



# 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

1125-61

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 2023 PO BOX 71540 PHILADELPHIA, PA 19176-1540	Application date	Apr 21, 2025
Property description	OUTLAW-WYATT PATTY ANN C/O PATTY ANN WYATT 7705 MOBILE HWY PENSACOLA, FL 32526 7705 MOBILE HWY 09-0825-000 BEG AT SE COR OF SEC N ALG ALG E LI OF SEC 1615 14/100 FT TO S R/W LI OF STATE RD NO 10A 62 DEG 30 M (Full legal attached.)	Certificate #	2023 / 3990
		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)
# 2023/3990	06/01/2023	4,533.59	226.68	4,760.27
→Part 2: Total*				4,760.27

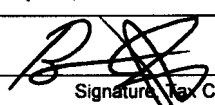
## Part 3: Other Certificates Redeemed by Applicant (Other than County)

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)
# 2024/4140	06/01/2024	4,993.94	6.25	343.33	5,343.52
Part 3: Total*					5,343.52

## 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)	10,103.79
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	5,024.64
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)	15,503.43

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

<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>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.

BEG AT SE COR OF SEC N ALG ALG E LI OF SEC 1615 14/100 FT TO S R/W LI OF STATE RD NO 10A 62 DEG 30 MIN LEFT ALG R/W LI 2218 FT FOR POB CONTINUE SAME COURSE 206 56/100 FT 90 DEG LEFT 715 FT 90 DEG LEFT 284 FT 90 DEG LEFT 400 FT 90 DEG LEFT 78 FT 90 DEG RIGHT 315 FT TO R/W OF STATE RD AND POB OR 8156 P 1441 OR 8844 P 1718

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2500459

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

KEYS FUNDING LLC - 2023

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
09-0825-000	2023/3990	06-01-2023	BEG AT SE COR OF SEC N ALG ALG E LI OF SEC 1615 14/100 FT TO S R/W LI OF STATE RD NO 10A 62 DEG 30 MIN LEFT ALG R/W LI 2218 FT FOR POB CONTINUE SAME COURSE 206 56/100 FT 90 DEG LEFT 715 FT 90 DEG LEFT 284 FT 90 DEG LEFT 400 FT 90 DEG LEFT 78 FT 90 DEG RIGHT 315 FT TO R/W OF STATE RD AND POB OR 8156 P 1441 OR 8844 P 1718

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 - 2023

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](#)

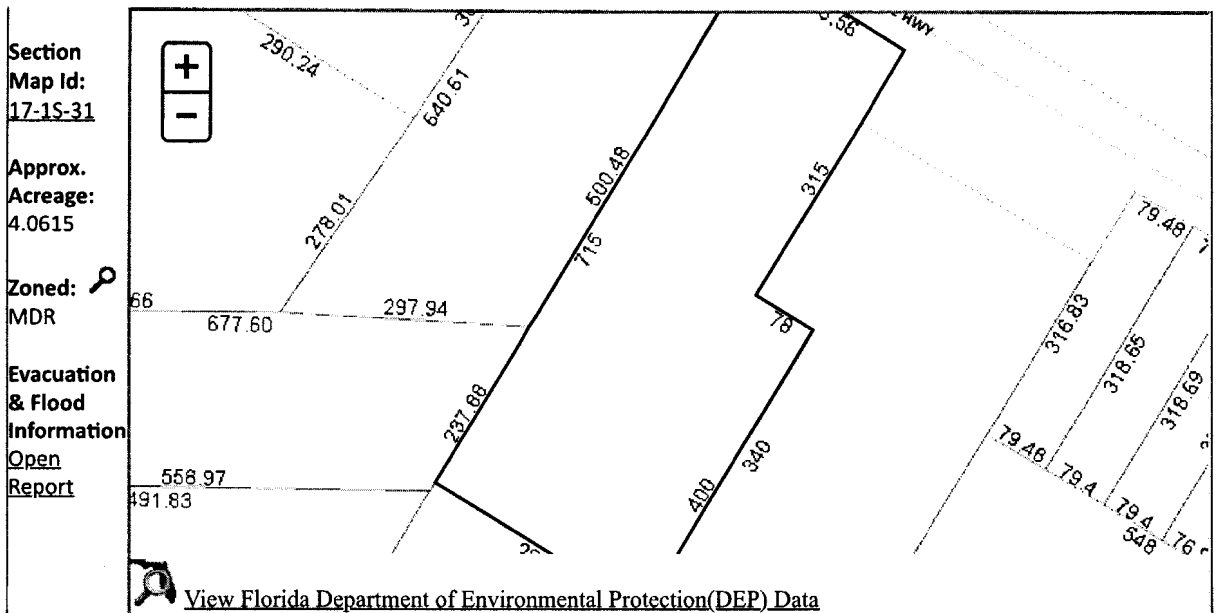
◀ Nav. Mode ☒ Account ☐ Parcel ID ▶

[Printer Friendly Version](#)

General Information							Assessments				
Parcel ID: 1715313401000005							Year	Land	Imprv	Total	Cap Val
Account: 090825000							2024	\$92,475	\$305,754	\$398,229	\$349,063
Owners: OUTLAW-WYATT PATTY ANN EST OF							2023	\$59,554	\$293,724	\$353,278	\$317,330
Mail: C/O AMBER FLEMING							2022	\$59,554	\$249,732	\$309,286	\$288,482
507 VENTURA ST											
NORTH PORT, FL 34287							Disclaimer				
Situs: 7705 MOBILE HWY 32526							Tax Estimator				
Use Code: SINGLE FAMILY RESID 🔑							Change of Address				
Taxing Authority: COUNTY MSTU							File for Exemption(s) Online				
Tax Inquiry: Open Tax Inquiry Window							Report Storm Damage				
Tax Inquiry link courtesy of Scott Lunsford							2024 Certified Roll Exemptions				
Escambia County Tax Collector							None				
Sales Data Type List: 🔑							Legal Description				
Sale Date	Book	Page	Value	Type	Multi Parcel	Records	BEG AT SE COR OF SEC N ALG ALG E LI OF SEC 1615 14/100				
12/18/2024	9246	336	\$100	OT	N	📄	FT TO S R/W LI OF STATE RD NO 10A 62 DEG 30 MIN LEFT				
12/23/2021	8844	1718	\$100	QC	N	📄	ALG... 🔑				
12/23/2021	8735	1006	\$100	QC	N	📄					
07/26/2019	8156	1441	\$300,000	WD	N	📄	Extra Features				
01/31/2017	7663	1332	\$49,900	WD	N	📄	CARPORT				
10/02/2013	7099	1795	\$119,500	WD	N	📄	POOL				
04/03/2013	6999	1682	\$100	CT	N	📄	POOL SCREEN				
11/2002	5019	1839	\$140,000	WD	N	📄	UTILITY BLDG				
01/1972	657	423	\$9,400	QC	N	📄					
01/1972	657	421	\$5,900	WD	N	📄					
01/1971	573	864	\$3,000	WD	N	📄					
Official Records Inquiry courtesy of Pam Childers											
Escambia County Clerk of the Circuit Court and Comptroller											

**Parcel Information**

[Launch Interactive Map](#)



#### Buildings

Address: 7705 MOBILE HWY, Improvement Type: SINGLE FAMILY, Year Built: 1964, Effective Year: 2000, PA Building ID#: 95647

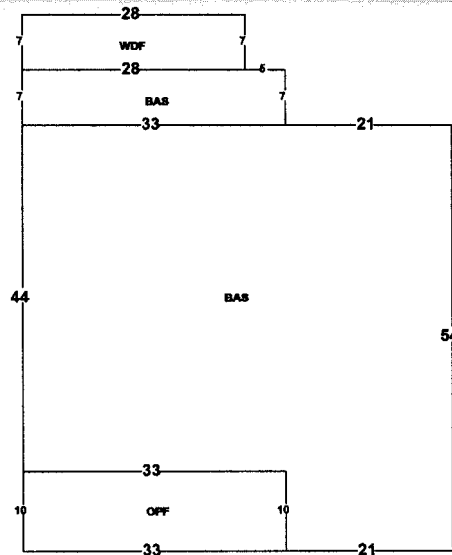
#### Structural Elements

DECOR/MILLWORK-AVERAGE  
DWELLING UNITS-1  
EXTERIOR WALL-VINYL SIDING  
FLOOR COVER-TILE/STAIN CONC/BRICK  
FOUNDATION-WOOD/SUB FLOOR  
HEAT/AIR-CENTRAL H/AC  
INTERIOR WALL-DRYWALL-PLASTER  
INTERIOR WALL-PANEL-PLYWOOD  
NO. PLUMBING FIXTURES-10  
NO. STORIES-1  
ROOF COVER-ENAMELED METAL  
ROOF FRAMING-GABLE  
STORY HEIGHT-0  
STRUCTURAL FRAME-WOOD FRAME

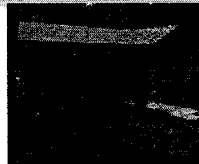


Areas - 3343 Total SF

BASE AREA - 2817  
OPEN PORCH FIN - 330  
WOOD DECK FIN - 196



#### Images



5/18/2023 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: 05/15/2025 (tc.4435)

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** holder of **Tax Certificate No. 03990**, 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 SE COR OF SEC N ALG ALG E LI OF SEC 1615 14/100 FT TO S R/W LI OF STATE RD NO 10A 62 DEG 30 MIN LEFT ALG R/W LI 2218 FT FOR POB CONTINUE SAME COURSE 206 56/100 FT 90 DEG LEFT 715 FT 90 DEG LEFT 284 FT 90 DEG LEFT 400 FT 90 DEG LEFT 78 FT 90 DEG RIGHT 315 FT TO R/W OF STATE RD AND POB OR 8156 P 1441 8844 P 1718**

**SECTION 17, TOWNSHIP 1 S, RANGE 31 W**

**TAX ACCOUNT NUMBER 090825000 (1125-61)**

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

**PATTY ANN OUTLAW WYATT**

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 #: 09-0825-000 CERTIFICATE #: 2023-3990

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: Andrew Hunt

BY



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

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

August 11, 2025

Tax Account #: **09-0825-000**

1. The Grantee(s) of the last deed(s) of record is/are: **THE ESTATE OF PATTY ANN OUTLAW-WYATT**

**By Virtue of Warranty Deed recorded 9/3/2019 in OR 8156/1441 together with Quitclaim Deed recorded 3/4/2022 in OR 8735/1006, Corrective Quitclaim Deed recorded 8/22/2022 in OR 8844/1718, and Death Certificate recorded 12/18/2024 in OR 9246/336**

**ABSTRACTOR'S NOTE: THE PROBATE FOR PATTY ANN OUTLAW-WYATT IS OPEN AND CURRENTLY BEING ADMINISTERED. WE HAVE INCLUDED ALL BENEFICIARIES LISTED FOR NOTICE.**

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 Commencement in favor of Casey Electric Inc. recorded 8/12/2024 – OR 9187/121**
  - b. Tax Lien in favor of Internal Revenue Service recorded 5/7/2025 – OR 9313/1562**

4. Taxes:

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

**Tax Account #: 09-0825-000**

**Assessed Value: \$349,063.00**

**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:** NOV 5, 2025

**TAX ACCOUNT #:** 09-0825-000

**CERTIFICATE #:** 2023-3990

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.

**ESTATA OF PATTY ANN OUTLAW-WYATT**  
**C/O AMBER FLEMING**  
**507 VENTURA ST**  
**NORTH PORT, FL 34287**

**ESTATE OF PATTY ANN OUTLAW-WYATT**  
**CHARLES TODD MASSIE**  
**7705 MOBILE HWY**  
**PENSACOLA, FL 32526**

**PATTY ANN OUTLAW-WYATT**  
**9019 WILDFLOWER DR**  
**CHEYENNE, WY 82009**

**CASEY ELECTRIC INC**  
**225 N FERDON BLVD**  
**CRESTVIEW, FL 32536-2751**

**DEPARTMENT OF TREASURY**  
**INTERNAL REVENUE SERVICE**  
**400 W BAY ST STE 35045**  
**JACKSONVILLE, FL 32202-4437**

Certified and delivered to Escambia County Tax Collector, this 11<sup>th</sup> 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 #:09-0825-000**

### **LEGAL DESCRIPTION EXHIBIT "A"**

**BEG AT SE COR OF SEC N ALG ALG E LI OF SEC 1615 14/100 FT TO S R/W LI OF STATE RD NO 10A 62 DEG 30 MIN LEFT ALG R/W LI 2218 FT FOR POB CONTINUE SAME COURSE 206 56/100 FT 90 DEG LEFT 715 FT 90 DEG LEFT 284 FT 90 DEG LEFT 400 FT 90 DEG LEFT 78 FT 90 DEG RIGHT 315 FT TO R/W OF STATE RD AND POB OR 8156 P 1441 OR 8735 P 1006 OR 8844 P 1718 OR 9246 P 336**

**SECTION 17, TOWNSHIP 1 S, RANGE 31 W**

**TAX ACCOUNT NUMBER 09-0825-000(1125-61)**

Recorded in Public Records 9/3/2019 8:50 AM OR Book 8156 Page 1441,  
Instrument #2019076515, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$27.00 Deed Stamps \$2,100.00

27.00  
2100.00  
-----  
2127.00

Prepared by and return to:  
Steven W. Copus  
Attorney at Law  
Southtrust Law & Title, Inc.  
1184 Eglin Pkwy  
Shalimar, FL 32579  
850-609-1400  
File Number: 19-0540  
Will Call No.:

[Space Above This Line For Recording Data]

Warranty Deed

**This Warranty Deed** made this 26th day of July, 2019 between Tonya Blackwell Stillwater, a/k/a Tonya B. Stillwater, a single woman whose post office address is 1110 North W Street, Pensacola, FL 32505, grantor, and William Wyatt and Patty Ann Outlaw-Wyatt, husband and wife whose post office address is 9019 Wildflower Drive, Cheyenne, WY 82009, grantee:

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

**Witnesseth**, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Escambia County, Florida to-wit:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, THENCE NORTH ALONG THE EAST LINE OF SAID SECTION FOR 1615.14 FEET TO THE SOUTH RIGHT OF WAY LINE STATE #10-A; THENCE 62 DEGREES 30 MINUTES LEFT ALONG SAID RIGHT OF WAY LINE FOR 2218 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID RIGHT OF WAY LINE FOR 206.56 FEET; THENCE 90 DEGREES LEFT FOR 715 FEET; THENCE 90 DEGREES LEFT FOR 284 FEET; THENCE 90 DEGREES LEFT FOR 400 FEET; THENCE 90 DEGREES LEFT FOR 78 FEET; THENCE 90 DEGREES RIGHT FOR 315 FEET TO THE RIGHT OF WAY LINE OF STATE ROAD #10-A AND THE POINT OF BEGINNING.

SUBJECT TO HOWEVER TO THE RESERVATION BY THE SELLERS TO THEMSELVES, THEIR SUCCESSORS AND ASSIGNS, OF A PERPETUAL, NONEXCLUSIVE EASEMENT AND RIGHT OF WAY FOR INGRESS AND EGRESS TO THE SELLER, REMAINING PROPERTY. OVER ALONG AND UPON THE FOLLOWING DESCRIBED PORTION OF THE ABOVE DESCRIBED PROPERTY TO WIT. COMMENCE AT THE SOUTHEAST CORNER OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE NORTH ALONG THE EAST LINE OF SAID SECTION FOR 1615.14 FEET TO THE SOUTH RIGHT OF WAY LINE OF STATE ROAD #10-A; THENCE 62 DEGREES 30 MINUTES LEFT ALONG SAID RIGHT OF WAY FOR 2218.00 FEET TO THE POINT OF BEGINNING; THENCE 90 DEGREES LEFT FOR 315.00 FEET; THENCE 90 DEGREES LEFT FOR 78.00 FEET; THENCE 90 DEGREES RIGHT FOR 400.00 FEET; THENCE 90 DEGREES RIGHT FOR 20.00 FEET; THENCE 90 DEGREES RIGHT FOR 380.00 FEET; THENCE 90 DEGREES LEFT FOR 78.00 FEET; THENCE 90 DEGREES RIGHT FOR 335.00 FEET MORE OR LESS TO THE RIGHT OF WAY LINE OF STATE ROAD #10-A; THENCE 90 DEGREES RIGHT FOR 20.00 FEET TO THE POINT OF BEGINNING.

Parcel Identification Number: 171S313401000005

Subject to taxes for 2019 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**To Have and to Hold**, the same in fee simple forever.

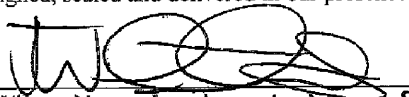
**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2018.

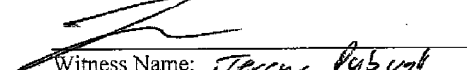
**In Witness Whereof**, grantor has hereunto set grantor's hand and seal the day and year first above written.

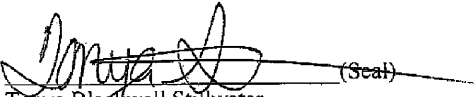
DoubleTime®

BK: 8156 PG: 1442

Signed, sealed and delivered in our presence:

  
Witness Name: Jordan Wilkins

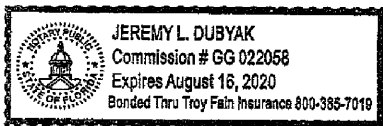
  
Witness Name: Jeremy Dubyak

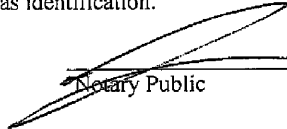
  
Tonya Blackwell Stillwater (Seal)

State of Florida  
County of Escambia

The foregoing instrument was acknowledged before me this 26th day of July, 2019 by Tonya Blackwell Stillwater, who ☐ is personally known or ☒ has produced a driver's license as identification.

[Notary Seal]



  
Notary Public

Printed Name: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_

RESIDENTIAL SALES  
ABUTTING ROADWAY  
MAINTENANCE DISCLOSURE

ATTENTION: Pursuant to Escambia County Code of Ordinances Chapter 1-29.2, Article V, sellers of residential lots are required to disclose to buyers whether abutting roadways will be maintained by Escambia County. The disclosure must additionally provide that Escambia County does not accept roads for maintenance that have not been built or improved to meet county standards. Escambia County Code of Ordinances Chapter 1-29.2, Article V requires this disclosure be attached along with other attachments to the deed or other method of conveyance required to be made part of the public records of Escambia County, Florida. Note: Acceptance for filing by County employees of this disclosure shall in no way be construed as an acknowledgment by the County of the veracity of any disclosure statement.

Name of Roadway: Mobile Highway

Legal Address of Property: 7705 Mobile Hwy, Pensacola, FL 32526

The County ( ) has accepted (X) has not accepted the abutting roadway for maintenance. -State (DOT)

This form completed by: Southrust Law & Title, Inc.

Name  
1184 Eglin Parkway  
Address  
Shalimar, FL 32579  
City, State, Zip Code

AS TO SELLER(S):

Seller's Name: Tonya Stillwater

Witness' Name:

Seller's Name:

Witness' Name:

AS TO BUYER(S):

Buyer's Name: Patty Ann-Outlaw-Wyatt

Witness' Name: Terry Wyatt

Buyer's Name:

Witness' Name:

THIS FORM APPROVED BY THE  
ESCAMBIA COUNTY BOARD  
OF COUNTY COMMISSIONERS  
Effective: 4/15/95

Recorded in Public Records 3/4/2022 3:18 PM OR Book 8735 Page 1006,  
Instrument #2022022718, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$35.50 Deed Stamps \$0.70

## Quitclaim Deed

RECORDING REQUESTED BY Patty Ann Outlaw-Wyatt

AND WHEN RECORDED MAIL TO:  
Patty Ann Outlaw-Wyatt, Grantee(s)  
7705 Mobile Hwy.  
Pensacola, FLA 32526

Consideration: \$ No Consideration

Property Transfer Tax: \$ None all taxes paid for 2021 on 11/29/21 (see receipt)

Assessor's Parcel No.: 1715313401000005

PREPARED BY: William J. Wyatt certifies herein that he or she has prepared  
this Deed.

Signature of Preparer

12/23/21  
Date of Preparation

William Joseph (J.) Wyatt  
Printed Name of Preparer

THIS QUITCLAIM DEED, executed on \_\_\_\_\_ in the County of

Escambia, State of Florida

by Grantor(s), William J. Wyatt,

whose post office address is P.O. #40 Kimball, NE. 69145,

to Grantee(s), Patty Ann Outlaw-Wyatt,

whose post office address is 7705 Mobile Hwy. Pensacola, FLA. 32526

WITNESSETH, that the said Grantor(s), William J. Wyatt,

for good consideration and for the sum of No Consideration

(\$ 00.00  
(zero)) paid by the said Grantee(s), the receipt whereof is hereby acknowledged,  
does hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title

BK: 8735 PG: 1007

interest and claim which the said Grantor(s) have in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Escambia, State of Florida and more specifically described as set forth in EXHIBIT "A" to this Quitclaim Deed, which is attached hereto and incorporated herein by reference.

**IN WITNESS WHEREOF**, the said Grantor(s) has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in presence of:

**GRANTOR(S):**

Signature of Grantor

William J. Wyatt  
Print Name of Grantor

Signature of First Witness to Grantor(s)

Stacy J. Burback  
Print Name of First Witness to Grantor(s)

Signature of Second Grantor (if applicable)

Print Name of Second Grantor (if applicable)

Signature of Second Witness to Grantor(s)

Vina Bymer  
Print Name of Second Witness to Grantor(s)**GRANTEE(S):**

Signature of Grantee

Print Name of Grantee

Signature of First Witness to Grantee(s)

Print Name of First Witness to Grantee(s)

Signature of Second Grantee (if applicable)

Print Name of Second Grantee (if applicable)

Signature of Second Witness to Grantee(s)

Print Name of Second Witness to Grantee(s)

BK: 8735 PG: 1008

## NOTARY ACKNOWLEDGMENT

State of Nebraska  
County of Kimball  
On November 23, 2021, before me, Winifred Petersen, a notary  
public in and for said state, personally appeared, William J. Kyatt

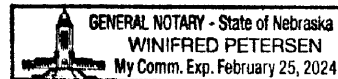
who are known to me (or proved to me on the basis of satisfactory evidence) to be the persons  
whose names are subscribed to the within instrument and acknowledged to me that they ex-  
ecuted the same in their authorized capacities, and that by their signatures on the instrument the  
persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Winifred Petersen  
Signature of Notary

Affiant Known ☒ Produced ID ☒

Type of ID Drivers License



(Seal)



## Exhibit "A"

BEG AT SE COR OF SEC N ALG ALG E  
LI OF SEC 1615 14/100 FT TO S  
R/W LI OF STATE RD NO 10A 62 DEG  
30 MIN LEFT ALG R/W LI 2218 FT  
FOR POB CONTINUE SAME COURSE 206  
56/100 FT 90 DEG LEFT 715 FT 90  
See Additional Legal on Tax Roll

Recorded in Public Records 8/22/2022 1:39 PM OR Book 8844 Page 1718,  
Instrument #2022085027, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$35.50

Pam Childers  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY FLORIDA  
INST# 2022022718 3/4/2022 3:18 PM  
OFF REC BK: 8735 PG: 1006 Doc Type: QCD  
Recording \$35.50 Deed Stamps \$0.70

## Quitclaim Deed

RECORDING REQUESTED BY Patty Ann Outlaw-Wyatt

AND WHEN RECORDED MAIL TO:  
Patty Ann Outlaw-Wyatt, Grantee(s)

7705 Mobile Hwy.  
Pensacola, FLA 32526

Consideration: \$ No Consideration

Property Transfer Tax: \$ None all taxes paid for 2021 on 11/29/21 (see receipt)

Assessor's Parcel No.: 1715313401000005

PREPARED BY: William J. Wyatt certifies herein that he or she has prepared  
this Deed.

[Signature]

Signature of Preparer

12/23/21  
Date of Preparation

William Joseph (J.) Wyatt  
Printed Name of Preparer

THIS QUITCLAIM DEED, executed on \_\_\_\_\_ in the County of

Escambia, State of Florida

by Grantor(s), William J. Wyatt,

whose post office address is P.O. #40 Kimball, NE. 69145,

to Grantee(s), Patty Ann Outlaw-Wyatt

whose post office address is 7705 Mobile Hwy. Pensacola, FLA. 32526

WITNESSETH, that the said Grantor(s), William J. Wyatt,

for good consideration and for the sum of No Consideration

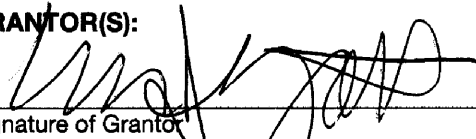
(\$ 00.00  
(zero)) paid by the said Grantee(s), the receipt whereof is hereby acknowledged,  
does hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title

BK: 8844 PG: 1719

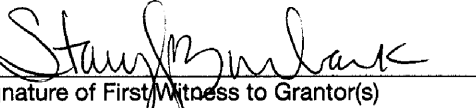
interest and claim which the said Grantor(s) have in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Escambia, State of Florida and more specifically described as set forth in EXHIBIT "A" to this Quitclaim Deed, which is attached hereto and incorporated herein by reference.

**IN WITNESS WHEREOF**, the said Grantor(s) has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in presence of:

**GRANTOR(S):**

  
Signature of Grantor

William J. Wyatt  
Print Name of Grantor

  
Signature of First Witness to Grantor(s)

Stacy J. Burback  
Print Name of First Witness to Grantor(s)

\_\_\_\_\_  
Signature of Second Grantor (if applicable)

\_\_\_\_\_  
Print Name of Second Grantor (if applicable)

  
Signature of Second Witness to Grantor(s)

Vina Bymer  
Print Name of Second Witness to Grantor(s)

**GRANTEE(S):**

\_\_\_\_\_  
Signature of Grantee

\_\_\_\_\_  
Print Name of Grantee

\_\_\_\_\_  
Signature of First Witness to Grantee(s)

\_\_\_\_\_  
Print Name of First Witness to Grantee(s)

\_\_\_\_\_  
Signature of Second Grantee (if applicable)

\_\_\_\_\_  
Print Name of Second Grantee (if applicable)

\_\_\_\_\_  
Signature of Second Witness to Grantee(s)

\_\_\_\_\_  
Print Name of Second Witness to Grantee(s)

BK: 8844 PG: 1720

## NOTARY ACKNOWLEDGMENT

State of Nebraska  
County of Kimball  
On November 23, 2021, before me, Winifred Petersen, a notary  
public in and for said state, personally appeared, William J. Hyatt

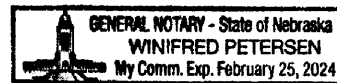
who are known to me (or proved to me on the basis of satisfactory evidence) to be the persons  
whose names are subscribed to the within instrument and acknowledged to me that they ex-  
ecuted the same in their authorized capacities, and that by their signatures on the instrument the  
persons, or the entity upon behalf of which the persons acted, executed the instrument.

**WITNESS** my hand and official seal.

Winifred Petersen  
Signature of Notary

Affiant Known ☒ Produced ID ☒

Type of ID Drivers License



(Seal)

BK: 8844 PG: 1721 Last Page

**EXHIBIT "A"****Property Description:**

7705 Mobile Highway, Pensacola, FL 32526  
Parcel ID No. 171S313401000005

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY FLORIDA, THENCE NORTH ALONG THE EAST LINE OF SAID SECTION FOR 1615.14 FEET TO THE SOUTH RIGHT OF WAY LINE STATE #10-A; THENCE 62 DEGREES 30 MINUTES LEFT ALONG SAID RIGHT OF WAY LINE FOR 2218 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID RIGHT OF WAY LINE FOR 206.56; THENCE 90 DEGREES LEFT FOR 715 FEET; THENCE 90 DEGREES LEFT FOR 284 FEET; THENCE 90 DEGREES LEFT FOR 400 FEET; THENCE 90 DEGREES LEFT FOR 78 FEET; THENCE 90 DEGREES RIGHT FOR 315 FEET TO THE RIGHT OF WAY LINE OF STATE ROAD #10-A AND THE POINT OF THE BEGINNING.

SUBJECT TO HOWEVER TO THE RESERVATION BY THE SELLERS TO THEMSELVES, THEIR SUCCESSORS AND ASSIGNS, OF AS PERPETUAL, NONEXCLUSIVE EASEMENT AND RIGHT OF WAY FOR INGRESS AND EGRESS TO THE SELLER, REMAINING PROPERTY. OVER ALONG AND UPON THE FOLLOWING DESCRIBED PORTION OF THE ABOVE DESCRIBED PROPERTY TO WIT. COMMENCE AT THE SOUTHEAST CORNER OF SECTION 17, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY FLORIDA; THENCE NORTH ALONG THE EAST LINE OF SAID SECTION FOR 1615.14 FEET TO THE SOUTH RIGHT OF WAY LINE OF STATE ROAD #10-A; THENCE 62 DEGREES 30 MINUTES LEFT ALONG SAID RIGHT OF WAY FOR 2218.00 FEET TO THE POINT OF THE BEGINNING; THENCE 90 DEGREES LEFT FOR 315.00M FEET; THENCE 90 DEGREES LEFT FOR 78.00 FEET; THENCE 90 DEGREES RIGHT FOR 400.00 FEET; THENCE 90 DEGREES RIGHT FOR 20.00 FEET; THENCE 0 DEGREES RIGHT FOR 380.00 FEET; THENCE 90 DEGREES LEFT FOR 78.00 FEET; THENCE 90 DEGREES RIGHT FOR 335.00 FEET MORE OR LESS TO THE RIGHT OF WAY LINE OF STATE ROAD #10-A; THENCE 90 DEGREES RIGHT FOR 20.00 FEET TO THE POINT OF BEGINNING.

Recorded in Public Records 8/12/2024 8:01 AM OR Book 9187 Page 121,  
Instrument #2024060765, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00

## PREPARED BY:

Name: Roger Casey

Address 225 N Ferdon Blvd

Crestview FL 32536

STATE OF FLORIDA

COUNTY OF ESCAMBIA

## NOTICE OF COMMENCEMENT

Permit Number

Parcel ID Number

#1715313401000005

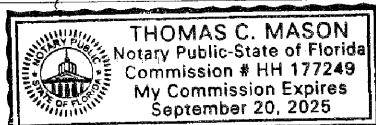
THE UNDERSIGNED hereby gives notice that improvements will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement.

1. **DESCRIPTION OF PROPERTY:** (legal description of the property, and the street address if available. Attach a separate if necessary)  
7705 MOBILE HWY PENSACOLA FL 32526-4261
2. **GENERAL DESCRIPTION OF IMPROVEMENT:** INSTALL OPTIONAL STANDBY GENERATOR
3. **OWNER INFORMATION:**  
Name and address: PATTY OUTLAW 7705 MOBILE HWY PENSACOLA FL 32526-4261  
Interest in Property: Fee Simple  
Name and address of fee simple titleholder (if other than Owner):
4. **CONTRACTOR:** Casey Electric Inc 850-682-3037  
225 N Ferdon Blvd Crestview, FL 32536-2751
5. **SURETY:**  
Name, address and phone number: N/A  
Amount of bond \$
6. **LENDER:** (name, address and phone number) N/A
7. Person within the State of Florida designated by owner upon whom notices or other documents may be served as provided by 713.13(1)(a)(7) Florida Statutes: (name, address and phone number) N/A
8. In addition to himself, owner designates \_\_\_\_\_ of \_\_\_\_\_  
receive a copy of the Lienor's Notice as provided in 713.13(1)(b), Florida Statutes.
9. Expiration date of notice of commencement (the expiration date is 1 year from the date of recording unless a different date is specified) \_\_\_\_\_

**WARNING TO OWNER:** ANY PAYMENTS MADE BY THE OWNER AFTER THE EXPIRATION OF THE NOTICE OF COMMENCEMENT ARE CONSIDERED IMPROPER PAYMENTS UNDER CHAPTER 713, PART 1, SECTION 713.13, FLORIDA STATUTES, AND CAN RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE SITE OF IMPROVEMENT BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING YOUR NOTICE OF COMMENCEMENT.

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_  
by Patty Outlaw



Personally Known

Produced Identification ☒Type of Identification Produced FL DL

SIGNATURE OF OWNER

SIGNATURE OF NOTARY PUBLIC

TYPED NAME OF NOTARY PUBLIC

Revised 10/25/23

Recorded in Public Records 5/7/2025 11:59 AM OR Book 9313 Page 1562,  
Instrument #2025032893, Pam Childers Clerk of the Circuit Court Escambia  
County, FL Recording \$10.00

<b>Form 668 (Y)(c)</b> (Rev. February 2004)	4188	Department of the Treasury - Internal Revenue Service <b>Notice of Federal Tax Lien</b>			
Area: SMALL BUSINESS/SELF EMPLOYED AREA #3 Lien Unit Phone: (800) 913-6050		Serial Number 515101925	For Optional Use by Recording Office		
<b>As provided by section 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.</b>					
Name of Taxpayer PATTY OUTLAW-WYATT (DECEASED)					
Residence 7705 MOBILE HWY PENSACOLA, FL 32526					
<b>IMPORTANT RELEASE INFORMATION:</b> For each assessment listed below, unless notice of the lien is refiled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).					
Kind of Tax (a)	Tax Period Ending (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
1040	12/31/2020	XXX-XX-5335	09/12/2022	10/12/2032	21509.46
1040	12/31/2021	XXX-XX-5335	09/25/2023	10/25/2033	7970.37
1040	12/31/2022	XXX-XX-5335	09/25/2023	10/25/2033	
1040	12/31/2022	XXX-XX-5335	09/30/2024	10/30/2034	165299.25
Place of Filing CLERK OF CIRCUIT COURT ESCAMBIA COUNTY PENSACOLA, FL 32595					Total \$ 194779.08

This notice was prepared and signed at BALTIMORE, MD, on this,  
 the 29th day of April, 2025.

Signature <i>Elvin Dean Curry</i> for N. BARRETT	Title REVENUE OFFICER 23-09-2417 (850) 475-7316
---	---

(NOTE: Certificate of officer authorized by law to take acknowledgment is not essential to the validity of Notice of Federal Tax lien  
 Rev. Rul. 71-466, 1971 - 2 C.B. 409)

Part 1 - Kept By Recording Office

Form 668(Y)(c) (Rev. 2-2004)  
 CAT. NO 60025X