

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

125.32

							J-313
Part 1: Tax Deed	Application Info	mation				AND MILES	
Applicant Name Applicant Address	KEYS FUNDING LI PO BOX 71540 PHILADELPHIA, PA		1540		Application date		Apr 21, 2025
Property description	SANTOS FRANK F SANTOS SANDRA 3035 BARONNE S	JR & G TRUST T			Certificate #		2023 / 4970
	PENSACOLA, FL 32526 3035 BARONNE ST 10-1532-281 BEG AT NE COR OF LT 8 BLK B N 14 DEG W 12 FT TO POB CONT SAME COURSE 75 FT S 76 DEG W 165 FT S 14 AL (Full legal attached.)			Date certificate issued		06/01/2023	
Part 2: Certificat	es Owned by App	licant an	d Filed w	ith Tax Deed	Applic	ation	
Column 1 Certificate Numbe	Colum er Date of Certifi			olumn 3 ount of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2023/4970	06/01/2	2023 622.20 31.11		653.31			
						→Part 2: Total*	653.31
Part 3: Other Cei	rtificates Redeem	ed by Ap	plicant (C	ther than Co	unty)		
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Face A	umn 3 mount of Certificate	nount of Tay Collector's Fee		Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2024/5079	06/01/2024		2,282.61	.61 (156.93	2,445.79
				,		Part 3: Total*	2,445.79
Part 4: Tax Colle	ector Certified Am	iounts (L	ines 1-7)				
Cost of all certi	ificates in applicant's	possessio	n and othe			by applicant Parts 2 + 3 above	3,099.10
2. Delinquent taxe	es paid by the applic	ant					0.00
3. Current taxes p	paid by the applicant						2,154.63
4. Property inform	nation report fee						200.00
5. Tax deed appli	cation fee						175.00
6. Interest accrue	ed by tax collector und	der s.197.5	42, F.S. (s	ee Tax Collecto	r Instru	ctions, page 2)	0.00
7.					Tota	I Paid (Lines 1-6)	5,628.73
· · · · · · · · · · · · · · · · · · ·	nformation is true and				y inform	ation report fee, a	nd tax collector's fees
2						Escambia, Florid	la
Sign here: Signa	ature, Tak Collector or Des	ignee			Da	te <u>April 24th, 2</u>	2025_

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

Par	t 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 t	Signature, Clerk of Court or Designee Date of sale 12/03/2	025

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 NE COR OF LT 8 BLK B N 14 DEG W 12 FT TO POB CONT SAME COURSE 75 FT S 76 DEG W 165 FT S 14 ALG E 75 FT N 76 DEG E 165 FT TO POB PART OF LT 7 BLK B 1ST ADDN BAYOU MARCUS HTS PB 6 P 61 OR 1221 P 591 OR 6690 P 1303 OR 6798 P 53

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

Application Number: 2500233

To: Tax Collector of ES	CAMBIA COUNTY	_, Florida	
I, KEYS FUNDING LLC - 6023 PO BOX 71540 PHILADELPHIA, PA 19176- hold the listed tax certificate	•	e same to the Tax	Collector and make tax deed application thereon:
Account Number	Certificate No.	Date 4	Legal Description
10-1532-281	2023/4970	06-01-2023	BEG AT NE COR OF LT 8 BLK B N 14 DEG W 12 FT TO POB CONT SAME COURSE 75 FT S 76 DEG W 165 FT S 14 ALG E 75 FT N 76 DEG E 165 FT TO POB PART OF LT 7 BLK B 1ST ADDN BAYOU MARCUS HTS PB 6 P 61 OR 1221 P 591 OR 6690 P 1303 OR 6798 P 53
 pay all delinquent pay all Tax Collection Sheriff's costs, if a Attached is the tax sale cer 	nding tax certificates plus and omitted taxes, plus intor's fees, property informationable. It if it is applicated on which this applicate in the interest in	nterest covering th ation report costs, (
which are in my possession	1.		
Electronic signature on file KEYS FUNDING LLC - 60 PO BOX 71540 PHILADELPHIA, PA 19	023		<u>04-21-2025</u> Application Date
Applic	ant's signature		



Gary "Bubba" Peters

Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

<u>Back</u>

Printer Friendly Version

General Infori	mation	Ass
Parcel ID:	3725311309070002	Yea
Account:	101532281	202
Owners:	SANTOS FRANK F JR &	202
	SANTOS SANDRA G TRUSTEES FOR SANTOS LIVING TRUST 11/09/2010	202
Mail:	C/O REAGHAN SATURLEY 3035 BARONNE ST PENSACOLA, FL 32526	
Situs:	3035 BARONNE ST 32526	
Use Code:	SINGLE FAMILY RESID 🔑	
Taxing Authority:	COUNTY MSTU	
Tax Inquiry:	Open Tax Inquiry Window	

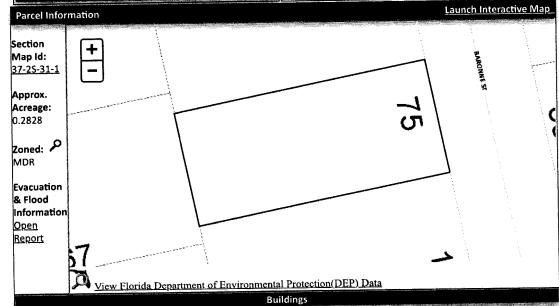
Assessi	nents			
Year	Land	Imprv	Total	Cap Val
2024	\$18,200	\$133,850	\$152,050	\$152,050
2023	\$18,200	\$126,780	\$144,980	\$144,980
2022	\$11,760	\$114,931	\$126,691	\$75,750
		Disclaime	er	
		Tax Estima	tor	
	C	hange of Ac	ldress	
	File fo	r Exemptio	n(s) Online	
<u></u>	Re	port Storm	Damage	
l				

Sales Data Type List: Sale Date Book Page Value Type Multi Parcel Records 12/30/2024 9258 633 \$100 TR N \$ 04/04/2011 6798 53 \$100 WD N \$ 11/09/2010 6690 1303 \$100 WD N \$ 01/1972 655 22 \$18,000 WD N \$ 01/1971 571 565 \$6,600 WD Y \$ Official Records Inquiry courtesy of Pam Childers

Legal Description
BEG AT NE COR OF LT 8 BLK B N 14 DEG W 12 FT TO POB
CONT SAME COURSE 75 FT S 76 DEG W 165 FT S 14 ALG E
75 FT N 76...

Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller Extra Features
CARPORT
UTILITY BLDG

2024 Certified Roll Exemptions



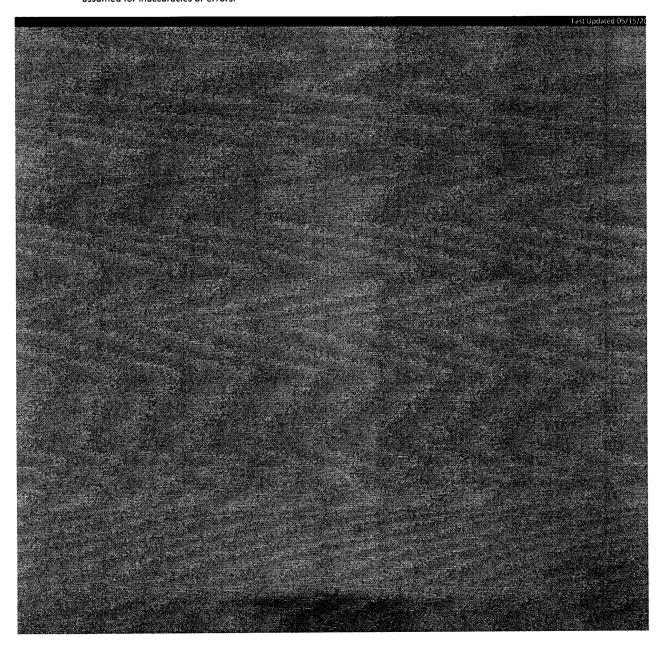
Address:3035 BARONNE ST, Improvement Type: SINGLE FAMILY, Year Built: 1972, Effective Year: 1972, PA Building ID#:

DECOR/MILLWORK-AVERAGE **DWELLING UNITS-1 EXTERIOR WALL-BRICK-FACE/VENEER EXTERIOR WALL-SIDING-SHT.AVG. FLOOR COVER-CARPET FOUNDATION-SLAB ON GRADE HEAT/AIR-**CENTRAL H/AC **INTERIOR WALL-DRYWALL-PLASTER** NO. PLUMBING FIXTURES-5 NO. STORIES-1 **ROOF COVER-COMPOSITION SHG ROOF FRAMING-***GABLE* STORY HEIGHT-0 STRUCTURAL FRAME-WOOD FRAME Areas - 2176 Total SF BASE AREA - 1248 BASE SEMI FIN - 480 **OPEN PORCH FIN - 88 SCRN PORCH UNF - 360**



7/22/2021 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# 2025038229 5/23/2025 9:50 AM
OFF REC BK: 9322 PG: 462 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That KEYS FUNDING LLC holder of Tax Certificate No. 04970, 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 NE COR OF LT 8 BLK B N 14 DEG W 12 FT TO POB CONT SAME COURSE 75 FT S 76 DEG W 165 FT S 14 ALG E 75 FT N 76 DEG E 165 FT TO POB PART OF LT 7 BLK B 1ST ADDN BAYOU MARCUS HTS PB 6 P 61 OR 1221 P 591 OR 6690 P 1303 OR 6798 P 53

SECTION 37, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 101532281 (1225-32)

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

FRANK F SANTOS JR TRUSTEE FOR SANTOS LIVING TRUST and SANDRA G SANTOS TRUSTEE FOR SANTOS LIVING TRUST

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.

COMP ROLL

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 ATTACHE	D REPORT IS ISSUED TO:			
SCOTT LUNSFO	ORD, ESCAMBIA COUNTY TAX	COLLECTOR		
TAX ACCOUNT	#: 10-1532-281	CERTIFICATE #: _	2023-4970)
REPORT IS LIM	S NOT TITLE INSURANCE. THE ITED TO THE PERSON(S) EXPR REPORT AS THE RECIPIENT(S)	ESSLY IDENTIFIED E	BY NAME IN THE I	PROPERTY
listing of the owner tax information ar	ort prepared in accordance with the er(s) of record of the land described a listing and copies of all open ocorded in the Official Record Books on page 2 herein.	I herein together with cur unsatisfied leases, mor	rrent and delinquent tgages, judgments ar	ad valorem
and mineral or an	Ibject to: Current year taxes; taxes y subsurface rights of any kind or n verlaps, boundary line disputes.			
	not insure or guarantee the validity insurance policy, an opinion of title			
Use of the term "I	Report" herein refers to the Property	y Information Report an	d the documents atta	iched hereto.
Period Searched:	September 11, 2005 to and includ	ing September 11, 2025	S Abstractor:	Andrew Hunt
BY				
malf	the l			

Michael A. Campbell, As President

Dated: September 12, 2025

PROPERTY INFORMATION REPORT

CONTINUATION PAGE

September 12, 2025

Tax Account #: 10-1532-281

- 1. The Grantee(s) of the last deed(s) of record is/are: REAGHAN SATURLEY A/K/A REAGAN A SHAW
 - By Virtue of Warranty Deed recorded 1/16/2025 in OR 9258/633
- 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. Judgment in favor of Florida State Employees Federal Credit Union recorded 8/20/2014 OR 7214/188
- 4. Taxes:

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

Tax Account #: 10-1532-281 Assessed Value: \$152,599.00

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

CERTIFICA	TION.	PROPE	RTV IN	FORMATION	J REPORT	FOR TDA
CENTITION		INVIE		UNMALIO		TUNIDA

TAX I	DEED S	SALE DATE:	DEC 3, 2025
TAX A	ACCOU	UNT #:	10-1532-281
CERTIFICATE #: 2023-4970		2023-4970	
those	persons	s, firms, and/or age	522, Florida Statutes, the following is a list of names and addresses of encies having legal interest in or claim against the above-described tax sale certificate is being submitted as proper notification of tax deed
YES	NO 		nsacola, P.O. Box 12910, 32521 County, 190 Governmental Center, 32502 2024 tax year.

REAGHAN SATURLEY
A/K/A REAGAN A SHAW
FRANK F SANTOS JR AND
SANDRA G SANTOS TRUSTEES FOR
SANTOS LIVING TRUST 11/09/2010
3035 BARONNE ST
PENSACOLA, FL 32526

FLORIDA STATE EMPLOYEES FEDERAL CREDIT UNION PO BOX 11003 PENSACOLA, FL 32524

REAGHAN SHAW 4017 THOMAS ST PACE, FL 32571

Certified and delivered to Escambia County Tax Collector, this 12th day of September 2025.

PERDIDO TITLE SOLUTIONS, A DIVISION OF PERDIDO TITLE & ABSTRACT, INC.

BY: Michael A. Campbell, As Its President

Malphel

NOTE: The above-mentioned addresses are based upon current information available, but addresses are not guaranteed to be true or correct.

PROPERTY INFORMATION REPORT

September 12, 2025 Tax Account #:10-1532-281

LEGAL DESCRIPTION EXHIBIT "A"

BEG AT NE COR OF LT 8 BLK B N 14 DEG W 12 FT TO POB CONT SAME COURSE 75 FT S 76 DEG W 165 FT S 14 ALG E 75 FT N 76 DEG E 165 FT TO POB PART OF LT 7 BLK B 1ST ADDN BAYOU MARCUS HTS PB 6 P 61 OR 1221 P 591 OR 6690 P 1303 OR 6798 P 53

SECTION 37, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 10-1532-281(1225-32)

Recorded in Public Records 1/16/2025 1:49 PM OR Book 9258 Page 633, Instrument #2025004548, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$44.00 Deed Stamps \$0.70

TRUSTEE'S WARRANTY DEED

THIS TRUSTEE'S WARRANTY DEED, made and entered into this ______ day of _______, 202\footnote{100} by and between REAGHAN SATURLEY (also known as REAGHAN A. SHAW) and CLIFFORD D. STRIPLING, the duly constituted and appointed Trustees of the SANTOS LIVING TRUST dated November 9, 2010, GRANTOR, and

REAGHAN SATURLEY (also known as REAGAN A. SHAW) as Grantee,

WITNESSETH:

WHEREAS, FRANK F. SANTOS and SANDRA G. SANTOS created the SANTOS LIVING TRUST on November 9, 2010; and,

WHEREAS, after the creation of the SANTOS LIVING TRUST on November 9, 2010, FRANK F. SANTOS and SANDRA G. SANTOS transferred the below described real property located in Escambia, Florida to the SANTOS LIVING TRUST dated November 9, 2010:

That portion of Lot 7, Block "B", First Addition to Bayou Marcus Heights Subdivision, recorded in Plat Book 6 at Page 61 of the public records of Escambia County, Florida; commencing at the Northeast corner of Lot 8, Block "B", of said subdivision; thence North 14'00' West, a distance of 12 feet to the Point of Beginning; continue on the same course a distance of 75 feet; thence South 76° 00' West, a distance of 165 feet; thence South 14° 00' East, 75 feet; thence North 76° 00' East, 165 feet to the Point of Beginning.

WHEREAS, under the terms of said SANTOS LIVING TRUST dated November 9, 2010, upon the death of both FRANK F. SANTOS and SANDRA G. SANTOS, the successor trustees of said SANTOS LIVING TRUST dated November 9, 2010 are REAGHAN SATURLEY AND CLIFFORD D. STRIPLING; and

WHEREAS, FRANK F. SANTOS died on November 25, 2020; and

WHEREAS, SANDRA G. SANTOS died on June 12, 2022; and

and.

WHEREAS, under the terms of the SANTOS LIVING TRUST dated November 9, 2010, REAGHAN SATURLEY AND CLIFFORD D. STRIPLING are the duly appointed and constituted Trustees of the SANTOS LIVING TRUST dated November 9, 2010; and

BK: 9258 PG: 634

WHEREAS, under the terms of the SANTOS LIVING TRUST dated November 9, 2010, REAGHAN SATURLEY AND CLIFFORD D. STRIPLING are authorized and empowered to sell, transfer or otherwise dispose of any and all real property owned in the name of the SANTOS LIVING TRUST dated November 9, 2010; and

WHEREAS SAID SANTOS LIVING TRUST dated November 9, 2010 is in full effect and force.

NOW, THEREFORE, in consideration of the foregoing and in further consideration of the sum of TEN DOLLARS (\$10.00) and other valuable considerations, receipt of which is hereby acknowledged, GRANTOR does hereby WARRANT to the GRANTEE that the GRANTOR is fully possessed of the subject property and that the GRANTOR has full and complete ownership, in FEE SIMPLE, to the subject property;

FURTHER, GRANTOR hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee (and their heirs and assigns), the following described land situated and lying and being in the County of ESCAMBIA, State of FLORIDA, to wit:

That portion of Lot 7, Block "B", First Addition to Bayou Marcus Heights Subdivision, recorded in Plat Book 6 at Page 61 of the public records of Escambia County, Florida; commencing at the Northeast corner of Lot 8, Block "B", of said subdivision; thence North 14"00' West, a distance of 12 feet to the Point of Beginning; continue on the same course a distance of 75 feet; thence South 76" 00' West, a distance of 165 feet; thence South 14" 00' East, 75 feet; thence North 76" 00' East, 165 feet to the Point of Beginning.

together with all of the appurtenances thereunto belonging or in anywise appertaining. TO HAVE AN TO HOLD, the same to the said Grantee, and Grantee's heirs and assigns, in FEE SIMPLE.

THIS CONVEYANCE IS MADE SUBJECT TO all easements, setback line requirements, reservations, liens, encumbrances and restrictions, including but not limited to any Vendors Lien(s), which are of public record in the Office of the Judge of Probate of county in which said property is located.

THE PREPARER OF THIS INSTRUMENT HAS NOT REVIEWED THE STATUS OF THE TITLE TO THIS PROPERTY AND HAS ACTED SOLELY AS DIRECTED BY THE GRANTOR. THE PREPARER DID NOT DRAFT, OR IN ANY WAY FORM, DRAFT, PREPARE OR OTHERWISE FORMULATE THE LEGAL DESCRIPTIONS CONTAINED HEREIN. Anyone planning to rely upon this deed should review the appropriate legal descriptions as are on file in the records of the Judge of Probate of the county where the property is located.

BK: 9258 PG: 635

IN WITNESS WHEREOF, the Grantor executed this Deed this 30 day of December, 2014.
REAGHAN SATURLEY Trustee of the SANTOS LIVING TRUST dated November 9, 2010 GRANTOR
WITNESS Print Name of Witness: Brodie Schwedter Address of Witness: (0447 APTAlouser Que
Milhon, FL 32570
STATE OF Florida COUNTY OF Escamba Notary Public State of Florida Holly Clark My Commission HH 214822 Exp. 1/10/2026
The foregoing Trustee's Warranty Deed was acknowledged before me, this 30 day of December, 2023 by REAGHAN SATURLEY (as trustee) the duly constituted and appointed Trustee of the SANTOS LIVING TRUST, who has produced her drivers' license as identification. Said Trustee's Warranty Deed was executed before the above named witnesses broke Schwelter and Interest for the description of identity), who also executed this Trustee's Warranty Deed in my presence and in the presence of the Grantor.
Notary Public State of Florida Holly Clark My Commission Expires: 01/10/2026

BK: 9258 PG: 636

IN WITNESS WHEREOF, the Grantor executed this Deed this 30 day of December, 20 24 .
CLIFFORD D. STRIPLING Trustee of the SANTOS LIVING TRUST dated November 9, 2010 GRANTOR
WITNESS Print Name of Witness: Boodie Schweitze Address of Witness: (0447 Affaloesa owl M1 Jan FL 32570
Anthop Johnson WITNESS Print Name of Witness: Anthony Jefferson Address of Witness: 6447 appaloosa ave. Wilton, Fl 3570
STATE OF Florida
COUNTY OF ESCAMBIA
The foregoing Trustee's Warranty Deed was acknowledged before me, this 20 day of December, 2023 by CLIFFORD D. STRIPLING (as trustee) the duly constituted and appointed Trustee of the SANTOS LIVING TRUST, who has produced his drivers' license as identification. Said Trustee's Warranty Deed was executed before the above named witnesses Some Schwertzer and Anthony Johnson (both of whom are known to me or who produced valid photo identification as proof of identity), who also executed this Trustee's Warranty Deed in my presence and in the
presence of the Grantor.
Notary Public State of Florida Holly Clark My Commission My commission expires: 0/10/2026

BK: 9258 PG: 637 Last Page

IN WITNESS WHEREOF, the Grantees executed this Deed this 3 day or
<u>December</u> , 2024
Lag la Solyaley
GRANTEE GRANTEE
WITNESS
Print Name of Witness: Broke Schweltzer Address of Witness:
_ (0447 affelousa ave_
milton, FL 82570
Jahry off are
Print Name of Witness: Anthony Jesteson
Address of Witness:
6447 appaloesa ave.
Milton, FC 32570
STATE OF Flocida
COUNTY OF Escambia
The foregoing Trustee's Warranty Deed was acknowledged before me, this day of
December, 2024 by REAGHAN SATURLEY, GRANTEE, who has produced he driver's license as identification. Said Trustee's Warranty Deed was executed before the
above named witnesses Broke Schwelter and Anthony felforen
(both of whom are known to me or who produced valid photo identification as proof of
identity), who also executed this Trustee's Warranty Deed in my presence and in the
presence of the Grantee.
Herely Clan
Notary Public Notary Public State of Florida Holly Clark
My commission expires: 01/10/2026 My Commission HH 214822 Exp. 1/10/2026
PREPARED BY:
Amanda J. Miller
Attorney at Law Ryan, Hicks, Cumpton & Cumpton, LLP
3523 Montlimar Plaza Drive

Mobile, Alabama 36609

Recorded in Public Records 08/20/2014 at 03:32 PM OR Book 7214 Page 188, Instrument #2014060410, Pam Childers Clerk of the Circuit Court Escambia County, FL

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

FLORIDA STATE EMPLOYEES FEDERAL CREDIT UNION P O BOX 11003 PENSACOLA, FL 32524

PLAINTIFF,

CASE NO: 2014 SC 002025

DIVISION: V

REAGHAN SHAW 4017 THOMAS ST PACE, FL 32571

Vs.

DEFENDANT,

FINAL JUDGMENT AGAINST REAGHAN SHAW

THIS CAUSE having come before the Court, and the Court being fully advised in the premises, it is therefore

ORDERED AND ADJUDGED that the Plaintiff FLORIDA STATE EMPLOYEES FEDERAL CREDIT UNION hereby recovers from the Defendant REAGHAN SHAW the sum of \$3,503.68, plus prejudgment interest of \$0.00 and costs of \$355.00 for a total of \$3,858.68 that shall bear interest at the rate of 4.75% per annum, for which let execution issue.

DONE AND ORDERED in open court/chambers in Pensacola, Escambia County, Florida this 20 day of AUGUST, 2014.

√Copies to:

FLORIDA STATE EMPLOYEES FEDERAL CREDIT UNION REAGHAN SHAW

(CCFNLJDGMT #28399)

Y JUDGE

STATE OF FLORIDA COUNTY OF ESCAMBIA

CERTIFICATE OF NOTICE OF MAILING NOTICE OF APPLICATION FOR TAX DEED

CERTIFICATE # 04970 of 2023

I, PAM CHILDERS, CLERK OF THE CIRCUIT COURT OF ESCAMBIA COUNTY, FLORIDA, do hereby certify that I did on October 16, 2025, mail a copy of the foregoing Notice of Application for Tax Deed, addressed to:

FRANK F SANTOS JR TRUSTEE FOR SANTOS LIVING TRUST	SANDRA G SANTOS TRUSTEE FOR SANTOS LIVING TRUST
C/O REAGHAN SATURLEY	C/O REAGHAN SATURLEY
3035 BARONNE ST	3035 BARONNE ST
PENSACOLA, FL 32526	PENSACOLA, FL 32526

REAGHAN SHAW FLORIDA STATE EMPLOYEES FEDERAL CREDIT UNION 4017 THOMAS ST PO BOX 11003
PACE FL 32571 PENSACOLA FL 32524

WITNESS my official seal this 16th day of October 2025.

COMPTROLLS

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By:

Emily Hogg Deputy Clerk

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 December 3, 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. 04970, 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 NE COR OF LT 8 BLK B N 14 DEG W 12 FT TO POB CONT SAME COURSE 75 FT S 76 DEG W 165 FT S 14 ALG E 75 FT N 76 DEG E 165 FT TO POB PART OF LT 7 BLK B 1ST ADDN BAYOU MARCUS HTS PB 6 P 61 OR 1221 P 591 OR 6690 P 1303 OR 6798 P 53

SECTION 37, TOWNSHIP 2 S, RANGE 31 W

TAX ACCOUNT NUMBER 101532281 (1225-32)

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

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

Dated this 17th day of October 2025.

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ST COUNTRAD

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk

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Post Property:

3035 BARONNE ST 32526



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Personal Services:

FRANK F SANTOS JR TRUSTEE FOR SANTOS LIVING TRUST

C/O REAGHAN SATURLEY 3035 BARONNE ST

PENSACOLA, FL 32526

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PENSACOLA, FL 32526

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ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

Document Number: ECSO25CIV046733NON

Agency Number: 26-000716

122532

Court: TAX DEED County: ESCAMBIA

Case Number: CERT NO# 04970 2023

Attorney/Agent: PAM CHILDERS **CLERK OF COURT** TAX DEED

Plaintiff:

RE: FRANK F SANTOS JR TRUSTEE FOR SANTOS LIVING TRUST AND SANDRA G SANTOS TRUSTEE

FOR SANTOS LIVING TRUST

Defendant:

Type of Process: WARNING/NOTICE OF APPLICATION FOR TAX DEED

Substitute

Received this Writ on 10/24/2025 at 8:32 AM and served same on FRANK F SANTOS JR TRUSTEE FOR SANTOS LIVING TRUST, in ESCAMBIA COUNTY, FLORIDA, at 8:32 AM on 10/28/2025 by leaving 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, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: REAGHAN SATURLEY, TRUSTEE, as a member of the household and informing said person of their contents.

> CHIP W SIMMONS, SHERIFF ESCAMBIA COUNTY, FLORIDA

A. DUDA, CPS

Service Fee: Receipt No:

\$40.00 BILL

Printed By: LCMITCHE

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FRANK F SANTOS JR TRUSTEE FOR SANTOS LIVING TRUST

C/O REAGHAN SATURLEY 3035 BARONNE ST PENSACOLA, FL 32526

STATE COUNTY OF THE PARTY OF TH

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

Document Number: ECSO25CIV046740NON

Agency Number: 26-000717

1225.37

Court: TAX DEED
County: ESCAMBIA

Case Number: CERT NO# 04970 2023

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff:

RE: FRANK F SANTOS JR TRUSTEE FOR SANTOS LIVING TRUST AND SANDRA G SANTOS TRUSTEE

FOR SANTOS LIVING TRUST

Defendant:

Type of Process: WARNING/NOTICE OF APPLICATION FOR TAX DEED

Substitute

Received this Writ on 10/24/2025 at 8:32 AM and served same on SANDRA G SANTOS TRUSTEE FOR SANTOS LIVING TRUST , in ESCAMBIA COUNTY, FLORIDA, at 8:32 AM on 10/28/2025 by leaving 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, at the within named individual's usual place of abode, with a person residing therein who is 15 years of age, or older, to wit: REAGHAN SAURLEY, TRUSTEE, as a member of the household and informing said person of their contents.

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By:

A. DUDA, CPS

Duda

Service Fee:

\$40.00

Receipt No:

BILL

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PENSACOLA, FL 32526

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

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ESCAMBIA COUNTY SHERIFF'S OFFICE ESCAMBIA COUNTY, FLORIDA

NON-ENFORCEABLE RETURN OF SERVICE

125.32

Document Number: ECSO25CIV046743NON

Agency Number: 26-000681

Court: TAX DEED
County: ESCAMBIA

Case Number: CERT NO 04970 2023

Attorney/Agent:
PAM CHILDERS
CLERK OF COURT
TAX DEED

Plaintiff:

RE FRANK F SANTOS JR TRUSTEE FOR SANTOS LIVING TRUST AND SANDRA G SANTOS TRUSTEE

FOR SANTOS LIVING TRUST

Defendant:

Type of Process: NOTICE OF APPLICATION FOR TAX DEED

Received this Writ on 10/24/2025 at 8:31 AM and served same at 8:32 AM on 10/28/2025 in ESCAMBIA COUNTY, FLORIDA, by serving POST PROPERTY , the within named, to wit: , .

POSTED TO THE PROPERTY AS INSTRUCTED BY THE CLERKS OFFICE

CHIP W SIMMONS, SHERIFF ESCAMBIA COUNTY, FLORIDA

By:

A. DUDA, CPS

Service Fee:

\$40.00

Receipt No:

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