



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

0325.18

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	ATCF II FLORIDA-A, LLC PO BOX 69239 BALTIMORE, MD 21264-9239	Application date	Apr 17, 2024
Property description	BROWN RICHARD EST OF BROWN GEORGIA EST OF 851 CHEATHAM RD GRIFFIN, GA 30223 617 W BELMONT ST 13-1774-000 E 53 FT 8 IN OF W 158 FT 8 IN OF N 150 FT BEL NO BLK 82 BELMONT TRACT DB 476 P 243 DB 57 P 523 DB 47 (Full legal attached.)	Certificate #	2022 / 6839
		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)
# 2022/6839	06/01/2022	867.10	43.36	910.46
→Part 2: Total*				910.46

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)
# 2023/6968	06/01/2023	1,000.16	6.25	165.03	1,171.44
Part 3: Total*					1,171.44

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)	2,081.90
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	920.36
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)	3,377.26

I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid and that the property information statement is attached.

Sign here: [Signature] Escambia, Florida
Date May 3rd, 2024
Signature, Tax Collector or Designee

Send this certification to the Clerk of Court by 10 days after the date signed. See Instructions on Page 2

46.25

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)	
Total Paid (Lines 8-13)	
14.	
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>03/05/2025</u> Signature, Clerk of Court or Designee	

INSTRUCTIONS

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.

E 53 FT 8 IN OF W 158 FT 8 IN OF N 150 FT BEL NO BLK 82 BELMONT TRACT DB 476 P 243 DB 57 P 523 DB 470 P 413 DB 282 P 106/108 CA 95

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2400305

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

ATCF II FLORIDA-A, LLC
PO BOX 69239
BALTIMORE, MD 21264-9239,

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
13-1774-000	2022/6839	06-01-2022	E 53 FT 8 IN OF W 158 FT 8 IN OF N 150 FT BEL NO BLK 82 BELMONT TRACT DB 476 P 243 DB 57 P 523 DB 470 P 413 DB 282 P 106/108 CA 95

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
ATCF II FLORIDA-A, LLC
PO BOX 69239
BALTIMORE, MD 21264-9239

04-17-2024
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: 000S009010009082 Account: 131774000 Owners: BROWN RICHARD EST OF BROWN GEORGIA EST OF BROWN RANDALL EST OF BROWN DAN EST OF... Mail: 851 CHEATHAM RD GRIFFIN, GA 30223 Situs: 617 W BELMONT ST 32501 Use Code: VACANT RESIDENTIAL Taxing Authority: PENSACOLA CITY LIMITS 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>\$80,500</td> <td>\$0</td> <td>\$80,500</td> <td>\$40,892</td> </tr> <tr> <td>2022</td> <td>\$80,500</td> <td>\$0</td> <td>\$80,500</td> <td>\$37,175</td> </tr> <tr> <td>2021</td> <td>\$64,400</td> <td>\$0</td> <td>\$64,400</td> <td>\$33,796</td> </tr> </tbody> </table> Disclaimer Tax Estimator File for Exemption(s) Online Report Storm Damage		Year	Land	Imprv	Total	Cap Val	2023	\$80,500	\$0	\$80,500	\$40,892	2022	\$80,500	\$0	\$80,500	\$37,175	2021	\$64,400	\$0	\$64,400	\$33,796
Year	Land	Imprv	Total	Cap Val																			
2023	\$80,500	\$0	\$80,500	\$40,892																			
2022	\$80,500	\$0	\$80,500	\$37,175																			
2021	\$64,400	\$0	\$64,400	\$33,796																			
Sales Data <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td colspan="6">None</td> </tr> </tbody> </table> Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller		Sale Date	Book	Page	Value	Type	Official Records (New Window)	None						2023 Certified Roll Exemptions None Legal Description E 53 FT 8 IN OF W 158 FT 8 IN OF N 150 FT BEL NO BLK 82 BELMONT TRACT DB 57 P 523 DB 282 P 106/108 DB 470 P 413 DB... Extra Features None									
Sale Date	Book	Page	Value	Type	Official Records (New Window)																		
None																							

Parcel Information Section Map Id: CA095 Approx. Acreage: 0.1892 Zoned: R-1B R-1B R-1B R-1B R-1B R-1B R-1B R-1B R-1B R-1B R-1B R-1B R-1B R-1B		Launch Interactive Map View Florida Department of Environmental Protection(DEP) Data	
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R-1B
R-1B
R-1B
R-1B

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

Buildings

Images

None

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

Last Updated:05/08/2024 (rc.3060)

Escambia County Property Appraiser - Owner Listing
Parcel ID: 000S009010009082/ Account: 131774000

BROWN RICHARD EST OF
BROWN GEORGIA EST OF
BROWN RANDALL EST OF
BROWN DAN EST OF
BROWN PHILIP EST OF
THOMAS MARY EST OF

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **ATCF II FLORIDA-A LLC** holder of **Tax Certificate No. 06839**, 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:

E 53 FT 8 IN OF W 158 FT 8 IN OF N 150 FT BEL NO BLK 82 BELMONT TRACT DB 476 P 243 DB 57 P 523 DB 470 P 413 DB 282 P 106/108 CA 95

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 131774000 (0325-78)

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

**EST OF RICHARD BROWN and EST OF GEORGIA BROWN and EST OF RANDALL BROWN and
EST OF DAN BROWN and EST OF PHILIP BROWN and EST OF MARY THOMAS**

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 March, which is the **5th** day of **March 2025**.

Dated this 13th day of May 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 #: 13-1774-000 CERTIFICATE #: 2022-6839

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: November 20, 2004 to and including November 20, 2024 Abstractor: Vicki Campbell

BY

Michael A. Campbell,
As President
Dated: November 22, 2024

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

November 22, 2024

Tax Account #: **13-1774-000**

1. The Grantee(s) of the last deed(s) of record is/are: **ESTATE OF JOHANNA BROWN; ESTATE OF RICHARD BROWN; ESTATE OF GEORGIA BROWN, ESTATE OF MARY THOMAS FRANKLIN; ESTATE OF DAISY THOMAS KEITH AND ESTATE OF CARLOSSE LONG**

By Virtue of Deeds recorded 9/27/1909 in Deed Book 57/523 and Deed Book 233/86; DB 282/106; DB 282/108; DB 470/413, DB 476/243 INCLUDED FOR INFORMATION NOTES FROM APPRAISER OFFICE AS TO NAMES OF HEIRS; AFFIDAVIT DB 369/380; GUARDIANSHIP OF CARLOS THOMAS, DAISY THOMAS AND MARY THOMAS AND GUARDIANSHIP OF MELVIN BEARD. WE INCLUDED ESTATE OF JOHANNA BROWN ABOVE AS SHE DID NOT SPECIFICALLY NAME HER CHILDREN AND GRANDCHILDREN IN DB 57/523. WE INCLUDED ESTATE OF RANDALL BROWN FOR NOTICE BUT FOUND NO TITLE INTO RANDALL; WE INCLUDED ESTATE OF DAN BROWN ALTHOUGH HIS SOLE HEIR DEEDED OUT IN DB 233/86 AND WE INCLUDED ESTATE OF PHILLIP ALTHOUGH HIS SOLE HEIR DEEDED OUT IN DB 282/106 SO WE INCLUDED ALL THREE AS THEY WERE NAMED ON NOTICE OF OF TAX DEED

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 #: 13-1774-000

Assessed Value: \$44,981.00

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: MAR 5, 2025

TAX ACCOUNT #: 13-1774-000

CERTIFICATE #: 2022-6839

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.

EST OF RICHARD BROWN
EST OF GEORGIA BROWN
EST OF RANDALL BROWN
EST OF DAN BROWN
EST OF PHILLIP BROWN
EST OF MARY FRANKLIN THOMAS
EST OF CARLOSSE LONG
EST OF DAISY THOMAS KEITH
851 CHEATHAM RD
GRIFFIN, GA 30223

Certified and delivered to Escambia County Tax Collector, this 22nd day of November, 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

November 22, 2024

Tax Account #:13-1774-000

LEGAL DESCRIPTION EXHIBIT "A"

**E 53 FT 8 IN OF W 158 FT 8 IN OF N 150 FT BEL NO BLK 82 BELMONT TRACT DB 57 P 523 DB
282 P 106/108 DB 470 P 413 DB 476 P 243 CA 95**

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 13-1774-000 (0325-78)

and who executed the foregoing instrument, and acknowledged that she executed the foregoing instrument for the uses and purposes therein set forth and on a private examination by me, held separate and apart from her said husband, acknowledged and declared that she executed the same freely and voluntarily, and without fear, apprehension, compulsion or constraint of or from her husband, and for the purpose of renouncing, relinquishing and conveying all her right of whatsoever kind in and to the said property.

Given under my hand and official seal this 15th day of Sept. A.D. 1909



State of Oklahoma
Oklahoma County

J. J. Hooten Notary Public
My Commission Expires April 17th 1911

Before me this day personally appeared F. B. Williams known to me to be the individual described and acknowledged and declared that he executed the foregoing instrument for the uses and purposes therein set forth and expressed.

Given under my hand and official seal this 18th day of Sept. A.D. 1909



H. E. Hodges Notary Public
My Commission Expires March 28, 1912

INDEXED

Johanna
Brown
Co.

Richard
Brown et al
Filed for Record
Sept 27, 1909

State of Florida
Escambia County

#3701

Warranty Deed.

Know all men by these presents, That I Johanna Brown (nee Johanna Small) having the following property in my own name & right for and in consideration of One dollar and Love and affection for my family as mentioned below Dollars the receipt whereof is hereby acknowledged do bargain, sell convey and grant unto my husband, Richard Brown, my four (4) children, and (three (3) grand children the children of Mary Thomas) their heirs executors, administrators and assigns, forever, the following described property, to wit: That certain lot of land in Block Eighty two (82) of the Belmont Tract. Beginning at a point One Hundred and five (105) feet from the East line of A. Street, then running South One Hundred & fifty (150) feet then east fifty three & eight inches (53-8) then North One Hundred & fifty (150) feet, then West fifty three feet Eight inches (53-8) to point of beginning said property being in Pensacola, Escambia County Florida, said property may be sold to each other, but by the terms of deed, never to pass entirely out of the family & I hereby as lifetime control of same.

Together with all and singular, the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining free from all exemptions and right of Homestead.

And I covenant that I am well seized of an indefeasible estate in fee simple in the said property, and have a good right to convey the same that it is free of incumbrances, and that my heirs, executors and administrators the said grantor their heirs, executors and administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same shall and will forever warrant and defend.

In witness whereof I have hereunto set my hand and seal this 25th day of September A.D. 1909.

Johanna ^{her} Brown ^{mark} (Seal)

Signed sealed and delivered in the presence of

J. N. Andrews

L. A. Pearl Smith

Georgia A. Brown.

State of Florida

Escambia County

Before the subscriber personally appeared Johanna Brown known to me to be individual described by said name in and who executed the foregoing instrument and acknowledged that she executed the foregoing instrument for the uses and purposes therein set forth.

Given under my hand and official seal this 25 day of September A.D. 1909.

J. N. Andrews, Notary Public.

My Commission Expires Notary Public.

My Commission expires Sep 8, 1912.

INDEXED

Louis Friedman

State of Florida

3712.

et al.

Escambia County

to

Whereas, the the Grants herein in the year A.D. 1903 sold and conveyed to J. S. Halton lots nineteen and twenty in Block two Hundred and Twenty of the New City of Pensacola, Florida and for which we executed to the said Halton a deed of conveyance and he went into possession of said property under the said deed.

And whereas the said deed has been lost or misplaced and the said J. S. Halton is without a record title for said property.

Now, therefore, the Louis Friedman and his wife Rebecca Friedman and Isidor Friedman, for and in consideration of the sum of One dollar and for the purpose of giving a record title to the said J. S. Halton for the property hereinafter described, the receipt of which dollar is hereby

J. S. Halton

Filed for Record

Sept 28, 1909.

233 66

STATE OF FLORIDA
COUNTY OF ESCAMBIA

THIS INDENTURE, made this 17th day of June A.D.
1946, between BESSIE BROWN, widow of Dan Brown, of the County
of Escambia, State of Florida, party of the first part, and
LILLIAN BEARD, of the County of Escambia and state of Florida,
party of the second part,

W I T N E S S E T H

That the said party of the first part, for and in
consideration of the sum of Three Thousand Dollars (\$3000)
to her in hand paid, the receipt whereof is hereby acknowledged,
has granted, bargained, sold and transferred and by these
presents does grant, bargain, sell and transfer unto the
said party of the second part, her heirs and assigns, forever
all that land hereinafter to be described, and being in the
County of Escambia and State of Florida, and more particularly
described as follows:

Lots 26 to 28 and the East 8 feet of Lot 29,
Block 15, Belmont numbering, and

those certain dwelling houses located in
Pensacola, Florida, more fully described as
Nos. 416, 416 1/2, 418, 418 1/2 and 617, all on West
Belmont Street,

and all other real properties that I may have an interest in that
Dan Brown may have been seized and possessed of at his death;

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 said party of the first part does covenant
with the party of the second part that she is lawfully seized



of said premises in a life estate, and that they are free from all encumbrances, and that she has a good right and lawful authority to sell the same; and that said party of the first part does 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 party of the first part has hereunto set her hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Bessie Brown (SEAL)

STATE OF FLORIDA
COUNTY OF ESCAMBIA

I HEREBY CERTIFY that on this 17th day of June A.D. 1946 before me personally appeared Bessie Brown, a widow, to me well known and known to me to be the person described in and who executed the foregoing conveyance, and acknowledged the foregoing conveyance to be her free act and deed for the uses and purposes therein mentioned.

WITNESS my signature and official seal at Pensacola, county of Escambia and state of Florida, the day and year last aforesaid.

Lincoln N. Noland
Notary Public

My commission expires 11/19/49

NO 4903

FILED JUN 18 1946

AT 8:00 O'CLOCK

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

LANOLEY BELL Clerk Circuit Court

Vicki Campbell
Deputy Clerk

State of Florida,

ESCAMBIA

County

KNOW ALL MEN BY THESE PRESENTS: THAT I, Louisa Brown, widow and sole heir
at law of Philip Brown, deceased

for and in consideration of One (\$1.00) Dollar and other good and valuable considera-
tion- - - - - DOLLARS

the receipt whereof is hereby acknowledged, do remise, release, and quit claim unto Carlos Thomas,
Daisy Thomas Keith and Mary Thomas Franklin

their heirs, executors, administrators and assigns, forever, the following described property, situated
in the County of Escambia State of Florida to-wit:

That certain lot of land in Block Eighty-two (82) of the Belmont Tract,
beginning at a point one hundred and five (105) feet from the East line
of A Street thence running South one hundred and fifty (150) feet thence
East fifty three (53) feet eight (8) inches thence North one hundred and
fifty (150) feet thence West fifty three (53) feet eight (8) inches to
point of beginning, said property being in Pensacola, Escambia County,
Florida according to map of said city copyrighted by Thomas C. Watson
in 1906.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in any-
wise appertaining, free from all exemptions and right of homestead.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 7th
day of June A.D. 19 46.

Louisa Brown (SEAL)

Signed, sealed and delivered in the presence of

Alice C. Fee
W. F. Fisher



State of Florida

DEED 282 PAGE 108

ESCAMBIA

County

WARRANTY DEED

Know All Men by These Presents, That We, Lillian Board and Melvin Board,
her husband

for and in consideration of the sum of one dollar (\$1.00) and other good and
valuable considerations
to us in hand paid by Mary Franklin

acknowledged, have granted, bargained and sold, and by these presents do grant, bargain, sell and convey unto
the said Mary Franklin

her heirs and assigns forever, the following described real estate, situate, lying and being in the City
of Pensacola County of Escambia, State of Florida, to-wit: East 53'8" of West 148'8" of
150' of Block 82, Belmont Numbering, being in Section 28, Township 2
South, Range 30 West.



Together with the improvements thereof, and the hereditaments and appurtenances thereto belonging or in any
wise appertaining TO HAVE AND TO HOLD the said above described premises unto the said

Mary Franklin, her

heirs and assigns, forever, free from all exemption or homestead right or claim of ours the said
grantor if any such right or claim. We possess. And we the said grantor, for us
and our heirs, do covenant with the said grantee, her heirs and assigns, that we are
well seized of the said property, and have a good right to convey the same; that it is free from any lien or incum-
brance in law or equity, and that said grantor, shall and will warrant and by these presents forever defend the
said premises unto the said grantee, her heirs and assigns, against the lawful claims of all and every
person or persons whomsoever.

In Testimony Whereof, we have hereunto set our hand and seal this 21st,
day of June 1948

Signed, sealed and delivered in the presence of

Lillian Board (SEAL)
Melvin Board (SEAL)
Bert Williams (SEAL)
M. Williams (SEAL)

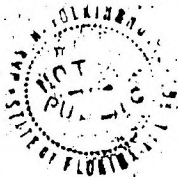
State of Florida
Escambia County

This day, before the undersigned, personally appeared Lillian Beard and Melvin Beard,
her husband

to me well known to be the individual, as described in and who executed the foregoing Deed of Conveyance, and acknowledged that they executed the same for the uses and purposes therein expressed, and the said Lillian Beard wife of the said Melvin Beard upon a private examination by me, held separate and apart from her said husband, acknowledged and declared that she executed the same freely and voluntarily and without fear or apprehension, compulsion or constraint, of or from her said husband, and for the purpose of relinquishing, renouncing and conveying all her rights of whatever kind in and to the said property.

In Testimony Whereof I have hereunto set my hand and affixed my official seal, this 21st

day of June A. D. 19 48



My commission expires 1949

WARRANTY DEED

Lillian Beard and hus.

Mary Franklin

TO

ESCAMBIA COUNTY, FLORIDA

FILED FOR RECORD JUN 23 1948

At 11:30 o'clock A.M. and duly recorded in

Book 1 Page 109

Free \$ Record verified.

Clerk Circuit Court

LANGLEY BELL

CLERK CIRCUIT COURT

Pensacola Escambia County Florida

Witness my hand

NO. 37091

FILED

JUN 23 1948

AT 11:30 O'CLOCK A.M., RECORDED IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA, IN THE BOOK AND PAGE NOTED ABOVE

LANGLEY BELL Clerk Circuit Court

By Sally Marks Deputy Clerk

DEED 470 PAGE 413
G. I. Belmont

CONTRACT A
K
KAYE SERVICE COMPANY
PHOENIX, AZ
MAY 20 1955

This Adventure, Entered into this 6 day of August A. D. 19 55
between CARLOS THOMAS AND ROSA THOMAS

of the first part, and
of the second part, WITNESSETH:
That the said party of the first part, agree to sell to the said party of the second part, the following
described real estate, situate, lying and being in
PENSACOLA
State of Florida, to-wit:
1/4 of 617 N. BELMONT STREET, NEAR END SIDE WITH THE FOLLOWING
PERSONAL
PROPERTY & LIGHT FIXTURES, HOT WATER HEATER, 1 SINKHOLE TUB,
1 BATHROOM HEATER,
1 GAS COOKING STOVE, SET OF CABINETS OVER SLOVE 1 WALL BUFFET 1 KITCHEN TABLE
BLINDS OF DOOR, 8 WINDOWS, BATH ROOM AS IS, AND BATHROOM TUB (4).

(for the price of \$800. ~~644~~)
of which purchase money the said party of the second part has paid the sum of \$300.00)

Dollars, and has given his promissory notes, of and to the amount of _____ Dollars, payable at the office of _____, Treasurer.

from _____ to _____, 19____, with interest payable _____ at the rate of _____ per annum, payable on _____

The said part of the said part agrees, and hereby covenants to pay, cause to be paid, and afterwards, and after the several improvement taxes and assessments which may be levied against the said property, and also to keep the improvement upon such property as shall be the name of, and parts of the first part or the sum of not less than

\$10.

At test of parties of second part:

The said party of the second part further agree and bind themselves, their heirs, assigns and assigns, to pay any and all notes, or maturity, or any installment, or any part thereof, or any part of the principal, or any part of the interest, or any part of the cost of payment, made on account of said property shall be considered as having been paid by the said party of the second part to the day of said default or nonpayment, and the said party of the first part shall, on the day of said default or nonpayment, vacate same and deliver up possession thereof to the said party of the first part, and thereupon the said party of the first part shall be deemed to have been in writing.

The party of the first part, upon payment of all of said taxes, according to their nature and extent, and upon the due and faithful performance of the above and foregoing covenants, conditions and obligations, shall execute and deliver to the said party of the second part a good and lawful deed of conveyance to said property, at the cost and expense of party of the second part.

In Testimony Whereof, the parties hereto have hereunto set their hands and seals.



Carroll Thomas	South
Robert A. Thomas	South
William A. Thomas	South
William A. Thomas	South

Signed, sealed and one delivered to each party in the presence of

Th. B. King

STATE OF FLORIDA

DEED 470 PAGE 414

County of COVINGTON

Before the subscriber, a Notary Public, personally appeared Samuel Thomas and Rosa

Samuel Thomas and Rosa Thomas known to me to be the individuals described in and who executed the foregoing instrument, and acknowledged that they executed the same for the uses and purposes therein set forth.

and the said Rosa Thomas wife of the said Samuel Thomas upon a private examination by me separate and apart from her husband acknowledged and declared that she executed the same freely and voluntarily and without fear or apprehension, compulsion or constraint of or from her said husband, and for the purpose of agreeing to relinquish, renounce and convey all her rights of whatever kind in and to the said property.

Given under my hand and official seal, this 8 day of August, A.D. 1933

My Commission expires July 29, 1935

STATE OF FLORIDA

County of COVINGTON

Before the subscriber, duly commissioned, qualified and acting as Notary Public in and for said

State and County personally appeared Samuel Thomas known to me to be the individual described by that name in and who executed the foregoing instrument

and to be the President of the Samuel Thomas President of said corporation, and being duly authorized by it, signed its name and affixed its seal to and executed the said instrument for it and as its agent and deed.

Given under my hand and official seal, this 8 day of August, A.D. 1933

My Commission expires

Notary Public

CONTRACT

State of Florida,

TO

(County)

NO 57359 FILED AUG 12 1937

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

LANGLEY BELL, CLERK OF CIRCUIT COURT
Deputy Clerk

1.75
205
1.45

DEED 476 PAGE 243

State of Florida
Escambia County

WARRANTY DEED

LANGLEY BELL
CLERK OF CIRCUIT COURT
PENSACOLA, ESCAMBIA CO., FLA.
PFEIFFER - LITHO

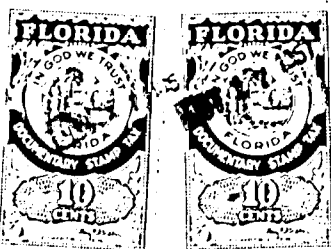
617 W. Government

Know All Men by These Presents: That Wm. Carlos Thomas and Rosa Thomas
Husband and Wife

for and in consideration of One Dollar (\$1.00) and other good and valuable
Consideration: DOLLARS

the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto
Carlos Long

His heirs, executors, administrators and assigns, forever, the following described real property,
situate, lying and being in the City of Pensacola County of Escambia State of Florida:
to-wit:



" 50' of W 155' of N 150' of Block 32,
Belmont Numbering 23-2-30

To have and to hold, unto the said grantee, his heirs and assigns, forever.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in any-
wise appertaining, free from all exemptions and right of homestead.

And no covenant that no well seized of an indefeasible
estate in fee simple in the said property, and has a good right to convey the same; that it is free of lien or encum-
brance, and that no heirs, executors and administrators, the said grantee, his heirs,
executors, administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all
persons lawfully claiming the same, shall and will forever warrant and defend.

IN WITNESS WHEREOF, we have hereunto set our hand and seal this 14th
day of October A. D. 1957

Signed, sealed and delivered in the presence of

Charles R. Thomas
Rosa Thomas

Carlos R. Thomas (SEAL)

Rosa Thomas (SEAL)

NO. 22642 FILED OCT-16-1957 (SEAL)

AT 2:11 P.M. (SEAL)

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

LANGLEY BELL, CLERK OF CIRCUIT COURT (SEAL)

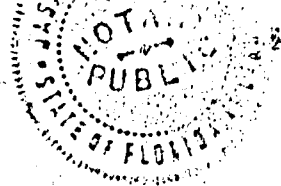
Mary Skelton
DEPUTY CLERK

State of Florida
Escambia County

Before the subscriber personally appeared Carlos Thomas
and Rosa Thomas

his wife, known to me, and known to me to be the individual described by said name in and who executed
the foregoing instrument and acknowledged that he executed the same for the uses and purposes therein set
forth.

Given under my hand and official seal this 14th day of October 1957



Mary Skelton
Notary Public
My commission expires July 1, 1958

9010-109-082

DEED 369 PAGE 380

A F F I D A V I T

STATE OF FLORIDA

ESCAMBIA COUNTY

Personally appeared before the undersigned Notary Public one Clarence F. Benbow, who, upon being first duly sworn on oath says: That he is 51 years of age and has resided in Escambia County, Florida, for the last past 51 years; that he is engaged in the undertaking business, doing business as Benbow Funeral Home; that he knew Phillip Brown, the husband of Louisa H. Brown, during his lifetime and that he knows said Phillip Brown died September 26, 1933; ^{And Left No Surviving Descendants to F.B.} that he personally knew Louisa H. Brown, wife of the above referred to Phillip Brown, during her lifetime and that he knows that she died June 15, 1952; that he personally knew the said referred to Phillip Brown and the said referred to Louisa H. Brown to be husband and wife and that he personally knew Ella Louise Hicks, a daughter of the said Louisa H. Brown, by her former marriage to one Hicks and that he knows she died August 13, 1907, leaving no heirs at law and that she was never married; that he personally knows Thomas Hicks now living and that he knows said Thomas Hicks to be the son of Louisa H. Brown by her marriage to one Hicks and that he knows the said Thomas Hicks to be the sole surviving heir of Louisa H. Brown, there being no brothers, no sisters and no surviving children of any brother or sister, except Ella Louise Hicks, as above referred to; that he knows that Louisa H. Brown and Phillip Brown, the above referred to persons, left surviving no children or other heirs that might have any interest in the estate of Louisa H. Brown, except Thomas Hicks as above described; and that this affiant has no interest in, nor is he related to, Thomas Hicks but makes this affidavit solely for the purpose of settling the question of the heirs of Louisa H. Brown, deceased.

WITNESSES:

William J. Dawson, Jr.
W. E. White, Jr.

Clarence F. Benbow

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Before the subscriber personally appeared Clarence E. Benboe, known to me to be the individual in and who executed the foregoing instrument and acknowledged that he executed the same for the uses and purposes therein set forth and further says on oath that all the matters and things alleged therein are true.

GIVEN under my hand and official seal this 5th day of February, 1953.



Charles F. Wilson

Notary Public
Notary Public, State of Florida at large
My commission expires Sept. 6, 1955.
Bonded by American Surety Co. of N. Y.

My comm. ex:

NO. 9643 FILED FEB 10 1953
AT 11:33 A.M. RECORDED IN THE PUBLIC
RECORDS OF ESCAMBIA COUNTY, FLORIDA, IN THE
BOOK AND PAGE NOTED ABOVE.
LANGLEY BELL, CLERK OF CIRCUIT COURT

Mary J. Suchy
DEPUTY CLERK

9010-009-082

whose Joanna Childress

Childress Mary Thomas

Philip
Betsy
Richard
Georgia

Mary Thomas
Daughter
Grandchildren
Daisy
Charles

DB 57 & 523

and who executed the foregoing instrument, and acknowledged that she executed the foregoing instrument for the uses and purposes therein set forth and on a private examination by me, held separate and apart from her said husband, acknowledged and declared that she executed the same freely and voluntarily, and without fear, apprehension, compulsion or constraint of or from her husband, and for the purpose of securing, relinquishing and conveying all her right of whatever kind and to the said property

Given under my hand and official seal this 15th day of Sept A.D. 1909

State of Oklahoma
Oklahoma County



J. Weston Statary Public
Notary Commissioner Expires April 1st 1911

Before me this day personally appeared B. H. Williams known to me to be the individual described and acknowledged and declared that he executed the foregoing instrument for the uses and purposes therein set forth and appeared

Given under my hand and official seal this 18th day of Sept A.D. 1909



H. E. Hedges Notary Public
Notary Commissioner Expires March 28, 1912

INDEXED

Joanna
Brown
Co.

State of Florida
Escambia County

#3701

Warranty Deed

Richard
Brown, d.d.
Pub. Jo. Recd.
Sept 27, 1909

Know all men by these presents, that I Joanna Brown (nee Joanna Small) having the following property in my own name & right for and in consideration of One dollar and Love and affection for my family as mentioned below Dollars the receipt whereof is hereby acknowledged do bargain, sell convey and grant unto my husband Richard Brown, my four (4) children, and (three (3) grandchildren the children of Mary Thomas) their heirs executors, administrators and assigns, forever, the following described property to wit: That certain lot of land in Block Eighty two (82) of the Belmont Tract. Beginning at a point One Hundred and five (105) feet from the East line of A Street, then running South One Hundred & fifty (150) feet then east, fifty three (53) feet eight inches (53-8) then North One Hundred & fifty (150) feet, then West, fifty three (53) feet eight inches (53-8) to point of beginning said property being in Pinellas, Escambia County, Florida, said property may be sold to each other, but by the terms of deed now to pass entirely out of the family & I hereby give lifetime control of same.

Together with all and singular, the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining free from all exemptions and right of Redemption

And I covenant that I am well seized, of an indefeasible estate in fee simple in the said property, and have a good right to convey the same that it is free of incumbrances, and that my heirs, executors and administrators the said grantor their heirs, executors and administrators and assigns, in the quiet and peaceable possession and enjoyment thereof, against all persons lawfully claiming the same shall and will forever warrant and defend.

In witness whereof I have hereunto set my hand and seal this 25th day of September A.D. 1909.

Johanna ^{her} _{mark} Brown (Seal)

Signed sealed and delivered in the presence of.

J. T. Andrews

L. A. Peard Smith

George H. Brown

State of Florida

Escambia County

Before the subscriber personally appeared Johanna Brown known to me to be individual described by said name in and who executed the foregoing instrument and acknowledged that she executed the foregoing instrument for the uses and purposes therein set forth.

It is in under my hand and official seal this 26 day of September A.D. 1909.

J. T. Andrews, Notary Public

My Commission Expires Notary Public

My Commission expires Sep 8, 1912.

INDEXED

Living Friedman

State of Florida

3712.

Chas.

Escambia County

to

J. S. Halton

Whereas, He, the grantor herein in the year A.D. 1908 sold and conveyed to J. S. Halton lots number and twenty in Block two Hundred and twenty of the New City of Pensacola, Florida, and for which we executed to the said Halton a deed of conveyance and he went into possession of said property under the said deed.

Filed for Record

Sept. 28, 1909

And whereas the said deed has been lost or misplaced and the said J. S. Halton is without a record title for said property.

Now, therefore, We Louis Friedman and his wife Rebecca Friedman and widow Friedman, for and in consideration of the sum of One dollar and for the purpose of giving a record title to said J. S. Halton for the &c. but, hereinafter described the receipt of which dollar is hereby

Sam Brown's
Grandson
Melvin Beard
Daughter
Lillian

Philp's
wife
Louisa

STATE OF FLORIDA
COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 06839 of 2022

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on January 16, 2025, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

EST OF RICHARD BROWN 851 CHEATHAM RD GRIFFIN, GA 30223	EST OF GEORGIA BROWN 851 CHEATHAM RD GRIFFIN, GA 30223
EST OF RANDALL BROWN 851 CHEATHAM RD GRIFFIN, GA 30223	EST OF DAN BROWN 851 CHEATHAM RD GRIFFIN, GA 30223
EST OF PHILIP BROWN 851 CHEATHAM RD GRIFFIN, GA 30223	EST OF MARY THOMAS 851 CHEATHAM RD GRIFFIN, GA 30223
EST OF CARLOSSE LONG 851 CHEATHAM RD GRIFFIN, GA 30223	EST OF DAISY THOMAS KEITH 851 CHEATHAM RD GRIFFIN, GA 30223

WITNESS my official seal this 16th day of January 2025.

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 March 5, 2025, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE CLERK OF THE CIRCUIT COURT IMMEDIATELY AT 850-595-3793.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA-A LLC holder of Tax Certificate No. 06839, 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:

E 53 FT 8 IN OF W 158 FT 8 IN OF N 150 FT BEL NO BLK 82 BELMONT TRACT DB 476 P 243 DB 57 P 523 DB 470 P 413 DB 282 P 106/108 CA 95

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 131774000 (0325-78)

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

EST OF RICHARD BROWN and EST OF GEORGIA BROWN and EST OF RANDALL BROWN and
EST OF DAN BROWN and EST OF PHILIP BROWN and EST OF MARY THOMAS

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 March, which is the **5th day of March 2025**.

Dated this 17th day of January 2025.

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

IF THE PROPERTY PROCEEDS TO SALE, YOU WILL RECEIVE NOTICE FROM US REGARDING SURPLUS FUNDS. YOU MAY CLAIM THE FUNDS DIRECTLY FROM OUR OFFICE, FREE OF CHARGE. PAYING A FEE FROM THE SURPLUS FOR ASSISTANCE FROM A THIRD PARTY IS NOT REQUIRED.

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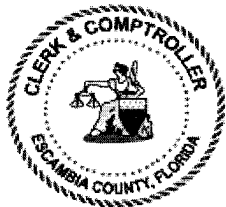
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Post Property:

617 W BELMONT ST 32501



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE 0325-78

Document Number: ECSO25CIV002426NON

Agency Number: 25-003082

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 06839 2022

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: EST OF RICHARD BROWN AND EST OF GEORGIA BROWN AND EST OF RANDALL BROWN AND
EST OF DAN BROWN AND EST OF PHILIP BROWN AND EST OF MARY THOMAS

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 1/28/2025 at 9:04 AM and served same at 4:06 PM on 1/28/2025 in ESCAMBIA COUNTY,
FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO THE PROPERTY PER INSTRUCTIONS FROM THE CLERKS OFFICE.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____



L. LITTLEJOHN, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LSTRAVIS

WARNING

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Post Property:

617 W BELMONT ST 32501



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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EST OF RICHARD BROWN [0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

9171 9690 0935 0127 2349 89

$\frac{1}{30}$ delayed

EST OF GEORGIA BROWN [0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

9171 9690 0935 0127 2349 96

$\frac{1}{30}$ delayed

EST OF RANDALL BROWN [0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

9171 9690 0935 0127 2348 35

$\frac{1}{30}$ delayed

EST OF DAN BROWN [0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

9171 9690 0935 0127 2348 42

$\frac{1}{30}$ delayed

EST OF PHILIP BROWN [0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

9171 9690 0935 0127 2348 59

$\frac{1}{30}$ delayed

EST OF MARY THOMAS [0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

9171 9690 0935 0127 2348 66

$\frac{1}{30}$ delayed

EST OF CARLOSSE LONG [0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

9171 9690 0935 0127 2348 73

$\frac{1}{30}$ delayed

EST OF DAISY THOMAS KEITH
[0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

9171 9690 0935 0127 2348 80

$\frac{1}{30}$ delayed

✓
Contact
family
of Thomas

2/11/25. Still showing
"delayed"

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

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
FILED

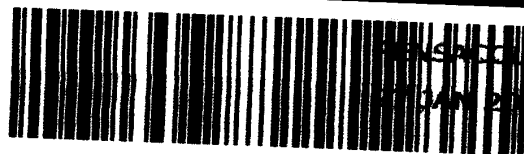
2025 MAR -3 A 10

ESCAMBIA COUNTY, FL

EST OF MARY THOMAS [0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

.. 03250258335

CERTIFIED MAIL™



9171 9690 0935 0127 2348 66

PENSACOLA FL 325

MAR 20 2025 PM 2:21



quadiant
FIRST-CLASS MAIL
IMI
\$008.16⁰
01/27/2025 ZIP 32502
043M31219251

US POSTAGE

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NIXIE

326 DE 1

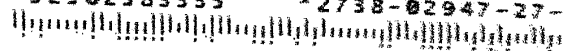
0002/22/25

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

UNC

BC: 32502583335 *2738-02947-27-36

325025833
30223-624251



CERTIFIED MAIL™

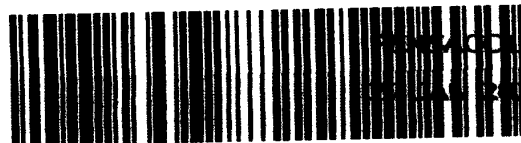
Pam Childers
 Clerk of the Circuit Court & Comptroller
 Official Records
 221 Palafox Place, Suite 110
 Pensacola, FL 32502

PAID CHILDERS
 CLE & COMPTROLLER
 FILED

2025 MAR -3 A 10

SCAMMIA COUNTY, FL

EST OF DAN BROWN [0325-78]
 851 CHEATHAM RD
 GRIFFIN, GA 30223



9171 9690 0935 0127 2348 42

PENSACOLA FL 325
 MAR 22 2025 PM



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FIRST-CLASS MAIL
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01/27/2025 ZIP 32502
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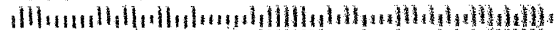
0002/22/25

RETURN TO SENDER
 UNCLAIMED
 UNABLE TO FORWARD

UNC

BC: 32502583335 *2738-02881-27-36

325025833
 30223-024251



CERTIFIED MAIL™

Pam Childers

Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 110

Pensacola, FL 32502

CLERK OF THE CIRCUIT COURT
OFFICIAL RECORDS
FILED

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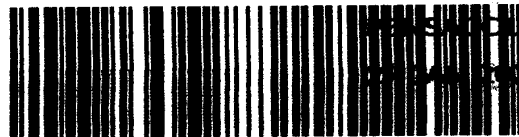
ESCAMBIA COUNTY, FL

EST OF PHILIP BROWN [0325-78]

851 CHEATHAM RD

GRIFFIN, GA 30223

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PENSACOLA FL 325

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FIRST-CLASS MAIL
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\$008.16⁹

01/27/2025 ZIP 32502
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US POSTAGE

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UNCLAIMED
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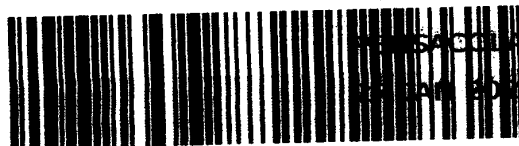
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BC: 32502583335 *2738-02692-27-36

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30223-624251

CERTIFIED MAIL™

Pam Childers
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Official Records
221 Palafox Place, Suite 110
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FIRST-CLASS MAIL
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01/27/2025 ZIP 32502
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US POSTAGE

EST OF RANDALL BROWN [0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

ATT / *RA*
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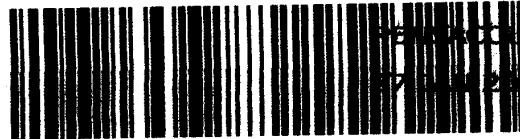
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FIRST-CLASS MAIL
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01/27/2025 ZIP 32502
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US POSTAGE

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FLORIDA COUNTY, FL

EST OF RICHARD BROWN [0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

.. 03250258335 *2738-02493-27-36

UNC

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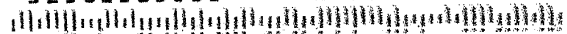
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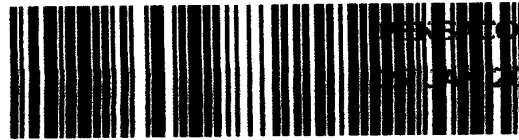
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RETURN TO SENDER
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BC: 3250258335 *2738-02493-27-36



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

2025 MAR -3 A 10:25
PENSACOLA COUNTY, FL

EST OF DAISY THOMAS KEITH
[0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

ATTN: [Handwritten signature]
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326 DE 1

0002/22/25

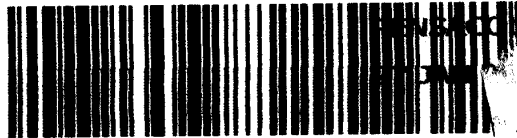
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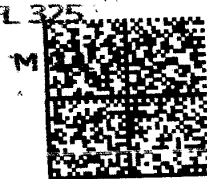
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Official Records
221 Palafox Place, Suite 110
Pensacola, FL 32502



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MAR -3 A 10:25
PENSACOLA COUNTY, FL

ES OF CARLOSSE LONG [0325-78]
851 CHEATHAM RD
GRIFFIN, GA 30223

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30223-624251

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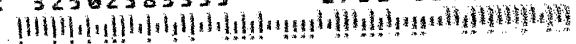
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0002/22/25

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 32502583333 *2738-03001-27-30



Pensacola, FL 32502

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PERSONNEL
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PIRELLA GÖTTSCHE LOWE

7/4/2025 PM



01/27/2025 ZIP 32502
043M31219251

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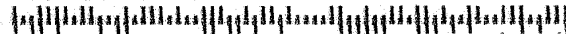
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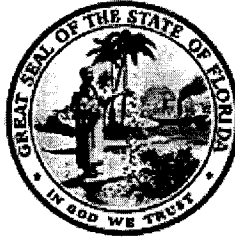
RETURN TO SENDER
UNDELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

REF: 32502582235

* 1991-01042-05-36



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: 131774000 Certificate Number: 006839 of 2022**

Payor: CAMMIE BRYE 851 CHEATHAM RD GRIFFIN GA 30223 Date 2/19/2025

Clerk's Check # 1
Tax Collector Check # 1

Clerk's Total	\$531.24
Tax Collector's Total	\$3,940.76
Postage	\$65.60
Researcher Copies	\$0.00
Recording	\$10.00
Prep Fee	\$7.00
Total Received	\$4,554.60

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>**



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 – 03-05-2025 – TAX CERTIFICATE #06839

_____ in the _____ CIRCUIT _____ Court
was published in said newspaper in the issues of

JANUARY 30 & FEBRUARY 6, 13, 20, 2025

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. Affiant complies with all legal requirements for publication in chapter 50, Florida Statutes.

Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410C000001890CD5793600064AAE, cn=Heather Tuttle
Date: 2025.02.20 10:07:56 -06'00'

PUBLISHER

Sworn to and subscribed before me this 20TH day of FEBRUARY
A.D., 2025

Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410C000001890CD5793600064AAE, cn=Heather Tuttle
Date: 2025.02.20 10:14:23 -06'00'

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 ATCF II FLORIDA-A LLC holder of Tax Certificate No. 06839, 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:

E 53 FT 8 IN OF W 158 FT 8 IN OF N 150 FT BEL NO BLK 82 BELMONT TRACT DB 476 P 243 DB 57 P 523 DB 470 P 413 DB 282 P 106/108 CA 95 SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 131774000 (0325-78)

The assessment of the said property under the said certificate issued was in the name of EST OF RICHARD BROWN and EST OF GEORGIA BROWN and EST OF RANDALL BROWN and EST OF DAN BROWN and EST OF PHILIP BROWN and EST OF MARY THOMAS

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 March, which is the 5th day of March 2025.

Dated this 27th day of January 2025.

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-01-30-02-06-13-20-2025