



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

1025-41

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 6023 PO BOX 71540 PHILADELPHIA, PA 19176-1540	Application date	Apr 21, 2025
Property description	COLEY JAMES E EST OF C/O CHARLES MIDDLETON 2727 N G ST PENSACOLA, FL 32501 202 YOAKUM ST 04-2566-000 LTS 11 12 & 13 BLK 21 BRENTWOOD PK S/D PB 1 P 11 OR 7486 P 246 OR 8531 P 1709 SEC 8/10 T 2S R 30 AND (Full legal attached.)	Certificate #	2023 / 1704
		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)
# 2023/1704	06/01/2023	1,642.46	82.12	1,724.58
→Part 2: Total*				1,724.58

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

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2024/1828	06/01/2024	1,688.10	6.25	112.19	1,806.54
Part 3: Total*					1,806.54

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)	3,531.12
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,623.68
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)	5,529.80

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
Date April 24th, 2025
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

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>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.

LTS 11 12 & 13 BLK 21 BRENTWOOD PK S/D PB 1 P 11 OR 7486 P 246 OR 8531 P 1709 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2500251

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

KEYS FUNDING LLC - 6023

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
04-2566-000	2023/1704	06-01-2023	LTS 11 12 & 13 BLK 21 BRENTWOOD PK S/D PB 1 P 11 OR 7486 P 246 OR 8531 P 1709 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

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 - 6023

PO BOX 71540

PHILADELPHIA, PA 19176-1540

04-21-2025

Application Date

Applicant's signature

Publications

Address: 202 YOKUM ST, Improvement Type: SINGLE FAMILY, Year Built: 1939, Effective Year: 1939, PA Building ID#: 69252

Structural Elements

DECOR/MILLWORK-AVERAGE

DWELLING UNITS-1

EXTERIOR WALL-STUCCO OV WD/LA

FLOOR COVER-PINE/SOFTWOOD

FOUNDATION-WOOD/SUB FLOOR

HEAT/AIR-CENTRAL H/AC

INTERIOR WALL-DRYWALL-PLASTER

NO. PLUMBING FIXTURES-3

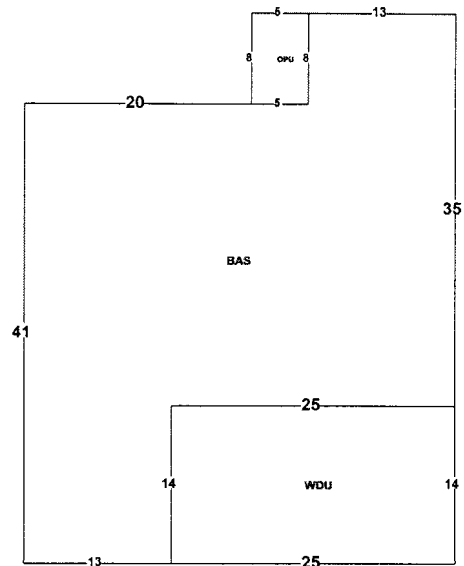
NO. STORIES-1

ROOF COVER-COMPOSITION SHG

ROOF FRAMING-GABLE

STORY HEIGHT-0

STRUCTURAL FRAME-WOOD FRAME



Areas - 1702 Total SF

BASE AREA - 1312

OPEN PORCH UNF - 40

WOOD DECK UNF - 350

Images



1/9/2025 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: 05/12/2025 (tc 2066)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2025034497 5/13/2025 1:17 PM
OFF REC BK: 9316 PG: 899 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** holder of **Tax Certificate No. 01704**, 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:

LTS 11 12 & 13 BLK 21 BRENTWOOD PK S/D PB 1 P 11 OR 7486 P 246 OR 8531 P 1709 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 042566000 (1025-41)

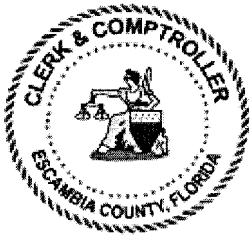
The assessment of the said property under the said certificate issued was in the name of

EST OF JAMES E COLEY

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 #: 04-2566-000 CERTIFICATE #: 2023-1704

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 14, 2005 to and including July 14, 2025 Abstractor: Pam Alvarez

BY



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

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

July 15, 2025

Tax Account #: **04-2566-000**

1. The Grantee(s) of the last deed(s) of record is/are: **JAMACHEL J BRACEY**

By Virtue of Lady Bird Deed recorded 6/9/2025 in OR 9327/1835 and Certification of Death for James Edward Coley recorded 5/17/2021 in OR 8531/1709 ABTRACTOR'S NOTE: SEE AFFIDAVIT OR 9346/1106 AND CORRECTIVE DEED 9346/1107. SINCE BOTH DEEDS ARE RECORDED AFTER DEATH OF JAMES E. COLEY WE HAVE INCLUDED HIS ESTATE FOR NOTICE AS WELL AS HIS SON NAMED ON THE DEATH CERTIFICATE.

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. **Code Enforcement Order in favor of Escambia County recorded 9/25/2024 OR 9209/200**
- b. **Code Enforcement Order in favor of Escambia County recorded 5/5/2025 OR 9312/308**
- c. **Civil Lien in favor of State of Fl/Escambia County recorded 11/22/2011 OR 6789/103**

4. Taxes:

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

Tax Account #: 04-2566-000

Assessed Value: \$112,193.00

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 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 #: 04-2566-000

CERTIFICATE #: 2023-1704

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 checked="" type="checkbox"/>	<input type="checkbox"/>	Notify Escambia County, 190 Governmental Center, 32502
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Homestead for <u>2024</u> tax year.

**EST OF JAMES E COLEY AND
JAMACHEL J BRACEY
202 YOAKUM ST
PENSACOLA, FL 32505**

**EST OF JAMES E COLEY
C/O CHARLES MIDDLETON
2727 N G ST
PENSACOLA, FL 32501**

**JAMACHEL J BRACEY
810 W BELMONT ST
PENSACOLA, FL 32502**

**ESCAMBIA COUNTY DEPARTMENT OF
COMMUNITY CORRECTIONS
2251 N PALAFOX ST
PENSACOLA, FL 32501**

**ESCAMBIA COUNTY
CODE ENFORCEMENT
3363 W PARK PL
PENSACOLA, FL 32505**

**CHARLES MIDDLETON
2727 NORTH "G" ST
PENSACOLA, FL 32501**

Certified and delivered to Escambia County Tax Collector, this July 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 15, 2025

Tax Account #:04-2566-000

**LEGAL DESCRIPTION
EXHIBIT "A"**

**LTS 11 12 & 13 BLK 21 BRENTWOOD PK S/D PB 1 P 11 OR 7486 P 246 OR 8531 P 1709 SEC 8/10 T
2S R 30 AND SEC 46/47 T 1S R 30**

SECTION 46, TOWNSHIP 1 S, RANGE 30 W

TAX ACCOUNT NUMBER 04-2566-000(1025-41)

Recorded in Public Records 6/9/2025 11:31 AM OR Book 9327 Page 1835,
Instrument #2025041647, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$27.00 Deed Stamps \$0.70

Prepared By:

Name: James E. Coley
Address: 100 Yoakum Court
Pensacola FL, 32505

After Recording Return To:

Name: JaMachel J. Bracey
Name: James E. Coley
Address: 100 Yoakum Court
Pensacola FL, 32505

Space above this line for recorder's use only

LADY BIRD DEED

STATE OF FLORIDA
COUNTY OF ESCAMBIA

This Lady Bird Deed, made this 04/07/2020 is by and between

James E. Coley, whose address is
100 Yoakum Court Pensacola FL, 32505
(hereinafter known as the "Grantor(s)"),

and

JaMachel J. Bracey, whose address is
810 W Belmont St Pensacola FL, 32502
(hereinafter called the "Grantee(s)").

For good and valuable consideration paid by the Grantee(s), the receipt of which is hereby acknowledged, the Grantor(s) does transfer and convey the following described property to the Grantee(s) effective upon the death of the Grantor(s), situated in
STATE OF FLORIDA, ESCAMBIA COUNTY to-wit:

BK: 9327 PG: 1836

The Grantor(s) reserves a life estate for himself/herself/themselves during the Grantor(s) lifetime, coupled with an unrestricted power to convey during the Grantor(s) lifetime, which

Parcel ID: 461S302001011021

Legal Description:

LTS 11 12 & 13 BLK 21 BRENTWOOD PK S/D PB 1 P 11 OR 7486 P 246 OR 8531 P 1709 SEC 8/10 T 2S R 30

AND SEC 46/47 T 1S R 30

Property Address: 100 Yoakum Court ,Pensacola FL ,32505

includes the power to sell, gift, mortgage, lease and otherwise dispose of the property and to retain the proceeds from the conveyance.

IN WITNESS WHEREOF, the Grantor(s) has executed and delivered this Lady Bird Deed under seal as of the day and year first above written.


James E. Colby

Grantor's Name

100 Yoakum Court
Street Address

Pensacola, Florida 32505
City, State & ZIP


Witness's Signature

Ashley Mack
Witness's Name

4408 Guerlain Way
Street Address


Pensacola, FL 32505
City, State & ZIP


JaMachel J. Brace

Grantee's Name

810 W Belmont Street
Street Address

Pensacola, Florida 32502
City, State & ZIP


Witness's Signature

Jamaal Lilly
Witness's Name

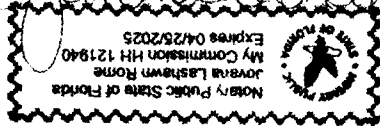
75129 Tangilakes Dr Apt B
Street Address

Hammond LA 70403
City, State & ZIP

BK: 9327 PG: 1837 Last Page

STATE OF Florida
COUNTY OF St. Johns

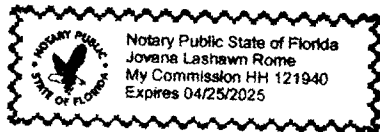
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James E Coley And JaMachel J.Bracey whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 04/07/2020 (mm/dd/yyyy)

Notary Public's Signature

Jovana Lashawn Rome

Notary Public's Name


My Commission Expires: 04/25/2022

File No. _____
Return To:
JaMachel J. Bracey
100 Yoakum Ct, Pensacola Fl, 32505

DELIVERY AFFIDAVIT

JaMachel J. Bracey ("Affiant") swears, as follows:

1. Affiant hereby confirms that he/she was the grantee in that 4 page ladybird deed dated April 7th 2020 and recorded in O.R. Book 9327 Page 1835 Public Records of Escambia County, Florida ("Deed").
2. When signing the Deed to Affiant, the James E. Grantor did not make any conditions on the delivery of the Deed nor restrict the recording of the Deed.
3. Grantor intended that the Property(ies) be conveyed to the Affiant as Grantee when the Grantor signed and gave the Deed to Affiant to record the Deed.
4. The Deed was given to Affiant to record but Affiant inadvertently did not record the Deed. The Deed has been in Affiant's possession since it was signed. After discovering that Affiant still had possession of the Deed, Affiant recorded the Deed or the Deed will be recorded simultaneously with this Affidavit.



Affiant

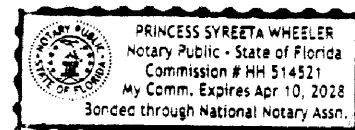
STATE OF FLORIDA
COUNTY OF ESCAMBIA

Sworn to (or affirmed) and subscribed before me by means of ☒ physical presence or ☐ online notarization, this 03 day of July, 2025, by Princess Wheeler.

Personally Known ☐ OR Produced Identification ☒
Type of Identification Produced: Driver license



Notary Public, State of Florida
Name:



Prepared By:

Name: James E. Coley
Address: 100 Yoakum Court
Pensacola FL, 32505

After Recording Return To:

Name: JaMachel J. Bracey
Name: James E. Coley
Address: 100 Yoakum Court
Pensacola FL, 32505

Space above this line for recorder's use only

Corrective

LADY BIRD DEED

this deed corrects

STATE OF FLORIDA
COUNTY OF ESCAMBIA

O.R. Book 9327 Page 1835

This Lady Bird Deed, made this 04/07/2020 is by and between

James E. Coley, whose address is
100 Yoakum Court Pensacola FL, 32505
(hereinafter known as the "Grantor(s)"),

and

JaMachel J. Bracey, whose address is
810 W Belmont St Pensacola FL, 32502
(hereinafter called the "Grantee(s)").

For good and valuable consideration paid by the Grantee(s), the receipt of which is hereby acknowledged, the Grantor(s) does transfer and convey the following described property to the Grantee(s) effective upon the death of the Grantor(s), situated in
STATE OF FLORIDA, ESCAMBIA COUNTY to-wit:

The Grantor(s) reserves a life estate for himself/herself/themselves during the Grantor(s) lifetime, coupled with an unrestricted power to convey during the Grantor(s) lifetime, which includes the power to sell, gift, mortgage, lease and otherwise dispose of the property and to retain the proceeds from the conveyance.

Parcel ID: 461S302001190020

Legal Description:

LTS 19 TO 21 BLK 20 BRENTWOOD PK S/D PB 1 P 11 OR 3572 P 272 OR 8531 P 1709 SEC 8/10 T 2S R 30 AND SEC 46/47 T 1S R 30

Property Address: 202 Yoakum St, Pensacola FL ,32505

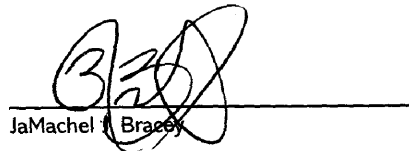
IN WITNESS WHEREOF, the Grantor(s) has executed and delivered this Lady Bird Deed underseal as of the day and year first above written.


James E. Coley

Grantor's Name

100 Yoakum Court
Street Address

Pensacola, Florida 32505
City, State & ZIP


JaMachel J. Bracey

Grantee's Name

810 W Belmont Street
Street Address

Pensacola, Florida 32502
City, State & ZIP

The Grantor(s) reserves a life estate for himself/herself/themselves during the Grantor(s) lifetime, coupled with an unrestricted power to convey during the Grantor(s) lifetime, which

Parcel ID: 461S302001011021

Legal Description:

LTS 11 12 & 13 BLK 21 BRENTWOOD PK S/D PB 1 P 11 OR 7486 P 246 OR 8531 P 1709 SEC 8/10 T 2S R 30

AND SEC 46/47 T 1S R 30

Property Address: 100 Yoakum Court ,Pensacola FL ,32505

includes the power to sell, gift, mortgage, lease and otherwise dispose of the property and to retain the proceeds from the conveyance.

IN WITNESS WHEREOF, the Grantor(s) has executed and delivered this Lady Bird Deed under seal as of the day and year first above written.


James E. Collier

Grantor's Name

100 Yoakum Court
Street Address

Pensacola, Florida 32505
City, State & ZIP

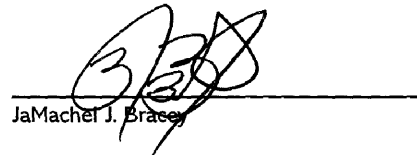

Witness's Signature

Ashley Mack
Witness's Name

4408 Guerbin Hwy
Street Address

Pensacola, FL 32505

City, State & ZIP


JaMachel J. Brace

Grantee's Name

810 W Belmont Street
Street Address

Pensacola, Florida 32502
City, State & ZIP


Witness's Signature

Jamaal Lilly
Witness's Name

75129 Tangilakes Dr Apt B
Street Address

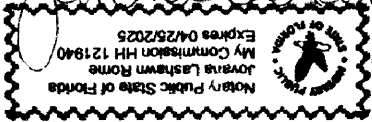
Hammond LA 70403

City, State & ZIP

STATE OF Florida
COUNTY OF St. Johns

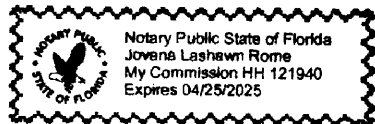
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James E Coley And JaMachel J. Bracey whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 04/07/2020 (mm/dd/yyyy)

Jovana Lashawn Rome

Notary Public's Signature

Notary Public's Name

My Commission Expires:



04/25/2025

Recorded in Public Records 9/25/2024 11:11 AM OR Book 9209 Page 200,
Instrument #2024073396, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$35.50

Recorded in Public Records 9/25/2024 10:54 AM OR Book 9209 Page 58,
Instrument #2024073374, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$35.50

THE OFFICE OF ENVIRONMENTAL ENFORCEMENT
SPECIAL MAGISTRATE
IN AND FOR THE
COUNTY OF ESCAMBIA, STATE OF FLORIDA

PETITIONER
ESCAMBIA COUNTY FLORIDA,

CASE NO: CE24041845N
LOCATION: 100 YOAKUM CT
PR#: 461S302001190020

VS.

COLEY, JAMES E EST OF
2727 N G ST
PENSACOLA, FL 32501

RESPONDENT(S)

ORDER

This CAUSE having come before the Office of Environmental Enforcement
Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged
violation of the ordinances of the County of Escambia, State of Florida, and the Special
Magistrate having considered the evidence before him in the form of testimony by the
Enforcement Officer and the Respondent(s) or representative thereof, E. J. Childers
as well as evidence submitted, and after consideration of the appropriate sections of
the Escambia County Code of Ordinances, the Special Magistrate finds that a violation
of the following Code of Ordinances has occurred and continues:

LDC. Ch. 4. Art. 7. Sec. 4-7.9 Outdoor Storage

Sec. 42-196(a) Nuisance - (A) Nuisance

Sec. 42-196(b) Nuisance - (B) Trash and Debris

Sec. 42-196(d) Nuisance - (D) Overgrowth

Unsafe Structure - 30-203 (CC) Accessory structure unmaintained

Unsafe Structures - 30-203 (DD) Structural elements unmaintained

Unsafe Structures - 30-203 (P) Eaves/soffits

CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THE OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
CLERK OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA
BY: E. J. Childers D.C.
DATE: 9/25/24

BK: 9209 PG: 201

BK: 9209 PG: 59

Unsafe Structures - 30-203 (X) Exterior door in bad repair

LDC. Ch. 3. Art. 1. Sec. 3-1.4 Allowed Uses

Unsafe Structures - 30-203 (Y) Exterior door hardware

Unsafe Structures - 30-203 (T) Windows in bad repair

Unsafe Structures - 30-203 (U) Broken/cracked

THEREFORE, the Special Magistrate, being otherwise fully apprised, finds
as follows:

It is hereby **ORDERED** that the **RESPONDENT(S)** shall have until
10/15/2024 to correct the violation(s) and to bring the violation into compliance.

Corrective action shall include:

**Complete removal of all contributing nuisance conditions; trash, rubbish,
overgrowth and legally dispose of. maintain clean conditions to avoid a repeat
violation.**

**Obtain building permit and restore structure to current building codes or, obtain
demolition permit and remove the structure(s), legally disposing of all debris.**

No one to live in accessory structure

**Remove all outdoor storage from the property. Store indoor items in a garage, shed
or dwelling.**

Remove all refuse and dispose of legally and refrain from future littering

If Respondent(s) fail to fully correct the violation(s) within the time required,
Respondent(s) will be assessed a fine of **\$50.00** per day, commencing **10/16/2024**.

This fine shall continue until the violation(s) is/are abated and the violation(s) brought
into compliance, or until as otherwise provided by law. **RESPONDENT IS REQUIRED,**
immediately upon full correction of the violation(s), to contact the Escambia County
Office of Environmental Enforcement in writing to request that the office immediately

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BK: 9209 PG: 202

BK: 9209 PG: 60

inspect the property to make an official determination of whether the violation(s) has/have been abated and brought into compliance. If the violation(s) is/are not abated within the specified time period, Escambia County may elect to undertake any necessary measures to abate the violation(s). These measures could include, but are not limited to, **DEMOLISHING NON-COMPLIANT STRUCTURES, LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE(S).** At the request of Escambia County, the Sheriff shall enforce this order by taking reasonable law enforcement action to remove from the premises any unauthorized person interfering with the execution of this order or otherwise refusing to leave after warning. The reasonable cost of such abatement will be assessed against **RESPONDENT(S)** and shall constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs in the amount of **\$250.00** are awarded in favor of Escambia County as the prevailing party against **RESPONDENT(S)**.

This fine shall be forwarded to the Board of County Commissioners of Escambia County. Under the authority of Sec. 162.09, Fla. Stat., as amended, and Sec. 30-35 of the Escambia County Code of Ordinances, as amended, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All fees, fines, and costs owing hereunder shall constitute a lien upon **ALL REAL AND PERSONAL PROPERTY OWNED BY RESPONDENT(S)** including property involved herein, which lien can be enforced by foreclosure and as provided by law.

BK: 9209 PG: 203 Last Page

BK: 9209 PG: 61 Last Page

RESPONDENT(S) have the right to appeal the order(s) of the Special Magistrate to the Circuit Court of Escambia County. If RESPONDENT(S) wish(es) to appeal, RESPONDENT(S) must provide notice of such appeal in writing to both the Environmental Enforcement Division at 3363 West Park Place, Pensacola, Florida 32505, and the Escambia County Circuit Court, M.C. Blanchard Judicial Building, 190 W. Government St, Pensacola, Florida, 32502, no later than **30 days** from the date of this order. Failure to timely file a Written Notice of Appeal will constitute a waiver of the right to appeal this order.

Jurisdiction is hereby retained to enter such further orders as may be appropriate and necessary.

DONE AND ORDERED in Escambia County, Florida on this 24th day of September, 2024.



Gregory Farrar
Special Magistrate
Office of Environmental Enforcement

Recorded in Public Records 5/5/2025 11:34 AM OR Book 9312 Page 308,
Instrument #2025031958, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$35.50

Recorded in Public Records 5/5/2025 10:34 AM OR Book 9311 Page 1952,
Instrument #2025031833, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$35.50

THE OFFICE OF ENVIRONMENTAL ENFORCEMENT
SPECIAL MAGISTRATE
IN AND FOR THE
COUNTY OF ESCAMBIA, STATE OF FLORIDA

PETITIONER
ESCAMBIA COUNTY FLORIDA,

CASE NO: CE24052631L
LOCATION: 202 YOAKUM ST
PR#: 461S302001011021

VS.

COLEY JAMES E EST OF,
2727 N G ST
PENSACOLA, FL 32501

RESPONDENT(S)

ORDER

This CAUSE having come before the Office of Environmental Enforcement
Special Magistrate on the Petition of the Environmental Enforcement Officer for alleged
violation of the ordinances of the County of Escambia, State of Florida, and the Special
Magistrate having considered the evidence before him in the form of testimony by the
Enforcement Officer and the Respondent(s) or representative thereof, None
as well as evidence submitted, and after consideration of the appropriate sections of
the Escambia County Code of Ordinances, the Special Magistrate finds that a violation
of the following Code of Ordinances has occurred and continues:

Unsafe Structures - 30-203 (T) Windows in bad repair

Unsafe Structures - 30-203 (U) Broken/cracked

Sec. 42-196(a) Nuisance - (A) Nuisance

Sec. 42-196(b) Nuisance - (B) Trash and Debris

Sec. 42-196(d) Nuisance - (D) Overgrowth

LDC. Ch. 4. Art. 7. Sec. 4-7.9 Outdoor Storage

Sec. 94-51 Right of Way

Page 1 Of 4

I HEREBY CERTIFY THAT THIS DOCUMENT IS A TRUE AND CORRECT COPY OF AN OFFICIAL RECORD
OR DOCUMENT AUTHORIZED BY LAW TO BE RECORDED OR FILED AND ACTUALLY RECORDED OR FILED
IN THE OFFICE OF THE ESCAMBIA COUNTY CLERK OF THE CIRCUIT COURT. THIS DOCUMENT MAY
HAVE REDUCTIONS AS REQUIRED BY LAW.

VISIT <https://dory.escambiaclerk.com/LandmarkWeb1.4.6.134/search/index?theme=.blue§ion=searchCriteriaName&quickSearchSelection=#> TO VALIDATE THIS DOCUMENT



Digitally signed by Pamela L. Childers
Date: 2025.05.05 10:53:47 -05:00
Escambia County Clerk of the Court and Comptroller
Location: 190 W Government St., Pensacola, FL 32502

Unique Code : BAA-CACEAJBC8IEHAH-3CADD-CACFAD8IDD-EJGD8A-F Page 1 of 4

BK: 9312 PG: 309

BK: 9311 PG: 1953

Sec. 82-171. Solid Waste - Mandatory Collection**Unsafe Structure - 30-203 (CC) Accessory structure unmaintained****LDC. Ch. 2 Art. 1. Sec. 2-1.3 General Compliance Review Provisions**

THEREFORE, the Special Magistrate, being otherwise fully apprised, finds
as follows:

It is hereby **ORDERED** that the **RESPONDENT(S)** shall have until
5/13/2025 to correct the violation(s) and to bring the violation into compliance.

Corrective action shall include:

Complete removal of all contributing nuisance conditions; trash, rubbish, overgrowth and legally dispose of. maintain clean conditions to avoid a repeat violation.

Remove all outdoor storage from the property. Store indoor items in a garage, shed or dwelling.

Obtain building permit and restore structure to current building codes or, obtain demolition permit and remove the structure(s), legally disposing of all debris.

Acquire proper permits or remove sign(s)

Remove all refuse and dispose of legally and refrain from future littering

Remove all structure, signs, vehicles, etc. from County ROW; refrain from further obstruction.

Subscribe for residential waste collection with a legal waste collection service and comply with solid waste disposal methods

If Respondent(s) fail to fully correct the violation(s) within the time required,
Respondent(s) will be assessed a fine of **\$250.00** per day, commencing **5/14/2025**.

This fine shall continue until the violation(s) is/are abated and the violation(s) brought
into compliance, or until as otherwise provided by law. **RESPONDENT IS REQUIRED,**
immediately upon full correction of the violation(s), to contact the Escambia County

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Unique Code : 8AA-CA0EAJ80BIEHAH-8CA0D-CACFAD8IDD-EJGDBA-F Page 2 of 4

BK: 9312 PG: 310

BK: 9311 PG: 1954

Unique Code : 8AA-CA0EAJ8CBIEHAH-8CA0D-CACFAD8IDD-EJGDBA-F Page 3 of 4

Office of Environmental Enforcement in writing to request that the office immediately inspect the property to make an official determination of whether the violation(s) has/have been abated and brought into compliance. If the violation(s) is/are not abated within the specified time period, Escambia County may elect to undertake any necessary measures to abate the violation(s). These measures could include, but are not limited to, **DEMOLISHING NON-COMPLIANT STRUCTURES, LEGALLY DISPOSING OF ALL CONTRIBUTING CONDITIONS, AND TOWING OF DESCRIBED VEHICLE(S).**

At the request of Escambia County, the Sheriff shall enforce this order by taking reasonable law enforcement action to remove from the premises any unauthorized person interfering with the execution of this order or otherwise refusing to leave after warning. The reasonable cost of such abatement will be assessed against **RESPONDENT(S)** and shall constitute a lien on the property. Pursuant to Escambia County Resolution R2017-132, costs in the amount of **\$250.00** are awarded in favor of Escambia County as the prevailing party against **RESPONDENT(S)**.

This fine shall be forwarded to the Board of County Commissioners of Escambia County. Under the authority of Sec. 162.09, Fla. Stat., as amended, and Sec. 30-35 of the Escambia County Code of Ordinances, as amended, the Board of County Commissioners will certify to the Special Magistrate all costs imposed pursuant to this order. All fees, fines, and costs owing hereunder shall constitute a lien upon **ALL REAL AND PERSONAL PROPERTY OWNED BY RESPONDENT(S)** including property involved herein, which lien can be enforced by foreclosure and as provided by law.

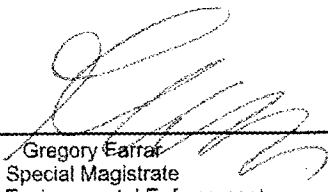
BK: 9312 PG: 311 Last Page

BK: 9311 PG: 1955 Last Page

An aggrieved party, including the local governing body, may appeal a final administrative order of an enforcement board to the circuit court. Such an appeal shall not be a hearing de novo but shall be limited to appellate review of the record created before the enforcement board. An appeal shall be filed within **30 days** of the execution of the order to be appealed.

Jurisdiction is hereby retained to enter such further orders as may be appropriate and necessary.

DONE AND ORDERED in Escambia County, Florida on this 29th day of April, 2025.



Gregory Farrar
Special Magistrate
Office of Environmental Enforcement

Recorded in Public Records 11/22/2011 at 03:42 PM OR Book 6789 Page 103,
Instrument #2011082735, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL

IN THE CIRCUIT COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

Plaintiff,

vs.

CASE NO: 2011-MM-025246A

DIVISION: II

025246A

Jamachel Jadon Bracey

Defendant

CIVIL LIEN

THIS CAUSE came before the Court in Chambers.

Upon the evidence presented, the Court assessed **\$1230.00** in arrears for cost of Global Positioning (GPS) fees. Therefore, the Court determines that **\$1230.00** is due to **Department of Community Corrections**. Accordingly, pursuant to the provisions of §938.30, Florida Statutes, it is,

ORDERED AND ADJUDGED that the above-named Defendant shall pay cost of **GPS Monitor arrears** to the **Department of Community Corrections**, in the amount of **\$1230.00** which shall accrue interest at the rate of four and seventy-five hundredths percent (4.75%) per annum.

ORDERED FURTHER that nothing in this Civil Lien will bar any subsequent civil remedy or recovery, but the amount paid under this order shall be a set-off against any subsequent independent civil recovery. Any default in payment of the amount due hereunder may be collected by any means authorized by law for the enforcement of a civil judgment, for which let execution issue.

DONE AND ORDERED in Chambers, at Pensacola, Escambia County, Florida, the 21st day of November 2011.

[Signature]
JUDGE FOR DIVISION II

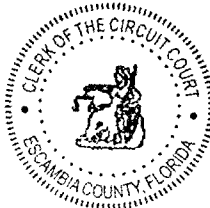
cc: COMMUNITY CORRECTIONS/ ACCOUNTING

Case: 2011 MM 025246 A



00031714982

Dkt: CERTLIEN Pg#:



"CERTIFIED TO BE A TRUE COPY
OF THE ORIGINAL ON FILE IN THIS OFFICE
WITNESS MY HAND AND OFFICIAL SEAL
ERNIE LEE MAGAHA, CLERK
CIRCUIT COURT AND COUNTY COURT
ESCAMBIA COUNTY, FLORIDA"

BY: *[Signature]* D.C.
DATE: 11-22-2011

COUNTY CRIMINAL DIVISION
FILED & RECORDED

2011 NOV 21 P 2:31

ERNIE LEE MAGAHA
CLERK OF CIRCUIT COURT
ESCAMBIA COUNTY, FL



Gary "Bubba" Peters

Escambia County Property Appraiser

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[Tangible Property Search](#)

[Sale List](#)

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General Information							Assessments				
Parcel ID:	461S302001011021						Year	Land	Imprv	Total	Cap Val
Account:	042566000						2024	\$26,250	\$85,943	\$112,193	\$112,193
Owners:	BRACEY JAMACHEL J						2023	\$22,500	\$81,632	\$104,132	\$104,132
Mail:	810 W BELMONT ST PENSACOLA, FL 32502						2022	\$30,000	\$73,400	\$103,400	\$97,787
Situs:	202 YOAKUM ST 32505						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	None				
04/07/2025	9346	1107	\$100	QC	Y	📄	Legal Description				
05/17/2021	8531	1709	\$100	OT	Y	📄	LTS 11 12 & 13 BLK 21 BRENTWOOD PK S/D PB 1 P 11 OR 7486 P 246 OR 8531 P 1709 OR 9327 P 1835 OR 9346 P 1107... 🔑				
04/07/2020	9327	1835	\$100	QC	Y	📄	Extra Features				
02/23/2016	7486	246	\$52,000	QC	N	📄	BLOCK/BRICK GARAGE				
02/02/2016	7472	838	\$28,000	CT	N	📄	CARPORT				
06/2007	6167	461	\$108,000	WD	N	📄					
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller											

Parcel Information

[Launch Interactive Map](#)

Last Updated:07/18/2025 (tc.4970)