



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

0325.53

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	ATCF II FLORIDA-A, LLC PO BOX 69239 BALTIMORE, MD 21264-9239	Application date	Apr 17, 2024
Property description	KALFUS TABATHA LAWHORN 1017 COUNTY ROAD 631 QUITMAN, MS 39355 507 WIGGINS AVE 07-1237-025 BEG AT INTER OF S LI OF JACKSON ST AND E LI OF LT 95 WLY 180 24/100 FT SLY 298 FT FOR POB CONT SLY 5 (Full legal attached.)	Certificate #	2022 / 3121
		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)
# 2022/3121	06/01/2022	861.80	43.09	904.89
→Part 2: Total*				904.89

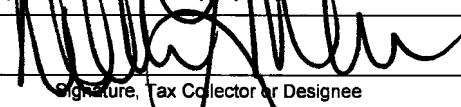
Part 3: Other Certificates Redeemed by Applicant (Other than County)

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)
# 2023/3127	06/01/2023	955.87	6.25	157.72	1,119.84
Part 3: Total*					1,119.84

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)	2,024.73
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	935.19
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)	3,334.92

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 May 3rd, 2024

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

46.25

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>03/05/2025</u>	
Signature, Clerk of Court or Designee	

INSTRUCTIONS

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 INTER OF S LI OF JACKSON ST AND E LI OF LT 95 WLY 180 24/100 FT SLY 298 FT FOR POB CONT SLY 50 4/10 FT WLY 135 FT NLY 50 4/10 FT ELY 135 FT TO POB LT 1 PART OF LT 95 PLAT DB 128 P 575 OR 4686 P 452/455 OR 4830 P 1974 OR 6183 P 1574 OR 6198 P 161 OR 7994 P 974 CA 167

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2400316

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
ATCF II FLORIDA-A, LLC
PO BOX 69239
BALTIMORE, MD 21264-9239,

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
07-1237-025	2022/3121	06-01-2022	BEG AT INTER OF S LI OF JACKSON ST AND E LI OF LT 95 WLY 180 24/100 FT SLY 298 FT FOR POB CONT SLY 50 4/10 FT WLY 135 FT NLY 50 4/10 FT ELY 135 FT TO POB LT 1 PART OF LT 95 PLAT DB 128 P 575 OR 4686 P 452/455 OR 4830 P 1974 OR 6183 P 1574 OR 6198 P 161 OR 7994 P 974 CA 167

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
ATCF II FLORIDA-A, LLC
PO BOX 69239
BALTIMORE, MD 21264-9239

04-17-2024
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: 3425300950001001 Account: 071237025 Owners: KALFUS TABATHA LAWHORN Mail: 1017 COUNTY ROAD 631 QUITMAN, MS 39355 Situs: 507 WIGGINS AVE 32505 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 <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>\$9,067</td> <td>\$56,599</td> <td>\$65,666</td> <td>\$54,780</td> </tr> <tr> <td>2022</td> <td>\$4,639</td> <td>\$50,520</td> <td>\$55,159</td> <td>\$49,800</td> </tr> <tr> <td>2021</td> <td>\$4,639</td> <td>\$41,670</td> <td>\$46,309</td> <td>\$45,273</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	\$9,067	\$56,599	\$65,666	\$54,780	2022	\$4,639	\$50,520	\$55,159	\$49,800	2021	\$4,639	\$41,670	\$46,309	\$45,273																												
Year	Land	Imprv	Total	Cap Val																																																						
2023	\$9,067	\$56,599	\$65,666	\$54,780																																																						
2022	\$4,639	\$50,520	\$55,159	\$49,800																																																						
2021	\$4,639	\$41,670	\$46,309	\$45,273																																																						
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>11/06/2018</td> <td>8041</td> <td>345</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>11/06/2018</td> <td>7994</td> <td>974</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>08/2007</td> <td>6198</td> <td>161</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>07/2007</td> <td>6196</td> <td>1975</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>07/2007</td> <td>6183</td> <td>1574</td> <td>\$100</td> <td>WD</td> <td></td> </tr> <tr> <td>12/2001</td> <td>4830</td> <td>1974</td> <td>\$100</td> <td>QC</td> <td></td> </tr> <tr> <td>04/2001</td> <td>4686</td> <td>455</td> <td>\$12,900</td> <td>QC</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)	11/06/2018	8041	345	\$100	QC		11/06/2018	7994	974	\$100	QC		08/2007	6198	161	\$100	QC		07/2007	6196	1975	\$100	QC		07/2007	6183	1574	\$100	WD		12/2001	4830	1974	\$100	QC		04/2001	4686	455	\$12,900	QC		2023 Certified Roll Exemptions None				
Sale Date	Book	Page	Value	Type	Official Records (New Window)																																																					
11/06/2018	8041	345	\$100	QC																																																						
11/06/2018	7994	974	\$100	QC																																																						
08/2007	6198	161	\$100	QC																																																						
07/2007	6196	1975	\$100	QC																																																						
07/2007	6183	1574	\$100	WD																																																						
12/2001	4830	1974	\$100	QC																																																						
04/2001	4686	455	\$12,900	QC																																																						
Legal Description BEG AT INTER OF S LI OF JACKSON ST AND E LI OF LT 95 WLY 180 24/100 FT SLY 298 FT FOR POB CONT SLY 50 4/10 FT... 																																																										
Extra Features FRAME SHED																																																										
Parcel Information					Launch Interactive Map																																																					

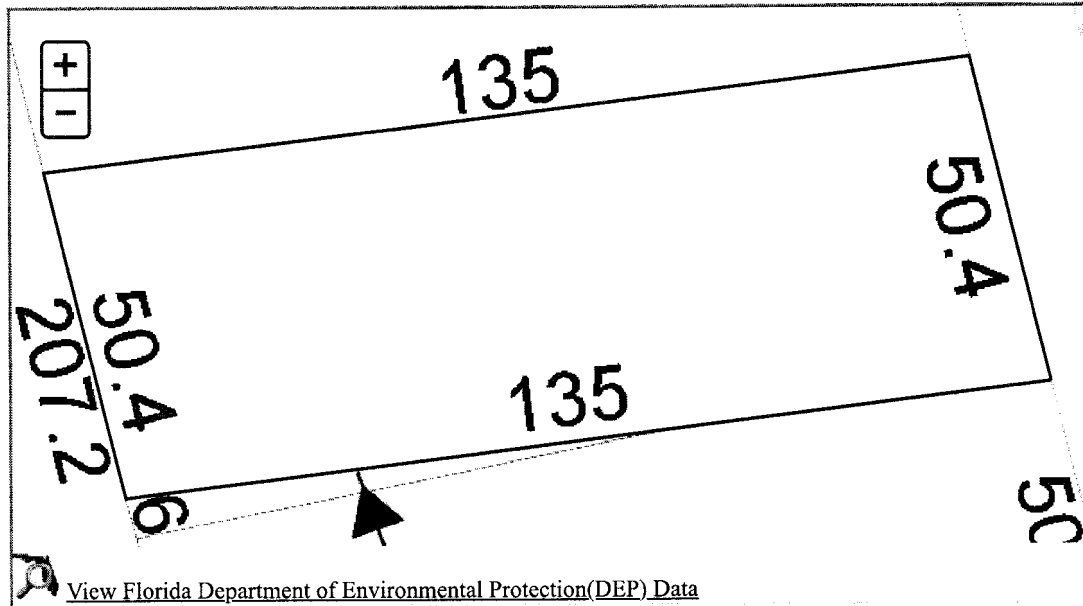
Section
Map Id:
CA167

Approx.
Acreage:
0.1512

Zoned:

- MDR
- MDR
- MDR
- MDR
- MDR
- MDR
- MDR
- MDR
- MDR
- MDR
- MDR
- MDR
- MDR
- MDR
- MDR
- MDR

Evacuation
& Flood
Information
[Open](#)
[Report](#)



Buildings

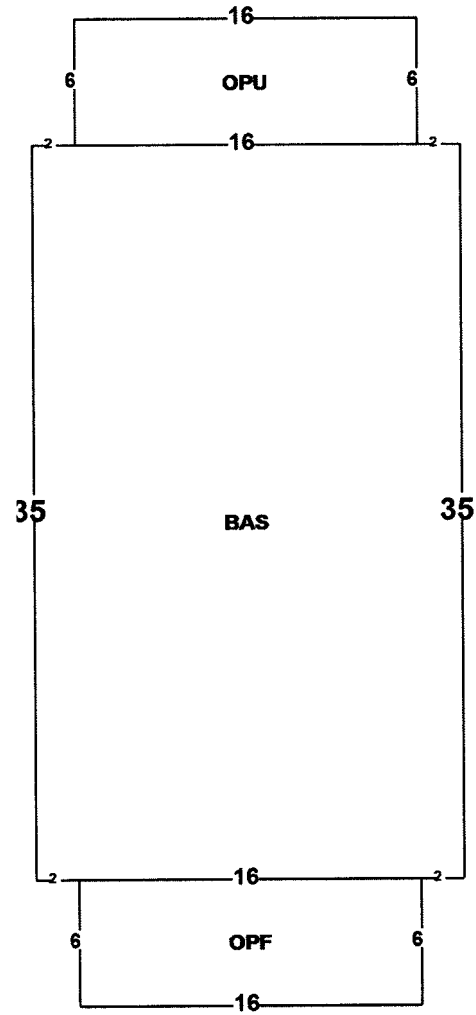
Address: 507 WIGGINS AVE, Year Built: 1940, Effective Year: 1965, PA Building ID#: 82931

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-ASBESTOS SIDING
FLOOR COVER-CARPET
FOUNDATION-WOOD/NO SUB FLR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

Areas - 892 Total SF

BASE AREA - 700
OPEN PORCH FIN - 96
OPEN PORCH UNF - 96



Images
None

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 ATCF II FLORIDA-A LLC holder of Tax Certificate No. 03121, 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:

BEG AT INTER OF S LI OF JACKSON ST AND E LI OF LT 95 WLY 180 24/100 FT SLY 298 FT FOR POB CONT SLY 50 4/10 FT WLY 135 FT NLY 50 4/10 FT ELY 135 FT TO POB LT 1 PART OF LT 95 PLAT DB 128 P 575 OR 4686 P 452/455 OR 4830 P 1974 OR 6183 P 1574 OR 6198 P 161 OR 7994 P 974 CA 167

SECTION 34, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 071237025 (0325-53)

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

TABATHA LAWHORN KALFUS

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 March, which is the **5th** day of **March 2025**.

Dated this 13th 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

TRANSACTION REPORT

JUN/05/2024/WED 11:11 AM

FAX (TX)

#	DATE	START T.	RECEIVER	COM.TIME	PAGE	TYPE/NOTE	FILE
001	JUN/05	11:10AM	918664671184	0:01:23	3	MEMORY OK	ECM 9548

Search Property
 Property Sheet
 Lien Holder's
 Sold To
 Redeem
 Forms
 Courtview
 Benchmark
 Delete Property



PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

850.595.
3793

Tax Deed Sales - Property Sheet

Account: 071237025 Certificate Number: 003121 of 2022

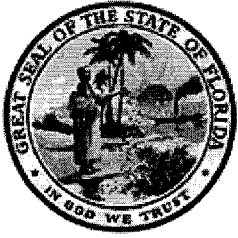
Account	071237025	<input type="checkbox"/> Check Account	Reference	342S30095000100	<input type="checkbox"/> View Image
ClerkFile#	0325-53	Week #	First Wednesday	Redemption	No
Auction Date	3/5/2025	<input type="checkbox"/>	Homestead Exempt	<input type="checkbox"/>	County Held Certificate <input type="checkbox"/>
Date Of Tax Deed Application	4/17/2024	<input type="checkbox"/>	Certificate Number	03121	Issued Date 6/1/2022 <input type="checkbox"/>
Tax Roll Assessment	\$54,780.00	Opening Bid Amt	\$4,539.67		
Save Our Homes	\$0.00	Researcher Copies	\$0.00		
Holder Name	ATCF II FLORIDA-A LLC				
Holder Address	PO BOX 69239 BALTIMORE MD 21264-9239				
Name	TABATHA LAWHORN KALFUS				
Mailing Address	1017 COUNTY ROAD 631 QUITMAN, MS 39355				
Property Address	507 WIGGINS AVE 32505				
Legal Description	BEG AT INTER OF S LI OF JACKSON ST AND E LI OF LT 95 WLY 180 24/100 FT SLY 298 FT FOR POB CONT SLY 50 4/10 FT WLY 135 FT NLY 50 4/10 FT ELY 135 FT TO POB LT 1 PART OF LT 95 PLAT DB 128 P 575 OR 4686 P 452/455 OR 4830 P 1974 OR 6183 P 1574 OR				
Notes					

Personal Service

Post Property

LOAN # 068095860428

ATTN: ESCROW DIV.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

850.595.
3793

Tax Deed Sales - Property Sheet

Account: 071237025 Certificate Number: 003121 of 2022

Account	<input type="text" value="071237025"/> <input type="button" value="Check Account"/>	Reference	<input type="text" value="342S30095000100"/>	<input type="button" value="View Image"/>		
ClerkFile#	<input type="text" value="0325-53"/>	Week #	<input type="text" value="First Wednesday"/>	Redemption	<input type="text" value="No"/>	
Auction Date	<input type="text" value="3/5/2025"/>	<input type="checkbox"/>	Homestead Exempt	<input type="checkbox"/>	County Held Certificate	<input type="checkbox"/>
Date Of Tax Deed Application	<input type="text" value="4/17/2024"/>	Certificate Number	<input type="text" value="03121"/>	Issued Date	<input type="text" value="6/1/2022"/>	
Tax Roll Assessment	<input type="text" value="\$54,780.00"/>	Opening Bid Amt	<input type="text" value="\$4,539.67"/>			
Save Our Homes	<input type="text" value="\$0.00"/>	Researcher Copies	<input type="text" value="\$0.00"/>			
Holder Name	<input type="text" value="ATCF II FLORIDA-A LLC"/>					
Holder Address	<input type="text" value="PO BOX 69239
BALTIMORE MD 21264-9239"/>					
Name	<input type="text" value="TABATHA LAWHORN KALFUS"/>					
Mailing Address	<input type="text" value="1017 COUNTY ROAD 631
QUITMAN, MS 39355"/>					
Property Address	<input type="text" value="507 WIGGINS AVE 32505"/>					
Legal Description	<input type="text" value="BEG AT INTER OF S LI OF JACKSON ST AND E LI OF LT 95 WLY 180
24/100 FT SLY 298 FT FOR POB CONT SLY 50 4/10 FT WLY 135 FT
NLY 50 4/10 FT ELY 135 FT TO POB LT 1 PART OF LT 95 PLAT DB
128 P 575 OR 4686 P 452/455 OR 4830 P 1974 OR 6183 P 1574 OR"/>					
Notes	<input type="text"/>					

Personal Service

Post Property

LOAN # 06895860428

ATTN: ESCROW DIV.

PROPERTY TAXES

* PROPERTY SCHEDULED FOR TAX DEED AUCTION

The following property is scheduled for a Tax Deed auction. We have provided the redemption information below, as well as the acceptable forms of payment and our mailing address.

Property Address	507 Wiggins Ave
Tax Account Number	07-1237-025
Auction Date (9:00 a.m.)	3/5/2025
Years included in redemption amount	2021-2023
Redemption Amount (Good until date of auction)	\$4,539.67
Reduced amount if paid by: 6/30/2024	\$3,607.90

Acceptable forms of payment:

*Cash

*Cashier's Check payable to Escambia Clerk of Court, Attn. Tax Deeds, 221 S. Palafox Place, Ste. 110, Pensacola, FL 32502

*Credit Card (w/ additional 3.5% transaction fee)

*Wire: Account holder: Escambia County Clerk of the Circuit Court, 190 Governmental Center, Pensacola FL 32502

Banking Institution: Bank of America, 400 W Garden St., Pensacola FL 32502, Acct # 898033991356

Routing # 026009593

(reference property tax account number with wire)

If you have any additional questions or concerns, please feel free to contact us.

Thank you,

ACTUAL SHERIFF \$40 - MKJ

5/23/2024 TABATHA KALFUS 850-266-0912 CALLED FOR A QUOTE. EBH

5/30/2024 TITLE COMPANY 302-364-4534 CALLED FOR A QUOTE. EBH

6/5/2024 TABATHA KALFUS CALLED AND ASKED THAT WE FAX PAYOFF TO MORTGAGE COMPANY.
866-467-1184, LOAN # 0689586428 - ATTN SHELLPOINT MORTGAGE PROPERTY TAXES (ESCROW
DIV) MKJ

Submit

Reset

Print Preview

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



BRANCH OFFICES
ARCHIVES AND RECORDS
JUVENILE DIVISION
CENTURY

CLERK TO THE BOARD OF
 COUNTY COMMISSIONERS
 OFFICIAL RECORDS
 COUNTY TREASURY
 AUDITOR

COUNTY OF ESCAMBIA
OFFICE OF THE
CLERK OF THE CIRCUIT COURT

PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 071237025 Certificate Number: 003121 of 2022

Payor: CORELOGIC SOLUTIONS LLC 3001 HACKBERRY RD IRVING TX 75063 Date
7/3/2024

Clerk's Check # 1100498974
 Tax Collector Check # 1

Clerk's Total \$531.24
 Tax Collector's Total \$3,891.43
 Postage \$100.00
 Researcher Copies \$0.00
 Recording \$10.00
 Prep Fee \$7.00
 Total Received \$4,539.67

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>

ORIGIN ID:DALA (800) 225-4707
DALLAS-MAILROOM
CORELOGIC SOLUTIONS LLC
3001 HACKBERRY RD

SHIP DATE: 02JUL24
ACTWGT: 0.50 LB
CAD: 253550108/WSX13600

IRVING, TX 75063
UNITED STATES US

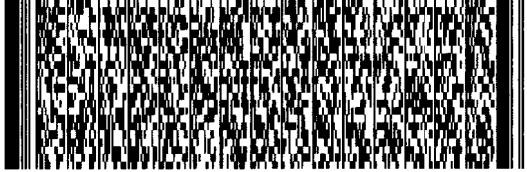
BILL SENDER

TO **TAX COLLECTOR/TREASURER
CLERK OF COURTS
221 PALAFOX PL SUITE 110**

5631326149AEC

PENSACOLA FL 32502

(850) 438-6500 REF: MEDAVID
INV: DEPT:
PO: 4700720085



**WED - 03 JUL 10:30A
PRIORITY OVERNIGHT**

TRK# 2765 9465 8569
0201

XS PNSA

**32502
FL-US BFM**



MEMORANDUM TAX BILL

PREPARED BY: CORELOGIC TAX SERVICES

FOR: Shellpoint

TAX YEAR(S)
2021 - 2023
DUP BILL FEES
\$0.00

Agency
90170000

7/2/2024

TAX IDENTIFICATION	CUSTOMER REQUEST ID
07-1237-025	77330139
PROPERTY LOCATION / LEGAL DESCRIPTION	ADDITIONAL INFO
507 WIGGINS AVE PENSACOLA FL 325057250	

MAIL TO:

CLERK OF COURTS
221 PALAFOX PL
SUITE 110
PENSACOLA, FL 32502

INST NO	DUE DATE	BASE AMOUNT	PENALTY & INTEREST
A	11/30/2023	\$871.63	\$0.00
A	11/30/2022	\$820.77	\$0.00
A	11/30/2021	\$758.08	\$0.00
T	11/30/2021	\$0.00	\$2,089.19
Total			\$4,539.67

For Questions please email CustomerProductSupport@corelogic.com or call (800) 225-4707 and in case of Return send to PO Box 9202 Coppell, Texas 75019 Attn: Refund Dpt