



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

1124-44

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	COWART ANNIE MAE EST OF LATANY D COWART 221 STINNIS ST CANTONMENT, FL 32533 221 STINNIS ST 11-3215-000 BEG AT SE COR OF SW1/4 OF SE1/4 W 660 FT N 582 FT FOR POB E 180 FT TO W LI OF STINNIS ST N ALG SAID (Full legal attached.)	Certificate #	2022 / 5799
		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)
# 2022/5799	06/01/2022	493.51	24.68	518.19
→Part 2: Total*				518.19

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)
# 2023/5941	06/01/2023	497.39	6.25	82.07	585.71
Part 3: Total*					585.71

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)	1,103.90
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	440.07
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)	1,918.97

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

H

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.	13,656
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 SW1/4 OF SE1/4 W 660 FT N 582 FT FOR POB E 180 FT TO W LI OF STINNIS ST N ALG SAID ST 318 FT W AT RT ANG 180 FT S AT RT ANG 318 FT TO POB DB 234 P 293 DB 256 P 175

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2400075

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
11-3215-000	2022/5799	06-01-2022	BEG AT SE COR OF SW1/4 OF SE1/4 W 660 FT N 582 FT FOR POB E 180 FT TO W LI OF STINNIS ST N ALG SAID ST 318 FT W AT RT ANG 180 FT S AT RT ANG 318 FT TO POB DB 234 P 293 DB 256 P 175

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:	101N314314000000	Year	Land	Imprv	Total	Cap Val
Account:	113215000	2023	\$6,223	\$26,741	\$32,964	\$27,312
Owners:	COWART ANNIE MAE EST OF	2022	\$6,223	\$23,337	\$29,560	\$26,517
Mail:	LATANY D COWART 221 STINNIS ST CANTONMENT, FL 32533	2021	\$6,223	\$20,316	\$26,539	\$25,745
Situs:	221 STINNIS ST 32533	Disclaimer				
Use Code:	MOBILE HOME	Tax Estimator				
Taxing Authority:	COUNTY MSTU	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	HOMESTEAD EXEMPTION	
		Legal Description	
Official Records	(New Window)	BEG AT SE COR OF SW1/4 OF SE1/4 W 660 FT N 582 FT FOR POB E 180 FT TO W LI OF STINNIS ST N ALG SAID ST 318... 	
None		Extra Features	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller		None	

Parcel Information

Section Map Id:
10-1N-31-2

Approx. Acreage:
1.4229

Zoned:

LDR
LDR
LDR
LDR
LDR
LDR
LDR
LDR

Evacuation & Flood Information
[Open Report](#)

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

[Launch Interactive Map](#)

Buildings

Address: 221 STINNIS ST, Year Built: 1994, Effective Year: 1994, PA Building ID#: 124273

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-METAL

MH ROOF FRAMING-GABLE HIP

MH STRUCTURAL FRAME-TYPICAL

NO. PLUMBING FIXTURES-6

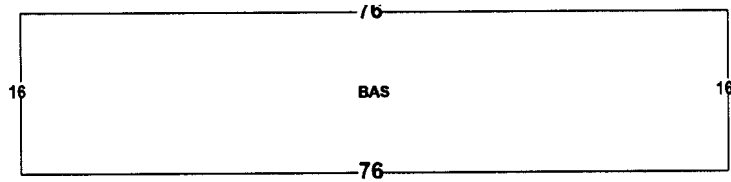
NO. STORIES-1

STORY HEIGHT-0



Areas - 1216 Total SF

BASE AREA - 1216



Images



1/30/2019 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.

Last Updated: 04/26/2024 (tc.3682)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 05799**, 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 SW1/4 OF SE1/4 W 660 FT N 582 FT FOR POB E 180 FT TO W LI OF STINNIS ST N ALG SAID ST 318 FT W AT RT ANG 180 FT S AT RT ANG 318 FT TO POB DB 234 P 293 DB 256 P 175

SECTION 10, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113215000 (1124-44)

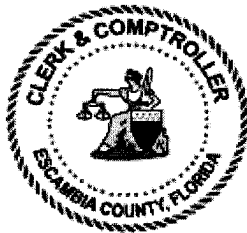
The assessment of the said property under the said certificate issued was in the name of

ANNIE MAE COWART EST OF

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 #: 11-3215-000 CERTIFICATE #: 2022-5799

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 25, 2004 to and including June 25, 2024 Abstractor: Pam Alvarez

BY

Michael A. Campbell,
As President
Dated: July 12, 2024

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

July 12, 2024

Tax Account #: **11-3215-000**

1. The Grantee(s) of the last deed(s) of record is/are: **JAMES A COWART, JAMES A COWART JR, ANNIE M BEASLEY, DAVID COWART, ELIZABETH COWART, ANTHONY COWART AND LATONYA COWART**

By Virtue of Warranty Deed recorded 7/6/1946 in Deed Book 234/293 and Order of Summary Administration recorded 10/22/1984 in OR 1977/425

ABSTRACTOR'S NOTE: WE FIND NO EVIDENCE OF DEATH FOR JAMES A COWART RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

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. NONE

4. Taxes:

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

Tax Account #: 11-3215-000

Assessed Value: \$27,312.00

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: NOV 6, 2024

TAX ACCOUNT #: 11-3215-000

CERTIFICATE #: 2022-5799

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 checked="" type="checkbox"/>	<input type="checkbox"/>	Homestead for <u>2023</u> tax year.

ESTATE OF ANNIE MAE COWART, JAMES A COWART, JAMES A COWART JR, ANNIE M BEASLEY, DAVID COWART, ELIZABETH COWART, ANTHONY COWART, LATONYA COWART AKA LATANY D COWART
221 STINNIS ST
CANTONMENT, FL 32533

JAMES COWART JR
92 ALABAMA STREET
BOSTON, MA

Certified and delivered to Escambia County Tax Collector, this 12th 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 12, 2024

Tax Account #:11-3215-000

LEGAL DESCRIPTION EXHIBIT "A"

**BEG AT SE COR OF SW1/4 OF SE1/4 W 660 FT N 582 FT FOR POB E 180 FT TO W LI OF STINNIS
ST N ALG SAID ST 318 FT W AT RT ANG 180 FT S AT RT ANG 318 FT TO POB DB 234 P 293 DB
256 P 175**

SECTION 10, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 11-3215-000(1124-44)

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

234 PAGE 293

This Indenture.

Made this

day of June

A. D. 1946.

Between MATTIE RAMSEY AND HER HUSBAND JAMES RAMSEY of
9586 Delmar Street, Detroit, Michigan

of the County of WAYNE and State of MICHIGAN
parties of the first part, and JAMES A. COWART AND ANNIE COWART, husband
and wife, and JAMES A. COWART, JR. of Cottage Hill, Fla.

of the County of Escambia and State of Florida
parties of the second part,

Witnesseth, that the said parties of the first part, for and in consideration of the sum of One Hundred and Twenty-Five (\$125.00)----- Dollars, to us in hand paid, the receipt whereof is hereby acknowledged, have granted, bargained, sold and transferred, and by these presents do grant, bargain, sell and transfer unto the said parties of the second part and their heirs and assigns forever, all that certain parcel of land lying and being in the County of Escambia, and State of Florida, more particularly described as follows:

Beginning on the West line of East half ($\frac{1}{2}$) of Southwest quarter ($\frac{1}{4}$) of Southeast quarter ($\frac{1}{4}$) of Section Ten (10), Township One (1) North, Range Thirty-one (31) West where said West line intersects the North right of way line of the Cantonment & Muscogee Road which point is marked by a concrete monument, thence North along said West line Four Hundred and Ninety-two and six tenths feet (492.6') for a point of beginning of this description, thence North along said West line One Hundred and Fifty-Nine feet (159'), thence East at right angles to said West line One Hundred and Eighty feet (180') to West line of Stinnis Street, thence South along the said West line of Stinnis Street One Hundred Fifty-Nine feet (159'), thence West at right angles to Stinnis Street One Hundred Eighty feet (180') to the point of beginning being in East half ($\frac{1}{2}$) of the Southwest quarter ($\frac{1}{4}$) of Southeast quarter ($\frac{1}{4}$), Section ten (10), Township One (1) North, Range Thirty-one (31) West.

Grantor, Mattie Ramsey, having derived title to the above described property under deed from the Trustees of the Internal Improvement Fund of the State of Florida, Recorded in Volume 161, page 204 of the Records of Deeds of Escambia County.

Together with all the tenements, hereditaments and appurtenances, with every privilege, right, title, interest and estate, dower and right of dower, reversion, remainder and easement thereto belonging or in anywise appertaining:

To Have and to Hold the same in fee simple forever.

And the said parties of the first part do covenant with the said parties of the second part that they are lawfully seized of the said premises, that they are free from all incumbrances and that they have a good right and lawful authority to sell the same; and the said parties of the first part do 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 parties of the first part have hereunto set their hands and seals the day and year above written.

Signed, Sealed and Delivered in Our Presence:

Harold Gibson
Mattie C. Mills

Mattie Ramsey
James Ramsey



State of Florida, MICHIGAN

BOOK 234 PAGE 294

County of Wayne

I HEREBY CERTIFY, That on this day of June
A. D. 1946, before me personally appeared MATTIE RAMSEY AND HER HUSBAND
JAMES RAMSEY

to me known to be the person s described in and who executed the foregoing conveyance to JAMES A. COWART AND ANNIE COWART, husband and wife

and severally acknowledged
the execution thereof to be their free act and deed for the uses and purposes therein mentioned; and the said MATTIE RAMSEY

the wife of the said
JAMES RAMSEY, on a separate
and private examination taken and made by and before me, and separately and apart from her said husband, did acknowledge that she made herself a party to the said Deed of Conveyance for the purpose of renouncing, relinquishing and conveying all her right, title and interest, whether of dower or of separate property, statutory or equitable, in and to the lands therein described, and that she executed said deed freely and voluntarily, and without any constraint, fear, apprehension or compulsion of or from her said husband.

WITNESS my signature and official seal at
in the County of Wayne and State of Florida, the day and
year last aforesaid. Michigan

My Commission Expires 1/6/50

Mattie C. Mills
Notary Public

Matthew Mills

MATTIE RAMSEY AND JAMES

RAMSEY
TO

JAMES A. COWART AND ANNIE
COWART - Cottage Hill

Date June 1946.

ABSTRACT OF DESCRIPTION

STATE OF FLORIDA,
County of }

On this day of
A. D. 19, at o'clock m., this
instrument was filed for record, and
being duly acknowledged and proven,
I have recorded the same on pages
of Book in the
public records of said County.
In Witness Whereof, I have here-
unto set my hand and affixed the
seal of the Circuit Court of the
State of Florida, in and for said County.

Clerk.
D. C.

5 LAW OFFICES OF

JERRY J. SULLIVAN

FILED FOR RECORD AND COUNSELLOR AT LAW

LANGLEY BELL

CLERK CIRCUIT COURT

ESCAMBIA COUNTY, FLORIDA

NO. 5808

FILED JUL 6 1946

RECORDED IN THE PUBLIC RECORDS OF
ESCAMBIA COUNTY, FLORIDA, IN THE BOOK AND PAGE NOTED ABOVE

LANGLEY BELL Clerk Circuit Court

By Artie Lee Campbell
Deputy Clerk

7

PH. 346,200-7 JR.
TH. 1,000,000 OF
EL. 1000-715 00

6
7
8
9
10
11

LQ
L4
L2
L3

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 05799 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:

ANNIE MAE COWART EST OF
LATANY D COWART
221 STINNIS ST
CANTONMENT, FL 32533

JAMES A COWART
221 STINNIS ST
CANTONMENT, FL 32533

JAMES A COWART JR ANNIE M BEASLEY
221 STINNIS ST 221 STINNIS ST
CANTONMENT, FL 32533 CANTONMENT, FL 32533

DAVID COWART ELIZABETH COWART
221 STINNIS ST 221 STINNIS ST
CANTONMENT, FL 32533 CANTONMENT, FL 32533

ANTHONY COWART LATONYA COWART
221 STINNIS ST 221 STINNIS ST
CANTONMENT, FL 32533 CANTONMENT, FL 32533

LATANY D COWART JAMES COWART JR
221 STINNIS ST 92 ALABAMA STREET
CANTONMENT, FL 32533 BOSTON, MA

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

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BEG AT SE COR OF SW1/4 OF SE1/4 W 660 FT N 582 FT FOR POB E 180 FT TO W LI OF STINNIS ST N ALG SAID ST 318 FT W AT RT ANG 180 FT S AT RT ANG 318 FT TO POB DB 234 P 293 DB 256 P 175

SECTION 10, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113215000 (1124-44)

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

ANNIE MAE COWART EST OF

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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Post Property:

221 STINNIS ST 32533



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. 05799**, 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 SW1/4 OF SE1/4 W 660 FT N 582 FT FOR POB E 180 FT TO W LI OF STINNIS ST N ALG SAID ST 318 FT W AT RT ANG 180 FT S AT RT ANG 318 FT TO POB DB 234 P 293 DB 256 P 175

SECTION 10, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113215000 (1124-44)

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

ANNIE MAE COWART EST OF

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.

Personal Services:

**ANNIE MAE COWART EST OF
LATANY D COWART
221 STINNIS ST
CANTONMENT, FL 32533**

**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

1124.44

Document Number: ECSO24CIV033555NON

Agency Number: 24-009932

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05799 2022

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE ANNIE MAE COWART EST OF

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 9/27/2024 at 9:01 AM and served same at 12:43 PM on 10/1/2024 in ESCAMBIA COUNTY, FLORIDA, by serving ANNIE MAE COWART EST OF , the within named, to wit: LATANY COWART, DAUGHTER.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____


A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: TDH

WARNING

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NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 05799**, 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:

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SECTION 10, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113215000 (1124-44)

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

ANNIE MAE COWART EST OF

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.

Personal Services:

ANNIE MAE COWART EST OF
LATANY D COWART
221 STINNIS ST
CANTONMENT, FL 32533

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

174.44

Document Number: ECSO24CIV033565NON

Agency Number: 24-009886

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05799 2022

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: ANNIE MAE COWART EST OF
Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 9/27/2024 at 8:59 AM and served same at 11:48 AM on 10/1/2024 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED PROPERTY PER CLERK'S OFFICE INSTRUCTION.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____


A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LSTRAVIS

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

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SECTION 10, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113215000 (1124-44)

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

ANNIE MAE COWART EST OF

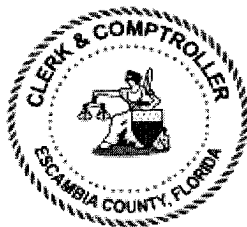
Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 9:00 A.M. on the **first** Wednesday in the month of November, which is the **6th day of November 2024**.

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:

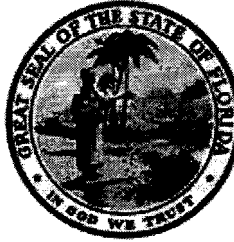
221 STINNIS ST 32533



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

By:
Emily Hogg
Deputy Clerk

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: 113215000 Certificate Number: 005799 of 2022**

Payor: LATANY D COWART 221 STINNIS ST CANTONMENT, FL 32533 Date 10/15/2024

Clerk's Check # 1
Tax Collector Check # 1

Clerk's Total \$503.88
Tax Collector's Total \$2,126.71
Postage \$82.00
Researcher Copies \$0.00
Recording \$10.00
Prep Fee \$7.00
Total Received \$2,729.59

PAM CHILDERS
Clerk of the Circuit Court

Received By: _____
Deputy Clerk

Reduced
\$ 21053.97

[Signature]

**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>**

10/15/2024

ANNIE MAE COWART EST OF
[1124-44]
LATANY D COWART
221 STINNIS ST
CANTONMENT, FL 32533
9171 9690 0935 0127 2269 60

JAMES A COWART [1124-44]
221 STINNIS ST
CANTONMENT, FL 32533
9171 9690 0935 0127 2269 77

JAMES A COWART JR [1124-44]
221 STINNIS ST
CANTONMENT, FL 32533
9171 9690 0935 0127 2269 84

ANNIE M BEASLEY [1124-44]
221 STINNIS ST
CANTONMENT, FL 32533

9171 9690 0935 0127 2269 91

DAVID COWART [1124-44]
221 STINNIS ST
CANTONMENT, FL 32533

ELIZABETH COWART [1124-44]
221 STINNIS ST
CANTONMENT, FL 32533

9171 9690 0935 0127 2268 23

9171 9690 0935 0127 2268 16

ANTHONY COWART [1124-44]
221 STINNIS ST
CANTONMENT, FL 32533

LATONYA COWART [1124-44]
221 STINNIS ST
CANTONMENT, FL 32533

9171 9690 0935 0127 2268 47

9171 9690 0935 0127 2268 30

LATANY D COWART [1124-44]
221 STINNIS ST
CANTONMENT, FL 32533

JAMES COWART JR [1124-44]
92 ALABAMA STREET
BOSTON, MA 02126

9171 9690 0935 0127 2268 54

9171 9690 0935 0127 2268 61

contact



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 05799

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 13:22:21 -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 13:44:42 -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

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ASSEMBLY TAX 36 LLC holder of Tax Certificate No. 05799, 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:

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TAX ACCOUNT NUMBER 113215000 (1124-44)

The assessment of the said property under the said certificate issued was in the name of ANNIE MAE COWART EST OF

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 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