



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

1225.72

Part 1: Tax Deed Application Information

Applicant Name	KEYS FUNDING LLC - 8023	Application date	Apr 21, 2025
Applicant Address	PO BOX 71540 PHILADELPHIA, PA 19176-1540		
Property description	STEADHAM KATHY W LIFE EST STEADHAM LEANN STEADHAM WESLEY STEADHAM CASEY 5641 N CENTURY BLVD CENTURY, FL 32535 5641 N CENTURY BLVD 12-1650-230 BEG AT NE COR OF SE 1/4 OF SEC N 87 DEG 28 MIN 5 SEC W ALG N LI OF SE1/4 1320 12/100 FT S 2 DEG 33 M (Full legal attached.)	Certificate #	2023 / 6609
		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)
# 2023/6609	06/01/2023	682.55	75.22	757.77
→Part 2: Total*				757.77

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)
# /					
Part 3: Total*					0.00

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)	757.77
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	586.16
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)	1,718.93

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.	39,971.00
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 NE COR OF SE 1/4 OF SEC N 87 DEG 28 MIN 5 SEC W ALG N LI OF SE1/4 1320 12/100 FT S 2 DEG 33 MIN 14 SEC W ALG W LI OF NE1/4 OF SE1/4 429 75/100 FT FOR POB S 52 DEG 44 MIN 13 SEC E 82 01/100 FT S 37 DEG 13 MIN 50 SEC W 60 FT S 52 DEG 44 MIN 13 SEC E ALG S LI OF 60 FT WIDE ACCESS RD 461 90/100 FT S 37 DEG 12 MIN 49 SEC W ALG A LI BEING 213 FT NW OF & PARL SR 95 242 17/100 FT S 52 DEG 46 MIN 11 SEC E 53 FT TO NWLY R/W LI OF SR 95 S 37 DEG 13 MIN 49 SEC W ALG R/W 130 FT S 52 DEG 46 MIN 11 SEC E 20 FT S 37 DEG 13 MIN 50 SEC W ALG R/W 318 FT N 52 DEG 25 MIN 32 SEC W 346 96/100 FT N 39 DEG 12 MIN 27 SEC 341 38/100 FT N 2 DEG 33 MIN 14 SEC E 264 42/100 FT CONT N 2 DEG 33 MIN 14 SEC E ALG W LI OF NE1/4 OF SE1/4 OF SEC 230 76/100 FT TO POB OR 7263 P 169

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

512
R. 12/16

Application Number: 2500368

To: Tax Collector of ESCAMBI 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
12-1650-230	2023/6609	06-01-2023	BEG AT NE COR OF SE 1/4 OF SEC N 87 DEG 28 MIN 5 SEC W ALG N LI OF SE1/4 1320 12/100 FT S 2 DEG 33 MIN 14 SEC W ALG W LI OF NE1/4 OF SE1/4 429 75/100 FT FOR POB S 52 DEG 44 MIN 13 SEC E 82 01/100 FT S 37 DEG 13 MIN 50 SEC W 60 FT S 52 DEG 44 MIN 13 SEC E ALG S LI OF 60 FT WIDE ACCESS RD 461 90/100 FT S 37 DEG 12 MIN 49 SEC W ALG A LI BEING 213 FT NW OF & PARL SR 95 242 17/100 FT S 52 DEG 46 MIN 11 SEC E 53 FT TO NWLY R/W LI OF SR 95 S 37 DEG 13 MIN 49 SEC W ALG R/W 130 FT S 52 DEG 46 MIN 11 SEC E 20 FT S 37 DEG 13 MIN 50 SEC W ALG R/W 318 FT N 52 DEG 25 MIN 32 SEC W 346 96/100 FT N 39 DEG 12 MIN 27 SEC 341 38/100 FT N 2 DEG 33 MIN 14 SEC E 264 42/100 FT CONT N 2 DEG 33 MIN 14 SEC E ALG W LI OF NE1/4 OF SE1/4 OF SEC 230 76/100 FT TO POB OR 7263 P 169

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

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[Tangible Property Search](#)

[Sale List](#)

[Back](#)

Nav. Mode
 Account
 Parcel ID


[Printer Friendly Version](#)

General Information Parcel ID: 135N314120000006 Account: 121650230 Owners: STEADHAM KATHY W LIFE EST STEADHAM LEANN STEADHAM WESLEY STEADHAM CASEY Mail: 5641 N CENTURY BLVD CENTURY, FL 32535 Situs: 5641 N CENTURY BLVD 32535 Use Code: SINGLE FAMILY RESID Taxing Authority: COUNTY MSTU Tax Inquiry: Open Tax Inquiry Window Tax Inquiry link courtesy of Scott Lunsford Escambia County Tax Collector		Assessments <table border="1"> <thead> <tr> <th>Year</th> <th>Land</th> <th>Imprv</th> <th>Total</th> <th>Cap Val</th> </tr> </thead> <tbody> <tr> <td>2024</td> <td>\$38,250</td> <td>\$112,027</td> <td>\$150,277</td> <td>\$79,942</td> </tr> <tr> <td>2023</td> <td>\$38,250</td> <td>\$106,181</td> <td>\$144,431</td> <td>\$77,614</td> </tr> <tr> <td>2022</td> <td>\$17,790</td> <td>\$96,422</td> <td>\$114,212</td> <td>\$75,354</td> </tr> </tbody> </table> <p style="text-align: center;">Disclaimer</p> <p style="text-align: center;">Tax Estimator</p> <p style="text-align: center;">Change of Address</p> <p style="text-align: center;">File for Exemption(s) Online</p> <p style="text-align: center;">Report Storm Damage</p>	Year	Land	Imprv	Total	Cap Val	2024	\$38,250	\$112,027	\$150,277	\$79,942	2023	\$38,250	\$106,181	\$144,431	\$77,614	2022	\$17,790	\$96,422	\$114,212	\$75,354																																										
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Sales Data Type List: <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Multi Parcel</th> <th>Records</th> </tr> </thead> <tbody> <tr> <td>05/06/2024</td> <td>9142</td> <td>600</td> <td>\$100</td> <td>QC</td> <td>N</td> <td></td> </tr> <tr> <td>04/29/2024</td> <td>9138</td> <td>234</td> <td>\$100</td> <td>OT</td> <td>N</td> <td></td> </tr> <tr> <td>11/21/2014</td> <td>7263</td> <td>169</td> <td>\$60,000</td> <td>WD</td> <td>N</td> <td></td> </tr> <tr> <td>07/23/2013</td> <td>7049</td> <td>1299</td> <td>\$100</td> <td>OT</td> <td>N</td> <td></td> </tr> <tr> <td>04/23/2012</td> <td>6847</td> <td>1638</td> <td>\$100</td> <td>OT</td> <td>N</td> <td></td> </tr> <tr> <td>08/2004</td> <td>5516</td> <td>373</td> <td>\$100</td> <td>WD</td> <td>N</td> <td></td> </tr> <tr> <td>06/1996</td> <td>3990</td> <td>801</td> <td>\$100</td> <td>WD</td> <td>N</td> <td></td> </tr> <tr> <td>06/1990</td> <td>3407</td> <td>272</td> <td>\$500</td> <td>WD</td> <td>N</td> <td></td> </tr> </tbody> </table> Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller	Sale Date	Book	Page	Value	Type	Multi Parcel	Records	05/06/2024	9142	600	\$100	QC	N		04/29/2024	9138	234	\$100	OT	N		11/21/2014	7263	169	\$60,000	WD	N		07/23/2013	7049	1299	\$100	OT	N		04/23/2012	6847	1638	\$100	OT	N		08/2004	5516	373	\$100	WD	N		06/1996	3990	801	\$100	WD	N		06/1990	3407	272	\$500	WD	N		2024 Certified Roll Exemptions HOMESTEAD EXEMPTION,WIDOW Legal Description BEG AT NE COR OF SE 1/4 OF SEC N 87 DEG 28 MIN 5 SEC W ALG N LI OF SE1/4 1320 12/100 FT S 2 DEG 33 MIN 14 SEC W... Extra Features METAL GARAGE
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Parcel Information		Launch Interactive Map																																																														

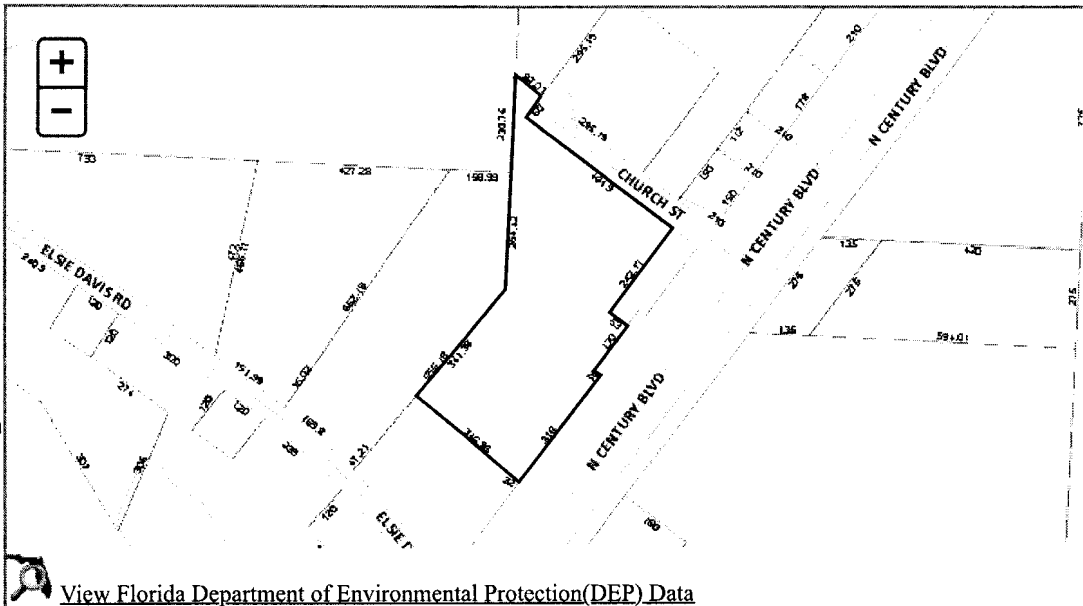
Section
Map Id:
13-5N-31




Approx.
Acreage:
5.2535

Zoned: 
RMU

Evacuation
& Flood
Information
[Open
Report](#)




 View Florida Department of Environmental Protection(DEP) Data

Buildings

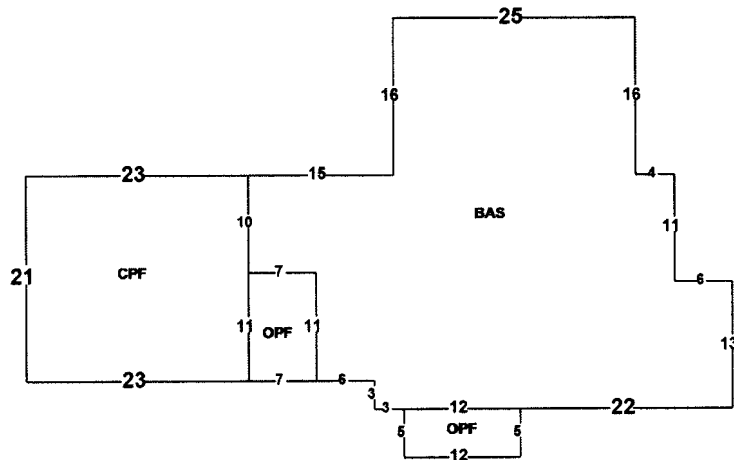
Address:5641 N CENTURY BLVD, Improvement Type: SINGLE FAMILY, Year Built: 1947, Effective Year: 1980, PA Building ID#: 14489

Structural Elements

DECOR/MILLWORK-AVERAGE
DWELLING UNITS-1
EXTERIOR WALL-VINYL SIDING
FLOOR COVER-CARPET
FOUNDATION-WOOD/NO SUB FLR
HEAT/AIR-CENTRAL H/AC
INTERIOR WALL-DRYWALL-PLASTER
NO. PLUMBING FIXTURES-3
NO. STORIES-1
ROOF COVER-METAL/MODULAR
ROOF FRAMING-GABLE
STORY HEIGHT-0
STRUCTURAL FRAME-WOOD FRAME

 Areas - 2038 Total SF

BASE AREA - 1418
CARPORT FIN - 483
OPEN PORCH FIN - 137



Images



4/25/2022 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.

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** holder of **Tax Certificate No. 06609**, 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:

(see attached)

SECTION 13, TOWNSHIP 5 N, RANGE 31 W

TAX ACCOUNT NUMBER 121650230 (1225-72)

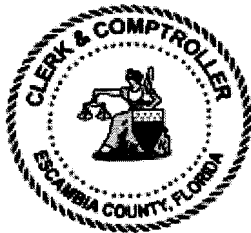
The assessment of the said property under the said certificate issued was in the name of

**KATHY W STEADHAM LIFE EST and LEANN STEADHAM and WESLEY STEADHAM and
CASEY STEADHAM**

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

LEGAL DESCRIPTION

BEG AT NE COR OF SE 1/4 OF SEC N 87 DEG 28 MIN 5 SEC W ALG N LI OF SE1/4 1320 12/100 FT S 2 DEG 33 MIN 14 SEC W ALG W LI OF NE1/4 OF SE1/4 429 75/100 FT FOR POB S 52 DEG 44 MIN 13 SEC E 82 01/100 FT S 37 DEG 13 MIN 50 SEC W 60 FT S 52 DEG 44 MIN 13 SEC E ALG S LI OF 60 FT WIDE ACCESS RD 461 90/100 FT S 37 DEG 12 MIN 49 SEC W ALG A LI BEING 213 FT NW OF & PARL SR 95 242 17/100 FT S 52 DEG 46 MIN 11 SEC E 53 FT TO NWLY R/W LI OF SR 95 S 37 DEG 13 MIN 49 SEC W ALG R/W 130 FT S 52 DEG 46 MIN 11 SEC E 20 FT S 37 DEG 13 MIN 50 SEC W ALG R/W 318 FT N 52 DEG 25 MIN 32 SEC W 346 96/100 FT N 39 DEG 12 MIN 27 SEC 341 38/100 FT N 2 DEG 33 MIN 14 SEC E 264 42/100 FT CONT N 2 DEG 33 MIN 14 SEC E ALG W LI OF NE1/4 OF SE1/4 OF SEC 230 76/100 FT TO POB OR 7263 P 169



**PAM CHILDERS
CLERK OF THE CIRCUIT COURT
ESCAMBIA COUNTY, FLORIDA**

Tax Deed Sales - Redeemed From Sale
Account: 121650230 Certificate Number: 006609 of 2023

Date Of Redemption

Clerk's Check Clerk's Total \$806.40

Postage Tax Deed Court Registry \$772.40

Payor Name

Notes

Commit Redemption