



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

0525-49

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 7022 PO BOX 71540 PHILADELPHIA, PA 19176-1540	Application date	Apr 22, 2024
Property description	MADISON JOHN H III PO BOX 923 CENTURY, FL 32535 6865 JEFFERSON AVE 11-1898-110 THE EAST 82 FT OF PARCEL DESCRIBED IN OR 1687 P 750 AS FOLLOWS: A PARCEL IN SW 1/4 OF NW 1/4 OF SEC (Full legal attached.)	Certificate #	2022 / 5569
		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)
# 2022/5569	06/01/2022	745.85	37.29	783.14
→Part 2: Total*				783.14


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)
# /					
Part 3: Total*					0.00

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)	783.14
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	707.84
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)	1,865.98

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: 	Escambia, Florida
Signature, Tax Collector or Designee	Date April 24th, 2024

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.	41,048.50
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 ⁺⁶²⁵

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.

THE EAST 82 FT OF PARCEL DESCRIBED IN OR 1687 P 750 AS FOLLOWS: A PARCEL IN SW 1/4 OF NW 1/4 OF SEC 8 BEG AT A POINT 678 FT S OF NW COR OF SAID 40 ACRE S/D (THIS BEING THE SW COR OF PARCEL SOLD TO JIM REED) THENCE E ALG S LI OF JIM REED LAND 330 FT THENCE S ALG W LI OF CORINE RILEYS LAND 132 FT THENCE W 330 FT TO SEC LI THENCE N ALG SEC LI 132 FT TO POB OR 7641 P 1464

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2400571

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

KEYS FUNDING LLC - 7022

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
11-1898-110	2022/5569	06-01-2022	THE EAST 82 FT OF PARCEL DESCRIBED IN OR 1687 P 750 AS FOLLOWS: A PARCEL IN SW 1/4 OF NW 1/4 OF SEC 8 BEG AT A POINT 678 FT S OF NW COR OF SAID 40 ACRE S/D (THIS BEING THE SW COR OF PARCEL SOLD TO JIM REED) THENCE E ALG S LI OF JIM REED LAND 330 FT THENCE S ALG W LI OF CORINE RILEYS LAND 132 FT THENCE W 330 FT TO SEC LI THENCE N ALG SEC LI 132 FT TO POB OR 7641 P 1464

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 - 7022

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		Assessments				
Parcel ID:	085N302345001001	Year	Land	Imprv	Total	Cap Val
Account:	111898110	2023	\$2,011	\$118,285	\$120,296	\$82,097
Owners:	MADISON JOHN H III	2022	\$2,011	\$106,645	\$108,656	\$79,706
Mail:	PO BOX 923 CENTURY, FL 32535	2021	\$2,011	\$84,833	\$86,844	\$77,385
Situs:	6865 JEFFERSON AVE 32535	Disclaimer				
Use Code:	SINGLE FAMILY RESID 🔑	Tax Estimator				
Taxing Authority:	CENTURY CITY LIMITS	File for Exemption(s) Online				
Tax Inquiry:	Open Tax Inquiry Window	Report Storm Damage				
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)	HOMESTEAD EXEMPTION	
12/20/2016	7641	1464	\$100	QC		Legal Description	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						THE EAST 82 FT OF PARCEL DESCRIBED IN OR 1687 P 750 AS FOLLOWS: A PARCEL IN SW 1/4 OF NW 1/4 OF SEC 8 BEG AT... 	
						Extra Features	
						None	

Parcel Information [Launch Interactive Map](#)

Section Map Id: 08-SN-30-1

Approx. Acreage: 0.2372

Zoned: 🔑

Evacuation & Flood Information
[Open Report](#)

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

Buildings

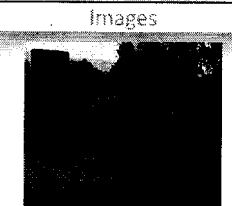
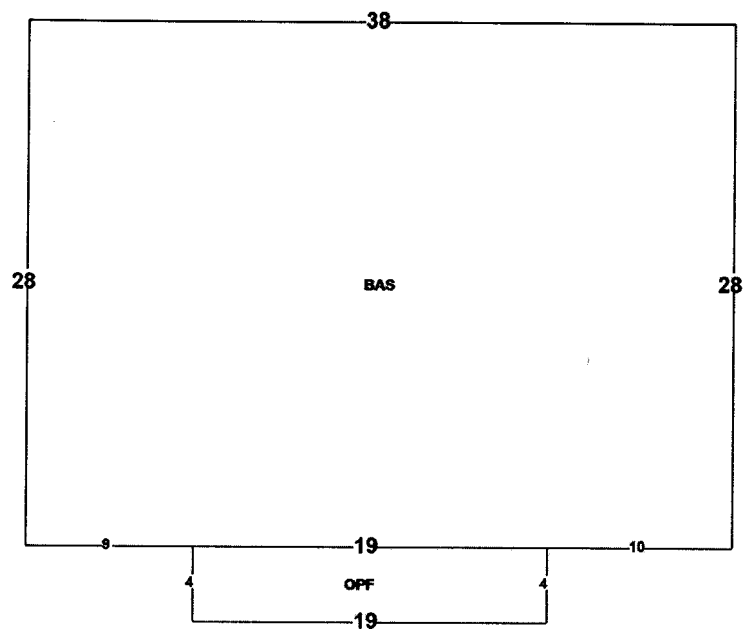
Year Built: 2017, Effective Year: 2017, PA Building ID#: 143382

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-SIDING-LAP.AAVG
FLOOR COVER-VINYL/CORK
FOUNDATION-SLAB ON GRADE
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-6
NO. STORIES-1
ROOF COVER-DIMEN/ARCH SHNG
ROOF FRAMING-GABL/HIP COMBO
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

Areas - 1140 Total SF

BASE AREA - 1064
OPEN PORCH FIN - 76



8/9/2022 12:00:00 AM

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

Last Updated:05/08/2024 (tc 2833)

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: 111898110 Certificate Number: 005569 of 2022**

Payor: JOHN H MADISON III 6865 JEFFERSON AVE CENTURY FL 32535 Date 1/13/2025

Clerk's Check #	324436	Clerk's Total	\$544.92
Tax Collector Check #	1	Tax Collector's Total	\$2,266.10
		Postage	\$100.00
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$2,898.02

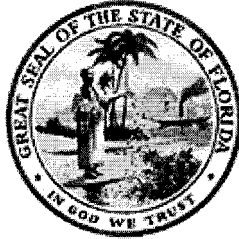
\$2,321.70
\$2,338.70

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 005569

Redeemed Date 1/13/2025

Name JOHN H MADISON III 6865 JEFFERSON AVE CENTURY FL 32535

Clerk's Total = TAXDEED	\$544.92 \$2,321.70
Due Tax Collector = TAXDEED	\$2,336.10
Postage = TD2	\$100.00
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

• For Office Use Only

Date	Docket	Desc	Amount Owed	Amount Due	Payee Name
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FINANCIAL SUMMARY

No Information Available - See Dockets



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator

Account: 111898110 Certificate Number: 005569 of 2022

Redemption ☐ No ☒ Application Date Interest Rate

	Final Redemption Payment ESTIMATED	Redemption Overpayment ACTUAL
	Auction Date <input type="text" value="5/7/2025"/>	Redemption Date <input type="text" value="1/30/2025"/>
Months	13	9
Tax Collector	<input type="text" value="\$1,865.98"/>	<input type="text" value="\$1,865.98"/>
Tax Collector Interest	\$363.87	\$251.91
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$2,236.10	<input type="text" value="\$2,124.14"/> <i>TC</i>
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	\$88.92	\$61.56
Total Clerk	\$544.92	<input type="text" value="\$517.56"/> <i>CLT</i>
Release TDA Notice (Recording)	<input type="text" value="\$10.00"/>	<input type="text" value="\$10.00"/>
Release TDA Notice (Prep Fee)	<input type="text" value="\$7.00"/>	<input type="text" value="\$7.00"/>
Postage	<input type="text" value="\$100.00"/>	<input type="text" value="\$0.00"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$2,898.02	\$2,658.70
	Repayment Overpayment Refund Amount	\$239.32
Book/Page	<input type="text" value="9149"/>	<input type="text" value="404"/>



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 #: 11-1898-110 CERTIFICATE #: 2022-5569

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: January 14, 2005 to and including January 14, 2025 Abstractor: Pam Alvarez

BY

Michael A. Campbell,
As President
Dated: January 15, 2025

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

January 15, 2025

Tax Account #: **11-1898-110**

1. The Grantee(s) of the last deed(s) of record is/are: **JOHN H MADISON III**
By Virtue of Quitclaim Deed recorded 12/21/2016 in OR 7641/1464
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. **MSBU Lien in favor of Escambia County recorded 10/7/1998 OR 4320/1378**
 - b. **MSBU Lien in favor of Escambia County recorded 9/13/1999 OR 4467/157**
 - c. **Judgment in favor of Gulf Winds Federal Credit Union FKA Monsanto Employees Credit Union recorded 3/27/2014 OR 7150/1363**
4. Taxes:

Taxes for the year(s) 2021-2023 are delinquent.
Tax Account #: 11-1898-110
Assessed Value: \$84,559.00
Exemptions: HOMESTEAD
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: MAY 7, 2025

TAX ACCOUNT #: 11-1898-110

CERTIFICATE #: 2022-5569

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 checked="" type="checkbox"/>	<input type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Homestead for <u>2024</u> tax year.

JOHN H MADISON III AND LATIA SYMONE
MADISON AKA LATIA SYMONE DORTCH
6865 JEFFERSON AVE
CENTURY, FL 32535

JOHN H MADISON III
PO BOX 923
CENTURY, FL 32535

GULF WINDS FEDERAL CREDIT UNION FKA
MONSANTO EMPLOYEES CREDIT UNION
220 EAST NINE MILE ROAD
PENSACOLA, FL 32534

Certified and delivered to Escambia County Tax Collector, this 15th day of January, 2025.

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

January 15, 2025

Tax Account #:11-1898-110

LEGAL DESCRIPTION EXHIBIT "A"

THE EAST 82 FT OF PARCEL DESCRIBED IN OR 1687 P 750 AS FOLLOWS: A PARCEL IN SW 1/4 OF NW 1/4 OF SEC 8 BEG AT A POINT 678 FT S OF NW COR OF SAID 40 ACRE S/D (THIS BEING THE SW COR OF PARCEL SOLD TO JIM REED) THENCE E ALG S LI OF JIM REED LAND 330 FT THENCE S ALG W LI OF CORINE RILEYS LAND 132 FT THENCE W 330 FT TO SEC LI THENCE N ALG SEC LI 132 FT TO POB OR 7641 P 1464

SECTION 08, TOWNSHIP 5 N, RANGE 30 W

TAX ACCOUNT NUMBER 11-1898-110(0525-49)

**ABTRACTOR'S NOTE: WE CAN NOT CERTIFY LEGAL AS WRITTEN ON TAX ROLL
WITHOUT A CURRENT SURVEY. PROPERTY APPEARS TO HAVE NO ACCESS.**

Prepared by:

Lauren Cobb
LEGAL SERVICES OF NORTH FLORIDA, INC.
1741 N. Palafox St.
Pensacola FL 32501
850-432-8222 ext. 5010 • Fax: 850-432-2329
Florida Bar No. 52022

(Space above this line is reserved for recording
office use only.)


QUITCLAIM DEED

That Grantor, **BETTY WASHINGTON**, whose address is PO Box 292, Century, FL 32535, for and in consideration of the sum of \$1.00 and other valuable consideration in hand paid by Grantee, **JOHN H. MADISON III**, whose address is PO Box 923, Century, FL 32535, the receipt of which is hereby acknowledged, grants, conveys, sells, and quitclaims unto Grantee's heirs, executors, administrators, and assigns forever, the following described land in Escambia County, Florida:

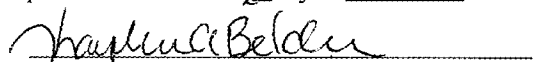
The East 82 feet of that parcel of land described in Book 1687, Page 750 of the Official Records of Escambia County, Florida; together with a 25 feet wide ingress/egress easement being the West 248 feet of the North 25 feet of the same parcel as described in Book 1687, Page 750 of the Official Records of Escambia County, Florida; all lying and being in Section 8, Township 5 North, Range 30 West, Escambia County, Florida.

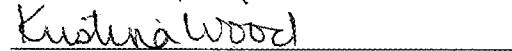
Together with all the tenements, hereditaments, easements, and appurtenances belonging to or benefiting such property. To have and to hold in fee simple forever.

In Witness Whereof, Grantor has signed these presents on this the 20th day of 12, 2016.


BETTY WASHINGTON

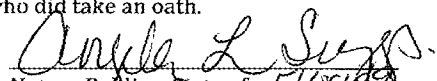
STATE OF FLORIDA
COUNTY OF ESCAMBIA

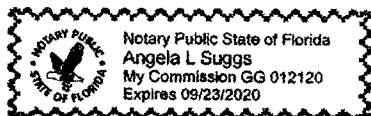

Witness 1
Printed Name: Haylene A Belden


Witness 2
Printed Name: Kristina Wood

The foregoing instrument was acknowledged before me this 20th day of December, 2016, by Betty Washington who is ✓ personally known to me or has produced NA as identification and who did take an oath.

[Print, type, or stamp commissioned name
of notary or deputy clerk]


Notary Public—State of Florida



OR BK 4320 PG1378
Escambia County, Florida
INSTRUMENT 98-538787

RCD Oct 07, 1998 09:54 am
Escambia County, Florida

NOTICE OF LIEN

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 98-538787

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT(MSBU)

Re: WASHINGTON DAVID & BETTY
P O BOX 292
CENTURY FL 32535

ACCT.NO. 11 1898 100 000

AMOUNT \$70.40

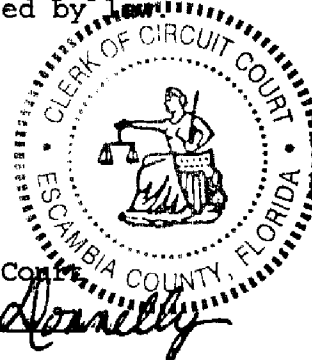
THIS Notice of Lien is hereby filed pursuant to Section 1-15-63 of the Escambia County, Florida Code of Ordinances for delinquent annual assessments for fiscal years prior to and including September 30, 1998 plus a 10% penalty charge against real property, more particularly described as:

BEG 678 FT S OF NW COR OF
SW 1/4 OF NW 1/4 E ALG S LI
OF JIM REED PROP 330 FT S
132 FT W 330 FT N ALG SEC
LI 132 FT TO POB
OR 954 P 168 OR 1687 P 750
PROP.NO. 08 5N 30 2345 000 001

filed in the public records of Escambia County. This constitutes a lien against the property identified above until discharged and satisfied by payment to the Clerk of the Circuit Court of the lien, plus penalties, in the total amount of \$70.40. Evidence of discharge and satisfaction of this lien can be recorded in the public records of Escambia County, Florida by the Clerk of the Circuit Court.

This lien shall not be assigned to any person. Until fully satisfied by payment, discharged or barred by law, this lien shall remain equal in rank and dignity with the liens of all state, county, district or municipal taxes and special assessments and superior in rank and dignity to all other subsequently filed liens, encumbrances, titles and claims in, to, or against the property. This lien may be enforced at any time by the Board of County Commissioners subsequent to the date of recording of this Notice of Lien for the amount due under the recorded lien, including all penalties, plus costs and a reasonable attorney's fee by proceedings in a court of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or under the provisions of Chapter 173, Florida Statutes or the collection and enforcement of payment thereof may be accomplished by any other method authorized by law.

Date: 09/04/1998



Ernie Lee Magaha
Clerk of the Circuit Court
by *Guaranne B. Donnelly*
Deputy Clerk

Ernie Lee Magaha
Clerk of the Circuit Court
by *Wanda M. McHenry*
Deputy Finance Director



OR BK 4467 PGO157
Escambia County, Florida
INSTRUMENT 99-659813

RCD Sep 13, 1999 08:03 am
Escambia County, Florida

NOTICE OF LIEN

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 99-659813

STATE OF FLORIDA
COUNTY OF ESCAMBIA

FIRE PROTECTION MUNICIPAL SERVICE BENEFIT UNIT(MSBU)

Re: WASHINGTON DAVID & BETTY
P O BOX 292
CENTURY FL 32535

ACCT.NO. 11 1898 100 000

AMOUNT \$35.20

THIS Notice of Lien is hereby filed pursuant to Section 1-15-63 of the Escambia County, Florida Code of Ordinances for delinquent annual assessments for the fiscal year October 1, 1998 through September 30, 1999 plus a 10% penalty charge against real property, more particularly described as:

BEG 678 FT S OF NW COR OF
SW 1/4 OF NW 1/4 E ALG S LI
OF JIM REED PROP 330 FT S
132 FT W 330 FT N ALG SEC
LI 132 FT TO POB
OR 954 P 168 OR 1687 P 750
PROP.NO. 08 SN 30 2345 000 001

filed in the public records of Escambia County. This constitutes a lien against the property identified above until discharged and satisfied by payment to the Clerk of the Circuit Court of the lien, plus penalties, in the total amount of \$35.20. Evidence of discharge and satisfaction of this lien can be recorded in the public records of Escambia County, Florida by the Clerk of the Circuit Court.

This lien shall not be assigned to any person. Until fully satisfied by payment, discharged or barred by law, this lien shall remain equal in rank and dignity with the liens of all state, county, district or municipal taxes and special assessments and superior in rank and dignity to all other subsequently filed liens, encumbrances, titles and claims in, to, or against the property. This lien may be enforced at any time by the Board of County Commissioners subsequent to the date of recording of this Notice of Lien for the amount due under the recorded lien, including all penalties, plus costs and a reasonable attorney's fee by proceedings in a court of equity to foreclose liens in the manner in which a mortgage lien is foreclosed or under the provisions of Chapter 173, Florida Statutes or the collection and enforcement of payment thereof may be accomplished by any other method authorized by law.

Date: 05/24/1999

Ernie Lee Magaha
Clerk of the Circuit Court

Wanda M. McCreary
Deputy Finance Director

Ernie Lee Magaha
Clerk of the Circuit Court

by *Berganne B. Donnelly*
Deputy Clerk

Recorded in Public Records 03/27/2014 at 09:54 AM OR Book 7150 Page 1363,
Instrument #2014020744, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$10.00

DR BK 5423 PG 1514
Escambia County, Florida
INSTRUMENT 2004-247107

**IN THE COUNTY COURT IN AND
FOR ESCAMBIA COUNTY, FLORIDA**

RCD Jun 01, 2004 01:17 pm
Escambia County, Florida

GULF WINDS FEDERAL CREDIT UNION FKA MONSANTO EMPLOYEES CREDIT
UNION
220 EAST NINE MILE ROAD
PENSACOLA FL 32534

ERNIE LEE MAGANA
Clerk of the Circuit Court
INSTRUMENT 2004-247107

Plaintiff,
VS.

BETTY F WASHINGTON
6861 JEFFERSON AVENUE
CENTURY FL 32535

Defendant.

Case No. 2004 SC 001760
Division: IV
FINAL JUDGMENT AGAINST
BETTY F WASHINGTON

THIS CAUSE having come before the Court, and the Court being fully advised in the premises,
it is therefore

ORDERED AND ADJUDGED that the Plaintiff GULF WINDS FEDERAL CREDIT UNION
FKA MONSANTO EMPLOYEES CREDIT UNION hereby recovers from the Defendant BETTY F
WASHINGTON the sum of \$4168.10, plus prejudgment interest of \$164.30 and \$1.60 in late fees and
costs of \$127.50 for a total of **\$4461.50** that shall bear interest at the rate of 7% per annum, for which
let execution issue.

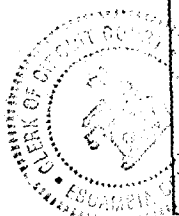
21 **DONE AND ORDERED** in Chambers at Pensacola, Escambia County, Florida this
day of May, 2004.

Thomas E. Johnson
County Judge

Copies to:

GULF WINDS FEDERAL CREDIT UNION

BETTY F WASHINGTON



CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
BY: *Pam Childers* D.C.
DATE: 3-27-2014

ERNIE LEE MAGANA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL
2004 MAY 21 P 3 27
COUNTY CIVIL DIVISION
FILED & RECORDED