



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

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: 
Signature Tax Collector or Designee

Escambia, Florida

Date April 24th, 2025

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

Part 5: Clerk of Court Certified Amounts (Lines 8-14)

8. Processing tax deed fee	
9. Certified or registered mail charge	
10. Clerk of Court advertising, notice for newspaper, and electronic auction fees	
11. Recording fee for certificate of notice	
12. Sheriff's fees	
13. Interest (see Clerk of Court Instructions, page 2)	
14. Total Paid (Lines 8-13)	
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	
16. Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign here: _____ Date of sale <u>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: 171S313401000005							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 507 VENTURA ST NORTH PORT, FL 34287							2022	\$59,554	\$249,732	\$309,286	\$288,482
Situs: 7705 MOBILE HWY 32526							Disclaimer				
Use Code: SINGLE FAMILY RESID							Tax Estimator				
Taxing Authority: COUNTY MSTU							Change of Address				
Tax Inquiry: Open Tax Inquiry Window							File for Exemption(s) Online				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector							Report Storm Damage				
Sales Data Type List:							2024 Certified Roll Exemptions				
Sale Date Book Page Value Type Multi Parcel Records							None				
12/18/2024	9246	336	\$100	OT	N		Legal Description				
12/23/2021	8844	1718	\$100	QC	N		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...				
12/23/2021	8735	1006	\$100	QC	N		Extra Features				
07/26/2019	8156	1441	\$300,000	WD	N		CARPORT				
01/31/2017	7663	1332	\$49,900	WD	N		POOL				
10/02/2013	7099	1795	\$119,500	WD	N		POOL SCREEN				
04/03/2013	6999	1682	\$100	CT	N		UTILITY BLDG				
11/2002	5019	1839	\$140,000	WD	N						
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											

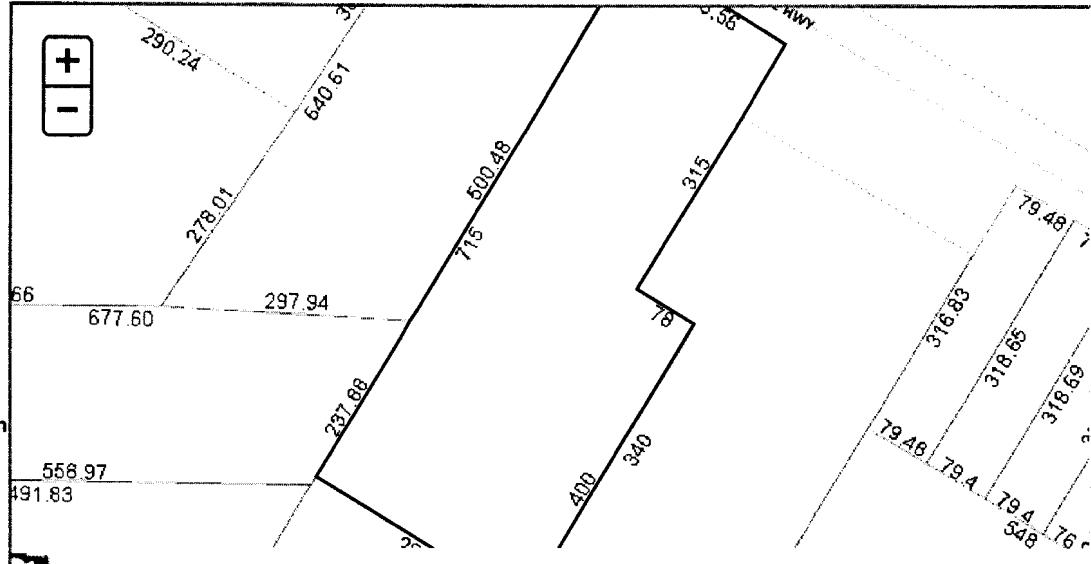
[Parcel Information](#)
[Launch Interactive Map](#)

Section
Map Id:
17-1S-31

Approx.
Acreage:
4.0615

Zoned:
MDR

Evacuation
& Flood
Information
Open
Report



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

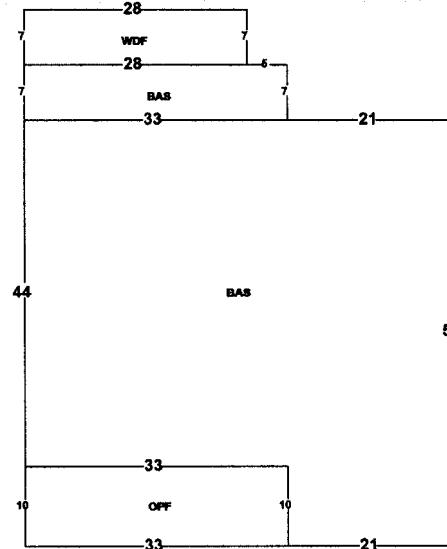
Buildings

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.

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2025036078 5/16/2025 10:36 AM
OFF REC BK: 9318 PG: 1518 Doc Type: TDN

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 CHILDEERS
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

Notify City of Pensacola, P.O. Box 12910, 32521
 Notify Escambia County, 190 Governmental Center, 32502
 Homestead for 2024 tax year.

**ESTATE 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 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 #: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.

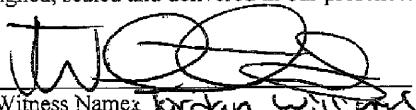
Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

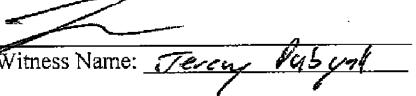
To Have and to Hold, the same in fee simple forever.

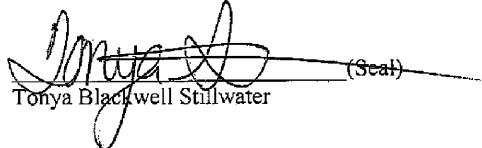
And the grantor covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims 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.

Signed, sealed and delivered in our presence:


Witness Name: Jordan Williams

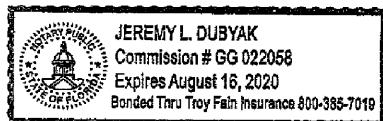

Witness Name: Jeremy Dubyak


(Seal)
Tonya Blackwell Stillwater

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 () 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: Jerry 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.

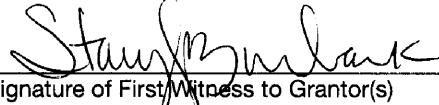
IN WITNESS WHEREOF, the said Grantor(s) has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in presence of:

GRANTOR(S):

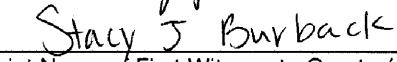
Signature of Grantor



Print Name of Grantor



Signature of First Witness to Grantor(s)



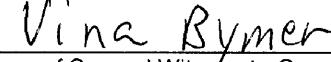
Print Name of First Witness to Grantor(s)

Signature of Second Grantor (if applicable)

Print Name of Second Grantor (if applicable)



Signature of Second Witness to Grantor(s)



Print Name of Second Witness to Grantor(s)

GRANTEE(S):

Signature of Grantee

Signature of Second Grantee (if applicable)

Print Name of Grantee

Print Name of Second Grantee (if applicable)

Signature of First Witness to Grantee(s)

Signature of Second Witness to Grantee(s)

Print Name of First Witness to Grantee(s)

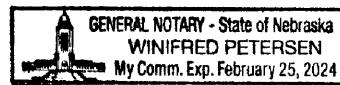
Print Name of Second Witness to Grantee(s)

BK: 8735 PG: 1008

NOTARY ACKNOWLEDGMENT

State of NebraskaCounty of FranklinOn December 23, 2021, before me, Winifred Petersen, a notary public in and for said state, personally appeared, William J. Deyett

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 executed 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 NotaryAffiant Known Produced ID Type of ID Drivers License

(Seal)

BK: 8735 PG: 1009 Last Page

Exhibit "A"

REG 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 P013 CONTINUE SAME COURSE 206

56/100 FT 90 DEG LEFT 7/5 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.

William J. Wyatt
 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) 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

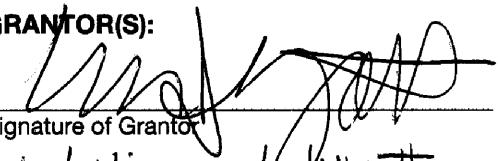
BK: 8844 PG: 1719

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



Print Name of Grantor



Signature of First Witness to Grantor(s)



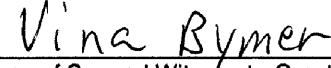
Print Name of First Witness to Grantor(s)

Signature of Second Grantor (if applicable)

Print Name of Second Grantor (if applicable)



Signature of Second Witness to Grantor(s)



Print Name of Second Witness to Grantor(s)

GRANTEE(S):

Signature of Grantee

Signature of Second Grantee (if applicable)

Print Name of Grantee

Print Name of Second Grantee (if applicable)

Signature of First Witness to Grantee(s)

Signature of Second Witness to Grantee(s)

Print Name of First Witness to Grantee(s)

Print Name of Second Witness to Grantee(s)

BK: 8844 PG: 1720

NOTARY ACKNOWLEDGMENT

State of NebraskaCounty of KearneyOn 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 executed 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 NotaryAffiant Known Produced ID Type of ID Driver's License

(Seal)

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 #171S31340100005

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 _____

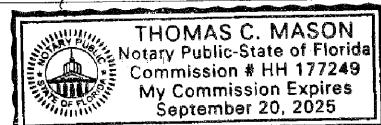
receive a copy of the Lienor's Notice as provided in 713.13(1)(b), Florida Statutes.

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 7th day of August 2024
 by Patty Outlaw



SIGNATURE OF OWNER

SIGNATURE OF NOTARY PUBLIC

Thomas C. Mason
 TYPED NAME OF NOTARY PUBLIC

Personally Known

Produced Identification

Type of Identification Produced

FL

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

Form 668 (Y)(c) <small>(Rev. February 2004)</small>	4188 Department of the Treasury - Internal Revenue Service Notice of Federal Tax Lien				
Area: SMALL BUSINESS/SELF EMPLOYED AREA #3 Lien Unit Phone: (800) 913-6050		Serial Number 515101925	For Optional Use by Recording Office		
<p>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.</p>					
Name of Taxpayer PATTY OUTLAW-WYATT (DECEASED)					
Residence 7705 MOBILE HWY PENSACOLA, FL 32526					
IMPORTANT RELEASE INFORMATION: 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 Refileing (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 <u>Elvin Dean Clegg</u> for N. BARRETT	Title REVENUE OFFICER (850) 475-7316	23-09-2417
---	--	------------

(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

**STATE OF FLORIDA
COUNTY OF ESCAMBIA**

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

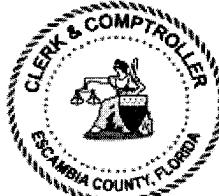
CERTIFICATE # 03990 of 2023

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:

ESTATE OF PATTY ANN OUTLAW WYATT C/O AMBER FLEMING 507 VENTURA ST NORTH PORT, FL 34287	PATTY ANN OUTLAW-WYATT 9019 WILDFLOWER DR CHEYENNE, WY 82009
ESTATE OF PATTY ANN OUTLAW-WYATT 7705 MOBILE HWY PENSACOLA, FL 32526	CHARLES TODD MASSIE 7705 MOBILE HWY PENSACOLA, FL 32526
CASEY ELECTRIC INC 225 N FERDON BLVD CRESTVIEW, FL 32536-2751	IRS COLLECTION ADVISORY GROUP 400 W BAY STREET STOP 5710 JACKSONVILLE FL 32202

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. 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

EST 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 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 CHILDEERS
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:

7705 MOBILE HWY 32526



PAM CHILDEERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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W A R N I N G

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Personal Services:

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

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

NON-ENFORCEABLE RETURN OF SERVICE 1125.61

Document Number: ECSO25CIV041027NON

Agency Number: 25-010001

Court: TAX DEED

County: ESCAMBIA

Case Number: CERT# 03990 2023

Attorney/Agent:

PAM CHILDEERS
CLERK OF COURT
TAX DEED

Plaintiff: RE: EST OF PATTY ANN OUTLAW WYATT

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 9/26/2025 at 8:46 AM and served same at 12:55 PM on 9/29/2025 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:

Ale Duda 926
A. DUDA, CPS

Service Fee: \$40.00

Receipt No: BILL

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Post Property:

7705 MOBILE HWY 32526



PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA

By:
Emily Hogg
Deputy Clerk

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TAX DEED SEARCH RESULTS:

FILE #:

CERTIFICATE #:

ACCOUNT #:

PROPERTY ADDRESS:

TITLE HOLDER:

1125.61

2023 TD 03910

09.0825.000

7105 MOBILE Hwy 32826

EST OF PATRY ANN CUTTER WYATT

INDIVIDUAL
COMPANY



ADDRESSES WHERE LETTERS MAILED:

507 HAMPTON ST 34181

01019 WILDFLOWER DR B2009

7105 MOBILE Hwy 32826

STATUS:

NO AUTH. RECP.

STATUS:

NO AUTH. RECP.

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DATE OF ADDITIONAL RESEARCH

10/14/2025

Escambia Property Appraiser Website

no new address

Escambia Tax Collector Software

no new address

Most Recent Tax Roll

no new address

Escambia Tax Deed records

no new address

Florida Corporation Search

no new address

Escambia Official Records Search

no new address

Escambia Court Records Search

no new address

Google (Truepeoplesearch.com)

no new address

NOTES:

PROBATE CASE: 2024 CP 001744

10/14/2025 12:50pm ENTRUST ATTORNEY

Mylinda Johnson (COC)

To: AJ@STICKLEYLAW.COM
Cc: SKYELAR@STICKLEYLAW.COM; Emily Hogg (COC); Shannon Suarez (COC); e
Subject: Estate of Patty Ann Outlaw Wyatt / Probate case 2024 CP 001744 / 7705 MOBILE HWY
32526

Good afternoon,

The property at 7705 Mobile Hwy is scheduled for Tax Deed auction on 11/5/2025. If property taxes are not paid by that date the property will be auctioned.

Please contact a deputy tax collector at 850-438-6500 Ext. 3324 or email ectc_deputies@escambiataxcollector.com for a payoff amount.

If you have any questions, you can email me or call me directly at 850-595-4813. Have a great day.

Mylinda



Mylinda Johnson
Operations Supervisor
850-595-4813
mjohnson@escambiaclerk.com

Office of Pam Childers
Escambia County Clerk of the Circuit Court
& Comptroller
221 S. Palafox Street, Suite 110, Pensacola, FL 32502
www.EscambiaClerk.com

*Under Florida law, written communication to or from the Escambia County Clerk's Office
may be subject to public records disclosure.*

EST OF PATTY ANN OUTLAW WYATT
[1125-61]
C/O AMBER FLEMING
507 VENTURA ST
NORTH PORT, FL 34287

9171 9690 0935 0127 1927 39

10/4 *Delayed. No Auth.
Recipient*

ESTATE OF PATTY ANN OUTLAW-
WYATT [1125-61]
7705 MOBILE HWY
PENSACOLA, FL 32526

9171 9690 0935 0127 1927 53

10/4 *Delayed.
No Auth. Recipient*

CASEY ELECTRIC INC [1125-61]
225 N FERDON BLVD
CRESTVIEW, FL 32536-2751

9171 9690 0935 0127 1925 55

Contact ✓

PATTY ANN OUTLAW-WYATT
[1125-61]
9019 WILDFLOWER DR
CHEYENNE, WY 82009

9171 9690 0935 0127 1927 46

10/6 *Delayed.
No Auth. Recipient*

CHARLES TODD MASSIE [1125-61]
7705 MOBILE HWY
PENSACOLA, FL 32526

9171 9690 0935 0127 1925 48

IRS COLLECTION ADVISORY GROUP
[1125-61]
400 W BAY STREET
STOP 5710
JACKSONVILLE FL 32202

9171 9690 0935 0127 1927 22

CERTIFIED MAIL

Pam Childers

Clerk of the Circuit Court & Comptroller

Official Records

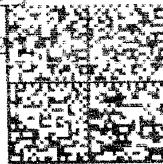
221 Palafox Place, Suite 110
Pensacola, FL 32502

CHARLES TODD MASSIE [1125-61]
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Clerk of the Circuit Court & Comptroller
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Pensacola, FL 32502

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CERTIFIED MAIL

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

PATTY ANN OUTLAW-WYATT
[1125-61]
9019 WILDFLOWER DR
CHEYENNE, WY 82009

82009-121512

5202/20/21 92058 31XIN

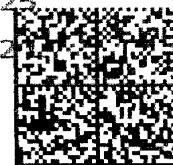
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10/01/2025 ZIP 32502
043M31219251

US POSTAGE

7591776 41
DeLeon

RETURN OF SERVICE

PERSON TO BE SERVED:

RECEIPT NUMBER: 0002339-25

EST OF PATTY ANN OUTLAW WYATT
C/O AMBER FLEMING
507 VENTURA ST
NORTH PORT FL 34287

PLAINTIFF: ESCAMBIA COUNTY
DEFENDANT: EST OF PATTY ANN OUTLAW WYATT
TYPE WRIT: TAX DEED WARNING

COURT: ESCAMBIA COUNTY
CASE #: 090825000 (1125-610)

COURT DATE: 11/05/2025
COURT TIME: 10:00 AM

Received the above-named writ on October 3, 2025, at 8:01 AM, and
SERVED / NONSERVED the same on the 15 day of October,
2025, at 9:58 AM / PM, in SARASOTA County, Florida, as follows:

INDIVIDUAL

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, to the above named person.

SUBSTITUTE

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,

to the person's spouse, to-wit:

at the person's usual place of abode with a person residing therein who is (15) years of age, or older, to-wit: _____ and informing said person of their contents.

POSTED

By posting a notice of tax deed in a conspicuous place at least 20 days prior to the date of sale, pursuant to Chapter 197.522(2)(a) of the Florida Statutes, being that the Sheriff was unable to make service as set forth under Chapter 48 of the Florida Statutes.

NOT FOUND

By returning said writ unserved for the reason that after due diligence to locate, the above named person could not be found in SARASOTA County, Florida.

MAIL TO:

ESCAMBIA COUNTY CLERK OF COURT
TAX DEEDS
221 PALAFOX PLACE SUITE 110
PENSACOLA FL 32502

KURT A. HOFFMAN, SHERIFF
SARASOTA COUNTY, FLORIDA

BY:


[] DEPUTY SHERIFF [] PROCESS SERVER


PRINT NAME

ID#

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. 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

EST 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 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

Personal Services:

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

PAM CHILDEERS
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.



Scott Lunsford, CFC • Escambia County Tax Collector

EscambiaTaxCollector.com

facebook.com/ECTaxCollector

twitter.com/escambiatc

2025

REAL ESTATE

TAXES

Notice of Ad Valorem and Non-Ad Valorem Assessments



SCAN TO PAY ONLINE

ACCOUNT NUMBER	MILLAGE CODE	ESCROW CODE	PROPERTY REFERENCE NUMBER
09-0825-000	06		171S313401000005

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

PROPERTY ADDRESS:
7705 MOBILE HWY

EXEMPTIONS:

PRIOR YEAR(S) TAXES OUTSTANDING

23/3990

AD VALOREM TAXES					
TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION AMOUNT	TAXABLE AMOUNT	TAXES LEVIED
COUNTY	6.6000	383,969	0	383,969	2,534.20
PUBLIC SCHOOLS					
BY LOCAL BOARD	2.2480	397,479	0	397,479	893.53
BY STATE LAW	3.1110	397,479	0	397,479	1,236.56
WATER MANAGEMENT	0.0207	383,969	0	383,969	7.95
SHERIFF	0.6850	383,969	0	383,969	263.02
M.S.T.U. LIBRARY	0.3590	383,969	0	383,969	137.84
ESCAMBIA CHILDRENS TRUST	0.3798	383,969	0	383,969	145.83

TOTAL MILLAGE 13.4035

AD VALOREM TAXES \$5,218.93

LEGAL DESCRIPTION	NON-AD VALOREM ASSESSMENTS		
	TAXING AUTHORITY	RATE	AMOUNT
BEG AT SE COR OF SEC N ALG ALG E LI OF SEC 1615 14/100 FT TO S R/W LI OF STATE R See Additional Legal on Tax Roll	FP FIRE PROTECTION		226.78
NON-AD VALOREM ASSESSMENTS			\$226.78

Pay online at EscambiaTaxCollector.com

Payments must be in U.S. funds drawn from a U.S. bank

COMBINED TAXES AND ASSESSMENTS \$5,445.71

If Paid By Please Pay	Nov 30, 2025 \$5,227.88	Dec 31, 2025 \$5,282.34	Jan 31, 2026 \$5,336.80	Feb 28, 2026 \$5,391.25	Mar 31, 2026 \$5,445.71
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RETAIN FOR YOUR RECORDS

2025 REAL ESTATE TAXES

DETACH HERE AND RETURN THIS PORTION WITH YOUR PAYMENT

Make checks payable to:

Scott Lunsford, CFC
Escambia County Tax Collector

P.O. BOX 1312
PENSACOLA, FL 32591

Pay online at EscambiaTaxCollector.com

Payments in U.S. funds from a U.S. bank

PAY ONLY ONE AMOUNT	
AMOUNT IF PAID BY Nov 30, 2025	5,227.88
AMOUNT IF PAID BY Dec 31, 2025	5,282.34
AMOUNT IF PAID BY Jan 31, 2026	5,336.80
AMOUNT IF PAID BY Feb 28, 2026	5,391.25
AMOUNT IF PAID BY Mar 31, 2026	5,445.71

DO NOT FOLD, STAPLE, OR MUTILATE

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

**PRIOR YEAR(S) TAXES
OUTSTANDING**



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 03990

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 09:40:42 -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=A01410C000001890CD579360064AAE, cn=Heather Tuttle
Date: 2025.10.23 09:50:58 -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**

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 EST 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 10:00 A.M. on the first Wednesday in the month of November, which is the 5th day of November 2025.

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

 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: 090825000 Certificate Number: 003990 of 2023

Date Of
Redemption

Clerk's Check Clerk's Total

Postage Tax Deed Court Registry

Payor Name

Notes

