

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

1225.78

Part 1: Tax Deed	Application Infor	nation			E S		
Applicant Name Applicant Address	KEYS FUNDING LLC - 8023 PO BOX 71540 PHILADELPHIA, PA 19176-1540			Application date		Apr 21, 2025	
CENTURY, FL 32535			Certificate #		2023 / 6754		
	5771 DORTCH RD 12-2881-100 BEG AT SE COR OF SW 1/4 OF NE 1/4 OF SEC N 01 DEG 24 MIN 00 SEC E ALG E LI OF SW 1/4 OF NE 1/4 710 F (Full legal attached.)			Date certificate issued		06/01/2023	
Part 2: Certificate	es Owned by App	icant an	d Filed wi	th Tax Deed	Applic	ation	
Column 1 Certificate Numbe	Column	1 2	Co	olumn 3 unt of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2023/6754	06/01/20	023		1,313.22		169.90	1,483.12
						→Part 2: Total*	1,483.12
Part 3: Other Cei	rtificates Redeeme	ed by Ap	plicant (O	ther than Co	unty)		
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Face A	umn 3 mount of Certificate	Column 4 Tax Collector's I	Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2024/6879	06/01/2024		1,139.18		6.25	83.54	1,228.97
						Part 3: Total*	1,228.97
Part 4: Tax Colle	ector Certified Am	ounts (L	ines 1-7)		F 12.5		
1. Cost of all cert	ificates in applicant's	possessio	n and other			by applicant Parts 2 + 3 above)	2,712.09
2. Delinquent tax	es paid by the applica	ent					0.00
3. Current taxes	paid by the applicant						1,057.63
4. Property inform	nation report fee					-	200.00
5. Tax deed appli	cation fee						175.00
6. Interest accrue	ed by tax collector und	ler s.197.5	542, F.S. (se	ee Tax Collecto	r Instru	ctions, page 2)	0.00
7.		`	,		Tota	I Paid (Lines 1-6)	4,144.72
•	nformation is true and that the property inf				y inform	ation report fee, ar	nd tax collector's fees
0						Escambia, Florid	la
Sign here:	atura Tax Collector or Desi	anee			Da	te <u>April 24th, 2</u>	2025

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), 73,256.00 F.S.
16.	Statutory opening bid (total of Lines 7, 14, 15, and 16 if applicable)
Sign I	nere: Date of sale 12/03/2025 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 SW 1/4 OF NE 1/4 OF SEC N 01 DEG 24 MIN 00 SEC E ALG E LI OF SW 1/4 OF NE 1/4 710 FT N 88 DEG 36 MIN 00 SEC W 25 FT TO W R/W LI OF A COUNTY RD AND POB CONT N 88 DEG 36 MIN 00 SEC W 295 FT N 01 DEG 24 MIN 00 SEC E 295 FT S 88 DEG 36 MIN 00 SEC E 295 FT TO W R/W LI OF COUNTY RD S 01 DEG 24 MIN 00 SEC W ALG SD W R/W LI 295 FT TO POB OR 8074 P 1520

APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

Application Number: 2500337

Account Number	Certificate No.	Date	Legal Description
12-2881-100	2023/6754	06-01-2023	BEG AT SE COR OF SW 1/4 OF NE 1/4 OF SEC N 01 DEG 24 MIN 00 SEC E ALG E LI OF SW 1/4 OF NE 1/4 710 FT N 88 DEG 36 MIN 00 SEC W 25 FT TO W R/W LI OF A COUNTY RD AND POB CONT N 88 DEG 36 MIN 00 SEC W 295 FT N 01 DEG 24 MIN 00 SEC E 295 FT S 88 DEG 36 MIN 00 SEC E 295 FT TO W R/W LI OF COUNTY RD S 01 DEG 24 MIN 00 SEC W ALG SD W R/W LI 295 FT TO POB OR 8074 P 1520
agree to:			
pay any current to	·		
	nding tax certificates plus t and omitted taxes, plus i	-	
	ctor's fees, property inform	-	Clerk of the Court costs, charges and fees, and
Sheriff's costs, if a	applicable.		



Gary "Bubba" Peters Escambia County Property Appraiser

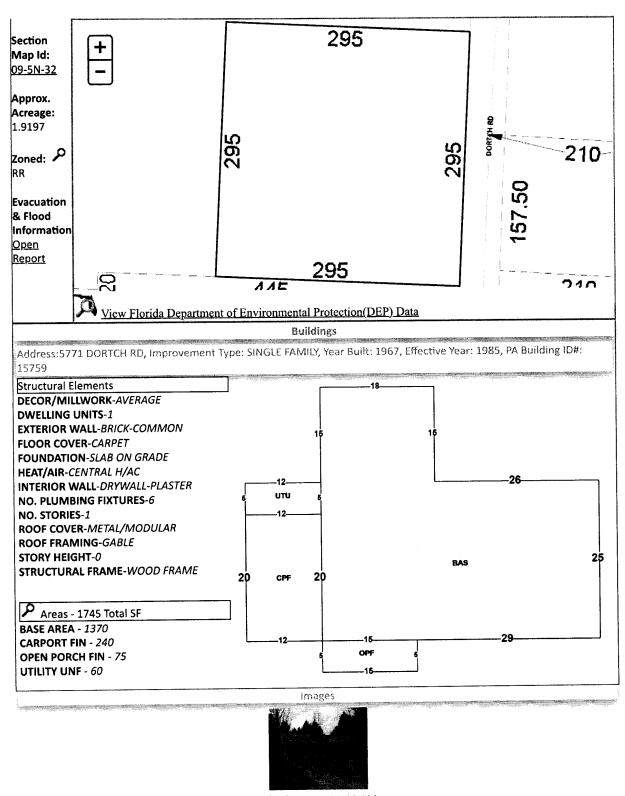
Real Estate Search

Tangible Property Search

Sale List

<u>Back</u>

Nav. Mode	Acco	unt \bigcirc Pa	rcel II	,					Printer Frie	endly Version
General Inform	ation					Assessn	nen t s			
Parcel ID:	095N3	32130100	0001	Section 1		Year	Land	imprv	Total	<u>Cap Val</u>
Account:	12288	122001100		2024	\$10,800	\$137,009	\$147,809	\$146,51		
Owners:	SQUIR			2023	\$10,800	\$131,445	\$142,245	\$142,24		
Mail:	5771 DORTCH RD CENTURY, FL 32535		2022	\$10,800	\$117,290	\$128,090	\$44,81			
Situs:	5771	5771 DORTCH RD 32535					Disclaime	er		
Use Code:	SINGLE FAMILY RESID 🔑					T F	•			
Taxing Authority:	COUN	TY MSTU				Tax Estimator				
Tax Inquiry:	<u>Open</u>	Tax Inqui	<u>ry Wir</u>	ndow		Change of Address File for Exemption(s) Online				
Tax Inquiry link			unsfo	rd	100					
Escambia Coun	ty Tax Co	llector	****	in			_			
							<u>Ke</u>	port Storm [<u>Jamage</u>	
Sales Data Tyr	pe List: 🗡)				II	ertified Roll E			
Sale Date Bo	Land Control of Contro	A THERE	Гуре	Multi Parcel	Records	PERMA		TION,SENIOR E	XEMPTION,TO	OTAL'&
03/28/2019 80	74 1520	\$43,000	WD	N	Ľ,		100			
10/10/2018 79	84 1893	\$2,200	WD	N	چ		escription			
•	76 1667	\$100		N	Ľ,	BEG AT SE COR OF SW 1/4 OF NE 1/4 OF SEC N 01 DEG 2 MIN 00 SEC E ALG E LI OF SW 1/4 OF NE 1/4 710 FT N 88 36 MIN P		1 DEG 24		
	767 262	\$2,000	WD	N	Ē,			FIN 88 DE		
•		• •								
01/1982 16	609 674	\$100		N	<u>D</u>					
,	507 399	\$100		N	C _o	34 37				
Official Record Escambia Cour Comptroller	s Inquiry aty Clerk (courtesy of of the Circ	of Pan cuit Co	n Childer: ourt and	S	METAL	eatures SHED	· · · · · · · · · · · · · · · · · · ·		
Francisco de la maria.						ـــاك				



1/21/2021 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# 2025038382 5/23/2025 1:41 PM
OFF REC BK: 9322 PG: 896 Doc Type: TDN

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** holder of **Tax Certificate No. 06754**, 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 SW 1/4 OF NE 1/4 OF SEC N 01 DEG 24 MIN 00 SEC E ALG E LI OF SW 1/4 OF NE 1/4 710 FT N 88 DEG 36 MIN 00 SEC W 25 FT TO W R/W LI OF A COUNTY RD AND POB CONT N 88 DEG 36 MIN 00 SEC W 295 FT N 01 DEG 24 MIN 00 SEC E 295 FT S 88 DEG 36 MIN 00 SEC E 295 FT TO W R/W LI OF COUNTY RD S 01 DEG 24 MIN 00 SEC W ALG SD W R/W LI 295 FT TO POB OR 8074 P 1520

SECTION 09, TOWNSHIP 5 N, RANGE 32 W

TAX ACCOUNT NUMBER 122881100 (1225-78)

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

ARLENE L SQUIRES

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.

COUNTY

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: 122881100 Certificate Number: 006754 of 2023

Date Of Redemption	8/1/2025	
Clerk's Check	1 Clerk's Total \$806.40	
Postage	\$0.00 Tax Deed Court Registry \$772.40	
5 N	ARLENE SQUIRES	^
Payor Name	5771 DORTCH RD CENTURY, FL 32535	V
		^
Notes		~
	Submit Reset Print Preview Print Receipt Commit Redemption	

PERDIDO TITLE SOLUTIONS

Precise · Professional · Proven

PROPERTY INFORMATION REPORT

3050 Concho Drive, Pensacola, Florida 32507 | Phone: 850-466-3077

THE ATTACHED REP	ORT IS ISSUED TO:			
SCOTT LUNSFORD, E	SCAMBIA COUNTY TA	X COLLECTOR		
TAX ACCOUNT #:	12-2881-100	CERTIFICATE #:	2023-675	<u> </u>
REPORT IS LIMITED 7	TITLE INSURANCE. TH FO THE PERSON(S) EXP RT AS THE RECIPIENT(RESSLY IDENTIFIED	BY NAME IN THE	PROPERTY
listing of the owner(s) of tax information and a lis	pared in accordance with the frecord of the land describe ting and copies of all open in the Official Record Bookse 2 herein.	ed herein together with c or unsatisfied leases, mo	urrent and delinquen rtgages, judgments a	t ad valorem and
and mineral or any subsu	to: Current year taxes; taxe urface rights of any kind or boundary line disputes.			
	ure or guarantee the validit ace policy, an opinion of tit			
Use of the term "Report"	' herein refers to the Prope	rty Information Report ar	nd the documents att	ached hereto.
Period Searched: Septem	iber 12, 2005 to and inclu	ding September 12, 202	Abstractor:	Pam Alvarez
BY				
Malphel				

Michael A. Campbell, As President

Dated: September 15, 2025

PROPERTY INFORMATION REPORT

CONTINUATION PAGE

September 15, 2025

Tax Account #: 12-2881-100

1. The Grantee(s) of the last deed(s) of record is/are: ARLENE L SQUIRES

By Virtue of Warranty Deed recorded 4/8/2019 in OR 8074/1520

- 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. Notice of Lien in favor of Emerald Coast Utilities Authority recorded 8/10/2021 OR 8594/64
- 4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 12-2881-100 Assessed Value: \$146,512.00

Exemptions: HOMESTEAD, SENIOR, TOTAL & PERMANENT

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

CERTIFICATION:	: PROPERTY INFORMATI	ON REPORT FOR TDA
CENTITICATION		ON NEI ONI FON IDA

TAX DEED SA	ALE DATE:	DEC 3, 2025				
TAX ACCOU	NT #:	12-2881-100				
CERTIFICAT	E #:	2023-6754				
those persons,	firms, and/or agencies having legal inter	the following is a list of names and addresses of rest in or claim against the above-described being submitted as proper notification of tax deed				
	Notify City of Pensacola, P.O. Box 12910 Notify Escambia County, 190 Governme Homestead for <u>2024</u> tax year.					
ARLENE L SO 5771 DORTCH CENTURY, F	H RD	EMERALD COAST UTILITIES AUTHORITY 9255 STURDEVANT STREET PENSACOLA, FL 32514-0311				

Certified and delivered to Escambia County Tax Collector, this 15th 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 15, 2025 Tax Account #:12-2881-100

LEGAL DESCRIPTION EXHIBIT "A"

BEG AT SE COR OF SW 1/4 OF NE 1/4 OF SEC N 01 DEG 24 MIN 00 SEC E ALG E LI OF SW 1/4 OF NE 1/4 710 FT N 88 DEG 36 MIN 00 SEC W 25 FT TO W R/W LI OF A COUNTY RD AND POB CONT N 88 DEG 36 MIN 00 SEC W 295 FT N 01 DEG 24 MIN 00 SEC E 295 FT S 88 DEG 36 MIN 00 SEC E 295 FT TO W R/W LI OF COUNTY RD S 01 DEG 24 MIN 00 SEC W ALG SD W R/W LI 295 FT TO POB OR 8074 P 1520

SECTION 09, TOWNSHIP 5 N, RANGE 32 W

TAX ACCOUNT NUMBER 12-2881-100(1225-78)

Recorded in Public Records 4/8/2019 10:05 AM OR Book 8074 Page 1520, Instrument #2019030280, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$10.00 Deed Stamps \$301.00



THIS INSTRUMENT PREPARED BY AND RETURN TO:

SURETY LAND TITLE OF FLORIDA, LLC 850/476/5695
353 WEST NINE MILE ROAD SUITE D
PENSACOLA, FLORIDA 32534
Property Appraises Farcel Identification (Folio) Number: 095N323301000001
Understand to the issuance of a title insurance policy

WARRANTY DEED

SPACE ABOVE THIS LINE FOR RECORDING DATA

WISE WADD ANT WINE made the 21th in the Moreh 1010 by Dalawing Vade

THIS WARRANTY BEED, made the day of March, 2019 by Delaware Federal Protection, LLC as Trustee of the 5771 Dortch Rd Trust dated October 1, 2018, whose post office address is P. O. Box 149717, Oriando, FL 32814 herein called the grantors, to Arlene L. Squires, a single woman whose post office address is 5771 Dortch Road, Century, FL 32838, hereinafter called the Grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

WITNESSETH: That the grantors, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in ESCAMBIA County, State of Florida, viz.:

Commencing at the Southeast corner of the Southwest 1/4 of the Northeast 1/4, Section 9, Township 5 North, Range 32 West, Escatabla County, Florida; theuse North 01 degrees 24 minutes 00 seconds East along the East line of said Southwest 1/4 of the Northeast 1/4, 710.00 feet; thence North 88 degrees 36 minutes 00 seconds West 25.00 feet to the West right of way line of a County Road and the Point of Beginning; thence continue North 88 degrees 36 minutes 90 seconds West, 295.00 feet; thence North 01 degrees 24 minutes 90 seconds East, 295.00 feet; thence South 88 degrees 36 minutes 90 seconds East, 295.00 feet to the aforementioned West right of way line of a County Road; thence South 01 degrees 24 minutes 90 seconds along said West right of way line 295.00 feet to the Point of Reginning.

Subject to casements, restrictions and reservations of record and taxes for the year 2019 and thereafter.

TOGETHER, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND, the grantors hereby covenant with said grantee that the grantors are lawfully seized of said land in fee simple; that the grantors have good right and lawful authority to sell and convey said land, and hereby warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances, except taxes accraing subsequent to December 31, 2018.

IN WITNESS WHEREOF, the said grantors have signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Witness #1 Signature

Belaware Federal Protection, LLC as Trustee of the 5771 Bortch Rd Land Trust dated October 1, 2018

Witness #2 Signature

Witness #2 Printed Name

STATE OF FLORIDA

COUNTY OF Seminole

The foregoing instrument was acknowledged before me this 28th day of March, 2019 by Delaware Federal Protection, LLC as Trustee of the 5771 Dortch Rd Trust dated October 1, 2018 by: Anthony Prisciandaro, Mang Mbr. who are personally known to me or have produced as identification.

HONG MAI VU
Notary Public - State of Florida
Commission # GG 011427
My Comm. Expires Aug 10, 2020
Bonded through National Notary Assn.

Notary Public Hong Mai Vu Printed Notary Name

My Commission Expires: 08/10/2020

File No.: 1902221.F

Recorded in Public Records 8/10/2021 4:00 PM OR Book 8594 Page 64, Instrument #2021088377, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$10.00

> This Instrument Was Prepared By And Is To Be Returned To: PROCESSING **Emerald Coast Utilities Authority** 9255 Sturdevant Street Pensacola, Florida 32514-0311

NOTICE OF LIEN



Revised 05/31/11

STATE OF FLORIDA COUNTY OF ESCAMBIA

Customer: SQUIRES ARLENE L

Account Number: 428488 - 150399

My Commit Existes Aug

Bonded through National Notary A

Amount of Lien: \$94.35

Notice is hereby given that the EMERALD COAST UTILITES AUTHORITY has a lien against the following described real property situated in Escambia County, Florida, for water, wastewater and/or sanitation service provided to the following customer:

BEG AT SE COR OF SW 1/4 OF NE 1/4 OF SEC N 01 DEG 24 MIN 00 SEC E ALG E LI OF SW 1/4 OF NE 1/4

any, which may accrue subsequent to the date of this notice and simple interest on unpaid

charges at 18 percent per annum, or at such lesser rate as may be allowed by law.

_____, together with additional unpaid utility service charges, if

This lime to t		, , , ,	Towca by law.
of Florida, as amended an this lien shall be prior to county, and municipal tax municipal taxes.			utes, Chapter 92-248, Lav on 87-10, as amended, an s except the lien of state of such state, county, an
Provided however, that if deed recorded in the publinstrument, or if the interwhich notice of lis pendens be void and of no effect.			
Dated: 07/23/21			
STATE OF FLORIDA COUNTY OF ESCAMBIA The foregoing instrumed JULY , Z Coast Utilities Authority, who	BY; nt was acknowledged	before mo	this 23RD day of of the Emerald
Notary Public - Sta Commission a O My Control Express	Y PACE Nota	Public - State	