



# 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

1025-46

## 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	RUSHING EDWARD L RUSHING MICHELE I PO BOX 4634 PENSACOLA, FL 32507 3921 N 9TH AVE 05-0525-000 LT 19 BLK 5 OR 2220 P 959 1ST ADDN HIGHLAND TERRACE PB 3 P 37/51/59 LESS OR 3567 P 940 RD R/W	Certificate #	2023 / 1833
		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)
# 2023/1833	06/01/2023	1,428.00	71.40	1,499.40
→Part 2: Total*				1,499.40


## 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)
# 2024/1974	06/01/2024	1,596.41	6.25	106.09	1,708.75
Part 3: Total*					1,708.75

## 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)	3,208.15
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,586.33
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)	5,169.48

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

Sign here:  Signature, Tax Collector or Designee

Escambia, Florida  
Date April 24th, 2025

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

<b>Part 5: Clerk of Court Certified Amounts (Lines 8-14)</b>	
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. <b>Total Paid (Lines 8-13)</b>	
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.

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2500213

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
05-0525-000	2023/1833	06-01-2023	LT 19 BLK 5 OR 2220 P 959 1ST ADDN HIGHLAND TERRACE PB 3 P 37/51/59 LESS OR 3567 P 940 RD R/W

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



# Gary "Bubba" Peters

## Escambia County Property Appraiser

[Real Estate Search](#)

[Tangible Property Search](#)

[Sale List](#)

[Back](#)

◀ Nav. Mode ☒ Account ☐ Parcel ID ▶

[Printer Friendly Version](#)

General Information		Assessments				
<b>Parcel ID:</b>	042S302050019006	<b>Year</b>	<b>Land</b>	<b>Imprv</b>	<b>Total</b>	<b>Cap Val</b>
<b>Account:</b>	050525000	2024	\$20,000	\$77,613	\$97,613	\$84,257
<b>Owners:</b>	RUSHING EDWARD L RUSHING MICHELE I	2023	\$18,000	\$73,468	\$91,468	\$76,598
<b>Mail:</b>	PO BOX 4634 PENSACOLA, FL 32507	2022	\$10,000	\$65,557	\$75,557	\$69,635
<b>Situs:</b>	3921 N 9TH AVE 32503	Disclaimer				
<b>Use Code:</b>	SINGLE FAMILY RESID 🔑	Tax Estimator				
<b>Taxing Authority:</b>	PENSACOLA CITY LIMITS	Change of Address				
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>	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	
<b>Sale Date</b>	<b>Book</b>	<b>Page</b>	<b>Value</b>	<b>Type</b>	<b>Multi Parcel</b>	<b>Records</b>	None	
04/1986	2220	959	\$100	WD	N	📄	Legal Description LT 19 BLK 5 OR 2220 P 959 1ST ADDN HIGHLAND TERRACE PB 3 P 37/51/59 LESS OR 3567 P 940 RD R/W	
02/1986	2190	757	\$100	WD	N	📄		
09/1985	2123	51	\$100	CT	N	📄		
01/1978	1274	67	\$21,000	WD	N	📄		
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller							Extra Features None	

**Section**

**Map Id:**  
04-2S-30-2

**Approx. Acreage:**  
0.2016

**Zoned:** 🔑  
R-1AA

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

**Parcel Information**

**Launch Interactive Map**

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

**Buildings**

Address: 3921 N 9TH AVE, Improvement Type: SINGLE FAMILY, Year Built: 1955, Effective Year: 1955, PA Building ID#: 71672

#### Structural Elements

DECOR/MILLWORK-AVERAGE

DWELLING UNITS-1

EXTERIOR WALL-CONCRETE BLOCK

FLOOR COVER-ASPHALT TILE

FOUNDATION-SLAB ON GRADE

HEAT/AIR-WALL/FLOOR FURN

INTERIOR WALL-DRYWALL-PLASTER

NO. PLUMBING FIXTURES-6

NO. STORIES-1

ROOF COVER-COMPOSITION SHG

ROOF FRAMING-GABLE

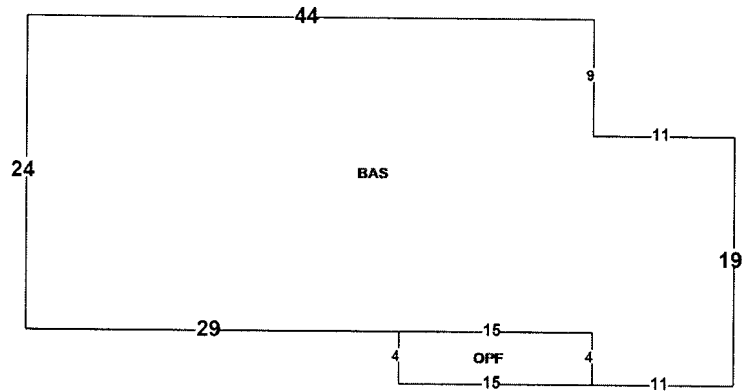
STORY HEIGHT-0

STRUCTURAL FRAME-MASONRY PIL/STL

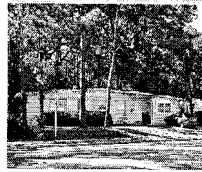
Areas - 1325 Total SF

BASE AREA - 1265

OPEN PORCH FIN - 60



#### Images



12/16/2002 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 (rc 2633)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** holder of **Tax Certificate No. 01833**, issued the **1st** day of **June, A.D., 2023** has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

**LT 19 BLK 5 OR 2220 P 959 1ST ADDN HIGHLAND TERRACE PB 3 P 37/51/59 LESS OR 3567 P 940 RD R/W**

**SECTION 04, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 050525000 (1025-46)**

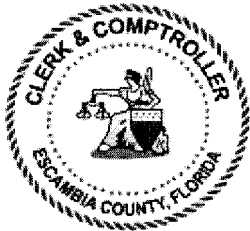
The assessment of the said property under the said certificate issued was in the name of

**EDWARD L RUSHING and MICHELE I RUSHING**

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

 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: 050525000 Certificate Number: 001833 of 2023

Date Of Redemption  

Clerk's Check  Clerk's Total \$784.80

Postage  Tax Deed Court Registry \$750.80

Payor Name   
500 SOUTH PALAFOX STREET SUITE 100  
PENSACOLA FL 32502

Notes

**Commit Redemption ☒**

# 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 #: 05-0525-000 CERTIFICATE #: 2023-1833

THIS REPORT IS NOT TITLE INSURANCE. THE LIABILITY FOR ERRORS OR OMISSIONS IN THIS REPORT IS LIMITED TO THE PERSON(S) EXPRESSLY IDENTIFIED BY NAME IN THE PROPERTY INFORMATION REPORT AS THE RECIPIENT(S) OF THE PROPERTY INFORMATION REPORT.

The attached Report prepared in accordance with the instructions given by the user named above includes a listing of the owner(s) of record of the land described herein together with current and delinquent ad valorem tax information and a listing and copies of all open or unsatisfied leases, mortgages, judgments and encumbrances recorded in the Official Record Books of Escambia County, Florida that encumber the title to said land as listed on page 2 herein.

**This Report is subject to:** Current year taxes; taxes and assessments due now or in subsequent years; oil, gas, and mineral or any subsurface rights of any kind or nature; easements, restrictions, and covenants of record; encroachments, overlaps, boundary line disputes.

This Report does not insure or guarantee the validity or sufficiency of any document attached, nor is it to be considered a title insurance policy, an opinion of title, a guarantee of title, or any other form of guarantee or warranty of title.

Use of the term "Report" herein refers to the Property Information Report and the documents attached hereto.

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

BY



Michael A. Campbell,  
As President  
Dated: July 16, 2025



**PROPERTY INFORMATION REPORT**  
**CONTINUATION PAGE**

July 16, 2025

Tax Account #: **05-0525-000**

1. The Grantee(s) of the last deed(s) of record is/are: **EDWARD L RUSHING AND MICHELE I RUSHING**

**By Virtue of Warranty Deed recorded 5/15/1986 in OR 2220/959**

2. The land covered by this Report is: **See Attached Exhibit "A"**
3. The following unsatisfied mortgages, liens, and judgments affecting the land covered by this Report appear of record:

**a. NONE**

4. Taxes:

**Taxes for the year(s) NONE are delinquent.**

**Tax Account #: 05-0525-000**

**Assessed Value: \$84,257.00**

**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 #:** 05-0525-000

**CERTIFICATE #:** 2023-1833

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

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

**EDWARD L RUSHING AND**  
**MICHELE I RUSHING**  
**PO BOX 4634**  
**PENSACOLA, FL 32507**

**EDWARD L RUSHING AND**  
**MICHELE I RUSHING**  
**3921 N 9TH AVE**  
**PENSACOLA, FL 32503**

**EDWARD L RUSHING AND**  
**MICHELLE I RUSHING**  
**1 PARK PL**  
**PENSACOLA, FL 32507**

Certified and delivered to Escambia County Tax Collector, this 16<sup>th</sup> 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 16, 2025**

**Tax Account #:05-0525-000**

**LEGAL DESCRIPTION  
EXHIBIT "A"**

**LT 19 BLK 5 OR 2220 P 959 1ST ADDN HIGHLAND TERRACE PB 3 P 37/51/59 LESS OR 3567 P 940  
RD R/W**

**SECTION 04, TOWNSHIP 2 S, RANGE 30 W**

**TAX ACCOUNT NUMBER 05-0525-000(1025-46)**

091-135751-271

This instrument was prepared by Debra L. Collins, Program Assistant, U.S. Department of Housing and Urban Development, Loan Management/Property Disposition Br., Jacksonville, Florida

## DEED FOR FLORIDA

THIS INDENTURE, Made April 28, 1986, by and between  
 SAMUEL R. PIERCE, JR., Secretary of Housing and Urban Development, of Washington, D C., (hereinafter referred to as "Grantor"), and  
 EDWARD L. & MICHELE I. RUSHING H/W 3721 North 9th Avenue  
 (hereinafter referred to as "Grantee(s)"). Pensacola, Florida

WITNESSETH: That the said Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) to him/her in hand paid and other valuable considerations, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, remised, released, conveyed and confirmed, and by these presents doth grant, bargain, sell, alien, remise, release, convey and confirm unto the said Grantee(s), and the heirs and assigns of said Grantee(s), forever, all that certain parcel of land lying and being in the County of  
 ESCAMBIA, and State of Florida, more particularly described as follows, to wit:

Lot 19, Block 5, FIRST ADDITION TO HIGHLAND TERRACE, a Subdivision of a portion of Section 4, Township 2 South, Range 30 West, Escambia County, Florida, according to Plat recorded in Plat Book 3 at Page 51, of the Public Records of Escambia County, Florida.

THIS INSTRUMENT IS EXEMPT FROM STATE DOCUMENTARY STAMP TAX PURSUANT TO THE PROVISIONS OF FLORIDA STATUTES, SECTION 201.02(1)(a).

BEING the same property acquired by the grantor pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667).

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof. And also all the estate, right, title, interest, property, possession, claim and demand whatsoever, as well in law as in equity, of the Grantor, of, in and to the same, and every part and parcel thereof, with the appurtenances.

TO HAVE AND TO HOLD the above granted and described premises with the appurtenances, unto the Grantee(s), and the heirs and assigns of said Grantee(s), to their only proper use, benefit and behoof forever.

SUBJECT TO ALL covenants, restrictions, reservations, easements, conditions and rights appearing of record; and SUBJECT to any state of facts an accurate survey would show.

AND the said Grantor does hereby specially warrant the title to said land against the lawful claims of all persons claiming by, through or under him/her.

# DEED FOR FLORIDA

06201222010 960

IN WITNESS WHEREOF the undersigned has set his/her hand and seal as Jacksonville Office  
Chief Property Officer , HUD Jacksonville Office,  
Jacksonville , Florida, for and on behalf of the said Secretary of Housing and Urban  
Development, under authority and by virtue of the Code of Federal Regulations, Title 24, Chapter II, Part 200,  
Subpart D, and 35 F.R. 16106 (10/14/70), as amended.

Signed, sealed and delivered in the  
presence of:

SAMUEL R. PIERCE, JR.  
Secretary of Housing and Urban Development

Debra L. Collins  
W.H. Monique

By [Signature] (SEAL)  
Ralph M. Koertz, Chief Property Officer  
HUD Jacksonville Office, Jacksonville, Florida

STATE OF FLORIDA  
COUNTY OF DUVAL

Before me personally appeared RALPH M. KOERTZ, who is personally well known  
to me and known to me to be the duly appointed Jacksonville, Office Chief  
Property Officer, HUD Jacksonville Office,  
Jacksonville, Florida, and the person who executed the foregoing instrument bearing date  
April 28, 1986, by virtue of the above cited authority, and acknowledged before me that  
he/she executed the same as Jacksonville Office Chief  
Property Officer, for and on behalf of SAMUEL R. PIERCE, JR., Secretary of  
Housing and Urban Development, for the purposes therein expressed.

Witness my hand and official seal this 28th day of April, 1986.

Martha J. Mullins  
Notary Public in and for the County and State of Florida

My Commission Expires:

Notary Public, State of Florida  
My Commission Expires July 23, 1987  
Notary Public, State of Florida

