Old FHA Case #091-261664 New FHA Case # D S PD \$213.50

Mort \$0.00 ASUM \$0.00

AUGUST 10, 1995

Ernie Lee Mageha,
Clerk of the Circuit Court

BY: Jone 10.6.

#### DEED FOR FLORIDA

THIS INDENTURE, Made JULY 12, 1995, by and between HENRY G. CISNEROS, SECRETARY, DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, WASHINGTON, D.C. (hereinafter referred to as "Grantor"), and

MARGUERITE V. POTTER, A SINGLE WOMAN, and BERTHA MARIE BRASWELL, A SINGLE WOMAN, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

(Property Address) 1014 PENNSYLVANIA AVENUE, PENSACOLA, FLORIDA 32506

(hereinafter referred to as "Grantee(s)")

WITNESSETH: That the said Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) to him in hand paid and other valuable consideration, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, remised, released, conveyed and confirmed, and by these presents doth grant, bargain, sell, alien, remise, release, convey and confirm unto the said Grantee(s), and the heirs and assigns of said Grantee(s), forever, all that certain parcel of land lying and being in the County of ESCAMBIA, State of Florida, more particularly described as follows, to-wit:

A PARCEL OF LAND LYING IN SECTION 34, TOWNSHIP 2 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHWEST CORNER OF FRED WEHMEIER TRACT AS RECORDED IN DEED BOOK 68, PAGE 554; THENCE WEST ALONG THE SOUTH LINE OF LILLIAN HIGHWAY A DISTANCE OF 239.50 FEET; THENCE SOUTH 00 DEGREES 04 MINUTES 00 SECONDS EAST A DISTANCE OF 367.55 FEET FOR THE POINT OF BEGINNING; THENCE CONTINUE SAME COURSE A DISTANCE OF 99.45 FEET; THENCE WEST A DISTANCE OF 86.21 FEET; THENCE NORTH A DISTANCE OF 99.45 FEET; THENCE EAST A DISTANCE OF 86.08 FEET TO THE POINT OF BEGINNING, LESS ROAD RIGHT OF WAY.

A/K/A A PORTION OF LOTS 30 AND 31, JUAN DOMINGUES GRANT, SECTION 34, TOWNSHIP 2 SOUTH, RANGE 30 WEST, AS RECORDED IN DEED BOOK 128, PAGE 575 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

BEING the same property acquired by the Grantor pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667).

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof. And also all the estate, right, title, interest, property, possession, claim and demand whatsoever, as well in law as in equity, of the Grantor, of, in and to the same, and every part and parcel thereof, with the appurtenances.

TO HAVE AND TO HOLD the above granted and described premises with the appurtenances unto the Grantee(s), and the heirs and assigns of said Grantee(s), to their only proper use, benefit and behoof forever.

SUBJECT TO all covenants, restrictions, reservations, easements, conditions and rights appearing of record; and SUBJECT TO any state of facts an accurate survey would show.

Page 1 of 2 Pages

OR Bk3814 Pg0258 INSTRUMENT 00226252

#091-261664

#### DEED FOR FLORIDA

AND the said Grantor does hereby specially warrant the title to said land against the lawful claims of all persons claiming by, through or under him.

IN WITNESS WHEREOF, the undersigned has set his/her hand and seal as Authorized Agent, U.S. Department of Housing and Urban Development, Jacksonville Office, Jacksonville, Florida, for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of the Code of Federal Regulations, Title 24, Chapter 11, Part 200, Subpart D, and 35 F.R. 16106 (10/14/70), as amended by 39 F.R. 7608 (2/27/74).

HENRY G. CISNEROS

Signed, sealed and delivered in the presence of:

and X

Print Name: Maria L. Pitti

Print Name: Richard J. Roach

SECRETARY, DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, WASHINGTON, DC

Authorized Agent Ulrich Leinhase U.S. Department of Housing and Urban Development, Jacksonville Office,

Jacksonville, Florida

STATE OF FLORIDA

COUNTY OF DUVAL

SS

Before me personally appeared Ulrich Leinhase who is personally known to me and known to me to be duly appointed Authorized Agent, U.S. Department of Housing and Urban Development, Jacksonville Office, Jacksonville, Florida, and the person who executed the foregoing instrument bearing date <u>JULY 12</u> 1995, by virtue of the above cited authority, and acknowledged before me that he/she executed same as Authorized Agent for and on behalf of Henry G. Cisneros, Secretary, Department of Housing and Urban Development, Washington, DC, for the purposes therein expressed.

WITNESS my hand and official seal this 20th day of July

My commission expires:

Instrument 00226252

Filed and recorded in the official Records AUGUST 10, 1995 at 03:33 P.M. ERNIE LEE MAGAHA CLERK OF THE CIRCUIT COURT scambia County, Torida

MARY E. FREYLING My Comm Exp. 1/31/1 gupuc S Bonded By Service Ins No. CC345552 My Comm Exp. 1/31/98

L HPersonolly Known

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HUD-91810 (3-79)