

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

122557

BOX 71540 LADELPHIA, PA ES ERNEST A & ES LONNA J MCCALL RD NTURY, FL 325	C - 5023 19176-	1540		Applic	otion date	Apr 21, 2025
BOX 71540 LADELPHIA, PA ES ERNEST A & ES LONNA J MCCALL RD NTURY, FL 325	19176-	1540		Applic	otion date	Ans 21 2025
ES LONNA J MCCALL RD NTURY, FL 325	ı		KEYS FUNDING LLC - 5023 PO BOX 71540 PHILADELPHIA, PA 19176-1540			
•		roperty MILES ERNEST A & escription MILES LONNA J 160 MCCALL RD			cate#	2023 / 5691
CENTURY, FL 32535 160 MCCALL RD 11-1700-000 BEG AT NW COR OF SW1/4 OF NE1/4 E 160 FT FOR POB CONTINUE E 190 FT S 13 DEG W TO RD N 54 1/2 DEG W 1 (Full legal attached.)			Date certificate issued		06/01/2023	
				Date Certificate Issued		00/01/2020
wned by Appl	icant an	d Filed wi	th Tax Deed	Applic	ation	
Column	2	Co	olumn 3		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
06/01/20	23		528.16		26.41	554.57
					→Part 2: Total*	554.57
ates Redeeme	d by Ap	plicant (O	ther than Co	unty)		
Column 2 Date of Other Certificate Sale	Face A	mount of	Column 4 Tax Collector's I	Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
06/01/2024	-	533.96		6.25	36.71	576.92
		•			Part 3: Total*	576.92
r Certified Amo	ounts (L	ines 1-7)				
es in applicant's p	oossessio	n and other				1,131.49
aid by the applica	nt					0.00
3. Current taxes paid by the applicant					0.00	
4. Property information report fee					200.00	
5. Tax deed application fee				175.00		
tax collector und	er s.197.5	542, F.S. (se	ee Tax Collecto	r Instru	ctions, page 2)	0.00
				Tota	al Paid (Lines 1-6)	1,506.49
				y inform	ation report fee, ar	nd tax collector's fees
			· · · · · · · · · · · · · · · · · · ·		Escambia, Florid	a
Tax Collector or Desig	nee			Da	ate April 24th, 2	2025_
	CONTINUE E DEG W 1 (Full le wned by Appl Column Date of Certific 06/01/20 ates Redeeme Column 2 Date of Other Pertificate Sale 06/01/2024 The Certified Americant's paid by the applicant on the property information is true and the property information of the property information is true and the property information in the property information is true and the property informatio	CONTINUE E 190 FT S DEG W 1 (Full legal attach wned by Applicant and Column 2 Date of Certificate Sale 06/01/2023 ates Redeemed by Ap Column 2 Date of Other Pertificate Sale 06/01/2024 Certified Amounts (Les in applicant app	CONTINUE E 190 FT S 13 DEG W DEG W 1 (Full legal attached.) wned by Applicant and Filed with Column 2 Date of Certificate Sale	Column 2 Date of Certificate Sale Def W 1 (Full legal attached.) Column 2 Date of Certificate Sale Def Column 3 Face Amount of Certificate Det of Other Certificate Det of	Column 2 Date of Certificate Sale Def Official S	SCONTINUE E 190 FT S 13 DEG W TO RD N 54 DEG W 1 (Full legal attached.) wned by Applicant and Filed with Tax Deed Application Column 2 Date of Certificate Sale O6/01/2023 Face Amount of Certificate Column 3 Face Amount of Certificate Column 4 Tax Collector's Fee Interest Column 5 Interest O6/01/2024 S33.96 Column 4 Tax Collector's Fee Interest Column 5 Interest Column 5 Interest Column 7 Tax Collector's Fee Interest Column 7 Tax Collector's Fee Interest Column 7 Tax Collector's Fee Interest Column 8 Interest Column 9 Tax Collector's Fee Interest Column 1 Tax Collector's Fee Interest Column 1 Tax Collector's Fee Interest Column 5 Interest Column 5 Interest Column 5 Interest Column 6 Interest Column 7 Tax Collector's Fee Interest Column 8 Interest Interest Column 7 Tax Collector's Fee Interest Column 7 Tax Collector's Fee Interest Column 8 Interest Interest Column 9 Tax Collector's Fee Interest Column 1 Tax Collector's Fee Interest Column 1 Tax Collector's Fee Interest Column 1 Tax Collector's Fee Interest Column 3 Tax Collector's Fee Interest Column 4 Tax Collector's Fee Interest Column 5 Interest Column 5 Interest Column 1 Tax Collector's Fee Interest Column 1 Tax Collector's Fee Interest Column 3 Interest Column 4 Tax Collector's Fee Interest Column 5 Interest Column 5 Interest Column 5 Interest Column 4 Tax Collector's Fee Interest Column 4 Tax Collector's Fee Interest Column 5 Interest Column 4 Tax Collector's Fee Interest Column 5 Interest Column 5 Interest Interest Column 4 Tax Collector's Fee Interest Column 5 Interest Interest Column 4 Tax Collector's Fee Interest In

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

		E 2000 - CONTROL CONTR
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.	31,698.00
16.	Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)	
Sign I	here: Date of sale 12/03/2 Signature, Clerk of Court or Designee	2025

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 NW COR OF SW1/4 OF NE1/4 E 160 FT FOR POB CONTINUE E 190 FT S 13 DEG W TO RD N 54 1/2 DEG W 190 FT NLY TO N LI OF SW1/4 OF NE1/4 TO POB OR 6951 P 234

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

Application Number: 2500371

To: Tax Collector ofESCA	MBIA COUNTY	_, Florida	
I, KEYS FUNDING LLC - 5023 PO BOX 71540 PHILADELPHIA, PA 19176-154 hold the listed tax certificate an	•	e same to the Tax	Collector and make tax deed application thereon:
Account Number	Certificate No.	Date	Legal Description
11-1700-000	2023/5691	06-01-2023	BEG AT NW COR OF SW1/4 OF NE1/4 E 160 FT FOR POB CONTINUE E 190 FT S 13 DEG W TO RD N 54 1/2 DEG W 190 FT NLY TO N LI OF SW1/4 OF NE1/4 TO POB OR 6951 P 234
 pay all delinquent an pay all Tax Collector's Sheriff's costs, if appl 	ng tax certificates plus d omitted taxes, plus i s fees, property informaticable.	nterest covering th ation report costs, (•
Electronic signature on file KEYS FUNDING LLC - 5023 PO BOX 71540 PHILADELPHIA, PA 19176	S-1540		04-21-2025 Application Date
Applicant	r's signature		



Evacuation & Flood

<u>Open</u> Report

Gary "Bubba" Peters Escambia County Property Appraiser

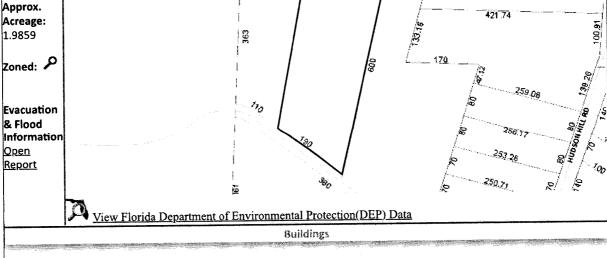
Real Estate Search

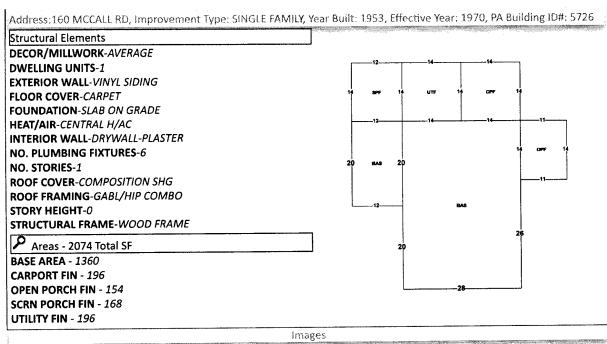
Tangible Property Search

Sale List

Back

Printer Friendly Version Nav. Mode Account OParcel ID General Information Assessments Cap Val Total Parcel ID: 075N301302000000 Year Imprv \$63,396 \$127,078 111700000 2024 \$9,500 \$117,578 Account: \$111,308 \$116,362 \$61,550 2023 \$5,054 MILES ERNEST A & **Owners:** \$5,054 MILES LONNA J \$105,875 \$59,758 \$100,821 2022 Mail: 160 MCCALL RD CENTURY, FL 32535 Disclaimer Situs: 160 MCCALL RD 32535 **Tax Estimator** SINGLE FAMILY RESID P **Use Code: Taxing CENTURY CITY LIMITS Change of Address Authority: Open Tax Inquiry Window** Tax Inquiry: File for Exemption(s) Online Tax Inquiry link courtesy of Scott Lunsford **Escambia County Tax Collector Report Storm Damage** 2024 Certified Roll Exemptions Sales Data Type List: 🔑 HOMESTEAD EXEMPTION, VETERANS Sale Date Book Page Value Type Multi Parcel Records 12/19/2012 6951 234 \$40,000 WD Legal Description BEG AT NW COR OF SW1/4 OF NE1/4 E 160 FT FOR POB 03/03/2008 6411 821 \$100 OT CONTINUE E 190 FT S 13 DEG W TO RD N 54 1/2 DEG W 190 09/10/2007 6219 803 \$100 WD Official Records Inquiry courtesy of Pam Childers Extra Features Escambia County Clerk of the Circuit Court and FRAME SHED Comptroller **GREENHOUSE** Launch Interactive Map Parcel Information 257.33 100 160 Section 339 396.65 Map Id: 07-5N-30-1 Approx. Acreage: 1.9859 Zoned: P





4/3/2023 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:05/21/2025 (tc.6371)

Pam Childers
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY FLORIDA
INST# 2025038347 5/23/2025 11:57 AM
OFF REC BK: 9322 PG: 834 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That KEYS FUNDING LLC holder of Tax Certificate No. 05691, 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 NW COR OF SW1/4 OF NE1/4 E 160 FT FOR POB CONTINUE E 190 FT S 13 DEG W TO RD N 54 1/2 DEG W 190 FT NLY TO N LI OF SW1/4 OF NE1/4 TO POB OR 6951 P 234

SECTION 07, TOWNSHIP 5 N, RANGE 30 W

TAX ACCOUNT NUMBER 111700000 (1225-57)

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

ERNEST A MILES and LONNA J MILES

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.

S COMPTRO

PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

By: Emily Hogg Deputy Clerk



PAM CHILDERS CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY, FLORIDA

Tax Deed Sales - Redeemed From Sale
Account: 111700000 Certificate Number: 005691 of 2023

Date Of Redemption	8/14/2025	
Clerk's Check	Clerk's Total \$806.40	
Postage	\$0.00 Tax Deed Court Registry \$772.40	
Payor Name	LONNA MAE SIMS 160 MCCALL RD CENTURY, FL 32535	< >
Notes		^ ~
	Submit Reset Print Preview Print Receipt	

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, E	SCOTT LUNSFORD, ESCAMBIA COUNTY TAX COLLECTOR				
TAX ACCOUNT #:	11-1700-000	CERTIFICATE #:	2023-5691		
REPORT IS LIMITED T	TO THE PERSON(S) EXP	E LIABILITY FOR ERRO RESSLY IDENTIFIED BY S) OF THE PROPERTY IN	NAME IN THE PR	ROPERTY	
listing of the owner(s) of tax information and a list encumbrances recorded i	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: Septem	ber 11, 2005 to and inclu	ding September 11, 2025	Abstractor: A	ndrew Hunt	
BY					
Malphel	,				

As President Dated: September 12, 2025

Michael A. Campbell,

PROPERTY INFORMATION REPORT

CONTINUATION PAGE

September 12, 2025

Tax Account #: 11-1700-000

1. The Grantee(s) of the last deed(s) of record is/are: ERNEST A MILES AND LONNA J MILES

By Virtue of Warranty Deed recorded 12/20/2012 in OR 6951/234

- 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. NONE
- 4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 11-1700-000 Assessed Value: \$65,234.00

Exemptions: HOMESTEAD EXEMPTION, VETERANS

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.	PROPERTY	INFORMATION	REPORT FOR TDA
CENTIFICE	MILLON.	INVIENTI	INTUNIMATION	NEI ONI FON IDA

TAX 1	DEED S	SALE DATE:	DEC 3, 2025		
TAX .	ACCO	UNT #:	11-1700-000		
CERTIFICATE #:			2023-5691		
those	person	s, firms, and/or agencies ha	rida Statutes, the following is a list of names and addresses of ving legal interest in or claim against the above-described exertificate is being submitted as proper notification of tax deed		
YES	NO ⊠ □	Notify City of Pensacola, Notify Escambia County, Homestead for <u>2024</u> tax	190 Governmental Center, 32502		
EDNIEGT A MILLEG AND					

ERNEST A MILES AND LONNA J MILES 160 MCCALL RD CENTURY, FL 32535

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 #:11-1700-000

LEGAL DESCRIPTION EXHIBIT "A"

BEG AT NW COR OF SW1/4 OF NE1/4 E 160 FT FOR POB CONTINUE E 190 FT S 13 DEG W TO RD N 54 1/2 DEG W 190 FT NLY TO N LI OF SW1/4 OF NE1/4 TO POB OR 6951 P 234

SECTION 07, TOWNSHIP 5 N, RANGE 30 W

TAX ACCOUNT NUMBER 11-1700-000(1225-57)

Recorded in Public Records 12/20/2012 at 12:35 PM OR Book 6951 Page 234, Instrument #2012096885, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$27.00 Deed Stamps \$280.00

This Document Prepared by: Joseph Walter Massey, Jr. 5313 Stafford Circle Pace, Florida 32571

STATE OF FLORIDA ESCAMBIA COUNT PARCEL #07-5N-30-1302-000-000

WARRANTY DEED

THIS DEED is executed on the dates above grantors signatures, between Linda Kelley, a married woman, Elizabeth Honour, a married woman, Joseph Walter Massey, Jr., a single man, and Donna M. Jackson, a married woman, as Tenants In Common, c/o 5313 Stafford Circle, Pace, Florida 32571 as (Grantors) and Ernest A. Miles and Lonna J. Miles, husband and wife, c/o 160 McCall Road Century, Fl. 32535 as (Grantees).

WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to Grantor in hand paid by Grantees, the receipt of which is acknowledged, conveys to Grantees and Grantees successors and assigns forever the following described land situated in Escambia County, Florida as described in:

The following described property lying and being in Escambia County, Florida:

Begin at the Northwest corner of the Southwest 1/4 of the Northeast 1/4 of Section 07, Township 5 North, range 30 West, Escambia County, Florida; thence East for 160 feet to the Point of Beginning; thence continue East for 190 feet; thence South 13 degrees West to McCall Road; thence North 54 ½ degrees West for 190 feet along McCall Road; thence Northerly to the Point of beginning.

The Grantors herein reserve all oil, gas, and mineral rights.

This property is not the constitutional homestead of any of the grantors, who reside elsewhere and not on the subject property.

The grantees herein agree that the property is being sold "as is" and that the sellers have disclosed that the only conditions they are aware of is the "sump pump" might have to be repaired or replaced and that the driveway on the East might encroach on the adjacent property to the East. See "Recites" on last page.

AND THE GRANTOR COVENANTS WITH GRANTEES that, except as noted, at the time of the delivery of this deed Grantor was well seized of the property; Grantor had good right and title to convey; Grantees shall have the peaceable and quiet possession thereof; Grantor shall fully warrant the title and defend it against the lawful claims of all persons whomsoever; and Grantor will make further assurance as may be reasonably required to perfect the fee simple title in Grantees and Grantees successors and assigns.

THIS CONVEYANCE IS SUBJECT TO taxes for the year 2013 and subsequent years; conditions, easements, and restrictions of record, if any, but this reference does not operate to re-impose any of them; and zoning ordinances and other restrictions and prohibitions imposed by applicable governmental authorities.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seal on the

BK: 6951 PG: 235

day and year first above written.	1-11
Şigned in the presence of:	Lenda Kelley
Saylow Dargles	Linda Kelley
Witness Taylor Doughty	Date executed
Printed name of witness	
Witness 1	
Marica Grines	
Printed name of witness	
COUNTY OF Allata Rosa	
The foregoing instrument was acknowledged	before me this 10th day of
NUCLEMAN, 2012 by Linda Kelley, a married wo	oman, who is personally known to
me, or (_) produced Drivers License - Ha	as identification. And Landschuld
SHEILA KAY ASHWORTH MY COMMISSION # EE120638	Signature of Notary Public.
(Notary Seal) EXPIRES August 10, 2015 (407) 308-0163 Fioritehology@ervice.com	Sherica Kay Ashvorth Printed Name of Notary Public
IN WITNESS MUEDEOF the nortice have become	•
IN WITNESS WHEREOF, the parties have hereur day and year first above written.	no set their hands and seal on the
Signed in the presence of:	Calsaleth Rollmon
Nik i d'assissablahan	Elizabeth Honour/
Viki Marie Callahan	12-14-12
Printed name of witness	Date executed
Witness Dovid	
Printed name of witness	
STATE OF Tenn.	
county of Maury	1.11
The foregoing instrument was acknowledged December 2012 by Elizabeth Honour, a ma	arrjed woman, who is personally
known to Major (V) produced Tennessee Driver	sucense as identification.
	Signature of Notary Public
	Donna K. Witherow
	Printed Name of Notary Public

BK: 6951 PG: 236 Last Page

IN WITNESS WHEREOF, the parties have hereunto set their hands and seal on the day and year first above written.

Signed in the presence of:

Witness Galina

Printed name of witness

STATE OF / COLIDA COUNTY OF SANTA-ROLA

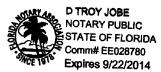
Date executed

Donna m Donna M. Jackson

12/19 Date executed

The foregoing instrument was acknowledged before me this day of Jackson a married woman, who are personally known to me, or (X) produced UlinA as identification.

(Notary Seal)



Signature of Notary Public N.TOY

Printed Name of Notary Public

"Recites" Title to the above property was held by Mazie L. Massey, a widow, for life, with the remainder to Joseph Walter Massey, Jr., her son, Elizabeth Honour, her daughter, Linda Kelley, her daughter, and Donna M. Jackson, her daughter, as Tenants In Common by Warranty Deed recorded 09/18/07 in Official Records Book 6219 Page 803. Mazie Lee Massey died on or about March 3, 2008, as evidenced by her Death Certificate recorded 12/31/08 in Official Records Book 6411 Page 821 of the public records of Escambia County, Florida.