



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

0526-18

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	LONE WOLF CAPITAL, LLC 4546 3RD AVE N ST PETERSBURG, FL 33713-7334	Application date	Jan 28, 2026
Property description	WATSON JOHNNIE BENNETT JR 3260 PEAGLER PLAZA RD PENSACOLA, FL 32505 3200 BLK PEAGLER PLAZA DR 05-2209-260 BEG AT SW COR OF SD PROP N 143 FT MORE OR LESS ALG FRISCO RAILROAD TO A PT N PT GO S ALG PEAGLER PLA (Full legal attached.)	Certificate #	2023 / 1994
		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)
# 2023/1994	06/01/2023	100.35	43.65	144.00
→Part 2: Total*				144.00

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)
# 2025/2228	06/01/2025	108.99	6.25	13.08	128.32
# 2024/2163	06/01/2024	97.29	6.25	27.73	131.27
# 2022/2015	06/01/2022	85.01	6.25	30.39	121.65
# 2021/1844	06/01/2021	114.68	6.25	65.37	186.30
# 2020/2319	06/01/2020	131.59	6.25	73.03	210.87
# 2019/2145	06/01/2019	141.77	6.25	89.32	237.34
Part 3: Total*					1,015.75

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)	1,159.75
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	87.51
4. Property information report fee	200.00
5. Tax deed application fee	225.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	0.00
7. Total Paid (Lines 1-6)	1,672.26

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: *Jim McCreary* Escambia, Florida
 Signature, Tax Collector or Designee Date January 30th, 2026

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>05/06/2026</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 SW COR OF SD PROP N 143 FT MORE OR LESS ALG FRISCO RAILROAD TO A PT N PT GO S ALG PEAGLER PLAZA BACK TO DAWSON'S FENCE 130 FT MORE OR LESS FROM PEAGLER PLAZA W 76 FT MORE OR LESS BACK TO POB OR 1520 P 678

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2600001

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,
LONE WOLF CAPITAL, LLC
4546 3RD AVE N
ST PETERSBURG, FL 33713-7334,

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
05-2209-260	2023/1994	06-01-2023	BEG AT SW COR OF SD PROP N 143 FT MORE OR LESS ALG FRISCO RAILROAD TO A PT N PT GO S ALG PEAGLER PLAZA BACK TO DAWSON'S FENCE 130 FT MORE OR LESS FROM PEAGLER PLAZA W 76 FT MORE OR LESS BACK TO POB OR 1520 P 678

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
LONE WOLF CAPITAL, LLC
4546 3RD AVE N
ST PETERSBURG, FL 33713-7334

01-28-2026
Application Date

Applicant's signature



Gary "Bubba" Peters Escambia County Property Appraiser

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General Information		Assessments				
Parcel ID:	0925300600003008	Year	Land	Imprv	Total	Cap Val
Account:	052209260	2025	\$4,697	\$0	\$4,697	\$3,066
Owners:	WATSON JOHNNIE BENNETT JR	2024	\$4,697	\$0	\$4,697	\$2,788
Mail:	3260 PEAGLER PLAZA RD PENSACOLA, FL 32505	2023	\$2,535	\$0	\$2,535	\$2,535
Situs:	3200 BLK PEAGLER PLAZA DR 32505	Open TRIM Notice				
Use Code:	VACANT RESIDENTIAL 🔍	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: 🔍	2025 Certified Roll Exemptions
Sale Date Book Page Value Type Multi Parcel Records	None
None	Legal Description
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller	BEG AT SW COR OF SD PROP N 143 FT MORE OR LESS ALG FRISCO RAILROAD TO A PT N PT GO S ALG PEAGLER PLAZA BACK... 🔍
	Extra Features
	None

Parcel Information

Section Map Id:
09-25-30-3

Approx. Acreage:
0.0932

Zoned: 🔍
HC/LI

Launch Interactive Map

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

[Buildings](#)

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None

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:02/12/2025 (tc.1652)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **LONE WOLF CAPTIAL LLC** holder of **Tax Certificate No. 01994**, 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 SW COR OF SD PROP N 143 FT MORE OR LESS ALG FRISCO RAILROAD TO A PT N PT GO S ALG PEAGLER PLAZA BACK TO DAWSON'S FENCE 130 FT MORE OR LESS FROM PEAGLER PLAZA W 76 FT MORE OR LESS BACK TO POB OR 1520 P 678

SECTION 09, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 052209260 (0526-18)

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

JOHNNIE BENNETT WATSON JR

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 May, which is the **6th** day of **May 2026**.

Dated this 13th day of February 2026.

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