



# 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

0625.59

## 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	OLVERA LORA 3 DELAWARE ST PENSACOLA, FL 32506 3 DELAWARE ST 07-1561-000 LT 28 BLK 1 RE S/D PEN HAVEN PB 2 P 98 OR 7072 P 304 CA 187	Certificate #	2022 / 3147 (H)
		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)
# 2022/3147	06/01/2022	476.57	23.83	500.40
→ Part 2: Total*				500.40

## 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)	500.40
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	444.70
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)	1,320.10

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: <u>B.A.</u>	Escambia, Florida
Signature, Tax Collector or Designee	Date <u>April 25th, 2024</u>

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.	24,051.00
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>06/04/2025</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: 2400741

To: Tax Collector of ESCAMBA 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
07-1561-000	2022/3147	06-01-2022	LT 28 BLK 1 RE S/D PEN HAVEN PB 2 P 98 OR 7072 P 304 CA 187

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						Assessments				
Parcel ID: 342S301150028001						Year	Land	Imprv	Total	Cap Val
Account: 071561000						2023	\$12,500	\$70,103	\$82,603	\$48,102
Owners: OLVERA LORA						2022	\$7,000	\$62,553	\$69,553	\$46,701
Mail: 3 DELAWARE ST PENSACOLA, FL 32506						2021	\$7,000	\$49,954	\$56,954	\$45,341
Situs: 3 DELAWARE ST 32506						Disclaimer				
Use Code: SINGLE FAMILY RESID						Tax Estimator				
Taxing Authority: COUNTY MSTU						File for Exemption(s) Online				
Tax Inquiry: <a href="#">Open Tax Inquiry Window</a>						Report Storm Damage				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector										
Sales Data						2023 Certified Roll Exemptions				
Sale Date	Book	Page	Value	Type	Official Records (New Window)	HOMESTEAD EXEMPTION				
09/06/2013	7072	304	\$9,800	WD		Legal Description				
09/1995	3849	545	\$10,000	WD		LT 28 BLK 1 RE S/D PEN HAVEN PB 2 P 98 OR 7072 P 304 CA 187				
01/1975	898	87	\$8,700	WD		Extra Features				
01/1970	477	453	\$6,500	WD		None				
01/1969	439	942	\$6,700	WD						
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller										

<b>Section</b> <b>Map Id:</b> CA187  <b>Approx. Acreage:</b> 0.1851  <b>Zoned:</b> MDR MDR MDR MDR MDR MDR MDR MDR MDR MDR MDR MDR	<div>Parcel Information</div> <div>Launch Interactive Map</div> <div>View Florida Department of Environmental Protection(DEP) Data</div>
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MDR  
MDR  
MDR


**Evacuation  
& Flood  
Information**  
Open  
Report

**Buildings**

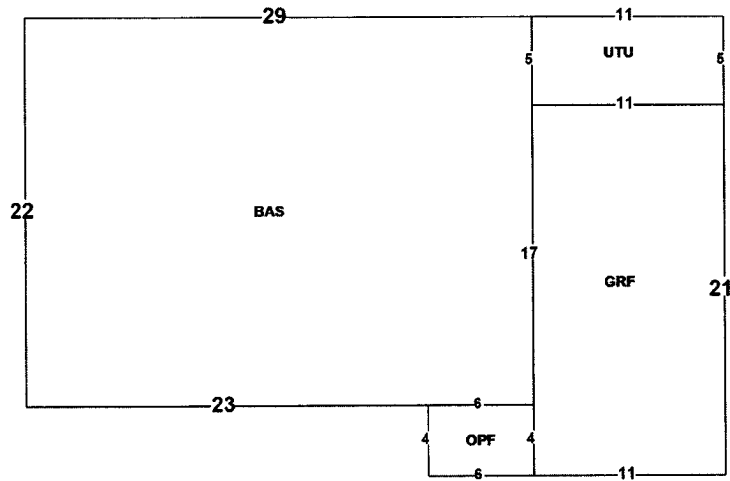
Address: 3 DELAWARE ST, Year Built: 1953, Effective Year: 1975, PA Building ID#: 83217

**Structural Elements**

**DECOR/MILLWORK-AVERAGE**  
**DWELLING UNITS-1**  
**EXTERIOR WALL-VINYL SIDING**  
**FLOOR COVER-ASPHALT TILE**  
**FOUNDATION-SLAB ON GRADE**  
**HEAT/AIR-CENTRAL H/AC**  
**INTERIOR WALL-DRYWALL-PLASTER**  
**NO. PLUMBING FIXTURES-3**  
**NO. STORIES-1**  
**ROOF COVER-CORRUGATED METL**  
**ROOF FRAMING-GABLE**  
**STORY HEIGHT-0**  
**STRUCTURAL FRAME-MASONRY PIL/STL**

 Areas - 948 Total SF

**BASE AREA - 638**  
**GARAGE FIN - 231**  
**OPEN PORCH FIN - 24**  
**UTILITY UNF - 55**



**Images**

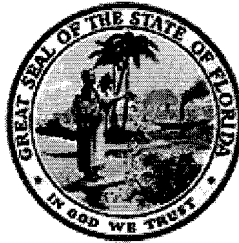


5/31/2023 12:00:00 AM

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: 05/06/2024 (tc.6186)

**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: 071561000 Certificate Number: 003147 of 2022**

**Payor: KELLIE LEE 3 DELAWARE ST PENSACOLA, FL 32506      Date 5/29/2024**

Clerk's Check #                      1  
Tax Collector Check #            1

Clerk's Total                      \$551.76  
Tax Collector's Total            \$1,603.57  
Postage                            \$100.00  
Researcher Copies              \$0.00  
Recording                        \$10.00  
Prep Fee                          \$7.00  
Total Received                  \$2,272.33

**PAM CHILDERS  
Clerk of the Circuit Court**

*Redeemed*  
**\$1505.99**

Received By: *[Signature]*  
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>

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **TLGFY LLC** holder of **Tax Certificate No. 03147**, 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 28 BLK 1 RE S/D PEN HAVEN PB 2 P 98 OR 7072 P 304 CA 187**

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

**TAX ACCOUNT NUMBER 071561000 (0625-59)**

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

**LORA OLVERA**

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 June, which is the **4th day of June 2025**.

Dated this 29th 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 #: 07-1561-000 CERTIFICATE #: 2022-3147

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: February 11, 2005 to and including February 11, 2025 Abstractor: K GERARD

BY

Michael A. Campbell,  
As President  
Dated: February 18, 2025



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

February 18, 2025

Tax Account #: **07-1561-000**

1. The Grantee(s) of the last deed(s) of record is/are: **LORA OLVERA**

**By Virtue of Warranty Deed recorded 9/9/2013 in OR 7072/304**

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:

**NONE**

4. Taxes:

**Taxes for the year(s) NONE are delinquent.**

**Tax Account #: 07-1561-000**

**Assessed Value: \$48,102.00**

**Exemptions: HOMESTEAD EXEMPTION**

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:** JUNE 4, 2025

**TAX ACCOUNT #:** 07-1561-000

**CERTIFICATE #:** 2022-3147

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 checked="" type="checkbox"/>	<input type="checkbox"/>	Homestead for <u>2024</u> tax year.

**LORA OLVERA**  
**3 DELAWARE ST**  
**PENSACOLA, FL 32506**

**LORA OLVERA**  
**5 DELAWARE ST**  
**PENSACOLA, FL 32506**

Certified and delivered to Escambia County Tax Collector, this 18<sup>th</sup> day of February, 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**

**February 18, 2025**

**Tax Account #:07-1561-000**

## **LEGAL DESCRIPTION EXHIBIT "A"**

**LT 28 BLK 1 RE S/D PEN HAVEN PB 2 P 98 OR 7072 P 304 CA 187**

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

**TAX ACCOUNT NUMBER 07-1561-000(0625-59)**

Recorded in Public Records 09/09/2013 at 11:06 AM OR Book 7072 Page 304,  
Instrument #2013068007, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00 Deed Stamps \$68.60

.WDI2-woH/S - 13-070104

Sales Price: \$9,800.00

Rec

Doc 68.60

Prepared by:

Karen McClammy, an employee of

Citizens Title Group, Inc.,

7139 - B North 9th Avenue

Pensacola Florida 32504

Incident to the issuance of a title insurance policy.

File Number: 13-070104

Parcel ID #: 342530-1150028001

## WARRANTY DEED (INDIVIDUAL)

This WARRANTY DEED, dated September 06, 2013 by Wade A. Sarvey, a married man, whose post office address is 1324 Ridgewood Drive Lillian, AL 36549 hereinafter called the GRANTOR, to Lora Olvera, a single woman whose post office address is 5 Delaware St. Pensacola, FL 32506 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 \$10.00 and other valuable considerations, receipt whereof 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:

Lot 28, Block 1, Resubdivision of Pen Haven, a subdivision of a portion of Section 34, Township 2 South, Range 30 West, Escambia County, Florida, according to the plat thereof, recorded in Plat Book 2, Page 98, of the Public Records of said County.

*Said property is not the homestead of the Grantor(s) under the laws and Constitution of the State of Florida in that neither Grantor(s) nor any member of the household of Grantor(s) reside thereon.*

SUBJECT TO covenants, conditions, restrictions, reservations, limitations, easements and agreements of record, if any; taxes and assessments for the current year 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 sell 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:

Witness Print Name:

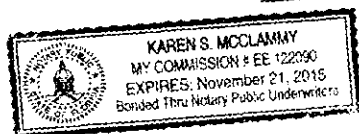
Witness Print Name:

STATE OF **FLORIDA**  
COUNTY OF **ESCAMBIA**

Wade A. Sarvey

THE FOREGOING INSTRUMENT was acknowledged before me this September 06, 2013 by Wade A. Sarvey, a married man who is either personally known to me or who produced a driver's license as identification.

(SEAL)



Notary Public

Print Name:

My Commission Expires: