



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

1025 - 10

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 2023 PO BOX 71540 PHILADELPHIA, PA 19176-1540	Application date	Apr 21, 2025
Property description	BLEVINS PATRICIA M 6112 BROSNAHAM AVE PENSACOLA, FL 32503 6112 BROSNAHAM AVE 03-1437-000 LT 36 VICTORY HTS PB 2 P 12 OR 2523 P 581	Certificate #	2023 / 1169
		Date certificate issued	06/01/2023

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)
# 2023/1169	06/01/2023	562.84	28.14	590.98
→Part 2: Total*				590.98

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)
# 2024/1223	06/01/2024	436.99	6.25	31.04	474.28
Part 3: Total*					474.28

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	1,065.26
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	378.45
4. Property information report fee	200.00
5. Tax deed application fee	175.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	1,818.71

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
Signature, Tax Collector or Designee Date April 24th, 2025

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.	29,960.00
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>10/01/2025</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.

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2500414

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

KEYS FUNDING LLC - 2023

PO BOX 71540

PHILADELPHIA, PA 19176-1540,

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

Account Number	Certificate No.	Date	Legal Description
03-1437-000	2023/1169	06-01-2023	LT 36 VICTORY HTS PB 2 P 12 OR 2523 P 581

I agree to:

- pay any current taxes, if due and
- redeem all outstanding tax certificates plus interest not in my possession, and
- pay all delinquent and omitted taxes, plus interest covering the property.
- pay all Tax Collector's fees, property information report costs, Clerk of the Court costs, charges and fees, and Sheriff's costs, if applicable.

Attached is the tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

Electronic signature on file

KEYS FUNDING LLC - 2023

PO BOX 71540

PHILADELPHIA, PA 19176-1540

04-21-2025

Application Date

Applicant's signature



Gary "Bubba" Peters

Escambia County Property Appraiser

[Real Estate Search](#)

[Tangible Property Search](#)

[Sale List](#)

[Back](#)

◀ Nav. Mode ☒ Account ☐ Parcel ID ▶

[Printer Friendly Version](#)

General Information		Assessments				
Parcel ID:	2715301203000036	Year	Land	Imprv	Total	Cap Val
Account:	031437000	2024	\$15,400	\$81,609	\$97,009	\$59,920
Owners:	BLEVINS PATRICIA M	2023	\$11,000	\$77,303	\$88,303	\$58,175
Mail:	6112 BROSNAHAM AVE PENSACOLA, FL 32503	2022	\$11,000	\$72,797	\$83,797	\$56,481
Situs:	6112 BROSNAHAM AVE 32503	Disclaimer				
Use Code:	SINGLE FAMILY RESID 🔑	Tax Estimator				
Taxing Authority:	COUNTY MSTU	Change of Address				
Tax Inquiry:	Open Tax Inquiry Window	File for Exemption(s) Online				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector		Report Storm Damage				

Sales Data Type List: 🔑							2024 Certified Roll Exemptions	
Sale Date	Book	Page	Value	Type	Multi Parcel	Records	HOMESTEAD EXEMPTION,TOTAL & PERMANENT,WIDOW	
03/1988	2523	581	\$38,000	WD	N	📄	Legal Description LT 36 VICTORY HTS PB 2 P 12 OR 2523 P 581	
01/1967	353	387	\$1,500	WD	N	📄		
01/1966	319	973	\$1,400	WD	N	📄		
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller							Extra Features	
							FRAME SHED	

Section

Map Id:
27-15-30-1

Approx. Acreage:
0.4288

Zoned: 🔑
HDMU

Evacuation & Flood Information
[Open Report](#)

[Launch Interactive Map](#)

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

Buildings	
Address: 6112 BROSNAHAM AVE, Improvement Type: SINGLE FAMILY, Year Built: 1970, Effective Year: 1970, PA Building ID#: 56696	

Structural Elements

DECOR/MILLWORK-AVERAGE

DWELLING UNITS-1

EXTERIOR WALL-BRICK-COMMON

FLOOR COVER-CARPET

FOUNDATION-WOOD/SUB FLOOR

HEAT/AIR-CENTRAL H/AC

INTERIOR WALL-DRYWALL-PLASTER

NO. PLUMBING FIXTURES-6


NO. STORIES-1

ROOF COVER-COMPOSITION SHG

ROOF FRAMING-GABLE

STORY HEIGHT-0

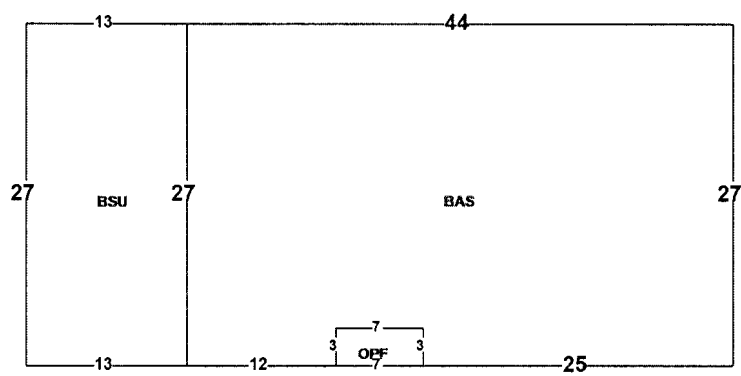
STRUCTURAL FRAME-WOOD FRAME

 Areas - 1539 Total SF

BASE AREA - 1167

BASE SEMI UNF - 351

OPEN PORCH FIN - 21



Images



5/2/2024 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 **KEYS FUNDING LLC** holder of **Tax Certificate No. 01169**, issued the **1st** day of **June, A.D., 2023** 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:

LT 36 VICTORY HTS PB 2 P 12 OR 2523 P 581

SECTION 27, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 031437000 (1025-10)

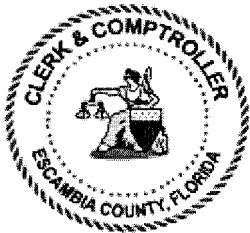
The assessment of the said property under the said certificate issued was in the name of

PATRICIA M BLEVINS

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 October, which is the **1st** day of **October 2025**.

Dated this 13th day of May 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

PERDIDO TITLE SOLUTIONS

Precise · Professional · Proven

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 #: 03-1437-000 CERTIFICATE #: 2023-1169

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 encumber the title to said land as listed on page 2 herein.

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.

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 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 11, 2005 to and including July 11, 2025 Abstractor: Andrew Hunt

BY



Michael A. Campbell,
As President
Dated: July 14, 2025

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

July 14, 2025

Tax Account #: **03-1437-000**

1. The Grantee(s) of the last deed(s) of record is/are: **PATRICIA M BLEVINS**

By Virtue of Warranty Deed recorded 3/11/1988 in OR 2523/581 together with Death Certificate recorded 1/9/1989 in OR 2726/882

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. **Lien in favor of Emerald Coast Utilities Authority recorded 2/25/2015 – OR 7305/1269**

b. **Lien in favor of City of Pensacola recorded 8/15/2017 – OR 7759/1944**

4. Taxes:

Taxes for the year(s) 2022-2024 are delinquent.

Tax Account #: 03-1437-000

Assessed Value: \$59,920.00

Exemptions: HOMESTEAD EXEMPTION, TOTAL & PERMANENT, WIDOW

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 Property Information Report 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 SOLUTIONS
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: PROPERTY INFORMATION REPORT FOR TDA

TAX DEED SALE DATE: OCT 1, 2025
TAX ACCOUNT #: 03-1437-000
CERTIFICATE #: 2023-1169

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 checked="" type="checkbox"/>	<input type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Homestead for <u>2024</u> tax year.

PATRICIA M BLEVINS
6112 BROSNAHAM AVE
PENSACOLA, FL 32503

EMERALD COAST UTILITIES AUTHORITY
9255 STURDEVANT ST
PENSACOLA, FL 32514-0311

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

PERDIDO TITLE SOLUTIONS, A DIVISION OF
PERDIDO TITLE & ABSTRACT, INC.



BY: Michael A. Campbell, As Its President

NOTE: The above-mentioned addresses are based upon current information available, but addresses are not guaranteed to be true or correct.

PROPERTY INFORMATION REPORT

July 14, 2025

Tax Account #:03-1437-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

LT 36 VICTORY HTS PB 2 P 12 OR 2523 P 581

SECTION 27, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 03-1437-000(1025-10)

REC
DOC
TOT

6-00 \$5.00 +1.00
209.00
215.00

3A-32013

WARRANTY DEED

ORIGIN 2523r 581

State of Florida

COUNTY OF ESCAMBIA

"THIS INSTRUMENT WAS PREPARED BY
J. FRANK JACKSON
AN EMPLOYEE OF
LAWYERS TITLE INSURANCE CORPORATION
20400 N. BAYVIEW BLVD.
PENSACOLA, FLORIDA
INCIDENT TO THE FURNISHING OF A
TITLE INSURANCE CONTRACT."

KNOW ALL MEN BY THESE PRESENTS: That

GEORGE O. CHAVERS, A MARRIED MAN

, Grantor,

for and in consideration of Ten Dollars and other good and valuable considerations, the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto GEORGE L. BLEVINS AND PATRICIA M. BLEVINS, HUSBAND AND WIFE

, Grantee, of

6112 BROSNAM AVENUE PENSACOLA, FLORIDA 32503

(Use of the terms "grantor" and "grantee" shall include singular or plural, the masculine or the feminine, where appropriate, and shall also include, but not be limited to, their heirs, assigns or successors in interest) the following described real property, situate, lying and being in the State of Florida, and County of ESCAMBIA, to wit:

LOT 36 IN VICTORY HEIGHTS SUBDIVISION, A SUBDIVISION OF A PORTION OF SECTION TWENTY-SEVEN (27), TOWNSHIP ONE (1) SOUTH, RANGE THIRTY (30) WEST, ACCORDING TO MAP OF C.H. OVERMAN, JR., CIVIL ENGINEER AND RECORDED IN PLAT BOOK 2, PAGE 12 OF THE RECORDS OF ESCAMBIA COUNTY, FLORIDA.

THE GRANTOR(S) HEREIN COVENANT(S) THAT THE ABOVE DESCRIBED PROPERTY IS NOT THE GRANTOR(S) HOMESTEAD AS DEFINED BY THE FLORIDA CONSTITUTION, AND FURTHER THAT THE GRANTOR(S) RESIDE(S) AT 3366 CHERRY BLVD. CANTONMENT, FL. 32433.....

D. S. PD. 209.00
DATE MAR 11 1988
JCE A. FLOWERS, COMPTROLLER
BY: B. BROWN D.C.
CERT. REG. #59-2043328-27-01

Subject to taxes for current year and to valid easements, mineral reservations and restrictions of record affecting the above property, if any. To have and to hold the 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 the grantor covenants that he is 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 encumbrance, and that he, his 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 fully warrant and defend.

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents this 10th day of March, 19 88

Signed, sealed and delivered in the presence of:

Pat Montgomery
Paul H. White

George O. Chavers (SEAL)
GEORGE O. CHAVERS

(SEAL)

State of Florida

COUNTY OF ESCAMBIA

Before the subscriber personally appeared

GEORGE O. CHAVERS, A MARRIED MAN

known to me, and known to me to be the person(s) described by said name(s) in and who executed the foregoing instrument, and he acknowledged to me that he was executing the same for the uses and purposes therein set forth.

Paul H. White My commission expires this 10th day of March, 19 88

My commission expires

SPACE BELOW FOR RECORDERS USE

616182
FILED AND RECORDED IN
THE PUBLIC RECORDS OF
ESCAMBIA COUNTY, FLORIDA
MAR 11 4 10 PM '88
JCE A. FLOWERS, COMPTROLLER
ESCAMBIA COUNTY

Recorded in Public Records 02/25/2015 at 01:31 PM OR Book 7305 Page 1269,
Instrument #2015015045, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$10.00

This Instrument Was Prepared
By And Is To Be Returned To:
McEary Bowens,
Emerald Coast Utilities Authority
9255 Sturdevant Street
Pensacola, Florida 32514-0311



NOTICE OF LIEN

STATE OF FLORIDA COUNTY OF ESCAMBIA

Notice is hereby given that the EMERALD COAST UTILITES AUTHORITY has a lien against the following described real property situated in Escambia County, Florida, for water, wastewater and/or sanitation service provided to the following customer:

LT 36 VICTORY HTS PB 2 P 12 OR 2523 P 581

Customer: Patrica Blevins

Account Number: 37529-30498

Amount of Lien: \$ 242.33, together with additional unpaid utility service charges, if any, which may accrue subsequent to the date of this notice and simple interest on unpaid charges at 18 percent per annum, or at such lesser rate as may be allowed by law.

This lien is imposed in accordance with Section 159.17, Florida Statutes, Chapter 92-248, Laws of Florida, as amended and Emerald Coast Utilities Authority Resolution 87-10, as amended, and this lien shall be prior to all other liens on such lands or premises except the lien of state, county, and municipal taxes and shall be on a parity with the lien of such state, county, and municipal taxes.

Provided however, that if the above-named customer has conveyed said property by means of deed recorded in the public records of Escambia County, Florida, prior to the recording of this instrument, or if the interest of the above-named customer is foreclosed by a proceeding in which notice of lis pendens has been filed prior to the recording of this instrument, this lien shall be void and of no effect.

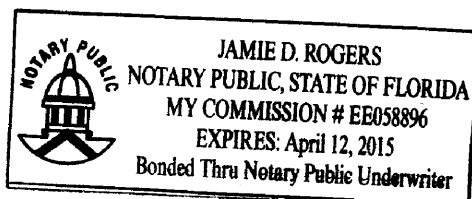
Dated: 2/23/15

EMERALD COAST UTILITIES AUTHORITY

BY: McEary Bowens

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 23 day of February, 2015, by McEary Bowens of the Emerald Coast Utilities Authority, who is personally known to me and who did not take an oath.



Jamie D. Rogers
Notary Public - State of Florida

RWK:ls
Revised 05/31/11

Recorded in Public Records 8/15/2017 10:06 AM OR Book 7759 Page 1944,
Instrument #2017062373, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$10.00



**This instrument was prepared
by and is to be returned to:**

John Madden, Customer Service Manager
City of Pensacola / Pensacola Energy
P.O. Box 12910
Pensacola, Florida 32521-0044

Tax Parcel ID No.: LT 36 VICTORY HTS PB 2 P 12 OR 2523 P 581

NOTICE OF LIEN FOR MUNICIPAL GAS SERVICES

Notice is hereby given that, pursuant to §159.17, Florida Statutes, and the City of Pensacola Resolution #09-10, the **City of Pensacola**, a Florida municipal corporation, has filed this lien against the following described real property situated in Escambia County, Florida:

BLEVINS PATRICIA M
LT 36 VICTORY HTS PB 2 P 12 OR 2523 P 581
More commonly known as: 6112 BROSNAHAM AVE

Provided however, that if the above-named customer has conveyed said property by means of deed recorded in the public records of Escambia County, Florida, prior to the recording of this instrument, this lien shall be void and of no effect.

The total amount due the City of Pensacola through AUGUST 31, 2017 is \$ 527.49, together with additional unpaid natural gas service charges, if any, which may accrue subsequent to that date and simple interest on unpaid charges at 18 percent per annum.

A signed copy of this lien has been sent to the property owner of record, PATRICIA BLEVINS, 6112 BROSNAHAM AVE PENSACOLA, FL 32503 via certified mail return receipt requested and regular U.S. mail this 15H day of AUUST 2017.

CITY OF PENSACOLA,
a Florida municipal corporation

BY: 
John Madden

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 15TH day of AUGUST 2017, by John Madden, of the City of Pensacola, who is personally known to me and who did not take an oath.

[Notary Seal]



Janet L. Matteson
Florida Notary No. FF49775
Commission Expires 10/11/2017


Notary Public - State of Florida

Customer Service Division | PO Box 12910, Pensacola, FL 32521 | 850.435.18-0 | PensacolaEnergy.Com