



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

0525-43

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	CHIAFFREDO ELIZABETH DAVIES 7/8 LEASE FELICIA H TRUSTEE FOR 5975 RIVERWOOD DR SANDY SPRINGS, GA 30328-3743 16777 PERDIDO KEY DR 402 10-4627-767 UNIT 402 OF WINDWARD CONDOMINIUM PHASE I ALSO 179TH INT IN COMMON ELEMENTS & PK SPACE #40 OR 1328 P (Full legal attached.)	Certificate #	2022 / 5264
		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)
# 2022/5264	06/01/2022	5,076.31	253.82	5,330.13
→ Part 2: Total*				5,330.13

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)
# 2023/5427	06/01/2023	5,576.43	6.25	396.16	5,978.84
Part 3: Total*					5,978.84

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)	11,308.97
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	5,580.56
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)	17,264.53

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 <u>April 24th, 2024</u>
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Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

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>05/07/2025</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS + 6.25

Tax Collector (complete Parts 1-4)

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

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

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

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

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

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

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

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

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

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

Clerk of Court (complete Part 5)

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

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

UNIT 402 OF WINDWARD CONDOMINIUM PHASE I ALSO 1/79TH INT IN COMMON ELEMENTS & PK SPACE #40 OR 1328 P 151 OR 4513 P 420/423/426 OR 5926 P 961/996/998 OR 5926 P 1036 OR 6970 P 234/237 OR 6920 P 1702 OR 7867 P 474/476 OR 7870 P 1213 OR 7872 P 1735

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2400580

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
10-4627-767	2022/5264	06-01-2022	UNIT 402 OF WINDWARD CONDOMINIUM PHASE I ALSO 1/79TH INT IN COMMON ELEMENTS & PK SPACE #40 OR 1328 P 151 OR 4513 P 420/423/426 OR 5926 P 961/996/998 OR 5926 P 1036 OR 6970 P 234/237 OR 6920 P 1702 OR 7867 P 474/476 OR 7870 P 1213 OR 7872 P 1735

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



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 Parcel ID: 014S330900402001 Account: 104627767 Owners: CHIAFFREDO ELIZABETH DAVIES 7/8 LEASE FELICIA H TRUSTEE FOR FBO CHIAFFREDO ELIZABETH DAVIES SUBTRUST 1/8 INT Mail: 5975 RIVERWOOD DR SANDY SPRINGS, GA 30328-3743 Situs: 16777 PERDIDO KEY DR 402 32507 Use Code: CONDO-RES UNIT Taxing Authority: COUNTY MSTU Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector	Assessments <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2023</td> <td>\$0</td> <td>\$411,775</td> <td>\$411,775</td> <td>\$390,932</td> </tr> <tr> <td>2022</td> <td>\$0</td> <td>\$386,435</td> <td>\$386,435</td> <td>\$355,393</td> </tr> <tr> <td>2021</td> <td>\$0</td> <td>\$323,085</td> <td>\$323,085</td> <td>\$323,085</td> </tr> </tbody> </table> <hr/> <p style="text-align: center;">Disclaimer</p> <hr/> <p style="text-align: center;">Tax Estimator</p> <hr/> <p style="text-align: center;">File for Exemption(s) Online</p> <hr/> <p style="text-align: center;">Report Storm Damage</p>	Year	Land	Imprv	Total	Cap Val	2023	\$0	\$411,775	\$411,775	\$390,932	2022	\$0	\$386,435	\$386,435	\$355,393	2021	\$0	\$323,085	\$323,085	\$323,085
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Sales Data <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr><td>03/08/2018</td><td>7870</td><td>1213</td><td>\$37,400</td><td>QC</td><td></td></tr> <tr><td>03/05/2018</td><td>7872</td><td>1735</td><td>\$100</td><td>TR</td><td></td></tr> <tr><td>03/05/2018</td><td>7867</td><td>476</td><td>\$100</td><td>TR</td><td></td></tr> <tr><td>03/05/2018</td><td>7867</td><td>474</td><td>\$60,800</td><td>QC</td><td></td></tr> <tr><td>01/24/2013</td><td>6970</td><td>237</td><td>\$100</td><td>TR</td><td></td></tr> <tr><td>01/24/2013</td><td>6970</td><td>234</td><td>\$100</td><td>CJ</td><td></td></tr> <tr><td>11/13/2012</td><td>6950</td><td>1005</td><td>\$100</td><td>TR</td><td></td></tr> <tr><td>08/20/2012</td><td>6920</td><td>1701</td><td>\$100</td><td>WD</td><td></td></tr> <tr><td>08/15/2012</td><td>6920</td><td>1702</td><td>\$100</td><td>TR</td><td></td></tr> <tr><td>08/15/2012</td><td>6920</td><td>1699</td><td>\$100</td><td>TR</td><td></td></tr> <tr><td>03/2006</td><td>5926</td><td>1036</td><td>\$100</td><td>CJ</td><td></td></tr> <tr><td>03/2006</td><td>5926</td><td>996</td><td>\$100</td><td>CJ</td><td></td></tr> <tr><td>11/1999</td><td>4513</td><td>426</td><td>\$100</td><td>WD</td><td></td></tr> <tr><td>11/1999</td><td>4513</td><td>423</td><td>\$100</td><td>WD</td><td></td></tr> <tr><td>11/1999</td><td>4513</td><td>420</td><td>\$100</td><td>WD</td><td></td></tr> <tr><td>04/1979</td><td>1328</td><td>151</td><td>\$60,000</td><td>WD</td><td></td></tr> </tbody> </table> <p>Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller</p>	Sale Date	Book	Page	Value	Type	Official Records (New Window)	03/08/2018	7870	1213	\$37,400	QC		03/05/2018	7872	1735	\$100	TR		03/05/2018	7867	476	\$100	TR		03/05/2018	7867	474	\$60,800	QC		01/24/2013	6970	237	\$100	TR		01/24/2013	6970	234	\$100	CJ		11/13/2012	6950	1005	\$100	TR		08/20/2012	6920	1701	\$100	WD		08/15/2012	6920	1702	\$100	TR		08/15/2012	6920	1699	\$100	TR		03/2006	5926	1036	\$100	CJ		03/2006	5926	996	\$100	CJ		11/1999	4513	426	\$100	WD		11/1999	4513	423	\$100	WD		11/1999	4513	420	\$100	WD		04/1979	1328	151	\$60,000	WD		2023 Certified Roll Exemptions None
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Extra Features None																																																																																																							

[Parcel Information](#)

[Launch Interactive Map](#)

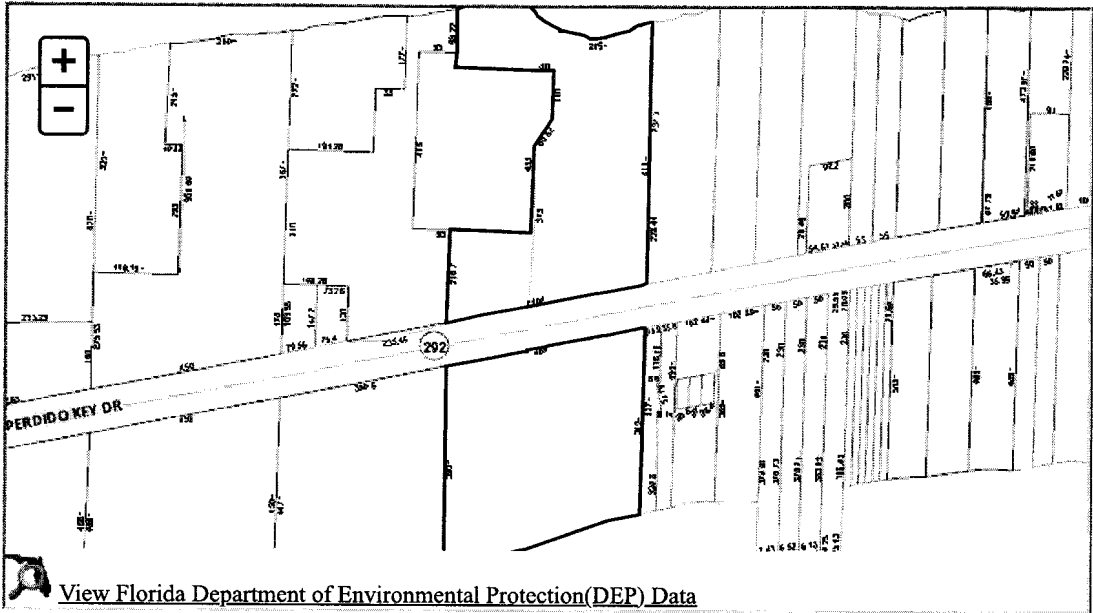
Section Map Id:
01-4S-33

Approx. Acreage:
9.8958

Zoned: 
CONSULT ZONING AUTHORITY

- HDR-PK
- MDR-PK
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Evacuation & Flood Information
[Open Report](#)




View Florida Department of Environmental Protection (DEP) Data

Buildings

Address: 16777 PERDIDO KEY DR 402, Year Built: 1980, Effective Year: 1980, PA Building ID#: 122906

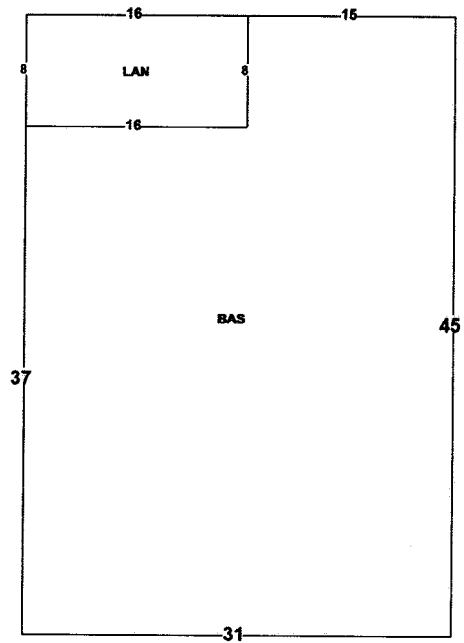
Structural Elements

DECOR/MILLWORK-ABOVE AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-STUCCO OV BLOCK
FLOOR COVER-CARPET
FOUNDATION-STRUCTURAL
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-6
NO. STORIES-1
ROOF COVER-BLT UP MTL/GYP
ROOF FRAMING-CONCRETE
STORY HEIGHT-0
STRUCTURAL FRAME-MASONRY PIL/STL

 **Areas - 1395 Total SF**

BASE AREA - 1267

LANAI - 128



Images

None

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

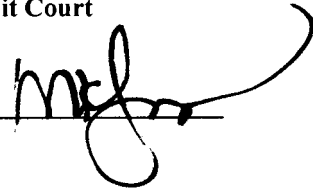
**PAM CHILDERS, CLERK OF THE CIRCUIT COURT
Tax Certificate Redeemed From Sale
Account: 104627767 Certificate Number: 005264 of 2022**

**Payor: ELIZABETH D CHIAFFREDO 125 OLD STRATTON CHASE SANDY SPRINGS GA 30328
Date 8/8/2024**

Clerk's Check # 1
Tax Collector Check # 1

Clerk's Total \$544.92
Tax Collector's Total \$20,637.36
Postage \$100.00
Researcher Copies \$0.00
Recording \$10.00
Prep Fee \$7.00
Total Received ~~\$21,299.28~~

REDUCED @ 18,487.10
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>

