



# 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

1124-25

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	ASSEMBLY TAX 36, LLC ASSEMBLY TAX 36 LLC FBO SEC PTY PO BOX 12225 NEWARK, NJ 07101-3411	Application date	Apr 11, 2024
Property description	GATSON REAL ESTATE LLC PO BOX 354 CHILLICOTHE, MO 64601 13638 CANAL DR 10-3463-951 BEG AT SE COR OF LT 1 BLK 7 SUN AND SAND S/D PB 4 P 35 ELY ALG N R/W LI OF CANAL DR (66 FT R/W) 662 (Full legal attached.)	Certificate #	2022 / 5129
		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)
# 2022/5129	06/01/2022	2,171.34	108.57	2,279.91
→Part 2: Total*				2,279.91

## 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)
# 2023/5287	06/01/2023	2,340.02	6.25	166.24	2,512.51
Part 3: Total*					2,512.51

## 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)	4,792.42
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	2,369.10
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)	7,536.52

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: Condice Lewis  
Signature, Tax Collector or Designee

Escambia, Florida  
Date April 22nd, 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>11/06/2024</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.

BEG AT SE COR OF LT 1 BLK 7 SUN AND SAND S/D PB 4 P 35 ELY ALG N R/W LI OF CANAL DR (66 FT R/W) 662 82/100 FT CONT ALG R/W LI WITH DEFLECTION ANGLE 18 DEG 12 MIN 50 SEC TO THE RIGHT 103 06/100 FT TO POB CONT ELY ALG A FOREMENTIONED R/W LI 100 FT NLY AT RIGHT ANGLES 120 FT WLY AT RIGHT ANGLES 100 FT SLY AT RIGHT ANGLES 120 FT TO POB OR 7948 P 1914

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2400247

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

ASSEMBLY TAX 36, LLC  
ASSEMBLY TAX 36 LLC FBO SEC PTY  
PO BOX 12225  
NEWARK, NJ 07101-3411,

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
10-3463-951	2022/5129	06-01-2022	BEG AT SE COR OF LT 1 BLK 7 SUN AND SAND S/D PB 4 P 35 ELY ALG N R/W LI OF CANAL DR (66 FT R/W) 662 82/100 FT CONT ALG R/W LI WITH DEFLECTION ANGLE 18 DEG 12 MIN 50 SEC TO THE RIGHT 103 06/100 FT TO POB CONT ELY ALG A FOREMENTIONED R/W LI 100 FT NLY AT RIGHT ANGLES 120 FT WLY AT RIGHT ANGLES 100 FT SLY AT RIGHT ANGLES 120 FT TO POB OR 7948 P 1914

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  
ASSEMBLY TAX 36, LLC  
ASSEMBLY TAX 36 LLC FBO SEC PTY  
PO BOX 12225  
NEWARK, NJ 07101-3411

04-11-2024  
Application Date

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



# Chris Jones Escambia County Property Appraiser

[Real Estate Search](#)

[Tangible Property Search](#)

[Sale List](#)

[Back](#)

◀ Nav. Mode ☒ Account ☐ Parcel ID ▶

[Printer Friendly Version](#)

General Information						Assessments				
Parcel ID:	143S321000068005					Year	Land	Imprv	Total	Cap Val
Account:	103463951					2023	\$62,500	\$92,006	\$154,506	\$154,506
Owners:	GATSON REAL ESTATE LLC					2022	\$62,500	\$80,177	\$142,677	\$135,119
Mail:	PO BOX 354 CHILLICOTHE, MO 64601					2021	\$57,500	\$65,336	\$122,836	\$122,836
Situs:	13638 CANAL DR 32507					Disclaimer				
Use Code:	MULTI-FAMILY <=9 🔑					Tax Estimator				
Units:	2					File for Exemption(s) Online				
Taxing Authority:	COUNTY MSTU					Report Storm Damage				
Tax Inquiry:	Open Tax Inquiry Window									
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector										

Sales Data						2023 Certified Roll Exemptions				
Sale Date	Book	Page	Value	Type	Official Records (New Window)	None				
11/18/2022	8892	659	\$71,400	WD	📄					
08/08/2018	7948	1914	\$125,000	WD	📄	Legal Description				
02/1996	3936	384	\$100	QC	📄	BEG AT SE COR OF LT 1 BLK 7 SUN AND SAND S/D PB 4 P 35				
06/1990	2874	285	\$100	QC	📄	ELY ALG N R/W LI OF CANAL DR (66 FT R/W) 662 82/100				
06/1980	1444	819	\$51,500	WD	📄	FT... 🔑				
03/1980	1419	138	\$100	WD	📄	Extra Features				
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						None				

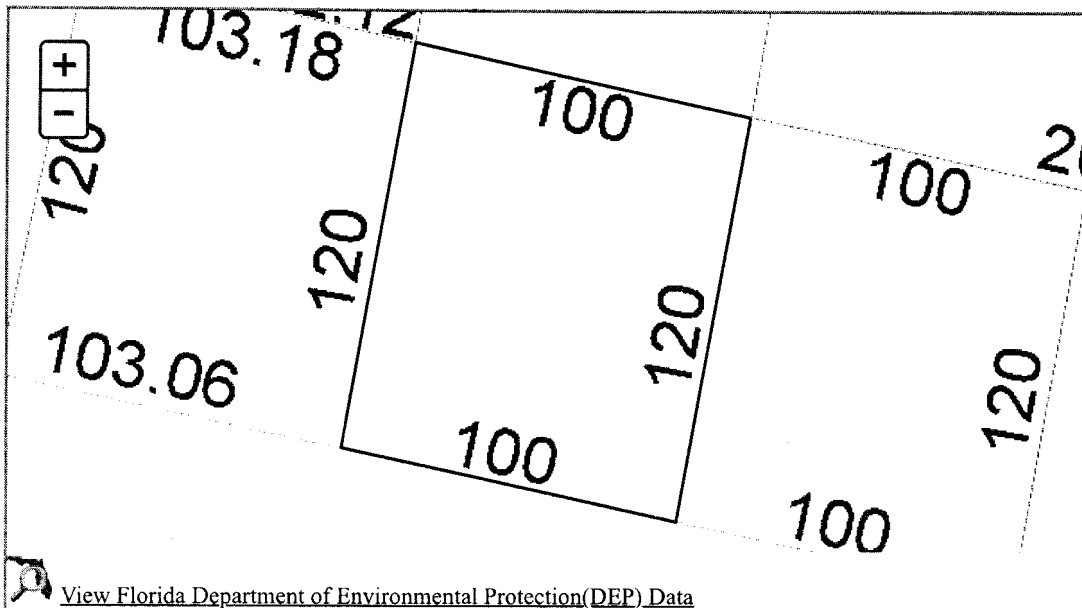
**Parcel Information** [Launch Interactive Map](#)

Section  
Map Id:  
14-3S-32-4

Approx.  
Acreage:  
0.2756

Zoned:   
MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR  
MDR

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




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

#### Buildings

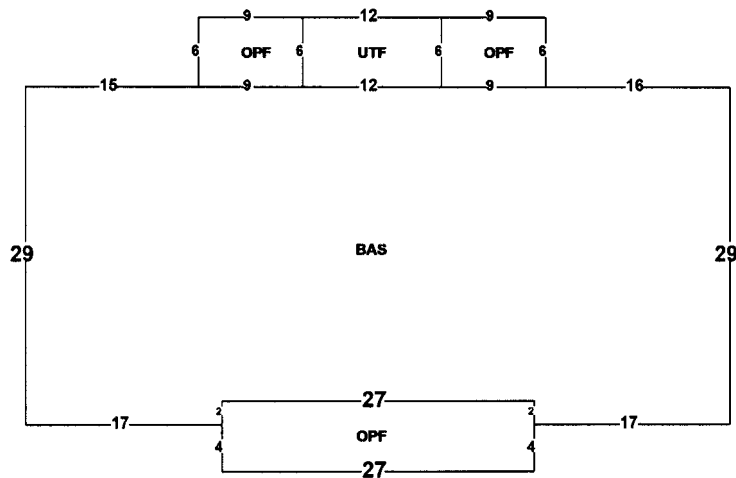
Address: 13638 CANAL DR, Year Built: 1979, Effective Year: 1979, PA Building ID#: 118727

##### Structural Elements

DECOR/MILLWORK-AVERAGE  
DWELLING UNITS-2  
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-GABLE  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

 Areas - 2057 Total SF

BASE AREA - 1715  
OPEN PORCH FIN - 270  
UTILITY FIN - 72



#### Images



12/4/2018 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: 04/25/2024 (tc.7426)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 05129**, issued the **1st** day of **June, A.D., 2022** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

**BEG AT SE COR OF LT 1 BLK 7 SUN AND SAND S/D PB 4 P 35 ELY ALG N R/W LI OF CANAL DR (66 FT R/W) 662 82/100 FT CONT ALG R/W LI WITH DEFLECTION ANGLE 18 DEG 12 MIN 50 SEC TO THE RIGHT 103 06/100 FT TO POB CONT ELY ALG A FOREMENTIONED R/W LI 100 FT NLY AT RIGHT ANGLES 120 FT WLY AT RIGHT ANGLES 100 FT SLY AT RIGHT ANGLES 120 FT TO POB OR 7948 P 1914**

**SECTION 14, TOWNSHIP 3 S, RANGE 32 W**

**TAX ACCOUNT NUMBER 103463951 (1124-25)**

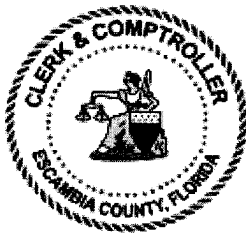
The assessment of the said property under the said certificate issued was in the name of

**GATSON REAL ESTATE LLC**

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 November, which is the **6th day of November 2024**.

Dated this 29th day of April 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 #: 10-3463-951 CERTIFICATE #: 2022-5129

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: June 27, 2004 to and including June 27, 2024 Abstractor: Stacie Wright

BY

Michael A. Campbell,  
As President  
Dated: July 11, 2024

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

July 11, 2024

Tax Account #: **10-3463-951**

1. The Grantee(s) of the last deed(s) of record is/are: **MATTHEW R. GATSON**  
**By Virtue of Warranty Deed recorded 6/13/2024 in OR 9160/1050**
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 8/8/2018 or 7945/1615**
4. Taxes:

**Taxes for the year(s) 2021-2023 are delinquent.**  
**Tax Account #: 10-3463-951**  
**Assessed Value: \$154,506.00**  
**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>NOV 6, 2024</u>
<b>TAX ACCOUNT #:</b>	<u>10-3463-951</u>
<b>CERTIFICATE #:</b>	<u>2022-5129</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>2023</u> tax year.

**GATSON REAL ESTATE LLC AND  
MATTHEW R. GATSON  
PO BOX 354  
CHILLICOTHE, MO 64601**

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

**GATSON REAL ESTATE LLC AND  
MATTHEW R. GATSON  
13638 CANAL DR  
PENSACOLA, FL 32507**

**Certified and delivered to Escambia County Tax Collector, this 11<sup>th</sup> day of July, 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**

**July 11, 2024**

**Tax Account #:10-3463-951**

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

**BEG AT SE COR OF LT 1 BLK 7 SUN AND SAND S/D PB 4 P 35 ELY ALG N R/W LI OF CANAL  
DR (66 FT R/W) 662 82/100 FT CONT ALG R/W LI WITH DEFLECTION ANGLE 18 DEG 12 MIN 50  
SEC TO THE RIGHT 103 06/100 FT TO POB CONT ELY ALG A FOREMENTIONED R/W LI 100 FT  
NLY AT RIGHT ANGLES 120 FT WLY AT RIGHT ANGLES 100 FT SLY AT RIGHT ANGLES 120  
FT TO POB OR 7948 P 1914**

**SECTION 14, TOWNSHIP 3 S, RANGE 32 W**

**TAX ACCOUNT NUMBER 10-3463-951(1124-25)**

**ABTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL  
WITHOUT A CURRENT SURVEY.**

## GENERAL WARRANTY DEED

THIS DEED: made this 7th day of May, 2024, by and between  
Gatson Real Estate, LLC,

of the County of Livingston, in the State of Missouri, Grantor, and  
Matthew R. Gatson

of the County of Livingston, in the State of Missouri, Grantee;

Grantee's mailing address:

PO Box 354, Chillicothe, MO 64601

WITNESSETH, that the said Grantor, for and in consideration of the sum of FIVE DOLLARS (\$5.00) and other valuable consideration, paid by the said Grantee, the receipt of which is hereby acknowledged, does or do by these presents GRANT, BARGAIN, SELL, CONVEY AND CONFIRM unto the said Grantee the following described Real Property lying, being and situate in the County of Escambia, State of Florida to-wit:

BEG AT SE COR OF LT 1 BLK 7 SUN AND SAND S/D PB 4 P 35 ELY ALG N R/W LI OF CANAL DR (66 FT R/W) 662 82/100 FT CONT ALG R/W LI WITH DEFLECTION ANGLE 18 DEG 12 MIN 50 SEC TO THE RIGHT 103 06/100 FT TO POB CONT ELY ALG A FOREMENTIONED R/W LI 100 FT NLY AT RIGHT ANGLES 120 FT WLY AT RIGHT ANGLES 100 FT SLY AT RIGHT ANGLES 120 FT TO POB OR 8892 P 659

TO HAVE AND TO HOLD THE PREMISES AFORESAID, together with all rights, privileges and appurtenances to the same belonging, unto the said Grantee forever.

The said Grantor covenanting that said Grantor and the heirs, executors, administrators and assigns of such party or parties shall and will WARRANT AND DEFEND the title to the premises unto the claims of all persons whomsoever, excepting however, the general taxes for the calendar year 2024 and thereafter, and special taxes becoming a lien after the date of this deed.

IN WITNESS WHEREOF, the said Grantor has or have hereunto set their hand or hands the day and year first above written.

Matthew R. Gatson Member of Gatson Real Estate Amber Gatson  
Matthew R. Gatson, Member Amber Gatson, witness  
Lawrence R. Gatson  
Lawrence R. Gatson, Member of Gatson Real Estate, LLC Brian R. Gatson

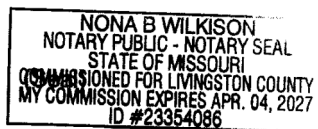
STATE OF Missouri

COUNTY OF Livingston

ss.

On this 9th day of May, 2024, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Matthew Gatson

Lawrence Gatson  
known to me to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he executed the same as own free act and deed.  
WITNESS my hand and Official Seal.



Nona B Wilkison  
Notary Public  
My Commission Expires: 04/04/2027

This Instrument Was Prepared  
By And Is To Be Returned To:  
Processing,  
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:

BEG AT SE COR OF LT 1 BLK 7 SUN AND SAND S/D PB 4 P 35 ELY ALG N R/W LI OF CANAL DR (66 FT R/W) 662 82/100 FT...

Customer: Madge K Fillingim & Brenda G Snipes

Account Number: 86950-70355

Amount of Lien: \$238.31, 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.

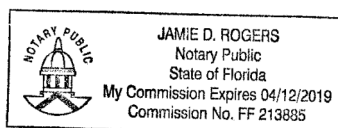
Dated: 8/6/18

EMERALD COAST UTILITIES AUTHORITY

BY: Mary Stanberry

### STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 6<sup>th</sup> day of August, 2018, by Mary Stanberry of the Emerald Coast Utilities Authority, who is personally known to me and who did not take an oath.



Jamie D. Rogers  
Notary Public - State of Florida

RWK:ls  
Revised 05/31/11

**STATE OF FLORIDA  
COUNTY OF ESCAMBIA**

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

**CERTIFICATE # 05129 of 2022**

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

GATSON REAL ESTATE LLC GATSON REAL ESTATE LLC  
PO BOX 354 13638 CANAL DR  
CHILLICOTHE, MO 64601 PENSACOLA, FL 32507

MATTHEW R. GATSON MATTHEW R. GATSON  
13638 CANAL DR PO BOX 354  
PENSACOLA, FL 32507 CHILLICOTHE, MO 64601

ECUA  
9255 STURDEVANT ST  
PENSACOLA, FL 32514

WITNESS my official seal this 19th day of September 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 November 6, 2024, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 05129**, issued the **1st** day of **June, A.D., 2022** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

BEG AT SE COR OF LT 1 BLK 7 SUN AND SAND S/D PB 4 P 35 ELY ALG N R/W LI OF CANAL DR (66 FT R/W) 662 82/100 FT CONT ALG R/W LI WITH DEFLECTION ANGLE 18 DEG 12 MIN 50 SEC TO THE RIGHT 103 06/100 FT TO POB CONT ELY ALG A FOREMENTIONED R/W LI 100 FT NLY AT RIGHT ANGLES 120 FT WLY AT RIGHT ANGLES 100 FT SLY AT RIGHT ANGLES 120 FT TO POB OR 7948 P 1914

SECTION 14, TOWNSHIP 3 S, RANGE 32 W

TAX ACCOUNT NUMBER 103463951 (1124-25)

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

**GATSON REAL ESTATE LLC**

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 November, which is the **6th day of November 2024**.

Dated this 24th day of September 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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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 November 6, 2024, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT THE COUNTY COURTHOUSE IN PENSACOLA, FLORIDA, OR CALL 850-595-3793.

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 05129**, issued the **1st** day of **June, A.D., 2022** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

**BEG AT SE COR OF LT 1 BLK 7 SUN AND SAND S/D PB 4 P 35 ELY ALG N R/W LI OF CANAL DR (66 FT R/W) 662 82/100 FT CONT ALG R/W LI WITH DEFLECTION ANGLE 18 DEG 12 MIN 50 SEC TO THE RIGHT 103 06/100 FT TO POB CONT ELY ALG A FOREMENTIONED R/W LI 100 FT NLY AT RIGHT ANGLES 120 FT WLY AT RIGHT ANGLES 100 FT SLY AT RIGHT ANGLES 120 FT TO POB OR 7948 P 1914**

**SECTION 14, TOWNSHIP 3 S, RANGE 32 W**

**TAX ACCOUNT NUMBER 103463951 (1124-25)**

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

**GATSON REAL ESTATE LLC**

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 November, which is the **6th day of November 2024**.

Dated this 24th day of September 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.

### Post Property:

**13638 CANAL DR 32507**



**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**

112425

**Document Number:** ECSO24CIV033678NON

**Agency Number:** 24-009875

**Court:** TAX DEED

**County:** ESCAMBIA

**Case Number:** CERT NO 05129 2022

**Attorney/Agent:**

PAM CHILDERS  
CLERK OF COURT  
TAX DEED

**Plaintiff:** RE: GATSON REAL ESTATE LLC

**Defendant:**

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

Received this Writ on 9/27/2024 at 8:58 AM and served same at 8:43 AM on 10/2/2024 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED PROPERTY PER CLERK'S OFFICE INSTRUCTIONS.

CHIP W SIMMONS, SHERIFF  
ESCAMBIA COUNTY, FLORIDA

By:

 925

D. NELSON, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LSTRAVIS

## WARNING

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**Post Property:**

13638 CANAL DR 32507



PAM CHILDERS  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY, FLORIDA

By:  
Emily Hogg  
Deputy Clerk

GATSON REAL ESTATE LLC [1124-25]  
PO BOX 354  
CHILLICOTHE, MO 64601

GATSON REAL ESTATE LLC [1124-25]  
13638 CANAL DR  
PENSACOLA, FL 32507

9171 9690 0935 0127 2098 64

9171 9690 0935 0127 2098 57

MATTHEW R. GATSON [1124-25]  
13638 CANAL DR  
PENSACOLA, FL 32507

MATTHEW R. GATSON [1124-25]  
PO BOX 354  
CHILLICOTHE, MO 64601

9171 9690 0935 0127 2098 40

9171 9690 0935 0127 2098 33

ECUA [1124-25]  
9255 STURDEVANT ST  
PENSACOLA, FL 32514

9171 9690 0935 0127 2098 26

Contact

**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: 103463951 Certificate Number: 005129 of 2022**

**Payor: MATTHEW GATSON PO BOX 354 CHILLICOTHE, MO 64601      Date 10/22/2024**

Clerk's Check #	171765	Clerk's Total	\$503.88
Tax Collector Check #	1	Tax Collector's Total	\$8,334.10
		Postage	\$41.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$8,895.98

**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 005129**

**Redeemed Date 10/22/2024**

**Name MATTHEW GATSON PO BOX 354 CHILlicothe, MO 64601**

Clerk's Total = TAXDEED	\$503.88
Due Tax Collector = TAXDEED	\$8,334.10
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
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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: 103463951 Certificate Number: 005129 of 2022**

Redemption ☐ No ☒ Application Date  Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="11/6/2024"/>	Redemption Date <input type="text" value="10/22/2024"/>
Months	7	6
Tax Collector	<input type="text" value="\$7,536.52"/>	<input type="text" value="\$7,536.52"/>
Tax Collector Interest	\$791.33	\$678.29
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$8,334.10	<input type="text" value="\$8,221.06"/> 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	\$47.88	\$41.04
Total Clerk	\$503.88	<input type="text" value="\$497.04"/> 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	\$8,895.98	\$8,776.10
	Repayment Overpayment Refund Amount	\$119.88
Book/Page	<input type="text" value="9138"/>	<input type="text" value="527"/>



# Escambia Sun Press

PUBLISHED WEEKLY SINCE 1948  
(Warrington) Pensacola, Escambia County, Florida

## STATE OF FLORIDA

County of Escambia

Before the undersigned authority personally appeared Michael P. Driver who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a

NOTICE in the matter of TAX DEED SALE

DATE – 11-06-2024 – TAX CERTIFICATE #'S 05129

in the CIRCUIT Court

was published in said newspaper in the issues of

OCTOBER 3, 10, 17, 24, 2024

Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia and Santa Rosa Counties, 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 in the said newspaper.

Digitally signed by Michael P Driver  
DN: c=US, o=The Escambia Sun Press LLC,  
dnQualifier=A01410D0000019093B5D40A000E97D9, cn=Michael P Driver  
Date: 2024.10.24 13:37:56 -05'00'

**PUBLISHER**

Sworn to and subscribed before me this 24TH day of OCTOBER  
A.D., 2024

Digitally signed by Heather Tuttle  
DN: c=US, o=The Escambia Sun Press LLC,  
dnQualifier=A01410C000001890CD5793600064AAE, cn=Heather Tuttle  
Date: 2024.10.24 13:40:09 -05'00'

**HEATHER TUTTLE  
NOTARY PUBLIC**



HEATHER TUTTLE  
Notary Public, State of Florida  
My Comm. Expires June 24, 2028  
Commission No. HH 535214

Page 1 of 1

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Dated this 26th day of September 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  
(SEAL)  
By: Emily Hogg  
Deputy Clerk

oaw-4w-10-03-10-17-24-2024