



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

1125-10

Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 5023 PO BOX 71540 PHILADELPHIA, PA 19176-1540	Application date	Apr 21, 2025
Property description	SULLIVAN SHERRI WESTER 3705 W MALLORY ST PENSACOLA, FL 32505 3705 W MALLORY ST 06-3712-100 LT 8 BLK 17 WEST HIGHLANDS PLAT BK 1 P 24 OR 5287 P 1659 OR 6555 P 1170 OR 6559 P 273 OR 8701 P 144 (Full legal attached.)	Certificate #	2023 / 2892
		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)
# 2023/2892	06/01/2023	654.37	32.72	687.09
→ Part 2: Total*				687.09

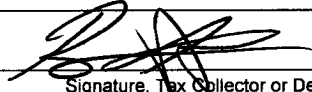
Part 3: Other Certificates Redeemed by Applicant (Other than County)

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)
# 2024/3087	06/01/2024	659.74	6.25	43.85	709.84
Part 3: Total*					709.84

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)	1,396.93
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	582.00
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)	2,353.93

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 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.	37,004.50
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>11/05/2025</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.

LT 8 BLK 17 WEST HIGHLANDS PLAT BK 1 P 24 OR 5287 P 1659 OR 6555 P 1170 OR 6559 P 273 OR 8701 P 144 CA 148

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2500476

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

KEYS FUNDING LLC - 5023

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
06-3712-100	2023/2892	06-01-2023	LT 8 BLK 17 WEST HIGHLANDS PLAT BK 1 P 24 OR 5287 P 1659 OR 6555 P 1170 OR 6559 P 273 OR 8701 P 144 CA 148

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 - 5023

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](#)

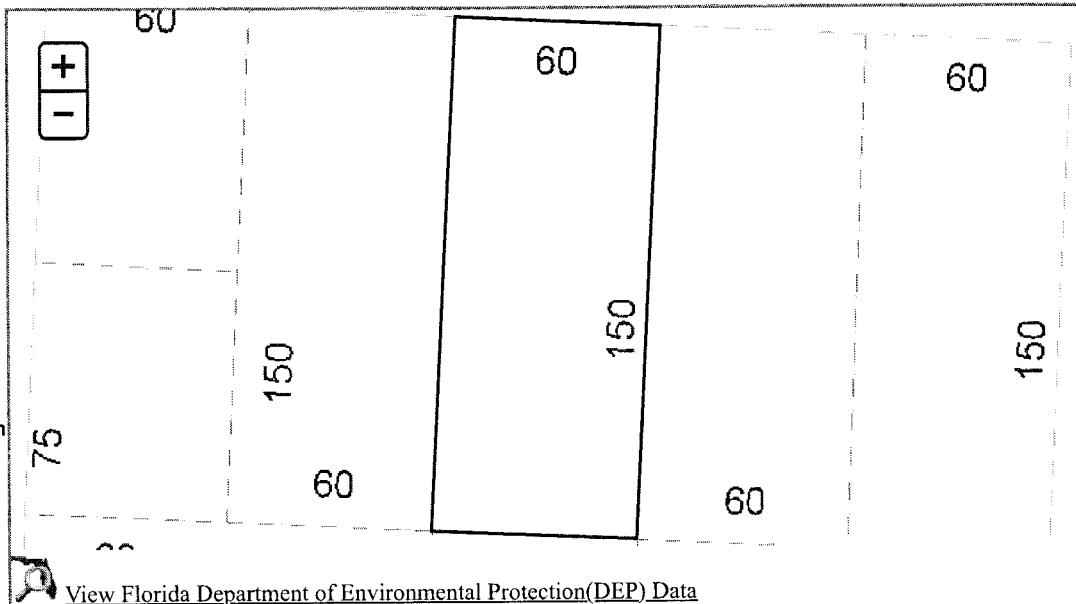
General Information Parcel ID: 3325301300080017 Account: 063712100 Owners: SULLIVAN SHERRI WESTER Mail: 3705 W MALLORY ST PENSACOLA, FL 32505 Situs: 3705 W MALLORY ST 32505 Use Code: SINGLE FAMILY RESID Taxing Authority: COUNTY MSTU Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector		Assessments <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2024</td> <td>\$12,149</td> <td>\$134,967</td> <td>\$147,116</td> <td>\$74,009</td> </tr> <tr> <td>2023</td> <td>\$12,149</td> <td>\$129,405</td> <td>\$141,554</td> <td>\$71,854</td> </tr> <tr> <td>2022</td> <td>\$8,999</td> <td>\$115,486</td> <td>\$124,485</td> <td>\$69,762</td> </tr> </tbody> </table> Disclaimer Tax Estimator Change of Address File for Exemption(s) Online Report Storm Damage		Year	Land	Imprv	Total	Cap Val	2024	\$12,149	\$134,967	\$147,116	\$74,009	2023	\$12,149	\$129,405	\$141,554	\$71,854	2022	\$8,999	\$115,486	\$124,485	\$69,762																																																				
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Sales Data Type List: <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Multi</th> <th>Parcel</th> <th>Records</th> </tr> </thead> <tbody> <tr> <td>01/11/2022</td> <td>8701</td> <td>144</td> <td>\$100</td> <td>OT</td> <td>N</td> <td></td> <td></td> </tr> <tr> <td>02/10/2010</td> <td>6559</td> <td>273</td> <td>\$100</td> <td>WD</td> <td>N</td> <td></td> <td></td> </tr> <tr> <td>01/21/2010</td> <td>6555</td> <td>1170</td> <td>\$100</td> <td>QC</td> <td>N</td> <td></td> <td></td> </tr> <tr> <td>11/12/2009</td> <td>6534</td> <td>1112</td> <td>\$100</td> <td>QC</td> <td>N</td> <td></td> <td></td> </tr> <tr> <td>11/2003</td> <td>5287</td> <td>1659</td> <td>\$48,000</td> <td>SC</td> <td>N</td> <td></td> <td></td> </tr> <tr> <td>12/2002</td> <td>5055</td> <td>794</td> <td>\$14,300</td> <td>WD</td> <td>N</td> <td></td> <td></td> </tr> <tr> <td>11/2002</td> <td>5028</td> <td>898</td> <td>\$500</td> <td>WD</td> <td>N</td> <td></td> <td></td> </tr> <tr> <td>05/1989</td> <td>2701</td> <td>62</td> <td>\$15,000</td> <td>WD</td> <td>N</td> <td></td> <td></td> </tr> </tbody> </table> Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller		Sale Date	Book	Page	Value	Type	Multi	Parcel	Records	01/11/2022	8701	144	\$100	OT	N			02/10/2010	6559	273	\$100	WD	N			01/21/2010	6555	1170	\$100	QC	N			11/12/2009	6534	1112	\$100	QC	N			11/2003	5287	1659	\$48,000	SC	N			12/2002	5055	794	\$14,300	WD	N			11/2002	5028	898	\$500	WD	N			05/1989	2701	62	\$15,000	WD	N			2024 Certified Roll Exemptions HOMESTEAD EXEMPTION Legal Description LT 8 BLK 17 WEST HIGHLANDS PLAT BK 1 P 24 OR 5287 P 1659 OR 6555 P 1170 OR 6559 P 273 OR 8701 P 144 CA 148 Extra Features UTILITY BLDG	
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Section
Map Id:
CA148

Approx.
Acreage:
0.2066

Zoned: 
MDR

Evacuation
& Flood
Information
[Open
Report](#)

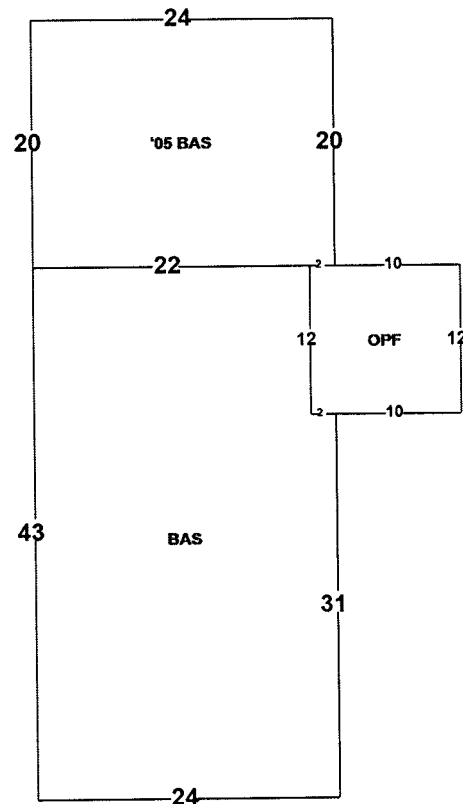


Buildings

Address: 3705 W MALLORY ST, Improvement Type: SINGLE FAMILY, Year Built: 1993, Effective Year: 1993, PA Building ID#: 81053

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-SIDING-LAP.AAVG
FLOOR COVER-CARPET
FOUNDATION-WOOD/SUB FLOOR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-9
NO. STORIES-1
ROOF COVER-COMPOSITION SHG
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME



 Areas - 1632 Total SF

BASE AREA - 1488

OPEN PORCH FIN - 144

Images



4/22/2022 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.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** holder of **Tax Certificate No. 02892**, 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 8 BLK 17 WEST HIGHLANDS PLAT BK 1 P 24 OR 5287 P 1659 OR 6555 P 1170 OR 6559 P 273 OR 8701 P 144 CA 148

SECTION 33, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063712100 (1125-10)

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

SHERRI WESTER SULLIVAN

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 November, which is the **5th day of November 2025**.

Dated this 16th 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 #: 06-3712-100 CERTIFICATE #: 2023-2892

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: August 8, 2005 to and including August 8, 2025 Abstractor: Pam Alvarez

BY



Michael A. Campbell,
As President
Dated: August 11, 2025

PROPERTY INFORMATION REPORT
CONTINUATION PAGE

August 11, 2025

Tax Account #: **06-3712-100**

1. The Grantee(s) of the last deed(s) of record is/are: **SHERRI WESTER SULLIVAN**

By Virtue of Warranty Deed recorded 2/10/2010 in OR 6559/273, Certification of Death for Alyce V Wester recorded 1/11/2022 in OR 8701/144, Corrective Quit Claim Deed recorded 2/1/2010 in OR 6555/1170, Quit Claim Deed recorded 12/1/2009 in OR 6534/1112 and Contract for Deed recorded 11/17/2003 in OR 5287/1659

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. Notice of Assessment in favor of Florida Pace Funding Agency recorded 10/19/2023 OR 9057/141**
- b. Judgment in favor of JH Portfolio Debt Equities LLC recorded 5/10/2018 OR 7897/1688**
- c. Judgment in favor of JH Portfolio Debt Equities LLC recorded 5/25/2018 OR 7905/1791**
- d. Judgment in favor of LVNV Funding LLC recorded 2/21/2024 OR 9106/211**
- e. Judgment in favor of Bank of America NA recorded 6/7/2022 OR 8800/46**
- f. Judgment in favor of CitiBank NA recorded 7/14/2023 OR 9008/1920**

4. Taxes:

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

Tax Account #: 06-3712-100

Assessed Value: \$74,009.00

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: NOV 5, 2025

TAX ACCOUNT #: 06-3712-100

CERTIFICATE #: 2023-2892

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	
☐	☒	Notify City of Pensacola, P.O. Box 12910, 32521
☐	☒	Notify Escambia County, 190 Governmental Center, 32502
☒	☐	Homestead for <u>2024</u> tax year.

SHERRI WESTER SULLIVAN
3705 W MALLORY ST
PENSACOLA, FL 32505

FLORIDA PACE FUNDING AGENCY
4411 BEE RIDGE RD #134
SARASOTA, FL 34241

JH PORTFOLIO DEBT EQUITIES LLC
21800 OXNARD STREET 5TH FLOOR
WOODLAND, CA 91367

LVNV FUNDING LLC
PO BOX 10466
GREENVILLE, SC 29603

BANK OF AMERICA NA
100 NORTH TRYON STREET
CHARLOTTE, NC 28202

CITIBANK NA
5800 SOUTH CORPORATE PLACE
SIOUX FALLS, SD 57108

Certified and delivered to Escambia County Tax Collector, this 11th day of August 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

August 11, 2025

Tax Account #:06-3712-100

**LEGAL DESCRIPTION
EXHIBIT "A"**

**LT 8 BLK 17 WEST HIGHLANDS PLAT BK 1 P 24 OR 5287 P 1659 OR 6555 P 1170 OR 6559 P 273
OR 8701 P 144 CA 148**

SECTION 33, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 06-3712-100(1125-10)

Recorded in Public Records 02/10/2010 at 02:23 PM OR Book 6559 Page 273,
Instrument #2010008947, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL Recording \$10.00 Deed Stamps \$0.70

WARRANTY DEED

STATE OF FLORIDA
ESCAMBIA COUNTY

KNOW ALL MEN BY THESE PRESENTS: That SHERRI WESTER SULLIVAN, a single woman, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, do bargain, sell, convey and grant unto SHERRI WESTER SULLIVAN, a single woman, and ALYCE V. WESTER, a widow, as Joint Tenants with Rights of Survivorship, whose address is 3705 W. Mallory Street, Pensacola, Florida, 32505 their heirs, executors, administrators and assigns, forever, the following described real property, situate, lying and being in the County of Escambia, State of Florida to wit:

LOT 8, BLOCK 17, WEST HIGHLANDS, A SUBDIVISION OF LOTS 3 AND 4 OF THE BRAINARD AND MCINTYRE SUBDIVISION OF THE NORTH ½ OF SECTION 33, TOWNSHIP 2 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT OF SAID SUBDIVISION RECORDED IN PLAT BOOK 1, PAGE 24 OF THE PUBLIC RECORDS OF SAID COUNTY. OR 5287 PG 1659 CA 148

PROPERTY ADDRESS: 3705 W. Mallory Street, Pensacola, FL 32505

PROPERTY IDENTIFICATION NO.: 332S301300080017

Subject to taxes for the current year and easements, restrictions, and reservations of record, if any.

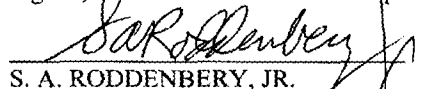
Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, free from all exemptions and right of homestead.

TO HAVE AND TO HOLD the same in fee simple forever.

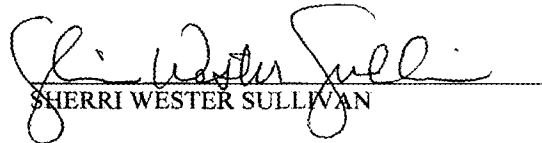
And the Grantor covenants with the Grantee that the Grantor is lawfully seized of the above land in fee simple; that the Grantor has good right and lawful authority to sell and convey the land; and the Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 10 day of February, 2010.

Signed, sealed and delivered in the presence of:

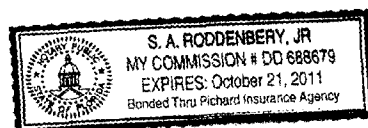

S. A. RODDENBERY, JR.

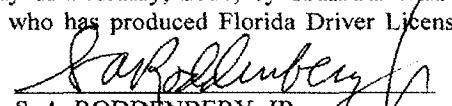
MELINDA L. BROOME


SHERRI WESTER SULLIVAN

STATE OF FLORIDA
ESCAMBIA COUNTY

The foregoing instrument was acknowledged before me this 10 day of February, 2010, by SHERRI WESTER SULLIVAN, a single woman, () who is personally known to me or (X) who has produced Florida Driver License as identification.




S. A. RODDENBERY, JR.
NOTARY PUBLIC, State of Florida
My Commission No.: DD688679
My Commission Expires: 10/21/2011

Prepared by:

S. A. RODDENBERY, JR.
S. A. RODDENBERY, JR., P. A.
3101 W. Michigan Avenue-Suite A
Pensacola, Florida 32526
(850) 944-3001

Recorded in Public Records 02/01/2010 at 10:51 AM OR Book 6555 Page 1170,
Instrument #2010006522, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL Recording \$18.50 Deed Stamps \$0.70

Return to: (enclose self-addressed stamped envelope)

Name:

Address:

This Instrument Prepared by:

Name: Norman Hill

Address: 5550 San Gabriel Dr. Pensacola, FL 32504

Property Appraisers Parcel Identification:

Space above this line for processing data

Space above this line for recording data

QUIT CLAIM DEED

To correct grantee in
OR 6534 P-1112

This Quit Claim Deed, Executed the 21 day of January 2010,

by Norman P. Hill and Phyllis J. Hill, whose post office
address is 5550 San Gabriel Dr., Pensacola, FL 32504 first party,

To Sherri Wester Sullivan

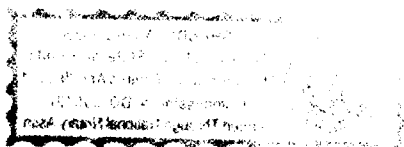
whose post office address is 3705 W. Mallory St., Pensacola, FL 32505, second party.

(Wherever used herein the terms "first party" and "second party" include all the parties to this instrument and the heirs, legal representatives, and the successors and assigns of corporations. Wherever the context so admits or requires.)

Witnesseth, That the first party, for and in consideration of the sum of \$ 10⁰⁰

in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit claim unto the second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Escambia, State of Florida, to wit:

Lot 8, Block 17, West Highlands, a subdivision of Lots 3 and 4 of the Brainerd and McIntyre Subdivision of the North 1/2 of section 33, Township 2 South, Range 30 West, Escambia County, Florida, According to Plat of said subdivision recorded in Plat Book 1, Page 24 of the Public records of said county. OR 5287 Pg. 1659 CA 148



To Have and to Hold The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity to the only proper use, benefit and behoof of the said second party forever.

BK: 6555 PG: 1171 Last Page

IN Witness Whereof, the said first party has signed and sealed these presents the day and year first written.

Signed, sealed and delivered in the presence of:

Julia D. Toler
Witness Signature(as to Grantor)

Julia D. Toler
Printed Name

Julia D. Toler
Witness Signature (as to Grantor)

Julia D. Toler
Printed Name

Witness Signature(as to Co-Grantor)

Printed Name

Witness Signature (as to Co-Grantor)

Printed Name

Norman P. Hill
Grantor Signature

NORMAN P. Hill
Printed Name

PENSACOLA
5550 SAN GABRIEL DR 32504 FL
Post Office Address

Phyllis J. Hill
Co-Grantor Signature

Phyllis J. Hill
Printed Name

5550 San Gabriel Dr. Pensacola, FL
Post Office Address
32504

State of Florida
County of Escambia

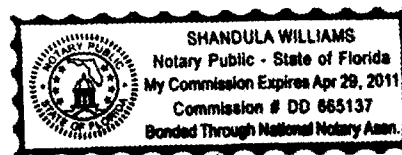
On Jan 21, 2010 before me, Shandula Williams (notary),
personally appeared Norman P. Hill and Phyllis J. Hill, personally
known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their
authorized capacity(ies), and that by his/her/their signature(s) on behalf of which the person(s) acted, executed
the instrument.

WITNESS my hand and official seal.

Signature *Shandula Williams*

Affiant Known ☒ Produced ID

Type of ID FL Driver License



(SEAL)

Recorded in Public Records 12/01/2009 at 10:11 AM OR Book 6534 Page 1112,
Instrument #2009081671, Ernie Lee Magaha Clerk of the Circuit Court Escambia
County, FL Recording \$10.00 Deed Stamps \$0.70

This Instrument Prepared by:
Lisa English C/O: Bill Thompson's Office Equipment Company
100 S. Baylen Street, Suite A, Pensacola, Florida 32502
850-434-2365
Property Appraisers Parcel Identification 332S301300080017

Space above this line for recording data

QUIT CLAIM DEED

This Quit Claim Deed, Executed the 12TH day of November, 2009, by Norman P. Hill and Phyllis J. Hill, husband and wife whose post office address is 5550 San Gabriel Drive, Pensacola, Florida 32504 first party,

TO Sherri Wester Sullivan, a single woman and Alyce V. Wester, a single woman (Mother/daughter), as **Joint Tenants with Rights of Survivorship**, whose post office address is 3705 W. Mallory Street, Pensacola, FL 32505 second party. *(Wherever used herein the terms "first party" and "second party" include all the parties to this instrument and the heirs, legal representatives, and the successors and assigns of corporations. Wherever the context so admits or requires.)*

Witnesseth, That the first party, for and in consideration of the sum of \$ 10.00 (Ten Dollars) in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit claim unto the second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Escambia, State of Florida, to wit:

LOT 8, BLOCK 17, WEST HIGHLANDS, A SUBDIVISION OF LOTS 3 AND 4 OF THE BRAINARD AND MCINTYRE SUBDIVISION OF THE NORTH ¼ OF SECTION 33, TOWNSHIP 2 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO PLAT OF SAID SUBDIVISION RECORDED IN PLAT BOOK 1, PAGE 24 OF THE PUBLIC RECORDS OF SAID COUNTY. OR 5287 PG 1659 CA 148

THE PREPARER OF THIS DEED REPRESENTS THAT HE/SHE HAS PREPARED THIS DEED AT THE DIRECTION OF THE GRANTOR AND/OR GRANTEE; THAT HE/SHE HAS PREPARED THIS DEED BASED SOLELY UPON THE LEGAL DESCRIPTION PROVIDED BY THE GRANTOR AND/OR GRANTEE; THAT NO TITLE SEARCH OR SURVEY HAS BEEN PERFORMED BY THE PREPARER; THAT THE PREPARER HAS NOT EXAMINED THE TITLE TO THE ABOVE DESCRIBED REAL PROPERTY; AND THAT THE PREPARER MAKES ABSOLUTELY NO REPRESENTATION, WARRANTIES OR GUARANTEES WHATSOEVER AS TO THE VALIDITY OF THE TITLE OR OWNERSHIP OF SAID REAL PROPERTY BEING CONVEYED HEREIN ABOVE.

To Have and to Hold The same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity to the only proper use, benefit and behoof of the said second party forever.

IN Witness Whereof, the said first party has signed and sealed these presents the day and year first written.

Signed, sealed and delivered in the presence of:

Lynora Boone
Witness Signature (as to Grantor) Lynora Boone
Lisa English
Witness Signature (as to Grantor) Lisa English
Lynora Boone
Witness Signature (as to Grantor) Lynora Boone
Lisa English
Witness Signature (as to Grantor) Lisa English

Norman P. Hill
Grantor Signature Norman P. Hill
5550 San Gabriel Drive, Pensacola, Florida 32504
Post Office Address
Phyllis J. Hill
Grantor Signature Phyllis J. Hill
5550 San Gabriel Drive, Pensacola, Florida 32504
Post Office Address

STATE OF FLORIDA
COUNTY OF ESCAMBIA

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS NOVEMBER 12 2009 BY NORMAN P. HILL AND PHYLLIS J. HILL, WHO IS PERSONALLY KNOWN TO ME OR WHO HAS PRODUCED FLORIDA DRIVERS LICENSE AS IDENTIFICATION.

Lisa English
NOTARY SIGNATURE LISA ENGLISH

NOTARY PUBLIC-STATE OF FLORIDA
Lisa English
Commission # DD679466
Expires: JULY 11, 2011
BONDED THRU ATLANTIC BONDING CO., INC.

(SEA)

10.50
32.40 + 144.20
82.40

CONTRACT FOR DEED

OR BK 5287 PG 1659
Escambia County, Florida
INSTRUMENT 2003-173037

Be it known, the undersigned, Sherri Wester Sullivan, is purchasing from Norman P. Hill and Phyllis J. Hill real estate located at 3705 W. Mallory St., city of Pensacola, county of Escambia, state of Florida 32505, said property more particularly described as:

Lot 8, Block 17, West Highlands, a subdivision of Lots 3 and 4 of the Brainard and McIntyre Subdivision of the North ½ of Section 33, Township 2 South, Range 30 West, Escambia County, Florida, according to plat of said subdivision recorded in Plat Book 1, page 24 of the public records of said County.

The purchase price is \$48,000.

Deposit upon signing sales agreement \$ 6,800

Balance at closing 41,200

\$48,000 Total

The offer is conditional upon the following terms:

1. Contract is subject to buyer making payments over a period of six years, payments of \$600 a month for five years and eleven months with a final payment of \$400. Payments are due on the tenth day of each month beginning on December 10, 2003. No interest is being charged.
2. Said property is to be sold free and clear of all encumbrances, by good and marketable title, with full possession to said property available to buyer at date of closing.
3. Other terms:
 - a. Property is being sold "As Is."
 - b. Buyer is to obtain homeowners insurance within sixty days from date of sale.
 - c. Deed to property will be transferred upon receipt of final payment.
 - d. If a payment is not made within thirty days of due date, seller has the right to foreclose.
 - e. Buyer is responsible for real estate taxes, with the taxes for 2003 to be pro-rated from date of sale.

Signed this 17th day of November, 2003

Buyer

Sherri W. Sullivan
Sherri W. Sullivan

Date 11-17-03

Sellers/Owners

Norman P. Hill
Norman P. Hill
Phyllis J. Hill
Phyllis J. Hill

Date Nov 17 2003
Date 11-17-03

Phyllis J Hill

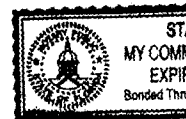
WITNESSES:

Cheryl Mattos
Cheryl Mattos

Cheryl Mattos
Print

Shayla Mizell
Sign

Shayla Mizell
Print



DEED DOC STAMPS PD & ESC CO \$ 336.00
11/17/03 ERNIE LEE NAGANA, CLERK

HTG DOC STAMPS PD & ESC CO \$ 144.20
11/17/03 ERNIE LEE NAGANA, CLERK

INTANGIBLE TAX PD & ESC CO \$ 82.40
11/17/03 ERNIE LEE NAGANA, CLERK

OR BK 5287 PG1660

Escambia County, Florida

INSTRUMENT 2003-173037

RCD Nov 17, 2003 11:30 am
Escambia County, FloridaERNIE LEE MAGAHA
Clerk of the Circuit Court
INSTRUMENT 2003-173037

STATE OF FLORIDA

COUNTY OF ESCAMBIA

Before the undersigned notary public, personally appeared Norman P Hill,
Phyllis J Hill, Sherri W Sullivan, who is personally known to me or
 who has produced identification FLDLH400.635.42.407.0 and who ☒ did
 _____ did not take an oath. FLDLH400.670.46.668.0
FLDL841579965.674.0

Given under my hand and official seal this 17th day of November
 A.D., 192003



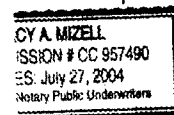
Stacy A Mizell
 Notary Public
 My Commission Expires _____

Prepared by:

Phyllis Nell
 Name

5550 Dan Sabers Rd.
 Address

Pennville, N.C. 27864
 City/State



**Recorded in Public Records 10/19/2023 9:01 AM OR Book 9057 Page 141,
Instrument #2023084536, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$35.50**

DocuSign Envelope ID: 3350C909-7984-425D-BBB2-0E766B47B20A

**This instrument prepared by and executed
by a public office of the Florida PACE
Funding
Agency and after recording return to:
Home Run Financing
750 University Ave #140
Los Gatos, CA 95032**

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

NOTICE OF ASSESSMENT

ESCAMBIA

THIS NOTICE OF ASSESSMENT ("Notice") provides a summary memorandum of a Financing Agreement entered into by and between the FLORIDA PACE FUNDING AGENCY (the "Agency") and the record owner(s) of the Assessed Property (the "Property Owner"), both as described hereinafter. This Notice is executed pursuant to such Financing Agreement in substantially the form appended to Agency Resolution #2016-0809-3, a certified copy of which is recorded in the Official Records at 2016063153; a Final Judgment, a certified copy of which is recorded at 2015080605; a Final judgment, a certified copy of which is recorded at 2022111154; all in the Public Records of ESCAMBIA, Florida, and all of the terms and provisions thereof are incorporated herein by reference. Agency has levied and imposed a non-ad valorem assessment as a lien of equal dignity to taxes and assessments, and as more particularly described herein and in such Financing Agreement, on the Assessed Property in conformance with Section 163.08, Florida Statutes (the "Supplemental Act").

1. Property Owner: Sherri Sullivan
2. Assessed Property: See Legal Description in Attachment I. LT 8 BLK 17 WEST HIGHLANDS PLAT BK 1 P 24 OR 5287 P 1659 OR 6555 P 1170 OR 6559 P 273 OR 8701 P 144 CA 148
3. Street Address of Assessed Property: 3705 W Mallory St, Pensacola FL 32505
4. Property Appraiser Parcel Identification Number: 33-2S-30-1300-080-017
5. Qualifying Improvements:
Energy Efficiency Improvement:
Solar Modules
6. Financed Amount (pursuant to the Financing Agreement; this amount may be reduced WITH SUCH REDUCED AMOUNT REFLECTED IN A SUPPLEMENTAL NOTICE OF ASSESSMENT): \$60,471.95
7. Interest Rate (to be applied to the principal amount of the Financed Amount): 4.99%
8. Assessment Installment (pursuant to the Financing Agreement; this amount may be reduced WITH SUCH REDUCED AMOUNT REFLECTED IN A SUPPLEMENTAL NOTICE OF ASSESSMENT): \$3,929.30
9. Period of years (number of Annual Payments): 30 years
10. The Annual Payment of the Assessment will appear on the same bill as for property taxes, and will include the Assessment Installment, plus any annual costs of administration and charges associated with the Assessment, annual collection costs, and annual charges required by the local property appraiser and tax collector.

Notice of Assessment ES
Application ID No.: 5340620
County: ESCAMBIA
Generated on: October 19, 2023

BK: 9057 PG: 142

DocuSign Envelope ID: 3350C909-7984-425D-BBB2-0E766B47B20A

11. The Assessment is NOT due on sale or transfer of the Assessed Property. Payoff and release information may be obtained by contacting the Florida PACE Funding Agency at: www.floridapace.gov or Home Run Financing, 750 University Ave #140, Los Gatos, CA 95032; Telephone: (844) 873-7223; Email operations@homerunfinancing.com; Websites: www.homerunfinancing.com and www.floridapace.gov.
12. NOTE: Prepayment information must be requested ten (10) business days prior to any prepayment. Prepayments must be in immediately available funds.
13. Suggested ALTA, Schedule B exclusion to coverage for title insurance professionals: *"Non-ad valorem assessment, which by its term is not due upon sale, evidenced by notice recorded in Official Record Book____, at Page____"*
14. The following caveat is intended to be supplemental, constructive notice provided in writing to any prospective purchaser as required by the Supplemental Act. So long as the Assessment provided for hereunder has an unpaid balance, at or before the time Property Owner enters into a contract to sell the Assessed Property, the Property Owner gives any prospective purchaser by law a written disclosure statement in the following form:

QUALIFYING IMPROVEMENTS FOR ENERGY EFFICIENCY, RENEWABLE ENERGY, OR WIND RESISTANCE - The property being purchased is located within the jurisdiction of a local government that has placed an assessment on the property pursuant to s. 163.08, Florida Statutes. The assessment is for a qualifying improvement to the property relating to energy efficiency, renewable energy, or wind resistance, and is not based on the value of the property. You are encouraged to contact the county property appraiser's office to learn more about this and other assessments that may be provided by law.

THE DECLARATIONS, ACKNOWLEDGMENTS AND AGREEMENTS CONTAINED AND INCORPORATED HEREIN SHALL RUN WITH THE LAND DESCRIBED HEREIN AND SHALL BE BINDING ON THE PROPERTY OWNER (INCLUDING ALL PERSONS OR ENTITIES OF ANY KIND), AND ANY AND ALL SUCCESSORS IN INTEREST. BY TAKING SUCH TITLE, PERSONS OR ENTITIES WHO ARE SUCCESSOR SHALL BE DEEMED TO HAVE CONSENTED AND AGREED TO THE PROVISIONS OF THIS NOTICE AND THE REFERENCED FINANCING AGREEMENT TO THE SAME EXTENT AS IF THEY HAD EXECUTED IT AND BY TAKING SUCH TITLE, SUCH PERSONS OR ENTITIES SHALL BE ESTOPPED FROM CONTESTING, IN COURT OR OTHERWISE, THE VALIDITY, LEGALITY AND ENFORCEABILITY OF THIS AGREEMENT.

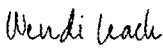
Notice of Assessment ES
Application ID No.: 5340620
County: ESCAMBIA
Generated on: October 19, 2023

BK: 9057 PG: 143

DocuSign Envelope ID: 3350C909-7984-425D-BBB2-0E766B47B20A

IN WITNESS WHEREOF, The Agency has executed this Notice, which is a summary memorandum of the Financing Agreement.

Florida PACE Funding Agency
4411 Bee Ridge Rd #134
Sarasota FL 34241

DocuSigned by:

C67F92CB7FB14C2...
Signature

10/19/2023

Date

Wendi Leach

Name

FPFA Authorized Signer

Title



Notice of Assessment E5
Application ID No.: 5340620
County: ESCAMBIA
Generated on: October 19, 2023

BK: 9057 PG: 144 Last Page

DocuSign Envelope ID: 3350C909-7984-425D-BBB2-0E766B47B20A

Attachment I

Legal Description of Property

LT 8 BLK 17 WEST HIGHLANDS PLAT BK 1 P 24 OR 5287 P 1659 OR 6555 P 1170 OR 6559 P 273 OR
8701 P 144 CA 148

Notice of Assessment ES
Application ID No.: 5340620
County: ESCAMBIA
Generated on: October 19, 2023

Recorded in Public Records 5/10/2018 2:56 PM OR Book 7897 Page 1688,
Instrument #2018036147, Pam Childers Clerk of the Circuit Court Escambia
County, FL

Filing # 71520815 E-Filed 05/01/2018 03:51:30 PM

IN THE COUNTY COURT IN AND FOR ESCAMBIA
COUNTY, FLORIDA

CASE NO.: 2017 CC 004189

JH PORTFOLIO DEBT EQUITIES, LLC

Plaintiff,

vs.

ALYCE WESTER,

Defendant.

DEFAULT FINAL JUDGMENT

The Clerk having entered a Default for Defendant's failure to file a response to Plaintiff's Complaint and, the Court having been advised accordingly, it is thereupon,

ORDERED AND ADJUDGED that the Plaintiff, JH PORTFOLIO DEBT EQUITIES, LLC, located at 21800 Oxnard Street 5th Floor, WOODLAND CA 91367, does hereby have, receive and recover damages against the Defendant, ALYCE WESTER, in the principal sum of \$6,048.47 together with costs in the amount of \$370.35, for a total of \$6,418.82 which shall bear interest at the rate of 5.72% and thereafter shall bear interest at the rate set by the Chief Financial Officer of the State of Florida, and as governed by Florida Statute Sec. 55.03, until paid for which let execution issue.

IT IS FURTHER ORDERED AND ADJUDGED, that the Defendant shall complete under oath the Form 1.977 (Fact Information Sheet), including all required attachments, and serve same upon Plaintiff(s) Counsel, within forty-five (45) days, unless this judgment is satisfied. Jurisdiction is retained to enter any and all further orders that are just and proper to compel Defendant(s) compliance.

DONE AND ORDERED in Chambers, at Escambia County, Florida, this ____ day of _____, 20____.



eSigned by COUNTY COURT JUDGE AMY BRODERSEN
on 05/01/2018 12:42:34 N189F08V

Copies furnished to:

Bryan Manno, Esq.
Federated Law Group, PLLC
887 Donald Ross Road
Juno Beach, FL 33408

ALYCE WESTER
3705 W MALLORY ST
PENSACOLA FL 32505-6249

Recorded in Public Records 5/25/2018 9:54 AM OR Book 7905 Page 1791,
Instrument #2018040600, Pam Childers Clerk of the Circuit Court Escambia
County, FL

Filing # 72323755 E-Filed 05/17/2018 04:44:46 PM

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NO.: 2017 SC 004258

JH PORTFOLIO DEBT EQUITIES, LLC

Plaintiff,

vs.

SHERRI SULLIVAN
3705 W. Mallory Street
Pensacola, FL 32505,

Defendants.

DEFAULT FINAL JUDGMENT

The Clerk having entered a Default against the Defendant, SHERRI SULLIVAN, for Defendant's failure to appear at the scheduled pre-trial conference/mediation, it is thereupon,

ORDERED AND ADJUDGED that the Plaintiff, JH PORTFOLIO DEBT EQUITIES, LLC, located at 21800 Oxnard Street 5th Floor, WOODLAND CA 91367, does hereby have, receive and recover damages against the Defendant, SHERRI SULLIVAN, in the principal sum of \$3,266.38 together with costs in the amount of \$370.35, for a total of \$3,636.73 which shall bear interest at the rate of 5.72% and thereafter shall bear interest at the rate set by the Chief Financial Officer of the State of Florida, and as governed by Florida Statute Sec. 55.03, until paid for which let execution issue.

IT IS FURTHER ORDERED AND ADJUDGED, that the Defendant shall complete under oath the Form 1.977 (Fact Information Sheet), including all required attachments, and serve same upon Plaintiff(s) Counsel, within forty-five (45) days, unless this judgment is satisfied. Jurisdiction is retained to enter any and all further orders that are just and proper to compel Defendant(s) compliance.

It is further ORDERED AND ADJUDGED that within 5 days from the date of eservice of this Order/Judgment the Plaintiff shall 1. Furnish a copy of this Order/Judgment to each self-represented party by U.S. Mail, first class, postage paid; and, 2. File a certificate signed by the Plaintiff or, if represented, Plaintiff's counsel that delivery of this Order/Judgment has been made as set forth herein.

DONE AND ORDERED in Chambers, at Pensacola, Escambia County, Florida.



Escambia County Court Judge Pat Kinzey
on 05/17/2018 15:40:04 uBJRQJ

Copies furnished to:
Bryan Manno, Esq.
Federated Law Group, PLLC
887 Donald Ross Road
Juno Beach, FL 33408

SHERRI SULLIVAN
3705 W MALLORY ST
PENSACOLA FL 32505-6249

Recorded in Public Records 2/21/2024 9:33 AM OR Book 9106 Page 211,
Instrument #2024012528, Pam Childers Clerk of the Circuit Court Escambia
County, FL

Recorded in Public Records 3/9/2022 10:37 AM OR Book 8737 Page 1845,
Instrument #2022024151, Pam Childers Clerk of the Circuit Court Escambia
County, FL

Filing # 145170442 E-Filed 03/07/2022 11:10:02 AM

MLG - 4187890

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

CASE NO. 2019 SC 002592

LVNV FUNDING LLC
P.O. Box 10466
Greenville SC 29603

Plaintiff,

vs.

SHERRI SULLIVAN
3705 W Mallory St
Pensacola, FL 32505

chrissywester@yahoo.com

Defendant.

FINAL JUDGMENT

At a Small Claims Pretrial Conference on July 17, 2019, the parties appeared and entered into a court-ordered payment plan. The Plaintiff notified the court that the defendant failed to pay as agreed. As a result, the plaintiff is entitled to a Final Judgment and it is,

ORDERED AND ADJUDGED that the Plaintiff, LVNV FUNDING LLC, C/O Resurgent Capital Services LP P.O. Box 10466, Greenville SC 29603 shall recover from the Defendant Sherri Sullivan, 3705 W Mallory St, Pensacola, FL 32505-6249, the sum of \$1,655.67 plus costs of \$370.85 for a total of \$2,026.52, that shall bear interest at the prevailing statutory interest rate of 4.25% per annum, for which let execution issue. The interest rate will adjust in accordance with §55.03 Fla. Stat.

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


Escambia County Court Judge PAT KINSEY
on 03/06/2022 14:06:42 using e-File

cc:

Attorney for Plaintiff

Defendant

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 MODIFICATIONS AS REQUIRED BY LAW.
VISIT <https://www.escambiaclerk.com/e-certify> TO VALIDATE THIS DOCUMENT



Digitally signed by Pamela L Childers
Date: 2024.02.15 11:21:08 -06:00
Escambia County Clerk of the Court and Comptroller
Location: 190 W Government St., Pensacola, FL 32502

Unique Code : CAA-CACCBIAIBJEEDF-BDADD-BDDIFHDAC-IDDFGD-I Page 1 of 1

Recorded in Public Records 6/7/2022 3:35 PM OR Book 8800 Page 46,
Instrument #2022058483, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$10.00

Recorded in Public Records 5/19/2022 3:46 PM OR Book 8788 Page 1284,
Instrument #2022052073, Pam Childers Clerk of the Circuit Court Escambia
County, FL

Filing # 149896446 E-Filed 05/19/2022 10:04:21 AM

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

BANK OF AMERICA, N.A.
Plaintiff,

vs.

CASE NO.: 2016-CC-003880

SHERRI W SULLIVAN
Defendant(s)

FINAL JUDGMENT

IT IS HEREBY ORDERED AND ADJUDGED THAT:

Plaintiff whose address is 100 North Tryon Street Charlotte, NC 28202 shall recover from Defendant, SHERRI W SULLIVAN, the principal sum of \$9,108.79 and court costs in the amount of \$0.00, for all of the above let execution issue. Plaintiff shall be entitled to post-judgment costs incurred in the execution of the judgment pursuant to Florida Statute.

IT IS FURTHER ORDERED AND ADJUDGED THAT:

The Defendants shall complete under oath Florida Rule of Civil Procedure Form 1.977 (Fact Information Sheet) including all required attachments, and serve it on the judgment creditor's attorney, within 45 days from the date of this Judgment, unless the Judgment is satisfied, or a post judgment discovery is stayed.

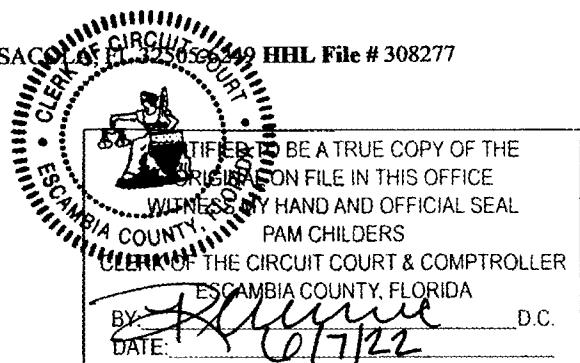
Jurisdiction of this case is retained to enter further orders that are proper to compel the Defendant(s) to complete form 1.977, including all required attachments, and serve it on judgment creditor's attorney.

 DONE AND ORDERED in Pensacola, Escambia County, Florida.


by COUNTY COURT JUDGE KERRA SMITH
on 05/19/2022 08:21:11 EDT/7:50a
COUNTY COURT JUDGE

Copies furnished to:
HAYT, HAYT & LANDAU, P.L. 7765
SW 87th Ave, Ste 101 Miami, Florida
33173

SHERRI W SULLIVAN 3705 W MALLORY ST PENSACOLA, FL 32505-6649 HHL File # 308277
Last 4 Digits of Account # [REDACTED]



Recorded in Public Records 7/14/2023 12:49 PM OR Book 9008 Page 1920,
Instrument #2023056521, Pam Childers Clerk of the Circuit Court Escambia
County, FL Recording \$10.00

Recorded in Public Records 6/14/2023 9:22 AM OR Book 8993 Page 1733,
Instrument #2023047913, Pam Childers Clerk of the Circuit Court Escambia
County, FL

Filing # 175075774 E-Filed 06/12/2023 09:52:41 AM

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

CASE NUMBER: 2016 SC 003871
DIV: V

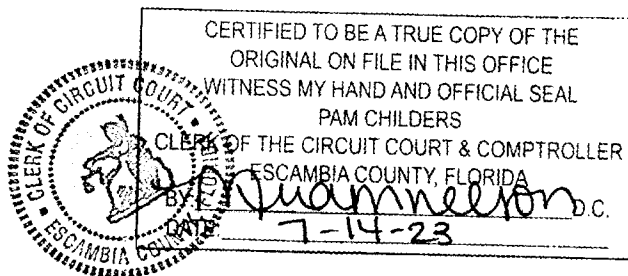
CITIBANK, N.A.
5800 SOUTH CORPORATE PLACE
SIOUX FALLS, SD 57108

Plaintiff,

vs.

SHERRI W SULLIVAN
3705 W MALLORY ST
PENSACOLA, FL 32505-6249

Defendant.



FINAL JUDGMENT

The Plaintiff notified the court that both parties have entered into an agreement and the Small Claims Pre-Trial hearing was cancelled. The Plaintiff has now filed a Motion for Final Judgment in that the defendant has failed to comply with the terms and conditions of the Agreement. The court, having reviewed the Motion and the Affidavit filed in support of the motion, finds that the plaintiff is entitled to a Final Judgment, it is hereby,

ORDERED AND ADJUDGED that the Plaintiff, CITIBANK, N.A., 5800 South Corporate Place, Sioux Falls, SD 57108, recover from the Defendant, SHERRI W SULLIVAN, 3705 W Mallory St, Pensacola FL 32505-6249, SSN: [REDACTED] the amount of \$1,318.13, together with \$355.00 for costs of this suit, that shall bear interest at the rate of zero percent (0.00%) per year, for which let execution issue. It is further

ORDERED AND ADJUDGED that the Defendant shall complete Florida Small Claims Rules Form 7.343 (Fact Information Sheet) and return it to the Plaintiff's attorney within 45 days from the date of this Final Judgment, unless the Final Judgment is satisfied or a motion for new trial or notice of appeal is filed. Jurisdiction of this case is retained to enter further orders that are proper to compel the Defendant to complete Form 7.343 and return it to the Plaintiff's attorney.

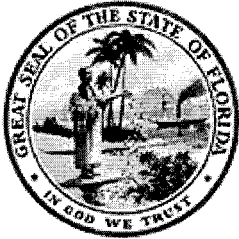
DONE AND ORDERED in chambers, Pensacola, Escambia County, Florida.

JS-R-
eSigned by COUNTY COURT JUDGE SCOTT RITCHIE in 2016 SC 003871
on 06/12/2023 08:51:37 1h2sh8Ye

Judge Scott Ritchie

K1600616

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: 063712100 Certificate Number: 002892 of 2023

Date Of Redemption

Clerk's Check Clerk's Total \$795.60

Postage Tax Deed Court Registry \$761.60

Payor Name

Notes

	☒
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STATE OF FLORIDA
COUNTY OF ESCAMBIA

**CERTIFICATE OF NOTICE OF MAILING
NOTICE OF APPLICATION FOR TAX DEED**

CERTIFICATE # 02892 of 2023

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on September 18, 2025, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

SHERRI WESTER SULLIVAN 3705 W MALLORY ST PENSACOLA, FL 32505	FLORIDA PACE FUNDING AGENCY 4411 BEE RIDGE RD #134 SARASOTA, FL 34241
	JH PORTFOLIO DEBT EQUITIES LLC 21800 OXNARD STREET 5TH FLOOR WOODLAND, CA 91367
	LVNV FUNDING LLC PO BOX 10466 GREENVILLE, SC 29603
	BANK OF AMERICA NA 100 NORTH TRYON STREET CHARLOTTE, NC 28202
	CITIBANK NA 5800 SOUTH CORPORATE PLACE SIOUX FALLS, SD 57108

WITNESS my official seal this 18th day of September 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 November 5, 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 **KEYS FUNDING LLC** holder of **Tax Certificate No. 02892**, 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 8 BLK 17 WEST HIGHLANDS PLAT BK 1 P 24 OR 5287 P 1659 OR 6555 P 1170 OR 6559 P 273 OR 8701 P 144 CA 148

SECTION 33, TOWNSHIP 2 S, RANGE 30 W

TAX ACCOUNT NUMBER 063712100 (1125-10)

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

SHERRI WESTER SULLIVAN

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 November, which is the **5th day of November 2025**.

Dated this 19th day of September 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@ESCAMBIACLERK.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.

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Post Property:

3705 W MALLORY ST 32505



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Personal Services:

SHERRI WESTER SULLIVAN
3705 W MALLORY ST
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed

NON-ENFORCEABLE RETURN OF SERVICE

1125-10

Document Number: ECSO25CIV040959NON

Agency Number: 25-009935

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT NO 02892 2023

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: SHERRI WESTER SULLIVAN

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Individual

Received this Writ on 9/26/2025 at 8:42 AM and served same on SHERRI WESTER SULLIVAN , at 10:00 AM on 10/6/2025 in ESCAMBIA COUNTY, FLORIDA, by delivering a true copy of this Writ together with a copy of the initial pleadings, if any, with the date and hour of service endorsed thereon by me.

CHIP W SIMMONS, SHERIFF
ESCAMBIA COUNTY, FLORIDA

By: _____

K Henley 920
K. HENLEY, CPS

Service Fee: \$0.00
Receipt No: BILL

Printed By: CNMORTON

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Personal Services:

SHERRI WESTER SULLIVAN
3705 W MALLORY ST
PENSACOLA, FL 32505

PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA



By:
Emily Hogg
Deputy Clerk

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2025 SEP 26 AM 8:42
ESCAMBIA COUNTY
SHERIFFS OFFICE
CIVIL UNIT

RECEIVED

ESCAMBIA COUNTY SHERIFF'S OFFICE
ESCAMBIA COUNTY, FLORIDA

Redeemed

NON-ENFORCEABLE RETURN OF SERVICE

1125-10

Document Number: ECSO25CIV040954NON

Agency Number: 25-009979

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT# 02892 2023

Attorney/Agent:

PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: SHERRI WESTER SULLIVAN

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 9/26/2025 at 8:45 AM and served same at 10:00 AM on 10/6/2025 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: _____

K Henley
K. HENLEY, CPS

Service Fee: \$0.00

Receipt No: BILL

Printed By: CNMORTON

WARNING

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3705 W MALLORY ST 32505



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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ESCAMBIA COUNTY, FL
SHERIFF'S OFFICE
CIVIL UNIT
2025 SEP 26 AM 9:45

RECEIVED

SHERRI WESTER SULLIVAN [1125-10]
3705 W MALLORY ST
PENSACOLA, FL 32505

9171 9690 0935 0129 1304 56

JH PORTFOLIO DEBT EQUITIES LLC
[1125-10]
21800 OXNARD STREET 5TH FLOOR
WOODLAND, CA 91367

9171 9690 0935 0129 1304 32

BANK OF AMERICA NA [1125-10]
100 NORTH TRYON STREET
CHARLOTTE, NC 28202

9171 9690 0935 0129 1304 18

FLORIDA PACE FUNDING AGENCY
[1125-10]
4411 BEE RIDGE RD #134
SARASOTA, FL 34241

9171 9690 0935 0129 1304 49

LVNV FUNDING LLC [1125-10]
PO BOX 10466
GREENVILLE, SC 29603

9171 9690 0935 0129 1304 25

CITIBANK NA [1125-10]
5800 SOUTH CORPORATE PLACE
SIOUX FALLS, SD 57108

9171 9690 0935 0129 1304 01

12



PO Box 31785
Tampa, FL 33631-3785

Date: October 14, 2025

CLERK OF THE CIRCUIT COURT & COMPTROLLER
221 PALAFOX PLACE, STE 110
PENSACOLA FL 32502

We're unable to locate an account based on the information you provided and need additional information to respond to your request.

We received your correspondence on September 30, 2025; however, we're unable to provide the information you requested because your inquiry didn't include enough identifying information to locate an account in our system and/or the information you provided was illegible.

We've enclosed a copy of your original correspondence for reference.

What you need to do

- If this account is a Bank of America, N.A. account, please provide the account number, property address, and customer's name.
- If this is regarding a customer's account and you are a third party, please include written and signed authorization from the customer, so we can release information to you.
- Please fax requests to 800.520.5019 or mail the information to:

Bank of America, N.A.
Customer Service Department
PO Box 31785
Tampa, FL 33631-3785

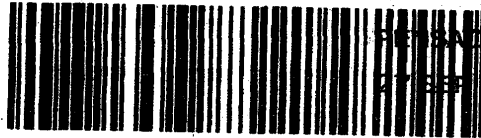
If your original correspondence was sent to us in error, please disregard this notice.

Questions?

We appreciate the opportunity to serve your financial needs. If you have any questions, please call us at 800.669.6607, Monday through Friday, 8 a.m. to 9 p.m. Eastern.

CERTIFIED MAIL

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



9171 9690 0935 0129 1304 18

PENSACOLA FL 325
27 SEP 2025 AM 21



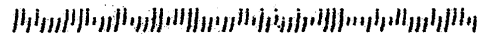
quadiant

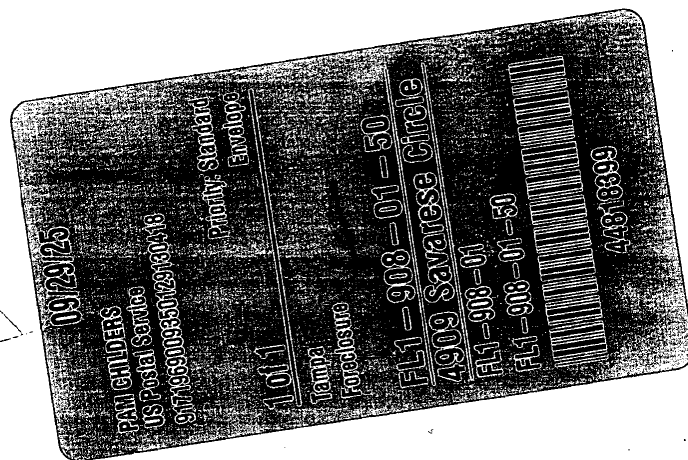
FIRST-CLASS MAIL
IMI
\$008.86
09/26/2025 ZIP 32502
043M31219251

US POSTAGE

BANK OF AMERICA NA [1125-10]
100 NORTH TRYON STREET
CHARLOTTE, NC 28202

26202-402445





PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT
OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

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PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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Escambia
Sun Press
PUBLISHED WEEKLY SINCE 1948
(Warrington) Pensacola, Escambia County, Florida

STATE OF FLORIDA

County of Escambia

Before the undersigned authority personally appeared Michael P. Driver who is personally known to me and who on oath says that he is Publisher of The Escambia Sun Press, a weekly newspaper published at (Warrington) Pensacola in Escambia County, Florida; that the attached copy of advertisement, being a
NOTICE in the matter of TAX DEED SALE

DATE – 11-05-2025 – TAX CERTIFICATE #'S 02892

in the CIRCUIT Court
was published in said newspaper in the issues of
OCTOBER 2, 9, 16, 23, 2025

Affiant further says that the said Escambia Sun-Press is a newspaper published at (Warrington) Pensacola, in said Escambia County, Florida, and that the said newspaper has heretofore been continuously published in said Escambia County, Florida each week and has been entered as second class mail matter at the post office in Pensacola, in said Escambia and Santa Rosa Counties, 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 in the said newspaper. Affiant complies with all legal requirements for publication in chapter 50, Florida Statutes.

Digitally signed by Michael P Driver
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410C00000197F4A9F39B00058C1A, cn=Michael P Driver
Date: 2025.10.23 09:36:45 -05'00'

PUBLISHER

Sworn to and subscribed before me this 23RD day of OCTOBER
A.D., 2025

Digitally signed by Heather Tuttle
DN: c=US, o=The Escambia Sun Press LLC,
dnQualifier=A01410C000001890CD5793600064AAE, cn=Heather Tuttle
Date: 2025.10.23 09:55:01 -05'00'

HEATHER TUTTLE
NOTARY PUBLIC



HEATHER TUTTLE
Notary Public, State of Florida
My Comm. Expires June 24, 2028
Commission No. HH 535214

Page 1 of 1

**NOTICE OF APPLICATION FOR
TAX DEED**

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Dated this 25th day of September 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
(SEAL)
By: Emily Hogg
Deputy Clerk

oaw-4w-10-02-09-16-23-2025