



# 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 Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 2022 PO BOX 71540 PHILADELPHIA, PA 19176-1540	Application date	Apr 22, 2024
Property description	MIX GARY P & TERESA M 5141 TEAKWOOD CIR PENSACOLA, FL 32506 5141 TEAKWOOD DR 08-3542-000 LT 11 BLK 7 OR 1201 P 417 3RD ADDN PINEHURST PB 3 P 8	Certificate #	2022 / 3682
		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)
# 2022/3682	06/01/2022	624.28	31.21	655.49
→Part 2: Total*				655.49

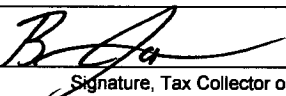
## Part 3: Other Certificates Redeemed by Applicant (Other than County)

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)
# 2023/3748	06/01/2023	622.56	6.25	37.09	665.90
Part 3: Total*					665.90

## 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)	1,321.39
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	556.43
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)	2,252.82

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 24th, 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.	33,094.50
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>04/02/2025</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: 2400549

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

KEYS FUNDING LLC - 2022

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
08-3542-000	2022/3682	06-01-2022	LT 11 BLK 7 OR 1201 P 417 3RD ADDN PINEHURST PB 3 P 8

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

KEYS FUNDING LLC - 2022

PO BOX 71540

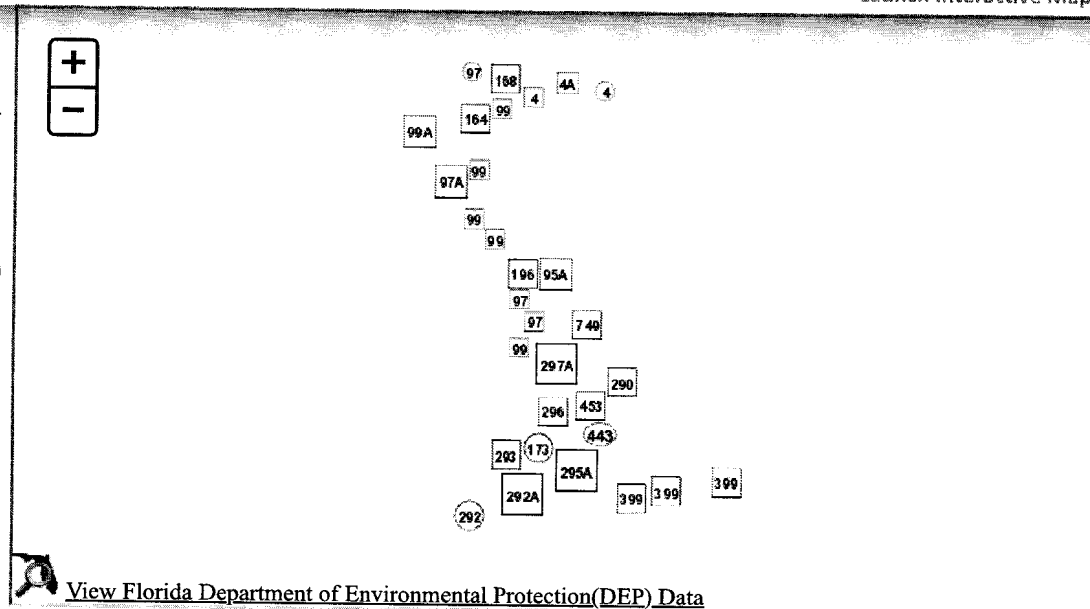
PHILADELPHIA, PA 19176-1540

04-22-2024

Application Date

\_\_\_\_\_  
Applicant's signature








**& Flood  
Information**  
Open  
Report

**Buildings**

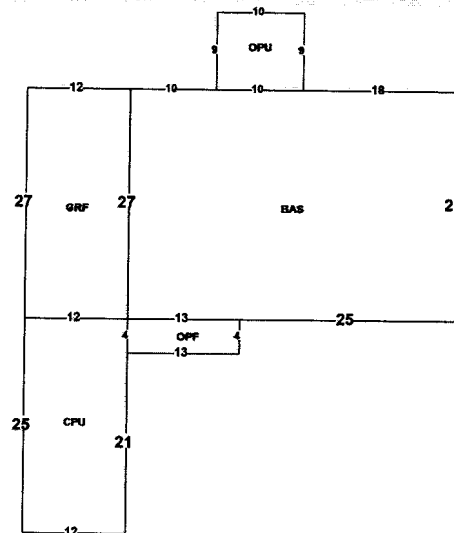
Address: 5141 TEAKWOOD DR, Year Built: 1972, Effective Year: 1972, PA Building ID#: 90030

**Structural Elements**

**DECOR/MILLWORK-AVERAGE**  
**DWELLING UNITS-1**  
**EXTERIOR WALL-BRICK-FACE/VENEER**  
**FLOOR COVER-CARPET**  
**FOUNDATION-SLAB ON GRADE**  
**HEAT/AIR-CENTRAL H/AC**  
**INTERIOR WALL-DRYWALL-PLASTER**  
**NO. PLUMBING FIXTURES-6**  
**NO. STORIES-1**  
**ROOF COVER-COMPOSITION SHG**  
**ROOF FRAMING-HIP**  
**STORY HEIGHT-0**  
**STRUCTURAL FRAME-WOOD FRAME**

 **Areas - 1792 Total SF**

**BASE AREA - 1026**  
**CARPORT UNF - 300**  
**GARAGE FIN - 324**  
**OPEN PORCH FIN - 52**  
**OPEN PORCH UNF - 90**



**Images**



3/25/2024 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: 05/07/2024 (rc.7428)





**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 #: 08-3542-000 CERTIFICATE #: 2022-3682

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: December 12, 2004 to and including December 12, 2024 Abstractor: K. GERARD

BY

Michael A. Campbell,  
As President  
Dated: December 17, 2024



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

December 17, 2024

Tax Account #: **08-3542-000**

1. The Grantee(s) of the last deed(s) of record is/are: **GARY P MIX AND TERESA M MIX**  
**By Virtue of Warranty Deed recorded 3/31/1978 in OR 1201/417**
2. The land covered by this Report is: **See Attached Exhibit "A"**
  - a. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:
    - a. **Mortgage in favor of Wachovia Bank, National Association recorded 12/4/2002 – OR 5024/331**
3. Taxes:

**Taxes for the year(s) 2021-2023 are delinquent.**  
**Tax Account #: 08-3542-000**  
**Assessed Value: \$68,174.00**  
**Exemptions: HOMESTEAD EXEMPTION**
4. 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 #:** 08-3542-000

**CERTIFICATE #:** 2022-3682

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.

**GARY P MIX & TERESA M MIX**  
**5141 TEAKWOOD CIR**  
**PENSACOLA FL 32506**

**WACHOVIA BANK, NATIONAL ASSOCIATION**  
**PO BOX 50010**  
**ROANOKE, VA 24022**

**WELLS FARGO BANK NA**  
**SUCCESSOR BY MERGER TO**  
**WACHOVIA BANK NATIONAL ASSOCIATION**  
**4101 WISEMAN BLVD BLDG 203**  
**MAC T74616-02M**  
**SAN ANTONIO, TX 78251**

**Certified and delivered to Escambia County Tax Collector, this 16<sup>th</sup> day of December, 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**

**December 17, 2024**

**Tax Account #:08-3542-000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 11 BLK 7 OR 1201 P 417 3<sup>RD</sup> ADDN PINEHURST PB 3 P 8**

**SECTION 56, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 08-3542-000(0425-50)**



4.00 REC. FEE  
81.00 ST. TAX  
29.70 SURTAX  
114.70 TOTAL

OFFICE 1201 PAGE 417

Please Return To:  
Hopkins & Hopkins, P.A.  
314 S. Baylen Street  
Pensacola, Fla. 32501  
Phone (904) 438-5677  
★7856

# WARRANTY DEED

State of Florida

ESCAMBIA County

5141 Teakwood Circle, Pensacola, Fla. 32506  
GRANTEES' ADDRESS

Know All Men by These Presents: That We, CARL L. CHAPMAN and PATRICIA A. CHAPMAN, Husband and Wife,

for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration,

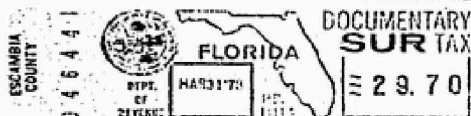
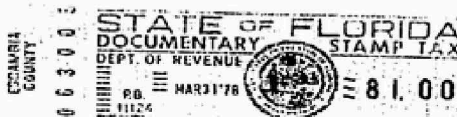
the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto GARY P. MIX and TERESA M. MIX, Husband and Wife,

their heirs, executors, administrators and assigns, forever, the following described real property, situate, lying and being in the County of Escambia State of Florida to wit:

Lot 11, Block 7, Third Addition to Pinehurst Subdivision, a subdivision of a portion of Section 56, Township 2 South, Range 30 West, Escambia County, Florida, according to plat recorded in Plat Book 3 at page 8 of the public records of said County.

Subject to taxes for 1978.

Subject to restrictive covenants and easement of record.



To have and to hold, unto the said grantee their heirs and assigns, forever. Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all exemptions and right of homestead.

And we covenant that we are well seized of an indefeasible estate in fee simple in the said property, and have a good right to convey the same that it is free of lien or encumbrance, and that we, our heirs, executors and administrators, the said grantee their heirs, executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same, shall and will forever warrant and defend.

IN WITNESS WHEREOF, we have hereunto set our hand and seal this 29th day of March A.D. 19 78

Signed, sealed and delivered in the presence of

James E. Hopkins (SEAL)  
James E. Hopkins

Holly J. Harden (SEAL)  
Holly J. Harden

Carl L. Chapman (SEAL)  
Carl L. Chapman

Patricia A. Chapman (SEAL)  
Patricia A. Chapman

(SEAL)

State of Florida

ESCAMBIA County

Before the subscriber personally appeared Carl L. Chapman and

Patricia A. Chapman

his wife, known to me to be the individual described by said name in and who executed the foregoing instrument and acknowledged that the executed the same for the uses and purposes therein set forth.

Given under my hand and official seal this 29th day of March, 19 78.

Holly J. Harden  
Holly J. Harden  
Notary Public

My Commission expires 8/28/81

FILE NO. 867475  
FILED & RECORDED IN  
THE PUBLIC RECORDS OF  
ESCAMBIA CO., FLA. ON  
MAR 23 4 48 PM '78  
JAMES E. HOPKINS, ATTORNEY  
AT LAW  
PENSACOLA, FLORIDA

This Instrument Was Prepared By:  
JAMES E. HOPKINS, Attorney  
Hopkins & Hopkins, P.A.  
314 S. Baylen Street, Pensacola, Florida 32501  
Ph. 438-5677



28.52  
10.52  
60-13

DR BK 5024 PGO331  
Escambia County, Florida  
INSTRUMENT 2002-034649

MTG DOC STAMPS PD & ESC CO \$ 105.00  
12/04/02 ERIN LEE MOYNA, CLERK  
By: *[Signature]*

INTANGIBLE TAX PD & ESC CO \$ 60.00  
12/04/02 ERIN LEE MOYNA, CLERK  
By: *[Signature]*

**Prepared By:**

**SUSAN CAMPBELL**

**Wachovia Bank, National Association**

**Retail Credit Servicing**

**P.O. Box 50010**

**Roanoke, VA 24022**

**Return To:**

**Wachovia Bank, National Association**

**Retail Credit Servicing**

**P.O. Box 50010**

**Roanoke, VA 24022**

**OPEN-END MORTGAGE**

THIS MORTGAGE is made this day **5 November, 2002** between the Mortgagor,  
**GARY P. MIX, HUSBAND; TERESA M. MIX, WIFE;**

(herein "Borrower"), and the Mortgagee, Wachovia Bank, National Association, a national banking association organized and existing under the laws of the United States of America, whose address is Wachovia Bank, National Association, 301 South College Street, NC 0630, Charlotte, North Carolina 28288-0630 (herein "Lender").

The Lender has made a loan to Borrower the maximum indebtedness at any one time shall not exceed U.S. \$ **30000.00** which loan is an open-end line of credit as evidenced by Borrower's Prime Equity Line of Credit Agreement and Disclosure Statement dated **11/05/02** and extensions, modifications and renewals thereof (herein "Note") which provides for obligatory advances of all or part of the loan proceeds from time to time, subject to provisions in the Note. The entire indebtedness evidenced by the Note, if not sooner paid, will be due and payable on **10/05/42**.

THIS MORTGAGE secures a Note that provides for changes in the interest rate, as more particularly described in said Note. In case of a conflict between the Note and this Mortgage governing the terms of the remedies of default or termination of advances, the terms of the Note shall control.

TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, Borrower does hereby mortgage, grant and convey to Lender the following described Property located in the County of **ESCAMBIA**, State of Florida:

DEED DATE: 03/29/78 RECORDED: 03/31/78 BOOK/INST: 1201 PAGE: 417

PARCEL/TAX ID #: 083542000 TWP/BORO: CITY OF PENSACOLA

LOT: 11 BLOCK: 7

SEE ATTACHED LEGAL DESCRIPTION

which has the address of **5141 TEAKWOOD DR**  
**PENSACOLA FL 32506**

(herein "Property Address");

TOGETHER with all the improvements now or hereafter erected on the Property, and all easements, rights, appurtenances and rents all of which shall be deemed to be and remain a part of the Property covered by this Mortgage; and all of the foregoing, together with said Property (or the leasehold estate if this Mortgage is on a leasehold) are hereinafter referred to as the "Property."

Any Rider ("Rider") attached hereto and executed of even date is incorporated herein and the covenants and agreements of the Rider shall amend and supplement the covenants and agreements of this Mortgage, as if the Rider were a part hereof.

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, and that the Property is unencumbered, except for encumbrances of record. Borrower covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record.

**UNIFORM COVENANTS.** Borrower and Lender covenant and agree as follows:

**1. Obligation to Lend.** Lender is absolutely obligated under the terms of the Note to make advances not to exceed, at any one time in the aggregate, the amount stated in the Note and Borrower has agreed to repay any advances under the terms of the Note. Lender's absolute obligation to make advances to Borrower under the Note ends when Lender terminates the right to make advances and demands repayment of the outstanding obligation or prohibits additional extensions of credit under the Note or this Mortgage. Nevertheless, Lender may waive the right to terminate or prohibit additional advances. If Lender does not terminate or prohibit additional advances, Lender remains obligated to make advances to Borrower under the terms of the Note. However, that waiver does not bind Lender if the same or a different event occurs or is continuing at a later time.



**2. Payment of Principal and Interest.** Borrower shall promptly pay when due the principal and interest indebtedness evidenced by the Note. This Mortgage secures payment of said Note according to its terms, which are incorporated herein by reference.

**3. Prior Mortgages and Deeds of Trust; Charges; Liens.** Borrower shall perform all of Borrower's obligations, under any mortgage, deed of trust or other security agreement with a lien which has priority over this Mortgage, including Borrower's covenants to make payments when due. Borrower shall pay or cause to be paid all taxes, assessments and other charges, fines and impositions attributable to the Property which may attain a priority over this Mortgage, and leasehold payments or ground rents, if any.

**4. Hazard Insurance.** a) Borrower shall keep the improvements now existing or hereafter erected on the Property insured against loss by fire, hazards included within the term "extended coverage," and any other hazards, including but not limited to floods, for which Lender requires insurance. This insurance shall be maintained in the amounts and for the periods that Lender requires. The insurance carrier providing the insurance shall be chosen by Borrower subject to Lender's approval which shall not be unreasonably withheld. If Borrower fails to maintain coverage described above, Lender may, at Lender's option, obtain coverage to protect Lender's rights in the Property in accordance with section 6.

b) All insurance policies and renewals shall be acceptable to Lender and shall include a standard mortgagee clause. Lender shall have the right to hold the policies and renewals. If Lender requires, Borrower shall promptly give to Lender all receipts of paid premiums and renewal notices. In the event of loss, Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower.

c) Unless Lender and Borrower otherwise agree in writing, insurance proceeds shall be applied to restoration or repair of the Property damaged, if the restoration or repair is economically feasible and Lender's security is not lessened. If the restoration or repair is not economically feasible or Lender's security would be lessened, the insurance proceeds shall be applied to the sums secured by this Mortgage, whether or not then due, with any excess paid to Borrower. If Borrower abandons the Property or does not answer within 30 days a notice from Lender that the insurance carrier has offered to settle a claim, then Lender may collect the insurance proceeds. Lender may use the proceeds to repair or restore the Property or to pay sums secured by this Mortgage, whether or not then due. The 30-day period will begin when the notice is given.

d) Except as provided in subsection 4(e) below, should partial or complete destruction or damage occur to the Property, Borrower hereby agrees that any and all instruments evidencing insurance proceeds received by Lender as a result of said damage or destruction, shall be placed in a non-interest bearing escrow account with Lender. At Lender's discretion, Lender may release some or all of the proceeds from escrow after Borrower presents Lender with a receipt(s), invoice(s), written estimates(s) or other document(s) acceptable to Lender which relates to the repair and/or improvements of the Property necessary as a result of said damage and/or destruction. Absent an agreement to the contrary, Lender shall not be required to pay Borrower any interest on the proceeds held in the escrow account. Any amounts remaining in the account after all repairs and/or improvements have been made to Lender's satisfaction, shall be applied to the sums secured by this Mortgage. Borrower further agrees to cooperate with Lender by endorsing all checks, drafts and/or other instruments evidencing insurance proceeds and any necessary documents. Should Borrower fail to provide any required endorsement and/or execution within 30 days after Lender sends Borrower notice that Lender has received an instrument evidencing insurance proceeds, or document(s) requiring Borrower's signature, Borrower hereby authorizes Lender to endorse said instrument and/or document(s) on Borrower's behalf, and collect and apply said proceeds at Lender's option, either to restoration or repair of the Property or to sums secured by this Mortgage. It is not the intention of either party that this escrow provision, and/or Lender's endorsement or execution of an instrument(s) and/or document(s) on behalf of Borrower create a fiduciary or agency relationship between Lender and Borrower.

e) Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend or postpone the due date of the monthly payments referred to in section 2 or change the amount of the payments. If under section 16 the Property is acquired by Lender, Borrower's right to any insurance policies and proceeds resulting from damage to the Property prior to the acquisition shall pass to Lender to the extent of the sums secured by this Mortgage.

**5. Preservation and Maintenance of Property; Leaseholds; Condominiums; Planned Unit Developments.** Borrower shall keep the Property in good repair and shall not commit waste or permit impairment or deterioration of the Property and shall comply with the provisions of any lease if this Mortgage is on a leasehold. If this Mortgage is on a unit in a condominium or a planned unit development, Borrower shall perform all of Borrower's obligations under the Declaration of covenants creating or governing the condominium or planned unit development, the by-laws and regulations of the condominium or planned unit development, and constituent documents.

**6. Protection of Lender's Security.** If Borrower fails to perform the covenants and agreements contained in this Mortgage, or if any action or proceeding is commenced which materially affects Lender's interest in the Property, then Lender, at Lender's option, upon notice to Borrower, may make such appearances, disburse such sums, including reasonable attorneys' fees, and take such actions as is necessary to protect Lender's interest.

Any amounts disbursed by Lender pursuant to this section 6, with interest thereon from the date of disbursement, at the Note rate, shall become additional indebtedness of Borrower secured by this Mortgage. Unless Borrower and Lender agree to other terms of payment, such amounts shall be payable upon



notice from Lender to Borrower requesting payment thereof. Nothing contained in this section 6 shall require Lender to incur any expense or take any action hereunder.

**7. Inspection.** Lender may make or cause to be made reasonable entries upon and inspections of the Property, provided that Lender shall give Borrower notice prior to any such inspection specifying reasonable cause therefore related to Lender's interest in the Property.

**8. Condemnation.** The proceeds of any award or claim for damages, direct or consequential, in connection with any condemnation or other taking of the Property, or part thereof, or for conveyance in lieu of condemnation, are hereby assigned and shall be paid to Lender subject to the terms of any mortgage, deed of trust or other security agreement with a lien which has priority over this Mortgage.

**9. Borrower Not Released; Forbearance By Lender Not a Waiver.** Borrower shall remain liable for full payment of the principal and interest on the Note (or any advancement or obligation) secured hereby, notwithstanding any of the following: (a) the sale of all or a part of the premises; (b) the assumption by another party of Borrower's obligations hereunder; (c) the forbearance or extension of time for payment or performance of any obligation hereunder, whether granted to Borrower or a subsequent owner of the Property; and (d) the release of all or any part of the premises securing said obligations or the release of any party who assumes payment of the same. None of the foregoing shall in any way affect the full force and effect of the lien of this Mortgage or impair Lender's right to a deficiency judgment (in the event of foreclosure) against Borrower or any party assuming the obligations hereunder, to the extent permitted by applicable law. Any forbearance by Lender in exercising any right or remedy hereunder or otherwise afforded by applicable law, shall not be a waiver of or preclude the exercise of any such right or remedy.

**10. Successors and Assigns Bound; Joint and Several Liability; Co-signers.** Borrower covenants and agrees that Borrower's obligations and liability shall be joint and several. However, any Borrower who co-signs this Mortgage but does not execute the Note (a "co-signer"): (a) is co-signing this Mortgage only to mortgage, grant and convey the co-signer's interest in the Property under the terms of this Mortgage; (b) is not personally obligated to pay the sums secured by this Mortgage; and (c) agrees that Lender and any other Borrower can agree to extend, modify, forbear or make any accommodations with regard to the terms of this Mortgage or the Note without the co-signer's consent.

Subject to the provisions of section 15, any Successor in Interest of Borrower who assumes Borrower's obligations under this Mortgage in writing, and is approved by Lender, shall obtain all of Borrower's rights and benefits under this Mortgage. Borrower shall not be released from Borrower's obligations and liability under this Mortgage unless Lender agrees to such release in writing. The covenants and agreements of this Mortgage shall bind and benefit the successors and assigns of Lender.

**11. Notice.** Except for any notice required under applicable law to be given in another manner, (a) any notice to Borrower provided for in this Mortgage shall be given by delivering it or by mailing such notice by first class mail addressed to Borrower or the current owner at the Property Address or at such other address as Borrower may designate in writing by notice to Lender as provided herein, and any other persons personally liable on the Note as their names and addresses appear in Lender's records at the time of giving notice and (b) any notice to Lender shall be given by first class mail to Lender's address at Wachovia Bank, National Association, Retail Credit Servicing, P.O. Box 50010, Roanoke, VA 24022 or to such other address as Lender may designate by notice to Borrower as provided herein. Any notice provided for in this Mortgage shall be deemed to have been given to Borrower or Lender when given in the manner designated herein.

**12. Governing Law; Severability.** The state and local laws applicable to this Mortgage shall be the laws of the jurisdiction in which the Property is located. The foregoing sentence shall not limit the applicability of federal law to this Mortgage. In the event that any provision or clause of this Mortgage or the Note conflicts with applicable law, such conflicts shall not affect other provisions of this Mortgage or the Note which can be given effect without the conflicting provision, and to this end the provisions of this Mortgage and the Note are declared to be severable. As used herein "costs," "expenses" and "attorneys' fees" include all sums to the extent not prohibited by applicable law or limited herein.

**13. Borrower's Copy.** Borrower shall be furnished a conformed copy of the Note, this Mortgage and Rider(s) at the time of execution or after recordation hereof.

**14. Rehabilitation Loan Agreement.** Borrower shall fulfill all of Borrower's obligations under any home rehabilitation, improvement, repair or other loan agreement which Borrower enters into with Lender. Lender, at Lender's option, may require Borrower to execute and deliver to Lender, in a form acceptable to Lender, an assignment of any rights, claims or defenses which Borrower may have against parties who supply labor, materials or services in connection with improvements made to the Property.

**15. Transfer of the Property or a Beneficial Interest in Borrower; Assumption.** As used in this section 15, "Interest in the Property" means any legal or beneficial interest in the Property, including, but not limited to, those beneficial interests transferred in a bond for deed, contract for deed, installment sales contract or escrow agreement, the intent of which is the transfer of title by Borrower at a future date to a purchaser.

If all or any part of the Property or any interest in the Property is sold or transferred (or if Borrower is not a natural person and a beneficial interest in Borrower is sold or transferred) without Lender's prior written consent, Lender may require immediate payment in full of all sums secured by this Mortgage. However, this option shall not be exercised by Lender if such exercise is prohibited by federal law.



If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is given in accordance with section 11 within which Borrower must pay all sums secured by this Mortgage. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies by this Mortgage without further notice or demand on Borrower.

**NON-UNIFORM COVENANTS.** Borrower and Lender further covenant and agree as follows:

**16. Default; Acceleration; Remedies.** Upon Borrower's breach of any covenant or agreement of Borrower in this entire Mortgage, including the covenants to pay when due any sums under the Note secured by this Mortgage, Lender, at Lender's option, may declare all of the sums secured by this Mortgage to be immediately due and payable without demand or notice, notice of the exercise of such option being hereby expressly waived. Lender may invoke the power of sale hereby granted. Lender shall have the right to enter upon and take possession of the Property hereby conveyed and after or without taking such possession shall have the right to sell the same at public auction for cash, after first giving notice of the time, place and terms of such sale by publication once a week for three consecutive weeks prior to said sale, in some newspaper published in said county, and upon payment of the purchase money, Lender, or owner of the debt and this Mortgage, or auctioneer, shall execute to the purchaser for and in the name of Borrowers, a good and sufficient deed to the Property sold. Lender shall apply the proceeds of said sale: first, to the expense of advertising, selling and conveying said Property, including a reasonable attorney's fee; second, to the payment of any amounts that may have been expended or that may then be necessary to expend in paying insurance, taxes and other encumbrances, with interest thereon; third, to the payment in full of the principal indebtedness and interest thereon, whether the same shall or shall not have fully matured at the date of said sale, but no interest shall be collected beyond the date of said sale; and fourth, the balance, if any, shall be paid over to said Borrowers or to whomever then appears of record to be the owner of said Property. Lender may bid and become the purchaser of the Mortgaged Property at any foreclosure sale hereunder.

**17. Borrower's Right to Reinstate.** Notwithstanding Lender's acceleration of the sums secured by this Mortgage, Borrower shall have the right to have any proceedings begun by Lender to enforce this Mortgage discontinued if: (a) Borrower pays Lender all sums which then would be due under this Mortgage, the Note and Notes securing Future Advances, if any, had no acceleration occurred; (b) Borrower cures all breaches of any other covenants or agreements of Borrower contained in this Mortgage; (c) Borrower pays all reasonable expenses incurred by Lender in enforcing the covenants and agreements of Borrower contained in this Mortgage, and in enforcing Lender's remedies as provided in section 16 hereof, including, but not limited to, reasonable attorneys' fees; and (d) Borrower takes such action, as Lender may reasonably require to assure that the lien of this Mortgage, Lender's interest in the Property and Borrower's obligation to pay the sums secured by this Mortgage shall continue unimpaired. Upon such payment and cure by Borrower, this Mortgage and the obligations secured hereby shall remain in full force and effect as if no acceleration had occurred.

**18. Assignment of Rents; Appointment of Receiver.** As additional security hereunder, Borrower hereby assigns to Lender the rents of the Property, provided that so long as Borrower is not in default hereunder, Borrower shall, prior to acceleration under section 16 hereof or abandonment of the Property, have the right to collect and retain such rents as they become due and payable.

Upon acceleration and/or foreclosure under section 16 hereof, or abandonment of the Property, Lender, in person or by agent, shall be entitled to enter upon, take possession of and manage the Property and to collect the rents of the Property including those past due. Lender shall be liable to account only for those rents actually received prior to foreclosure sale as provided in section 16. Lender shall not be liable to account to Borrower or to any other person claiming any interest in the Property for any rents received after foreclosure.

**19. Loan Charges.** If the loan secured by this Mortgage is subject to a law which sets maximum loan charges, and that law is finally interpreted so that the interest or other loan charges collected or to be collected in connection with the loan exceed permitted limits, then: (a) any such loan charges shall be reduced by the amount necessary to reduce the charge to the permitted limit and (b) any sums already collected from Borrower which exceeded permitted limits will be refunded to Borrower. Lender may choose to make this refund by reducing the principal owed under the Note or by mailing a direct payment to Borrower. If a refund reduces principal, the reduction will be treated as a partial prepayment under the Note.

**20. Legislation.** If, after the date hereof, enactment or expiration of applicable laws have the effect either of rendering the provisions of the Note, this Mortgage or any Rider, unenforceable according to their terms, or all or any part of the sums secured hereby uncollectible, as otherwise provided in this Mortgage or the Note, or of diminishing the value of Lender's security, then Lender, at Lender's option, may declare all sums secured by this Mortgage to be immediately due and payable.

**21. Satisfaction.** When the balance of all outstanding sums including finance charges and other charges, if any, secured by this Mortgage is zero, Lender shall upon request of Borrower, release this Mortgage. Borrower will pay all recordation costs, if any. Absent a request from Borrower, this Mortgage shall remain in full force and effect for the term set forth above. Lender, at Lender's option, may allow a partial release of the Property on terms acceptable to Lender and Lender may charge a release fee.

**22. Waiver of Homestead.** Borrower hereby waives all rights of homestead exemption in the Property and relinquishes all rights of dower and curtesy in the Property.



**23. Hazardous Substances.** Borrower shall not cause or permit the presence, use, disposal, storage, or release of any Hazardous Substances on or in the Property. Borrower shall not do, nor allow anyone else to do, anything affecting the Property that is in violation of any Environmental Law. The preceding two sentences shall not apply to the presence, use, or storage on the Property of small quantities of Hazardous Substances that are generally recognized to be appropriate to normal residential uses and to maintenance of the Property.

Borrower shall promptly give Lender written notice of any investigation, claim, demand, lawsuit, or other action by any governmental or regulatory agency or private party involving the Property and any Hazardous Substance or Environmental Law of which Borrower has actual knowledge. If Borrower learns, or is notified by any governmental or regulatory authority, that any removal, or other remediation of any Hazardous Substance affecting the Property is necessary, Borrower shall promptly take all necessary remedial actions in accordance with Environmental Law.

As used in this section 23, "Hazardous Substances" are those substances defined as toxic or hazardous substances by Environmental Law and the following substances: gasoline, kerosene, other flammable or toxic petroleum products, toxic pesticides and herbicides, volatile solvents, materials containing asbestos or formaldehyde, and radioactive materials. As used in this section 23, "Environmental Law" means federal laws and laws of the jurisdiction where the Property is located that relate to health, safety, or environmental protection.

**REQUEST FOR NOTICE OF DEFAULT AND FORECLOSURE  
UNDER SUPERIOR MORTGAGES OR DEEDS OF TRUST**

Borrower and Lender request the holder of any mortgage, deed of trust or other encumbrance with a lien which has priority over this Mortgage to give Notice to Lender at Wachovia Bank, National Association, Retail Credit Servicing, P.O. Box 50010, Roanoke, VA 24022 of any default under the superior encumbrance and of any sale or other foreclosure action.

IN WITNESS WHEREOF, Borrower has executed this Mortgage and adopted as his seal the word ("SEAL") appearing beside his name.

Signed, sealed and delivered in the presence of:

*Mary A Henderson*  
Witness Signature

*Gary P Mix*  
Borrower GARY P MIX  
Address 5141 TEAKWOOD DR  
PENSACOLA FL 32506

THIS IS CUSTOMER'S  
LEGAL SIGNATURE  
[SEAL]

*MARY A. Henderson*  
Witness Print Name

*Teresa M Mix*  
Borrower TERESA M MIX  
Address 5141 TEAKWOOD DR  
PENSACOLA FL 32506

THIS IS CUSTOMER'S  
LEGAL SIGNATURE  
[SEAL]

*Janet Lyn Weston*  
Witness Signature

\_\_\_\_\_  
Borrower  
Address [SEAL]

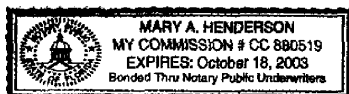
*Janet Lyn Weston*  
Witness Print Name

\_\_\_\_\_  
Borrower  
Address [SEAL]

STATE OF Florida  
COUNTY OF ESCAMBIA

This foregoing instrument was acknowledged before me this 5<sup>th</sup> of November 2002 (date) by GARY P. MIX & TERESA M. MIX

who is personally known to me or who has produced \_\_\_\_\_  
(type of identification) as identification.



*Mary A Henderson*  
Notary Public  
*Mary A Henderson*  
Notary Public Name (Typed, Printed or Stamped)

Wachovia Bank, National Association  
P. O. Box 50010 VA0343  
Roanoke, VA 24022



DR BK 5024 PG0336  
Escambia County, Florida  
INSTRUMENT 2002-034649

RCD Dec 04, 2002 03:14 pm  
Escambia County, Florida

LEGAL DESCRIPTION

ERNIE LEE MAGAHA  
Clerk of the Circuit Court  
INSTRUMENT 2002-034649

ALL THAT CERTAIN PROPERTY SITUATED IN CITY OF PENSACOLA IN  
THE COUNTY OF ESCAMBIA AND STATE OF FLORIDA AND BEING  
DESCRIBED IN A DEED DATED 03-29-1978 AND RECORDED 03-31-1978 IN  
BOOK 1201 PAGE 417 AMONG THE LAND RECORDS OF THE COUNTY AND  
STATE SET FORTH ABOVE AND REFERENCED AS FOLLOWS: LOT 11, BLOCK  
7, SECTION 56, THIRD ADDITION TO PINEHURST SUBDIVISION, TOWNSHIP 2,  
RANGE 30. RECORDED 04-22-19 52 IN PLAT BOOK 3, PAGE 8; PARCEL ID  
NUMBER: 083542000

0229701537 JB



STATE OF FLORIDA  
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING  
NOTICE OF APPLICATION FOR TAX DEED

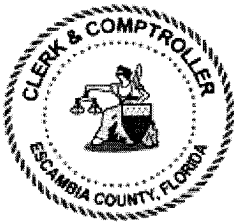
CERTIFICATE # 03682 of 2022

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on February 13, 2025, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

GARY P MIX 5141 TEAKWOOD CIR PENSACOLA, FL 32506	TERESA M MIX 5141 TEAKWOOD CIR PENSACOLA, FL 32506
WELLS FARGO BANK NA SUCCESSOR BY MERGER TO WACHOVIA BANK NATIONAL ASSOCIATION 4101 WISEMAN BLVD BLDG 203 MAC T74616-02M SAN ANTONIO, TX 78251	
WACHOVIA BANK, NATIONAL ASSOCIATION PO BOX 50010 ROANOKE VA 24022	

WITNESS my official seal this 13th day of February 2025.

PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk



## WARNING

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON April 2, 2025, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT 850-595-3793.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** holder of **Tax Certificate No. 03682**, 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 11 BLK 7 OR 1201 P 417 3RD ADDN PINEHURST PB 3 P 8**

**SECTION 56, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 083542000 (0425-50)**

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

**GARY P MIX and TERESA M MIX**

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 April, which is the **2nd day of April 2025**.

Dated this 18th day of February 2025.

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

IF THE PROPERTY PROCEEDS TO SALE, YOU WILL RECEIVE NOTICE FROM US REGARDING SURPLUS FUNDS. YOU MAY CLAIM THE FUNDS DIRECTLY FROM OUR OFFICE, FREE OF CHARGE. PAYING A FEE FROM THE SURPLUS FOR ASSISTANCE FROM A THIRD PARTY IS NOT REQUIRED.



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### Post Property:

**5141 TEAKWOOD DR 32506**



**PAM CHILDERS**  
**CLERK OF THE CIRCUIT COURT**  
**ESCAMBIA COUNTY, FLORIDA**

By:  
Emily Hogg  
Deputy Clerk

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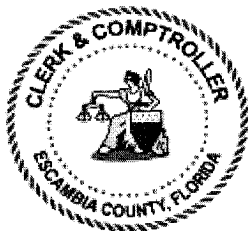
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### Personal Services:

**GARY P MIX**  
5141 TEAKWOOD CIR  
PENSACOLA, FL 32506

**PAM CHILDERS**  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



By:  
Emily Hogg  
Deputy Clerk

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### Personal Services:

**TERESA M MIX**  
**5141 TEAKWOOD CIR**  
**PENSACOLA, FL 32506**

**PAM CHILDERS**  
**CLERK OF THE CIRCUIT COURT**  
**ESCAMBIA COUNTY, FLORIDA**



By:   
Emily Hogg  
Deputy Clerk

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ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

0425.50

**Document Number:** ECSO25CIV006262NON

**Agency Number:** 25-003853

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 03682 2022

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: GARY P MIX AND TERESA M MIX

**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 2/21/2025 at 9:15 AM and served same at 7:44 AM on 2/24/2025 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO THE PROPERTY AS INSTRUCTED BY THE CLERKS OFFICE

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By:



D. NELSON, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE



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**TAX ACCOUNT NUMBER 083542000 (0425-50)**

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**GARY P MIX and TERESA M MIX**

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Dated this 18th day of February 2025.

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### Post Property:

**5141 TEAKWOOD DR 32506**



**PAM CHILDERS**  
**CLERK OF THE CIRCUIT COURT**  
**ESCAMBIA COUNTY, FLORIDA**

By:  
Emily Hogg  
Deputy Clerk

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RECEIVED  
FEB 21 AM 9:19  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

0425-50

**Document Number:** ECSO25CIV006170NON

**Agency Number:** 25-003901

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 03682 2022

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE GARY P MIX AND TERESA M MIX

**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 2/21/2025 at 9:17 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for GARY P MIX , Writ was returned to court UNEXECUTED on 3/7/2025 for the following reason:

UNABLE TO MAKE CONTACT WITH SUBJECT AT GIVEN ADDRESS AFTER NUMEROUS ATTEMPTS PRIOR TO SERVE BY DATE; LEFT CARD, NO RESPONSE FROM CARD LEFT. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_

*D Nelson 925*

D. NELSON, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE



**WARNING**

**THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON April 2, 2025, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT 850-595-3793.**

**NOTICE OF APPLICATION FOR TAX DEED**

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** holder of **Tax Certificate No. 03682**, 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 11 BLK 7 OR 1201 P 417 3RD ADDN PINEHURST PB 3 P 8**

**SECTION 56, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 083542000 (0425-50)**

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

**GARY P MIX and TERESA M MIX**

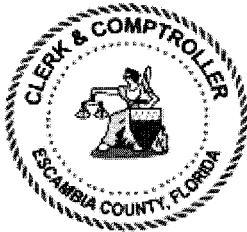
Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of April, which is the **2nd** day of **April 2025**.

Dated this 18th day of February 2025.

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.

**Personal Services:**

**GARY P MIX**  
5141 TEAKWOOD CIR  
PENSACOLA, FL 32506



**PAM CHILDERS**  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

IF THE PROPERTY PROCEEDS TO SALE, YOU WILL RECEIVE NOTICE FROM US REGARDING SURPLUS FUNDS. YOU MAY CLAIM THE FUNDS DIRECTLY FROM OUR OFFICE, FREE OF CHARGE. PAYING A FEE FROM THE SURPLUS FOR ASSISTANCE FROM A THIRD PARTY IS NOT REQUIRED.

RECEIVED  
FEB 21 11 51 AM  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



## WARNING

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PENSACOLA, FL 32506

**PAM CHILDERS**  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



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Emily Hogg  
Deputy Clerk

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ESCAMBIA COUNTY SHERIFF'S OFFICE  
ESCAMBIA COUNTY, FLORIDA

**NON-ENFORCEABLE RETURN OF SERVICE**

0425-50

**Document Number:** ECSO25CIV006178NON

**Agency Number:** 25-003902

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 03682 2022

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE GARY P MIX AND TERESA M MIX

**Defendant:**

**Type of Process:** NOTICE OF APPLICATION FOR TAX DEED

Non-Executed

Received this Writ on 2/21/2025 at 9:17 AM and after a diligent search in ESCAMBIA COUNTY, FLORIDA for TERESA M MIX , Writ was returned to court UNEXECUTED on 3/7/2025 for the following reason:

UNABLE TO MAKE CONTACT WITH SUBJECT AT GIVEN ADDRESS AFTER NUMEROUS ATTEMPTS PRIOR TO SERVE BY DATE; LEFT CARD, NO RESPONSE FROM CARD LEFT. NO ADDITIONAL INFORMATION GAINED THROUGH DUE DILIGENCE EFFORTS.

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By: \_\_\_\_\_

*D Nelson 925*

D. NELSON, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE



003902

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### Personal Services:

**TERESA M MIX**  
5141 TEAKWOOD CIR  
PENSACOLA, FL 32506



**PAM CHILDERS**  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

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RECEIVED  
FEB 21 AM 9:17  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA



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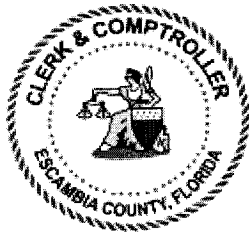
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TAX DEED SEARCH RESULTS:

FILE #: 0425.50  
 CERTIFICATE #: 2022 TD 03082  
 ACCOUNT #: 08.3542.000  
 PROPERTY ADDRESS: 5141 TEAKWOOD - HOMESTEAD  
 TITLE HOLDER: GARY P MIX - TERESA M MIX

INDIVIDUAL  
 COMPANY

☒  
☐

ADDRESSES WHERE LETTERS MAILED:

5141 TEAKWOOD (PROPERTY) STATUS: DELAYED (3/3/25)  
 STATUS: \_\_\_\_\_  
 STATUS: \_\_\_\_\_  
ALSO OWN 124 MADRID RD 32333 STATUS: \_\_\_\_\_  
11.202.050. SET FOR AUCTION STATUS: \_\_\_\_\_  
6.4.2025 STATUS: \_\_\_\_\_

DATE OF ADDITIONAL RESEARCH 3.11.25

Escambia Property Appraiser Website ☒ no new address  
 Escambia Tax Collector Software ☒ no new address  
 Most Recent Tax Roll ☒ no new address  
 Escambia Tax Deed records ☒ no new address  
 Florida Corporation Search ☒ no new address  
 Escambia Official Records Search ☒ no new address  
 Escambia Court Records Search ☒ no new address  
 Google (Truepeoplesearch.com) ☐ no new address

NOTES:

\* DEED 1978 (1201/117)  
 \* MORTGAGE 2002 (3024/331)  
 GARY TRAFFIC TICKET 2016 (DOB 7/23/1952)  
 TERESA TRAFFIC TICKET 1996 (DOB 2.28.1956)  
 TRUEPEOPLESEARCH 912.1089.6030 AGE 72? Gary  
 Lvm. 3.11.2025  
 850.455.6254 (DISCONNECTED) TERESA



GARY P MIX [0425-50]  
5141 TEAKWOOD CIR  
PENSACOLA, FL 32506

9171 9690 0935 0127 2446 05

3/3/25 DELAYED.  
NO RECIPIENT

WELLS FARGO BANK NA SUCCESSOR BY  
MERGER TO WACHOVIA BANK  
NATIONAL ASSOCIATION [0425-50]  
4101 WISEMAN BLVD BLDG 203  
MAC T74616-02M  
SAN ANTONIO, TX 78251

9171 9690 0935 0127 2446 29

TERESA M MIX [0425-50]  
5141 TEAKWOOD CIR  
PENSACOLA, FL 32506

9171 9690 0935 0127 2446 12

3/3/25 DELAYED  
NO RECIPIENT

WACHOVIA BANK, NATIONAL  
ASSOCIATION [0425-50]  
PO BOX 50010  
ROANOKE VA 24022

9171 9690 0935 0127 2446 36



## Gary P Mix

Age 72, Born July 1952

Lives in Pensacola, FL

(972) 689-6030

3.11.25. left vm



### Full Background Report Sponsored Link

- Arrest & Criminal Records
- Marriage & Divorce Records
- Misdemeanors & Felonies
- Bankruptcies, Liens & Judgments
- Registered Sex Offender Check
- Assets & Properties
- Warrants & Police Records
- Business Records
- Nationwide Court Records
- Professional Licenses
- Evictions & Foreclosures
- Social Media Records

[View Full Background Report](#)



### Also Seen As

Gary Pierson Mix, Pierson G Mix



### Current Address

5141 Teakwood Dr

Pensacola, FL 32506

\$126,000 | 2 Bath | 1026 Sq Ft | Built 1972

Escambia County

(Feb 1980 - Mar 2025)

[Ad] [Streamline Property Owner Info Search](#)

Search Over 157 Million MLS and Public Record Properties. [Try PeopleFinders.](#)



### Phone Numbers

(972) 689-6030 - Wireless

Possible Primary Phone

Last reported Feb 2025

Verizon Wireless

(904) 455-6254 - VOIP

Last reported Jul 2023

Teleport Communications America

(850) 455-6254 - Landline

Last reported Jun 2022

Southern Bell Telephone & Telegraph

(850) 968-6507 - Landline

Last reported Oct 2015

Southern Bell Telephone & Telegraph

(337) 365-4905 - Landline

Last reported Sep 2021

South Central Bell Telephone



### Full Background Report Sponsored Link

- Arrest Records
- Current and Past Contact Info
- Court Records
- Reverse Phone Lookups
- Marriage & Divorce Records
- AKAs, Age, Date of Birth
- Birth & Death Records
- Addresses and Phone Numbers
- Police Records
- Relatives and Associates
- Search Warrants
- Public Records Data
- Criminal Records Data
- Bankruptcies, Judgments, Liens
- Property Records
- Complete Background Check







## Email Addresses

gpmix2019@gmail.com  
garymix@wmconnect.com  
pkstore15@yahoo.com



## Current Address Property Details

5141 Teakwood Dr  
Pensacola, FL 32506

Bedrooms	Bathrooms	Square Feet	Year Built
N/A	2	1,026	1972
Estimated Value	Estimated Equity	Last Sale Amount	Last Sale Date
\$126,000	\$109,498	N/A	N/A
Occupancy Type	Ownership Type	Land Use	Property Class
Owner Occupied	Related	Single Family Residential	Residential
Subdivision	Lot Square Feet	APN	School District
Pinehurst 3rd Addn	9,148	56-25-30-1264-011-007	Escambia County School District



## Previous Addresses

124 Madrid Rd  
Cantonment, FL 32533  
Escambia County  
(Jan 2009 - Jan 2022)

4881 Mango Ave  
Cocoa, FL 32926  
Brevard County  
(May 1984 - Jun 1986)

30 Highpoint Dr  
Gulf Breeze, FL 32561  
Santa Rosa County  
(Mar 1977 - Aug 1993)

4498 Lawrence Dr  
Castro Valley, CA 94546  
Alameda County  
(Jan 2020)

1641 W King St  
Cocoa, FL 32926  
Brevard County  
(May 1984)

1141 Parker Rd  
Wetumpka, AL 36092  
Elmore County  
(Feb 2001)



## Criminal Records Report Sponsored Link

- Arrest & Criminal Records
- Misdemeanors & Felonies
- Registered Sex Offender Check
- Warrants & Police Records
- Nationwide Court Records
- Speeding Tickets

[View Criminal Records Report](#)

**Sponsored Links**





## Possible Relatives

May include parents (mother, father), spouse (wife, husband), exes, brothers, sisters, children

[Teresa Mix](#)

Age 69

Possible Spouse

[Barbara Mix](#)

Age 91

[Gary Mix](#)

Deceased

[Gary Mix](#)

Deceased

[Jennifer Ross](#)

Age 53

[Jonathan Mix](#)

Age 53

[Kelly Mix](#)

Age 67

[Millie Mix](#)

Deceased

[Sharon Mix](#)

Deceased

[David Mix](#)

Age 23

[Evan Mix](#)

Age 37

[Joanne Mix](#)

Age 60



## Possible Associates

May include current and past roommates, friends, and extended family

[Aaron Brooks](#)

Age 34

[Clenton Morgan](#)

Age 93

[Ruth Morgan](#)

Age 91

[Terry Morgan](#)

Age 67

[Timothy Morgan](#)

Age 65

[Amy Kalbfleisch](#)

Age 45

[Cynthia Corder](#)

Age 68

[Dell Ray](#)

Age 80

[Dustin Cross](#)

Age 42

[Jake Ross](#)

Age 19

[James Muzzy](#)

Age 79

[Janette Muzzy](#)

Age 79



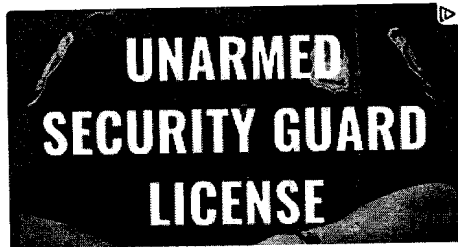
## Full Background Report Sponsored Link

- Arrest Records
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- Marriage & Divorce Records
- Birth & Death Records
- Police Records
- Search Warrants
- Criminal Records Data
- Property Records
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- Reverse Phone Lookups
- AKAs, Age, Date of Birth
- Addresses and Phone Numbers
- Relatives and Associates
- Public Records Data
- Bankruptcies, Judgments, Liens
- Complete Background Check

[View Full Background Report](#)

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Weekly Online Classes Sign U

## FAQ

Where does **Gary Pierson Mix** live?

**Gary Pierson Mix's** address is 5141 Teakwood Dr Pensacola, FL 32506.

How old is **Gary Pierson Mix**?

**Gary Pierson Mix's** age is 72 years old.

What is **Gary Pierson Mix's** phone number?

**Gary Pierson Mix's** number is (972) 689-6030.

Is **Gary Pierson Mix** married?

**Gary Pierson Mix** is married to Teresa Mix.

## NEED MORE DATA IN REAL-TIME?



Get access to our partner **Endato's Fast Developer API** for Contact Enrichment, Sales and Marketing Intelligence.

Try Our API

TruePeopleSearch.com is not a Consumer Reporting Agency (CRA) as defined by the Fair Credit Reporting Act (FCRA). This site can't be used for employment, credit or tenant screening, or any related purpose.



## Teresa A Mix

Age 69, Born February 1956

Lives in Pensacola, FL

(850) 455-6254

bisannected



### Full Background Report Sponsored Link

- Arrest & Criminal Records
- Misdemeanors & Felonies
- Registered Sex Offender Check
- Warrants & Police Records
- Nationwide Court Records
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- Professional Licenses
- Social Media Records

[View Full Background Report](#)



### Also Seen As

Teresa M Mix



### Current Address

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Pensacola, FL 32506

\$126,000 | 2 Bath | 1026 Sq Ft | Built 1972

Escambia County

(Feb 1980 - Mar 2025)

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**Possible Primary Phone**

Last reported Feb 2025

Southern Bell Telephone & Telegraph

(904) 455-6254 - VOIP

Last reported Jan 2009

Teleport Communications America



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- Complete Background Check

[View Full Background Report](#)

### Sponsored Links





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Pensacola, FL 32506

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Estimated Value	Estimated Equity	Last Sale Amount	Last Sale Date
\$126,000	\$109,498	N/A	N/A
Occupancy Type	Ownership Type	Land Use	Property Class
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Subdivision	Lot Square Feet	APN	School District
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## Previous Addresses

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Escambia County  
(Jan 2009 - Jan 2022)

5441 Teakwood Dr  
Pensacola, FL 32506  
Escambia County  
(Feb 1999 - Feb 1999)

5441 Teakwood  
Pensacola, FL 32506  
Escambia County  
(Feb 1999)



## Criminal Records Report Sponsored Link

- Arrest & Criminal Records
- Misdemeanors & Felonies
- Registered Sex Offender Check
- Warrants & Police Records
- Nationwide Court Records
- Speeding Tickets

[View Criminal Records Report](#)

## Sponsored Links





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May include parents (mother, father), spouse (wife, husband), exes, brothers, sisters, children

[Gary Mix](#)

Age 72

Possible Spouse

[Barbara Mix](#)

Age 91

[Gary Mix](#)

Age 79

[Gary Mix](#)

Age 89

[Jonathan Mix](#)

Age 53

[Kelly Mix](#)

Age 67

[Millie Mix](#)

Age 114

[Sharon Mix](#)

Age 76

[Joanne Mix](#)

Age 60

[Kendrick Mix](#)

Age 34

[Maria Mix](#)

Age 45

[Michael Mix](#)

Age 46

[Morgan Mix](#)

Age 43

[Nathaniel Mix](#)

Age 33

[Sharon Mix](#)

Age 68

[Wynona Mix](#)

Age 69



## Possible Associates

May include current and past roommates, friends, and extended family

[Jennifer Ross](#)

Age 53



## Full Background Report Sponsored Link

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- Marriage & Divorce Records
- Birth & Death Records
- Police Records
- Search Warrants
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- AKAs, Age, Date of Birth
- Addresses and Phone Numbers
- Relatives and Associates
- Public Records Data
- Bankruptcies, Judgments, Liens
- Complete Background Check

[View Full Background Report](#)

advertisement

## FAQ

Where does **Teresa A Mix** live?

**Teresa A Mix's** address is [5141 Teakwood Dr Pensacola, FL 32506](#).

How old is **Teresa A Mix**?

**Teresa A Mix's** age is 69 years old.

What is **Teresa A Mix's** phone number?



Teresa A Mix's number is (850) 455-6254.

Is Teresa A Mix married?

Teresa A Mix is married to Gary Mix.

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Try Our API

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**Pam Childers**

Clerk of the Circuit Court & Comptroller

Official Records

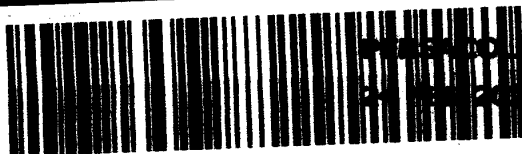
221 Palafox Place, Suite 110

Pensacola, FL 32502

CL  
2025 MAR 22 4 12 0  
PENSACOLA COUNTY, FL  
TERESA M MIX [0425-50]  
5141 TEAKWOOD CIR  
PENSACOLA, FL 32506

9327000103151383

**CERTIFIED MAIL™**



9171 9690 0935 0127 2446 12

PENSACOLA FL 325

24 MAR 2025 PM 4:12



quadiant

FIRST-CLASS MAIL  
IMI

**\$008.16<sup>9</sup>**

02/24/2025 ZIP 32502  
043M31219251

US POSTAGE

*u/de*

NIXIE

326 DE 1

0003/18/23

RETURN TO SENDER

REFUSED

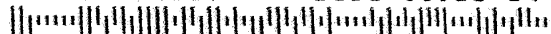
UNABLE TO FORWARD

REF

BC: 32502583335

\*2638-00088-24-35

32502583335





**Pam Childers**  
Clerk of the Circuit Court & Comptroller  
Official Records  
221 Palafox Place, Suite 110  
Pensacola, FL 32502

CLERK OF THE CIRCUIT COURT  
2025 MAR 22 A 12:05  
PENSACOLA, FL

GARY P MIX [0425-50]  
5141 TEAKWOOD CIR  
PENSACOLA, FL 32506

1: 93270106550042

**CERTIFIED MAIL**



9171 9690 0935 0127 2446 05

PENSACOLA FL 32502  
25 FEB 2025 PM



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IMI  
**\$008.16**  
02/24/2025 ZIP 32502  
043M31219251

US POSTAGE

2/26

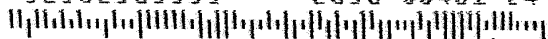
NIXIE 326 DE 1 0003/18/25

RETURN TO SENDER  
REFUSED  
UNABLE TO FORWARD

REF

BC: 32502583335 \*2638-00481-24-35

32502583335





# THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 2014

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN. That KEYS FUNDING LLC holder of Tax Certificate No. 03682, 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 11 BLK 7 OR 1201 P 417 3RD ADDN  
PINEHURST PB 3 P 8

SECTION 56, TOWNSHIP 2 S, RANGE 30 W  
TAX ACCOUNT NUMBER 083542000  
(0425-50)

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

GARY P MIX and TERESA M MIX

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 April, which is the 2nd day of April 2025.

Dated this 20th day of February 2025.

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

4WR2/26-3/19TD

Name: Emily Hogg, Deputy Clerk  
Order Number: 7750  
Order Date: 2/20/2025  
Number Issues: 4  
Pub Count: 1  
First Issue: 2/26/2025  
Last Issue: 3/19/2025  
Order Price: \$200.00  
Publications: The Summation Weekly  
Pub Dates: The Summation Weekly: 2/26/2025, 3/5/2025, 3/12/2025, 3/19/2025

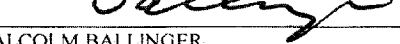
Emily Hogg, Deputy Clerk  
First Judicial Circuit, Escambia County  
190 W. Government St.  
Pensacola FL 32502  
USA

Before the undersigned authority personally appeared Malcolm Ballinger who under oath says that he is the Legal Administrator and Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida; that the attached copy of the advertisement, being a notice in the matter of

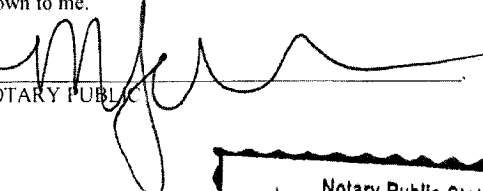
## 2022 TD 03682 KEYS FUNDING LLC - Mix

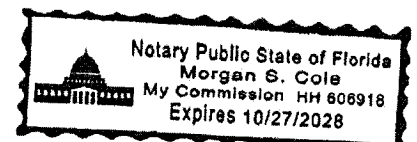
was published in said newspaper in and was printed and released from 2/26/2025 until 3/19/2025 for a consecutive 4 weeks.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication of the said newspaper.

X   
MALCOLM BALLINGER,  
PUBLISHER FOR THE SUMMATION WEEKLY  
STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of [X] physical presence or [ ] online notarization, on 3/19/2025, by MALCOLM BALLINGER, who is personally known to me.

X   
NOTARY PUBLIC







# Scott Lunsford, CFC • Escambia County Tax Collector

EscambiaTaxCollector.com



facebook.com/ECTaxCollector



twitter.com/escambiatc



## 2024

## REAL ESTATE

## TAXES

Notice of Ad Valorem and Non-Ad Valorem Assessments

SCAN TO PAY ONLINE

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
08-3542-000	06		562S301264011007

MIX GARY P & TERESA M  
5141 TEAKWOOD CIR  
PENSACOLA, FL 32506

PROPERTY ADDRESS:  
5141 TEAKWOOD DR

EXEMPTIONS:  
HOMESTEAD EXEMPTION

PRIOR YEAR(S) TAXES OUTSTANDING

22/3682

AD VALOREM TAXES						
TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED	
COUNTY	6.6165	68,174	43,174	25,000	165.41	
PUBLIC SCHOOLS						
BY LOCAL BOARD	1.7520	68,174	25,000	43,174	75.64	
BY STATE LAW	3.0950	68,174	25,000	43,174	133.62	
WATER MANAGEMENT	0.0218	68,174	43,174	25,000	0.55	
SHERIFF	0.6850	68,174	43,174	25,000	17.13	
M.S.T.U. LIBRARY	0.3590	68,174	43,174	25,000	8.98	
ESCAMBIA CHILDRENS TRUST	0.4043	68,174	43,174	25,000	10.11	
TOTAL MILLAGE					12.9336	
					AD VALOREM TAXES	\$411.44
LEGAL DESCRIPTION		NON-AD VALOREM ASSESSMENTS				
LT 11 BLK 7 OR 1201 P 417 3RD ADDN PINEHURST PB 3 P 8		TAXING AUTHORITY	RATE		AMOUNT	
		FP FIRE PROTECTION		125.33		
					NON-AD VALOREM ASSESSMENTS	\$125.33
Pay online at EscambiaTaxCollector.com				COMBINED TAXES AND ASSESSMENTS \$536.77		
Payments must be in U.S. funds drawn from a U.S. bank						
If Paid By Please Pay	Mar 31, 2025 \$536.77	Apr 30, 2025 \$552.87	May 30, 2025 \$587.87			

RETAIN FOR YOUR RECORDS

### 2024 REAL ESTATE TAXES

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

Make checks payable to:

**Scott Lunsford, CFC**  
Escambia County Tax Collector

P.O. BOX 1312

PENSACOLA, FL 32591

Pay online at EscambiaTaxCollector.com

Payments in U.S. funds from a U.S. bank

#### PAY ONLY ONE AMOUNT

AMOUNT IF PAID BY	Mar 31, 2025 536.77
AMOUNT IF PAID BY	Apr 30, 2025 552.87
AMOUNT IF PAID BY	May 30, 2025 587.87
AMOUNT IF PAID BY	
AMOUNT IF PAID BY	

DO NOT FOLD, STAPLE, OR MUTILATE

ACCOUNT NUMBER
08-3542-000
PROPERTY ADDRESS
5141 TEAKWOOD DR

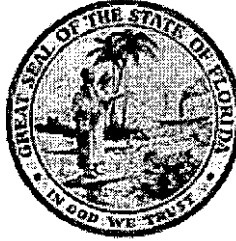
MIX GARY P & TERESA M  
5141 TEAKWOOD CIR  
PENSACOLA, FL 32506

PRIOR YEAR(S) TAXES  
OUTSTANDING

1 083542000 2024 8



**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: 083542000 Certificate Number: 003682 of 2022**

**Payor: GARY P MIX 5141 TEAKWOOD CIR PENSACOLA, FL 32506 Date 3/28/2025**

Clerk's Check #	1	Clerk's Total	<del>\$38.08</del> <b>\$3,162.03</b>
Tax Collector Check #	1	Tax Collector's Total	<del>\$2,664.58</del>
		Postage	\$32.80
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$3,252.46</del>

**\$3,211.83**

**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>



**PAM CHILDERS**  
 CLERK OF THE CIRCUIT COURT  
 ARCHIVES AND RECORDS  
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 CIRCUIT CIVIL  
 CIRCUIT CRIMINAL  
 COUNTY CIVIL  
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**COUNTY OF ESCAMBIA  
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 CENTURY**

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

**Case # 2022 TD 003682**

**Redeemed Date 3/28/2025**

**Name GARY P MIX 5141 TEAKWOOD CIR PENSACOLA, FL 32506**

Clerk's Total = TAXDEED	\$538.08 <b>\$3,162.03</b>
Due Tax Collector = TAXDEED	<del>\$2,664.58</del>
Postage = TD2	\$32.80
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

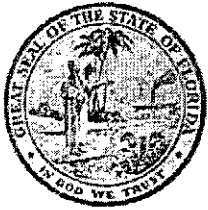
**• For Office Use Only**

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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**FINANCIAL SUMMARY**

No Information Available - See Dockets





**PAM CHILDERS**  
**CLERK OF THE CIRCUIT COURT**  
**ESCAMBIA COUNTY, FLORIDA**

**Tax Deed - Redemption Calculator**

Account: 083542000 Certificate Number: 003682 of 2022

Redemption ☐ No ☒ Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="4/2/2025"/>	Redemption Date <input type="text" value="3/28/2025"/>
Months	12	11
Tax Collector	<input type="text" value="\$2,252.82"/>	<input type="text" value="\$2,252.82"/>
Tax Collector Interest	\$405.51	\$371.72
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$2,664.58	<input type="text" value="\$2,630.79"/> TC
Record TDA Notice	<input type="text" value="\$17.00"/>	<input type="text" value="\$17.00"/>
Clerk Fee	<input type="text" value="\$119.00"/>	<input type="text" value="\$119.00"/>
Sheriff Fee	<input type="text" value="\$120.00"/>	<input type="text" value="\$120.00"/>
Legal Advertisement	<input type="text" value="\$200.00"/>	<input type="text" value="\$200.00"/>
App. Fee Interest	\$82.08	\$75.24
Total Clerk	\$538.08	<input type="text" value="\$531.24"/> CH
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$32.80"/>	<input type="text" value="\$32.80"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$3,252.46	\$3,211.83
	Repayment Overpayment Refund Amount	\$40.63
Book/Page	<input type="text" value="9148"/>	<input type="text" value="86"/>

Notes