



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

1124-46

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	CSS LLC 22 EAST JOHNSON AVENUE PENSACOLA, FL 32534 206 S HIGHWAY 29 11-3322-000 BEG AT INTER OF S LI OF LT 1 AND E LI OF HW N ALG H/W 375 5/10 FT FOR POB ELY TO W LI OF RR NLY ALG (Full legal attached.)	Certificate #	2022 / 5811
		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)
# 2022/5811	06/01/2022	1,167.22	58.36	1,225.58
→ Part 2: Total*				1,225.58

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)
# 2023/5952	06/01/2023	1,216.86	6.25	200.78	1,423.89
Part 3: Total*					1,423.89

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	2,649.47
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,182.50
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	4,206.97

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: <u><i>Candice Lewis</i></u> Signature, Tax Collector or Designee	Escambia, Florida Date <u>April 22nd, 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>11/06/2024</u>	
Signature, Clerk of Court or Designee	

INSTRUCTIONS

76.25

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 INTER OF S LI OF LT 1 AND E LI OF H/W N ALG H/W 375 5/10 FT FOR POB ELY TO W LI OF RR NLY ALG RR 150 FT WLY TO E LI OF H/W SLY ALG H/W 150 FT TO POB S/D OF GONZALEZ GRANT PLAT DB N P 37 OR 8587 P 654

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2400253

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
11-3322-000	2022/5811	06-01-2022	BEG AT INTER OF S LI OF LT 1 AND E LI OF H/W N ALG H/W 375 5/10 FT FOR POB ELY TO W LI OF RR NLY ALG RR 150 FT WLY TO E LI OF H/W SLY ALG H/W 150 FT TO POB S/D OF GONZALEZ GRANT PLAT DB N P 37 OR 8587 P 654

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 Parcel ID: 141N311001003012 Account: 113322000 Owners: CSS LLC Mail: 22 EAST JOHNSON AVENUE PENSACOLA, FL 32534 Situs: 206 S HIGHWAY 29 32533 Use Code: AUTO REPAIR 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>\$22,543</td> <td>\$52,089</td> <td>\$74,632</td> <td>\$74,632</td> </tr> <tr> <td>2022</td> <td>\$22,543</td> <td>\$46,054</td> <td>\$68,597</td> <td>\$68,597</td> </tr> <tr> <td>2021</td> <td>\$22,543</td> <td>\$40,888</td> <td>\$63,431</td> <td>\$63,431</td> </tr> </tbody> </table> <p style="text-align: center;">Disclaimer</p> <p style="text-align: center;">Tax Estimator</p> <p style="text-align: center;">Report Storm Damage</p> <p style="text-align: center;">Enter Income & Expense Survey Download Income & Expense Survey</p>					Year	Land	Imprv	Total	Cap Val	2023	\$22,543	\$52,089	\$74,632	\$74,632	2022	\$22,543	\$46,054	\$68,597	\$68,597	2021	\$22,543	\$40,888	\$63,431	\$63,431																																								
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Parcel Information

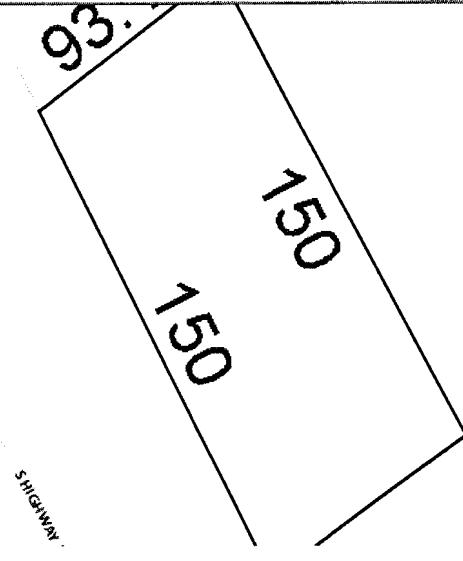
[Launch Interactive Map](#)


Section
Map Id:
14-1N-31-1



Approx.
Acreage:
0.2330

Zoned: 
HC/LI
HC/LI
HC/LI
HC/LI
HC/LI
HC/LI
HC/LI
HC/LI
HC/LI




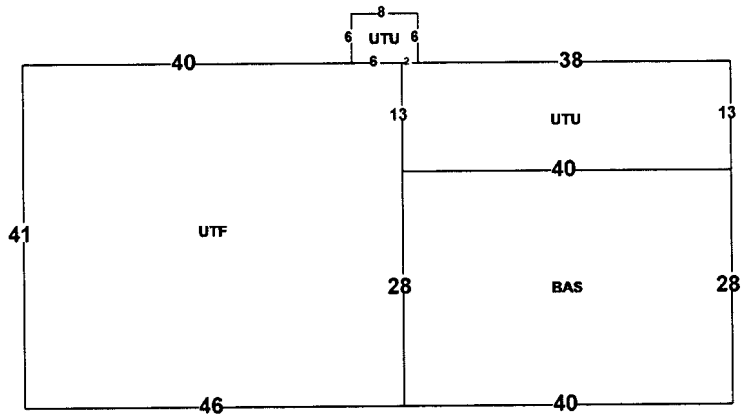
Evacuation  [View Florida Department of Environmental Protection\(DEP\) Data](#)
& Flood
Information
[Open](#)
[Report](#)

Buildings

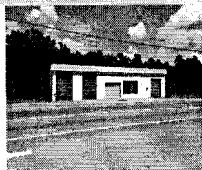
Address: 206 S HIGHWAY 29, Year Built: 1958, Effective Year: 1958, PA Building ID#: 7359

Structural Elements
DECOR/MILLWORK-AVERAGE
DWELLING UNITS-0
EXTERIOR WALL-CONCRETE BLOCK
FLOOR COVER-CONCRETE-FINISH
FOUNDATION-SLAB ON GRADE
HEAT/AIR-UNIT HEATERS
INTERIOR WALL-EXPOSED BLK/BRK
NO. PLUMBING FIXTURES-4
NO. STORIES-1
ROOF COVER-BLT UP ON WOOD
ROOF FRAMING-WOOD FRAME/TRUS
STORY HEIGHT-16
STRUCTURAL FRAME-MASONRY PIL/STL

 Areas - 3574 Total SF
BASE AREA - 1120
UTILITY FIN - 1886
UTILITY UNF - 568



Images



8/30/2022 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.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ASSEMBLY TAX 36 LLC** holder of **Tax Certificate No. 05811**, 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 INTER OF S LI OF LT 1 AND E LI OF H/W N ALG H/W 375 5/10 FT FOR POB ELY TO W LI OF RR NLY ALG RR 150 FT WLY TO E LI OF H/W SLY ALG H/W 150 FT TO POB S/D OF GONZALEZ GRANT PLAT DB N P 37 OR 8587 P 654

SECTION 14, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113322000 (1124-46)

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

CSS 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 #: 11-3322-000 CERTIFICATE #: 2022-5811

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: July 15, 2004 to and including July 15, 2024 Abstractor: Cody Campbell

BY

Michael A. Campbell,
As President
Dated: July 17, 2024

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

July 17, 2024

Tax Account #: **11-3322-000**

1. The Grantee(s) of the last deed(s) of record is/are: **C.S.S, LLC, A FLORIDA LIMITED LIABILITY COMPANY**

By Virtue of Warranty Deed recorded 8/2/2021 in OR 8587/654

ABTRACTOR'S NOTE: PREVIOUS DEED IN OR 8150/960 WAS CONVEYED TO JAMES T. BUTLER, AS TRUSTEE OF THE JAMES T. BUTLER OPPORTUNITY TRUST DATED DECEMBER 13, 2010. IT APPEARS THAT DEED IN OR 8587/654 CONTAINS AN ERRONEOUS MIDDLE INITIAL, AS IT NAMES JAMES T. BUTLER, AS TRUSTEE OF "THE JAMES R. BUTLER OPPORTUNITY TRUST DATED DECEMBER 13, 2010."

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:

NONE

4. Taxes:

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

Tax Account #: 11-3322-000

Assessed Value: \$74,632.00

Exemptions: NONE

5. We find the following HOA names in our search (if a condominium, the condo docs book and page are included for your review): **NONE**

Payment of any special liens/assessments imposed by City, County, and/or State.

Note: Escambia County and/or local municipalities may impose special liens/assessments. These liens/assessments are not discovered in a title search or shown above. These special assessments typically create a lien on real property. The entity that governs subject property must be contacted to verify payment status.

PERDIDO TITLE & ABSTRACT, INC.
PROPERTY INFORMATION REPORT
3050 Concho Drive, Pensacola, Florida 32507 | Phone 850-466-3077

Scott Lunsford
Escambia County Tax Collector
P.O. Box 1312
Pensacola, FL 32591

CERTIFICATION: TITLE SEARCH FOR TDA

TAX DEED SALE DATE: _____ **NOV 6, 2024** _____
TAX ACCOUNT #: _____ **11-3322-000** _____
CERTIFICATE #: _____ **2022-5811** _____

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. |

C.S.S., LLC
22 EAST JOHNSON AVENUE
PENSACOLA, FL 32534

C.S.S., LLC
206 S HIGHWAY 29
CANTONMENT, FL 32533

Certified and delivered to Escambia County Tax Collector, this 17th 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 17, 2024

Tax Account #:11-3322-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

**BEG AT INTER OF S LI OF LT 1 AND E LI OF H/W N ALG H/W 375 5/10 FT FOR POB ELY TO W
LI OF RR NLY ALG RR 150 FT WLY TO E LI OF H/W SLY ALG H/W 150 FT TO POB S/D OF
GONZALEZ GRANT PLAT DB N P 37 OR 8587 P 654**

SECTION 14, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 11-3322-000(1124-46)

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

Prepared by:
William E. Farrington, II
Wilson, Harrell, Farrington, Ford, et.al., P.A.
307 South Palafox Street
Pensacola, Florida 32502

File Number: 1-57125

General Warranty Deed

Made this July 29, 2021 A.D., By **James T. Butler, individually and as Trustee of the James R. Butler Opportunity Trust dated December 13, 2010**, whose post office address is: 6355 N. Palafox Street, Pensacola, Florida 32503, hereinafter called the grantor, to **C.S.S., LLC, a Florida Limited Liability Company**, whose post office address is: 22 East Johnson Avenue, Pensacola, Florida 32534, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Escambia County, Florida, viz:

See Attached Schedule A

Said property is not the homestead of the Grantor under the laws and constitution of the State of Florida in that neither Grantor nor any members of the household of Grantor reside thereon.

Parcel ID Number: 141N31-1001-003-012

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, subject to taxes for current year and to valid easements and restrictions of record affecting the above property, if any, which are not hereby reimposed. Subject also to oil, gas and mineral reservations of record.

In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

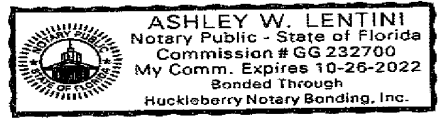
Signed, sealed and delivered in our presence:

Ashley Lentini _____ (Seal)
James T. Butler, individually and as Trustee of the James R.
Witness Printed Name Ashley Lentini Butler Opportunity Trust dated December 13, 2010

Tonja Brown _____
Witness Printed Name Tonja Brown

State of Florida
County of Escambia

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 29th day of July, 2021, by James T. Butler, individually and as Trustee of the James R. Butler Opportunity Trust dated December 13, 2010, who is/are personally known to me or who has produced drivers license as identification.



Ashley W. Lentini _____
Notary Public
Print Name: Ashley W. Lentini
My Commission Expires: 10/26/22

Exhibit "A"

PARCEL 1:

Commencing at the intersection of the South line of said Lot 1 and the Easterly right of way line of U.S. Highway No. 29; thence North 31 degrees 40 minutes West along said Easterly right of way line a distance of 525.5 feet to an iron rod for the Point of Beginning; thence continue North 31 degrees 40 minutes West along said Easterly right of way line, 100.0 feet to an iron rod; thence North 51 degrees 15 minutes East 95.52 feet to an iron rod in the Westerly right of way line of the Louisville & Nashville Railroad right of way; thence South 30 degrees 20 minutes East along said Westerly Railroad right of way line, 100.35 feet to an iron rod; thence South 51 degrees 15 minutes West, 93.11 feet to the Point of Beginning. All of the above lying and being in Section 14, Township 1 North, Range 31 West, Escambia County, Florida.

PARCEL 2:

Commencing at a point on the South line of Lot 1, Section 14, Township 1 North, Range 31 West, Escambia County, Florida, and the East right of way line of Pensacola-Flomaton Highway and run North along said right of way 375.5 feet to a point thence known as the Point of Beginning; thence Easterly parallel to the South line of Lot 1 to the West right of way line of the Louisville & Nashville Railroad; thence Northerly along railroad right of way 150 feet to a point, thence Westerly parallel to the South line of Lot 1 to East right of way line of Pensacola-Flomaton highway; thence Southerly along the said right of way 150 feet to the Point of Beginning.

**RESIDENTIAL SALES ABUTTING ROADWAY
MAINTENANCE DISCLOSURE**

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances, Chapter 1-29.2, Article V, requires that this disclosure be attached, along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. NOTE: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgement by the county of the veracity of any disclosure statement.

NAME OF ROADWAY: 206 South Highway 29


LEGAL ADDRESS OF PROPERTY: 206 South Highway 29, Cantonment, Florida 32533

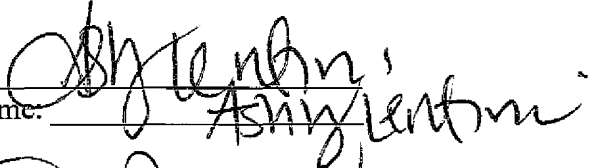

The County (X) has accepted () has not accepted the abutting roadway for maintenance.

This form completed by: Wilson, Harrell, Farrington, Ford, Wilson, Spain & Parsons P.A.
307 South Palafox Street, Pensacola, Florida 32502

AS TO SELLER(S):

WITNESSES TO SELLER(S):



James T. Butler, as Trustee of the James R.
Butler Opportunity Trust dated December 13, 2010

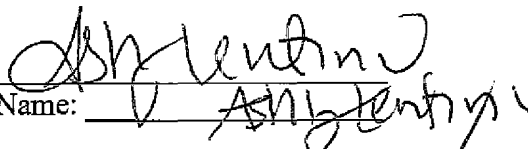


Printed Name: Ashley Lentini

Printed Name: Tonjia Brown

AS TO BUYER(S):

WITNESSES TO BUYER(S):

C.S.S., LLC, a Florida Limited Liability Company


Jay A. Sheppard, Manager


Printed Name: Ashley Lentini

Printed Name: Tonjia Brown

This form approved by the
Escambia County Board
of County Commissioners
Effective: 4/15/95

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

CERTIFICATE # 05811 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:

CSS LLC	C.S.S., LLC
22 EAST JOHNSON AVENUE	206 5 HIGHWAY 29
PENSACOLA, FL 32534	CANTONMENT, FL 32533

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. 05811, 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 INTER OF S LI OF LT 1 AND E LI OF H/W N ALG H/W 375 5/10 FT FOR POB ELY TO W LI OF RR NLY ALG RR 150 FT WLY TO E LI OF H/W SLY ALG H/W 150 FT TO POB S/D OF GONZALEZ GRANT PLAT DB N P 37 OR 8587 P 654

SECTION 14, TOWNSHIP 1 N, RANGE 31 W

TAX ACCOUNT NUMBER 113322000 (1124-46)

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

CSS 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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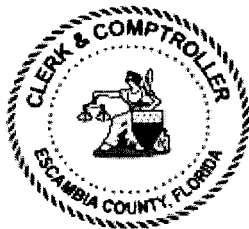
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Dated this 24th day of September 2024.

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Post Property:

206 S HIGHWAY 29 32533



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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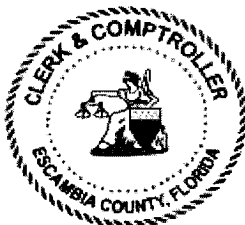
Dated this 24th day of September 2024.

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Personal Services:

CSS LLC
22 EAST JOHNSON AVENUE
PENSACOLA, FL 32534

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

1124.46

Document Number: ECSO24CIV033569NON

Agency Number: 24-009887

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05811 2022

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: CSS LLC

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 11:58 AM on 10/1/2024 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO PROPERTY PER CLERKS OFFICE INSTRUCTIONS.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____


A. HARDIN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: MRM

009887

WARNING

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NOTICE OF APPLICATION FOR TAX DEED

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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:

206 S HIGHWAY 29 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

Document Number: ECSO24CIV033560NON

Agency Number: 24-009933

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 05811 2022

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE CSS LLC

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 9:11 AM on 10/8/2024 in ESCAMBIA COUNTY, FLORIDA, by serving CSS LLC , the within named, to wit: JAY SHEPPARD, MANAGER.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

 + 923
J. CYPRET, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: MRM

008903

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.

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Dated this 24th day of September 2024.

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Personal Services:

CSS LLC
22 EAST JOHNSON AVENUE
PENSACOLA, FL 32534

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

CSS LLC [1124-46]
22 EAST JOHNSON AVENUE
PENSACOLA, FL 32534

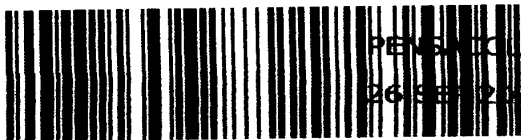
9171 9690 0935 0127 2268 78

C.S.S., LLC [1124-46]
206 5 HIGHWAY 29
CANTONMENT, FL 32533

9171 9690 0935 0127 2268 85

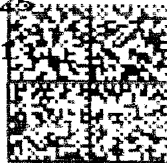
Contact

CERTIFIED MAIL™



PENSACOLA FL 325

26 SEP 2024 PM 1



9171 9690 0935 0127 2268 85

quadiant

FIRST-CLASS MAIL
IMI

\$008.16⁰

09/26/2024 ZIP 32502
043M31219251

US POSTAGE

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

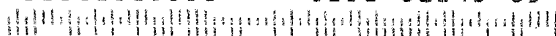
WPA
CLEAN COPY
2024 OCT -8 A 10:37
CANTONMENT, FL
C.S.S., LLC [1124-46]
206 5 HIGHWAY 29
CANTONMENT, FL 32533

NIXIE 322 DE 1 0010/03/24

RETURN TO SENDER
NO SUCH NUMBER
UNABLE TO FORWARD

BC: 32502583335 *0238-01243-03-04

NSN
325025833
020100-0000001





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 05811

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 13:22:46 -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=A01410C000001890CD579360064AAE, cn=Heather Tuttle
Date: 2024.10.24 13:44:19 -05'00'

HEATHER TUTTLE
NOTARY PUBLIC



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

NOTICE OF APPLICATION FOR TAX DEED

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Dated this 26th day of September 2024.

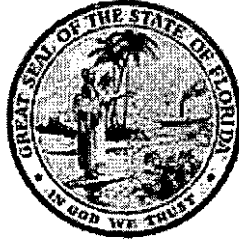
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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA
(SEAL)

By: Emily Hogg
Deputy Clerk

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

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: 113322000 Certificate Number: 005811 of 2022

Payor: CSS LLC 22 EAST JOHNSON AVENUE PENSACOLA, FL 32534 Date 10/30/2024

Clerk's Check #	1001107525	Clerk's Total	\$503.88
Tax Collector Check #	1	Tax Collector's Total	\$4,654.95
		Postage	\$16.40
		Researcher Copies	\$0.00
		Recording	\$10.00
		Prep Fee	\$7.00
		Total Received	\$5,192.23

PAM CHILDERS
 Clerk of the Circuit Court

Received By:
 Deputy Clerk

A handwritten signature in black ink, appearing to read "Pam Childers", written over a horizontal line.

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 005811

Redeemed Date 10/30/2024

Name CSS LLC 22 EAST JOHNSON AVENUE PENSACOLA, FL 32534

Clerk's Total = TAXDEED	\$503.88
Due Tax Collector = TAXDEED	\$4,654.95
Postage = TD2	\$16.40
ResearcherCopies = TD6	\$0.00
Release TDA Notice (Recording) = RECORD2	\$10.00
Release TDA Notice (Prep Fee) = TD4	\$7.00

• For Office Use Only

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

FINANCIAL SUMMARY

No Information Available - See Dockets



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

Tax Deed - Redemption Calculator
Account: 113322000 Certificate Number: 005811 of 2022

Redemption Yes 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="10/30/2024"/>
Months	7	6
Tax Collector	<input type="text" value="\$4,206.97"/>	<input type="text" value="\$4,206.97"/>
Tax Collector Interest	\$441.73	\$378.63
Tax Collector Fee	<input type="text" value="\$6.25"/>	<input type="text" value="\$6.25"/>
Total Tax Collector	\$4,654.95	<input type="text" value="\$4,591.85"/> 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="\$16.40"/>	<input type="text" value="\$16.40"/>
Researcher Copies	<input type="text" value="\$0.00"/>	<input type="text" value="\$0.00"/>
Total Redemption Amount	\$5,192.23	\$5,122.29
	Repayment Overpayment Refund Amount	\$69.94