



# 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

1225.04

## Part 1: Tax Deed Application Information

Applicant Name Applicant Address	KEYS FUNDING LLC - 8023 PO BOX 71540 PHILADELPHIA, PA 19176-1540	Application date	Apr 21, 2025
Property description	CASTILLO AMANDA & CASTILLO AMANDA CUSTODIAN FOR 10850 LILLIAN HWY PENSACOLA, FL 32506 10850 LILLIAN HWY 09-3931-000 BEG AT SE COR OF LT 4 N ALG E LI OF LT 1106 70/100 FT TO PT ON S R/W LI HERRON VILLA PL (66 FT R/W) (Full legal attached.)	Certificate #	2023 / 4420
		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)
# 2023/4420	06/01/2023	1,120.28	144.94	1,265.22
→ Part 2: Total*				1,265.22

## 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)
# 2024/4531	06/01/2024	1,175.91	6.25	86.23	1,268.39
Part 3: Total*					1,268.39

## 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)	2,533.61
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,111.11
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)	4,019.72

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  
Date April 24th, 2025  
Signature, Tax Collector or Designee

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>12/03/2025</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 LT 4 N ALG E LI OF LT 1106 70/100 FT TO PT ON S R/W LI HERRON VILLA PL (66 FT R/W) FOR POB W ALG S R/W LI 183 20/100 FT SLY DEFLECTING AT AN ANG 92 DEG 39 MIN 53 SEC LEFT 154 87/100 FT W DEFLECTING AT AN ANG 92 DEG 39 MIN 53 SEC RT 16 FT S AT RT ANG 34 50/100 FT ELY DEFLECTING AT AN ANG 92 DEG 20 MIN 0 SEC LEFT 169 20/100 FT TO WLY R/W LI LILLIAN HWY (US HWY 98 66 FT R/W) NELY DEFLECTING AT AN ANG 67 DEG 53 MIN 37 SEC LEFT ALG WLY R/W LI LILLIAN HWY 193 74/100 FT W DEFLECTING AT AN ANG 109 DEG 46 MIN 23 SEC LEFT 42 60/100 FT TO POB OR 7490 P 1365

# APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512  
R. 12/16

Application Number: 2500323

To: Tax Collector of ESCAMBIA COUNTY, Florida

I,

KEYS FUNDING LLC - 8023

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
09-3931-000	2023/4420	06-01-2023	BEG AT SE COR OF LT 4 N ALG E LI OF LT 1106 70/100 FT TO PT ON S R/W LI HERRON VILLA PL (66 FT R/W) FOR POB W ALG S R/W LI 183 20/100 FT SLY DEFLECTING AT AN ANG 92 DEG 39 MIN 53 SEC LEFT 154 87/100 FT W DEFLECTING AT AN ANG 92 DEG 39 MIN 53 SEC RT 16 FT S AT RT ANG 34 50/100 FT ELY DEFLECTING AT AN ANG 92 DEG 20 MIN 0 SEC LEFT 169 20/100 FT TO WLY R/W LI LILLIAN HWY (US HWY 98 66 FT R/W) NELY DEFLECTING AT AN ANG 67 DEG 53 MIN 37 SEC LEFT ALG WLY R/W LI LILLIAN HWY 193 74/100 FT W DEFLECTING AT AN ANG 109 DEG 46 MIN 23 SEC LEFT 42 60/100 FT TO POB OR 7490 P 1365

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 - 8023

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](#)

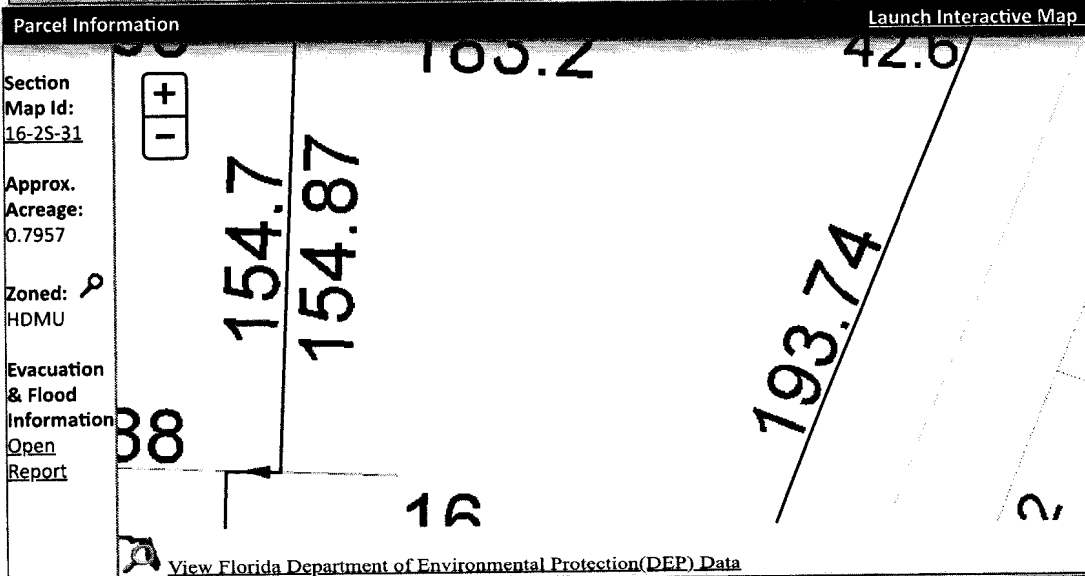
← Nav. Mode ☒ Account ☐ Parcel ID →

[Printer Friendly Version](#)

General Information		Assessments				
Parcel ID:	162S314002000007	Year	Land	Imprv	Total	Cap Val
Account:	093931000	2024	\$32,400	\$42,936	\$75,336	\$72,745
Owners:	CASTILLO AMANDA & CASTILLO AMANDA CUSTODIAN FOR CASTILLO JAMES III	2023	\$32,400	\$40,975	\$73,375	\$66,132
Mail:	10850 LILLIAN HWY PENSACOLA, FL 32506	2022	\$32,400	\$38,782	\$71,182	\$60,120
Situs:	10850 LILLIAN HWY 32506	Disclaimer				
Use Code:	SINGLE FAMILY RESID	Tax Estimator				
Taxing Authority:	COUNTY MSTU	Change of Address				
Tax Inquiry:	<a href="#">Open Tax Inquiry Window</a>	File for Exemption(s) Online				
Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector		Report Storm Damage				

Sales Data Type List:						
Sale Date	Book	Page	Value	Type	Multi Parcel	Records
03/01/2016	7490	1365	\$43,300	WD	N	
12/17/2015	7453	1925	\$34,100	WD	N	
02/2007	6099	616	\$139,000	WD	N	
04/2005	5635	1451	\$122,500	WD	N	
03/2001	4682	43	\$80,000	WD	N	
07/1987	2423	864	\$55,000	WD	N	
Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller						

2024 Certified Roll Exemptions
None
Legal Description
BEG AT SE COR OF LT 4 N ALG E LI OF LT 1106 70/100 FT TO PT ON S R/W LI HERRON VILLA PL (66 FT R/W) FOR POB W ALG S...
Extra Features
FRAME GARAGE UTILITY BLDG



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

Buildings

Address: 10850 LILLIAN HWY, Improvement Type: SINGLE FAMILY, Year Built: 1976, Effective Year: 1976, PA Building ID#: 104349

DECOR/MILLWORK-AVERAGE  
DWELLING UNITS-1  
EXTERIOR WALL-CONCRETE BLOCK  
EXTERIOR WALL-SIDING-SHT.AVG.  
FLOOR COVER-CARPET  
FOUNDATION-SLAB ON GRADE  
HEAT/AIR-CENTRAL H/AC  
INTERIOR WALL-DRYWALL-PLASTER  
NO. PLUMBING FIXTURES-6  
NO. STORIES-1  
ROOF COVER-COMPOSITION SHG  
ROOF FRAMING-GABLE  
STORY HEIGHT-0  
STRUCTURAL FRAME-MASONRY PIL/STL

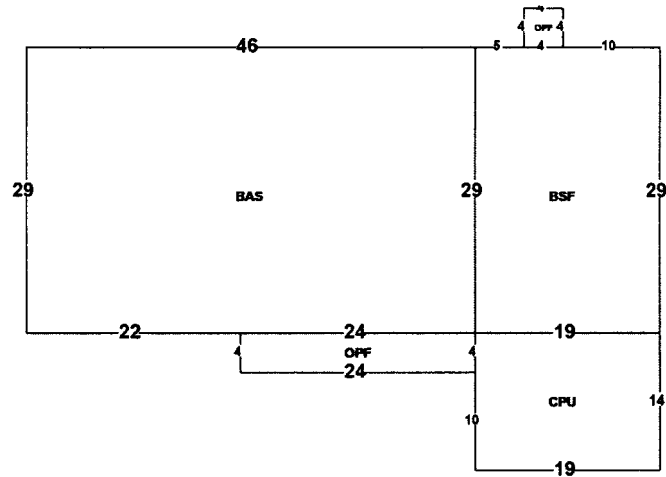
Areas - 2263 Total SF

BASE AREA - 1334

BASE SEMI FIN - 551

CARPORT UNF - 266

OPEN PORCH FIN - 112



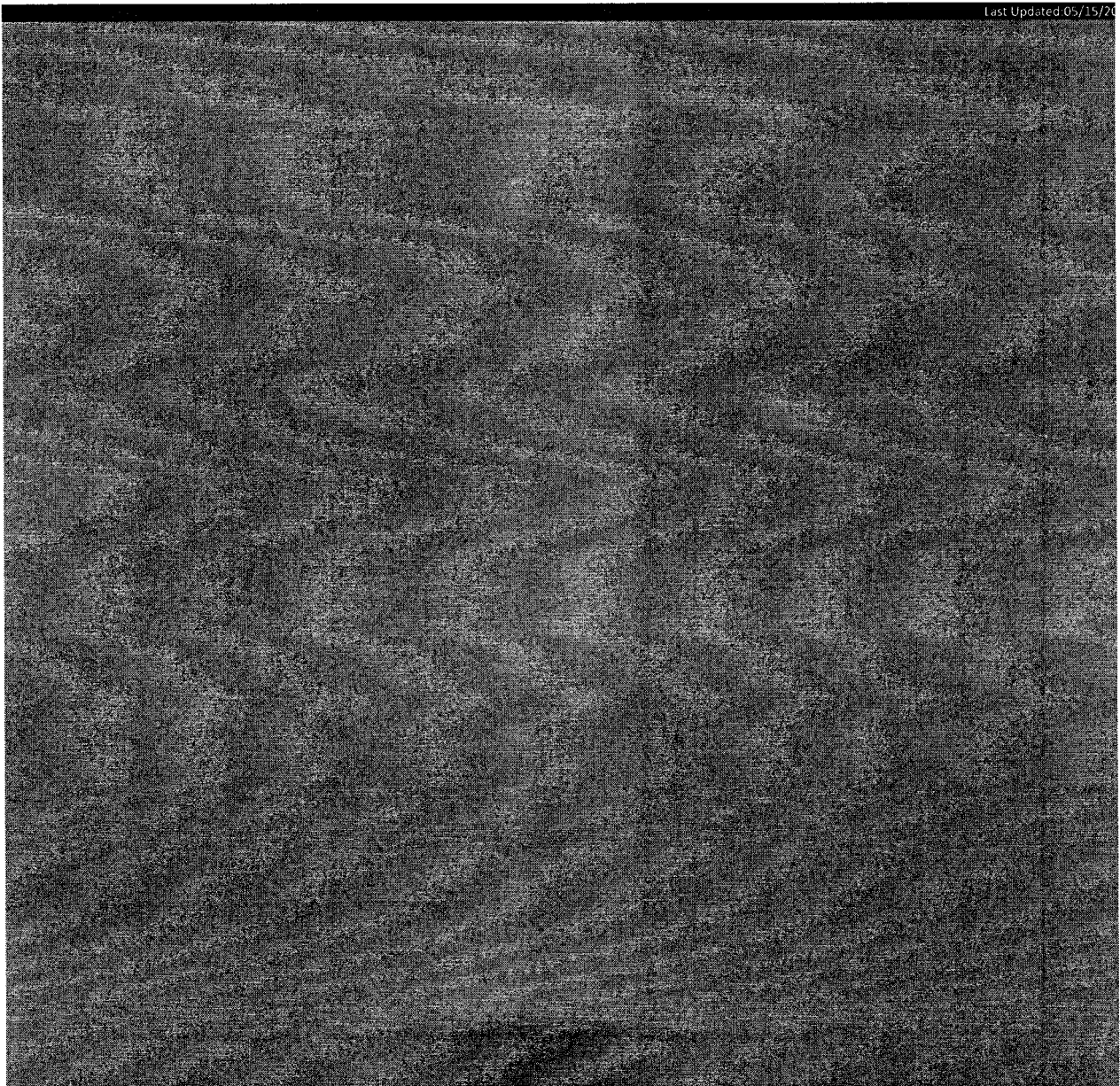
Images



12/13/2023 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: 05/15/20



## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** holder of **Tax Certificate No. 04420**, 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 LT 4 N ALG E LI OF LT 1106 70/100 FT TO PT ON S R/W LI HERRON VILLA PL (66 FT R/W) FOR POB W ALG S R/W LI 183 20/100 FT SLY DEFLECTING AT AN ANG 92 DEG 39 MIN 53 SEC LEFT 154 87/100 FT W DEFLECTING AT AN ANG 92 DEG 39 MIN 53 SEC RT 16 FT S AT RT ANG 34 50/100 FT ELY DEFLECTING AT AN ANG 92 DEG 20 MIN 0 SEC LEFT 169 20/100 FT TO WLY R/W LI LILLIAN HWY (US HWY 98 66 FT R/W) NELY DEFLECTING AT AN ANG 67 DEG 53 MIN 37 SEC LEFT ALG WLY R/W LI LILLIAN HWY 193 74/100 FT W DEFLECTING AT AN ANG 109 DEG 46 MIN 23 SEC LEFT 42 60/100 FT TO POB OR 7490 P 1365**

**SECTION 16, TOWNSHIP 2 S, RANGE 31 W**

**TAX ACCOUNT NUMBER 093931000 (1225-04)**

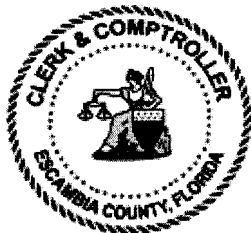
The assessment of the said property under the said certificate issued was in the name of

**AMANDA CASTILLO and AMANDA CASTILLO CUSTODIAN and JAMES CASTILLO III**

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 December, which is the **3rd day of December 2025**.

Dated this 22nd 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