



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

0825.54

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	FIG 20, LLC FIG 20, LLC FBO SEC PTY PO BOX 12225 NEWARK, NJ 07101-3411	Application date	Apr 16, 2025
Property description	THOMPkins ALBERTA 2704 BELLVIEW AVE PENSACOLA, FL 32526 2704 BELLVIEW AVE 04-0900-180 BEG AT INTER OF E R/W LI OF MEMPHIS AVE (66 FT R/W) & N R/W LI OF BELLVIEW AVE (66 FT R/W) N 89 DEG (Full legal attached.)	Certificate #	2023 / 1472
		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)
# 2023/1472	06/01/2023	566.59	28.33	594.92
# 2024/1571	06/01/2024	571.54	40.60	612.14
→ Part 2: Total*				1,207.06

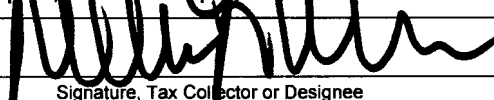
Part 3: Other Certificates Redeemed by Applicant (Other than County)

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# /					
Part 3: Total*					0.00

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

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	1,207.06
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	501.66
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)	2,083.72

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

Sign here: 	Escambia, Florida
Signature, Tax Collector or Designee	Date April 21st, 2025

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

+12.50

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.	28,957.50
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>08/06/2025</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.

BEG AT INTER OF E R/W LI OF MEMPHIS AVE (66 FT R/W) & N R/W LI OF BELLVIEW AVE (66 FT R/W) N 89 DEG 57 MIN 40 SEC W ALG N R/W LI 221 09/100 FT FOR POB CONT N 89 DEG 57 MIN 40 SEC W ALG R/W 78 36/100 FT N 10 DEG 55 MIN 10 SEC E 152 72/100 FT S 89 DEG 57 MIN 40 SEC E 76 84/100 FT S 10 DEG 23 MIN 03 SEC W 152 44/100 FT TO POB OR 4509 P 1451

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2500060

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
FIG 20, LLC
FIG 20, 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
04-0900-180	2023/1472	06-01-2023	BEG AT INTER OF E R/W LI OF MEMPHIS AVE (66 FT R/W) & N R/W LI OF BELLVIEW AVE (66 FT R/W) N 89 DEG 57 MIN 40 SEC W ALG N R/W LI 221 09/100 FT FOR POB CONT N 89 DEG 57 MIN 40 SEC W ALG R/W 78 36/100 FT N 10 DEG 55 MIN 10 SEC E 152 72/100 FT S 89 DEG 57 MIN 40 SEC E 76 84/100 FT S 10 DEG 23 MIN 03 SEC W 152 44/100 FT TO POB OR 4509 P 1451

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
FIG 20, LLC
FIG 20, LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411

04-16-2025
Application Date

Applicant's signature




Sale List

Printer Friendly Version


Parcel Information

Section
Map Id:
39-1S-30-3

Approx.
Acreage:
0.2729

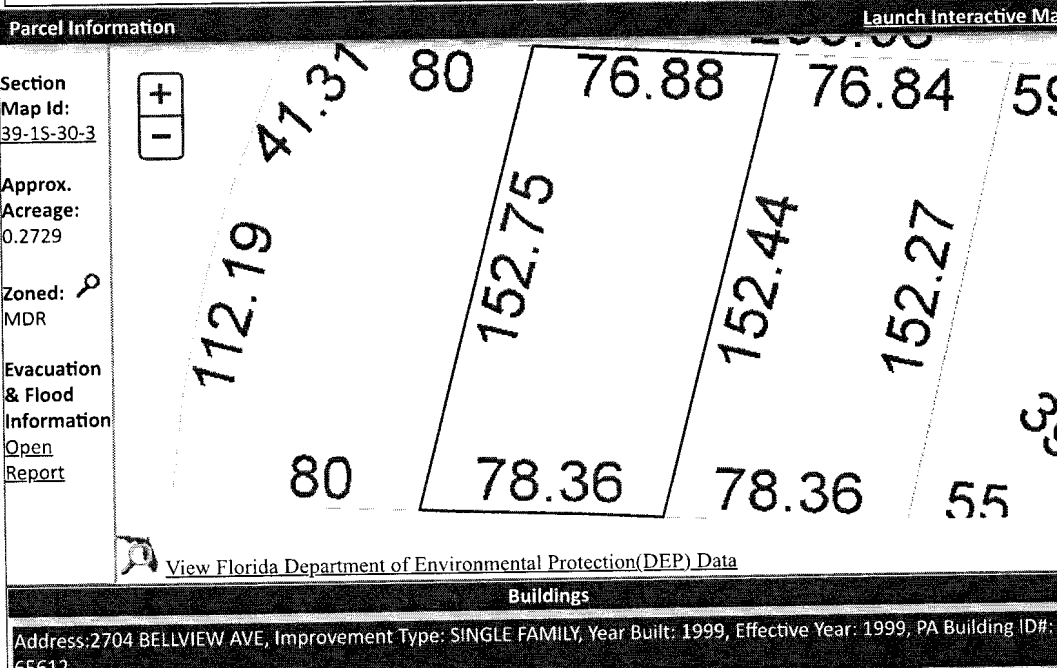
Zoned: 
MDR

Evacuation
& Flood
Information
Open
Report

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

Buildings

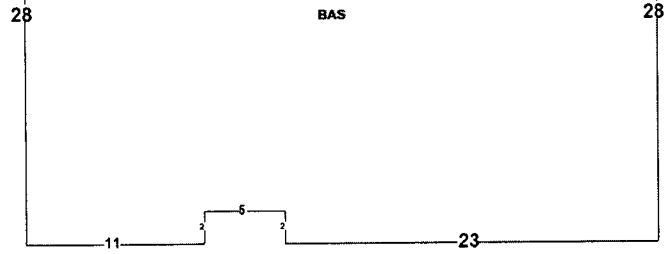
Address: 2704 BELLVIEW AVE, Improvement Type: SINGLE FAMILY, Year Built: 1999, Effective Year: 1999, PA Building ID#: 65612



The map displays a central rectangular parcel with dimensions 152.75 (left side), 152.44 (right side), 76.88 (top side), and 78.36 (bottom side). The parcel is surrounded by other land areas with various dimensions: 112.19, 47.37, 80, 76.84, 59, 152.27, 39, 55, 78.36, and 80. A north arrow is located in the bottom left corner of the map area.

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-VINYL SIDING
FLOOR COVER-CARPET
FOUNDATION-SLAB ON GRADE
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

Areas - 1082 Total SF
BASE AREA - 1082



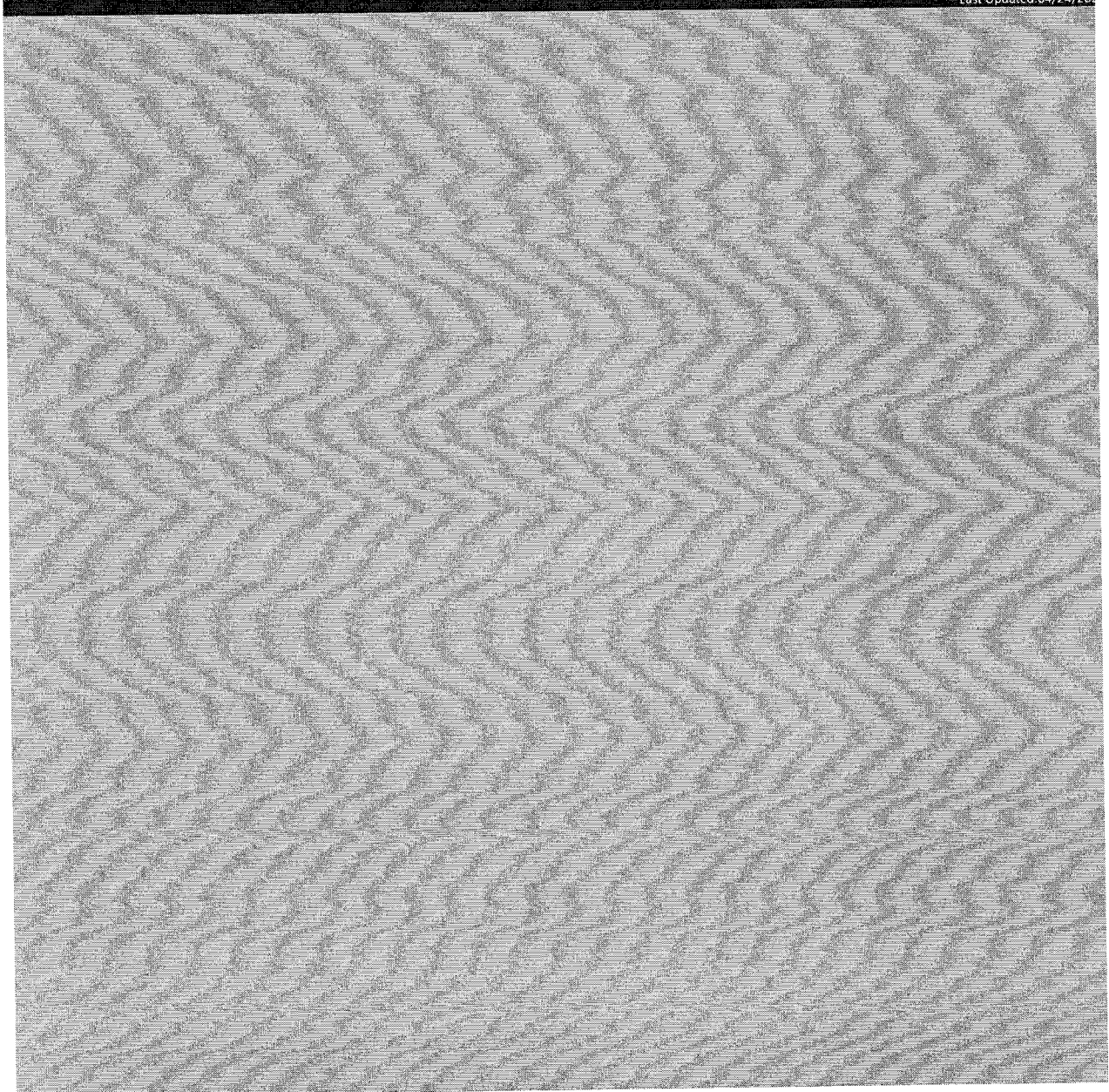
Images



4/25/2023 12:00:00 AM

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

Last Updated:04/24/2023



NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **FIG 20 LLC** holder of **Tax Certificate No. 01472**, 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:

BEG AT INTER OF E R/W LI OF MEMPHIS AVE (66 FT R/W) & N R/W LI OF BELLVIEW AVE (66 FT R/W) N 89 DEG 57 MIN 40 SEC W ALG N R/W LI 221 09/100 FT FOR POB CONT N 89 DEG 57 MIN 40 SEC W ALG R/W 78 36/100 FT N 10 DEG 55 MIN 10 SEC E 152 72/100 FT S 89 DEG 57 MIN 40 SEC E 76 84/100 FT S 10 DEG 23 MIN 03 SEC W 152 44/100 FT TO POB OR 4509 P 1451

SECTION 39, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 040900180 (0825-54)

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

ALBERTA THOMPkins

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 August, which is the **6th day of August 2025**.

Dated this 28th day of April 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 #: 04-0900-180 CERTIFICATE #: 2023-1472

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 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: May 14, 2005 to and including May 14, 2025 Abstractor: Andrew Hunt

BY



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

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

May 15, 2025

Tax Account #: **04-0900-180**

1. The Grantee(s) of the last deed(s) of record is/are: **ALBERTA THOMPkins**

By Virtue of Special Warranty Deed recorded 12/31/1999 in OR 4509/1451

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. **Mortgage in favor of Escambia County and the City of Pensacola recorded 12/31/1999 – OR 4509/1463**

b. **Judgment in favor of HILCO Receivables LLC recorded 7/18/2019 – OR 8130/1843**

4. Taxes:

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

Tax Account #: 04-0900-180

Assessed Value: \$57,915.00

Exemptions: HOMESTEAD

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

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

Note: Escambia County and/or local municipalities may impose special liens/assessments. These liens/assessments are not discovered in a 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: AUG 6, 2025
TAX ACCOUNT #: 04-0900-180
CERTIFICATE #: 2023-1472

In compliance with Section 197.522, Florida Statutes, the following is a list of names and addresses of those persons, firms, and/or agencies having legal interest in or claim against the above-described property. The above-referenced tax sale certificate is being submitted as proper notification of tax deed sale.

YES	NO	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify City of Pensacola, P.O. Box 12910, 32521
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Homestead for <u>2024</u> tax year.

ALBERTA THOMPkins
2015 ARTHURS COURT DR
DECATUR, GA 30035

ALBERTA THOMPkins
2704 BELLVIEW AVE
PENSACOLA, FL 32526

HILCO RECEIVABLES LLC
5 REVERE DR STE 420
NORTHBROOK, IL 60062

ESCAMBIA COUNTY
CITY OF PENSACOLA
223 PALAFOX PL
PENSACOLA, FL 32597

Certified and delivered to Escambia County Tax Collector, this 15th day of May 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

May 15, 2025

Tax Account #:04-0900-180

**LEGAL DESCRIPTION
EXHIBIT "A"**

**BEG AT INTER OF E R/W LI OF MEMPHIS AVE (66 FT R/W) & N R/W LI OF BELLVIEW AVE
(66 FT R/W) N 89 DEG 57 MIN 40 SEC W ALG N R/W LI 221 09/100 FT FOR POB CONT N 89 DEG
57 MIN 40 SEC W ALG R/W 78 36/100 FT N 10 DEG 55 MIN 10 SEC E 152 72/100 FT S 89 DEG 57
MIN 40 SEC E 76 84/100 FT S 10 DEG 23 MIN 03 SEC W 152 44/100 FT TO POB OR 4509 P 1451**

SECTION 39, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 04-0900-180(0825-54)

✓ This Instrument Prepared by:
Chelsea Title
4300 Bayou Boulevard, Suite 17-E
Pensacola, Florida 32503
99-3717-Is

REC. 15.00
D90. 29680

OR BK 4509 PG1451
Escambia County, Florida
INSTRUMENT 99-694707

DEED DOC STAMPS PD & ESC CO \$ 296.80
12/31/99 ERNIE LEE MAGNANO, CLERK
By: *[Signature]*

SPECIAL WARRANTY DEED

STATE OF FLORIDA COUNTY OF ESCAMBIA

THIS INDENTURE made this 31st Day of December, 1999 between **PENSACOLA HABITAT FOR HUMANITY, INC.**, a Florida not-for-profit Corporation, party of the first part, whose mailing address is P. O. Box 13204, Pensacola, Florida 32591
and
ALBERTA THOMPCKINS, a single woman,

whose mailing address is 2704 BELLVIEW AVE., PENSACOLA, FL 32526
Social Security Number: [REDACTED] party(ies) of the second part,

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN DOLLARS AND NO/100 DOLLARS, to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said party of the second part, its successors and assigns, forever, the following described property, situate, lying and being in the County of Escambia, State of Florida, to wit:

--SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION--

Grantor hereby warrants that the property described in this instrument is not the Constitutional Homestead of the Grantor as provided by the Florida Constitution.

Parcel I.D.# 39-1S-30-3101-000-001

To have and to hold the same unto the said party of the second part in fee simple.

And the said party of the first part does hereby covenant with the said party of the second part, that except as above noted, that at the time of the delivery of this deed the premises were free from all encumbrances made by it, and that it will warrant and defend the same against the lawful claims and demands of all persons claiming by, through, or under him, but against none other.

Subject to taxes for the current year, zoning ordinances and restrictions, limitations and easements of record.

IN WITNESSETH WHEREOF, the undersigned has hereunto set the seal of the corporation on this.

Signed, sealed and Delivered in the presence of:

PENSACOLA HABITAT FOR HUMANITY, INC.

[Signature]
Witness: *[Signature]*
[Signature]
Witness: LINDA C. STEWART

By: *[Signature]*
Betty H. Salter, President

State of Florida
County of Escambia

The foregoing instrument was acknowledged before me on 31st Day of December, 1999 by Betty H. Salter, President of PENSACOLA HABITAT FOR HUMANITY, INC. who executed the same on behalf of the Corporation, who is personally known to me.



Linda C. Stewart
MY COMMISSION # CC894117 EXPIRES
December 24, 2003
BONDED THRU TROY FARM INSURANCE, INC.

[Signature]
Notary Public: LINDA C. STEWART

File Number: 99-3717-Is

OR BK 4509 PG 1452
Escambia County, Florida
INSTRUMENT 99-694707**EXHIBIT - "A"****PARCEL A:**

BEGIN AT THE INTERSECTION OF THE EAST RIGHT OF WAY LINE OF MEMPHIS AVENUE (66' RIGHT OF WAY) AND THE NORTH RIGHT OF WAY LINE OF BELLVIEW AVENUE (66' RIGHT OF WAY), THENCE NORTH 89 DEGREES 57'40" WEST ALONG THE SAID NORTH RIGHT OF WAY LINE OF BELLVIEW AVENUE FOR 221.09' TO AN IRON ROD AND CAP MARKED #3578 AND POINT OF BEGINNING; THENCE CONTINUE NORTH 89 DEGREES 57'40" WEST ALONG SAID RIGHT OF WAY LINE FOR 78.36' TO AN IRON ROD AND CAP MARKED #3578, THENCE NORTH 10 DEGREES 55'10" EAST FOR 152.72' TO AN IRON ROD AND CAP MARKED "BUTLER", THENCE SOUTH 89 DEGREES 57'40" EAST, FOR 76.84' TO AN IRON ROD AND CAP MARKER #3578; THENCE SOUTH 10 DEGREES 23'03" WEST FOR 152.44' TO P.O.B. ALL LYING AND BEING IN SECTION 39, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA.

**RESIDENTIAL SALES
ABUTTING ROADWAY
MAINTENANCE DISCLOSURE**

OR BK 4509 PG 1453
Escambia County, Florida
INSTRUMENT 99-694707

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 or Ordinances Chapter 1-29.2, Article V requires 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.

RCD Dec 31, 1999 01:33 pm
Escambia County, Florida

Name of Roadway: BELLVIEW AVENUE

Legal Address of Property: 2704 BELLVIEW AVE. PENSACOLA FL 32526

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

This form completed by: Chelsea Title Agency of NW Florida, Inc.
4300 Bayou Blvd., #17E, Pensacola, FL 32503

Ernie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 99-694707

AS TO SELLER(S):

Seller: PENSACOLA HABITAT FOR HUMANITY, INC. Witness: Mary K. Part

Betty H. Salter, Pres.
Seller:

Linda C. Stewart
Witness: LINDA C. STEWART

AS TO BUYER(S):

Alberta Thompkins
Buyer: ALBERTA THOMPKINS

Mary K. Part
Witness: Mary K. Part

Buyer:

Linda C. Stewart
Witness: LINDA C. STEWART

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

RETURN TO: Chelsea Title Agency
4300 Bayou Blvd., #17E
Pensacola, FL 32503
#99-3717-LS

REC. 42.00
DO. 35.00
INT. 20.00

OR BK 4509 PG1463
Escambia County, Florida
INSTRUMENT 99-694710

THIS INSTRUMENT PREPARED BY:
STEPHEN R. MOORHEAD, ESQUIRE
McDonald, Fleming, Moorhead
& Ferguson, Attorneys at Law
4300 Bayou Blvd., Suites 12&13
Pensacola, Florida 32503
(904) 477-0660

MTG DOC STAMPS PD @ ESC CO \$ 35.00
12/31/99 ERNIE LEE MAGNA, CLERK
By: *[Signature]*
INTANGIBLE TAX PD @ ESC CO \$ 20.00
12/31/99 ERNIE LEE MAGNA, CLERK
By: *[Signature]*

MORTGAGE AND SECURITY AGREEMENT

THIS MORTGAGE (hereinafter referred to as to "Mortgage"), is made and entered into this 31st day of December, 1999, between the Mortgagor, **ALBERTA THOMPkins*** (herein "Borrower"), and the Mortgagee, **ESCAMBIA COUNTY**, a political subdivision of the State of Florida, and the **CITY OF PENSACOLA**, a municipality chartered in the State of Florida, whose address for purposes of this Mortgage and Security Agreement is 223 Palafox Place, Pensacola, Florida 32597, (hereafter Escambia County and the City of Pensacola shall be referred to collectively as "Mortgagee").

*a single woman

W I T N E S S E T H :

1.01 PREMISES. For and in consideration of an Indebtedness from Borrower to Lender in the principal sum of Ten Thousand and No/100 Dollars (\$10,000.00), which Indebtedness is evidenced by the Agreement for Participation in the Escambia/Pensacola SHIP Affordable Homeownership Project ("Loan Agreement") and Borrower's Note of even date herewith (herein "Note"). In order to secure the Indebtedness and other obligations of Borrower hereinafter set forth, Borrower does hereby grant, bargain, sell, convey, assign, transfer, pledge and set over unto Mortgagee and the successors, successors in title, and assigns of Mortgagee all of the following land and interest in land, estates, easements, rights, improvements, personal property, fixtures, equipment, furniture, furnishings, appliances, and appurtenances (herein referred to individually and collectively as the "Premises").

A. LAND. All those certain tracts, pieces or parcels of land (herein "Property") located in the County of Escambia, State of Florida, described as follows:

See Exhibit "A"

B. APPURTENANCES. All easements, rights-of-way, strips and gores of land; vaults, streets, ways, alleys and passages, sewer rights, water rights and powers, minerals, flowers, shrubs, trees and other emblements now or hereafter located on the land or under or above the same or any part of parcel thereof and all estates, rights, titles, interests, privileges, liberties, tenements, hereditaments and appurtenances, reversions and remainders, whatsoever, in any way belonging, relating or appertaining to the Premises or any part thereof, or which hereafter shall in any way belong, relate or be appurtenant thereto, whether now owned or hereafter acquired by Borrower (hereinafter sometimes referred to as "Appurtenances").

1.02 WARRANTIES OF TITLE. Borrower covenants that Borrower is lawfully seized and possessed of the Premises as aforesaid, and has a good right to convey the same, that the same are unencumbered, and that the Borrower does warrant and will forever defend the title thereto against the claims of all persons whomsoever.

Lender acknowledges that the property is subject to a first mortgage in favor of PENSACOLA HABITAT FOR HUMANITY, INC. in the amount of \$ 52,334.94 and that this mortgage is subordinate the inferior to said mortgage (such mortgage shall be hereinafter referred to as the "first mortgage").

1.03 INDEBTEDNESS. This Mortgage is given to secure the performance of all obligations set forth herein and the following described Indebtedness:

A. The debt evidenced by the Promissory Note referred to in Paragraph 1.01, together with any and all renewals, modifications, consolidations and extension of the Indebtedness evidenced by the Note;

B. Any and all additional advances made by Mortgagee to protect or preserve the Premises or the security interest created hereby on the Premises, or for taxes, assessments or insurance premiums as hereinafter provided or for performance of any of Borrower's obligations hereunder provided or for performance of any of Borrower's obligations hereunder or for any other purpose provided herein (whether or not Borrower remains the owner of the Premises at the time of such advances); and

Provided, always, and it is the true intent and meaning of the parties to these presents, that when Borrower, his successors or assigns, shall pay or cause to be paid to Mortgagee, his successors or assigns, the Indebtedness according to the conditions and agreements of the Note and *of this Mortgage, and shall perform all of the obligations according to the true intent and meaning of the Note and this Mortgage and the conditions thereunder and hereunder, then this Mortgage shall cease, determine and be null and void; otherwise this Mortgage shall remain in full force and effect.

COVENANTS AND AGREEMENTS

2.01 PAYMENT OF INDEBTEDNESS. Borrower shall pay the Note according to the tenure thereof and the remainder of the Indebtedness promptly as the same shall become due and payable in accordance with the terms of the Note.

2.02 TAXES, LIENS AND OTHER CHARGES.

A. Borrower shall pay, on or before the due date thereof, all taxes, assessments, levies, license fees, permit fees and other charges (in each case whether general or special, ordinary or extraordinary, foreseen or unforeseen) of every character whatsoever (including all penalties and interest thereon) now or hereafter levied, assessed, confirmed or imposed on, or in respect of, or which may be a lien upon, the Premises or any part thereof, or any estate, right or interest therein, or upon the rents, issues, income or profits thereof, and shall submit to Mortgagee such evidence of the due and punctual payment of all taxes, assessments and other fees and charges as Mortgagee may require.

B. Borrower shall pay, on or before the due date thereof, all taxes, assessments, charges, expenses, costs and fees which may now or hereafter be levied upon, or assessed or charged against, or incurred in connection with, the Note, the other Indebtedness, this Mortgage or any other instrument now or hereafter evidencing, securing or otherwise relating to the Indebtedness, and shall submit to Mortgagee such evidence of the due and punctual payment of all such taxes, assessments, charges, expenses, costs and fees as Mortgagee may require.

C. In the event of the passage of any state, federal, municipal or other governmental law, order, rule or regulation, subsequent to the date hereof, in any manner changing or modifying the law now in force governing the taxation of mortgages to secure debt or security agreements or debts secured thereby or the manner of collecting such taxes so as to adversely affect Borrower, Mortgagee will pay any such tax on or before the due date thereof.

D. Borrower will not permit or suffer any construction, mechanic's, materialmen's, laborers or statutory or other liens to be filed of record or to remain outstanding against the Premises or any portion thereof.

2.03 PRESERVATION AND MAINTENANCE OF PROPERTY.

A. Borrower will keep the buildings, improvements, facilities, furnishings, landscaping, the Premises and other improvements of any kind now or hereafter erected on the Land or any part thereof in good repair and shall not commit waste or permit impairment or deterioration of the property. Borrower will do nothing which would or could increase the risk of fire or other hazard to the Premises or any part thereof or which would or could result in the cancellation of any insurance policy carried with respect to the Premises.

B. Borrower will not allow the removal, demolition or alteration of the structural character of any improvement located on the land, and once the improvements are completed, without the written consent of Mortgagee. Borrower shall not remove or permit to be removed from the Land any item or items referred to in Paragraph 1.01(B) of this Mortgage which are or may hereafter be in any way attached or affixed to the Land or any improvements thereof.

C. If the Premises or any part thereof is damaged by fire or other cause, Borrower will give immediate written notice thereof to Mortgagee.

D. Mortgagee or its representative is hereby authorized to enter upon and inspect the Premises at any time during normal business hours.

E. Borrower will promptly comply with all present and future laws, ordinances, rules and regulations of any governmental authority affecting the Premises or any part thereof.

F. Violation of any of the foregoing provisions shall constitute a default.

2.04 LIMIT OF VALIDITY. If from any circumstances whatsoever, fulfillment of any provision of this Mortgage or the Note(s) which it

OR BK 4509 PG1466
Escambia County, Florida
INSTRUMENT 99-694710

1

secures, at the time performance of such provision shall be due, shall involve transcending the limit of validity presently prescribed by any applicable usury statute or any other applicable law, with regard to obligations of like character and amount, then, ipso facto, the obligation to be fulfilled shall be reduced to the limit of such validity, so that in no event shall any exaction be possible under this Mortgage or under the Note that is in excess of the current limit of such validity, but such obligation shall be fulfilled to the limit of such validity. The provisions of this paragraph shall control every other provision of this Mortgage and of the Note.

2.05 CONVEYANCE OR ENCUMBRANCE OF PREMISES WITHIN FIVE YEARS OF THE DATE HEREOF. Borrower hereby acknowledges to Lender that any encumbrance which encumbrance is in addition to those set forth in this Mortgage, of the Premises or any portion thereof would materially impair or jeopardize the security granted to Lender by this Mortgage. Borrower therefore covenants and agrees with Lender, as part of the consideration for the extending to Borrower of the Indebtedness evidenced by the Note, that Homebuyer shall not directly or indirectly encumber (including, but not by way of limitation, increasing of the outstanding principal amount of any existing encumbrance) pledge, convey, transfer or assign any or all of the Borrower's interest in the Premises within five years following the date of this Mortgage or after five years following the date of this Mortgage if Borrower is in default of this Mortgage at the time of the said conveyance. A violation of the terms of this provision shall be a default hereunder and, in that event, all of the sums secured by this Mortgage shall be immediately due and payable. If Borrower fails to pay such sums when due, Lender may without further notice or demand on Homebuyer, invoke any remedies permitted by this instrument.

2.06 OCCUPATION OF PREMISES. Borrower shall occupy and use the premises as Borrower's principal place of residency during the term of this mortgage. A violation of the terms of this provision shall be a default hereunder and, in that event, all of the sums secured by this Mortgage shall be immediately due and payable. If Borrower fails to pay such sums when due, Lender may without further notice or demand on Borrower, invoke any remedies permitted by this instrument.

2.07 CONVEYANCE AFTER FIVE YEARS FROM DATE HEREOF. If the said sale, conveyance, transfer or assignment of any interest in the property referred to in the mortgage is after five (5) years from the date hereof, and if maker is not in default of any terms or obligations of the mortgage, the sums owing pursuant to this Mortgage and Borrower's Note shall be reduced to zero, and said Mortgage and Note shall be automatically canceled.

DEFAULT AND REMEDIES

3.01 DEFAULT. The terms "Default" or "Defaults", wherever used in this Mortgage, shall mean any one or more of the following events:

A. Failure by Borrower to pay as and when due and payable any portion of the Indebtedness as evidenced by the Mortgage; or

B. Failure by Borrower duly to observe or perform any other term, covenant, condition or agreement of the Mortgage; or

OR BK 4509 PG1467
Escambia County, Florida
INSTRUMENT 99-694710

C. Failure by Borrower to pay as and when due and payable any portion of the Indebtedness; or

D. Failure by Borrower duly to observe or perform any other term, covenant, condition or agreement of this Mortgage; or

E. Failure by Borrower duly to observe or perform any term, covenant, condition, or agreement in any other agreement now or hereafter evidencing, securing or otherwise relating to the Notes or this Mortgage; or

F. Any representation or warranty of Borrower relating to the Note, the Loan Agreement, or requirements of Pensacola Habitat for Humanity, Inc.'s Agreement with the City of Pensacola and Escambia County dated October 1, 1996, and amendments thereto, providing terms and conditions for participation in the Escambia/Pensacola State Housing Initiatives Program (hereinafter "SHIP Program"), relating to this Mortgage or the Indebtedness proves to be untrue or misleading in any material respect; or

G. Failure of Borrower to meet occupancy and affordability requirements as defined and described in Chapter 420 Florida Statutes.

H. The filing by Borrower (or any maker, endorser or guarantor of the Note of a voluntary petition in bankruptcy or the filing by Borrower (or such maker, endorser or guarantor) or any petition or answer seeking or acquiescing in any reorganization, arrangement, composition, readjustment, liquidation, dissolution or similar relief for itself under any present or future federal, state or other laws or regulation relating to bankruptcy, insolvency or other relief for debtors, or Borrower (or any such makers, endorsers or guarantors) seeking or consenting to or acquiescing in the appointment of any trustee, receiver or liquidator of Borrower (such maker, endorser or guarantor) or all or any substantial part of the Premises or of any other property or assets of Borrower (such *maker, endorser or guarantor) or of any or all of the income, rents, issues, profits or revenues thereof, or the making by Borrower (or any such maker, endorser or guarantor) of any general assignment for the benefit of creditors, or the admission in writing by Borrower (or for any such maker, endorser or guarantor) of its inability to pay its debts generally as they become due or the commission by Borrower (or any such maker, endorser or guarantor) of an act of bankruptcy; or

I. The filing of a petition against Borrower (or any maker, endorser or guarantor) of the Note, seeking any reorganization, arrangement, composition, readjustment, liquidation, dissolution or similar relief under any present or future federal, state or other law or regulation relating to bankruptcy, insolvency or other relief for debtors, or the appointment of any trustee, receiver or liquidator of Borrower (or any such maker, endorser or guarantor) or of all or any substantial part of the Premises or of any or all of the incomes, rents, issues, profits or revenues thereof unless such petition shall be dismissed within thirty (30) days after such filing, but in any event prior to the entry of an order, judgment or decree approving such petition; or

J. The Premises are subjected to actual or threatened waste, or any part thereof is removed, demolished or altered without the prior written consent of Mortgagee.

3.02 ACCELERATION OF MATURITY. If a default shall have occurred, then the entire Indebtedness shall accelerate, at the option of Mortgagee, immediately become due and payable in full without notice or demand, time being of the essence of the Note and of this Mortgage; and no omission on the part of Lender to exercise such option when entitled to do so shall be construed as a waiver of such right.

OR BK 4509 PG1468
Escambia County, Florida
INSTRUMENT 99-694710

3.03 ENFORCEMENT.

A. If a Default shall have occurred, Mortgagee, at its option, may institute legal proceedings for the foreclosure of any or all of its rights under this Mortgage.

B. Mortgagee shall have the right from time to time to enforce any legal or equitable remedy against Borrower, including without limitation suing for any sums, whether interest, principal or any installment of either or both, taxes, penalties or any other sums required to be paid under the terms of this Mortgage, as the same become due, without regard to whether or not all of the Indebtedness shall then be due, and without prejudice to the right of Mortgagee thereafter to enforce any other remedy, including without limitation an action of foreclosure, whether or not such other remedy be based upon a Default which existed at the time of commencement of an earlier or pending action, and whether or not such remedy be based upon the same Default upon which an earlier or pending action is based.

3.04 ASSIGNMENT OF LEASES AND RENTS. As additional security for the payment of the indebtedness evidenced by the Note, interest thereon, insurance premiums, taxes and assessments, and all other sums required to be paid by Borrower, at the time and in the manner herein agreed, and for the performance of the covenants and agreements herein contained, Borrower does hereby sell, assign, transfer, and set over unto Mortgagee herein all the leases, lease agreements and lease arrangements, together with all rents, dues, profits or income under any written or oral leases of all or any part of the mortgaged premises whether such leases are now in existence or hereafter come into existence during the period this Mortgage is in effect. This assignment of rents shall run with the land and be good and valid as against Borrower herein, or those claiming by, under or through Borrower, from the date of the recording of this instrument. This assignment shall continue to be operative during any foreclosure or any other proceedings taken to enforce this Mortgage, and the collection of rents by Mortgagee shall in no way waive the right of Mortgagee to foreclose the Mortgage in the event of any default by Borrower. In the event of a sale on foreclosure which shall result in a deficiency, this assignment shall stand as security for the payment of such deficiency. So long as Borrower is not in default, Borrower shall be entitled to collect said rents, in the manner provided in paragraph 1.04, above, without the necessity of Court appointment of a receiver.

3.05 APPOINTMENT OF RECEIVER. In the event that at the beginning of or at any time pending any action upon this Mortgage or to foreclose or reform it or to enforce payment of any claims under it, Mortgagee shall apply to the court having jurisdiction for the appointment of a receiver, the court forthwith shall appoint a receiver of the Premises and singular, including all and singular the income, profits, issues and revenues from whatever source derived, each and every one of which, it being expressly understood, is mortgaged by this instrument as if specifically set forth and described in its granting and habendum clauses, and the receiver shall

OR BK 4509 PG1469
Escambia County, Florida
INSTRUMENT 99-694710

have all the broad and effective functions and powers in anywise entrusted by a court to a receiver. The appointment shall be made by the court as an admitted equity and matter of absolute right to Mortgagee, without reference to the adequacy or inadequacy of the value of the property mortgaged or to the solvency or insolvency of Borrower or the defendant. All rents, profits, incomes, issues and revenues shall be applied by the receiver according to the lien or equity of Mortgagee and the practice of the court, and the appointment of the receiver shall be without notice to any obligor under this Mortgage.

3.06 WAIVER OF EXEMPTIONS. Borrower warrants that no portion of the Premises constitutes the "homestead" of any person whomsoever as defined by the laws and constitution of the State of Florida and hereby waives and renounces all exemption rights in and to the Premises as against the collection of the Indebtedness or any part thereof.

3.07 REMEDIES CUMULATIVE. No right, power or remedy conferred upon or reserved to Mortgagee by this Mortgage is intended to be exclusive or any other right, power or remedy, but each and every right, power and remedy shall be cumulative and concurrent and shall be in addition to any other right, power and remedy given hereunder or now or hereafter existing at law, in equity or by statute.

3.08 WAIVER. Any forbearance by Mortgagee in exercising any right or remedy hereunder, or otherwise afforded by applicable law, shall not be a waiver of or preclude the exercise of any such right or remedy. The procurement of insurance or the payment of taxes or other liens or charges by Mortgagee shall not be a waiver of Mortgagee's rights to accelerate the maturity of the Indebtedness secured by this Mortgage.

3.09 SUITS TO PROTECT THE PREMISES. Mortgagee shall have the power to institute and maintain such suits and proceedings as it may deem expedient (i) to prevent any impairment of the Premises by any acts which may be unlawful or constitute a Default under this Mortgage, (ii) to preserve or protect its interest in the Premises and in the income, rents, issues, profits and revenues arising therefrom and (iii) to restrain the enforcement of or compliance with any legislation or other governmental enactment, rule or order that be unconstitutional or otherwise invalid, if the enforcement of or compliance with such enactment, rule or order would impair the security hereunder or be prejudicial to the interest of Mortgagee. In any such action Mortgagee shall be entitled to receive from Borrower all costs and reasonable attorney's fees.

MISCELLANEOUS

4.01 SUCCESSORS AND ASSIGNS. This Mortgage shall inure to the benefit of and be binding upon Borrower and Mortgagee and their respective heirs, executors, legal representatives, successors, successors-in-title and assigns. Whenever a reference in this Mortgage is made to "Borrower" or "Mortgagee" such reference shall be deemed to include a reference to the heirs, executors, legal representatives, successors, successors-in-title and assigns of Borrower and Mortgagee, as the case may be. The foregoing shall not authorize the encumbrance, pledge, conveyance, transfer or assignment of all or any portion of Borrower's interest in the Premises without the prior written consent of Mortgagee.

4.02 SEVERABILITY. If any provision of this Mortgage or the application thereof to any person or circumstance shall be invalid or

OR BK 4509 PG1470
Escambia County, Florida
INSTRUMENT 99-694710

unenforceable to any extent, the remainder of this Mortgage and the application of such provisions to other persons or circumstances shall not be affected thereby and shall be enforced to the greatest extent permitted by law.

4.03 APPLICABLE LAW. This instrument shall be governed by and construed in accordance with the laws of the State of Florida.

4.04 TIME OF THE ESSENCE. Time is of the essence with respect to each and every covenant, agreement and obligation of Borrower under this Mortgage, the Note and any and all other instruments now or hereafter evidencing, securing or otherwise relating to the Indebtedness.

4.05 ATTORNEY'S FEES. The enforcement of the Note, this Mortgage or any other obligation evidencing, securing or otherwise relating to the Indebtedness, Mortgagee shall be entitled to recover from Borrower all costs and reasonable attorney's fees. The meaning of the term "legal fees" or "attorney's fees" or other references to the fees of attorneys or counsel, wherever used in this Mortgage, shall be deemed to include, without limitation, all reasonable legal fees relating to litigation or appeals at any and all levels of courts and administrative tribunals.

IN WITNESS WHEREOF, Borrower has executed this Mortgage as of the date first above written.

Signed, sealed and delivered
in the presence of:

BORROWER(S):

Mary K. Pait
Print Name Mary K. Pait

BY: Alberta Thompkins

Print Name: ALBERTA THOMPKINS

Linda C. Stewart
Print Name LINDA C. STEWART

BY: N/A

Print Name: _____

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 31st day of December, 1999, by ALBERTA THOMPKINS, single, who is (are) Habitat/SHIP Program Homebuyer(s), who did not take an oath and who:

is/are personally known to me.
☒ produced current Florida driver's license as identification.
produced current _____ as identification.

Linda C. Stewart
Signature of Notary Public

(Notary Seal must be affixed)

LINDA C. STEWART
Name of Notary Printed
My Commission Expires: _____
Commission Number: _____



Linda C. Stewart
MY COMMISSION # CC894117 EXPIRES
December 26, 2003
BONDED THRU TROY FAIR INSURANCE, INC.

File Number: 99-3717-Is

OR BK 4509 PG1471
Escambia County, Florida
INSTRUMENT 99-694710

EXHIBIT - "A"

PARCEL A:

BEGIN AT THE INTERSECTION OF THE EAST RIGHT OF WAY LINE OF MEMPHIS AVENUE (66' RIGHT OF WAY) AND THE NORTH RIGHT OF WAY LINE OF BELLVIEW AVENUE (66' RIGHT OF WAY), THENCE NORTH 89 DEGREES 57'40" WEST ALONG THE SAID NORTH RIGHT OF WAY LINE OF BELLVIEW AVENUE FOR 221.09' TO AN IRON ROD AND CAP MARKED #3578 AND POINT OF BEGINNING; THENCE CONTINUE NORTH 89 DEGREES 57'40" WEST ALONG SAID RIGHT OF WAY LINE FOR 78.36' TO AN IRON ROD AND CAP MARKED #3578, THENCE NORTH 10 DEGREES 55'10" EAST FOR 152.72' TO AN IRON ROD AND CAP MARKED "BUTLER", THENCE SOUTH 89 DEGREES 57'40" EAST, FOR 76.84' TO AN IRON ROD AND CAP MARKER #3578; THENCE SOUTH 10 DEGREES 23'03" WEST FOR 152.44' TO P.O.B. ALL LYING AND BEING IN SECTION 39, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA.

RCD Dec 31, 1999 01:33 pm
Escambia County, FloridaErnie Lee Magaha
Clerk of the Circuit Court
INSTRUMENT 99-694710

Recorded in Public Records 7/18/2019 9:13 AM OR Book 8130 Page 1843,
Instrument #2019062073, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$10.00

Recorded in Public Records 6/28/2019 4:07 PM OR Book 8121 Page 191,
Instrument #2019056804, Pam Childers Clerk of the Circuit Court Escambia
County, FL

Filing # 91731278 E-Filed 06/26/2019 03:46:03 PM

IN THE COUNTY COURT,
FIRST JUDICIAL CIRCUIT,
IN AND FOR ESCAMBIA
COUNTY, FLORIDA

UCN: 172019SC000641XXXXXX
CASE NO.: 2019 SC 000641

HILCO RECEIVABLES, LLC
5 Revere Drive, Ste. 420
Northbrook, IL 60062,
Plaintiff,

vs.

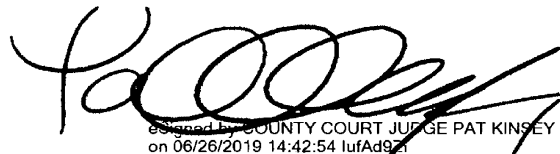
ALBERTA THOMPkins
2704 Bellview Avenue
Pensacola Fl 32526-1365,
Defendant.

FINAL JUDGMENT

At a Small Claims Pretrial Conference on March 13, 2019, the plaintiff appeared but the defendant did not after proper Notice. Therefore the plaintiff is entitled to a Final Judgment and it is


ORDERED AND ADJUDGED that the Plaintiff, **HILCO RECEIVABLES, LLC**, shall recover from the Defendant, **ALBERTA THOMPkins**, (SSN: ***-**-****), a total amount of **\$858.65**, which shall accrue post-judgment interest at the statutory rate of **6.57%** per annum from this date through December 31 of this current year, for all of which let execution issue. Thereafter, on January 1 of each succeeding year until the judgment is paid, the interest rate will adjust in accordance with section 55.03, Florida Statutes.

DONE AND ORDERED in chambers, Pensacola, Escambia County, Florida.


Signed by COUNTY COURT JUDGE PAT KINSEY
on 06/26/2019 14:42:54 lufAd921

Copies to:
Lawrence C. Rolfe, Esquire
Post Office Box 4400
Jacksonville, Florida 32201-4400
Attorney for Plaintiff

-20182786.001

CERTIFIED COPY OF THE ORIGINAL FILED IN THIS OFFICE WITNESS MY HAND AND OFFICIAL SEAL PAM CHILDERS CLERK OF THE CIRCUIT COURT & COMPTROLLER ESCAMBIA COUNTY, FLORIDA	
BY: 	D.C.
DATE: 7-16-2019	

STATE OF FLORIDA
COUNTY OF ESCAMBIA

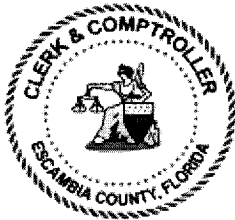
CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 01472 of 2023

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on June 19, 2025, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

ALBERTA THOMPkins 2015 ARTHURS COURT DR DECATUR, GA 30035	HILCO RECEIVABLES LLC 5 REVERE DR STE 420 NORTHBROOK, IL 60062
ALBERTA THOMPkins 2704 BELLVIEW AVE PENSACOLA, FL 32526	ESCAMBIA COUNTY CITY OF PENSACOLA 223 PALAFOX PL PENSACOLA, FL 32597

WITNESS my official seal this 19th day of June 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 August 6, 2025, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE TAX COLLECTOR IMMEDIATELY AT 850-438-6500 EXT. 3324.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **FIG 20 LLC** holder of **Tax Certificate No. 01472**, 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:

BEG AT INTER OF E R/W LI OF MEMPHIS AVE (66 FT R/W) & N R/W LI OF BELLVIEW AVE (66 FT R/W) N 89 DEG 57 MIN 40 SEC W ALG N R/W LI 221 09/100 FT FOR POB CONT N 89 DEG 57 MIN 40 SEC W ALG R/W 78 36/100 FT N 10 DEG 55 MIN 10 SEC E 152 72/100 FT S 89 DEG 57 MIN 40 SEC E 76 84/100 FT S 10 DEG 23 MIN 03 SEC W 152 44/100 FT TO POB OR 4509 P 1451

SECTION 39, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 040900180 (0825-54)

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

ALBERTA THOMPkins

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 10:00 A.M. on the **first** Wednesday in the month of August, which is the **6th day of August 2025**.

Dated this 12th day of June 2025.

TO RECEIVE FURTHER INFORMATION REGARDING THE UNPAID TAXES PLEASE CONTACT THE TAX COLLECTOR AT 850-438-6500 EXT. 3324, OR VISIT THE DOWNTOWN LOCATION AT 213 PALAFOX PLACE, PENSACOLA, FL 32502. THE PROPERTY WILL BE SOLD AT AUCTION UNLESS THE BACK TAXES ARE PAID.

IF YOU HAVE QUESTIONS REGARDING THE AUCTION PROCESS, PLEASE CONTACT THE TAX DEEDS DIVISION AT 850-595-3793 OR EMAIL TAXDEEDS@ESCAMBIACLK.COM



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.

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 August 6, 2025, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE TAX COLLECTOR IMMEDIATELY AT 850-438-6500 EXT. 3324.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **FIG 20 LLC** holder of **Tax Certificate No. 01472**, 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:

BEG AT INTER OF E R/W LI OF MEMPHIS AVE (66 FT R/W) & N R/W LI OF BELLVIEW AVE (66 FT R/W) N 89 DEG 57 MIN 40 SEC W ALG N R/W LI 221 09/100 FT FOR POB CONT N 89 DEG 57 MIN 40 SEC W ALG R/W 78 36/100 FT N 10 DEG 55 MIN 10 SEC E 152 72/100 FT S 89 DEG 57 MIN 40 SEC E 76 84/100 FT S 10 DEG 23 MIN 03 SEC W 152 44/100 FT TO POB OR 4509 P 1451

SECTION 39, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 040900180 (0825-54)

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

ALBERTA THOMPkins

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 10:00 A.M. on the **first** Wednesday in the month of August, which is the **6th day of August 2025**.

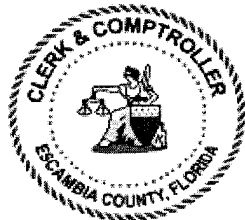
Dated this 10th day of June 2025.

TO RECEIVE FURTHER INFORMATION REGARDING THE UNPAID TAXES PLEASE CONTACT THE TAX COLLECTOR AT 850-438-6500 EXT. 3324, OR VISIT THE DOWNTOWN LOCATION AT 213 PALAFOX PLACE, PENSACOLA, FL 32502. THE PROPERTY WILL BE SOLD AT AUCTION UNLESS THE BACK TAXES ARE PAID.

IF YOU HAVE QUESTIONS REGARDING THE AUCTION PROCESS, PLEASE CONTACT THE TAX DEEDS DIVISION AT 850-595-3793 OR EMAIL TAXDEEDS@ESCAMBIACLK.COM

Post Property:

2704 BELLVIEW AVE 32526



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.

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE D825.54

Document Number: ECSO25CIV023045NON

Agency Number: 25-007367

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 01472 2023

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: ALBERTA THOMPCKINS

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 6/27/2025 at 8:49 AM and served same at 8:38 AM on 7/1/2025 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. Duda 920

A. DUDA, CPS

Service Fee: \$40.00

Receipt No: BILL

Printed By: LSTRAVIS

WARNING

007367

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 August 6, 2025, UNLESS THE TAXES ARE PAID. SHOULD YOU NEED FURTHER INFORMATION CONTACT THE TAX COLLECTOR IMMEDIATELY AT 850-438-6500 EXT. 3324.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **FIG 20 LLC** holder of **Tax Certificate No. 01472**, 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:

BEG AT INTER OF E R/W LI OF MEMPHIS AVE (66 FT R/W) & N R/W LI OF BELLVIEW AVE (66 FT R/W) N 89 DEG 57 MIN 40 SEC W ALG N R/W LI 221 09/100 FT FOR POB CONT N 89 DEG 57 MIN 40 SEC W ALG R/W 78 36/100 FT N 10 DEG 55 MIN 10 SEC E 152 72/100 FT S 89 DEG 57 MIN 40 SEC E 76 84/100 FT S 10 DEG 23 MIN 03 SEC W 152 44/100 FT TO POB OR 4509 P 1451

SECTION 39, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 040900180 (0825-54)

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

ALBERTA THOMPkins

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 10:00 A.M. on the **first** Wednesday in the month of August, which is the **6th day of August 2025**.

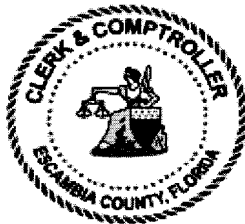
Dated this 10th day of June 2025.

TO RECEIVE FURTHER INFORMATION REGARDING THE UNPAID TAXES PLEASE CONTACT THE TAX COLLECTOR AT 850-438-6500 EXT. 3324, OR VISIT THE DOWNTOWN LOCATION AT 213 PALAFOX PLACE, PENSACOLA, FL 32502. THE PROPERTY WILL BE SOLD AT AUCTION UNLESS THE BACK TAXES ARE PAID.


IF YOU HAVE QUESTIONS REGARDING THE AUCTION PROCESS, PLEASE CONTACT THE TAX DEEDS DIVISION AT 850-595-3793 OR EMAIL TAXDEEDS@ESCAMBIACLK.COM

Post Property:

2704 BELLVIEW AVE 32526



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.

RECEIVED
2025 JUN 27 AM 8:45
ESCAMBIA COUNTY FL
CLERK'S OFFICE
CIVIL DIVISION

ALBERTA THOMPkins [0825-54]
2015 ARTHURS COURT DR
DECATUR, GA 30035

HILCO RECEIVABLES LLC [0825-54]
5 REVERE DR STE 420
NORTHBROOK, IL 60062

9171 9690 0935 0127 1867 83

9171 9690 0935 0127 1867 76

7/4 "PROCESSING"

ALBERTA THOMPkins [0825-54]
2704 BELLVIEW AVE
PENSACOLA, FL 32526

ESCAMBIA COUNTY CITY OF
PENSACOLA [0825-54]
223 PALAFOX PL
PENSACOLA, FL 32597

9171 9690 0935 0127 1867 69

9171 9690 0935 0127 1867 52

7/4 "PROCESSING"

contact
TC
office

ACTUAL SHERIFF \$40.00 ACTUAL POSTAGE \$32.80 EBH

6/30/2025 EMAILED COUNTY NOTICE TO COUNTY ATTORNEY - WAS RETURNED IN OUR MAIL BOX. MKJ

7/1/2025 MELISSA AT TC OFFICE NOTES: TALKED TO DEBRA THOMPkins (OWNER) REGARDING TDA. SHE STATED SHE HAS NOT GOTTEN THE TAX BILLS BUT SHE STARTED GETTING TEXT MESSAGE ABOUT HER HOUSE BEING SOLD. PROVIDED SALE DATE AND JULY AND AUGUST AMOUNTS. SHE UNDERSTANDS WHERE TO MAKE PAYMENT IN CERTIFIED FUNDS. PHONE NUMBER IS 850-450-6849.

7/1/2025 DEPUTY POSTED PROPERTY. MKJ

Submit

Reset

Print Preview

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

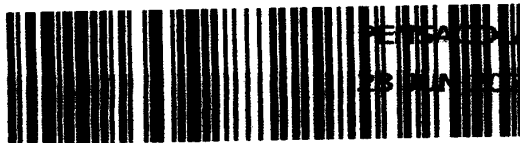
PAM CHILDERS
CLERK & COMPTROLLER
FILED

AUG -4 A 11:58

FLORIDA
SMBIA COUNTY, FL

ABERTA THOMPSON [0825-54]
2700 BELLEVUE AVE
PENSACOLA, FL 32526

CERTIFIED MAIL™



9171 9690 0935 0127 1867 69

PENSACOLA FL 325

23 JUN 2025 AM 11:58



quadiant

FIRST-CLASS MAIL
IMI

\$008.16⁹

06/26/2025 ZIP 32502
043M31219251

US POSTAGE

NIXIE 326 DE 1 0007/31/25

RETURN TO SENDER
INSUFFICIENT ADDRESS
UNABLE TO FORWARD

BC: 32502583335 *2638-03582-28-17

EA

32502583335

CERTIFIED MAIL™



9171 9690 0935 0127 1867 83

PENSACOLA FL 32502

26 JUN 2025 AM 11:11



quadiant

FIRST-CLASS MAIL
IMI

\$008.16⁰

06/26/2025 ZIP 32502
043M31219251

US POSTAGE

Pam Childers

Clerk of the Circuit Court & Comptroller

Official Records

221 Palafox Place, Suite 110

Pensacola, FL 32502

PAM CHILDERS
CLERK & COMPTROLLER
FILED

2025 AUG -4 A 11:57

PENSACOLA COUNTY, FL

ALBERTA THOMPSON [0825-54]
2015 ARTHURS COURT DR
DECATUR, GA 30035

NIXIE 326 DE 1 0007/31/

RETURN TO SENDER
INSUFFICIENT ADDRESS
UNABLE TO FORWARD

IA

BC: 32502583335 *0220-06910-03

30035-183815 02>5833

THE SUMMATION WEEKLY

A Weekly Publication of the Escambia-Santa Rosa Bar Association Since 2014

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That FIG 20 LLC holder of Tax Certificate No. 01472, 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:

BEG AT INTER OF E R/W LI OF MEMPHIS AVE (66 FT R/W) & N R/W LI OF BELLVIEW AVE (66 FT R/W) N 89 DEG 57 MIN 40 SEC W ALG N R/W LI 221 09/100 FT FOR POB CONT N 89 DEG 57 MIN 40 SEC W ALG R/W 78 36/100 FT N 10 DEG 55 MIN 10 SEC E 152 72/100 FT S 89 DEG 57 MIN 40 SEC E 76 84/100 FT S 10 DEG 23 MIN 03 SEC W 152 44/100 FT TO POB OR 4509 P 1451

SECTION 39, TOWNSHIP 1 S, RANGE 30 W
TAX ACCOUNT NUMBER 040900180
(0825-54)

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

ALBERTA THOMPkins

Unless said certificate shall be redeemed according to law, the property described therein will be sold to the highest bidder at public auction at 10:00 A.M. on the first Wednesday in the month of August, which is the 6th day of August 2025.

Dated this 26th day of June 2025.

For information regarding the Tax Deed auction, please contact the Tax Deeds Division at 850-595-3793 or email TAXDEEDS@ESCAMBIACLERK.COM.

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg
Deputy Clerk

4WR7/2-7/23TD

Name: Emily Hogg, Deputy Clerk
Order Number: 8074
Order Date: 6/26/2025
Number Issues: 4
Pub Count: 1
First Issue: 7/2/2025
Last Issue: 7/23/2025
Order Price: \$200.00
Publications: The Summation Weekly
Pub Dates: The Summation Weekly: 7/2/2025, 7/9/2025, 7/16/2025, 7/23/2025

Emily Hogg, Deputy Clerk
First Judicial Circuit, Escambia County
190 W. Government St.
Pensacola FL 32502
USA

Before the undersigned authority personally appeared Malcolm Ballinger who under oath says that he is the Legal Administrator and Publisher of The Summation Weekly Newspaper published at Pensacola in Escambia & Santa Rosa County, Florida, that the attached copy of the advertisement, being a notice in the matter of

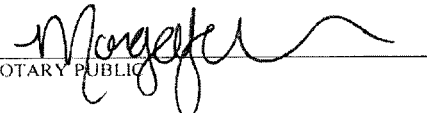
25. 2023 TD 01472 – FIG 20 LLC – Alberta Thompkins

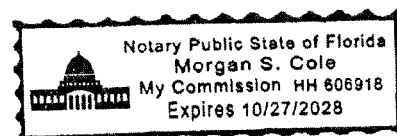
was published in said newspaper in and was printed and released from 7/2/2025 until 7/23/2025 for a consecutive 4 weeks.

Affiant further says that the said Summation Weekly is a newspaper published at Pensacola, in said Escambia & Santa Rosa Counties, Florida, and that the said newspaper has heretofore been continuously published in said Escambia & Santa Rosa Counties, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia County, 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 of the said newspaper

X 
MALCOLM BALLINGER,
PUBLISHER FOR THE SUMMATION WEEKLY
STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization, on 7/23/2025, by MALCOLM BALLINGER, who is personally known to me.

X 
NOTARY PUBLIC



Search Property	Property Sheet	Lien Holder's	Redeem_New	Forms	Courtview	Benchmark
Redeemed From Sale						



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

Tax Deed Sales - Redeemed From Sale
Account: 040900180 Certificate Number: 001472 of 2023

Date Of Redemption

Clerk's Check Clerk's Total \$763.20

Postage Tax Deed Court Registry \$729.20

Payor Name

Notes

Commit Redemption ☒