

### **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

0126.34

Part 1: Tax Deed	Application infor	mation					0140.34	
Applicant Name Applicant Address	KEYS FUNDING LLC - 2023 PO BOX 71540					lion date	Apr 21, 2025	
PHILADELPHIA, PA 19176-1540  Property DUBOSE VIOLETTA 120/1320 INT DUBOSE ROBERT L 120/1320 INT Certificate #					ate#	2023 / 6956		
	C/O LISA L HARRIS 128 HARVEST LAN WINDSOR, CT 06 611 W JACKSON S 13-1702-000 S 30 FT OF N 150 I E 175 FT OF N 150 I TRACT OR 1 (Full I	IE 6095 ST FT OF E 1: FT BEL N	O BLK 78 I		Date ce	rtificate issued	06/01/2023	
Part 2: Certificat	es Owned by App	licant an	d Filed wi	th Tax Deed	Applica	tion .		
Column 1 Certificate Numbe	Columi Date of Certifi			olumn 3 unt of Certificate		Column 4 Interest	Column 5: Total (Column 3 + Column 4)	
# 2023/6956	06/01/2		1 2337 1110	3,307.75		165.39		
						→Part 2: Total*	3,473.14	
Part 3: Other Cer	rtificates Redeem	ed by Ap	plicant (O	ther than Co	unty)			
Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Face A	umn 3 Amount of Certificate	Column 4 Tax Collector's I	Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)	
# 2024/7075	06/01/2024		4,264.32		6.25	312.72	4,583.29	
					•	Part 3: Total*	4,583.29	
Part 4: Tax Colle	ector Certified Am	ounts (L	ines 1-7)					
1. Cost of all cert	ificates in applicant's	possessio	n and other			y applicant Parts 2 + 3 above)	8,056.43	
2. Delinquent tax	es paid by the applic	ant					0.00	
3. Current taxes	paid by the applicant						4,047.85	
4. Property inform	nation report fee						200.00	
5. Tax deed appl	ication fee						175.00	
6. Interest accrue	ed by tax collector un	der s.197.	542, F.S. (s	ee Tax Collecto	r Instruct	ions, page 2)	0.00	
7.			····		Total	Paid (Lines 1-6)	12,479.28	
	nformation is true and d that the property in				y informa	tion report fee, ar	nd tax collector's fees	
Sign here:						Escambia, Florid	la	

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	here: Date of sale 01/07/2026  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.

S 30 FT OF N 150 FT OF E 125 FT AND W 50 FT OF E 175 FT OF N 150 FT BEL NO BLK 78 BELMONT TRACT OR 1785 P 9 OR 1900 P 775 OR 8708 P 386 OR 8787 P 677 CA 95

### **APPLICATION FOR TAX DEED**

Section 197.502, Florida Statutes

Application Number: 2500466

To: Tax Collector of ESC	AMBIA COUNTY	_, Florida	
I, KEYS FUNDING LLC - 2023 PO BOX 71540 PHILADELPHIA, PA 19176-15 hold the listed tax certificate a	•	e same to the Tax	Collector and make tax deed application thereon
Account Number	Certificate No.	Date	Legal Description
13-1702-000	2023/6956	06-01-2023	S 30 FT OF N 150 FT OF E 125 FT AND W 50 FT OF E 175 FT OF N 150 FT BEL NO BLK 78 BELMONT TRACT OR 1785 P 9 OR 1900 P 775 OR 8708 P 386 OR 8787 P 677 CA 95
I agree to:  • pay any current taxe  • redeem all outstand	es, if due and ing tax certificates plus	interest not in my	possession, and
pay all delinquent as	nd omitted taxes, plus i	nterest covering th	e property.
<ul> <li>pay all Tax Collector Sheriff's costs, if app</li> </ul>		ation report costs, (	Clerk of the Court costs, charges and fees, and
Attached is the tax sale certification which are in my possession.	cate on which this appli	cation is based and	d all other certificates of the same legal description
Electronic signature on file KEYS FUNDING LLC - 2023 PO BOX 71540 PHILADELPHIA, PA 1917			
FINLADELFRIA, PA 1917	U-10 <del>4</del> U		04-21-2025 Application Date
Applicar	nt's signature		Application Date



**Parcel Information** 

# Gary "Bubba" Peters Escambia County Property Appraiser

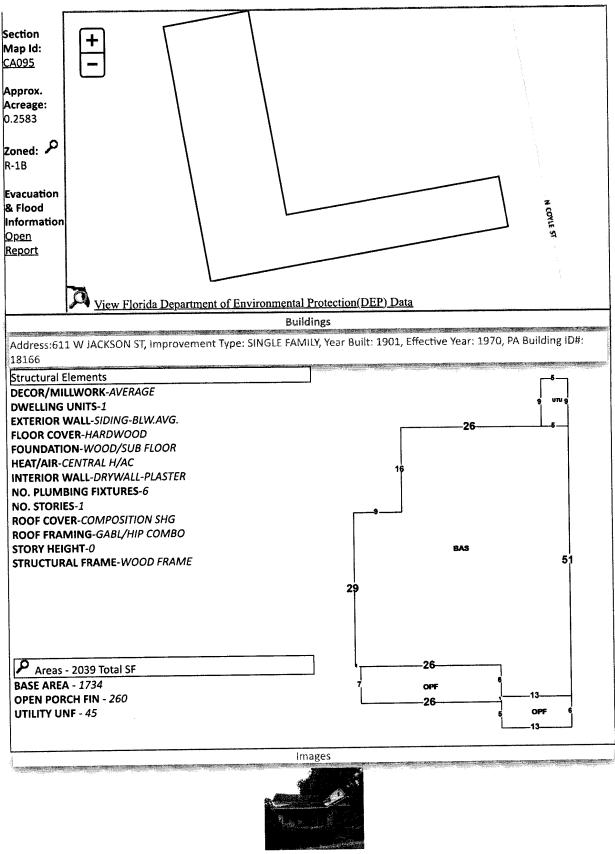
**Real Estate Search** 

**Tangible Property Search** 

Sale List

<u>Back</u>

◆ Nav. Mode						Printer Frie	endly Version				
General Infor	mation	,			-	Assessr	nents				
Parcel ID:	00050090	100050	78	And the same		Year	Land	Imprv	Total	<u>Cap Val</u>	
Account:	13170200	0				2024	\$106,875	\$123,470	\$230,345	\$230,345	
Owners:	DUBOSE V	IOLETT/	A 120/	1320 INT		2023	\$106,875	\$116,878	\$223,753	\$223,753	
	DUBOSE R					2022	\$106,875	\$105,848	\$212,723	\$151,846	
				20/1320 INT .320 INT ₽							
Mail:	C/O LISA L			1320 1111				Disclaime	er		
iviaii:	128 HARV										
	WINDSOR	, CT 060	95				44	Tax Estima	tor	.,	
Situs:	611 W JACKSON ST 32501			Change of Address							
Use Code:	SINGLE FAMILY RESID 🔑										
Taxing Authority:	PENSACOLA CITY LIMITS			File for Exemption(s) Online							
Tax Inquiry:				Report Storm Damage							
Tax Inquiry lir			Lunsfo	ord							
Escambia Cou	unty Tax Col	lector									
Sales Data T	ype List: 🗡	)	22-12-00			2024 C	ertified Roll E	xemptions			
			Type N	Aulti Parcel F	Records	None				A PART CONTRACTOR	
05/18/2022	8787 677	\$100	OT	Y	C <sub>o</sub>	Legal C	escription		- Marker I - 1884	1 200	
01/18/2022	8708 386	\$100	CJ	Y	۵	S 30 FT OF N 150 FT OF E 125 FT AND W 50 FT OF E 175 FT					
04/1984	-		D <sub>o</sub>	OF N 150 FT BEL NO BLK 78 BELMONT TRACT OR 1785 P 9							
07/1983	1785 9	\$100	CJ	Υ	Ē,	OR	Þ				
Official Reco						Extra F	eatures	**************************************	910°.		
Escambia Co	unty Clerk o	f the Ci	rcuit Co	ourt and		вьоск	BRICK BUILD	ING			
Comptroller						JL	•			eractive Ma	



6/29/2016 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.

Escambia County Property Appraiser - Owner Listing Parcel ID: 000S009010005078/ Account: 131702000

DUBOSE VIOLETTA 120/1320 INT DUBOSE ROBERT L 120/1320 INT DUBOSE THEODORE C 120/1320 INT DUBOSE RICHARD 120/1320 INT TERRY EVER CAROL D 120/1320 INT DUBOSE WILLIAM M 120/1320 INT HARRISON KATHERLYN E 120/1320 INT DUBOSE JEANETTE 120/1320 INT DUBOSE JOSEPH W 120/1320 INT DUBOSE CHARLES 120/1320 INT HARRISON KATHERLYN DUBOSE 24/1320 INT HENDERSON BRENDYL JOANN 12/1320 INT DUBOSE MICHAEL J 12/1320 INT DUBOSE LORI 12/1320 INT DUBOSE TRACEY DELORES 4/1320 INT DICKERSON DEREK ANTHONY 4/1320 INT DUBOSE CARLA MARIE 4/1320 INT CHEATHAM SHELLI D 8/1320 INT YAMINI JANICE 8/1320 INT SMITH KATRINA DUBOSE 8/1320 INT COLEMAN GLORIA ANTIONETTE EST OF 6/1320 INT **DUBOSE VIOLETTA 6/1320 INT** DUBOSE EVER CAROL 6/1320 INT **DUBOSE NAT SANFRE 3/1320 INT DUBOSE KALIMBA ALIA 3/1320 INT** 

Pam Childers CLERK OF THE CIRCUIT COURT ESCAMBIA COUNTY FLORIDA INST# 2025037230 5/20/2025 3:48 PM OFF REC BK: 9320 PG: 848 Doc Type: TDN

# NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, That **KEYS FUNDING LLC** holder of **Tax Certificate No. 06956**, 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:

S 30 FT OF N 150 FT OF E 125 FT AND W 50 FT OF E 175 FT OF N 150 FT BEL NO BLK 78 BELMONT TRACT OR 1785 P 9 OR 1900 P 775 OR 8708 P 386 OR 8787 P 677 CA 95

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 131702000 (0126-34)

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

VIOLETTA DUBOSE 120/1320 INT and ROBERT L DUBOSE 120/1320 INT and THEODORE C DUBOSE 120/1320 INT and RICHARD DUBOSE 120/1320 INT and CAROL D TERRY EVER 120/1320 INT and WILLIAM M DUBOSE 120/1320 INT and KATHERLYN E HARRISON 120/1320 INT and JEANETTE DUBOSE 120/1320 INT and JOSEPH W DUBOSE 120/1320 INT and CHARLES DUBOSE 120/1320 INT and KATHERLYN DUBOSE HARRISON 24/1320 INT and BRENDYL JOANN HENDERSON 12/1320 INT and MICHAEL J DUBOSE 12/1320 INT and LORI DUBOSE 12/1320 INT and TRACEY DELORES DUBOSE 4/1320 INT and DEREK ANTHONY DICKERSON 4/1320 INT and CARLA MARIE DUBOSE 4/1320 INT and SHELLI D CHEATHAM 8/1320 INT and JANICE YAMINI 8/1320 INT and KATRINA DUBOSE SMITH 8/1320 INT and GLORIA ANTIONETTE COLEMAN EST OF 6/1320 INT and VIOLETTA DUBOSE 6/1320 INT and CAROL DUBOSE EVER 6/1320 INT and NAT SANFRE DUBOSE 3/1320 INT and KALIMBA ALIA DUBOSE 3/1320 INT

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 January, which is the 7th day of January 2026.

Dated this 20th 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 COMP ROLL

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: 131702000 Certificate Number: 006956 of 2023

Date Of Redemption Clerk's Check	7/29/2025	
Postage	\$0.00 Tax Deed Court Registry \$783.20	
Payor Name	MICHAEL J DUBOSE 128 HARVEST LN WINDSOR CT 06095	<b>^</b>
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	REPORT IS ISSUED TO:			
SCOTT LUNSFOR	D, ESCAMBIA COUNTY TAX	COLLECTOR		
TAX ACCOUNT #	: 13-1702-000	CERTIFICATE #:	2023-69	56
REPORT IS LIMIT	NOT TITLE INSURANCE. THE TED TO THE PERSON(S) EXPRI EPORT AS THE RECIPIENT(S)	ESSLY IDENTIFIED B	Y NAME IN THE	E PROPERTY
listing of the owner tax information and	t prepared in accordance with the (s) of record of the land described a listing and copies of all open or rded in the Official Record Books n page 2 herein.	herein together with cur unsatisfied leases, mort	rent and delinque gages, judgments	nt ad valorem and
and mineral or any	ject to: Current year taxes; taxes a subsurface rights of any kind or na rlaps, boundary line disputes.			
	ot insure or guarantee the validity surance policy, an opinion of title			
Use of the term "Re	eport" herein refers to the Property	Information Report and	I the documents a	tached hereto.
Period Searched:	October 16, 2025 to and includi	ng October 16, 2025	Abstractor:	Andrew Hunt
BY				
Malph				

Michael A. Campbell, As President

Dated: October 19, 2025

#### PROPERTY INFORMATION REPORT

**CONTINUATION PAGE** 

October 19, 2025

Tax Account #: 13-1702-000

1. The Grantee(s) of the last deed(s) of record is/are: VIOLETTA DUBOSE, ROBERT L DUBOSE, THEODORE C DUBOSE, RICHARD DUBOSE, EVER CAROL DUBOSE TERRY, WILLIAM M DUBOSE, KATHERLYN E HARRISON, JEANETTE DUBOSE, THE ESTATE OF JOSEPH W DUBOSE, CHARLES DUBOSE, KATHERLYN DUBOSE HARRISON, BRENDLYN JOANN HENDERSON, MICHAEL J DUBOSE, LORI DUBOSE, TRACEY DELORES DUBOSE, DEREK ANTHONY DICKERSON, CARLA MARIE DUBOSE, SHELLY D CHEATHAM, JANICE YAMINI, KATRINA DUBOSE SMITH, THE ESTATE OF GLORIA ANTIONETTE COLEMAN, NAT SANFRE DUBOSE, AND KALIMBA ALIA DUBOSE

By Virtue of Personal Representative's Deed recorded 7/11/1983 in OR 1785/9 together with Corrected

Personal Representative's Deed recorded 4/19/1984, Personal Representative's Release and Distribution of Real Property recorded 1/25/2022 in OR 8708/386, Death Certificate recorded 5/18/2022 in OR 8787/677, and Death Certificate recorded 2/5/2016 in OR 7474/1166

ABSTRACTOR'S NOTE: PERSONAL REPRESENTATIVE'S DEED DEEDS TO 11 PEOPLE WITH NO PERCENTAGE OF INTEREST. WE FIND NO PROBATE ON RICHARD DUBOSE, WILLIAM M. DUBOSE, JOSEPH W. DUBOSE ALL WHO WERE MENTIONED AS DECEASED IN EVELYN DUBOSE'S PROBATE. WE ALSO FOUND NO PROBATE FOR AARON DUBOSE, XANDRA E. DUBOSE OR GLORIA ANTOINETTE COLEMAN MENTIONED AS DECEASED IN EVELYN DUBOSE' PROBATE. WE DO FIND DEATH CERTIFICATE ON GLORIA COLEMAN AND HAVE ADDED HER SON RALPH EDWARD SPATES' ESTATE AS HE WAS AN INFORMANT ON HER DEATH CERTIFICATE FOR NOTICE AND WE FOUND A DEATH CERTIFICATE ON RALPH EDWARD SPATES IN OR 9318/593 BUT NO PROBATE.

- 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 Arrow Financial Services, LLC, Assignee of Washington Mutual Bank recorded 6/26/2009 OR 6477/240
  - b. Federal Tax Lien in favor of Internal Revenue Service recorded 3/22/2011 OR 6701/1250
  - c. Judgment in favor of Portfolio Recovery Associates, LLC recorded 11/2/2020 OR 8395/521
  - d. Judgment in favor of Cavalry SPV I, LLC as assignee of Synchrony Bank recorded 1/11/2022 OR 8700/1930
  - e. Judgment in favor of Escambia County recorded 2/2/2007 OR 6079/1753
  - f. Judgment in favor of Victor Agadzi and Marina Agadzi recorded 8/22/2014 OR 7215/1279
- 4. Taxes:

Taxes for the year(s) NONE are delinquent.

Tax Account #: 13-1702-000 Assessed Value: \$230,545.00

**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

**CERTIFICATION: PROPERTY INFORMATION REPORT FOR TDA** 

TAX DEED SALE DATE:	JAN 7, 2026
TAX ACCOUNT #:	13-1702-000
CERTIFICATE #:	2023-6956
In compliance with Section 197.522, Flo	orida Statutes, the following is a list of names and addresses of
those persons, firms, and/or agencies ha	aving legal interest in or claim against the above-described
property. The above-referenced tax sale	e certificate is being submitted as proper notification of tax deed
sale.	8 1 1
YES NO	
Notify City of Pensacola,	P.O. Box 12910, 32521
	190 Governmental Center, 32502
Homestead for 2025 tax	
	- 5
VIOLETTA DUBOSE, ROBERT L DI	JBOSE, THEODORE C DUBOSE, ESTATE OF RICHARD
of the state of th	ERRY, WILLIAM M DUBOSE, KATHERLYN E HARRISON,
,	OF JOSEPH W DUBOSE, CHARLES DUBOSE, KATHERLYN
	OANN HENDERSON, MICHAEL J DUBOSE, LORI DUBOSE,
,	CK ANTHONY DICKERSON, CARLA MARIE DUBOSE,
,	AMINI, KATRINA DUBOSE SMITH, THE ESTATE OF
,	NAT SANFRE DUBOSE, AND KALIMBA ALIA DUBOSE
	SPATES, ESTATE OF AARON DUBOSE, ESTATE OF
XANDRA E. DUBOSE	STATES, ESTATE OF AARON DODOSE, ESTATE OF
C/O LISA L HARRISON	
128 HARVEST LN	
WINDSOD CT 06005	

VIOLETTA DUBOSE, ROBERT L DUBOSE, THEODORE C DUBOSE, ESTATE OF RICHARD DUBOSE, EVER CAROL DUBOSE TERRY, WILLIAM M DUBOSE, KATHERLYN E HARRISON, JEANETTE DUBOSE, THE ESTATE OF JOSEPH W DUBOSE, CHARLES DUBOSE, KATHERLYN DUBOSE HARRISON, BRENDLYN JOANN HENDERSON, MICHAEL J DUBOSE, LORI DUBOSE, TRACEY DELORES DUBOSE, DEREK ANTHONY DICKERSON, CARLA MARIE DUBOSE, SHELLY D CHEATHAM, JANICE YAMINI, KATRINA DUBOSE SMITH, THE ESTATE OF GLORIA ANTIONETTE COLEMAN, NAT SANFRE DUBOSE, AND KALIMBA ALIA DUBOSE AND ESTATE OF RALPH EDWARD SPATES, ESTATE OF AARON DUBOSE ESTATE OF XANDRA E. DUBOSE

611 W JACKSON ST

PENSACOLA, FL 32501

**CONTINUED ON PAGE 4** 

#### **CONTINUED FROM PAGE 3**

CHARLES DUBOSE AND
ROBERT L DUBOSE
620 E 83RD PL
CHICAGO, IL 60619
RICHARD DUBOSE
1401 W JACKSON ST
PENSACOLA, FL 32501
VIOLETTA DUBOSE
1702 SUMMIT PL NW #305
WASHINGTON DC 20009

EVER CAROL D TERRY WILLIAM DUBOSE KATHERLYN E HARRISON
3232 7TH ST NE #834 325 W JACKSON ST 29 WOOLAM RD
WASHINGTON DC 20017 PENSACOLA, FL 32501 WAREHOUSE POINT, CN 06088

JEANETTE DUBOSE

737 SOUTH LONGWOOD

691 W BROAD ST

LOS ANGELES, CA 90005

PENSACOLA, FL 32503

PENSACOLA, FL 32501

ARROW FINANCIAL SERVICES LLC ASSIGNEE
WASHINGTON MUTUAL BANK
5996 W TOUGHY AVE
NILES, IL 60715
DEPARTMENT OF TREASURY
INTERNAL REVENUE SERVICE
400 W BAY ST STE 35045
JACKSONVILLE, FL 32202-4437

ROBERT L DUBOSE
6800 CHAPEL ST
PENSACOLA, FL 32504-7020
ROBERT DUBOSE
3413 W BOBE ST
PENSACOLA, FL 32505-5403
PENSACOLA, FL 32505-5403
PENSACOLA, FL 32051

PORTFOLIO RECOVERY ASSOCIATES, LLC
120 CORPORATE BLVD
NORFOLK, VA 32502

CALVARY SPV I LLC ASSIGNEE OF
SYNCHRONY BANK
500 SUMMITT LAKE DR STE 400
VALHALLA, NY 10595

VICTOR AGADZI AND
MARINA AGADZI
1993 CROWN POINTE BLVD
PENSACOLA, FL 32506

GLORIA COLEMAN
752 LADNER DR
PENSACOLA, FL 32505

Certified and delivered to Escambia County Tax Collector, this 20th day of October 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

October 19, 2025 Tax Account #:13-1702-000

# LEGAL DESCRIPTION EXHIBIT "A"

S 30 FT OF N 150 FT OF E 125 FT AND W 50 FT OF E 175 FT OF N 150 FT BEL NO BLK 78 BELMONT TRACT OR 1785 P 9 OR 1900 P 775 OR 8708 P 386 OR 8787 P 677 CA 95

SECTION 00, TOWNSHIP 0 S, RANGE 00 W

TAX ACCOUNT NUMBER 13-1702-000(0126-34)

#### PERSONAL REPRESENTATIVE'S DEED

CORP.

THIS PERSONAL REPRESENTATIVE'S DEED, made this 11 day of July, 1983, between THEODORE C. DuBOSE, as Personal Representative of the Estate of SADYE E. PRYOR, deceased, hereinafter called Grantor, and the beneficiaries, hereinafter called Grantees, whose names and addresses are:

Theodore C. DuBose 611 W. Jackson St. Pensacola, FL 32503

Richard DuBose 1401 W. Jackson St. Pensacola, EL 32501 \_.

Ever Carol D. Terry 3232 7th St., N.E. Apartment EB34 Washington, DC 20017

Katherlyn E. Harrison -29 Woolam Road Warehouse Point, CN 06088

Jeanette DuBose 737 South Longwood Los Angeles, CA 90005

Charles DuBose 620 E. 83rd Place Chicago, IL 60619

WITHESSETH:

Pobert L. Dullose 620 E. 83rd Place Chicago, IL 60619

Violetta DuBose 1702 Summit Place, N.W. Apartment #105 Washington, DC 20009

William M. DuBose 325 W. Jackson St. Pensacola, FL 32501

Evelyn DuBose 53 Mallard Dr. Farmington, CN 06085

Joseph W. DuBose 691 W. Broad St. Pensacola, FL

That the Grantor, Theodore C. DuBose, Personal Representative of the Estate of Sadye E. Pryor, deceased, by petition applied to the Circuit Court in and for Escambia County, Florida for authority to convey by Personal Representative's Deed certain real property in Escambia County, Florida, that on the 22nd day of June, 1983, an Order was entered on Petition in the Circuit Court in and for Escambia County, Florida, under file number 77-476-CP-03, authorizing the Personal Representative to execute and transfer to grantees real property hereinafter below described, and in compliance with said Order and in consideration of the premises and in consideration of the sum of \$10.00 and other valuable considerations, the receipt whereby is hereby acknowledged, said Grantor, Theodore C. DuBose, as Personal Representative of the Estate of Sadye C. Pryor, deceased, hereby grants, bargains, conveys and delivers to Grantees, their heirs, successors and assigns, forever, the following described real property situate, lying and being in the County of Escambia, State of Florida, to-wit:

STATE OF FLO

Order: 2026-JAN-7 Doc: FLESCA:1785-00009 Requested By: AndrewHunt, Printed: 9/17/2025 9:57 AM

- a. South 30 Feet of North 150 Feet of East 125 Feet and West 50 Feet of East 175 Feet of North 150 Feet BRL NO Blk 78, Belmont Tract, described fully on tax roll;
- b. Lot 2, Block &, Van Kirk Subdivision;
- c. Lot 8, Block 17, Van Kirk Subdivision.

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

TO MAVE AND TO HOLD the same unto the said Grantees, their heirs, successors and assigns, in fee simple forever.

And the said Grantor hereby covenants to and with the said Grantees, their heirs, successors and assigns, that in all things preliminary to and in and about this conveyance, the Order of said Court, and the laws of the State of Florida, have been complied with in all respects.

IN WITNESS WHEREOF, the said Grantor has hereunto set his hand and seal on the day and year first above written.

CHEODORE C. DUBOSE, as Personal Representative of the Estate of Sadye E. Pryor, deceased.

Signed, sealed and delivered in the presence of:

Blaces E. Harris Julia 1. Ha J

STATE OF FLORIDA --) COUNTY OF ESCAMBIA ) 2 2 2 3 2 2 WINDS OF THE PUBLIC RECORDS OF T

I HEREBY CERTIFY that on this day, personally appeared before me, an officer duly authorized to administer oaths and take acknow-ledgements, THEODORE C. DuBOSE, as Personal Representative of the Estate of Sadye E. Pryor, deceased, to me well known and known to me to be the person described in and who executed the same freely and Juntarily for the uses and purposes therein expressed and in the capacity as set forth therein.

WITNESS my hand and official seal this // nr day of July, 1981, Pensacola, Escambia County, Florida.

Ly Public - State of Florida

Frepared out
Julian A. Harris, Ir.
P. O. Bex 2807
Pensacola, FL 32503

Order: 2026-JAN-7 Doc: FLESCA:1785-00009



### \$\$ 1900 mg 775

## CORRECTED PERSONAL REPRESENTATIVE'S DEED

THIS PERSONAL REPRESENTATIVE'S DRED, made this 1974 day of April, 1984, between THEODORE C DuBOSE, as Personal Representative of the Estate of SADYE E FRYOR, deceased, hereinafter called Grantor, and the beneficiaries, hereinafter called Grantees, whose names and addresses are:

Theodore C. DuBose 611 N Jackson St. Pensacola, FL 32501

Richard DuBose 1401 W. Jackson St Pensacola, F. 31501

Ever Carol D. Terry 3232 7th St , N E Washington, DC 20017

Katherlyn E Harrison 29 Woolam Road Warehouse Point, CN 06088

Jeanette DuBose 737 South Longwood Los Angeles, CA 90005

Charles DuBose 620 E. 83rd Place Chicago, IL 60619 Qobert L DuBose
620 E. 83rd Place
Chicago, IL 60619

Violetta DuBose 1702 Surmit Place N W Apartment #305 Washington, DC 20009

71111am M DuMose 325 M. Jackson St. Pensacola, FL 32501

Evelyn DuBose 53 Mullard Dr Farmington, CM 06085

Joseph V DuBose 691 W. Broad St Pensacola, FL



That the Grantor, Theodore C OuBose, Personal Pepresentative or the Estate of Sadye F. Pryor, deceased, by petition applied to the Circuit Court in and for Escambia County, Florida for authority to convey by Personal Representative's Deed certain real property in Escambia County, Florida, that on the 22nd day of June 1983, an Order was entered on Petition in the Circuit Court in and for Escambia County, Florida, under tile number 77-476-CP-03, authorizing the Personal Reoresentative to execute and transfer to grantees real property hereinafter below described, and in compliance with said Order and in consideration of the premises and ir consideration of the sum of J10 00 and other valuable considerations, the receipt whereby is hereby acknowledged, said Grantor, Theodore C. DuBose, as Personal Representative of the Estate of Sadye E. Pryor, deceased, hereby grants, bargains, conveys and delivers to Grantees, their heirs, successors and assigns forever, the following described real property - trate, lying and being in the County of Escambia, State of Florida, to wit-



Order: 2026-JAN-7 Doc: FLESCA:1900-00775 Requested By: AndrewHunt, Printed: 9/17/2025 9:59 AM

#### 學1900元76

- a South 30 Feet of North 150 Feet of East 125 Feet and West 50 Feet of East 175 Feet of North 150 Feet AEL NO Blk 178, Belmont Tract, described fully on tax roll.
- b. Lot 2. Block 5, Van Kirk Subdivision-
- c Lots 3, 4 and 11, Block 17, Van Firk Subdivision, as recorded in Deld Book 295 page 475

TOGETHER with all and singular the tenements, hereditaments and appurtenances thecrusto belonging or in anywise appertaining

TO HAVE AND TO MOLD the same unto the said Grantees, their heirs, successors and assigns, in fee simple forever.

And the said Grantor hereby covenants to and with the said Grantees, their heirs, successors and assigns, that in all things preliminary to and in and about this conveyance, the Order of said Court, and the laws of the State of Clorida, have been complied with in all respects

IN WITNESS WHEREOF, the said Grantor has hereunto set his hand and seal on the day and year first above written.

THEODORE C DUBOSE, as Personal Representative of the Estate of Sadye S Pryor, deceased

Signed, sealed and delivered

The presence of:

STATE OF FLORIDA )
COUNTY OF ESCAMBIA )

285376 Mrn Howy

I HEREBY CERTIFY that on this day, personally appeared before me, an officer duly authorized to administer oaths and take acknowledgements, THEODORE C DUBOSE, as Personal Representative of the Estate of Sadye E. Pryor, deceased, to me well known and known to me to be the person described in and who executed the same freely and voluntarily for the uses and purposes therein expressed and in the capacity as set forth therein

WITNESS my hand and official seal this /7" day of April, 1984, Pensacola, Escamba County, Florida

Botary Public - State of Florida

Prepared by
Jalian A. Harris Jr
901 N Reus SC
7 C Sox 2807
Pensacola, FL 30513

437 24

Order: 2026-JAN-7 Doc: FLESCA:1900-00775 Page 2 of 2

MATERIAL STOP SOCIETY STOP STORE STO

Requested By: AndrewHunt, Printed: 9/17/2025 9:59 AM

Recorded in Public Records 06/26/2009 at 04:13 PM OR Book 6477 Page 240, Instrument #2009043081, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

ERNIE LEE MAGAHA LERK OF CIRCUIT COURT 190 AMBIA OR 1910 FI

2009 JUN 25 A 9:33

COUNTY CIVIL DIVISION FILED & RECOPDED

85277977.001/D453F/05/06/2009/CID#4185863663658284/40117390

IN THE COUNTY COURT IN THE 1ST JUDICIAL CIRCUIT IN AND FOR ESCAMBIA COUNTY, FLORIDA

ARROW FINANCIAL SERVICES, LLC. ASSIGNEE OF WASHINGTON MUTUAL BANK Plaintiff, CASE NUMBER: 2009-CC-001143 VS. ROBERT DUBOSE Defendant(s). DEFAULT FINAL JUDGMENT THIS ACTION, was heard after entry of default against the Defendant(s) and; IT IS HEREBY ORDERED AND ADJUDGED, that the Plaintiff, ARROW FINANCIAL SERVICES, LLC. ASSIGNEE OF WASHINGTON MUTUAL BANK, hereby recovers from the Defendant(s), ROBERT DUBOSE, the principal sum of \$3130.34, with court costs in the sum of \$330.00, and attorney's fees in the amount of \$0.00 and pre-judgment interest in the amount of \$402.06 all which shall bear interest at the rate of percent per year until paid in full as provided by Florida Statute 55.03, for all of which let execution issue. DONE AND ORDERED, in Chambers, ESCAMBIA County, Florida, this 24 day of JUNE Conformed Copies to: To: The Plaintiff at: 5996 W. TOUHY AVE., NILES IL 60714 To: Law Offices of Stanley B. Erskine (Fla Bar ID# 264547) & Andrew D. Fleisher (Fla Bar ID# 260355) Attorney for Plaintiff 55 Weston Road, Suite 300, Fort Lauderdale, Florida 33326 (954)384-1490 To: The Defendant at 3413 W. BOBE ST., PENSACOLA, FL 32505-5403 I hereby certify that a copy of the above judgment was mailed to each of the above parties on the above date: By: Court Assistant or Deputy Court Clerk

Case: 2009 CC 001143

00045575343

Dkt: CC1036 Pg#:

Recorded in Public Records 03/22/2011 at 12:12 PM OR Book 6701 Page 1250, Instrument #2011018452, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL Recording \$10.00

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Recorded in Public Records 11/2/2020 9:01 AM OR Book 8395 Page 521, Instrument #2020092040, Pam Childers Clerk of the Circuit Court Escambia County, FL

Filing # 115617101 E-Filed 10/26/2020 03:43:17 PM

IN THE COUNTY COURT

IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NO.: 2019 SC 004257

PORTFOLIO RECOVERY ASSOCIATES, LLC 120 Corporate Blvd Norfolk, VA 23502 Plaintiff, vs.

ROBERT DUBOSE 3413 W BOBE ST PENSACOLA FL 32505 robert.dubose@icloud.com

Defendant.

#### FINAL JUDGMENT

At a Small Claims Pretrial Conference on October 16, 2019, the parties appeared and entered into a Court Ordered payment plan. The plaintiff notified the court that the defendant failed to pay as agreed. Therefore, the plaintiff is entitled to a Final Judgment and it is

ORDERED AND ADJUDGED THAT plaintiff, PORTFOLIO RECOVERY ASSOCIATES, LLC, shall recover from defendant, ROBERT DUBOSE, Social Security Number XXX-XX——, the sum of \$1678.23 on principal and court costs in the sum of \$235.00, for a total due of \$1913.23, for which let execution issue.

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

Copies furnished to: JOSEPH F. ROSEN, ESQ. ATTORNEY FOR PLAINTIFF POLLACK & ROSEN, P.A. 806 DOUGLAS ROAD, SUITE 200 CORAL GABLES, FLORIDA 33134 LegalPleadings@PollackRosen.com

ROBERT DUBOSE 3413 W BOBE ST PENSACOLA FL 32505

File Number: 3250946

Recorded in Public Records 1/11/2022 2:16 PM OR Book 8700 Page 1930, Instrument #2022003640, Pam Childers Clerk of the Circuit Court Escambia County, FL Recording \$10.00

Recorded in Public Records 12/22/2021 4:33 PM OR Book 8688 Page 1701, Instrument #2021139084, Pam Childers Clerk of the Circuit Court Escambia County, FL

Filing # 140733770 E-Filed 12/21/2021 09:33:52 AM

IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

CASE NO.: 2020 SC 000791

CAVALRY SPV I, LLC, AS ASSIGNEE OF SYNCHRONY BANK 500 SUMMITT LAKE DR. – STE. 400 VALHALLA, NY 10595

Plaintiff,

VS.

ROBERT DUBOSE 3413 W. BOBE ST PENSACOLA, FL 32505

robert.dubose@icloud.com

Defendant

#### **FINAL JUDGMENT**

At a Small Claims Pretrial Conference on March 11, 2020, the parties appeared and entered into a court-ordered payment plan. The Plaintiff notified the court that the defendant failed to pay as agreed. As a result, the plaintiff is entitled to a Final Judgment and it is,

ORDERED AND ADJUDGED that the plaintiff recover from the defendant,

ROBERT DUBOSE, \$1,048.80, plus court costs of \$239.50, which shall bear interest at the rate of 4.25% per annum for which let execution issue.

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

Copies furnished to: HAYT, HAYT & LANDAU, P.L.

DEFENDANT

HHL File # 439124 Last 4 Digits of Account CERTIFIED TO BE A TRUE COPY OF THE
ORIGINAL ON FILE IN THIS OFFICE

WETNESS MY HAND AND OFFICIAL SEAL
PAM CHILDERS
OF THE CIRCUIT COURT & COMPTROLLER
ESCAMBIA COUNTY, FLORIDA

Recorded in Public Records 02/02/2007 at 08:43 AM OR Book 6079 Page 1753, Instrument #2007010486, Ernie Lee Magaha Clerk of the Circuit Court Escambia County, FL

# IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

STATE OF FLORIDA,

VS.

CASE NO.: 2007 CT 000130

DIVISION: III

DEFENDANT: KATRINA S SMITH

210 S B ST

PENSACOLA, FL 32501

DATE OF BIRTH: 02/06/1975

CLERK OF CIRCUITY FU ESCANDIA COUNTY FU 2001 JAN 29 P 3: 08 TRAFFIC DIVISION FILED & RECORDED

# FINAL JUDGMENT FOR FINES, COSTS, AND ADDITIONAL CHARGES

On JANUARY 12, 2007, an order assessing fines, costs, and additional charges was entered against Defendant requiring payment of certain sums for fines, costs, and additional charges.

Defendant having failed to make full payment,

IT IS ADJUDGED that the Escambia County Clerk of Court, 190 Governmental Center, Pensacola, Florida 32502 recover from Defendant those remaining unpaid fines, costs and additional charges in the sum of \$ 250.00, the amount of which shall bear interest at the rate prescribed by law (11%) until satisfied.

It is further ORDERED AND ADJUDGED that a lien is hereby created against all of the property, both real and personal, of the defendant.

FOR WHICH LET EXECUTION ISSUE.

DONE AND ORDERED in open court/chambers in Pensacola, Escambia County,

Florida, this 25 day of

COUNTY IT DOE

cc: DEFENDANT

Recorded in Public Records 08/22/2014 at 04:43 PM OR Book 7215 Page 1279, Instrument #2014061234, Pam Childers Clerk of the Circuit Court Escambia County, FL

#### IN THE COUNTY COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA

VICTOR AGADZI MARINA AGADZI 1993 CROWN POINTE BLVD PENSACOLA, FL 32506

PLAINTIFF,

Vs.

EDMOND COLEMAN 1825 N STAPLEY DR APT 1015 MESA, AZ 85203

GLORIA COLEMAN 752 LADNER DRIVE PENSACOLA, FL 32505

DEFENDANT,

CASE NO: 2011 SC 001747

DIVISION: V

22 A 9: 20

## FINAL JUDGMENT AGAINST GLORIA COLEMAN and EDMOND COLEMAN

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

ORDERED AND ADJUDGED that the Plaintiffs VICTOR AGADZI and MARINA AGADZI hereby recovers from the Defendants GLORIA COLEMAN and EDMOND COLEMAN the sum of \$1,100.00, plus prejudgment interest of \$0.00 and costs of \$0.00 for a total of \$1,100.00 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 day of AUGUST, 2014.

/ 8-22-14 NW Copies to:

GLORIA COLEMAN VICTOR AGADZI MARINA AGADZI EDMOND COLEMAN

(CCFNLJDGMT #28399)

COUNTY

JUDGE