



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

0225-61

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	JUAN C CAPOTE MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK 780 NW 42 AVE #204 MIAMI, FL 33126	Application date	Apr 17, 2024
Property description	PIERSON SUE H 4528 TAMARIND DR MILTON, FL 32571 8714 GERALD ST 09-4904-050 S 100 FT OF LT 23 BLK A GULF BEACH MANOR PB 1 P 16 OR 3270 P 873 OR 4090 P 1227	Certificate #	2022 / 4572
		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)
# 2022/4572	06/01/2022	1,254.64	62.73	1,317.37
→Part 2: Total*				1,317.37

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)
# 2023/4690	06/01/2023	1,361.53	6.25	224.65	1,592.43
Part 3: Total*					1,592.43

Part 4: Tax Collector Certified Amounts (Lines 1-7)

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	2,909.80
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,371.04
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)	4,655.84

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 25th, 2024

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

46.25

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>02/05/2025</u>	
Signature, Clerk of Court or Designee	

INSTRUCTIONS

Tax Collector (complete Parts 1-4)

Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

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

Total. Add the amounts in Columns 3, 4 and 5

Part 4: Tax Collector Certified Amounts (Lines 1-7)

Line 1, enter the total of Part 2 plus the total of Part 3 above.

Total Paid, Line 7: Add the amounts of Lines 1-6

Line 6, Interest accrued by tax collector. Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on Line 6. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

Clerk of Court (complete Part 5)

Line 13: Interest is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of Line 7, minus Line 6, plus Lines 8 through 12. Enter the amount on Line 13.

Line 14: Enter the total of Lines 8-13. Complete Lines 15-18, if applicable.

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2400381

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
JUAN C CAPOTE
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK
780 NW 42 AVE #204
MIAMI, FL 33126,

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
09-4904-050	2022/4572	06-01-2022	S 100 FT OF LT 23 BLK A GULF BEACH MANOR PB 1 P 16 OR 3270 P 873 OR 4090 P 1227

I agree to:

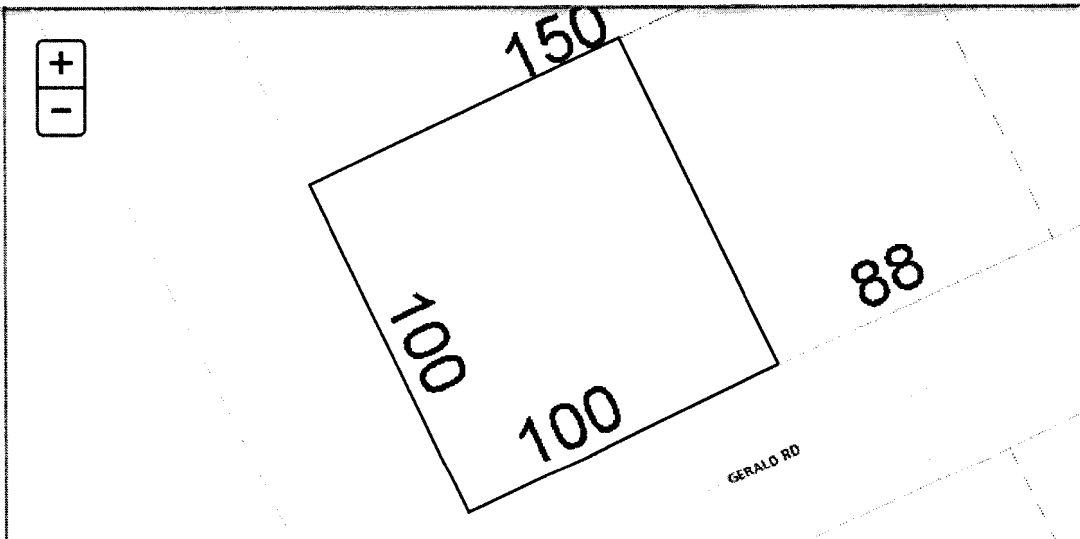
- pay any current taxes, if due and
- redeem all outstanding tax certificates plus interest not in my possession, and
- pay all delinquent and omitted taxes, plus interest covering the property.
- pay all Tax Collector's fees, property information report costs, Clerk of the Court costs, charges and fees, 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
JUAN C CAPOTE
MIKON FINANCIAL SERVICES, INC. AND OCEAN BANK
780 NW 42 AVE #204
MIAMI, FL 33126

04-17-2024
Application Date

Applicant's signature



[View Florida Department of Environmental Protection\(DEP\) Data](#)

Buildings

Year Built: 2018, Effective Year: 2018, PA Building ID#: 145714

Structural Elements

DWELLING UNITS-1

MH EXTERIOR WALL-VINYL/METAL

MH FLOOR FINISH-CARPET

MH FLOOR SYSTEM-TYPICAL

MH HEAT/AIR-HEAT & AIR

MH INTERIOR FINISH-DRYWALL/PLASTER

MH MILLWORK-TYPICAL

MH ROOF COVER-COMP SHINGLE/WOOD


MH ROOF FRAMING-GABLE HIP

MH STRUCTURAL FRAME-TYPICAL

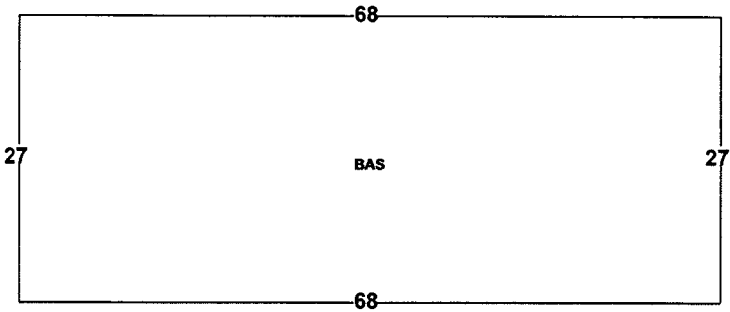
NO. PLUMBING FIXTURES-6

NO. STORIES-1

STORY HEIGHT-0

 Areas - 1836 Total SF

BASE AREA - 1836



Images



2/6/2019 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.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 04572**, 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:

S 100 FT OF LT 23 BLK A GULF BEACH MANOR PB 1 P 16 OR 3270 P 873 OR 4090 P 1227

SECTION 33, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 094904050 (0225-61)

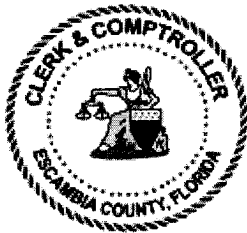
The assessment of the said property under the said certificate issued was in the name of

SUE H PIERSON

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

Dated this 2nd day of May 2024.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk



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

THE ATTACHED REPORT IS ISSUED TO:

SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR

TAX ACCOUNT #: 09-4904-050 CERTIFICATE #: 2022-4572

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: October 7, 2004 to and including October 7, 2024 Abstractor: Mike Campbell

BY

Michael A. Campbell,
As President
Dated: October 8, 2024

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

October 8, 2024

Tax Account #: **09-4904-050**

1. The Grantee(s) of the last deed(s) of record is/are: **SUE H PIERSON**

By Virtue of Warranty Deed recorded 1/13/1997 in OR 4090/1227

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. **Judgment in favor of CITIBANK, N.A., recorded 12/13/2011 - OR 6796/813 together with Garnishment recorded 8/22/2014 - OR 7215/1185**
- b. **Judgment in favor of CACH, LLC recorded 10/17/2012 - OR 6921/1892**

4. Taxes:

Taxes for the year(s) 2021-2023 are delinquent.

Tax Account #: 09-4904-050

Assessed Value: \$86,577.00

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

TAX DEED SALE DATE: FEB 5, 2025

TAX ACCOUNT #: 09-4904-050

CERTIFICATE #: 2022-4572

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>2023</u> tax year.

SUE H PIERSON
8714 GERALD RD
PENSACOLA, FL 32507-2504

CITIBANK, N.A.,
7930 NW 110TH STREET
KANSAS CITY, MO 64153

SUE H PIERSON
4528 TAMARIND DR
MILTON, FL 32571

CACH, LLC
4340 S MONACO STREET
DENVER, CO 80237

SUR H PIERSON
16284 PERDIDO KEY DR APT 114
PENSACOLA, FL 32507

Certified and delivered to Escambia County Tax Collector, this 8th day of October, 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

October 8, 2024

Tax Account #:09-4904-050

**LEGAL DESCRIPTION
EXHIBIT "A"**

S 100 FT OF LT 23 BLK A GULF BEACH MANOR PB 1 P 16 OR 3270 P 873 OR 4090 P 1227

SECTION 33, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 09-4904-050(0225-61)

Return to: (enclose self-addressed stamped envelope)

Name:

Address:

This Instrument Prepared by: Carl R McKinley

Address: 8195 Sedgefield Dr.
Pensacola, FL 32507

Property Appraisers Parcel Identification (Folio) Number(s):

Grantee(s) S.S. #(s):

WARRANTY DEED
STATUTORY
F.S. 689.02OR BK 4090 P61227
Escambia County, Florida
INSTRUMENT 97-354743
CORRECTIVE

DEED DOC STAMPS PD @ ESC CO \$ 0.70

01/13/97 ERNIE LEE MAGAHA, CLERK

By: Ernie Lee MagahaRCD Jan 13, 1997 11:54 am
Escambia County, FloridaErnie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 97-354743

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

(Wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

This Indenture. Made this 21st day of December, A.D. 1996,
Between Carl R McKinley, a Widower
of the County of Escambia, in the State of Florida, part of the first part, and
Sue H Pierson, a Divorced Woman
of the County of Escambia, in the State of Florida, whose post office address is
8714 Gerald Rd., Pensacola, FL 32507
part of the second part.

Witnesseth. That the said part of the first part, for and in consideration of the sum of Ten Dollars and other Considerations ~~XXXXXX~~ Dollars, to have in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said party of the second part, her heirs and assigns forever, the following described land, situate, and being in the County of Escambia, State of Florida, to-wit: The West 100 Ft. of the South 100 Ft. of Lot 23, Block A, Gulf Beach Manor. Being a portion of Section 33, Township 2 South, Range 31, West, Escambia County, Florida. According to plat filed Plat Book 1, Page 16 of Public Records of said County.

Restrictive Covenant to Lots 23 and 24:

Existing 2000 gal. septic tank and drain system was designed for both lots usage. If only one lot is hooked up, that lot will pay 100% of maintenance. Should both lots be hooked up, cost of maintenance will be 50/50. This covenant to expire at any time either lot becomes self supporting by alternate sewer system (ie) separate septic tank or public sewer hook up. THIS DEED IS BEING RECORDED TO CORRECT THE LEGAL DESCRIPTION IN THE DEED RECORDED IN OFFICIAL RECORDS BOOK 3270 AT PAGE 873 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof. The said party and seal the day and year first above written.

Signed, sealed and delivered in the presence of:

Charlotte Swearingin 12/21/96

Charlotte Swearingin

Frank J. Fick 12/21/96

Frank J. Fick

Printed Name

Witness Signature (as to Co-Grantor, if any)

Printed Name

Witness Signature (as to Co-Grantor, if any)

Printed Name

STATE OF Florida

COUNTY OF Escambia

Carl R. McKinley

known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that he executed the same, that I relied upon the following form of identification of the above-named person: personally known and that an oath (was/was not) taken.

NOTARY RUBBER STAMP SEAL



CAROLYN A. FICK
COMMISSION # CC 520371
EXPIRES FEB 23, 2000
BONDED THRU
ATLANTIC BONDING CO., INC.

Witness my hand and official seal in the County and State last aforesaid this 21st day of December, A.D. 1996

Carolyn A. Fick

Carolyn A. Fick

Printed Notary Signature

Recorded in Public Records 12/13/2011 at 09:17 AM OR Book 6796 Page 813,
Instrument #2011088236, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

Recorded in Public Records 10/31/2011 at 09:14 AM OR Book 6780 Page 739,
Instrument #2011076348, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

IN THE COUNTY COURT IN THE FIRST JUDICIAL CIRCUIT
IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NUMBER: 2011CC000997 DIV: V

CITIBANK, N.A.,

Plaintiff,

vs.

SUE H PIERSON,

Defendant.

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

2011 OCT 27 A 9 24

COUNTY CIVIL DIVISION
FILED & RECORDED

DEFAULT FINAL JUDGMENT

The Court finding that a default has been entered against the Defendant in this action, and the Plaintiff is entitled to a judgment, it is:

ADJUDGED that the Plaintiff, CITIBANK, N.A., recover from the Defendant, SUE H PIERSON, the principal sum of \$9,265.84, together with \$345.00 for costs of this suit, that shall bear interest at the rate of four and three quarters (4.75%) per year and thereafter pursuant to Florida Statutes Section 55.03, for which let execution issue.

DONE AND ORDERED at Pensacola, Escambia County, Florida this 26th day of
October, 2011.

County Court Judge

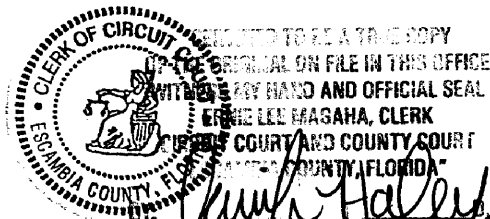
Copies to:

Nicole Dawn Young
✓ Attorney for Plaintiff
Rubin & Debski, P.A.
P.O. Box 47718
Jacksonville, FL 32247

✓ SUE H PIERSON
Defendant
8714 GERALD RD
PENSACOLA FL 32507-2504
SSN: [REDACTED]

Plaintiff's Address (F.S. 55.10)
Citibank, N.A.
7930 NW 110th Street
Kansas City, MO 64153

K1100121



Case: 2011 CC 000997

00018884177

Dkt: CC1033 Pg#: 1

Recorded in Public Records 08/22/2014 at 04:27 PM OR Book 7215 Page 1185,
Instrument #2014061206, Pam Childers Clerk of the Circuit Court Escambia
County, FL

IN THE COUNTY COURT IN THE FIRST JUDICIAL CIRCUIT
IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NUMBER: 2011CC000997 DIV:

CITIBANK, N.A.,

Plaintiff,

vs.

SUE H PIERSON,

Defendant.

and

LANDRUM PROFESSIONAL EMPLOYER SERVICE, INC. I,

Garnishee.

PLAINTIFF'S FINAL JUDGMENT OF CONTINUING GARNISHMENT

This action came before the Court on Plaintiff's Motion for Judgment of Continuing Garnishment and the Court having reviewed the file and finding that the Garnishee has been duly served and answered the Continuing Writ of Garnishment, and that the Defendant has defaulted by failing to move to dissolve the Writ or otherwise assert any exemptions, it is therefore

ORDERED AND ADJUDGED

1. That the Garnishee pay to the Plaintiff, in care of Debski and Associates, P.A., P.O. Box 47718, Jacksonville, Florida 32247, amounts heretofore withheld pursuant to the Continuing Writ of Garnishment and to continue to withhold from the wages of the Defendant such further amounts as are allowed by 15 U.S.C. Section 1673, and to pay same to the Plaintiff, in care of Debski and Associates, P.A., and furnish to the Plaintiff with a garnishment accounting sheet (or payroll records with the same information) each time funds are withheld, and shall continue to do so until the amount of \$11,118.68, plus post judgment interest, which continues to accrue at the statutory rate as provided in the Judgment, is paid or until further order of this Court. The Garnishee is directed to notify the Court and the Plaintiff in writing upon the termination of Defendant's employment.

2. Federal law (15 U.S.C. Sections 1671-1673) limits the amount to be withheld from salary or wages to no more than 25% of any individual Defendant's disposable earnings (the part of earnings remaining after the deduction of any amounts required by law to be deducted) for any pay period or to no more than the amount by which the individual's disposable earnings for the pay period exceed 30 times the Federal minimum hourly wage, whichever is less.

3. The Clerk of this Court is hereby directed to refund the Plaintiff's attorney \$100.00.

4. Plaintiff's garnishment costs in the amount of \$128, which includes Garnishee's costs, are taxed in favor of Plaintiff and against Defendant for which let execution issue.

5. Plaintiff shall furnish 1) the Garnishee with a satisfaction of judgment of garnishment when the Judgment, is

PAM CHILDERS
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2014 AUG 21 A 9:11
COUNTY CIVIL DIVISION
FILED 20140821



BK: 7215 PG: 1186 Last Page

paid in full and, 2) the Defendant with a satisfaction of judgment when the Judgment is paid in full.

6. This Court reserves jurisdiction to enter all further orders as necessary, including an order authorizing execution against Garnishee's property if this Judgment is not otherwise paid or satisfied.

DONE AND ORDERED at Pensacola, Escambia County, Florida this 20th day of

August, 2014.


County Court Judge

Copies to:

✓ Michael Thiel Debski
Attorney for Plaintiff
Debski & Associates, P.A.
✓ P.O. Box 47718
Jacksonville, FL 32247

Plaintiff's Address (F.S. 55.10)
Citibank, N.A.
7930 NW 110th Street
Kansas City, MO 64153

✓ SUE H PIERSON
8714 GERALD RD
PENSACOLA FL 32507-2504
Defendant
✓ SSN: ***-**-****

8-22-2014
CR

LANDRUM PROFESSIONAL EMPLOYER SERVICE, INC. I,
Garnishee,
AMBER TAYLOR
6723 PLANTATION ROAD
PENSACOLA, FL 32504

K1100121



Recorded in Public Records 10/17/2012 at 12:03 PM OR Book 6921 Page 1892,
Instrument #2012079532, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

Recorded in Public Records 10/04/2012 at 04:20 PM OR Book 6916 Page 958,
Instrument #2012076068, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

SCH-233136

IN THE COUNTY COURT OF THE
FIRST JUDICIAL CIRCUIT IN AND FOR
ESCAMBIA COUNTY, FLORIDA

CACH, LLC
Plaintiff,

vs.

SUE H PIERSON
Defendant.

CASE NO. 2011 CC 003698

FINAL JUDGMENT

THIS CAUSE HAVING COME BEFORE THE COURT on the Plaintiff's Motion for
Final Judgment and the Court being fully advised in the premises, it is hereby:

ORDERED AND ADJUDGED that Plaintiff, CACH, LLC, 4340 S MONACO
STREET, Denver, CO80237 by and through undersigned counsel recover from Defendant SUE
H PIERSON, 16284 PERDIDO KEY DR APT 114, PENSACOLA, FL 32507, ***-**-2009,
the sum of \$ 6,522.47 in principal, \$ 652.25 for attorneys' fees and costs in the sum of \$ 355.00,
and prejudgment interest in the sum of \$ 841.18, making a total of \$ 8,370.90 that shall bear
interest at the statutory rate, for all of which let execution issue ~~forthwith~~.

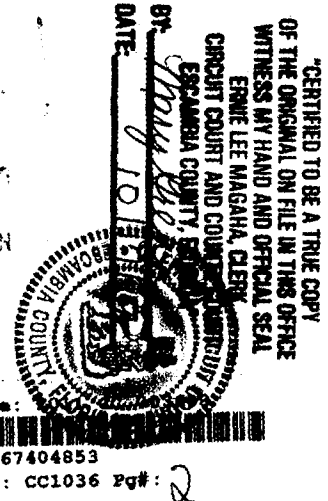
IT IS FURTHER ORDERED and adjudged that the judgment debtor(s) shall complete
under oath Florida Rule of Civil Procedure Form 1.977 (Fact Information Sheet) or Florida
Small Claims Rules Form 7.343, including all required attachments, and serve it on the judgment
creditor's attorney, or the judgment creditor if the judgment creditor is not represented by an
attorney, within 45 days from the date of this final judgment, unless the final judgment is
satisfied or post-judgment discovery is stayed. **The defendant should NOT file the completed
Fact Information Sheet with the Court.**

IT IS FURTHER ORDERED that Plaintiff, and anyone acting on Plaintiff's behalf may
have contact with any other person necessary to collect the award granted herein.

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL

2017 OCT -2 A 9 50

CIRCUIT COURT DIVISION



BK: 6921 PG: 1893 Last Page

BK: 6916 PG: 959 Last Page

JURISDICTION OF THIS CASE IS RETAINED to enter further orders that are proper to compel the judgment debtor(s) to complete form 1.977 or 7.343, including all required attachments, and serve it on the Plaintiff's Counsel, as well as to award additional costs and attorney's fees incurred during execution of this Judgment consistent with § 57.115 Fla. Stat.

PURSUANT TO F.S. 55.10 Defendant is hereby notified that Plaintiff's Address is 4340 South Monaco, Second Floor, Denver Colorado, 80237. However, Defendant is ordered to direct all efforts to satisfy this judgment first to Plaintiff's counsel, then to Plaintiff directly if the law firm cannot be contacted for any reason.

ORDERED at Pensacola, Escambia County, Florida on this 1st day of October, 2012.


Judge

cc: Plaintiff at: Law Office of Harold E. Scherr, 1064 Greenwood Blvd, Suite 328, Lake Mary, Florida 32746
1-866-431-7117, 407-995-3004

10-3-2012 ✓
SUE H PIERSON,
16284 Perdido Key Dr Apt 114
Pensacola, FL 32507

(FIS ATTACHED AND SENT)

I hereby certify that a true copy of the foregoing has been furnished to the above parties by U.S. Mail this _____ day of October, 2012.

Judicial Assistant

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

**CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED**

CERTIFICATE # 04572 of 2022

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on December 19, 2024, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

SUE H PIERSON SUE H PIERSON
4528 TAMARIND DR 8714 GERALD RD
MILTON, FL 32571 PENSACOLA, FL 32507-2504

SUE H PIERSON CITIBANK, N.A.
16284 PERDIDO KEY DR APT 114 7930 NW 110TH STREET
PENSACOLA, FL 32507 KANSAS CITY, MO 64153

CACH, LLC
4340 S MONACO STREET
DENVER, CO 80237

WITNESS my official seal this 19th day of December 2024.



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 February 5, 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 **MIKON FINANCIAL SERVICES INC AND OCEAN BANK** holder of **Tax Certificate No. 04572**, 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:

S 100 FT OF LT 23 BLK A GULF BEACH MANOR PB 1 P 16 OR 3270 P 873 OR 4090 P 1227

SECTION 33, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 094904050 (0225-61)

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

SUE H PIERSON

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

Dated this 16th day of December 2024.

In accordance with the AMERICANS WITH DISABILITIES ACT, if you are a person with a disability who needs special accommodation in order to participate in this proceeding you are entitled to the provision of certain assistance. Please contact Emily Hogg not later than seven days prior to the proceeding at Escambia County Government Complex, 221 Palafox Place Ste 110, Pensacola FL 32502. Telephone: 850-595-3793.



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

By:
Emily Hogg
Deputy Clerk

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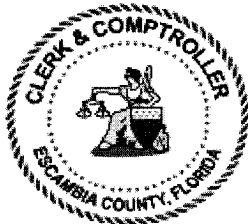
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Dated this 13th day of December 2024.

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Post Property:

8714 GERALD ST 32507



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

By:
Emily Hogg
Deputy Clerk

WARNING

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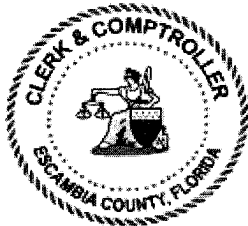
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Personal Services:

SUE H PIERSON
4528 TAMARIND DR
MILTON, FL 32571

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

0225.41

Document Number: ECSO24CIV043574NON

Agency Number: 25-002249

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 04572 2022

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: SUE H PIERSON

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 12/20/2024 at 9:06 AM and served same at 8:17 AM on 12/26/2024 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 925

D. NELSON, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LCMITCHE

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Post Property:

8714 GERALD ST 32507



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

RECEIVED
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
JAN 13 2025



SANTA ROSA COUNTY SHERIFF'S OFFICE
SANTA ROSA COUNTY, FLORIDA



NON ENFORCEABLE RETURN OF SERVICE

Sheriff Number: 24000364
Court: ESCAMBIA COUNTY
County: ESCAMBIA
Case Number: 04572

Attorney/Agent:
ESCAMBIA CO CLERK OF COURT TAX DEED
P O BOX 333
PENSACOLA, FL 32591-0333

Plaintiff: PAM CHILDERS CLERK OF THE CIRUIT COURT ESCAMBIA COUNTY
Defendant: SUE H PIERSON

Type of Process: WARNING NOTICE OF APPLICATION FOR TAX DEED

Posted

Received this writ on 12/27/2024 at 11:00 AM to be served to SUE H PIERSON and executed the same in Santa Rosa County, Florida, by posting a true copy of this writ on the main entrance of 4528 TAMARIND DR MILTON, FL 32571 . Possession was turned over to PAM CHILDERS CLERK OF THE CIRUIT COURT ESCAMBIA COUNTY, Property Owner on .

Notice Posted on 12/30/2024 at 12:07 PM

Robert "Bob" Johnson, Sheriff
Santa Rosa

By: _____

Regen Gunter

Printed By: Virginia Roberson

Santa Rosa County Sheriff's Office

5755 East Milton Rd

Milton, FL 32583

Phone: 850-983-1281 Fax: 850-981-2120



Payment Receipt

Payment made by: ESCAMBIA CO CLERK OF COURT TAX DEED
P O BOX 333
PENSACOLA FL 32591-0333

Payment Date: 12/27/2024
Payment Type: Business Check
Reference #: 900038043
Receipt Number: 76
Payment Amount: 40.00

Sheriff #	Docket #	Title	Amount
24000364	04572	PAM CHILDERS CLERK OF THE CIRUIT COURT ESCAMBIA COUNTY vs. SUE H PIERSON	40.00

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Personal Services:

SUE H PIERSON
4528 TAMARIND DR
MILTON, FL 32571

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

2024 DEC 27 AM 11:00

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**

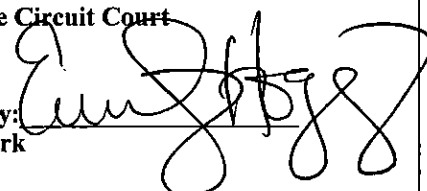
CLERK TO THE BOARD OF
COUNTY COMMISSIONERS
OFFICIAL RECORDS
COUNTY TREASURY
AUDITOR

**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 094904050 Certificate Number: 004572 of 2022**

Payor: SUE WILSON 4528 TAMARIND DR MILTON, FL 32571 Date 1/27/2025

Clerk's Check #	155879	Clerk's Total	\$5,244.00 \$5,768.19
Tax Collector Check #	1	Tax Collector's Total	\$5,760.47
		Postage	\$41.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$5,942.87 \$5,826.19

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 004572

Redeemed Date 1/27/2025

Name SUE WILSON 4528 TAMARIND DR MILTON, FL 32571

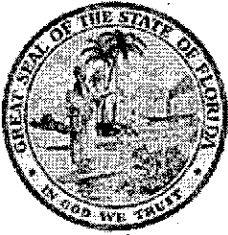
Clerk's Total = TAXDEED	\$521.40 \$5,768.19
Due Tax Collector = TAXDEED	\$5,260.47
Postage = TD2	\$41.00
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
------	--------	------	-------------	------------	------------

FINANCIAL SUMMARY

No Information Available - See Dockets




PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 094904050 Certificate Number: 004572 of 2022

Redemption ☐ No ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="2/5/2025"/>	Redemption Date <input type="text" value="1/27/2025"/> 
Months	10	9
Tax Collector	<input type="text" value="\$4,655.84"/>	<input type="text" value="\$4,655.84"/>
Tax Collector Interest	\$698.38	\$628.54
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$5,360.47	<input type="text" value="\$5,290.63"/> 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	\$68.40	\$61.56
Total Clerk	\$524.40	<input type="text" value="\$517.56"/> 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="\$41.00"/>	<input type="text" value="\$41.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$5,942.87	\$5,866.19
	Repayment Overpayment Refund Amount	\$76.68
Book/Page	<input type="text" value="9140"/>	<input type="text" value="1335"/>

SUE H PIERSON [0225-61]
4528 TAMARIND DR
MILTON, FL 32571

9171 9690 0935 0128 1016 17

✓ delivered

SUE H PIERSON [0225-61]
8714 GERALD RD
PENSACOLA, FL 32507-2504

9171 9690 0935 0128 1015 87

SUE H PIERSON [0225-61]
16284 PERDIDO KEY DR APT 114
PENSACOLA, FL 32507

9171 9690 0935 0128 1015 63

CITIBANK, N.A. [0225-61]
7930 NW 110TH STREET
KANSAS CITY, MO 64153

9171 9690 0935 0128 1015 70

CACH, LLC [0225-61]
4340 S MONACO STREET
DENVER, CO 80237

9171 9690 0935 0128 1015 49

Found #
850-221-3415
left message

Tracking Number Information

Meter:	31219251	Mailing Date:	12/20/24 08:48 AM
Tracking Number:	9171969009350128101617	Sender:	OR
Current Status:	OK : Delivered	Recipient:	
Class of Mail	FC	Zip Code:	32571
Service:	ERR	City:	MILTON
Value	\$0.690	State:	FL

Proof of Delivery

**4528 TAMARIND DR, MILTON,
FL 32571**

Status Details

▼ Status Date

Status

Mon, 12/23/24, 10:26:00 AM	OK : Delivered
Mon, 12/23/24, 02:42:00 AM	Processed (processing scan)
Sun, 12/22/24, 12:37:00 AM	Processed (processing scan)
Sat, 12/21/24, 11:10:00 PM	Processed (processing scan)
Sat, 12/21/24, 04:18:00 AM	Processed (processing scan)
Fri, 12/20/24, 05:54:00 PM	Processed (processing scan)
Fri, 12/20/24, 02:51:00 PM	Accept/pick-up
Fri, 12/20/24, 12:28:00 PM	OK: USPS acknowledges reception of info

Note: Delivery status updates are processed throughout the day and posted upon receipt from the Postal Service.

CERTIFIED MAIL™

Pam Childers

Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 110

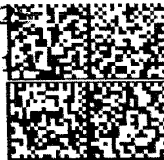
Pensacola, FL 32502



9171 9690 0935 0128 1015 49

PENSACOLA FL 32502

20 DEC 2024 PM 1:11



quadiant

FIRST-CLASS MAIL
IMI

\$008.16⁰

12/20/2024 ZIP 32502
043M31219251

US POSTAGE

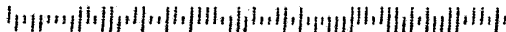
CLERK OF THE CIRCUIT COURT
221 PALAFOX PLACE, SUITE 110
PENSACOLA, FL 32502

CACH, LLC [0225-61]
4340 S MONACO STREET
DENVER, CO 80237

1. 9171969009350128101549
2. 9400921968005320

80237-3481
32502-3481

01/12



RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

Pam Childers

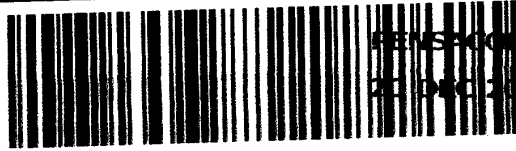
Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 110

Pensacola, FL 32502

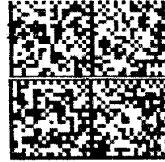
CERTIFIED MAIL™



PENSACOLA FL 325

21 DEC 2024 PM 2:11

9171 9690 0935 0128 1015 63



quadiant

FIRST-CLASS MAIL
IMI

\$008.16⁰

12/20/2024 ZIP 32502
043M31219251

US POSTAGE

ANK

SUE H PIERSON [0225-61]
16284 PERDIDO KEY DR APT 114
PENSACOLA, FL 32507



nm

NIXIE

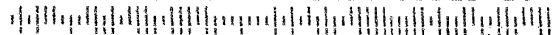
322 DE 1

0012/26/24

RETURN TO SENDER
INSUFFICIENT ADDRESS
UNABLE TO FORWARD

BC: 32502583335

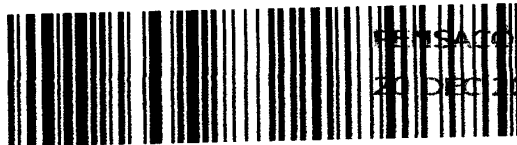
*2638-00313-20-16



32507-824539

32507-824539

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



PENSACOLA FL 325

20 DEC 2024 PM 1:11

9171 9690 0935 0128 1015 70

CITIBANK, N.A. [0225-61]
7930 NW 110TH STREET
KANSAS CITY, MO 64153

64153-12703

NO POSTAGE
NECESSARY
IF MAILED
IN THE
UNITED STATES

ALL INFORMATION CONTAINED
HEREIN IS UNCLASSIFIED
DATE 01-12-2001 BY 60322 UCBAW

NO POSTAGE
NECESSARY
IF MAILED
IN THE
UNITED STATES

ALL INFORMATION CONTAINED
HEREIN IS UNCLASSIFIED
DATE 01-12-2001 BY 60322 UCBAW

THE SUMMATION WEEKLY

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

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Dated this 19th day of December 2024.

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg
Deputy Clerk

4WR/11-1/22TD

Name: Emily Hogg, Deputy Clerk
Order Number: 7641
Order Date: 12/26/2024
Number Issues: 4
Pub Count: 1
First Issue: 1/1/2025
Last Issue: 1/22/2025
Order Price: \$200.00
Publications: The Summation Weekly
Pub Dates: The Summation Weekly: 1/1/2025, 1/8/2025, 1/15/2025, 1/22/2025

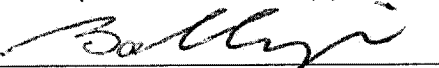
Emily Hogg, Deputy Clerk
First Judicial Circuit, Escambia County
190 W. Government St.
Pensacola FL 32502
USA

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

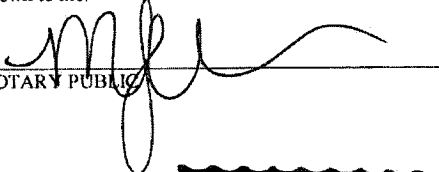
2022 TD 04572 MIKON FINANCIAL SERVICES INC AND OCEAN BANK - S. H. Pierson

was published in said newspaper in and was printed and released from 1/1/2025 until 1/22/2025 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 1/22/2025, by MALCOLM BALLINGER, who is personally known to me.

X 
NOTARY PUBLIC

