



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] Escambia, Florida
Signature, Tax Collector or Designee Date April 24th, 2025

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

Part 5: Clerk of Court Certified Amounts (Lines 8-14)	
8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
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				
Parcel ID:	042S302050019006	Year	Land	Imprv	Total	Cap Val
Account:	050525000	2024	\$20,000	\$77,613	\$97,613	\$84,257
Owners:	RUSHING EDWARD L RUSHING MICHELE I	2023	\$18,000	\$73,468	\$91,468	\$76,598
Mail:	PO BOX 4634 PENSACOLA, FL 32507	2022	\$10,000	\$65,557	\$75,557	\$69,635
Situs:	3921 N 9TH AVE 32503	Disclaimer				
Use Code:	SINGLE FAMILY RESID 🔑	Tax Estimator				
Taxing Authority:	PENSACOLA CITY LIMITS	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	
04/1986	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

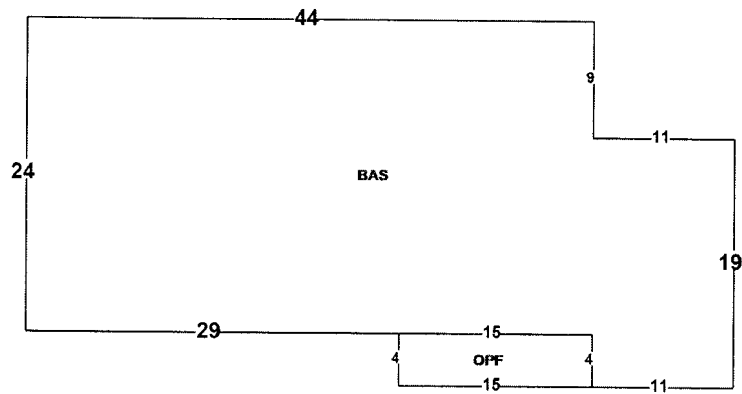
STORY HEIGHT-0

STRUCTURAL FRAME-MASONRY PIL/STL

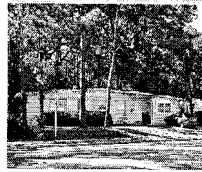
 Areas - 1325 Total SF

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)

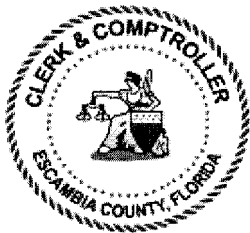
The assessment of the said property under the said certificate issued was in the name of

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 16th 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

