



# 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 - 9022 PO BOX 71540 PHILADELPHIA, PA 19176-1540	Application date	Apr 22, 2024
Property description	BRYSON KIMBERLY ANNE 540 TALLOW TREE DR PENSACOLA, FL 32506 540 TALLOW TREE DR 09-3972-580 LT 4 LESS N 15 FT & LESS SLY 18 75/100 FT BLK C SHANGRI-LA PLACE S/D PB 9 P 8 A/B OR 2035 P 276 LESS (Full legal attached.)	Certificate #	2022 / 4338
		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)
# 2022/4338	06/01/2022	1,925.49	96.27	2,021.76
# 2022/7696	06/01/2022	2,021.57	101.08	2,122.65
→Part 2: Total*				4,144.41

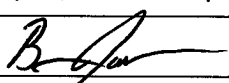
## Part 3: Other Certificates Redeemed by Applicant (Other than County)

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)
# 2023/4432	06/01/2023	2,259.31	6.25	112.97	2,378.53
Part 3: Total*					2,378.53

## 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)	6,522.94
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	2,335.85
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)	9,233.79

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.	
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 + 12.50

**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.

LT 4 LESS N 15 FT & LESS SLY 18 75/100 FT BLK C SHANGRI-LA PLACE S/D PB 9 P 8 A/B OR 2035 P 276 LESS MINERAL RIGHTS

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2400542

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

KEYS FUNDING LLC - 9022

PO BOX 71540

PHILADELPHIA, PA 19176-1540,

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

Account Number	Certificate No.	Date	Legal Description
09-3972-580	2022/4338	06-01-2022	LT 4 LESS N 15 FT & LESS SLY 18 75/100 FT BLK C SHANGRI-LA PLACE S/D PB 9 P 8 A/B OR 2035 P 276 LESS MINERAL RIGHTS

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 - 9022

PO BOX 71540

PHILADELPHIA, PA 19176-1540

04-22-2024

Application Date

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

**View Florida Department of Environmental Protection(DEP) Data**

MDR  
MDR  
MDR  
MDR  
MDR


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

Buildings

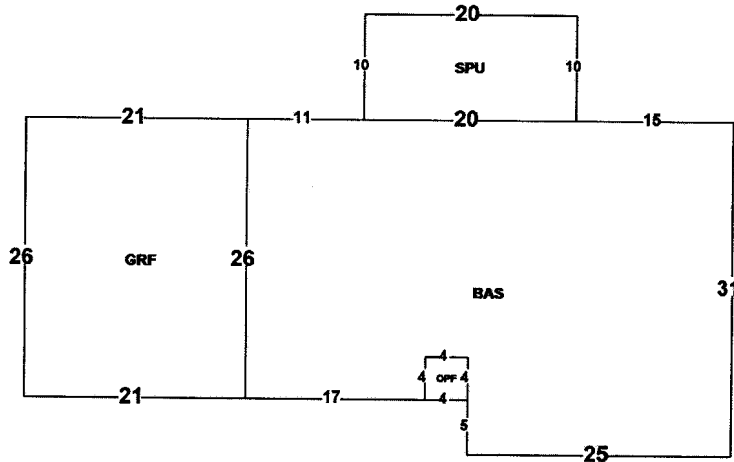
Address:540 TALLOW TREE DR, Year Built: 1979, Effective Year: 1979, PA Building ID#: 104529

Structural Elements

DECOR/MILLWORK-ABOVE 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 - 2067 Total SF

BASE AREA - 1305  
GARAGE FIN - 546  
OPEN PORCH FIN - 16  
SCRN PORCH UNF - 200



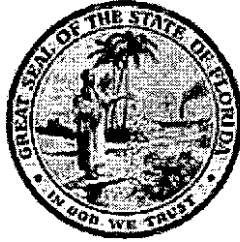
Images



8/21/2019 12:00:00 AM

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

**PAM CHILDERS**  
CLERK OF THE CIRCUIT COURT  
ARCHIVES AND RECORDS  
CHILDSUPPORT  
CIRCUIT CIVIL  
CIRCUIT CRIMINAL  
COUNTY CIVIL  
COUNTY CRIMINAL  
DOMESTIC RELATIONS  
FAMILY LAW  
JURY ASSEMBLY  
JUVENILE  
MENTAL HEALTH  
MIS  
OPERATIONAL SERVICES  
PROBATE  
TRAFFIC



**COUNTY OF ESCAMBIA  
OFFICE OF THE  
CLERK OF THE CIRCUIT COURT**

**BRANCH OFFICES  
ARCHIVES AND RECORDS  
JUVENILE DIVISION  
CENTURY**

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

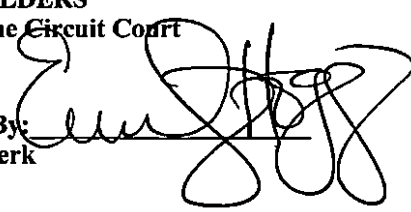
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT**  
**Tax Certificate Redeemed From Sale**  
**Account: 093972580 Certificate Number: 004338 of 2022**

**Payor: KIMBERLY ANNE BRYSON 540 TALLOW TREE DR PENSACOLA, FL 32506      Date**  
**11/12/2024**

Clerk's Check #	460478797	Clerk's Total	\$538.08
Tax Collector Check #	1	Tax Collector's Total	\$10,908.37
		Postage	\$100.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	<del>\$11,563.45</del>

**\$10,399.72**  
**\$10,416.72**

**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  
 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

**Case # 2022 TD 004338**

**Redeemed Date 11/12/2024**

**Name KIMBERLY ANNE BRYSON 540 TALLOW TREE DR PENSACOLA, FL 32506**

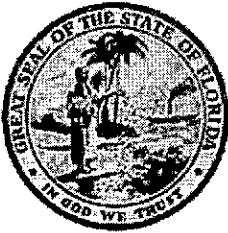
Clerk's Total = TAXDEED	\$538.08	<del>\$10,908.37</del> <b>\$10,399.72</b>
Due Tax Collector = TAXDEED	\$10,908.37	
Postage = TD2	\$100.00	
ResearcherCopies = TD6	\$0.00	
Release TDA Notice (Recording) = RECORD2	\$10.00	
Release TDA Notice (Prep Fee) = TD4	\$7.00	

• 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: 093972580 Certificate Number: 004338 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="11/12/2024"/>
Months	12	7
Tax Collector	<input type="text" value="\$9,233.79"/>	<input type="text" value="\$9,233.79"/>
Tax Collector Interest	\$1,662.08	\$969.55
Tax Collector Fee	<input type="text" value="\$12.50"/>	<input type="text" value="\$12.50"/>
Total Tax Collector	\$10,908.37	<input type="text" value="\$10,215.84"/> 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	\$47.88
Total Clerk	\$538.08	<input type="text" value="\$503.88"/> 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="\$100.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$11,563.45	\$10,736.72
	Repayment Overpayment Refund Amount	\$826.73
Book/Page	<input type="text" value="9148"/>	<input type="text" value="101"/>





**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 #: 09-3972-580 CERTIFICATE #: 2022-4338

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: Mike Campbell

BY

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

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

December 17, 2024

Tax Account #: **09-3972-580**

1. The Grantee(s) of the last deed(s) of record is/are: **KIMBERLY ANNE BRYSON**

**By Virtue of Order Determining Homestead recorded 11/12/2021 in OR 8662/658 together with Order of Summary Administration recorded 11/12/2021- OR 8662/656**

2. The land covered by this Report is: **See Attached Exhibit "A"**

3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:

**a. Lien in favor of Emerald Coast Utilities Authority recorded 2/1/2017 – OR 7660/1308.**

4. Taxes:

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

**Tax Account #: 09-3972-580**

**Assessed Value: \$171,769.00**

**Exemptions: NONE**

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **NONE**

Payment of any special liens/assessments imposed by City, County, and/or State.

Note: Escambia County and/or local municipalities may impose special liens/assessments. These liens/assessments are not discovered in a title search or shown above. These special assessments typically create a lien on real property. The entity that governs subject property must be contacted to verify payment status.

**PERDIDO TITLE & ABSTRACT, INC.**  
**PROPERTY INFORMATION REPORT**  
3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077

**Scott Lunsford**  
**Escambia County Tax Collector**  
P.O. Box 1312  
Pensacola, FL 32591

**CERTIFICATION: TITLE SEARCH FOR TDA**

<b>TAX DEED SALE DATE:</b>	<u>APR 2, 2025</u>
<b>TAX ACCOUNT #:</b>	<u>09-3972-580</u>
<b>CERTIFICATE #:</b>	<u>2022-4338</u>

In compliance with Section 197.522, Florida Statutes, the following is a list of names and addresses of those persons, firms, and/or agencies having legal interest in or claim against the above-described property. The above-referenced tax sale certificate is being submitted as proper notification of tax deed sale.

YES	NO	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2024</u> tax year.

**KIMBERLY ANNE BRYSON**  
**540 TALLOW TREE DRIVE**  
**PENSACOLA, FL 32506**

**EMERALD COAST UTILITIES AUTHORITY**  
**9255 STURDEVANT ST.**  
**PENSACOLA, FL 32514-0311**

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 #:09-3972-580**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 4 LESS N 15 FT & LESS SLY 18 75/100 FT BLK C SHANGRI-LA PLACE S/D PB 9 P 8 A/B OR  
2035 P 276 LESS MINERAL RIGHTS**

**SECTION 17, TOWNSHIP 2 S, RANGE 31 W**

**TAX ACCOUNT NUMBER 09-3972-580(0425-61)**

Filing # 138449845 E-Filed 11/12/2021 04:45:04 PM

IN THE CIRCUIT COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

IN RE: Estate of  
CHERYL ZENNIA HYDE  
Deceased.

Case No.: 2021-CP-1377  
Division: T

**ORDER DETERMINING HOMESTEAD STATUS OF REAL PROPERTY**

On the AMENDED petition of Kimberly Anne Bryson for an Order Determining Homestead Status of Real Property, the court finding that all interested persons have been served proper notice of petition and hearing, or have waived notice thereof, that court finds that:

1. The decedent died intestate and was domiciled in Escambia County, Florida;
2. The decedent was not survived by her spouse or minor children;
3. That at the time of decedent's death, the decedent owned and resided on certain real property in the petition; it is

**ORDERED AND ADJUDGED** that the following described property:

Homestead – 540 Tallow Tree Drive, Pensacola, FL 32506- Exempt  
LOT 4, LESS THE NORTHERLY 15.0 FEET OF LOT 4 AND LESS THE SOUTHERLY 16.75 FEET OF LOT 4, BLOCK "C" OF SHANGRI LA PLACE SUBDIVISION, A SUBDIVISION OF A PORTION OF SECTION 17, TOWNSHIP 2 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT OF SAID SUBDIVISION AS RECORDED IN PLAT BOOK 9 AT PAGES 8A AND 8B OF THE PUBLIC RECORDS OF SAID COUNTY.

LATERAL DITCH LEFT (NORTHERLY) STATION 93+00

That part of:

LOT 6, SECTION 17, TOWNSHIP 2 SOUTH, RANGE 31 WEST;  
LYING WITHIN 30 FEET EACH SIDE OF CENTERLINE OF A DITCH, SAID DITCH  
CENTERLINE BEING DESCRIBED AS FOLLOWS: BEGIN ON THE SOUTH LINE OF  
SECTION 17, TOWNSHIP 2 SOUTH, RANGE 31 WEST, AT A POINT 942.70 FEET  
WEST OF THE SOUTHEAST CORNER OF SAID SECTION 17; THENCE RUN NORTH  
1 DEGREE 37 MINUTES 36 SECONDS EAST 850 FEET TO THE END OF SAID DITCH  
CENTERLINE HEREIN DESCRIBED;  
CONTAINING 1.03 ACRES, MORE OR LESS.

constituted the homestead of the decedent within the meaning of Section 4 of Article X  
of the Constitution of the State of Florida.

**ADJUDGED FURTHER** that the title to the above described property descended,  
by agreement among the beneficiaries, and the constitutional exemption from the claims  
of decedent's creditors inured to: KIMBERLY ANNE BRYSON

**ADJUDGED FURTHER** that the personal representative is authorized and directed to  
surrender which may be in the possession or control of the personal representative to the  
named person above, and that the personal representative shall have no further responsibility  
with respect thereto.

**DONE AND ORDERED** in Escambia County, Florida

  
eSigned by CIRCUIT COURT JUDGE JENNIE KINSEY in 2021 CP 001377  
on 11/12/2021 13:09:20 0u2qtU5Vg

Copies To:  
Caryn A. Van Matre, Esquire

Filing # 138449872 E-Filed 11/12/2021 04:45:11 PM

IN THE CIRCUIT COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

IN RE: Estate of  
CHERYL ZENNA HYDE  
Deceased.

Case No.: 2021-CP-1377  
Division: T

ORDER OF SUMMARY ADMINISTRATION

On the petition of KIMBERLY ANNE BRYSON for summary administration of the estate of CHERYL ZENNA HYDE, deceased, the Court finding that the Decedent died on July 14, 2016; that all interested persons have been served proper notice of hearing, or have waived notice thereof; that the material allegations of the petition are true; and that the Decedent's estate qualifies for summary administration and an Order of Summary Administration should be entered, it is

**ORDERED AND ADJUDGED** as follows:

1. There be immediate distribution of the assets of the Decedent, as agreed upon by the beneficiaries "Contract between Beneficiaries" filed in this matter as follows:

<u>NAME</u>	<u>ADDRESS</u>	<u>ASSET, SHARE OR AMOUNT</u>
<b>Kimberly Anne Bryson</b>	540 Tallow Tree Pensacola, FL 32506	50% Navy Federal Credit Union Savings Account Approx: \$8,500.00

AND

100% of Homestead – 540 Tallow Tree Drive, Pensacola, FL 32506- Exempt  
LOT 4, LESS THE NORTHERLY 15.0 FEET OF LOT 4 AND LESS THE SOUTHERLY  
16.75 FEET OF LOT 4, BLOCK "C" OF SHANGRI LA PLACE SUBDIVISION, A  
SUBDIVISION OF A PORTION OF SECTION 17, TOWNSHIP 2 SOUTH, RANGE 31  
WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT OF SAID  
SUBDIVISION AS RECORDED IN PLAT BOOK 9 AT PAGES 8A AND 8B OF THE  
PUBLIC RECORDS OF SAID COUNTY.

LATERAL DITCH LEFT (NORTHERLY) STATION 93+00

That part of:

LOT 6, SECTION 17, TOWNSHIP 2 SOUTH, RANGE 31 WEST;  
LYING WITHIN 30 FEET EACH SIDE OF CENTERLINE OF A DITCH, SAID DITCH  
CENTERLINE BEING DESCRIBED AS FOLLOWS: BEGIN ON THE SOUTH LINE OF  
SECTION 17, TOWNSHIP 2 SOUTH, RANGE 31 WEST, AT A POINT 942.70 FEET  
WEST OF THE SOUTHEAST CORNER OF SAID SECTION 17; THENCE RUN NORTH  
1 DEGREE 37 MINUTES 36 SECONDS EAST 850 FEET TO THE END OF SAID DITCH  
CENTERLINE HEREIN DESCRIBED;  
CONTAINING 1.03 ACRES, MORE OR LESS.

and to <b>Lori Michelle Swanson</b>	12403 St. Andrews Drive Oklahoma City, OK 73210	50% Navy Federal Credit Union Saving Account Approx- \$8,500.00
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2. Those to whom specified parts of the Decedent's estate are assigned by this order shall be entitled to receive and collect the same, and to maintain actions to enforce the right.

3. Debtors of the Decedent, those holding property of the Decedent, and those with whom securities or other property of Decedent are registered, are authorized and empowered to comply with this order by paying, delivering or transferring to those specified above the parts of the Decedent's estate assigned to them by this order, and the persons so paying, delivering, or transferring shall not be accountable to anyone else for the property.

**DONE AND ORDERED** in Escambia County, Florida.

  
eSigned by CIRCUIT COURT JUDGE JENNIE KINSEY in 2021 CP 001377  
on 11/12/2021 13:09:17 Z\Aanlah

copies to:  
Caryn A. Van Matre, Esquire



This Instrument Was Prepared  
By And Is To Be Returned To:  
VERONICA JAMES,  
Emerald Coast Utilities Authority  
9255 Sturdevant Street  
Pensacola, Florida 32514-0311



## NOTICE OF LIEN

### STATE OF FLORIDA COUNTY OF ESCAMBIA

Notice is hereby given that the EMERALD COAST UTILITIES AUTHORITY has a lien against the following described real property situated in Escambia County, Florida, for water, wastewater and/or sanitation service provided to the following customer:

LT 4 LESS N 15 FT & LESS SLY 18 75/100 FT BLK C SHANGRI-LA PLACE S/D PB 9 P 8 A/B OR 2035 P 276  
LESS MINERAL RIGHTS

Customer: CHERYL HYDE

Account Number: 5977-5039

Amount of Lien: \$ 52.05, together with additional unpaid utility service charges, if any, which may accrue subsequent to the date of this notice and simple interest on unpaid charges at 18 percent per annum, or at such lesser rate as may be allowed by law.

This lien is imposed in accordance with Section 159.17, Florida Statutes, Chapter 92-248, Laws of Florida, as amended and Emerald Coast Utilities Authority Resolution 87-10, as amended, and this lien shall be prior to all other liens on such lands or premises except the lien of state, county, and municipal taxes and shall be on a parity with the lien of such state, county, and municipal taxes.

Provided however, that if the above-named customer has conveyed said property by means of deed recorded in the public records of Escambia County, Florida, prior to the recording of this instrument, or if the interest of the above-named customer is foreclosed by a proceeding in which notice of lis pendens has been filed prior to the recording of this instrument, this lien shall be void and of no effect.


Dated: 1-11-17

EMERALD COAST UTILITIES AUTHORITY

BY: Veronica James

### STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 11 day of  
JANUARY, 2017, by VERONICA JAMES of the Emerald  
Coast Utilities Authority, who is personally known to me and who did not take an oath.

 Laura E. Teschel  
Notary Public  
State of Florida  
My Commission Expires 08/11/2019  
Commission No. FF 906719

Laura E. Teschel  
Notary Public - State of Florida

RWK:ls  
Revised 05/31/11