

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

M25:35

Part 1: Tax Deed	Application Inform	nation					
Applicant Name Applicant Address	KEYS FUNDING LL PO BOX 71540 PHILADELPHIA, PA		1540		Applica	ition date	Apr 21, 2025
Property description	ECLE ROBERT A & 2008 CORAL CREE PENSACOLA, FL	K DR			Certific	ate#	2023 / 5014
	2008 CORAL CREE 10-1731-074 LT 3 BLK B CORAL 3279 P 598	K DR	JNIT 1 PB 1	4 P 33 OR	Date o	ertificate issued	06/01/2023
Part 2: Certificat	es Owned by App	licant an	d Filed wi	th Tax Deed	Applica	ation .	
Column 1 Certificate Number	Column Par Date of Certific			olumn 3 unt of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2023/5014	06/01/20			350.74		17.54	368.28
			<u> </u>		L	→Part 2: Total*	368.28
Part 3: Other Ce	rtificates Redeem	ed by Ap	plicant (O	ther than Co	unty)		
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Coli Face A	umn 3 Amount of Certificate	Column 4 Tax Collector's		Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2024/5116	06/01/2024		1,320.24		6.25	90.77	1,417.26
	1	L				Part 3: Total*	1,417.26
Part 4: Tax Coll	ector Certified Am	ounts (L	ines 1-7)		ka k		
1. Cost of all cer	tificates in applicant's	possessio	on and other	r certificates red (*	deemed Total of	by applicant Parts 2 + 3 above	1,785.54
2. Delinquent tax	es paid by the applic	ant					0.00
3. Current taxes	paid by the applicant						1,222.87
4. Property inform	mation report fee						200.00
5. Tax deed app	lication fee				-		175.00
	ed by tax collector un	der s.197.	542, F.S. (s	ee Tax Collecto	or Instru	ctions, page 2)	0.00
7.						l Paid (Lines 1-6)	3,383.4
I certify the above i	nformation is true and	the tax of	ertificates, i	nterest, propert	y inform	ation report fee, a	nd tax collector's fees
boon paid, ai	A Proposity in					Escambia, Florie	da
a di						Egoditiold, 1 ion	

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

59,840.00
25

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.

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

Application Number: 2500470

To: Tax Collector of	ESCAMBIA COUNTY	, Florida	
I, KEYS FUNDING LLC - (PO BOX 71540 PHILADELPHIA, PA 1 hold the listed tax certif	9176-1540,	same to the Tax	Collector and make tax deed application thereon
Account Number	Certificate No.	Date	Legal Description
10-1731-074	2023/5014	06-01-2023	LT 3 BLK B CORAL CREEK UNIT 1 PB 14 P 33 OR 3279 P 598
 redeem all or pay all deline pay all Tax C Sheriff's cost 	s, if applicable.	terest covering th	e property. Clerk of the Court costs, charges and fees, and
Attached is the tax sal which are in my posse		ation is based and	d all other certificates of the same legal description
Electronic signature KEYS FUNDING LLO PO BOX 71540 PHILADELPHIA, PA	C - 5023 . 19176-1540		<u>04-21-2025</u> Application Date
	Applicant's signature		



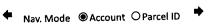
Gary "Bubba" Peters Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

<u>Back</u>



Printer Friendly Version

General Informa	
	053S312500003002 101731074
Account:	101/310/4

ECLE ROBERT A & LINDA L **Owners:** 2008 CORAL CREEK DR Mail:

PENSACOLA, FL 32506

2008 CORAL CREEK DR 32506 Situs: SINGLE FAMILY RESID 🔑

Use Code: **Taxing**

Authority:

COUNTY MSTU

Open Tax Inquiry Window Tax Inquiry: Tax Inquiry link courtesy of Scott Lunsford

Escambia County Tax Collector

Year	Land	Imprv	Total	Cap Val
2024	\$35,000	\$207,282	\$242,282	\$119,680
2023	\$35,000	\$196,213	\$231,213	\$116,195
2022	\$22,000	\$177,355	\$199,355	\$112,811

Disclaimer

Tax Estimator

Change of Address

File for Exemption(s) Online

Report Storm Damage

Sales Data			•			A Section 14
Sale Date	Book	Page	Value	Type	Multi Parcel	Records
01/1993					N	D.
12/1992	3279	598	\$71,900	WD	N	D)
08/1990	2902	982	\$100	QC	N	چ
08/1990	2898	610	\$70,500	WD	N	D ₀
Official Re	cords	nguir	y courtesy	of Pa	ım Childers	

Escambia County Clerk of the Circuit Court and Comptroller

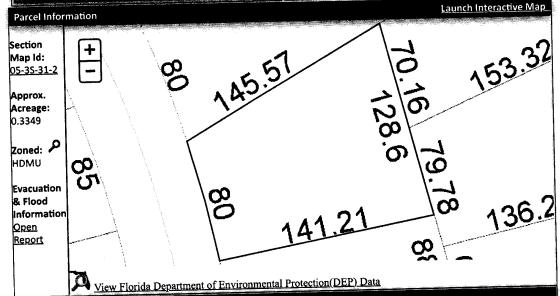
2024 Certified Roll Exemptions HOMESTEAD EXEMPTION

Legal Description

LT 3 BLK B CORAL CREEK UNIT 1 PB 14 P 33 OR 3279 P 598

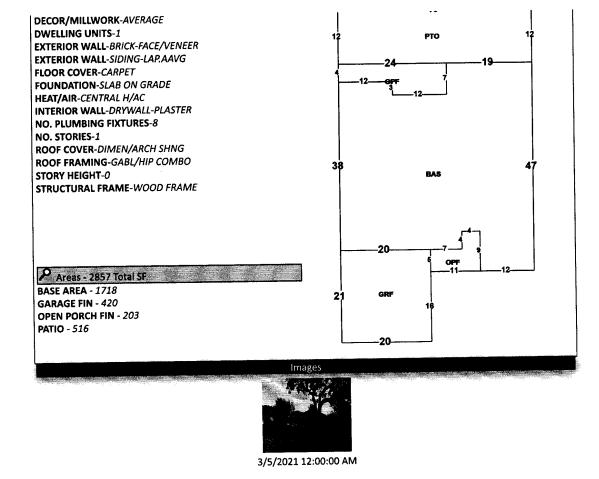
Extra Features

FRAME BUILDING FRAME SHED

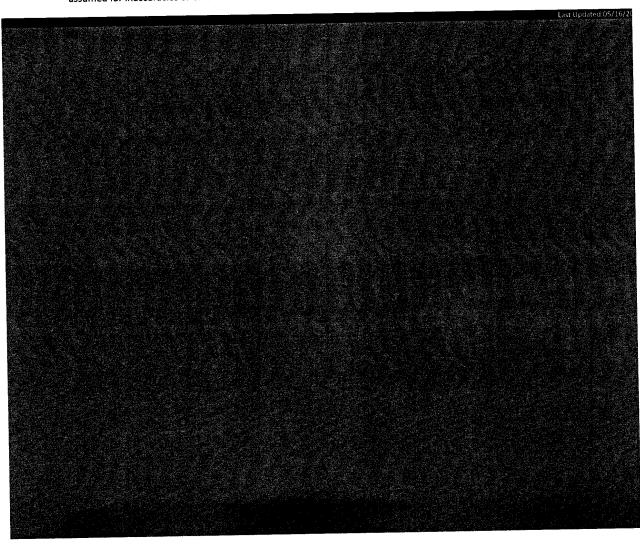


Buildings

Address: 2008 CORAL CREEK DR, Improvement Type: SINGLE FAMILY, Year Built: 1990, Effective Year: 1990, PA Building ID#:



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# 2025038261 5/23/2025 10:30 AM
OFF REC BK: 9322 PG: 581 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That KEYS FUNDING LLC holder of Tax Certificate No. 05014, issued the 1st day of June, A.D., 2023 has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Escambia, State of Florida, to wit:

LT 3 BLK B CORAL CREEK UNIT 1 PB 14 P 33 OR 3279 P 598

SECTION 05, TOWNSHIP 3 S, RANGE 31 W

TAX ACCOUNT NUMBER 101731074 (1225-35)

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

ROBERT A ECLE and LINDA L ECLE

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.

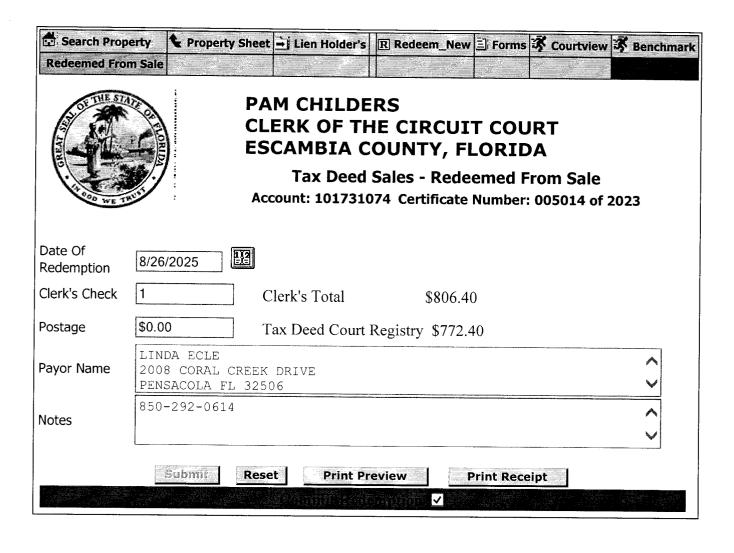
Dated this 22nd day of May 2025.

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.

COUNT TO

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

SCOTT LU	NSFORD, ES	SCAMBIA COUNTY TA	X COLLECTOR	
TAX ACC	OUNT #:	10-1731-074	CERTIFICATE #:	2023-5014
REPORT IS	S LIMITED T	O THE PERSON(S) EXI		RS OR OMISSIONS IN THIS NAME IN THE PROPERTY IFORMATION REPORT.
listing of the tax information encumbrance	e owner(s) of tion and a listi	record of the land describing and copies of all open the Official Record Boo	ped herein together with current or unsatisfied leases, mortg	user named above includes a ent and delinquent ad valorem ages, judgments and rida that encumber the title to
and mineral	or any subsur			or in subsequent years; oil, gas, ons, and covenants of record;
	a title insuranc			ument attached, nor is it to be ny other form of guarantee or
Use of the t	erm "Report"	herein refers to the Propo	erty Information Report and t	the documents attached hereto.
Period Search	ed: Septemb	per 11, 2005 to and inclu	uding September 11, 2025	Abstractor: Andrew Hunt
BY				
111.1	alph V			

Michael A. Campbell, As President

Dated: September 12, 2025

THE ATTACHED REPORT IS ISSUED TO:

PROPERTY INFORMATION REPORT

CONTINUATION PAGE

September 12, 2025

Tax Account #: 10-1731-074

1. The Grantee(s) of the last deed(s) of record is/are: ROBERT A ECLE AND LINDA L ECLE

By Virtue of Warranty Deed recorded 12/1/1992 in OR 3279/598 together with Quitclaim Deed recorded 1/27/1993 in OR 3307/471

- 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 TD Bank USA, NA recorded 11/6/2024 OR 9228/1486
 - b. Judgment in favor of American Express National Bank recorded 6/23/2025 OR 9336/1013
- 4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 10-1731-074 Assessed Value: \$123,150.00

Exemptions: HOMESTEAD EXEMPTION

5. We find the following HOA names in our search (if a condominium, the condo docs book, and page are included for your review): CORAL CREEK HOMEOWNERS ASSOCIATION OF PENSACOLA, INC

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
	INVILITI	THE CHANGE TO S	

TAX DEED SALE DATE:	DEC 3, 2025			
TAX ACCOUNT #:	10-1731-074			
CERTIFICATE #:	2023-5014			
those persons, firms, and/or agencies having leg	atutes, the following is a list of names and addresses of gal interest in or claim against the above-described cate is being submitted as proper notification of tax deed			
YES NO ☐ ☐ Notify City of Pensacola, P.O. Bo ☐ Notify Escambia County, 190 Go ☐ Homestead for 2024 tax year.				
ROBERT A ECLE AND LINDA L ECLE A/K/A LINDA S ECLE 2008 CORAL CREEK DR	TD BANK USA NA 7000 TARGET PKWY NORTH MINNEAPOLIS, MN 55445			
PENSACOLA, FL 32506 AMERICAN EXPRESS NATIONAL BANK	MYHOMESPOT.COM AS REGISTERED AGENT CORAL CREEK HOMEOWNERS ASSOCIATION OF PENSACOLA INC			
115 W TOWNE RIDGE PKWY SANDY, UT 84070	225 N PACE BLVD PENSACOLA, FL 32505			

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 #:10-1731-074

LEGAL DESCRIPTION EXHIBIT "A"

LT 3 BLK B CORAL CREEK UNIT 1 PB 14 P 33 OR 3279 P 598

SECTION 05, TOWNSHIP 3 S, RANGE 31 W

TAX ACCOUNT NUMBER 10-1731-074(1225-35)

ET ENO L 9-2853		9880 3279N 598	5
FILS NU		This instrument was prepared	-
SUR GOOD	WARRANTY	Thomas G. Van Matre, Jr Taylor & Van Matre, P.A 4300 Bayou Boulevard, Si	•
STATE OF FLORIDA		Pensacola, Florida 3250	
COUNTY OF Escambia		Drive, Pensacola, Florida 32506	
	Grantee's Addre	RITA A. RIGBY, formerly Rita A.	
KNOW ALL MEN BY THESE Gagrica, a divorced and	PRESENTS: That unremarried woman		
for and in consideration of Ten l is hereby acknowledged has ber ROBERT A. ECLE and LINDA		l and valuable considerations the receipt of w	ntor* vhich
		the following described property, situate, , State of Florida, to wit:	lying
5, Township 3 Sou	th, Range 31 West, Escar	ubdivision of a portion of Section mbia County, Florida, according to ge 33 of the Public Records of said	
		FIL PU ABBA	0
		ED &	0
			5
0. S. PO. \$ 503 30		<u> </u>	2
DATE	LER		
BY: CERT. REG 59-2013926-27	عَالَ الْمُ	્રેટ કુંટ કે ટ્રેટ	_
0			
Subject to taxes for current year, if any, which are not hereby	ar and to valid easements and reimposed. Subject also to oi	I restrictions of record affecting the above pr I, gas and mineral reservations of record.	.oper-
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500				98390/3 307 %
	2008 Coral Creek		la, FL	Record State Stamps
	Grantee's Add	iress		Sur Tax Total
			File No.	L 9-2853
STATE OF FLORIDA				
COUNTY OF ESCAMBIA		i	QUIT	CLAIM DEED
KNOW ALL MEN I	BY THESE PRESENTS: tha	t C. C. FA	MILY LIMIT	ED PARTNERSHIP
a Florida Limited Partn		r and in considerati	on of the sun	of \$1.00, and
RELEASE and OUITCLAI	considerations, the receipt of ROBERT A.	f which is hereby a ECLE AND LINDA	cknowledged L. ECLE, h	l, do REMISE, usband and
wife	their heirs, executors, a	dministrators and a	signs, foreve	
described real property situ	nate inESCAMBIA	_County, Florida to	wit:	<u>-</u>
Lot 3. Block B. CC	PRAL CREEK, UNIT ONE SU	BUTUISION boin	~ ~ ~	
of a portion of Se	ection 5, Township 3 So	uth, Range 31 W	est. Escam	bia
County, Florida, a in the Public Reco	eccording to a plat fil ords of said County.	ed in Plat Book	14 at Pag	e 33
		į		
ared by: James C. Ta Taylor & Va				
/ P. O. Box 9	396	1 :	F 150	
rensacola,	FL 32513-9396		27	<u></u>
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ERT 159-2043325-21-05				
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IN THE COUNTY COURT FOR THE FIRST JUDICIAL CIRCUIT IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NUMBER: 2023 SC 001132

TD BANK USA, N.A., Plaintiff,

VS.

LINDA S ECLE,

Defendant.

DEFAULT FINAL JUDGMENT

At a Small Claims Pre-Trial Conference on April 14, 2024, the Plaintiff appeared but the Defendant did NOT, after proper service. Therefore, the Plaintiff is entitled to a Final Judgement, and it is hereby,

ORDERED AND ADJUDGED that Plaintiff, TD BANK USA, N.A., 7000 TARGET PARKWAY NORTH - MS-NCB-0464 MINNEAPOLIS MN 55445, recover from the Defendant(s), LINDA S ECLE, 2008 CORAL CREEK DR, PENSACOLA FL 32506-7268, ***-**- the sum of \$4268.16 on principal, \$0.00 for interest and \$376.65 for costs, that shall bear interest at the rate of 8.54% for the remainder of this calendar year, thereafter interest shall accrue pursuant to Fla. Stat.§55.03, for which let execution issue. Jurisdiction of this case is retained to enter further orders that are proper.

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

05/16/2024 08:41:35 2023 SC/Q0/11/32 aigned by COUNTY COURT BUDGE SCOTT HITCHIE (95/18/2024 08:41 35/18/2004)

Per Administrative Directive ESCAD2021-03, "In cases wherein one party is unrepresented (pro se), it is the responsibility of the sole attorney in the case to serve within five business days this [order or judgment] upon any pro se party who does not have access to and is not a registered user of the Florida Courts e-Filing Portal."

Copies furnished to:

- service@raslavrar.com
- LINDA S ECLE, 2008 CORAL CREEK DR, PENSACOLA FL 32506-7268.

Account No: XXXXXXXXXXXXX3544 File Number: 3000984991.001

CERTIFIED TO BE A TRUE COPY OF THE ORIGINAL ON FILE IN THIS OFFICE WITNESS MY HAND AND OFFICIAL SEAL PAM CHILDERS

CLERK OF THE CIRCUIT COURT & COMPTROLLER

BY: Shannon Brock - Wrolling

Recorded in Public Records 6/23/2025 8:07 AM OR Book 9336 Page 1013, Instrument #2025046487, Pam Childers Clerk of the Circuit Court Escambia County, FL

Filing # 225475651 E-Filed 06/17/2025 05:28:11 PM

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NO.: 2024 SC 002360

AMERICAN EXPRESS NATIONAL BANK, Plaintiff,

VS.

LINDA ECLE AKA LINDA L ECLE, Defendant(s).

FINAL JUDGMENT

THIS CAUSE came before the Court on September 13, 2024, for a Pre-Trial Conference, after due notice to Plaintiff and Defendant(s). With Plaintiff present, Defendant(s), LINDA ECLE AKA LINDA L ECLE, failed to appear. Based upon the failure to appear a default is entered against Defendant(s), LINDA ECLE AKA LINDA L ECLE. Upon said default and evidence received, it is:

ORDERED and ADJUDGED that the Plaintiff, AMERICAN EXPRESS NATIONAL BANK,115 W. TOWNE RIDGE PARKWAY, SANDY, UT 84070, recover from the defendant(s), LINDA ECLE AKA LINDA L ECLE, 2008 CORAL CREEK DR PENSACOLA, FL 32506, the sum of \$6,233.86, and cost herein taxed at \$441.20. For all of the above, let execution issue.

DONE AND ORDERED at Pensacola, Escambia County, Florida this

Copies Furnished to: ZWICKER & ASSOCIATES, P.C. ATTORNEY FOR PLAINTIFF 10751 DEERWOOD PARK BLVD SUITE 100 JACKSONVILLE, FL 32256 FLORIDALITIGATION@ZWICKERPC.COM

PLAINTIFF'S ADDRESS (F.S. 55.10) AMERICAN EXPRESS NATIONAL BANK 115 W. TOWNE RIDGE PARKWAY SANDY, UT 84070

LINDA ECLE AKA LINDA L ECLE DEFENDANT 2008 CORAL CREEK DR PENSACOLA, FL 32506

The Court serves parties and counsels of record via E-portal. If only one party is represented by an attorney, it is the responsibility of the sole attorney in the case to serve any party not participating in electronic filing and file a Certificate of Service within three (3) business days of this order.