Date Printed: 9/25/2026

TAX COLLECTOR'S CERTIFICATION WORKSHEET

5462-24	Certificate Number
FIG 20 LLC FIG 20 LLC FBO SEC PTY	Applicant Name
4/10/2026	Application Date
9/29/2026	Tax Deed Sale Date

1. Total Cost of Certificates held by Applicant & Redeemed by Applicant	$	2,481.57
2. Total of Delinquent Taxes Paid by Tax Deed Applicant		-
3. Total of Current Taxes Paid by Tax Deed Applicant		1,156.41
4. Property Information Report Fee		300.00
5. Tax Deed Application Fee		225.00
6. Total Certified By Tax Collector to Clerk of Court		4,162.98
7. Total Interest Accrued by Tax Collector		124.89
8. Clerk of Court Statutory Fee [per Sect. 28.24]		60.00
9. Electronic Auction Fee [per Sect. 197.542(4)(c)]		69.00
10. Clerk of Court Mail Charge [per Sect. 28.24]		119.34
11. Clerk of Court Advertising Fee [per Sect. 197.512]		56.00
12. Recorded Notice of Application Fee.....		10.00
13. Sheriff's Fee [per Sect. 197.522(2)]		120.00
13. Sheriff's Return Postage Fee [per Sect. 197.522(2)]		3.00
14. Clerk of Court Certificate [per Sect. 28.24]		7.00
15. Notice for Newspaper [per Sect. 28.24]		7.00
16. _____		-
17. Total of Lines 6 thru 16		4,739.21
18. Interest Computed by Clerk of Courts [per Sect. 197.542]		207.64
19. Total of Lines 17 & 18		4,946.85
20. Tax Collector's Redemption Fee		6.25
21. Record Redemption Release [per Sect. 197.502] {REFUND TO CLERK}		10.00
22. Prepare Redemption Release [per Sect. 28.24] {REFUND TO CLERK}		7.00
23. TOTAL AMOUNT TO REDEEM*	$	4,970.10

*The Redemption Amount & Minimum Bid Amount are subject to change without notice.
Call (386) 736-5938 to determine the current totals.

PAYOFF GOOD THROUGH: 9/29/2026

PAYOFF GOOD THROUGH 9-29-26 BY 9:00 AM BP

Redemption Date 9/28/26

Name & Address Melissa Lester / Trste LLC
529 Arthur Ave
Daytona Beach, FL 32114

Created by. TB/VM

3280598

9/28/2026 9:30:03 AM
Instrument# 2026176699 1 page
Book: 8909 Page: 4224
Electronically Recorded By
Volusia County Clerk of the Court

RELEASE OF NOTICE OF APPLICATION FOR TAX DEED
CLERK OF THE CIRCUIT COURT VOLUSIA COUNTY

Pursuant to § 197.502(5)(c), Florida Statutes, the Clerk of the Circuit Court Volusia County fully releases the Notice of Tax Deed Application recorded at

Book: **8875**

Page: **1178**

Official Records of Volusia County, for the tax certificate, tax deed, and property described below:

Certificate No. **5462-24** Year of Issuance **JUNE 1, 2024**

Description of Property **523818020150**
LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860

Name in which assessed **TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18**

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

By: S LABAW
S LABAW
Deputy Clerk

Dated: 9/28/2026

CL-0404-1810

Laura E. Roth
Clerk of Court Volusia County, Florida
Official Records: 9/28/2026 9:30 AM
Receipt: 303177235 Drawer: 155850

TAX DEEDS DELAND

Operator: slabaw

Instrument #: 2026176699 Type: RE
Book #: 8909 Page #: 4224 Time: 9:30 AM
Recording Fee: $10.00
1 Tax Deed Certificate Sign and Seal - $7.00 $7.00
CERT#5462-24 FIG 20 LLC FIG 20 LLC FBO SEC PTY

Subtotal: $17.00
Sales Tax: $0.00
Due: $17.00

ESCROW: 330 $17.00

Date Printed: 9/25/2026

TAX COLLECTOR'S CERTIFICATION WORKSHEET

5462-24 Certificate Number
FIG 20 LLC FIG 20 LLC FBO SEC PTY Applicant Name
4/10/2026 Application Date
9/29/2026 Tax Deed Sale Date

1. Total Cost of Certificates held by Applicant & Redeemed by Applicant	$	2,481.57
2. Total of Delinquent Taxes Paid by Tax Deed Applicant		-
3. Total of Current Taxes Paid by Tax Deed Applicant		1,156.41
4. Property Information Report Fee		300.00
5. Tax Deed Application Fee		225.00
6. Total Certified By Tax Collector to Clerk of Court		4,162.98
7. Total Interest Accrued by Tax Collector		124.89
8. Clerk of Court Statutory Fee [per Sect. 28.24].....		60.00
9. Electronic Auction Fee [per Sect. 197.542(4)(c)]		69.00
10. Clerk of Court Mail Charge [per Sect. 28.24]		119.34
11. Clerk of Court Advertising Fee [per Sect. 197.512]		56.00
12. Recorded Notice of Application Fee.....		10.00
13. Sheriff's Fee [per Sect. 197.522(2)]		120.00
13. Sheriff's Return Postage Fee [per Sect. 197.522(2)]		3.00
14. Clerk of Court Certificate [per Sect. 28.24]		7.00
15. Notice for Newspaper [per Sect. 28.24]		7.00
16. _____		-
17. Total of Lines 6 thru 16		4,739.21
18. Interest Computed by Clerk of Courts [per Sect. 197.542]		207.64
19. Total of Lines 17 & 18		4,946.85
20. Tax Collector's Redemption Fee		6.25
21. Record Redemption Release [per Sect. 197.502] **{REFUND TO CLERK}**		10.00
22. Prepare Redemption Release [per Sect. 28.24] **{REFUND TO CLERK}**		7.00
23. TOTAL AMOUNT TO REDEEM*	**$**	**4,970.10**

***The Redemption Amount & Minimum Bid Amount are subject to change without notice.**
Call (386) 736-5938 to determine the current totals.

PAYOFF GOOD THROUGH: 9/29/2026

PAYOFF GOOD THROUGH 9-29-26 **BY 9:00 AM** BP

Redemption Date: _____

Name & Address: _____

_____

_____

Created by:

Date Printed: 9/22/2026

UPDATED TAX COLLECTOR'S CERTIFICATION WORKSHEET

5462-24 Certificate Number

FIG 20 LLC FIG 20 LLC FBO SEC PTY Applicant Name

4/10/2026 Application Date

9/29/2026 Tax Deed Sale Date

1. Total Cost of Certificates held by Applicant & Redeemed by Applicant	$	2,481.57
2. Total of Delinquent Taxes Paid by Tax Deed Applicant		-
3. Total of Current Taxes Paid by Tax Deed Applicant		1,156.41
4. Property Information Report Fee		300.00
5. Tax Deed Application Fee		225.00
6. Total Certified By Tax Collector to Clerk of Court		4,162.98
7. Total Interest Accrued by Tax Collector		124.89
8. Clerk of Court Statutory Fee [per Sect. 28.24].....		60.00
9. Electronic Auction Fee [per Sect. 197.542(4)(c)]		69.00
10. Clerk of Court Mail Charge [per Sect. 28.24]		119.34
11. Clerk of Court Advertising Fee [per Sect. 197.512]		56.00
12. Recorded Notice of Application Fee.....		10.00
13. Sheriff's Fee [per Sect. 197.522(2)]		120.00
13. Sheriff's Return Postage Fee [per Sect. 197.522(2)]		3.00
14. Clerk of Court Certificate [per Sect. 28.24]		7.00
15. Notice for Newspaper [per Sect. 28.24]		7.00
16. _____		-
17. Total of Lines 6 thru 16		4,739.21
18. Interest Computed by Clerk of Courts [per Sect. 197.542]		207.64
19. Total of Lines 17 & 18		4,946.85
20. Tax Collector's Redemption Fee		6.25
21. Record Redemption Release [per Sect. 197.502] **{REFUND TO CLERK}**		10.00
22. Prepare Redemption Release [per Sect. 28.24] **{REFUND TO CLERK}**		7.00
23. TOTAL AMOUNT TO REDEEM*	**$**	**4,970.10**
24. _____		-
25. Amount to Add if Homestead Property [per Sect. 197.502(6)c]		-
26. Total of Lines 19, 24 & 25.....		4,946.85
27. MINIMUM BID AMOUNT (required for public auction)*	**$**	**4,946.85**

***The Redemption Amount & Minimum Bid Amount are subject to change without notice.**
Call (386) 736-5919 to determine the current totals.

Must be paid by 9:00 AM on 9/29/2026

Created by: _____

CL-0921-2301

Date Printed: 8/12/2026

TAX COLLECTOR'S CERTIFICATION WORKSHEET

5462-24 Certificate Number
FIG 20 LLC FIG 20 LLC FBO SEC PTY Applicant Name
4/10/2026 Application Date
9/29/2026 Tax Deed Sale Date

1. Total Cost of Certificates held by Applicant & Redeemed by Applicant	$	2,481.57
2. Total of Delinquent Taxes Paid by Tax Deed Applicant		-
3. Total of Current Taxes Paid by Tax Deed Applicant		1,156.41
4. Property Information Report Fee		300.00
5. Tax Deed Application Fee		225.00
6. Total Certified By Tax Collector to Clerk of Court		4,162.98
7. Total Interest Accrued by Tax Collector		124.89
8. Clerk of Court Statutory Fee [per Sect. 28.24].....		60.00
9. Electronic Auction Fee [per Sect. 197.542(4)(c)]		69.00
10. Clerk of Court Mail Charge [per Sect. 28.24]		119.34
11. Clerk of Court Advertising Fee [per Sect. 197.512]		56.00
12. Recorded Notice of Application Fee.....		10.00
13. Sheriff's Fee [per Sect. 197.522(2)]		120.00
13. Sheriff's Return Postage Fee [per Sect. 197.522(2)]		3.00
14. Clerk of Court Certificate [per Sect. 28.24]		7.00
15. Notice for Newspaper [per Sect. 28.24]		7.00
16. _____		-
17. Total of Lines 6 thru 16		4,739.21
18. Interest Computed by Clerk of Courts [per Sect. 197.542]		207.64
19. Total of Lines 17 & 18		4,946.85
20. Tax Collector's Redemption Fee		6.25
21. Record Redemption Release [per Sect. 197.502] **{REFUND TO CLERK}**		10.00
22. Prepare Redemption Release [per Sect. 28.24] **{REFUND TO CLERK}**		7.00
23. TOTAL AMOUNT TO REDEEM*	**$**	**4,970.10**

***The Redemption Amount & Minimum Bid Amount are subject to change without notice.**
Call (386) 736-5938 to determine the current totals.

PAYOFF GOOD THROUGH: 8/19/2026

BP

Redemption Date: _____

Name & Address: _____

_____

_____

Created by: _____

CL-0922-2301

To:
Tax Collector's Office

From:
Tax Deed Department - Clerk of Court of Volusia County

Date:	9/22/2026
Pages:	3
Completed by:	JMT
Date:	09/22/2026

Please fill in the **TOTAL amount of any current or delinquent taxes ACCRUED AFTER THE TAX COLLECTOR'S CERTIFICATION (DR-513) WAS SENT TO THE CLERK'S OFFICE** and return this form back to us as soon as possible. Thank you.

Tax Deed Sale Date: **SEPTEMBER 29, 2026**

updated 9-22-26 NO Changes

CERTIFICATE NUMBER	PARCEL ID NUMBER	TOTAL AMOUNT OF ANY CURRENT OR DELINQUENT TAXES ACCRUED AFTER THE TAX COLLECTOR'S CERTIFICATION (DR-513) WAS SENT TO THE CLERK'S OFFICE
4793-24	423317010150	$ 0.00
5462-24	523818020150	$ 0.00
5663-24	523913000241	$ 0.00
6200-24	531623000080	$ 0.00
6228-24	53270802F040	REDEEMED
6517-24	533862000510	REDEEMED
6589-24	533876020260	REDEEMED

6825-24	533958010010	$ 0.00
6850-24	533978000480	REDEEMED
7328-24	631307011050	REDEEMED
7548-24	634103000040	REDEEMED
7667-24	734306001031	$ 0.00
7833-23	633708010090	$ 0.00
7960-24	740410200041	$ 0.00
8178-24	744006160290	$ 0.00
8354-24	840201064850	REDEEMED
9253-24	5327100121B3	$ 0.00
9267-24	533939020030	REDEEMED

9340-24	424288001020	REDEEMED
9352-24	480300000015	REDEEMED
9687-24	5339A7002040	REDEEMED
9760-24	721201020041	REDEEMED
9969-24	732607000010	REDEEMED
10139-24	534032000140	REDEEMED
10182-24	323107000020	REDEEMED
10183-24	323107000170	REDEEMED
11020-24	521609000010	$ 0.00
12075-24	950400000016	$ 0.00

To:
Property Appraiser - County of Volusia

From:
Tax Deed Department - Clerk of Court of Volusia County

Date: 9/22/26

Pages: 3

Completed by: Laura Huff

Date: 9/22/26

Please fill in the **Homestead Status and Current Assessed Value** as listed on the **Most Recent Certified Tax Roll**, and return this form back to us as soon as possible. Thank you.

Tax Deed Sale Date: **SEPTEMBER 29, 2026**

9-22-26 NO Changes BZ

CERTIFICATE NUMBER	PARCEL ID NUMBER	INFORMATION REFLECTED ON MOST RECENT CERTIFIED TAX ROLL	
		HOMESTEAD? YES OR NO	ASSESSED VALUE
4793-24	423317010150	NO ✓	$146,637
5462-24	523818020150	NO ✓	$60,204
5663-24	523913000241	NO ✓	$97,467
6200-24	531623000080	NO ✓	$1,527,370
6228-24	53270802F040	NO	$313,235 Redeemed
6517-24	533862000510	NO	$57,860 Redeemed
6589-24	533876020260	NO	$87,434 Redeemed

6825-24	533958010010	NO✓	$562,124
6850-24	533978000480	NO	$51,340 Redeemed
7328-24	631307011050	NO	$287,949 Redeemed
7548-24	634103000040	NO	$136,466 Redeemed
7667-24	734306001031	NO✓	$121,500
7833-23	633708010090	NO✓	$39,750
7960-24	740410200041	NO ✓	$603,882
8178-24	744006160290	NO ✓	$335,345
8354-24	840201064850	NO	$213,626 Redeemed
9253-24	5327100121B3	NO ✓	$153,054
9267-24	533939020030	NO	$36,724 Redeemed

9340-24	424288001020	NO	$22,356 Redeemed
9352-24	480300000015	NO	$159,584 Redeemed
9687-24	5339A7002040	YES	$109,064 Redeemed
9760-24	721201020041	NO	$412,617 Redeemed
9969-24	732607000010	YES	$387,339 Redeemed
10139-24	534032000140	YES	$365,497 Redeemed
10182-24	323107000020	NO	$252,830 Redeemed
10183-24	323107000170	NO	$274,147 Redeemed
11020-24	521609000010	NO ✓	$90,030
12075-24	950400000016	NO ✓	$186,176

Date Printed: 7/23/2026

TAX COLLECTOR'S CERTIFICATION WORKSHEET

5462-24 Certificate Number

FIG 20 LLC FIG 20 LLC FBO SEC PTY Applicant Name

4/10/2026 Application Date

9/29/2026 Tax Deed Sale Date

1. Total Cost of Certificates held by Applicant & Redeemed by Applicant	$	2,481.57
2. Total of Delinquent Taxes Paid by Tax Deed Applicant		-
3. Total of Current Taxes Paid by Tax Deed Applicant		1,156.41
4. Property Information Report Fee		300.00
5. Tax Deed Application Fee		225.00
6. Total Certified By Tax Collector to Clerk of Court		4,162.98
7. Total Interest Accrued by Tax Collector		124.89
8. Clerk of Court Statutory Fee [per Sect. 28.24].....		60.00
9. Electronic Auction Fee [per Sect. 197.542(4)(c)]		69.00
10. Clerk of Court Mail Charge [per Sect. 28.24]		119.34
11. Clerk of Court Advertising Fee [per Sect. 197.512]		56.00
12. Recorded Notice of Application Fee.....		10.00
13. Sheriff's Fee [per Sect. 197.522(2)]		120.00
13. Sheriff's Return Postage Fee [per Sect. 197.522(2)]		3.00
14. Clerk of Court Certificate [per Sect. 28.24]		7.00
15. Notice for Newspaper [per Sect. 28.24]		7.00
16. _____		-
17. Total of Lines 6 thru 16		4,739.21
18. Interest Computed by Clerk of Courts [per Sect. 197.542]		207.64
19. Total of Lines 17 & 18		4,946.85
20. Tax Collector's Redemption Fee		6.25
21. Record Redemption Release [per Sect. 197.502] **{REFUND TO CLERK}**		10.00
22. Prepare Redemption Release [per Sect. 28.24] **{REFUND TO CLERK}**		7.00
23. TOTAL AMOUNT TO REDEEM*	**$**	**4,970.10**
24. _____		-
25. Amount to Add if Homestead Property [per Sect. 197.502(6)c]		-
26. Total of Lines 19, 24 & 25.....		4,946.85
27. MINIMUM BID AMOUNT (required for public auction)*	**$**	**4,946.85**

***The Redemption Amount & Minimum Bid Amount are subject to change without notice.**
Call (386) 736-5919 to determine the current totals.

Must be paid by 9:00 AM on 9/29/2026

Created by:

CL-0192-2301

DR-512
R. 5/88

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **FIG 20 LLC FIG 20 LLC FBO SEC PTY** the holder of the following certificate has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

Certificate No. **5462-24** Year of Issuance **JUNE 1, 2024**

Description of Property **Parcel # 523818020150 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860**

Name in which assessed **TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18**

Said property being in the County of **VOLUSIA**, State of Florida.

Unless such certificate shall be redeemed according to law the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on the **29TH** day of **SEPTEMBER**, **2026** at **9:00 O'CLOCK A.M.**

Dated this 7TH day of AUGUST, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

By: S LABAW
S LABAW
Deputy Clerk

Attention: Persons with Disabilities: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Administrative Services at 101 N. Alabama Avenue, DeLand, FL 32724, (386) 822-5710, within seven (7) working days of this bid date. If you are hearing or voice impaired, call 711.

AUGUST 27, 2026

CL-0916-1803

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

TAX DEED APPLICATION COVER LETTER

Account #: 523818020150
Tax Deed #: 32019
Situs Address: 529 ARTHUR AVE

This certifies that the following persons shall be notified by the Clerk of the Circuit Court regarding this Tax Deed Application on the above property per 197.502(4), F.S., and 12D-13.060(4), F.A.C.:

Tax Deed Applicant
FIG 20, LLC
FIG 20, LLC FBO SEC PTY
PO BOX 12225
NEWARK, CA 07101-3411

Owner on Current Tax Roll
TRSTE LLC TR
529 ARTHUR AVE LAND TRUST 4-20-18
PO BOX 547945
ORLANDO, FL 32854

Billing Address on Current Tax Roll

Additional Parties, Per Search
BARBARA VAN DRIEL — Mortgage Holder
920 RUMSEY AVENUE
CODY, WY 82414

CITY OF DAYTONA BEACH — Lien Holder
ATTN: LEGAL DEPARTMENT
301 S RIDGEWOOD AVE
DAYTONA BEACH, FL 32114

COUNTY OF VOLUSIA — Lien Holder
CODE ENFORCEMENT
123 W. INDIANA AVE.

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

ROOM 203/205
DELAND, FL 32720

TRSTE, LLC PO BOX 547945 ORLANDO, FL 32854	Title Holder
TRSTE, LLC, AS TRUSTEE FOR THE 529 ARTHUR AVE LAND TRUST DATED APRIL 20, 2018 924 WEST COLONIAL DRIVE ORLANDO, FL 32804	Title Holder
L.T.S.C., LLC, REGISTERED AGENT O/B/O TRSTE, LLC 1901 WEST COLONIAL DRIVE FIRST FLOOR ORLANDO, FL 32804	Title Holder's Agent/Rep

Certified By:

Will Roberts, CFC
Tax Collector or Authorized Designee

513
Effective 11/20

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

Part 1: Tax Deed Application Information

Applicant	FIG 20, LLC FIG 20, LLC FBO SEC PTY PO BOX 12225 NEWARK, CA 07101-3411	Application date	Apr 10, 2026
Situs address	529 ARTHUR AVE DAYTONA BEACH 32114	Yr Issued/Certificate #	2024 / 5462
Parcel owner	TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18 PO BOX 547945 ORLANDO, FL 32854	Date certificate issued	06/01/2024
		Deed application number	32019
Property description	See last page.	Account number	523818020150

Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Column 1 Yr Issued/Certificate #	Column 2 Date of Certificate Sale	Column 3 Face Amount of Certificate	Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2024/5462	05/31/2024	1,074.96	144.22	1,219.18
			Part 2: Total*	**1,219.18**

Part 3: Other Certificates Redeemed by Applicant (Other than County)

Column 1 Yr Issued/Certificate #	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)
# 2025/5231	05/31/2025	1,180.40	6.25	75.74	1,262.39
				Part 3: Total*	**1,262.39**

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)	2,481.57
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	1,156.41
4. Property information report fee	300.00
5. Tax deed application fee	225.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	124.89
7. **Total Paid** (Lines 1-6)	4,287.87

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: Tim Brownson
Signature, Tax Collector or Designee

Volusia, Florida

Date 06/18/2026

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 8-15)	
8. Processing tax deed fee	0.00
9. Certified or registered mail charge	0.00
10. Advertising charge (see s. 197.542, F.S.)	0.00
11. Recording fee for certificate of notice	0.00
12. Sheriff's fees	0.00
13. Interest (see Clerk of Court Instructions, page 2)	0.00
14. **Total Paid** (Lines 8-13)	0.00
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502 (6)(c)	
16. Other outstanding certificates and delinquent taxes not included in this Application, if applicable	0.00
17. Statutory opening bid (total of Lines 7, 14, 15, and 16, if applicable)	4,287.87
18. Redemption fee	6.25
19. Total amount to redeem	4,294.12

Sign here:

Signature, Clerk of Court or Designee

Date of sale

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: Total Paid Enter the total of Lines 8-13. Complete Lines 15-19, if applicable.

Legal information for 523818020150, 2023

Property description (continued from Page 1):

LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183
PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625
PER OR 6437 PG 0832 PER OR 7544 PG 0860

LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183
PER OR 2856 PG 1476 PER OR 6076 PG 2378 (Full legal attached.)

TitleExpress®
A service of Grant Street Group
339 Sixth Ave, Suite 1400
Pittsburgh, PA 15222

Web: www.grantstreet.com
E-mail: TitleExpress@grantstreet.com
Phone: (412) 391-5555

At the request of the County Tax Collector for Volusia County, FL, a search has been made of the Public Records for the following described property:

Account #	Alt. Key	Property Address
523818020150	3280598	529 ARTHUR AVE DAYTONA BEACH 32114

Legal Description

38-15-33 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860

Other Parcel Info

Certificate #	Assessed Value	Homestead	Mobile Home	Improved	Bankruptcy
2024-5462	$67,036	No	No	Yes	No

Owner of Record on Current Tax Roll

TRSTE LLC TR
529 ARTHUR AVE LAND TRUST 4-20-18

PO BOX 547945
ORLANDO FL 32854

Billing Name & Address

PROPERTY INFORMATION REPORT

This Property Information Report has been prepared in accordance with the requirements of Florida Statutes, Sections 197.502(4) and (5), and satisfies the minimum standards set forth in the Florida Administrative Code, Chapter 12D-13.061.

This report is not an opinion of title, title insurance policy, warranty of title or any other assurance as to the status of title, and shall not be used for the purpose of issuing title insurance.

Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions is limited to the amount paid for this report, and is further limited to the person(s) expressly identified by name as the recipient(s) of the report.

Report Date: 05/08/2026 **Search covers** **20 years** **through:** 05/05/2026

Paul Evans
Title Examiner

General Examiner Comments:

APPARENT TITLE HOLDER

Name & Address of Record	Document	Examiner Comments
TRSTE, LLC, AS TRUSTEE FOR THE 529 ARTHUR AVE LAND TRUST DATED APRIL 20, 2018 924 WEST COLONIAL DRIVE ORLANDO FL 32804	Warranty Deed Bk:7544 Pg:860	No Sunbiz record found for the 529 Arthur Ave Land Trust dated April 20, 2018.
TRSTE, LLC PO BOX 547945 ORLANDO FL 32854	Sunbiz Trustee	
L.T.S.C., LLC, REGISTERED AGENT O/B/O TRSTE, LLC 1901 WEST COLONIAL DRIVE FIRST FLOOR ORLANDO FL 32804	Sunbiz Trustee	

Related Documents (for Reference)

Personal Representative's Deed
Bk:2856 Pg:1476

Death Certificate
Bk:6076 Pg:2378

Warranty Deed
Bk:6432 Pg:625

Warranty Deed
Bk:6437 Pg:832

Certification of Trust
Bk:7544 Pg:870

MORTGAGE HOLDER

Name & Address of Record	Document	Examiner Comments
BARBARA VAN DRIEL 920 RUMSEY AVENUE CODY WY 82414	Mortgage Bk:7544 Pg:861	

Related Documents (for Reference)

None found.

LIEN HOLDER

Name & Address of Record	Document	Examiner Comments
CITY OF DAYTONA BEACH ATTN: LEGAL DEPARTMENT 301 S RIDGEWOOD AVE DAYTONA BEACH FL 32114	Lien Bk:7520 Pg:3728	
	Lien Bk:8215 Pg:2897	
	Lien Bk:8690 Pg:2434	
COUNTY OF VOLUSIA CODE ENFORCEMENT 123 W. INDIANA AVE. ROOM 203/205 DELAND FL 32720	Lien Bk:8173 Pg:3200	
	Lien Bk:8173 Pg:3203	
	Lien Bk:8173 Pg:3206	

Related Documents (for Reference)

Order Non-Compliance
Bk:8124 Pg:153

Order Non-Compliance
Bk:8124 Pg:156

Order Non-Compliance
Bk:8124 Pg:159

OTHER PARTIES

Name & Address of Record	Document	Examiner Comments
None found.		

Related Documents (for Reference)

None found.

OTHER DOCUMENTS

Document Type

Property Appraiser

5/11/2018 9:30:39 AM Instrument #2018095592 #1 Book:7544 Page:860 Laura E. Roth, Volusia County Clerk of Court
Doc Stamps $105.00 Transfer Amt $15,000.00

Corporate Warranty Deed

This Indenture, made April 20, 2018 A.D.
Between
TRSTE, LLC as Trustee of under that certain Land Trust dated December 30, 2009 and Numbered 529 Arthur whose post office address is: 924 West Colonial Drive, Orlando, Florida 32804 a corporation existing under the laws of the State of Florida, Grantor and **TRSTE, LLC, as Trustee for The 529 Arthur Ave Land Trust dated April 20, 2018** whose post office address is: 924 West Colonial Drive, Orlando, Florida 32804, Grantee;

Witnesseth, that the said Grantor, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), to it in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee forever, the following described land, situate, lying and being in the County of Volusia, State of Florida, to wit:

Lots 15, 16 and 17, Block 2, PINE CREST COLEMAN'S DAYTONA, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 183, of the Public Records of Volusia County, Florida.

Full power and authority is hereby granted to said Trustee named herein, pursuant to Section 689.071, Florida Statutes, either to protect, conserve, and to sell, or to lease, or to encumber, mortgage, or otherwise to manage and dispose of the real property (or any part thereof) described herein. In no case shall any party dealing with said Trustee in relation to said property, or to whom said property or any part thereof shall by conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said property, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement. Further all interests of the beneficiaries under the terms of the unrecorded trust agreement are hereby declared to be personal property only.

Subject to taxes for the current year, covenants, restrictions and easements of record, if any.

Parcel Identification Number: 5238-18-02-0150

And the said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, the said Grantor has caused this instrument to be executed in its name by its duly authorized officer and caused its corporate seal to be affixed the day and year first above written.

TRSTE, LLC as Trustee under that certain Land Trust dated December 30, 2009, and Numbered 529 Arthur

By: _____
Joseph E. Seagle
Its: Manager

Signed and Sealed in Our Presence:

Witness Print Name: Rebeca Santana

Witness Print Name: Lori E. Freeman

State of Florida
County of Orange

The foregoing instrument was acknowledged before me this 20 day of April, 2018, by Joseph E. Seagle, the Manager of TRSTE, LLC as Trustee under that certain Land Trust dated December 30, 2009 and Numbered 529 Arthur, A corporation existing under the laws of the State of Florida, on behalf of the corporation.
He/She is personally known to me or has produced _____ as identification.

LORI E. FREEMAN
Commission # GG 083996
Expires April 28, 2021
Bonded Thru Troy Fain Insurance 800-385-7019

_____ (Seal)
Notary Public
Notary Printed Name: Lori E. Freeman
My Commission Expires:: 4/28/2021

Prepared by:
Kay H. Sikes
Inlet Title Company, Inc. of Volusia County
316 Canal Street, New Smyrna Beach, Florida 32168
File Number: S-20282

Division of Corporations

Sunbiz.org Division of Corporations an official State of Florida website

Department of State / Division of Corporations / Search Records / Search by Entity Name /

Detail by Entity Name

Florida Limited Liability Company
TRSTE, LLC

Filing Information

Document Number	L04000054668
FEI/EIN Number	20-2443217
Date Filed	07/23/2004
State	FL
Status	ACTIVE
Last Event	LC AMENDMENT
Event Date Filed	05/23/2025
Event Effective Date	NONE

Principal Address

1901 WEST COLONIAL DRIVE
First Floor
ORLANDO, FL 32804

Changed: 01/26/2024

Mailing Address

PO Box 547945
ORLANDO, FL 32854

Changed: 06/07/2023

Registered Agent Name & Address

L.T.S.C., LLC
1901 WEST COLONIAL DRIVE
First Floor
ORLANDO, FL 32804

Name Changed: 01/26/2024

Address Changed: 01/26/2024

Authorized Person(s) Detail

Name & Address

Title Manager

SEAGLE, JOSEPH E
1901 WEST COLONIAL DRIVE
First Floor
ORLANDO, FL 32804

Title Manager

RICHARDSON, PHILIP W
1901 WEST COLONIAL DRIVE
First Floor
ORLANDO, FL 32804

Title MGR

ADAMS, VANESSA B
PO BOX 547945
ORLANDO, FL 32854-7945

Title MGR

EDGECOMBE, VALERIE N
PO BOX 547945
ORLANDO, FL 32854-7945

Annual Reports

Report Year	Filed Date
2024	01/26/2024
2025	01/06/2025
2026	03/18/2026

Document Images

03/18/2026 -- ANNUAL REPORT	View image in PDF format
05/23/2025 -- LC Amendment	View image in PDF format
01/06/2025 -- ANNUAL REPORT	View image in PDF format
01/26/2024 -- ANNUAL REPORT	View image in PDF format
03/17/2023 -- ANNUAL REPORT	View image in PDF format
09/26/2022 -- CORLCOAUTH	View image in PDF format
05/20/2022 -- CORLCAUTH	View image in PDF format
04/22/2022 -- ANNUAL REPORT	View image in PDF format
09/16/2021 -- LC Amendment	View image in PDF format
04/16/2021 -- ANNUAL REPORT	View image in PDF format
09/08/2020 -- LC Amendment	View image in PDF format
04/13/2020 -- ANNUAL REPORT	View image in PDF format
04/22/2019 -- ANNUAL REPORT	View image in PDF format
04/06/2018 -- ANNUAL REPORT	View image in PDF format
01/03/2017 -- ANNUAL REPORT	View image in PDF format
03/03/2016 -- ANNUAL REPORT	View image in PDF format
03/01/2015 -- ANNUAL REPORT	View image in PDF format

04/19/2014 -- ANNUAL REPORT	View image in PDF format
03/17/2013 -- ANNUAL REPORT	View image in PDF format
01/03/2012 -- ANNUAL REPORT	View image in PDF format
04/08/2011 -- ANNUAL REPORT	View image in PDF format
01/30/2010 -- ANNUAL REPORT	View image in PDF format
04/14/2009 -- ANNUAL REPORT	View image in PDF format
04/11/2008 -- ANNUAL REPORT	View image in PDF format
01/05/2007 -- ANNUAL REPORT	View image in PDF format
02/07/2006 -- ANNUAL REPORT	View image in PDF format
04/26/2005 -- ANNUAL REPORT	View image in PDF format
07/23/2004 -- Florida Limited Liability	View image in PDF format

Florida Department of State, Division of Corporations

2856 147F

BOOK VOLUSIA COUNTY PAGE

PERSONAL REPRESENTATIVE'S DISTRIBUTIVE DEED
(Testate)

THIS INDENTURE is made this 6 day of August, 1986, by and between Fannie Mae Banks, the duly qualified and acting personal representative of the estate of Irene H. Sutton, a/k/a Irene Moore, a/k/a Irene M. Sutton, Deceased, party of the first part, and Algeon Sutton, a life interest; and fee title to Fannie Mae Banks, whose post office address is: 4946 Osborn Road, Garfield Heights, Ohio, 44128, party of the second part.

WITNESSETH: That WHEREAS, Irene H. Sutton, a/k/a Irene Moore, a/k/a Irene M. Sutton, died testate a resident of Volusia County, Florida, on January 4, 1986, seized and possessed of the real property hereinafter described; and

WHEREAS, title to said property passed to the party of the second part as of the date of said decedent's death pursuant to the provision of the decedent's Last Will and Testament, which was admitted to probate and record by the Circuit Court for Volusia County, Florida, Probate Division, in Case No. 86-85-02 B, subject only to the right of the party of the first part to sell or encumber the property for the purpose of defraying claims, costs, and expenses of administration of decedent's estate; and

WHEREAS, the party of the first part wishes to distribute said property to the party of the second part and evidence the release of the property from said right to sell or encumber,

NOW THEREFORE, in consideration of the foregoing and in connection with the distribution of the estate of said decedent, the party of the first part has released to the party of the second part the right to sell or encumber said property and granted, conveyed and conformed unto the party of the second part, her heirs and assigns forever, all of the interest of said decedent in and to the real property situated in Volusia County, Florida, described as follows:

Lot 15, 16 and 17, Block 2, Pine Crest Subdivision in Coleman's Daytona, as per map in Map Book 9, Page 183, of the Public Records of Volusia County, Florida.

TOGETHER with all and singular the tenements, hereditaments, and appurtenances belonging to or in any way appertaining to that real property, subject to all restrictions, reservations, and easements of record, if any, and ad valorem taxes for the current year.

Because this deed is given to evidence the distribution of assets of a decedent's estate and involves the assumption of no mortgage, minimum state documentary stamps are affixed.

IN WITNESS WHEREOF, the undersigned, as personal representative of the estate of said decedent, has executed this instrument under seal on the date aforesaid.

Signed, sealed and delivered
in the presence of:

Carol A. Gallagher

Patricia L. Lombardo

Fannie Mae Banks
As Personal Representative of
the Estate of Irene H. Sutton,
a/k/a Irene Moore, a/k/a Irene
M. Sutton, Deceased

STATE OF FLORIDA
COUNTY OF VOLUSIA

I hereby certify that the foregoing instrument was acknowledged before me this 6 day of August, 1986, by Fannie Mae Banks, as personal representative of the estate of Irene H. Sutton, a/k/a Irene Moore, a/k/a Irene M. Sutton, Deceased.

REC FEE $ 9.00 RECD PAYMENT AS
DOC ST $ .50 INDICATED FOR CLASS
INT TAX $ "C" INTANGIBLE
SER CHG $ STAMP TAXES AFFIXED
REFUND $

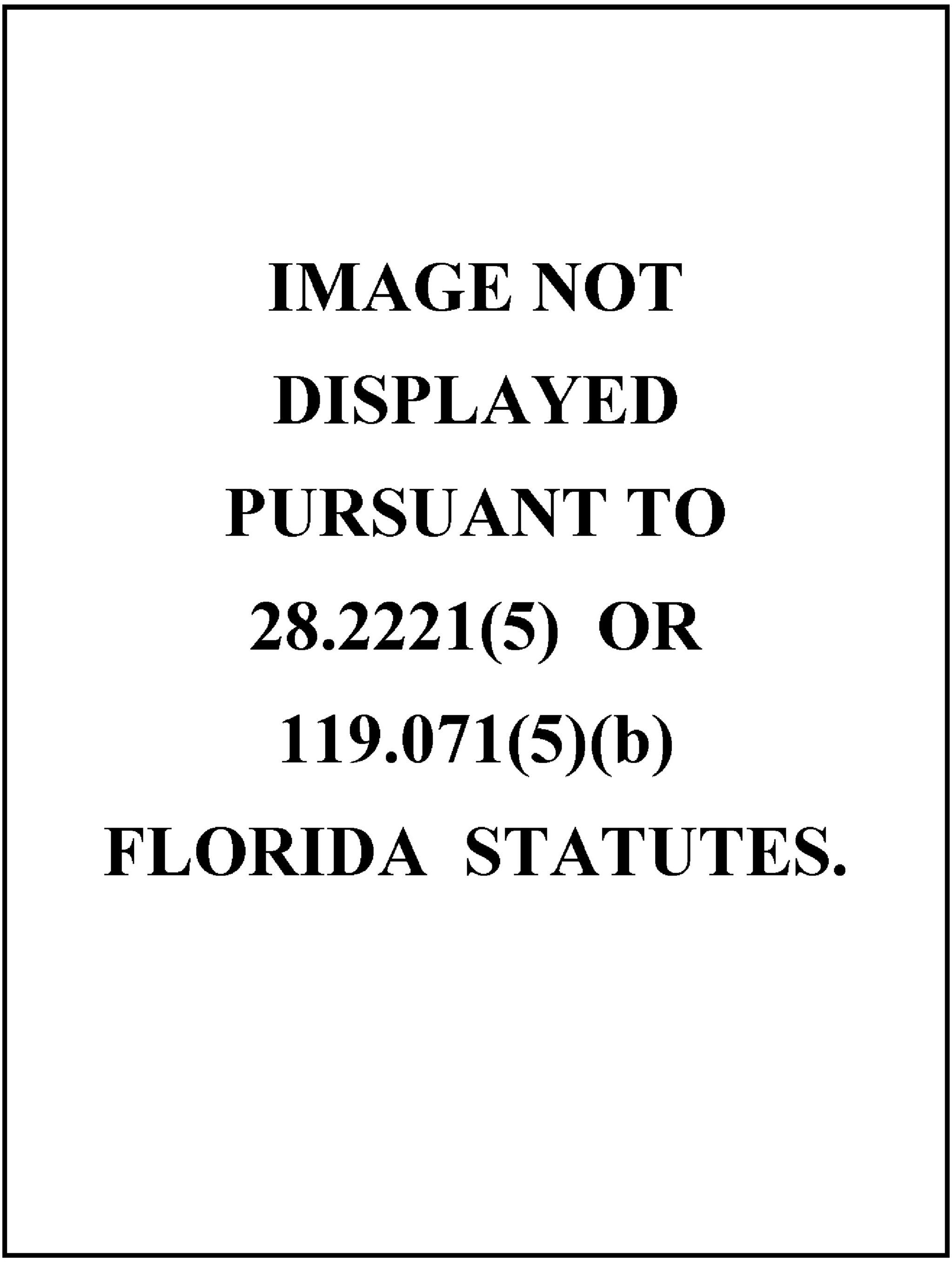
Carol A. Gallagher
Notary Public, State of Florida

NOTARY PUBLIC STATE OF FLORIDA
MY COMMISSION EXPIRES OCT 29 1986
BONDED THRU GENERAL INSURANCE UND

091666

CLERK CIRCUIT COURT VOLUSIA COUNTY, FLORIDA
1986 AUG 13 PM 3:08
RECORDED AND VERIFIED

6 6 6


IMAGE NOT
DISPLAYED
PURSUANT TO
28.2221(5) OR
119.071(5)(b)
FLORIDA STATUTES.

12/30/2009 12:32 PM
Doc stamps 70.00
(Transfer Amt $ 10000)
Instrument# 2009-241844 # 1
Book: 6432
Page: 625
Diane M. Matousek
Volusia County, Clerk of Court

Prepared by and return to:
Berrien Becks, Sr.

Berrien Becks, Sr. P. A.
P. O. Drawer 2140
Daytona Beach, FL 32115

File Number: **98-3467**
Will Call No.:

[Space Above This Line For Recording Data]

Warranty Deed

This Warranty Deed made this 21st day of **December, 2009** between **Fannie Mae Banks, unmarried** whose post office address is **4946 Osborn Road, Cleveland, OH 44128**, grantor, and **Aaron R. Mitchell** whose post office address is 3802 Cherry Grove, Port Orange, Fl 32129
, grantee:

(Whenever 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, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Volusia County, Florida** to-wit:

Lot 15, 16 and 17, Block 2, Pine Crest Subdivision, according to the map or plat thereof as recorded in Plat Book 9, Page 183, Public Records of Volusia County, Florida.

Parcel Identification Number: 5238-18-02-0150

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 grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants 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 accruing subsequent to **December 31, 2009**.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Witness Name: Salvatore A. Merolla

Witness Name: Shane M. Hladik

Fannie Mae Banks (Seal)
Fannie Mae Banks

State of Ohio
County of Cuyahoga

The foregoing instrument was acknowledged before me this 21st day of December, 2009 by Fannie Mae Banks, who [_] is personally known or [X] has produced a driver's license as identification.

[Notary Seal]

Notary Public

Printed Name:

My Commission Expires:

SALVATORE A. MEROLLA
Notary Public, State of Ohio
My Comm. Exp. 3/20/2012

DoubleTime®

01/19/2010 02:15 PM
Doc stamps .70
(Transfer Amt $ 10)
Instrument# 2010-008984 # 1
Book: 6437
Page: 832

Prepared by:
Joseph E. Seagle
924 West Colonial Drive
Orlando, FL 32804

When recorded return to:
Joseph E. Seagle
924 West Colonial Drive
Orlando, FL 32804
No Title Search Conducted; No Title Opinion Rendered

(Space above this line reserved for recording office use only)

WARRANTY DEED TO TRUSTEE UNDER LAND TRUST NO. 529 Arthur

THIS WARRANTY DEED made this 30th day of December, 2009, by Aaron Robert Mitchell, a single man, hereinafter called "Grantor", to TRSTE, LLC, as Trustee under that certain land trust dated December 30, 2009, and numbered 529 Arthur, (hereinafter referred to as "Trustee") with full power and authority to protect, conserve and to sell, or to lease or to encumber, or to otherwise manage and dispose of the property hereinafter described and whose Post Office address is: 924 Colonial Drive, Orlando, Florida 32804.

W I T N E S S E T H:

That the Grantor, for and in consideration of the sum of Ten and No/100 ($10.00) Dollars and other good and valuable consideration, receipt of which is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto Trustee, all that certain land situate in Volusia County, Florida, to-wit:

Lots 15, 16, & 17, Block 2, Pinecrest Coleman's Daytona as shown in Official Record Book 2856, Page 1476 and Official Record Book 6076, Page 2378 of the Volusia County Public Registry.

This conveyance is subject to:

1. Taxes and Assessments for the year 2009 and subsequent years.
2. Zoning and other governmental regulations.

NOTE TO EXAMINER: This document is exempt from the imposition of documentary stamp taxes pursuant to Section 12B-4.013(32) of the Florida Administrative Code, therefore only nominal stamps are being paid hereon.

GRANTOR HEREBY AVERS UNDER OATH THAT THE REAL PROPERTY DESCRIBED ABOVE IS NOT HIS/HER HOMESTEAD PROPERTY, NOR ADJACENT THERETO AS HOMESTEAD IS DEFINED BY THE LAWS AND THE CONSTITUTION OF THE STATE OF FLORIDA

TO HAVE AND TO HOLD the above described real estate in fee simple with the appurtenances upon the trust and for the purposes set forth in this Deed and in the Land Trust No. 529 Arthur, dated December 30, 2009 (Trust Agreement).

Full power and authority is hereby granted to said Trustee to improve, subdivide, protect, conserve, sell, lease, encumber and otherwise manage and dispose of said property or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to re-subdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said property or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to

contract to make leases and to grant options to lease and options to renew leases and options to purchase the whole or in any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said property, or any part thereof, for other real or personal property, to submit said property or any part thereof to condominium, to place restrictions on the property or any part thereof, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof and to deal with said property and every part thereof in all other ways, and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with the Trustee in relation to the real estate or to whom the real estate or any part of it shall be conveyed, contracted to be sold, leased or mortgaged by Trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on the premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the Trustee, or be obliged or privileged to inquire into any of the terms of the Trust Agreement or Declaration of Trust or the identification or status of any named or unnamed beneficiaries, or their heirs or assigns to whom the Trustee may be accountable; and every deed, trust deed, mortgage, lease or other instrument executed by Trustee in relation to the real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument (a) that at the time of its delivery the trust created by this Indenture and by the Trust Agreement and Declaration of Trust was in full force and effect, (b) that the conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this Indenture and in the Trust Agreement and Declaration of Trust and is binding upon all beneficiaries under those instruments, (c) that Trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successors in trust, that the successor or successors in trust have been appointed properly and vested fully with all the title, estate, rights, powers, duties and obligations of the predecessor in trust. If there are co-trustees, it is specifically understood that the signature of only one of the Co-Trustees shall be required to accomplish the foregoing.

Any contract, obligation or indebtedness incurred or entered into by Trustee in connection with said property shall be as Trustee of an express trust and not individually and the Trustees shall have no obligations whatsoever with respect to any such contract, obligation or indebtedness except only as far as the trust property and funds in the actual possession of Trustee shall be applicable for the payment and discharge thereof; and it shall be expressly understood that any representations, warranties, covenants, undertakings and agreements hereinafter made on the part of the Trustee, while in form purporting to be the representations, warranties, covenants, undertakings and agreements of said Trustee, are nevertheless made and intended not as persona representations, warranties, covenants, undertakings and agreements by the Trustee or for the purpose or with the intention of binding said Trustee personally, but are made and intended for the purpose of binding only the trust property specifically described herein; and that no personal liability or personal responsibility is assumed by nor shall at any time be asserted or enforceable against the trustee individually on account of any instrument executed by or on account of any representation warranty, covenant, undertaking or agreement of the said Trustee, either expressed or implied, all such personal liability, if any, being expressly waived and released and all persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

The interest of each beneficiary under this Deed and under the Trust Agreement referred to previously and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of the real estate, and that interest is declared to be personal property, and no beneficiary under this Deed shall have any title or interest, legal or equitable, in or to the real estate as such but only as interest in the earnings, avails and proceeds from that real estate as aforesaid.

In the event of the death of the Trustee, the successor trustee under the trust agreement referred to above shall be _____, and upon a recording in the public records of Volusia County, Florida, of a death certificate of the Trustee or of any successor trustee, title to the land described herein shall be deemed to be held by the successor trustee and to pass to the successor trustee without the requirement of recording any further or additional documents.

Instrument# 2010-008984 # 3
Book: 6437
Page: 834
Diane M. Matousek
Volusia County, Clerk of Court

This deed is given and accepted in accordance with Section 689.071, Florida Statutes. The Trustee shall have no personal liability whatsoever for action as trustee under the trust agreement referred to above or by virtue of taking title to the land described above and the sole liability of Trustee hereunder shall be limited to the property which the Trustee holds under the trust agreement referred to above.

And the Grantor by this Deed fully warrants the title to the above-described real estate and will defend the title against the lawful claims of all persons whomsoever. "Grantor", "Grantee", "Trustee", and "Beneficiary" are used for singular or plural, as context requires.

IN WITNESS WHEREOF, the Grantor aforesaid has set its hand and seal this 8th day of January, 2010..

Aaron Robert Mitchell (Date)
3802 Cherry Grove Court
Port Orange, Florida 32129

Signed in the presence of:

Polly F. Shivers 1/8/10
Polly F. Shivers (Date)
924 West Colonial Drive
Orlando, Florida 32804
Witness

Signed in the presence of:

Lori E. Freeman 1/8/2010
Lori E. Freeman (Date)
924 West Colonial Drive
Orlando, Florida 32804
Witness

STATE OF FLORIDA
COUNTY OF ORANGE

The foregoing instrument was acknowledged before me this 8th day of January, 2010, by Aaron Mitchell, who is personally known to me or has produced _____ as identification.

Polly F. Shivers
Notary Public - State of Florida

NOTARY PUBLIC-STATE OF FLORIDA
Polly F. Shivers
Commission #DD555037
My Comm. Expires: 07/04/2010

5/11/2018 9:30:39 AM Instrument #2018095595 #1 Book:7544 Page:870

STATE OF FLORIDA
COUNTY OF VOLUSIA

CERTIFICATION OF TRUST

BEFORE ME, the undersigned authority, personally appeared

JOSEPH E. SEAGLE

("Affiant") who deposes and says:

A. This Certification pertains to the following trust:

UNDER THAT CERTAIN LAND TRUST, DATED DECEMBER 30, 2009 AND NUMBERED 529 ARTHUR

(the "Trust"), which was executed on **DECEMBER 30, 2009** and is currently in existence.

B. The name of each settlor (creator) of the Trust is: **TRSTE, LLC**

C. The identity and address of the currently acting trustee(s) are:

TRSTE, LLC
924 West Colonial Drive, Orlando, Florida 32804

D. The trustees of the Trust have full power and authority to mortgage and convey real property, including the property described on Exhibit "A" attached hereto and made a part hereof (the "Property"), and to sign all closing documents, without the consent of any beneficiary.

E. The Trust is __XX___ revocable or _____ irrevocable. If revocable, the name of each person holding a power to revoke the Trust is:
(If left blank, the settlor(s) are the only person(s) with power of revocation.)

F. The authority of the trustees as set forth in Paragraph D. above may be executed by Affiant alone, as trustee of the Trust, without the necessity of any other co-trustee signing or otherwise authenticating such instruments unless indicated otherwise herein. Indicate the name of any co-trustee whose signature is required:
_____N/A_____.

G. If the Trust is acquiring title to the Property, title shall be acquired as follows:
N/A.

H. The Trust has not been revoked or amended so as to cause the representations contained in this Certification to be incorrect.

I. The Property:

(✓) has never been the homestead property of any settlor or beneficiary of their dependents; or
( ) is/was the homestead property of the following settlor or beneficiary or their dependents:
_____.

J. If any settlor or beneficiary listed in Paragraph I above is deceased, I hereby represent that said settlor was not survived by a spouse or minor child.

K. An authentic copy of the Trust, pertinent excerpts from the Trust or related documents may be attached hereto as Exhibit "B" if deemed necessary or appropriate and, if so, shall be incorporated herein and shall be made a part hereof.

_____
Printed Name of Affiant: Joseph E. Seagle, Manager

The foregoing instrument was sworn to, subscribed and acknowledged before me, a Notary Public, this 26th day of April, 2018, by Joseph E. Seagle who was personally known to me ✓ or produced the following _____ as identification.

_____
Notary Public
Printed Name of Notary:

LORI E. FREEMAN
Commission # GG 083996
Expires April 28, 2021
Bonded Thru Troy Fain Insurance 800-385-7019

Exhibit "A"

Lots 15, 16 AND 17, Block 2, PINECREST COLEMAN'S DAYTONA, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 183, of the Public Records of Volusia County, Florida.

5/11/2018 9:30:39 AM Instrument #2018095593 #1 Book:7544 Page:861
Doc Stamps $175.00 Intang Tax $100.00

Prepared by: Kay H. Sikes
Inlet Title Company, Inc. of Volusia County
316 Canal Street
New Smyrna Beach, Florida 32168
File Number: S-20282

(Space Above This Line For Recording Data)

State of Florida

MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on April 20, 2018.
The Mortgagor is TRSTE, LLC, as Trustee for The 529 Arthur Ave Land Trust dated April 20th, 2018, whose address is
924 West Colonial Drive, Orlando, Florida 32804
("Borrower"). This Security Instrument is given to Barbara Van Driel, which is organized and existing under the laws of , and whose address is
920 Rumsey Avenue, Cody, Wyoming 82414
("Lender"). Borrower owes Lender the principal sum of Fifty Thousand dollars & no cents (U.S. $50,000.00).
This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on May 10, 2033.

This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications of the Note; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to the Lender the following described property located in Volusia County, Florida:

Lots 15, 16 AND 17, Block 2, PINECREST COLEMAN'S DAYTONA, according to the map or plat thereof, as recorded in Plat Book 9, Page(s) 183, of the Public Records of Volusia County, Florida.

SAID PROPERTY IS NOT HOMESTEAD OF THE MORTGAGOR(S) UNDER THE LAWS AND Constitution OF THE STATE OF FLORIDA IN THAT NEITHER MORTGAGOR(S) NOR ANY MEMBERS OF THE Household OF THE MORTGAGOR(S) RESIDE THEREON.

Which has the address of 529 Arthur Avenue, Daytona Beach, Florida 32114, ("Property Address");

Initials

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and nonuniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

Borrower and Lender covenant and agree as follows:

UNIFORM COVENANTS.

1. Payment of Principal, Interest and Late Charge. Borrower shall pay when due the principal and interest on, the debt evidenced by the Note and late charges due under the Note.

2. Monthly Payments of Taxes, Insurance and Other Charges. Borrower shall pay property taxes and any homeowners insurance (whatever is required by the Lender). Borrower shall provide yearly proof of payment of property taxes and insurance to the Lender.

3. Application of Payments. All payments under paragraphs 1 and 2 shall be applied by Lender as follows:

First, to the mortgage insurance premium to be paid by Lender to the Secretary or to the monthly charge by the Secretary instead of the monthly mortgage insurance premium;

Second, to any taxes, special assessments, leasehold payments or ground rents, and fire, flood and other hazard insurance premiums, as required;

Third, to interest due under the Note;

Fourth, to amortization of the principal of the Note; and

Fifth, to late charges due under the Note.

4. Fire, Flood and Other Hazard Insurance. Borrower shall insure all improvements on the Property, whether now in existence or subsequently erected, against any hazards, casualties, and contingencies, including fire, for which Lender requires insurance.

This insurance shall be maintained in the amounts and for the periods that Lender requires. Borrower shall also insure all improvements on the Property, whether now in existence or subsequently erected, against loss by floods to the extent required by the Secretary. All insurance shall be carried with companies approved by Lender. The insurance policies and any renewals shall be held by Lender and shall include loss payable clauses in favor of, and in a form acceptable to, Lender.

In the event of loss, Borrower shall give Lender immediate notice by mail. Lender may make proof of loss if not made promptly by Borrower. Each insurance company concerned is hereby authorized and directed to make payment for such loss directly to Lender, instead of to Borrower and to Lender jointly. All or any part of the insurance proceeds may be applied by Lender, at its option, either (a) to the reduction of the indebtedness under the Note and this Security Instrument, first to any delinquent amounts applied in the order in paragraph 3, and then to prepayment of principal, or (b) to the restoration or repair of the damaged Property. Any application of the proceeds to the principal shall not extend or postpone the due date of the monthly payments which are referred to in paragraph 2, or change the amount of such payments. Any excess insurance proceeds over an amount required to pay all outstanding indebtedness under the Note and this Security Instrument shall be paid to the entity legally entitled thereto.

In the event of foreclosure of this Security Instrument or other transfer of title to the Property that extinguishes the indebtedness, all right, title and interest of Borrower in and to insurance policies in force shall pass to the purchaser.

5. Occupancy, Preservation, Maintenance and Protection of the Property; Borrower's Loan Application; Leaseholds. Borrower shall occupy, establish, and use the Property as Borrower's principal residence within sixty days after the execution of this Security Instrument (or within sixty days of a later sale or transfer of the Property) and shall continue to occupy the Property as Borrower's principal residence for at least one year after the date of occupancy, unless Lender determines that requirement will cause undue hardship for Borrower, or unless extenuating circumstances exist which are beyond Borrower's control. Borrower shall notify Lender of any extenuating circumstances. Borrower shall not commit waste or destroy, damage or substantially change the Property or allow the Property to deteriorate, reasonable wear and tear excepted. Lender may inspect the Property if the Property is vacant or

abandoned or the loan is in default. Lender may take reasonable action to protect and preserve such vacant or abandoned Property. Borrower shall also be in default if Borrower, during the loan application process, gave materially false or inaccurate information or statements to Lender (or failed to provide Lender with any material information) in connection with the loan evidenced by the Note, including, but not limited to, representations concerning Borrower's occupancy of the Property as a principal residence. If this Security Instrument is on a leasehold, Borrower shall comply with the provisions of the lease. If Borrower acquires fee title to the Property, the leasehold and fee title shall not be merged unless Lender agrees to the merger in writing.

6. Condemnation. The proceeds of any award or claim for damages, direct or consequential, in connection with any condemnation or other taking of any part of the Property, or for conveyance in place of condemnation, are hereby assigned and shall be paid to Lender to the extent of the full amount of the indebtedness that remains unpaid under the Note and this Security Instrument. Lender shall apply such proceeds to the reduction of the indebtedness under the Note and this Security Instrument, first to any delinquent amounts applied in the order provided in paragraph 3, and then to prepayment of principal. Any application of the proceeds to the principal shall not extend or postpone the due date of the monthly payments, which are referred to in paragraph 2, or change the amount of such payments. Any excess proceeds over an amount required to pay all outstanding indebtedness under the Note and this Security Instrument shall be paid to the entity legally entitled thereto.

7. Charges to Borrower and Protection of Lender's Rights in the Property. Borrower shall pay all governmental or municipal charges, fines and impositions that are not included in paragraph 2. Borrower shall pay these obligations on time directly to the entity which is owed the payment. If failure to pay would adversely affect Lender's interest in the Property, upon Lender's request Borrower shall promptly furnish to Lender receipts evidencing these payments.

If Borrower fails to make these payments or the payments required by paragraph 2, or fails to perform any other covenants and agreements contained in this Security Instrument, or there is a legal proceeding that may significantly affect Lender's rights in the Property (such as a proceeding in bankruptcy, for condemnation or to enforce laws or regulations), then Lender may do and pay whatever is necessary to protect the value of the Property and Lender's rights in the Property, including payment of taxes, hazard insurance and other items mentioned in paragraph 2.

Any amounts disbursed by Lender under this paragraph shall become additional debt of Borrower and be secured by this Security Instrument. These amounts shall bear interest from the date of disbursement, at the Note rate, and at the option of Lender, shall be immediately due and payable.

Borrower shall promptly discharge any lien which has priority over this Security Instrument unless Borrower: (a) agrees in writing to the payment of the obligation secured by the lien in a manner acceptable to Lender; (b) contests in good faith the lien by, or defends against enforcement of the lien in, legal proceedings which in the Lender's opinion operate to prevent the enforcement of the lien; or (c) secures from the holder of the lien an agreement satisfactory to Lender subordinating the lien to this Security Instrument. If Lender determines that any part of the Property is subject to a lien which may attain priority over this Security Instrument, Lender may give
Borrower a notice identifying the lien. Borrower shall satisfy the lien or take one or more of the actions set forth above within 10 days of the giving of notice.

8. **Fees.** Lender may collect fees and charges authorized by the Secretary.

9. **Grounds for Acceleration of Debt.**

(a) **Default.** Lender may, except as limited by regulations issued by the Secretary, in the case of payment defaults, require immediate payment in full of all sums secured by this Security Instrument if:

(i) Borrower defaults by failing to pay in full any monthly payment required by this Security Instrument prior to or on the due date of the next monthly payment, or

(ii) Borrower defaults by failing, for a period of thirty days, to perform any other obligations contained in this Security Instrument.

(b) **Sale Without Credit Approval.** Lender shall, if permitted by applicable law (including Section 341(d) of the Garn-St. Germain Depository Institutions Act of 1982, 12 U.S.C. 1701j-3(d)) and with the prior approval of the Secretary, require immediate payment in full of all sums secured by this Security Instrument if:

(i) All or part of the Property, or a beneficial interest in a trust owning all or part of the Property, is sold or otherwise transferred (other than by devise or descent), and

(ii) The Property is not occupied by the purchaser or grantee as his or her principal residence, or the purchaser or grantee does so occupy the Property but his or her credit has not been approved in accordance with the requirements of the Secretary.

(c) **No Waiver.** If circumstances occur that would permit Lender to require immediate payment in full, but Lender does not require such payments, Lender does not waive its rights with respect to subsequent events.

(d) **Regulations of HUD Secretary.** In many circumstances regulations issued by the Secretary will limit Lender's rights, in the case of payment defaults, to require immediate payment in full and foreclose if not paid. This Security Instrument does not authorize acceleration or foreclosure if not permitted by regulations of the Secretary.

(e) **Mortgage Not Insured.** Borrower agrees that if this Security Instrument and the Note are not determined to be eligible for insurance under the National Housing Act within 60 days from the date hereof, Lender may, at its option, require immediate payment in full of all sums secured by this Security Instrument. A written statement of any authorized agent of the Secretary dated subsequent to 60 days from the date hereof, declining to insure this Security Instrument and the Note, shall be deemed conclusive proof of such ineligibility. Notwithstanding the foregoing, this option may not be exercised by Lender when the unavailability of insurance is solely due to Lender's failure to remit a mortgage insurance premium to the Secretary.

10. **Reinstatement.** Borrower has a right to be reinstated if Lender has required immediate payment in full because of Borrower's failure to pay an amount due under the Note or this Security Instrument. This right applies even after foreclosure proceedings are instituted. To reinstate the Security Instrument, Borrower shall tender in a lump sum all amounts required to bring Borrower's account current including, to the extent they are obligations of Borrower under this Security Instrument, foreclosure costs and reasonable and customary attorneys' fees and expenses properly associated with the foreclosure proceeding. Upon reinstatement by Borrower, this Security Instrument and the obligations that it secures shall remain in effect as if Lender had not required immediate payment in full. However, Lender is not required to permit reinstatement if: (i) Lender has accepted reinstatement after the commencement of foreclosure proceedings within two years immediately preceding the commencement of a current foreclosure proceeding, (ii) reinstatement will preclude foreclosure on different grounds in the future, or (iii) reinstatement will adversely affect the priority of the lien created by this Security Instrument.

11. **Borrower Not Released; Forbearance By Lender Not a Waiver.** Extension of the time of payment or modification of amortization of the sums secured by this Security Instrument granted by Lender to any successor in interest of Borrower shall not operate to release the liability of the original Borrower or Borrower's successor in interest. Lender shall not be required to commence proceedings against any successor in interest or refuse to extend time for payment or otherwise modify amortization of the sums secured by this Security Instrument by reason of any demand made by the original Borrower or Borrower's successors in interest. Any forbearance by Lender in exercising any right or remedy shall not be a waiver of or preclude the exercise of any right or remedy.

12. **Successors and Assigns Bound; Joint and Several Liability; Co-Signers.** The covenants and agreements of this Security Instrument shall bind and benefit the successors and assigns of Lender and Borrower, subject to the provisions of paragraph 9(b). Borrower's covenants and agreements shall be joint and several. Any Borrower who cosigns this Security Instrument but does not execute the Note: (a) is cosigning this Security Instrument only to mortgage, grant and convey that Borrower's interest in the Property under the terms of this Security Instrument; (b) is not personally obligated to pay the sums secured by this Security Instrument; and (c) agrees that Lender and any other Borrower may agree to extend, modify, forbear or make any accommodations with regard to the terms of this Security Instrument or the Note without that Borrower's consent.

13. **Notices.** Any notice to Borrower provided for in this Security Instrument shall be given by delivering it or by mailing it by first class mail unless applicable law requires use of another method. The notice shall be directed to the Property Address or any other address Borrower designates by notice to Lender. Any notice to Lender shall be given by first class mail to Lender's address stated herein or any address Lender designates by notice to Borrower. Any notice provided for in this Security Instrument shall be deemed to have been given to Borrower or Lender when given as provided in this paragraph.

14. **Governing Law; Severability.** This Security Instrument shall be governed by Federal law and the law of the jurisdiction in which the Property is located. In the event that any provision or clause of this Security Instrument or the Note conflicts with applicable law, such conflict shall not affect other provisions of this Security Instrument or the Note which can be given effect without the conflicting provision. To this end the provisions of this Security Instrument and the Note are declared to be severable.

15. **Borrower's Copy.** Borrower shall be given one conformed copy of the Note and of this Security Instrument.

16. **Hazardous Substances.** Borrower shall not cause or permit the presence, use, disposal, storage, or release of any

Hazardous Substances on or in the Property. Borrower shall not do, nor allow anyone else to do, anything affecting the Property that is in violation of any Environmental Law. The preceding two sentences shall not apply to the presence, use, or storage on the Property of small quantities of Hazardous Substances that are generally recognized to be appropriate to normal residential uses and to maintenance of the Property.

Borrower shall promptly give Lender written notice of any investigation, claim, demand, lawsuit or other action by any governmental or regulatory agency or private party involving the Property and any Hazardous Substance or Environmental Law of which Borrower has actual knowledge. If Borrower learns, or is notified by any governmental or regulatory authority, that any removal or other remediation of any Hazardous Substances affecting the Property is necessary, Borrower shall promptly take all necessary remedial actions in accordance with Environmental Law.

As used in this paragraph 16, "Hazardous Substances" are those substances defined as toxic or hazardous substances by Environmental Law and the following substances: gasoline, kerosene, other flammable or toxic petroleum products, toxic pesticides and herbicides, volatile solvents, materials containing asbestos or formaldehyde, and radioactive materials. As used in this paragraph 16, "Environmental Law" means federal laws and laws of the jurisdiction where the Property is located that relate to health, safety or environmental protection.

NON-UNIFORM COVENANTS. Borrower and Lender further covenant and agree as follows:

17. Assignment of Rents. Borrower unconditionally assigns and transfers to Lender all the rents and revenues of the Property. Borrower authorizes Lender or Lender's agents to collect the rents and revenues and hereby directs each tenant of the Property to pay the rents to Lender or Lender's agents. However, prior to Lender's notice to Borrower of Borrower's breach of any covenant or agreement in the Security Instrument, Borrower shall collect and receive all rents and revenues of the Property as trustee for the benefit of Lender and Borrower. This assignment of rents constitutes an absolute assignment and not an assignment for additional security only.

If Lender gives notice of breach to Borrower: (a) all rents received by Borrower shall be held by Borrower as trustee for benefit of Lender only, to be applied to the sums secured by the Security Instrument; (b) Lender shall be entitled to collect and receive all of the rents of the Property; and (c) each tenant of the Property shall pay all rents due and unpaid to Lender or Lender's agent on Lender's written demand to the tenant.

Borrower has not executed any prior assignment of the rents and has not and will not perform any act that would prevent Lender from exercising its rights under this paragraph 17.

Lender shall not be required to enter upon, take control of or maintain the Property before or after giving notice of breach to Borrower. However, Lender or a judicially appointed receiver may do so at any time there is a breach. Any application of rents shall not cure or waive any default or invalidate any other right or remedy of Lender. This assignment of rents of the Property shall terminate when the debt secured by the Security Instrument is paid in full.

18. Foreclosure Procedure. If Lender requires immediate payment in full under paragraph 9, Lender may foreclose this Security Instrument by judicial proceeding. Lender shall be entitled to collect all expenses incurred in pursuing the remedies in this paragraph 18, including, but not limited to, reasonable attorneys' fees and costs of title evidence.

If the Lender's interest in this Security Instrument is held by the Secretary and the Secretary requires immediate payment in full under Paragraph 9, the Secretary may invoke the nonjudicial power of sale provided in the Single Family Mortgage Foreclosure Act of 1994 ("Act") (12 U.S.C. 3751 *et seq.*) by requesting a foreclosure commissioner designated under the Act to commence foreclosure and to sell the Property as provided in the Act. Nothing in the preceding sentence shall deprive the Secretary of any rights otherwise available to a Lender under this Paragraph 18 or applicable law.

19. Release. Upon payment of all sums secured by this Security Instrument, Lender shall release this Security Instrument without charge to Borrower. Borrower shall pay any recordation costs.

20. Attorneys' Fees. As used in this Security Instrument and the Note, "attorneys' fees" shall include any attorneys' fees awarded by an appellate court.

21. Riders to this Security Instrument. If one or more riders are executed by Borrower and recorded together with this Security Instrument, the covenants of each such rider shall be incorporated into and shall amend and supplement the covenants and agreements of this Security Instrument as if the rider(s) were a part of this Security Instrument.
[Check applicable box(es)]

[ ] Condominium Rider [ ] Graduated Payment Rider [ ] Other [Specify]
[ ] Planned Unit Development Rider [ ] Growing Equity Rider

BY SIGNING BELOW, Borrower accepts and agrees to the terms contained in this Security Instrument and in any rider(s) exe-cuted by Borrower and recorded with it.
Witnesses:

Witness Printed Name Rebeca Santana

Witness Printed Name Lori E. Freeman

(Seal)
TRSTE, LLC, as Trustee for The 529 Arthur Ave Land Trust dated April 20, 2018 -Borrower

By:
Joseph E. Seagle, Manager

STATE OF FLORIDA, Orange **County ss:**

The foregoing instrument was acknowledged before me this 20th day of April, 2018 by **TRSTE, LLC, as Trustee for The 529 Arthur Ave Land Trust dated April 20, 2018,** who is personally known to me or who has produced _____ as identification.

LORI E. FREEMAN
Commission # GG 083996
Expires April 28, 2021
Bonded Thru Troy Fain Insurance 800-385-7019

_____(Seal)
Notary Public
Notary Printed Name: Lori E. Freeman

My Commission Expires::

3/16/2018 3:45:40 PM Instrument #2018054496 #1 Book:7520 Page:3728 Laura E. Roth, Volusia County Clerk of Court

Account No. 70089-00

CLAIM OF LIEN
(Utility Services)

STATE OF FLORIDA)
: SS
COUNTY OF VOLUSIA)

Before me, the undersigned authority, personally appeared Patricia Bliss, who being duly sworn, says that she is the Chief Financial Officer of **The City of Daytona Beach**, Lienor, a Florida Municipal Corporation, whose address is 301 South Ridgewood Avenue, (Post Office Box 2451), Daytona Beach, Florida 32115-2451, and that Lienor furnished **water, sewer, stormwater, and garbage services** on the following described real property in Volusia County, Florida:

529 ARTHUR AVE
LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832

believed to be owned by **TRSTE LLC TR LAND TRUST 529 ARTHUR,** based on tax roll information, and identified as Parcel No. **5238-18-02-0150** for a total of **$520.22**, less deposit of **$.00**, for a total net lien amount of **$520.22**, said services furnished through **February 6, 2018**, together with all interest which may accrue hereinafter.

This lien is filed under the provisions of Florida Statute 159.17 (2002) and Sections 78-3 and 98-105 of the Code of Ordinances of The City of Daytona Beach, and pursuant thereto, is co-equal with tax liens and prior to all other liens.

Signed and sealed in
the presence of:

Amy Christlieb

Amy Christlieb

Patricia Snowden

Patricia Snowden

THE CITY OF DAYTONA BEACH

By: P. Bliss

Patricia Bliss, Chief Financial Officer
Post Office Box 2451
Daytona Beach, FL 32115-2451

The foregoing instrument was acknowledged before me
This, 15 day of March, 2018,
by Patricia Bliss, Chief Financial Officer of
The City of Daytona Beach, a Florida Municipal Corporation,
on behalf of said corporation. She is personally known to
me and did not take an oath.p

Notary Public, State of Florida at Large

My Commission Expires:

SANDRA NEALY
Commission # GG 168573
Expires December 17, 2021
Bonded Thru Troy Fain Insurance 800-385-7019

3/8/2022 11:16:13 AM Instrument #2022054117 #1 Book:8215 Page:2897 Laura E. Roth, Volusia County Clerk of Court

THE CITY OF DAYTONA BEACH, FLORIDA
SPECIAL MAGISTRATE PROCEEDING

THE CITY OF DAYTONA BEACH
a Florida municipal corporation,

Petitioner

vs. CASE NO.: **RTL 11-21-246**

TRSTE LLC as Trustee for the 529 Arthur Ave Land Trust
924 W Colonial Dr
Orlando, FL 32804

Respondent(s) /

ORDER IMPOSING FINE/LIEN

THIS CAUSE came on for public hearing before the Daytona Beach Special Magistrate on **November 23, 2021**, after due notice to Respondent(s), at which time the Special Magistrate heard testimony under oath, received evidence, and issued his Findings of Fact and Conclusions of Law and thereupon issued his Order of Non-Compliance which was reduced to writing and thereafter furnished to Respondent(s).

Said Order required Respondent(s) to take certain corrective action as provided in said Order no later than **January 19, 2022**, or be returned to a subsequent meeting for consideration of a fine up to One Thousand ($1,000.00) Dollars per day until compliance is achieved.

An Affidavit of Non-Compliance dated **January 19, 2022**, has been filed by the Daytona Beach Rental Inspector certifying under oath that the required corrective action to come into compliance has not been achieved. Therefore at a public hearing on **January 25, 2022** the Special Magistrate imposed a fine of **One Hundred ($100.00) dollars** per day effective **January 25, 2022** to continue until compliance is achieved or reached the maximum amount of **Fifteen Thousand ($15,000.00) dollars**.

THAT BASED ON THE FOREGOING PREMISES, AND BY THE AUTHORITY OF SECTION 162.09, Florida Statutes and Article 2, Section 2.8 of the Daytona Beach Land Development Code, **IT IS HEREBY ORDERED** that Respondent(s), **TRSTE LLC as Trustee for the 529 Arthur Ave Land Trust** shall pay to the City of Daytona Beach, a fine in the amount of **One Hundred ($100.00) dollars** per day effective **January 25, 2022**, until compliance is achieved or reached the maximum amount of **Fifteen Thousand ($15,000.00) dollars**. This Order shall be recorded in the Official Records of the Office of the Clerk of the Circuit Court in Volusia County, Florida, and such recordation shall constitute a lien against any of the Respondent's real or personal property in Volusia County, Florida, said property to include that described as follows, to wit:

LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860 of the Public Records of Volusia County, Florida.

529 Arthur Ave, Daytona Beach, Florida

Short Parcel # **5238-18-02-0150**

DONE AND ORDERED on this 4 day of February, 2022 at Daytona Beach, County of Volusia, Florida.

CERTIFICATION OF SECRETARY
I hereby certify that this is a True and Correct copy of the original

ORDER IMPOSING FINE/LIEN

as executed by the City of Daytona Beach Special Magistrate

Secretary, Special Magistrate

DAYTONA BEACH SPECIAL MAGISTRATE

By: **Robert J. Riggio**

Attest: Vivian J. Barnes, Secretary

Cc: Joseph E Seagle, Registered Agent, 924 Colonial Drive, Orlando, FL 32804

4/16/2025 11:20:48 AM Instrument #2025070358 #1 Book:8690 Page:2434 Laura E. Roth, Volusia County Clerk of Court

THE CITY OF DAYTONA BEACH, FLORIDA
CODE ENFORCEMENT BOARD

THE CITY OF DAYTONA BEACH
a Florida municipal corporation,

CASE NO: **CEB 02-25-36**

Petitioner

vs.

TRSTE LLC TR 529 Arthur Ave Land Trust dated April 20, 2018
PO BOX 547945
Orlando, FL 32854
CE2024-0928 / **CEB 02-25-36**
Respondent(s) /

ORDER IMPOSING FINE/LIEN

THIS CAUSE came on for public hearing before the Daytona Beach Code Enforcement Board on **March 13, 2025,** after due notice to Respondent(s), at which time the Board heard testimony under oath, received evidence, and issued its Findings of Fact and Conclusions of Law and thereupon issued its Order of Non-Compliance which was reduced to writing and thereafter furnished to Respondent(s).

Said Order required Respondent(s) to take certain corrective action as provided in said Order no later than **April 2, 2025**, or be returned to a subsequent meeting for consideration of the imposition of a fine of up to One Thousand ($1,000.00) Dollars per day until compliance is achieved.

An Affidavit of Non-Compliance dated **April 2, 2025** has been filed by the Daytona Beach Code Inspector certifying under oath that the required corrective action to come into compliance has not been achieved. Therefore, at a public hearing on **April 10, 2025** the Board imposed a fine in the amount of **Two Hundred ($200.00) dollars** per day effective **April 10, 2025**, until compliance is achieved or reached the maximum amount of **Fifteen Thousand ($15,000.00) dollars**.

THAT BASED ON THE FOREGOING PREMISES, AND BY THE AUTHORITY OF SECTION 162.09, Florida Statutes and Article 2, Section 2.7 of the Daytona Beach Land Development Code, **IT IS HEREBY ORDERED** that Respondent(s), **TRSTE LLC TR 529 Arthur Ave Land Trust dated April 20, 2018** shall pay to the City of Daytona Beach, a fine in the amount of **Two Hundred ($200.00) dollars** per day beginning **April 10, 2025**, until compliance is achieved or reached the maximum amount of **Fifteen Thousand ($15,000.00) dollars**. This Order shall be recorded in the Official Records of the Office of the Clerk of the Circuit Court in Volusia County, Florida, and such recordation shall constitute a lien against any of the Respondent's real or personal property in Volusia County, Florida, said property to include that described as follows, to wit:

LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860.of the Public Records of Volusia County, Florida.

529 Arthur AveDaytona Beach, Florida

Short Parcel ID # 5238-18-02-0150

DONE AND ORDERED on this 14th day of April 2025, at Daytona Beach, County of Volusia, Florida.

CERTIFICATION OF SECRETARY
I hereby certify that this is a True and Correct copy of the original
Order Imposing Fine/Lien
as executed by the City of Daytona Beach Code Enforcement Board Chairman.
Brenda Seivwright
Secretary, Code Enforcement Board

DAYTONA BEACH CODE ENFORCEMENT BOARD

By: Mary Louise "Weegie" Kuendig
Mary Louise "Weegie" Kuendig, Chairman

Attest: Brenda Seivwright
Brenda Seivwright
Code Enforcement Board, Secretary

Cc: L.T.S., LLC 1901 West Colonial Drive First Floor Orlando, FL32804

VOLUSIA COUNTY CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner

v.

CASE NO. CEB2021071

Trste LLC Tr
Respondent(s),

FINAL ORDER IMPOSING FINE/LIEN

The Volusia County Code Enforcement Board ("Board"), having heard testimony and reviewed evidence at hearing in the above styled matter, hereby finds and orders as follows:

1. The Board rendered an *Order of Non-Compliance* on September 15, 2021 which set forth findings of fact and conclusions of law which establish that the property located at 341 Elizabeth St, Enterprise 32725 9106-03-05-0130 LOTS 13 & 14 BLK 5 BODINES ENTERPRISE MB 17 PG 11 PER OR 4699 PG 0594 PER OR 6471 PG 3597 PER OR 7939 PGS 2463 THRU 2465 INC, is in violation of CODE OF ORDINANCES, COUNTY OF VOLUSIA, CHAPTER 72 ARTICLE II DIVISION 9 SECTION 72-341(b) Fence erected, moved, or altered without a permit. The Board hereby adopts and incorporates by reference the *Order of Non-Compliance* dated September 15, 2021.

2. The Board conducted a final hearing on November 17, 2021.

3. The *Order of Non-Compliance* directed Respondent(s) to remedy the violation by November 13, 2021.

4. Respondent(s) did not arrange for an inspection of the subject property prior to the final hearing to evidence that the violation has been remedied. Accordingly, Respondent(s) have not demonstrated that the violation has been remedied.

5. In accordance with the authority vested to this Board under Section 162.09, Florida Statutes and Chapter 2, Article VII of the Code of Ordinances, County of Volusia, it is hereby ordered that Respondent(s) shall pay to the **COUNTY OF VOLUSIA**, **a fine in the amount of Fifty Dollars and No Cents ($50.00) per day/per case to begin on December 16, 2021. The fine shall continue thereafter for each and every day the violation continues to exist, but not to exceed Ten Thousand Dollars and No Cents per case ($10,000.00).** The County Attorney is hereby authorized to foreclose on the lien arising out of this ***Final Order*** in accordance with and subject to the requirements of Section 162.09(3), Florida Statutes.

6. This ***Final Order*** shall be recorded in the Official Records of the Office of the Clerk of the Circuit Court in Volusia County, Florida, and such recordation shall constitute a lien against any real or personal property of the Respondent(s) in Volusia County, Florida including, but not limited to, the subject property.

7. This ***Final Order*** is a final administrative order for purposes of Section 162.11, Florida Statutes and any appeal shall be filed within 30 days of execution of this ***Final Order***.

CASE NO. CEB2021071

DONE AND ORDERED November 17, 2021, at DeLand, County of Volusia, Florida.

VOLUSIA COUNTY CODE ENFORCEMENT BOARD

By: _____
Chair

Attest: _____
Clerk

This instrument prepared by Ramona Jones, Clerk of the Volusia County Code Enforcement Board, 123 West Indiana Avenue, DeLand, Florida 32720-4606, telephone number 257-6000, for Daytona Beach; 423-3300, for New Smyrna Beach; or 736-5925 for DeLand, extension 12031.

Certificate of Service

I HEREBY CERTIFY that a true and accurate copy of the foregoing has been furnished to Trste LLC Tr, 924 W Colonial Dr., Orlando FL 32804 by mail delivery on this 23rd day of November, 2021.

Ramona Jones
Code Enforcement Board Clerk

COUNTY OF VOLUSIA CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner

v.
Trste LLC Tr
Respondent(s),

CASE NO. CEB2021071

CERTIFICATION OF TRUE AND EXACT COPY

STATE OF FLORIDA
COUNTY OF VOLUSIA

On this 17th day of November, 2021, I attest that the preceding or attached document is a true, exact, complete and unaltered photo copy made by me of a Final Order Imposing Fine/Lien.

DATED this 17th day of November, 2021.

Ramona Jones, Code Enforcement Board Clerk

Acknowledged and subscribed before me this 17th day of November, 2021, by Ramona Jones, Code Enforcement Board Clerk, who is personally known to me and who did not take an oath.

Notary Public - Signature

REBECCA L. DONOFRIO
Notary Public - State of Florida
Commission # GG 284135
My Comm. Expires Dec 19, 2022
Bonded through National Notary Assn.

Notary Public - Print Name

Commission #_____

VOLUSIA COUNTY CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner

v.

CASE NO. CEB2021070

Trste LLC Tr
Respondent(s),

FINAL ORDER IMPOSING FINE/LIEN

The Volusia County Code Enforcement Board ("Board"), having heard testimony and reviewed evidence at hearing in the above styled matter, hereby finds and orders as follows:

1. The Board rendered an *Order of Non-Compliance* on September 15, 2021 which set forth findings of fact and conclusions of law which establish that the property located at 341 Elizabeth St, Enterprise 32725 9106-03-05-0130 LOTS 13 & 14 BLK 5 BODINES ENTERPRISE MB 17 PG 11 PER OR 4699 PG 0594 PER OR 6471 PG 3597 PER OR 7939 PGS 2463 THRU 2465 INC, is in violation of VOLUSIA COUNTY CODE OF ORDINANCES, CHAPTER 22-2, SECTIONS 105.1 AND 110.1 Construction without the required permit(s) and/or inspection approval(s). The Board hereby adopts and incorporates by reference the *Order of Non-Compliance* dated September 15, 2021.

2. The Board conducted a final hearing on November 17, 2021.

3. The *Order of Non-Compliance* directed Respondent(s) to remedy the violation by November 13, 2021.

4. Respondent(s) did not arrange for an inspection of the subject property prior to the final hearing to evidence that the violation has been remedied. Accordingly, Respondent(s) have not demonstrated that the violation has been remedied.

5. In accordance with the authority vested to this Board under Section 162.09, Florida Statutes and Chapter 2, Article VII of the Code of Ordinances, County of Volusia, it is hereby ordered that Respondent(s) shall pay to the **COUNTY OF VOLUSIA**, **a fine in the amount of Fifty Dollars and No Cents ($50.00) per day/per case to begin on December 16, 2021. The fine shall continue thereafter for each and every day the violation continues to exist, but not to exceed Ten Thousand Dollars and No Cents per case ($10,000.00).** The County Attorney is hereby authorized to foreclose on the lien arising out of this ***Final Order*** in accordance with and subject to the requirements of Section 162.09(3), Florida Statutes.

6. This ***Final Order*** shall be recorded in the Official Records of the Office of the Clerk of the Circuit Court in Volusia County, Florida, and such recordation shall constitute a lien against any real or personal property of the Respondent(s) in Volusia County, Florida including, but not limited to, the subject property.

7. This ***Final Order*** is a final administrative order for purposes of Section 162.11, Florida Statutes and any appeal shall be filed within 30 days of execution of this ***Final Order***.

CASE NO. CEB2021070

DONE AND ORDERED November 17, 2021, at DeLand, County of Volusia, Florida.

VOLUSIA COUNTY CODE ENFORCEMENT BOARD

By: _____
Chair

Attest: _____
Clerk

This instrument prepared by Ramona Jones, Clerk of the Volusia County Code Enforcement Board, 123 West Indiana Avenue, DeLand, Florida 32720-4606, telephone number 257-6000, for Daytona Beach; 423-3300, for New Smyrna Beach; or 736-5925 for DeLand, extension 12031.

Certificate of Service

I HEREBY CERTIFY that a true and accurate copy of the foregoing has been furnished to Trste LLC Tr, 924 W Colonial Dr., Orlando FL 32804 by mail delivery on this 23rd day of November, 2021.

Ramona Jones
Code Enforcement Board Clerk

COUNTY OF VOLUSIA CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner

v.
Trste LLC Tr
Respondent(s),

CASE NO. CEB2021070

CERTIFICATION OF TRUE AND EXACT COPY

STATE OF FLORIDA
COUNTY OF VOLUSIA

On this 17th day of November, 2021, I attest that the preceding or attached document is a true, exact, complete and unaltered photo copy made by me of a Final Order Imposing Fine/Lien.

DATED this 17th day of November, 2021.

Ramona Jones, Code Enforcement Board Clerk

Acknowledged and subscribed before me this 17th day of November, 2021, by Ramona Jones, Code Enforcement Board Clerk, who is personally known to me and who did not take an oath.

Notary Public - Signature

REBECCA L. DONOFRIO
Notary Public - State of Florida
Commission # GG 284135
My Comm. Expires Dec 19, 2022
Bonded through National Notary Assn.

Notary Public - Print Name

Commission #_____

VOLUSIA COUNTY CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner

v.

CASE NO. CEB2021069

Trste LLC Tr
Respondent(s),

FINAL ORDER IMPOSING FINE/LIEN

The Volusia County Code Enforcement Board ("Board"), having heard testimony and reviewed evidence at hearing in the above styled matter, hereby finds and orders as follows:

1. The Board rendered an *Order of Non-Compliance* on September 15, 2021 which set forth findings of fact and conclusions of law which establish that the property located at 341 Elizabeth St, Enterprise 32725 9106-03-05-0130 LOTS 13 & 14 BLK 5 BODINES ENTERPRISE MB 17 PG 11 PER OR 4699 PG 0594 PER OR 6471 PG 3597 PER OR 7939 PGS 2463 THRU 2465 INC, is in violation of CODE OF ORDINANCES, COUNTY OF VOLUSIA, CHAPTER 72 ARTICLE II DIVISION 8 SECTION 72-280 Two principal structures on one lot. The Board hereby adopts and incorporates by reference the *Order of Non-Compliance* dated September 15, 2021.

2. The Board conducted a final hearing on November 17, 2021.

3. The *Order of Non-Compliance* directed Respondent(s) to remedy the violation by November 13, 2021.

4. Respondent(s) did not arrange for an inspection of the subject property prior to the final hearing to evidence that the violation has been remedied. Accordingly, Respondent(s) have not demonstrated that the violation has been remedied.

5. In accordance with the authority vested to this Board under Section 162.09, Florida Statutes and Chapter 2, Article VII of the Code of Ordinances, County of Volusia, it is hereby ordered that Respondent(s) shall pay to the **COUNTY OF VOLUSIA**, **a fine in the amount of Fifty Dollars and No Cents ($50.00) per day/per case to begin on December 16, 2021. The fine shall continue thereafter for each and every day the violation continues to exist, but not to exceed Ten Thousand Dollars and No Cents per case ($10,000.00).** The County Attorney is hereby authorized to foreclose on the lien arising out of this ***Final Order*** in accordance with and subject to the requirements of Section 162.09(3), Florida Statutes.

6. This ***Final Order*** shall be recorded in the Official Records of the Office of the Clerk of the Circuit Court in Volusia County, Florida, and such recordation shall constitute a lien against any real or personal property of the Respondent(s) in Volusia County, Florida including, but not limited to, the subject property.

7. This ***Final Order*** is a final administrative order for purposes of Section 162.11, Florida Statutes and any appeal shall be filed within 30 days of execution of this ***Final Order***.

CASE NO. CEB2021069

DONE AND ORDERED November 17, 2021, at DeLand, County of Volusia, Florida.

VOLUSIA COUNTY CODE ENFORCEMENT BOARD

By: _____
Chair

Attest: _____
Clerk

This instrument prepared by Ramona Jones, Clerk of the Volusia County Code Enforcement Board, 123 West Indiana Avenue, DeLand, Florida 32720-4606, telephone number 257-6000, for Daytona Beach; 423-3300, for New Smyrna Beach; or 736-5925 for DeLand, extension 12031.

Certificate of Service

I HEREBY CERTIFY that a true and accurate copy of the foregoing has been furnished to Trste LLC Tr, 924 W Colonial Dr., Orlando FL 32804 by mail delivery on this 23rd day of November, 2021.

Ramona Jones
Code Enforcement Board Clerk

COUNTY OF VOLUSIA CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner

v.
Trste LLC Tr
Respondent(s),

CASE NO. CEB2021069

CERTIFICATION OF TRUE AND EXACT COPY

STATE OF FLORIDA
COUNTY OF VOLUSIA

On this 17th day of November, 2021, I attest that the preceding or attached document is a true, exact, complete and unaltered photo copy made by me of a Final Order Imposing Fine/Lien.

DATED this 17th day of November, 2021.

Ramona Jones, Code Enforcement Board Clerk

Acknowledged and subscribed before me this 17th day of November, 2021, by Ramona Jones, Code Enforcement Board Clerk, who is personally known to me and who did not take an oath.

Notary Public - Signature

REBECCA L. DONOFRIO
Notary Public - State of Florida
Commission # GG 284135
My Comm. Expires Dec 19, 2022
Bonded through National Notary Assn.

Notary Public - Print Name

Commission #_____

9/23/2021 8:55:00 AM Instrument #2021227522 #1 Book:8124 Page:153

VOLUSIA COUNTY CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner

v.

CASE NO. CEB2021071

Trste LLC Tr
Respondent(s),

ORDER OF NON-COMPLIANCE

The Volusia County Code Enforcement Board ("Board") having heard testimony under oath at a Board hearing on the above styled case on September 15, 2021, and based on the evidence received, hereby finds and concludes as follows:

FINDINGS OF FACT

That Respondent(s), owner(s) of property located at 341 Elizabeth St, Enterprise 32725 910603050130 LOTS 13 & 14 BLK 5 BODINES ENTERPRISE MB 17 PG 11 PER OR 4699 PG 0594 PER OR 6471 PG 3597 PER OR 7939 PGS 2463 THRU 2465 INC, Public Records of Volusia County, Florida, contains FNP Fence w/o Permit.

CONCLUSIONS OF LAW

That the Respondent(s) is in violation of Volusia County Code of Ordinance CODE OF ORDINANCES, COUNTY OF VOLUSIA, CHAPTER 72 ARTICLE II DIVISION 9SECTION 72-341(b).

ORDER

Based on the foregoing and on the stipulation of both the Respondent and the County, it is duly **ORDERED** that Respondent(s), Trste LLC Tr, shall remedy the violation no later than November 13, 2021. Upon Respondent's belief that the violation is remedied, it is the sole responsibility of the Respondent(s) to contact Margaret Godfrey Code Compliance Coordinator (386) 736-5925 Ext. 15628, to arrange for an inspection of the property prior to the aforementioned date. Upon inspection, the code enforcement officer shall determine whether the violation is remedied and disclose his/her findings in the form of an affidavit.

CEB2021071

The Board shall conduct a hearing on November 17, 2021, at 9:00 a.m. in the County Council Meeting Room of the County Administration Center, 123 West Indiana Avenue, DeLand, Florida, **without further notice,** to render a final order to conclude this matter by determining whether the aforementioned violation is remedied and, if not, impose a fine and/or repair costs in accordance with Section 162.09, Florida Statutes. Said final order shall be a final administrative order for purposes of Section 162.11, Florida Statutes. This order is a non-final, non-appealable order.

DONE AND ORDERED September 15, 2021

VOLUSIA COUNTY CODE ENFORCEMENT BOARD

By: _____
Chair

Attest: _____
Clerk

This instrument prepared by Ramona Jones, Clerk of the Volusia County Code Enforcement Board, 123 West Indiana Avenue, DeLand, Florida 32720-4606, telephone number 257-6000, for Daytona Beach; 423-3300, for New Smyrna Beach; or 736-5925 for DeLand, extension 12031.

Certificate of Service

I HEREBY CERTIFY that a true and accurate copy of the foregoing has been furnished to Trste LLC Tr 924 W Colonial Dr. Orlando FL 32804, by mail delivery this 22nd day of September, 2021.

_____
Ramona Jones
Code Enforcement Board Clerk

COUNTY OF VOLUSIA CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner
vs.

CASE NO. CEB2021071

Trste LLC TR
Respondent(s)

CERTIFICATION OF TRUE AND EXACT COPY

STATE OF FLORIDA
COUNTY OF VOLUSIA

On this 15th day of September, 2021, I attest that the preceding or attached document is a true, exact, complete and unaltered photo copy made by me of an Order of Non Compliance.

DATED this 15th day of September, 2021.

Ramona Jones, Code Enforcement Board Clerk

Acknowledged and subscribed before me this 15th day of September, 2021, by Ramona Jones, Code Enforcement Board Clerk, who is personally known to me and who did not take an oath.

Notary Public - Signature

Notary Public - Print Name

Commission #_____

REBECCA L. DONOFRIO
Notary Public - State of Florida
Commission # GG 284135
My Comm. Expires Dec 19, 2022
Bonded through National Notary Assn.

9/23/2021 8:55:00 AM Instrument #2021227523 #1 Book:8124 Page:156

VOLUSIA COUNTY CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner

v.

Trste LLC Tr
Respondent(s),

CASE NO. CEB2021070

ORDER OF NON-COMPLIANCE

The Volusia County Code Enforcement Board ("Board") having heard testimony under oath at a Board hearing on the above styled case on September 15, 2021, and based on the evidence received, hereby finds and concludes as follows:

FINDINGS OF FACT

That Respondent(s), owner(s) of property located at 341 Elizabeth St, Enterprise 32725 910603050130 LOTS 13 & 14 BLK 5 BODINES ENTERPRISE MB 17 PG 11 PER OR 4699 PG 0594 PER OR 6471 PG 3597 PER OR 7939 PGS 2463 THRU 2465 INC, Public Records of Volusia County, Florida, contains VN1 Building without a permit.

CONCLUSIONS OF LAW

That the Respondent(s) is in violation of Volusia County Code of Ordinance VOLUSIA COUNTY CODE OF ORDINANCES, CHAPTER 22-2, SECTIONS 105.1 AND 110.1.

ORDER

Based on the foregoing and on the stipulation of both the Respondent and the County, it is duly **ORDERED** that Respondent(s), Trste LLC Tr, shall remedy the violation no later than November 13, 2021. Upon Respondent's belief that the violation is remedied, it is the sole responsibility of the Respondent(s) to contact Margaret Godfrey Code Compliance Coordinator (386) 736-5925 Ext. 15628, to arrange for an inspection of the property prior to the aforementioned date. Upon inspection, the code enforcement officer shall determine whether the violation is remedied and disclose his/her findings in the form of an affidavit.

CEB2021070

The Board shall conduct a hearing on November 17, 2021, at 9:00 a.m. in the County Council Meeting Room of the County Administration Center, 123 West Indiana Avenue, DeLand, Florida, **without further notice,** to render a final order to conclude this matter by determining whether the aforementioned violation is remedied and, if not, impose a fine and/or repair costs in accordance with Section 162.09, Florida Statutes. Said final order shall be a final administrative order for purposes of Section 162.11, Florida Statutes. This order is a non-final, non-appealable order.

DONE AND ORDERED September 15, 2021

VOLUSIA COUNTY CODE ENFORCEMENT BOARD

By: _____
Chair

Attest: _____
Clerk

This instrument prepared by Ramona Jones, Clerk of the Volusia County Code Enforcement Board, 123 West Indiana Avenue, DeLand, Florida 32720-4606, telephone number 257-6000, for Daytona Beach; 423-3300, for New Smyrna Beach; or 736-5925 for DeLand, extension 12031.

Certificate of Service

I HEREBY CERTIFY that a true and accurate copy of the foregoing has been furnished to Trste LLC Tr 924 W Colonial Dr. Orlando FL 32804, by mail delivery this 22nd day of September, 2021.

_____
Ramona Jones
Code Enforcement Board Clerk

COUNTY OF VOLUSIA CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner
vs.

CASE NO. CEB2021070

Trste LLC TR
Respondent(s)

CERTIFICATION OF TRUE AND EXACT COPY

STATE OF FLORIDA
COUNTY OF VOLUSIA

On this 15th day of September, 2021, I attest that the preceding or attached document is a true, exact, complete and unaltered photo copy made by me of an Order of Non Compliance.

DATED this 15th day of September, 2021.

Ramona Jones, Code Enforcement Board Clerk

Acknowledged and subscribed before me this 15th day of September, 2021, by Ramona Jones, Code Enforcement Board Clerk, who is personally known to me and who did not take an oath.

Rebecca L. Donofrio
Notary Public - Signature

REBECCA L. DONOFRIO
Notary Public - State of Florida
Commission # GG 284135
My Comm. Expires Dec 19, 2022
Bonded through National Notary Assn.

Notary Public - Print Name

Commission #_____

9/23/2021 8:55:00 AM Instrument #2021227524 #1 Book:8124 Page:159

VOLUSIA COUNTY CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner

v.

Trste LLC Tr
Respondent(s),

CASE NO. CEB2021069

ORDER OF NON-COMPLIANCE

The Volusia County Code Enforcement Board ("Board") having heard testimony under oath at a Board hearing on the above styled case on September 15, 2021, and based on the evidence received, hereby finds and concludes as follows:

FINDINGS OF FACT

That Respondent(s), owner(s) of property located at 341 Elizabeth St, Enterprise 32725 910603050130 LOTS 13 & 14 BLK 5 BODINES ENTERPRISE MB 17 PG 11 PER OR 4699 PG 0594 PER OR 6471 PG 3597 PER OR 7939 PGS 2463 THRU 2465 INC, Public Records of Volusia County, Florida, contains PSL More than (1) principal structure.

CONCLUSIONS OF LAW

That the Respondent(s) is in violation of Volusia County Code of Ordinance CODE OF ORDINANCES, COUNTY OF VOLUSIA, CHAPTER 72 ARTICLE II DIVISION 8SECTION 72-280.

ORDER

Based on the foregoing and on the stipulation of both the Respondent and the County, it is duly **ORDERED** that Respondent(s), Trste LLC Tr, shall remedy the violation no later than November 13, 2021. Upon Respondent's belief that the violation is remedied, it is the sole responsibility of the Respondent(s) to contact Margaret Godfrey Code Compliance Coordinator (386) 736-5925 Ext. 15628, to arrange for an inspection of the property prior to the aforementioned date. Upon inspection, the code enforcement officer shall determine whether the violation is remedied and disclose his/her findings in the form of an affidavit.

CEB2021069

The Board shall conduct a hearing on November 17, 2021, at 9:00 a.m. in the County Council Meeting Room of the County Administration Center, 123 West Indiana Avenue, DeLand, Florida, **without further notice,** to render a final order to conclude this matter by determining whether the aforementioned violation is remedied and, if not, impose a fine and/or repair costs in accordance with Section 162.09, Florida Statutes. Said final order shall be a final administrative order for purposes of Section 162.11, Florida Statutes. This order is a non-final, non-appealable order.

DONE AND ORDERED September 15, 2021

VOLUSIA COUNTY CODE ENFORCEMENT BOARD

By: _____
Chair

Attest: _____
Clerk

This instrument prepared by Ramona Jones, Clerk of the Volusia County Code Enforcement Board, 123 West Indiana Avenue, DeLand, Florida 32720-4606, telephone number 257-6000, for Daytona Beach; 423-3300, for New Smyrna Beach; or 736-5925 for DeLand, extension 12031.

Certificate of Service

I HEREBY CERTIFY that a true and accurate copy of the foregoing has been furnished to Trste LLC Tr 924 W Colonial Dr. Orlando FL 32804, by mail delivery this 22nd day of September, 2021.

_____
Ramona Jones
Code Enforcement Board Clerk

COUNTY OF VOLUSIA CODE ENFORCEMENT BOARD
DELAND, FLORIDA

COUNTY OF VOLUSIA, a political subdivision of the State of Florida,
Petitioner
vs.

CASE NO. CEB2021069

Trste LLC TR
Respondent(s)

CERTIFICATION OF TRUE AND EXACT COPY

STATE OF FLORIDA
COUNTY OF VOLUSIA

On this 15th day of September, 2021, I attest that the preceding or attached document is a true, exact, complete and unaltered photo copy made by me of an Order of Non Compliance.

DATED this 15th day of September, 2021.

Ramona Jones, Code Enforcement Board Clerk

Acknowledged and subscribed before me this 15th day of September, 2021, by Ramona Jones, Code Enforcement Board Clerk, who is personally known to me and who did not take an oath.

Notary Public - Signature

REBECCA L. DONOFRIO
Notary Public - State of Florida
Commission # GG 284135
My Comm. Expires Dec 19, 2022
Bonded through National Notary Assn.

Notary Public - Print Name

Commission #_____

Volusia County Property Appraiser
123 W. Indiana Ave., Rm. 102
DeLand, FL 32720
Phone: (386) 736-5901 Web: vcpa.vcgov.org

Property Summary

Alternate Key:	3280598
Parcel ID:	523818020150
Township-Range-Section:	15 - 32 - 38
Subdivision-Block-Lot:	18 - 02 - 0150
Owner(s):	TRSTE LLC TR - TR - Trust - 100% 529 ARTHUR AVE LAND TRUST 4-20-18 - TR - Trust - 100%
Mailing Address On File:	PO BOX 547945 ORLANDO FL 32854
Physical Address:	529 ARTHUR AVE, DAYTONA BEACH 32114
Building Count:	1
Neighborhood:	3432 - SUNNYLAND PK #2 BLK 17
Subdivision Name:	PINECREST COLEMANS DAYTONA
Property Use:	0100 - SINGLE FAMILY
Tax District:	204-DAYTONA BEACH
2025 Final Millage Rate:	18.0498
Homestead Property:	No
Agriculture Classification:	No
Short Description:	38-15-33 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 643 2 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860

Property Values

Tax Year:	2026 Working	2025 Final	2024 Final
Valuation Method:	1-Market Oriented Cost	1-Market Oriented Cost	1-Market Oriented Cost
Improvement Value:	$82,766	$42,483	$45,560
Land Value:	$30,119	$24,553	$20,716
Just/Market Value:	$112,885	$67,036	$66,276

Working Tax Roll Values by Taxing Authority

Values shown below are the 2026 WORKING TAX ROLL VALUES that are subject to change until certified. Millage Rates below that are used in the calculation of the Estimated Taxes are the 2025 FINAL MILLAGE RATES. The Just/Market listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

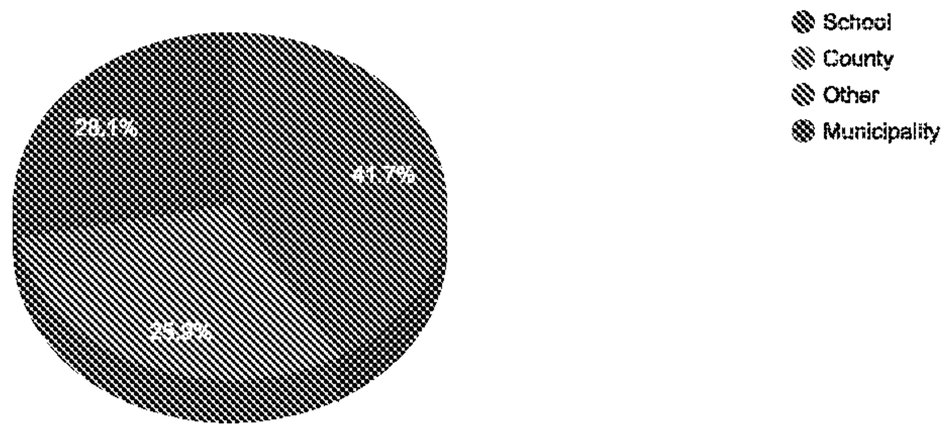
Tax Authority		Just/Market Value	Assessed Value	Ex/10CAP	Taxable Value	Millage Rate	Estimated Taxes
0017	CAPITAL IMPROVEMENT	$112,885	$112,885	$0	$112,885	1.5000	$169.33
0012	DISCRETIONARY	$112,885	$112,885	$0	$112,885	0.7480	$84.44
0011	REQ LOCAL EFFORT	$112,885	$112,885	$0	$112,885	3.0310	$342.15
0050	GENERAL FUND	$112,885	$66,224	$46,661	$66,224	3.2007	$211.96
0053	LAW ENFORCEMENT FUND	$112,885	$66,224	$46,661	$66,224	1.5994	$105.92
0055	LIBRARY	$112,885	$66,224	$46,661	$66,224	0.3697	$24.48
0520	MOSQUITO CONTROL	$112,885	$66,224	$46,661	$66,224	0.1573	$10.42
0530	PONCE INLET PORT AUTHORITY	$112,885	$66,224	$46,661	$66,224	0.0660	$4.37
0058	VOLUSIA ECHO	$112,885	$66,224	$46,661	$66,224	0.2000	$13.24
0057	VOLUSIA FOREVER	$112,885	$66,224	$46,661	$66,224	0.2000	$13.24
0065	FLORIDA INLAND NAVIGATION DISTRICT	$112,885	$66,224	$46,661	$66,224	0.0270	$1.79
0100	HALIFAX HOSPITAL AUTHORITY	$112,885	$66,224	$46,661	$66,224	0.7019	$46.48
0060	ST JOHN'S WATER MANAGEMENT DISTRICT	$112,885	$66,224	$46,661	$66,224	0.1793	$11.87
0210	DAYTONA BEACH	$112,885	$66,224	$46,661	$66,224	5.9300	$392.71
0211	DAYTONA BEACH I&S 2004	$112,885	$66,224	$46,661	$66,224	0.1395	$9.24
						18.0498	$1,441.65

Non-Ad Valorem Assessments

Project	#Units	Rate	Amount

Estimated Ad Valorem Tax:	$1,441.65
Estimated Non-Ad Valorem Tax:	$0.00
Estimated Taxes:	**$1,441.65**
Estimated Tax Amount without SOH/10CAP ⓘ	$2,037.55

Where your tax dollars are going:



Previous Years Certified Tax Roll Values

Year	Land Value	Impr Value	Just Value	Non-Sch Assd	County Exemptions	County Taxable	HX Savings
2025	$24,553	$42,483	$67,036	$60,204	$0	$60,204	$0
2024	$20,716	$45,560	$66,276	$54,731	$0	$54,731	$0
2023	$18,833	$44,474	$63,307	$49,755	$0	$49,755	$0
2022	$15,694	$38,707	$54,401	$45,232	$0	$45,232	$0
2021	$10,358	$34,051	$44,409	$41,120	$0	$41,120	$0
2020	$8,789	$28,593	$37,382	$37,382	$0	$37,382	$0
2019	$8,789	$26,684	$35,473	$35,473	$0	$35,473	$0
2018	$8,789	$21,609	$30,398	$21,762	$0	$21,762	$0
2017	$8,161	$19,465	$27,594	$19,783	$0	$19,783	$0

Land Data

#	Land Use	Ag	Type	Units	Acres	Sq Feet	FF	Depth	Rate	Just Value
1	0101-IMP PVD THRU .49 AC	N	F-FRONT FOOT				75.0	102	460	$30,119
									Total Land Value:	$30,119

Building(s) - Residential

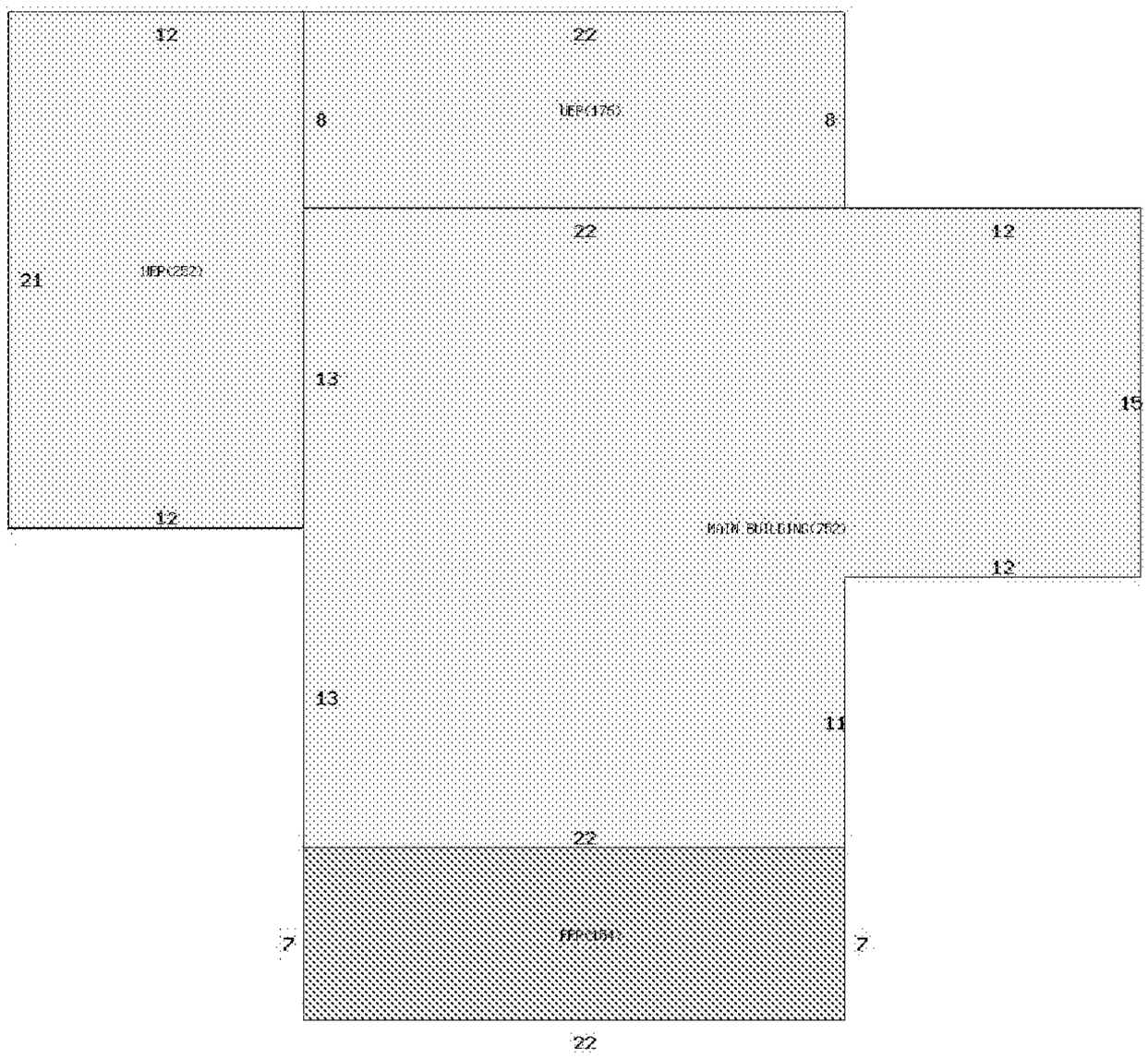
Card (Bldg) #: 1

Style:	RN - RANCH, STANDARD 1STORY	**# Stories:**	1	**2 Fixture Baths:**	0
Description:	R1 - Single Family	**# Bedrooms:**	2	**3 Fixture Baths:**	2
Quality Grd:	275	**Floor Type:**	09 - PINE OR SOFT WOOD	**4 Fixture Baths:**	0
Arch Design:				**5 Fixture Baths:**	0
Year Built:	1945	**Wall Type:**	3 - PLASTER	**6 Fixture Baths:**	0
Total SFLA:	752	**Exterior Wall:**	18 - BRICK - CEMENT BRICK	**7 Fixture Baths:**	0
HVAC:	N - NONE			**Add'l Fixtures:**	0
Heat Method:	5 - FORCED NONDUCTED	**Foundation:**	1 - WOOD CONCRETE/PIERS		
Heat Source:	1 - ELECTRICITY	**Roof Cover:**	3 - ASPHALT SHINGLE		
		Roof Type:	03 - GABLE		
		FPL:	/ /		

Total Building Value: $81,990

Additions to Base Area - Card (Bldg) #: 1

Description	Area	Year Built
MAIN BUILDING	752	
Finished Enclosed Porch	154	
Unfinished Enclosed Porch	176	
Unfinished Enclosed Porch	252	
Total Building Area	1,334	



Miscellaneous Improvement(s)

#	Type	Year	Area	Units	L x W	Depreciated Value
1	UOP-PORCH, OPEN UNFINISHED	1945	63	1	9 x 7	$280
2	BBQ-BARBECUE	1945	1	1		$456
3	SHD-STORAGE, SHED (LOW COST)	2000	70	1	10 x 7	$40
				Total Miscellaneous Value:		$776

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description and/or recorded and indexed with the Clerk of the Court.

Book/Page	Instrument No.	Sale Date	Deed Type	Qualified/Unqualified	Vacant/Improved	Sale Price
7544 / 0860	2018080592	04/20/2018	WD-WARRANTY DEED		IMPROVED	$15,000
6437 / 0832	2010008384	12/30/2009	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$100
6432 / 0625	2009241844	12/21/2009	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$10,000
6076 / 2378	2007136423	12/16/1988	DC-DEATH CERTIFICATE	UNQUALIFIED	VACANT	$100
2856 / 1476		08/15/1986	PR-vcpa pr	UNQUALIFIED	IMPROVED	$100

Property Description

NOTE: This property description may be a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Volusia County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property descriptions found on this site.

Legal Description	Millage Group	Township-Range-Section	Subdivision-Block-Lot	Date Created
38-15-33 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860	204	15 - 32 - 38	18 - 02 - 0150	27-DEC-81

Permit Summary

NOTE: Permit data does not originate from the Volusia County Property Appraiser's office. For details or questions concerning a permit, please contact the building department of the tax district in which the property is located.

Date	Number	Description	Amount
08/13/2010	R1008-065	REMOVE PORCH	$1,000
06/01/1983	830846	REPAIR FIRE DAMAGE	$1,500

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

TAX DEED APPLICATION COVER LETTER

Account #: 523818020150
Tax Deed #: 32019
Situs Address: 529 ARTHUR AVE

This certifies that the following persons shall be notified by the Clerk of the Circuit Court regarding this Tax Deed Application on the above property per 197.502(4), F.S., and 12D-13.060(4), F.A.C.:

Tax Deed Applicant
FIG 20, LLC
FIG 20, LLC FBO SEC PTY
PO BOX 12225
NEWARK, CA 07101-3411

Owner on Current Tax Roll
(1) TRSTE LLC TR
529 ARTHUR AVE LAND TRUST 4-20-18
PO BOX 547945
ORLANDO, FL 32854

Billing Address on Current Tax Roll

Additional Parties, Per Search
(2) BARBARA VAN DRIEL — Mortgage Holder
920 RUMSEY AVENUE
CODY, WY 82414

(3) CITY OF DAYTONA BEACH — Lien Holder
ATTN: LEGAL DEPARTMENT
301 S RIDGEWOOD AVE
DAYTONA BEACH, FL 32114

(4)(5) COUNTY OF VOLUSIA — Lien Holder
CODE ENFORCEMENT
123 W. INDIANA AVE.
123 W INDIANA AVE
DELAND FL 32720

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

ROOM 203/205
DELAND, FL 32720

(6) TRSTE, LLC — Title Holder
PO BOX 547945
ORLANDO, FL 32854

(7) TRSTE, LLC, AS TRUSTEE FOR THE 529 ARTHUR AVE LAND TRUST DATED APRIL 20, 2018 — Title Holder
924 WEST COLONIAL DRIVE
ORLANDO, FL 32804

(8) L.T.S.C., LLC, REGISTERED AGENT O/B/O TRSTE, LLC — Title Holder's Agent/Rep
1901 WEST COLONIAL DRIVE
FIRST FLOOR
ORLANDO, FL 32804

Certified By:

Will Roberts, CFC
Tax Collector or Authorized Designee

Pearson, Samantha

From: Timothy Brownson <TBrownson@volusiatax.gov>
Sent: Thursday, June 18, 2026 10:50 AM
To: taxdeeds
Cc: taxdeeds
Subject: CERT #5462-24 CERTIFYING

Attention! This email originates from outside of the Clerk's office. DO NOT open attachments or click links unless you are sure this email comes from a known sender and you know the content is safe. If you have any doubts please contact IT!

Hello,

I will be certifying Cert #5462-24 in a few moments, the Billing Address on Current Tax Roll is as follows:
TRSTE LLC TR
529 ARTHUR AVE LAND TRUST 4-20-18
PO BOX 547945
ORLANDO, FL 32854

Also the owner of Record for the base tax year is as follows:
TRSTE LLC TR
529 ARTHUR AVE LAND TRUST 4-20-18
PO BOX 547945
ORLANDO, FL 32854

ADV

TRSTE LLC TR
529 ARTHUR AVE LAND TRUST 4-20-18

(9) SN (VOL)

SITUS ADDRESS
529 ARTHUR AVE,
DAYTONA BEACH,
32114

Sincerely,

Tim Brownson
Tax Analyst
Office of Will Roberts – Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720
Ext. 12655
(386) 736-5938
Web: volusiatax.gov
Online services: volusiatax.gov/online
Take our survey!

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

Any email or attachment sent to or received from this email address may be considered a "public record" as defined by Chapter 119, Florida statutes and is subject to disclosure as a public record in absence of an exemption established by law.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

SEVENTH JUDICIAL CIRCUIT - VOLUSIA COUNTY
P.O. BOX 6043 DELAND, FLORIDA 32721-6043 - WWW.CLERK.ORG

Attn: Tax Deed Division

June 23, 2026

Payment Due: July 23, 2026

FIG 20 LLC FIG 20 LLC FBO SEC PTY
PO BOX 12225
NEWARK CA 07101-3411

RE: CERTIFICATE NUMBER: **5462-24**
PARCEL ID NUMBER: **523818020150**

REQUEST FOR DEPOSIT

The Clerk's office has received your application for tax deed on the above listed certificate. In order to initiate Tax Deed Sale proceedings, we will need a deposit from you to cover the costs associated with moving your certificate through the Tax Deed Sale process. This breakdown of costs is an estimate only. Should unanticipated costs arise as the certificate is being processed, additional monies may be required. If you are not the high bidder at the Tax Deed Sale, you will receive a refund in the amount of your deposit once the tax deed is recorded. Accordingly, the following amount is hereby requested as a deposit to initiate Tax Deed Sale proceedings:

Clerk of Court Statutory Fee [per Sect. 28.24]	$	60.00
Clerk of Court Mail Charge [per 28.24]		119.34
Clerk of Court Advertising Fee [per Sect. 197.512]		56.00
Sheriff's Fee [per Sect. 197.522(2)]		120.00
Sheriff's Return Postage Fee [per Sect. 197.522(2)]		3.00
Recorded Notice of Application Fee		10.00
Recording Affidavit of Publication [197.512(3) & 28.24]		10.00
Clerk of Court Certificate [per Sect. 28.24]		7.00
Notice for Newspaper [per Sect. 28.24]		7.00
Recording Fee for Tax Deed [per Sect. 28.24]		8.50
Documentary Stamp Tax [per Sect. 201.02]		33.60
Electronic Auction Fee [per Sect. 197.542(4)(c)]		69.00
TOTAL DUE	**$**	**503.44**

Per F.S. 197.502 the deposit payment must be received within 30 days. If the funds are not received within 30 days the tax deed application will be cancelled. Please remit separate payments for each certificate. Checks should be made payable to the Clerk of the Circuit Court. Mail your payment, the coupon below, and a completed Internal Revenue Service Form W-9 to: Clerk of the Circuit Court, Attn: Tax Deed Dept, PO Box 6043, DeLand, FL 32721. No further action will be taken on this certificate until your deposit has been received by the Clerk's office. If you have any questions, call the Tax Deed Department at (386) 736-5919.

CLIP & RETURN THIS COUPON ALONG WITH YOUR CHECK OR MONEY ORDER. **DO NOT SEND CASH.**

CERTIFICATE NO.: **5462-24**
AMOUNT ENCLOSED: **$503.44**

MAKE CHECK PAYABLE TO:
Clerk of the Circuit Court

Applicant's Name & Address:
FIG 20 LLC FIG 20 LLC FBO SEC PTY
PO BOX 12225
NEWARK CA 07101-3411

MAIL TO:
Clerk of the Circuit Court
Attn: Tax Deed Department
P O Box 6043
DeLand, FL 32721

CL-0142-1910

CLIP & RETURN THIS COUPON ALONG WITH YOUR CHECK OR MONEY ORDER. DO NOT SEND CASH.

CERTIFICATE NO.: 5462-24
AMOUNT ENCLOSED: $503.44

Applicant's Name & Address:
FIG 20 LLC FIG 20 LLC FBO SEC PTY
PO BOX 12225
NEWARK CA 07101-3411

CL-0142-1910

MAKE CHECK PAYABLE TO:
Clerk of the Circuit Court

MAIL TO:
Clerk of the Circuit Court
Attn: Tax Deed Department
P O Box 6043
DeLand, FL 32721

CLERK OF THE CIRCUIT COURT VOLUSIA CTY FL
2026 JUL -6 PM 2:18
FILED

Applicant's Deposit

CERTIFICATE NUMBER: 5462-24

Recording & Receipting Payment Breakdown

Clerk of Court Statutory Fee	(TAXDE)	60.00
Postage	(PO)	119.34
Advertising Fee	(ADVER)	56.00
Sheriff's Fee	(SOFEE)	120.00
Sheriff's Return Postage Fee	(PO)	3.00
Record Proof of Publication Fee	(TDPP)	10.00
Clerk of Court Certificate	(TDCER)	7.00
Notice for Newspaper	(TDNN)	7.00
Recorded Notice of Application Fee	(TDREC)	10.00
Recording Fee for Tax Deed	(TDREC)	8.50
Recording Fee for Tax Deed	(TDESC)	-
Documentary Stamp Tax	(TDAUC)	33.60
Electronic Auction Fee		69.00
TOTAL DEPOSIT		$ 503.44

Laura E. Roth
Clerk of Court Volusia County, Florida
Official Records: 7/7/2026 11:17 AM
Receipt: 303131720 Drawer: 154941

FIG 20 LLC FIG 20 LLC FBO SEC PTY
Operator: bpoitras

Instrument #: 2026121334 Type: NO
Book #: 8875 Page #: 1178 Time: 11:17 AM
Recording Fee: $10.00
1 Tax Deed Processing Fee - $60.00 $60.00
11934 Postage - $0.01 $119.34
5600 Advertising Fee - $0.01 $56.00
12000 Sheriffs Fee/Tax Deed - $0.01 $120.00
300 Postage - $0.01 $3.00
1 Tax Deed Proof of Pub / Cert Mail Recod - $10.00 $10.00
1 Tax Deed Certificate Sign and Seal - $7.00 $7.00
1 Notice for Newspaper Sign and Seal - $7.00 $7.00
1 Recording - $8.50 $8.50
3360 Tax Deed Deposit Escrow Doc Stamps only - $0.01 $33.60
6900 Tax Deed Auction Fee - $0.01 $69.00
CERT#5462-24 / FIG 20 LLC FIG 20 LLC FBO SEC PTY

Subtotal: $503.44
Sales Tax: $0.00
Total: $503.44

886 $503.44

7/7/2026 11:17:29 AM
Instrument# 2026121334 1 page
Book: 8875 Page: 1178
Electronically Recorded By
Volusia County Clerk of the Court

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **FIG 20 LLC FIG 20 LLC FBO SEC PTY** the holder of the following certificate has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

Certificate No. **5462-24** Year of Issuance **JUNE 1, 2024**

Description of Property **523818020150**
LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860

Name in which assessed **TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18**

Said property being in the County of **VOLUSIA**, State of Florida.
Unless such certificate shall be redeemed according to law the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on the **29TH** day of **SEPTEMBER**, **2026** at **9:00 O'CLOCK A.M. or any subsequently scheduled sale date.**

Dated 7/7/2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

By: S LABAW
S LABAW
Deputy Clerk

Attention: Persons with Disabilities: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Administrative Services at 101 N. Alabama Avenue, DeLand, FL 32724, (386) 822-5710, within seven (7) working days of this bid date. If you are hearing or voice impaired, call 711.

AUGUST 27, 2026

CL-0403-1810

To:
Property Appraiser - County of Volusia

From:
Tax Deed Department - Clerk of Court of Volusia County

Date:	7/27/2026
Pages:	4
Completed by:	Laura Huff
Date:	07/28/2026

Please fill in the **Name and Address of the Titleholder** as listed on the **Current Tax Roll**, and return this form back to us as soon as possible. Thank you.

Tax Deed Sale Date: **SEPTEMBER 29, 2026**

7-28-26 Updated and checked SZ

Certificate Number	Parcel ID Number	Name in which assessed in base year	Name & Address on Current Tax Roll
4300-24	910603090030	BROWN MICHELLE	BROWN MICHELLE ✓ 441 ELIZABETH ST ENTERPRISE FL 32725
4793-24	423317010150	CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP INC	FLAGSTONE COMMUNITY DEVELOPMENT ✓ CORPORAT 760 WHITE ST DAYTONA BEACH FL 32114-1738
5045-24	424228040300	OCEAN BLUE APARTMENTS LLC	OCEAN BLUE APARTMENTS LLC ✓ 52 TUSCAN WAY STE 202 #366 SAINT AUGUSTINE FL 32092
5462-24	523818020150	TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18	TRSTE LLC TR ✓ 529 ARTHUR AVE LAND TRUST 4-20-18 PO BOX 547945 ORLANDO FL 32854
5663-24	523913000241	BOSTON EDGAR J EST WARD ALVIE BOSTON EST	BOSTON EDGAR J EST ✓ WARD ALVIE BOSTON EST 846 N KOTTLE CIR DAYTONA BEACH FL 32114
6200-24	531623000080	KOLAROVSKI ADRIAN	KOLAROVSKI ADRIAN ✓ 25 RIVER DUNES DR DAYTONA BEACH FL 32118
6228-24	53270802F040	KERRIVAN REAL ESTATE LLC	KERRIVAN REAL ESTATE LLC ✓ 4735 SE 27TH ST OCALA FL 34480

6517-24	533862000510	CUMMINGS NELSON	CUMMINGS NELSON ✓ 1601 RIDGE AVE LONGWOOD FL 32750
6589-24	533876020260	BROCKINGTON DEBORAH	BROCKINGTON LARANGE ✓ BROCKINGTON LAWRENCE BROCKINGTON EARL EST BROCKINGTON LLOYD EST BROCKINGTON RALPH EST WILDER EARNESTINE EST MILTON GRACE EST C/O SHEENA RENEE WILDER 146 ASTON GRANDE DR DAYTONA BEACH FL 32124 3004
6825-24	533958010010	RE EQUITY INVESTMENT GROUP LLC J J EQUITY LLC	2BRE LLC ✓ 7901 4TH ST N STE 300 SAINT PETERSBURG FL 33702 4399
6850-24	533978000480	GAMBLE MARY ANGELA HUDSON TIMOTHY D SR	GAMBLE MARY ANGELA ✓ HUDSON TIMOTHY D SR 709 BERKSHIRE RD DAYTONA BEACH FL 32114
7328-24	631307011050	ROWAN KRISTIE JEANETTE TR ROWAN PROPERTY TRUST 08-10-2023	ROWAN KRISTIE JEANETTE TR ✓ ROWAN PROPERTY TRUST 08-10-2023 192 COVENANT CIR LENOIR CITY TN 37772 5890
7548-24	634103000040	JACOBSEN KENNETH W TR WCGMI IRREVOCABLE TRUST	JACOBSEN KENNETH W TR ✓ WCGMI IRREVOCABLE TRUST 1520 RUSTY CIR PORT ORANGE FL 32129
7667-24	734306001031	CONREY JAMISON	CONREY JAMISON ✓ 522 AEOLIAN DR NEW SMYRNA BEACH FL 32168
7833-23	633708010090	KLOOS JAMES V & ITALA M	FAIR VALUE HOMEBUYERS LLC ✓ 4781 N CONGRESS AVE #1125 BOYNTON BEACH FL 32129
7960-24	740410200041	ROBERTS GAIL L	ROBERTS MARTHA JEANETTE ✓ 1211 N PENINSULA AVE NEW SMYRNA BEACH FL 32169

8178-24	744006160290	ELEANORE LLC	ELEANORE LLC 421 ELEANORE AVE NEW SMYRNA BEACH FL 32168
8354-24	840201064850	DEARDURFF DUANE DEARDURFF VICKIE JEAN	DEARDURFF DUANE DEARDURFF VICKIE JEAN 8831 HELEN JAMES AVE SAN DIEGO CA 92126
9253-24	5327100121B3	SKROCE BENITO SKROCE ZLATA	SKROCE BENITO SKROCE ZLATA 146 46 14TH AVE WHITESTONE NY 11357
9267-24	533939020030	STARKS EDWARD	STARKS EDWARD 548 LOOMIS AVE DAYTONA BEACH FL 32114
9340-24	424288001020	LEIP TERRY A EST % GORDON LEIP	LEIP TERRY A EST % GORDON LEIP 1202 RIDGEWOOD AVE UNIT 102 HOLLY HILL FL 32117
9352-24	480300000015	GOODWIN KIMBERLY K MURPHY MILTON JR	GOODWIN KIMBERLY K MURPHY MILTON JR 1515 MCGLON RD PIERSON FL 32180
9687-24	5339A7002040	GARVEY GARRETT VANCERAY	GARVEY GARRETT VANCERAY 85 FREMONT AVE #204 DAYTONA BEACH FL 32114
9760-24	721201020041	SHAVE WALTER L III	SHAVE WALTER LEO IV 500 VENETIAN VILLA DR NEW SMYRNA BEACH FL 32168
9969-24	732607000010	MARTINEZ IRENE	MARTINEZ IRENE 2499 TIMBERVIEW DR NEW SMYRNA BEACH FL 32168
10139-24	534032000140	OLIVER RICKY L	OLIVER RICKY L 332 ALEATHA DR DAYTONA BEACH FL 32114
10182-24	323107000020	PKG PROPERTIES OF VOLUSIA LLC	PKG PROPERTIES OF VOLUSIA LLC 9 NEEDLES LN ORMOND BEACH FL 32174

10183-24	323107000170	PKG PROPERTIES OF VOLUSIA TR PKG LAND TRUST	PKG PROPERTIES OF VOLUSIA TR PKG LAND TRUST 9 NEEDLES LN ORMOND BEACH FL 32174
10946-24	422530002000	RLRR HOLDINGS LLC	RLRR HOLDINGS LLC 912 CHEROKEE LN FRANKLIN LAKES NJ 07417
12075-24	950400000016	SOLADAD INC	SOLADAD INC 403 E HALIFAX AVE OAK HILL FL 32759

To:
Property Appraiser - County of Volusia

From:
Tax Deed Department - Clerk of Court of Volusia County

Date: 7/27/2026

Pages: 4

Completed by: Laura Huff

Date: 07/28/2026

Please fill in the **Homestead Status and Current Assessed Value** as listed on the **Most Recent Certified Tax Roll**, and return this form back to us as soon as possible. Thank you.

Tax Deed Sale Date: **SEPTEMBER 29, 2026**

7-28-26 NO Changes SH

CERTIFICATE NUMBER	PARCEL ID NUMBER	INFORMATION REFLECTED ON MOST RECENT CERTIFIED TAX ROLL	
		HOMESTEAD? YES OR NO	ASSESSED VALUE
4300-24	910603090030	YES ✓	$65,362
4793-24	423317010150	NO ✓	$146,637
5045-24	424228040300	NO ✓	$146,637
5462-24	523818020150	NO ✓	$60,204
5663-24	523913000241	NO ✓	$97,467
6200-24	531623000080	NO ✓	$1,527,370
6228-24	53270802F040	NO ✓	$313,235

6517-24	533862000510	NO ✓	$57,860
6589-24	533876020260	NO ✓	$87,434
6825-24	533958010010	NO ✓	$562,124
6850-24	533978000480	NO ✓	$51,340
7328-24	631307011050	NO ✓	$287,949
7548-24	634103000040	NO ✓	$136,466
7667-24	734306001031	NO ✓	$121,500
7833-23	633708010090	NO ✓	$39,750
7960-24	740410200041	NO ✓	$603,882
8178-24	744006160290	NO ✓	$335,345
8354-24	840201064850	NO ✓	$213,626

9253-24	5327100121B3	NO ✓	$153,054
9267-24	533939020030	NO ✓	$36,724
9340-24	424288001020	NO ✓	$22,356
9352-24	480300000015	NO ✓	$159,584
9687-24	5339A7002040	YES ✓	$109,064
9760-24	721201020041	NO ✓	$412,617
9969-24	732607000010	YES ✓	$387,339
10139-24	534032000140	YES ✓	$365,497
10182-24	323107000020	NO ✓	$252,830
10183-24	323107000170	NO ✓	$274,147
10946-24	422530002000	NO ✓	$119,300

12075-24	950400000016	NO ✓	$186,176

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **SEPTEMBER 29, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 5462-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

DATED THIS 7TH DAY OF AUGUST, 2026.

TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18
PO BOX 547945
ORLANDO FL 32854

5462-24 SEPTEMBER 29, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **FIG 20 LLC FIG 20 LLC FBO SEC PTY** the holder of the following certificate issued on **JUNE 1, 2024,** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **5462-24** Name in which assessed: **TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18**
Description of Property: **Parcel # 523818020150 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **SEPTEMBER 29, 2026 at 9:00 o'clock A.M.**

Dated this 7TH day of AUGUST, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff .**

TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18
PO BOX 547945
ORLANDO FL 32854

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0345 4925 29

U.S. Postal Service™
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For delivery information, visit our website at *www.usps.com*®.

OFFICIAL USE

Certified Mail Fee
$

Extra Services & Fees *(check box, add fee as appropriate)*
- ☐ Return Receipt (hardcopy) $
- ☐ Return Receipt (electronic) $
- ☐ Certified Mail Restricted Delivery $
- ☐ Adult Signature Required $
- ☐ Adult Signature Restricted Delivery $

Postage

DELAND, FL
AUG 07 2026
USPS-32724

Postmark Here

TRSTE LLC TR 529 ARTHUR AVE LAND TRUST
4-20-18
PO BOX 547945
ORLANDO FL 32854

5462-24 SEPTEMBER 29, 2026

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

TRSTE LLC TR 529 ARTHUR AVE LAND TRUST
4-20-18
PO BOX 547945
ORLANDO FL 32854

5462-24 SEPTE MBER 29, 2026

9590 9402 9093 4122 1180 40

2. Article Number *(Transfer from service label)*

9589 0710 5270 0345 4925 29

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent
☐ Addressee

B. Received by *(Printed Name)*

C. Date of Delivery
8/10/26

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Adult Signature
☐ Adult Signature Restricted Delivery
☐ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery
☐ Collect on Delivery Restricted Delivery
ail
ail Restricte Delivery
(over $500)

☐ Priority Mail Express®
☐ Registered Mail™
☐ Registered Mail Restricted Delivery
☐ Signature Confirmation™
☐ Signature Confirmation Restricted Delivery

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **SEPTEMBER 29, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 5462-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

DATED THIS 7TH DAY OF AUGUST, 2026.

BARBARA VAN DRIEL
920 RUMSEY AVENUE
CODY WY 82414

5462-24 SEPTEMBER 29, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **FIG 20 LLC FIG 20 LLC FBO SEC PTY** the holder of the following certificate issued on **JUNE 1, 2024,** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **5462-24** Name in which assessed: **TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18**
Description of Property: **Parcel # 523818020150 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **SEPTEMBER 29, 2026 at 9:00 o'clock A.M.**

Dated this 7TH day of AUGUST, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff .**

BARBARA VAN DRIEL
920 RUMSEY AVENUE
CODY WY 82414

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Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
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[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0345 4925 36

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OFFICIAL USE

Certified Mail Fee

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Extra Services & Fees *(check box, add fee as appropriate)*

- ☐ Return Receipt (hardcopy) $
- ☐ Return Receipt (electronic) $
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- ☐ Adult Signature Restricted Delivery $

Postage

DELAND POST OFFICE DELAND, FL
AUG 07 2026
Postmark Here
USPS-32724

BARBARA VAN DRIEL
920 RUMSEY AVENUE
CODY WY 82414

5462-24 SEPTEMBER 29, 2026

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

CERTIFIED MAIL®

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
101 N. ALABAMA AVE • P.O. BOX 6043
DELAND, FLORIDA 32721-6043

TAX DEED DEPT

9589 0710 5270 0345 4925 36

DELAND FL 328
2026 PM 2 L

FIRST-CLASS

US POSTAGE PITNEY BOWES
ZIP 32724 $ 010.98⁰
02 7W 0008828897 AUG. 07. 2026

V-D
8-11-26

CLERK OF THE CIRCUIT
CT. COURT VOLUSIA CTY. FL
CC 40

2026 SEP -3 AM 8:13

FILED

BARBARA VAN DRIEL
c/o 920 RUMSEY AVENUE
CODY WY 82414

5462-24 SEPTEMBER 29, 2026

NIXIE 650 DE 1 0008/31/26
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

9400921779243150

8241-05520-UNC
32721>6043

BC: 32721604343 *0274-06319-08-41

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

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CITY OF DAYTONA BEACH ATTN: LEGAL DEPARTMENT
301 S RIDGEWOOD AVE
DAYTONA BEACH FL 32114

DATED THIS 7TH DAY OF AUGUST, 2026.

5462-24 SEPTEMBER 29, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **FIG 20 LLC FIG 20 LLC FBO SEC PTY** the holder of the following certificate issued on **JUNE 1, 2024,** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

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Description of Property: **Parcel # 523818020150 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **SEPTEMBER 29, 2026 at 9:00 o'clock A.M.**

Dated this 7TH day of AUGUST, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

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TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff .**

CITY OF DAYTONA BEACH ATTN: LEGAL DEPARTMENT
301 S RIDGEWOOD AVE
DAYTONA BEACH FL 32114

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938] .

CL-0917-2101

9589 0710 5270 0345 4925 43

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CERTIFIED MAIL® RECEIPT
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For delivery information, visit our website at www.usps.com®.

Certified Mail Fee

$

Extra Services & Fees *(check box, add fee as appropriate)*

- ☐ Return Receipt (hardcopy) $ _____
- ☐ Return Receipt (electronic) $ _____
- ☐ Certified Mail Restricted Delivery $ _____
- ☐ Adult Signature Required $ _____
- ☐ Adult Signature Restricted Delivery $ _____

Postage

DELAND POST OFFICE DELAND, FL
AUG 07 2026
Postmark Here
USPS-32724

CITY OF DAYTONA BEACH ATTN: LEGAL
DEPARTMENT
301 S RIDGEWOOD AVE
DAYTONA BEACH FL 32114

5462-24 SEPTEMBER 29, 2026

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

SENDER: *COMPLETE THIS SECTION*

- Complete items **1, 2, and 3.**
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

CITY OF DAYTONA BEACH ATTN: LEGAL DEPARTMENT
301 S RIDGEWOOD AVE
DAYTONA BEACH FL 32114

5462-24 SEPTEMBER 29, 2026

9590 9402 9093 4122 1180 64

9589 0710 5270 0345 4925 43

COMPLETE THIS SECTION ON DELIVERY

A. Signature

x Madeleine Mercado Vela ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* Madeline Mercado Vela

C. Date of Delivery 8/11/2026

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

FILED
2026 AUG 11 AM 8:20
CLERK CIRCUIT COURT
VOLUSIA CTY. FL

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- lail
- lail Restricted Delivery
- (over $500)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restrictec Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

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TAX DEED CERTIFICATE NO.: 5462-24

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FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

DATED THIS 7TH DAY OF AUGUST, 2026.

COUNTY OF VOLUSIA CODE ENFORCEMENT
123 W INDIANA AVE ROOM 203/205
DELAND FL 32720

5462-24 SEPTEMBER 29, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

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Dated this 7TH day of AUGUST, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$4,970.10**
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Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

COUNTY OF VOLUSIA CODE ENFORCEMENT
123 W INDIANA AVE ROOM 203/205
DELAND FL 32720

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0345 4925 50

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Certified Mail Fee

$

Extra Services & Fees *(check box, add fee as appropriate)*

- ☐ Return Receipt (hardcopy) $ _____
- ☐ Return Receipt (electronic) $ _____
- ☐ Certified Mail Restricted Delivery $ _____
- ☐ Adult Signature Required $ _____
- ☐ Adult Signature Restricted Delivery $ _____

Postage

DELAND, FL
AUG 07 2026
USPS 32724

Postmark Here

COUNTY OF VOLUSIA CODE ENFORCEMENT
123 W INDIANA AVE ROOM 203/205
DELAND FL 32720

5462-24 SEPTEMBER 29, 2026

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

SENDER: *COMPLETE THIS SECTION*

- **Complete items 1, 2, and 3.**
- **Print your name and address on the reverse so that we can return the card to you.**
- **Attach this card to the back of the mailpiece, or on the front if space permits.**

1 Article Addressed to:

COUNTY OF VOLUSIA CODE ENFORCEMENT
123 W INDIANA AVE ROOM 203/205
DELAND FL 32720

5462-24 SEPTEMBER 29, 2026

9590 9402 9093 4122 1180 71

9589 0710 5270 0345 4925 50

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent
☐ Addressee

B. Received by (*Printed Name*)

C. Date of Delivery

8-11-26

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

CLERK OF THE CIRCUIT COURT VOLUSIA CO FL
2026 AUG 13 AM 8:38
FILED

3. Service Type

☐ Adult Signature
☐ Adult Signature Restricted Delivery
☐ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery
☐ Collect on Delivery Restricted Delivery
ail
ail Restricted Delivery
(over $500)

☐ Priority Mail Express®
☐ Registered Mail™
☐ Registered Mail Restricted Delivery
☐ Signature Confirmation™
☐ Signature Confirmation Restricted Delivery

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

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DATED THIS 7TH DAY OF AUGUST, 2026.

COUNTY OF VOLUSIA CODE ENFORCEMENT
123 W INDIANA AVE
DELAND FL 32720

5462-24 SEPTEMBER 29, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

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Dated this 7TH day of AUGUST, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

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Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

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COUNTY OF VOLUSIA CODE ENFORCEMENT
123 W INDIANA AVE
DELAND FL 32720

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0345 4925 67

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Domestic Mail Only

For delivery information, visit our website at *www.usps.com*

OFFICIAL USE

Certified Mail Fee

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Extra Services & Fees *(check box, add fee as appropriate)*

- ☐ Return Receipt (hardcopy) $
- ☐ Return Receipt (electronic) $
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- ☐ Adult Signature Required $
- ☐ Adult Signature Restricted Delivery $

Postage

DELAND, FL
AUG 07 2026
USPS-32724

Postmark Here

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123 W INDIANA AVE
DELAND FL 32720

5462-24 SEPTEMBER 29, 2026

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

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COUNTY OF VOLUSIA CODE ENFORCEMENT
123 W INDIANA AVE
DELAND FL 32720

5462-24 SEPTEMBER 29, 2026

9590 9402 9093 4122 1180 88

2. Article Number *(Transfer from service label)*

9589 0710 5270 0345 4925 67

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent
☐ Addressee

B. Received by *(Printed Name)*

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

CLERK OF THE CIRCUIT COURT
VOLUSIA COUNTY, FL
2026 OCT 13 AM 8:38
FILED

3. Service Type

☐ Adult Signature
☐ Adult Signature Restricted Delivery
☐ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery
☐ Collect on Delivery Restricted Delivery
☐ Priority Mail Express®
☐ Registered Mail™
☐ Registered Mail Restricted Delivery
☐ Signature Confirmation™
☐ Signature Confirmation Restricted Delivery

lail
lail Restricted Delivery
(over $500)

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

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DATED THIS 7TH DAY OF AUGUST, 2026.

TRSTE LLC
PO BOX 547945
ORLANDO FL 32854

5462-24 SEPTEMBER 29, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

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LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

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OPENING BID AMOUNT: $4,946.85

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TRSTE LLC
PO BOX 547945
ORLANDO FL 32854

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0345 4925 74

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Extra Services & Fees *(check box, add fee as appropriate)*

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DELAND POSTAL STORE DELAND, FL
AUG 07 2026
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TRSTE LLC
PO BOX 547945
ORLANDO FL 32854

5462-24 SEPTEMBER 29, 2026

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

SENDER: *COMPLETE THIS SECTION*

- Complete items **1, 2, and 3.**
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

TRSTE LLC
PO BOX 547945
ORLANDO FL 32854

5462-24 SEPTEMBER 29, 2026

9590 9402 9093 4122 1180 95

9589 0710 5270 0345 4925 74

COMPLFTE THIS SECTION ON DELIVERY

A. Signature

X

☒ Agent
☐ Addressee

B. Received by *(Printed Name)*

C. Date of Delivery 8/11/26

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐

CLERK OF THE CIRCUIT COURT VOLUSIA CO.

2026 AUG 13 AM 8:38

FILED

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☒ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

Mail
Mail Restricted Delivery
(over $500)

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **SEPTEMBER 29, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 5462-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

TRSTE LLC AS TRUSTEE FOR THE 529 ARTHUR AVE
LAND TRUST DATED APRIL 20 2018
924 WEST COLONIAL DRIVE
ORLANDO FL 32804

DATED THIS 7TH DAY OF AUGUST, 2026.

5462-24 SEPTEMBER 29, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **FIG 20 LLC FIG 20 LLC FBO SEC PTY** the holder of the following certificate issued on **JUNE 1, 2024,** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **5462-24** Name in which assessed: **TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18**
Description of Property: **Parcel # 523818020150 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **SEPTEMBER 29, 2026 at 9:00 o'clock A.M.**

Dated this 7TH day of AUGUST, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

TRSTE LLC AS TRUSTEE FOR THE 529 ARTHUR AVE LAND TRUST DATED APRIL 20 2018
924 WEST COLONIAL DRIVE
ORLANDO FL 32804

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

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Certified Mail Fee

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Extra Services & Fees *(check box, add fee as appropriate)*

- ☐ Return Receipt (hardcopy) $ _____
- ☐ Return Receipt (electronic) $ _____
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- ☐ Adult Signature Required $ _____
- ☐ Adult Signature Restricted Delivery $ _____

Postage

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AUG 07 2026
Postmark Here
USPS-32724

TRSTE LLC AS TRUSTEE FOR THE 529 ARTHUR AVE LAND TRUST DATED APRIL 20 2018
924 WEST COLONIAL DRIVE
ORLANDO FL 32804

5462-24 SEPTEMBER 29, 2026

CERTIFIED MAIL®

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
101 N. ALABAMA AVE • P.O. BOX 6043
DELAND, FLORIDA 32721-6043

TAX DEED DEPT

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ORLANDO FL 328
2026 PM 2 L

FIRST-CLASS

US POSTAGE PITNEY BOWES
ZIP 32724 $ 010.98⁰
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FILED
2026 AUG 24 AM 11:52
CLERK OF THE CIRCUIT & CTY. COURT VOLUSIA FL
CC 40

TRSTE LLC AS TRUSTEE FOR THE 529 ARTHUR
LAND TRUST DATED APRIL 20 2018
924 WEST COLONIAL DRIVE
ORLANDO FL 32804

5462-24 SEPTEMBER 29, 2026

NIXIE 326 FE 1 0008/19/26
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 32721604343 *0532-01348-12-26

32804>731

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
101 N. ALABAMA AVE • P.O. BOX 6043
DELAND, FLORIDA 32721-6043

TAX DEED DEPT

FIRST-CLASS
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PRSRT LTR

US POSTAGE PITNEY BOWES
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CLERK OF THE CIRCUIT
CO. CT. COURT VOLUSIA CTY. FL
CC 40

TRSTE LLC AS TRUSTEE FOR THE 529 ARTHUP AVE
LAND TRUST DATED APRIL 20 2018
924 WEST COLONIAL DRIVE
ORLANDO FL 32804

5462-24
[redacted] SEPTEMBER 29, 2026

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179 [illegible]

NIXIE 326 FE 1270L 0008/19/26

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 32721644343 *0238-08335-13-21

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **SEPTEMBER 29, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

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L T S C LLC REGISTERED AGENT O/B/O TRSTE LLC
1901 WEST COLONIAL DRIVE FIRST FLOOR
ORLANDO FL 32804

DATED THIS 7TH DAY OF AUGUST, 2026.

5462-24 SEPTEMBER 29, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **FIG 20 LLC FIG 20 LLC FBO SEC PTY** the holder of the following certificate issued on **JUNE 1, 2024,** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **5462-24** Name in which assessed: **TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18**
Description of Property: **Parcel # 523818020150 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **SEPTEMBER 29, 2026 at 9:00 o'clock A.M.**

Dated this 7TH day of AUGUST, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

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Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

L T S C LLC REGISTERED AGENT O/B/O TRSTE LLC
1901 WEST COLONIAL DRIVE FIRST FLOOR
ORLANDO FL 32804

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

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Extra Services & Fees *(check box, add fee as appropriate)*

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- ☐ Return Receipt (electronic) $ _____
- ☐ Certified Mail Restricted Delivery $ _____
- ☐ Adult Signature Required $ _____
- ☐ Adult Signature Restricted Delivery $ _____

Postage

DELAND FL 32724 POST OFFICE DELAND, FL
AUG 07 2026
Postmark Here
USPS-32724

L T S C LLC REGISTERED AGENT O/B/O TRSTE
LLC
1901 WEST COLONIAL DRIVE FIRST FLOOR
ORLANDO FL 32804

5462-24 SEPTEMBER 29, 2026

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **SEPTEMBER 29, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

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TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18
529 ARTHUR AVE
DAYTONA BEACH FL 32114

DATED THIS 7TH DAY OF AUGUST, 2026.

5462-24 SEPTEMBER 29, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

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Dated this 7TH day of AUGUST, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

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Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18
529 ARTHUR AVE
DAYTONA BEACH FL 32114

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

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Extra Services & Fees *(check box, add fee as appropriate)*

- ☐ Return Receipt (hardcopy) $
- ☐ Return Receipt (electronic) $
- ☐ Certified Mail Restricted Delivery $
- ☐ Adult Signature Required $
- ☐ Adult Signature Restricted Delivery $

Postage

DELAND POSTAL STORE DELAND, FL
AUG 07 2026
Postmark Here
USPS 32724

TRSTE LLC TR 529 ARTHUR AVE LAND TRUST
4-20-18
529 ARTHUR AVE
DAYTONA BEACH FL 32114

5462-24 SEPTEMBER 29, 2026

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

CERTIFIED MAIL®

BC: 32721604343 *2191-08696-22-46
RETURN TO SENDER
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US POSTAGE PITNEY BOWES

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0008028897 AUG. 07. 2026

2026 SEP 2 PM

CLERK OF THE CIRCUIT COURT
VOLUSIA CTY. FL
CC 44

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8-11

LN
8-31

TRSTE-LLC-TR-529-ARTHUR AVE LAND TRUST A
18
529 ARTHUR AVE
DAYTONA BEACH FL 32114

5462-24 SEPTEMBER 29, 2026

32721604343

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

SEVENTH JUDICIAL CIRCUIT - VOLUSIA COUNTY
P.O. BOX 6043 DELAND, FLORIDA 32721-6043 - WWW.CLERK.ORG

Attn: Tax Deed Division

July 29, 2026

ORANGE COUNTY SHERIFFS DEPT
ATTN JUDICIAL PROCESS
PO BOX 1440
ORLANDO FL 32802-1440

RE: Sheriff's Service for Tax Deed Sale to be held on: **Tuesday, September 29, 2026**
Service of Process must be completed by: **Tuesday, September 08, 2026**

Enclosed are Sheriff's Notice(s) of Application for Tax Deed which require Service of Process together with check(s). If you are unable to make service, please post a copy of the notice in a conspicuous place at the given address. See the following page for the names of the Titleholders requiring Service:

NUMBER OF SERVICES:	3
COST OF SERVICE:	$40.00
TOTAL AMOUNT OF CHECK(S):	**$120.00**

Send all Return of Services to:

Clerk of the Circuit Court
Attn: Tax Deed Division
P.O. Box 6043
DeLand, FL 32721

Sincerely,

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

By: S LABAW

S LABAW
Deputy Clerk

The following titleholder(s) require Service of Process:

	Count of Name 1
5462-24	**2**
TRSTE LLC AS TRUSTEE FOR THE 529 ARTHUR AVE	1
L T S C LLC REGISTERED AGENT O/B/O TRSTE LLC	1
6825-24	**1**
RE EQUITY INVESTMENT GROUP LLC J J EQUITY LL	1
Grand Total	**3**

LAURA E. ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING
SHERIFF'S NOTICE

TAX DEED CERTIFICATE NO.: 5462-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

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TRSTE LLC AS TRUSTEE FOR THE 529 ARTHUR AVE
LAND TRUST DATED APRIL 20 2018
924 WEST COLONIAL DRIVE
ORLANDO FL 32804

5462-24 SEPTEMBER 29, 2026

DATED THIS 7TH DAY OF AUGUST, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

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Dated this 7TH day of AUGUST, 2026.

Laura E. Roth

BY LAURA E ROTH
Clerk of the Circuit Court, Volusia County

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

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Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

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TRSTE LLC AS TRUSTEE FOR THE 529 ARTHUR AVE LAND TRUST DATED APRIL 20 2018
924 WEST COLONIAL DRIVE
ORLANDO FL 32804

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0918-2101

LAURA E. ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING
SHERIFF'S NOTICE

TAX DEED CERTIFICATE NO.: 5462-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

L T S C LLC REGISTERED AGENT O/B/O TRSTE LLC
1901 WEST COLONIAL DRIVE FIRST FLOOR
ORLANDO FL 32804

5462-24 SEPTEMBER 29, 2026

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DATED THIS 7TH DAY OF AUGUST, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

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Dated this 7TH day of AUGUST, 2026.

Laura E. Roth

BY LAURA E ROTH
Clerk of the Circuit Court, Volusia County

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

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Date of Sale: **SEPTEMBER 29, 2026**

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PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

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L T S C LLC REGISTERED AGENT O/B/O TRSTE LLC
1901 WEST COLONIAL DRIVE FIRST FLOOR
ORLANDO FL 32804

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0918-2101

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

SEVENTH JUDICIAL CIRCUIT - VOLUSIA COUNTY
P.O. BOX 6043 DELAND, FLORIDA 32721-6043 - WWW.CLERK.ORG

Attn: Tax Deed Division

July 29, 2026

VOLUSIA SHERIFF'S OFFICE
P O BOX 569
DELAND, FL 32721-0569

RE: Sheriff's Service for Tax Deed Sale to be held on: **Tuesday, September 29, 2026**
Service of Process must be completed by: **Tuesday, September 08, 2026**

Enclosed are Sheriff's Notice(s) of Application for Tax Deed which require Service of Process together with check(s). If you are unable to make service, please post a copy of the notice in a conspicuous place at the given address. See the following page for the names of the Titleholders requiring Service:

NUMBER OF SERVICES:	67
COST OF SERVICE:	$40.00
TOTAL AMOUNT OF CHECK(S):	**$2,680.00**

Send all Return of Services to:

Clerk of the Circuit Court
Attn: Tax Deed Division
P.O. Box 6043
DeLand, FL 32721

Sincerely,

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

By: S LABAW

S LABAW
Deputy Clerk

The following titleholder(s) require Service of Process:

	Count of Name 1
4300-24	**3**
BROWN MICHELLE	1
GEORGE D CULBERHOUSE SR AND ELIZABETH F CU	1
MICHELLE BROWN	1
4793-24	**5**
CENTRAL FLORIDA COMMUNITY DEVELOPMENT C	1
FLAGSTONE COMMUNITY DEVELOPMENT CORPORA	2
CENTRAL FLORIDA COMMUNITY DEVELOPMENT C	1
GERALD O CHESTER REGISTERED AGENT O/B/O CE	1
5045-24	**1**
OCEAN BLUE APARTMENTS LLC	1
5462-24	**1**
TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-1	1
5663-24	**1**
BOSTON EDGAR J EST WARD ALVIE BOSTON EST	1
6200-24	**2**
KOLAROVSKI ADRIAN	1
ADRIAN KOLAROVSKI	1
6228-24	**2**
KERRIVAN REAL ESTATE LLC	1
KAREN T BOERSMA REGISTERED AGENT O/B/O KEI	1
6517-24	**1**
CUMMINGS NELSON	1
6589-24	**6**
BROCKINGTON DEBORAH	1
BROCKINGTON DEBORAH EST	2
ESTATE OF DEBORAH BROCKINGTON BROWN DEC	1

ESTATE OF DEBORAH BROCKINGTON DECEASED	1
BROCKINGTON LARANGE BROCKINGTON LAWREN	1
6825-24	**1**
2BRE LLC	1
6850-24	**3**
GAMBLE MARY ANGELA HUDSON TIMOTHY D SR	2
TIMOTHY D HUDSON SR	1
7328-24	**1**
ROWAN KRISTIE JEANETTE TR ROWAN PROPERTY	1
7548-24	**3**
JACOBSEN KENNETH W TR WCGMI IRREVOCABLE T	2
KENNETH W JACOBSEN AS TRUSTEE OF THE WCGM	1
7667-24	**2**
CONREY JAMISON	1
JAMISON CONREY	1
7833-23	**1**
KLOOS JAMES V & ITALA M	1
7960-24	**4**
ROBERTS GAIL L	1
ROBERTS MARTHA JEANETTE	1
ELLEN B VANDERBURG	1
GAIL L ROBERTS	1
8178-24	**1**
ELEANORE LLC	1
8354-24	**1**
DEARDURFF DUANE DEARDURFF VICKIE JEAN	1
9253-24	**1**
SKROCE BENITO SKROCE ZLATA	1
9267-24	**1**
STARKS EDWARD	1
9340-24	**3**
LEIP TERRY A EST % GORDON LEIP	2
TERRY A LEIP	1

9352-24	**2**
GOODWIN KIMBERLY K MURPHY MILTON JR	1
KIMBERLY K GOODWIN AND MILTON MURPHY JR	1
9687-24	**2**
GARVEY GARRETT VANCERAY	1
GARRETT VANCEROY GARVEY	1
9760-24	**4**
SHAVE WALTER L III	1
SHAVE WALTER LEO IV	2
WALTER LEO SHAVE IV	1
9969-24	**3**
MARTINEZ IRENE	2
IRENE MARTINEZ	1
10139-24	**2**
OLIVER RICKY L	1
RICKY L OLIVER	1
10182-24	**3**
PKG PROPERTIES OF VOLUSIA LLC	1
KAYLEEN M GARCIA REGISTERED AGENT O/B/O PK	1
PKG PROPERTIES OF VOLUSIA LLC	1
10183-24	**4**
KAYLEEN M GARCIA REGISTERED AGENT O/B/O PK	1
PKG PROPERTIES OF VOLUSIA TR PKG LAND TRUST	2
PKG PROPERTIES OF VOLUSIA LLC AS TRUSTEE OF	1
12075-24	**3**
SOLADAD INC	2
LINDA A DEWEES REGISTERED AGENT O/B/O SOLA	1
Grand Total	**67**

LAURA E. ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING
SHERIFF'S NOTICE

TAX DEED CERTIFICATE NO.: 5462-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18
529 ARTHUR AVE
DAYTONA BEACH FL 32114

5462-24 SEPTEMBER 29, 2026

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **SEPTEMBER 29, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

DATED THIS 7TH DAY OF AUGUST, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **FIG 20 LLC FIG 20 LLC FBO SEC PTY** the holder of the following certificate issued on **JUNE 1, 2024** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **5462-24** Name in which assessed: **TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18**
Description of Property: **Parcel # 523818020150 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **SEPTEMBER 29, 2026** at **9:00 o'clock A.M.**

Dated this 7TH day of AUGUST, 2026.

Laura E. Roth

BY LAURA E ROTH
Clerk of the Circuit Court, Volusia County

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18
529 ARTHUR AVE
DAYTONA BEACH FL 32114

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0918-2101



REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES **If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Administrative Services, 101 N. Alabama Avenue, DeLand, FL 32724, (386) 822-5710, at least 7 days before the scheduled auction date, or immediately upon receiving this notification if the time before the scheduled auction date is less than 7 days; if you are hearing or voice impaired, call 711.**

THESE ARE NOT COURT INFORMATION NUMBERS



SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES

Si usted es una persona con discapacidad que necesita una adaptación para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comuníquese con Servicios Administrativos, 101 N. Alabama Avenue, DeLand, FL 32724, (386) 822-5710, con no menos de 7 días de antelación de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificación si la cita de comparecencia está dentro de un plazo menos de 7 días; si usted tiene una discapacidad del habla o del oído, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

VOLUSIA SHERIFF'S OFFICE
COUNTY OF VOLUSIA

SHERIFF'S RETURN OF SERVICE

ATTORNEY / DEPOSITOR:

VOL CO CLERK OF CIRCUIT COURT
TAX DEEDS
PO BOX 6043
DELAND, FL 32721-6043

SHERIFF'S #:
26017375

COURT: VOLUSIA COURT CIRCUIT
PLAINTIFF: IN RE
DEFENDANT: TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18

 # ORG DOCUMENTS: 1

TYPE OF SERVICE	HEARING DATE	HEARING TIME	COURT CASE #
Warn/Not of Application of Tax Deeds	9/29/2026	9:00 AM	5462-24

I, Michael J. Chitwood, SHERIFF, in and for said county and state do hereby certify that I have received:

WARN/NOT OF APPLICATION OF TAX DEEDS/

On the 10th day of August, 2026 at 8:14 AM, and that I served the same on the 11th day of August, 2026, at the hour of 7:43 AM within the County of Volusia, State of FLORIDA, as follows:

PARTY TO BE SERVED:	TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18	**TITLE:**	
PARTY DESCRIPTION			
PERSON SERVED:		**TITLE:**	

TAX APPLICATION NOTICE: executed this writ on the above date and time by serving the within named defendant by posting a true copy of this writ with the date and hour of service endorsed thereon by me on the premises described which is the last known address of the titleholder as the titleholder could not be served personally. This process was posted on the last known address pursuant to F.S. 197.522.

FILED
2026 AUG 14 PM 12:32
CLERK OF THE CIRCUIT COURT VOLUSIA CO FL

ADDRESS SERVED:	529 ARTHUR AVE DAYTONA BEACH, FL 32114		
SERVICE STATUS:	Served	**SERVICE BY:**	Deputy Spencer, Stephen 6929

VOLUSIA SHERIFF'S OFFICE
P.O. BOX 2658
DAYTONA BEACH, FL. 32115

I am a FLORIDA SHERIFF, and I certify that the foregoing is true and correct.

MICHAEL J. CHITWOOD, SHERIFF
VOLUSIA SHERIFF'S OFFICE
STATE OF FLORIDA

DATE: 8/11/2026
ENTRD BY: KONEAL

BY: Ste S 6929
SPENCER, STEPHEN 6929, DEPUTY

24017375

LAURA E. ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING
SHERIFF'S NOTICE

TAX DEED CERTIFICATE NO.: 5462-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **SEPTEMBER 29, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18
529 ARTHUR AVE
DAYTONA BEACH FL 32114

5462-24 SEPTEMBER 29, 2026

DATED THIS 7TH DAY OF AUGUST, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

CIRCUIT COURT CLERK SUUM CUIQUE VOLUSIA COUNTY, FLORIDA

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

AUG 10 '26 8:14

NOTICE IS HEREBY GIVEN, that **FIG 20 LLC FIG 20 LLC FBO SEC PTY** the holder of the following certificate issued on **JUNE 1, 2024** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **5462-24** Name in which assessed: **TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18**
Description of Property: **Parcel # 523818020150 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **SEPTEMBER 29, 2026** at **9:00 o'clock A.M.**

Dated this 7TH day of AUGUST, 2026.

Laura E. Roth

BY LAURA E ROTH
Clerk of the Circuit Court, Volusia County

CIRCUIT COURT CLERK SUUM CUIQUE VOLUSIA COUNTY, FLORIDA

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

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TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. DO NOT SEND CASH OR A PERSONAL CHECK.

Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18
529 ARTHUR AVE
DAYTONA BEACH FL 32114

FILED
2026 AUG 14 PM 12:32
CLERK OF THE CIRCUIT COURT & CTY. COURT VOLUSIA CO., FL
CC 40

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0918-2101

Orange County Sheriff's Office
Return of Service

RUSH

PROCESS RECEIVED: 8/10/2026 11:49:00AM
RETURN DAYS:
RETURN DATE: 9/29/2026 9:00:56 AM
SHOW CAUSE DATE:
WRIT #: 1391732
CIV-TAX NOTICE OUT OF COUNTY

CASE: 546224
COURT: 9TH JUDICIAL CIRCUIT COURT
COUNTY: VOLUSIA

SERVE TO: TRSTE LLA AS TRUSTEE FOR THE 529 ARTHUR AVE
HOME ADDRESS: LAND TRUST DATED APRIL 20 2018 , FL
BUSINESS ADDRESS: 924 W COLONIAL DR ORLANDO, FL 32804

***** PLEASE POST

VOLUSIA COUNTY CLERK OF COURT. TAX DEED DEPT
PO BOX 6043
DELAND, FL 32721

SERVER: CO34
ENTERED BY: NDP
FEE CODE: 70
Fee/Xfee: $ 40.00
WITNESS FEE: $ 0.00
OVERPAYMENT: $ 0.00
LEVY DEPOSIT: $ 0.00

SERVICE INFORMATION: (407) 836-4570 (9AM - 1PM)

PLAINTIFF: XXXX
DEFENDANT: XXXX

SERVED THIS PROCESS AT 1:34, ON 8-13-26 IN ORANGE COUNTY, FLORIDA, BY:

☐ INDIVIDUAL SERVICE: By delivering to the within named individual a true copy of this process, with any attachments provided, and informing the individual of their contents.

☐ SUBSTITUTE SERVICE: By leaving a true copy of this process, with any attachments provided, and informing the individual of their contents:

_____ _____
Name Relationship

☐ CORPORATE SERVICE By delivering a true copy of this process, with any attachments provided, to:

_____ _____,
Name Title

as President, Vice President, or other head of the corporation; or in their absence, the cashier, treasurer, secretary, or general manager; or in their absence, any officer or business agent residing in the state; or the registered agent; or an employee at the corporation's place

☑ POSTED SERVICE: By attaching a copy of this process, with a copy of any attachments provided, to a conspicuous place on the property described within. Neither the tenant(s) nor a resident 15 years old or older could be found a the tenant's usual place of residence, after the required amount of attempts.

☐ OTHER: By delivering a true copy of this process, with any attachments provided, to

_____, as _____.

☐ NON-SERVICE: And hereby return same unserved on: _____(date/time) for the reason that after diligent search and inquiry, the within named could not be found in Orange County, Florida:

☐ NON-SERVICE: And hereby for reasons specified below on: _____ (date/time)

EXPLANATION:

FILED
2026 AUG 19 AM 9:07
CLERK OF THE CIR CT
& CTY COURT VOLUSIA FL
CC 40

SERVICE ATTEMPTS

Date/Time	Date/Time	Date/Time	Date/Time ✓
8-13	1:34		

SHERIFF OF ORANGE COUNTY, FLORIDA

RECEIVED BY

Reviewed By

OFFICER C1084 CALL SIGN 1363 EID #

1391732

LAURA E. ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING
SHERIFF'S NOTICE

TAX DEED CERTIFICATE NO.: 5462-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **SEPTEMBER 29, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

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TRSTE LLC AS TRUSTEE FOR THE 529 ARTHUR AVE
LAND TRUST DATED APRIL 20 2018
924 WEST COLONIAL DRIVE
ORLANDO FL 32804

5462-24 SEPTEMBER 29, 2026

DATED THIS 7TH DAY OF AUGUST, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

CIRCUIT COURT CLERK SUUM CUIQUE VOLUSIA COUNTY, FLORIDA

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **FIG 20 LLC FIG 20 LLC FBO SEC PTY** the holder of the following certificate issued on **JUNE 1, 2024** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

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Description of Property: **Parcel # 523818020150 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **SEPTEMBER 29, 2026** at **9:00 o'clock A.M.**

Dated this 7TH day of AUGUST, 2026.

Laura E. Roth

BY LAURA E ROTH
Clerk of the Circuit Court, Volusia County

CIRCUIT COURT CLERK SUUM CUIQUE VOLUSIA COUNTY, FLORIDA

REDEMPTION AMOUNT: **$4,970.10**
OPENING BID AMOUNT: $4,946.85

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

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Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

TRSTE LLC AS TRUSTEE FOR THE 529 ARTHUR AVE LAND TRUST DATED APRIL 20 2018
924 WEST COLONIAL DRIVE
ORLANDO FL 32804

2026 AUG 19 AM 9:07
FILED

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0918-2101

PROCESS RECEIVED: 8/10/2026 11:49:00AM
RETURN DAYS:
RETURN DATE: 9/29/2026 9:00:56 AM
SHOW CAUSE DATE:
WRIT #: 1391733
CIV-TAX NOTICE OUT OF COUNTY

RUSH

Orange County Sheriff's Office
Return of Service

SERVE TO: L T S C LLC, R/A O/B/O TRSTE LLC

CASE: 546224
COURT: 9TH JUDICIAL CIRCUIT COURT
COUNTY: VOLUSIA

HOME ADDRESS:

***** PLEASE POST

BUSINESS ADDRESS: 1901 W COLONIAL DR FIRST FLOO
ORLANDO, FL 32804

VOLUSIA COUNTY CLERK OF COURT. TAX DEED DEPT
PO BOX 6043
DELAND, FL 32721

SERVER: CO34
ENTERED BY: NDP
FEE CODE: 70
Fee/Xfee: $ 40.00
WITNESS FEE: $ 0.00
OVERPAYMENT: $ 0.00
LEVY DEPOSIT: $ 0.00

SERVICE INFORMATION: (407) 836-4570 (9AM - 1PM)

PLAINTIFF: XXXX
DEFENDANT: XXXX

SERVED THIS PROCESS AT 1:48, ON 8-13-26 IN ORANGE COUNTY, FLORIDA, BY:

☐ INDIVIDUAL SERVICE: By delivering to the within named individual a true copy of this process, with any attachments provided, and informing the individual of their contents.

☐ SUBSTITUTE SERVICE: By leaving a true copy of this process, with any attachments provided, and informing the individual of their contents:

_____ Name _____ Relationship

☐ CORPORATE SERVICE: By delivering a true copy of this process, with any attachments provided, to:

_____ Name _____ Title

as President, Vice President, or other head of the corporation; or in their absence, the cashier, treasurer, secretary, or general manager; or in their absence, any officer or business agent residing in the state; or the registered agent; or an employee at the corporation's place

☐ POSTED SERVICE: By attaching a copy of this process, with a copy of any attachments provided, to a conspicuous place on the property described within. Neither the tenant(s) nor a resident 15 years old or older could be found a the tenant's usual place of residence, after the required amount of attempts.

☑ OTHER: By delivering a true copy of this process, with any attachments provided, to
Rachael Shaw
_____, as Assistant.

☐ NON-SERVICE: And hereby return same unserved on: _____(date/time) for the reason that after diligent search and inquiry, the within named could not be found in Orange County, Florida:

☐ NON-SERVICE: And hereby for reasons specified below on: _____ (date/time)

EXPLANATION:

FILED
2026 AUG 19 AM 9:0
CLERK OF THE CIR. CT.
& CTY. COURT VOLUSIA CO.

Rachael Shaw

SERVICE ATTEMPTS

Date/Time	Date/Time	Date/Time	✓
8-13	1:48		

SHERIFF OF ORANGE COUNTY, FLORIDA

RECEIVED BY

Reviewed By KD

OFFICER Sean Bonner

CALL SIGN C1184

EID # 1313

13911733

LAURA E. ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING
SHERIFF'S NOTICE

TAX DEED CERTIFICATE NO.: 5462-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

L T S C LLC REGISTERED AGENT O/B/O TRSTE LLC
1901 WEST COLONIAL DRIVE FIRST FLOOR
ORLANDO FL 32804

5462-24 SEPTEMBER 29, 2026

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DATED THIS 7TH DAY OF AUGUST, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

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Dated this 7TH day of AUGUST, 2026.

Laura E. Roth
BY LAURA E ROTH
Clerk of the Circuit Court, Volusia County

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OPENING BID AMOUNT: $4,946.85
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Certificate No.: **5462-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$4,970.10***

PAYABLE BEFORE: **9:00 AM on SEPTEMBER 29, 2026**

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L T S C LLC REGISTERED AGENT O/B/O TRSTE LLC
1901 WEST COLONIAL DRIVE FIRST FLOOR
ORLANDO FL 32804

CLERK OF THE CIRCUIT COURT VOLUSIA CO FL
2026 AUG 19 AM 9:07
FILED

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0918-2101

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

SEVENTH JUDICIAL CIRCUIT - VOLUSIA COUNTY
P.O. BOX 6043 DELAND, FLORIDA 32721-6043 - WWW.CLERK.ORG

Attn: Tax Deed Division

September 29, 2026

FIG 20 LLC FIG 20 LLC FBO SEC PTY
PO BOX 12225
NEWARK CA 07101-3411

RE: CERTIFICATE NO.: **5462-24**

REFUND OF DEPOSIT

The above listed certificate was redeemed after it was scheduled for Tax Deed Sale but before it was sold at Tax Deed Sale. Therefore, we are refunding to you this unused portion of your deposit. Any additional monies due to you will be sent by the Volusia County Tax Collector's Office:

Recording Affidavit of Publication [Sect 197.512(3) & 28.24]		10.00
Recording Fee for Tax Deed [per Sect. 28.24]		8.50
Documentary Stamp Tax [per Sect. 201.02]	$	33.60
TOTAL AMOUNT OF REFUND	**$**	**52.10**

If you have any questions, call the Tax Deed Department at (386) 736-5919.

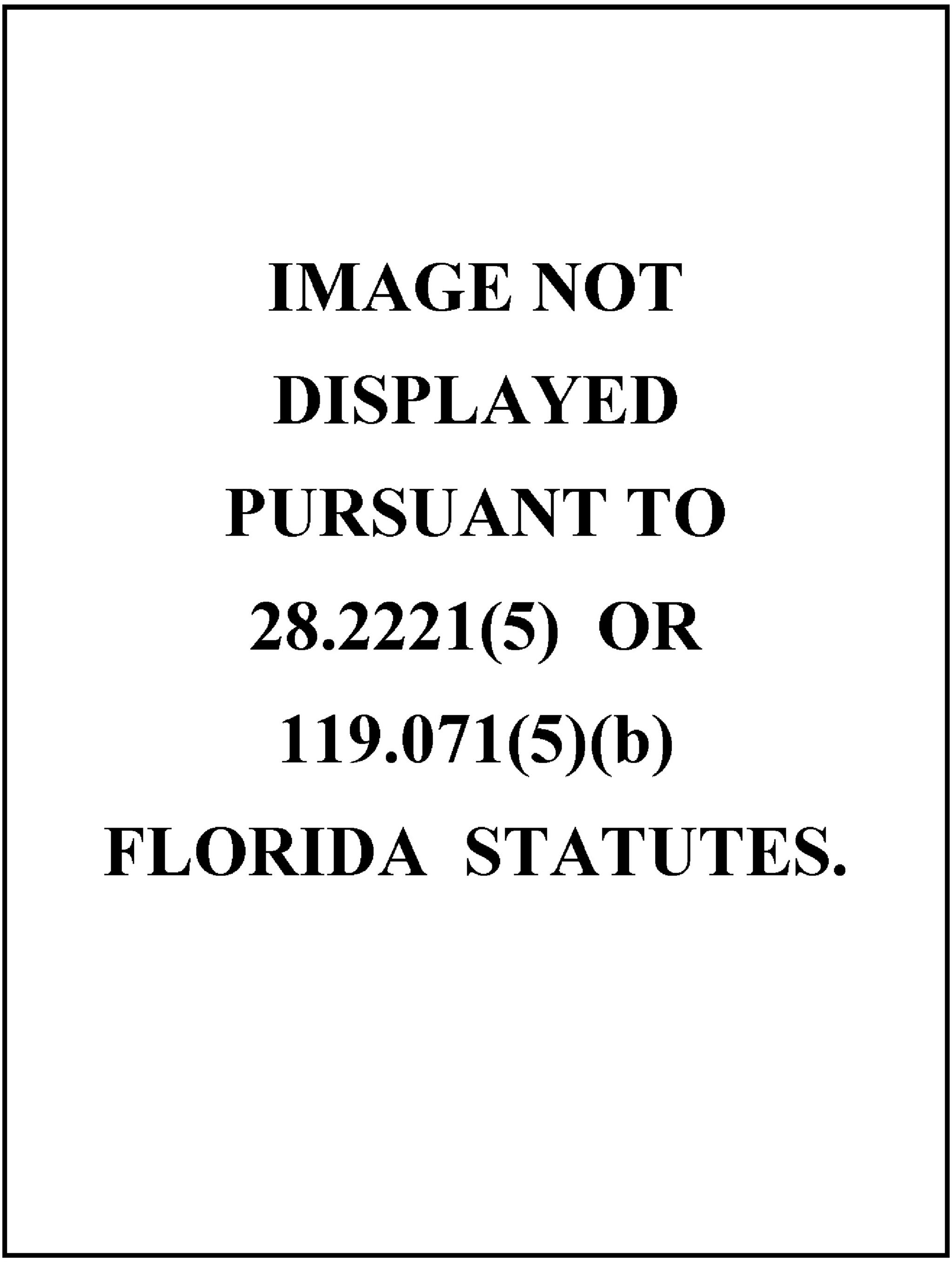
Sincerely,

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

By: S PEARSON

S PEARSON
DEPUTY CLERK

CL-0205-2101


IMAGE NOT
DISPLAYED
PURSUANT TO
28.2221(5) OR
119.071(5)(b)
FLORIDA STATUTES.

STATE OF FLORIDA
COUNTY OF VOLUSIA

CERTIFICATE NO. 5462-24

CERTIFICATE OF MAILING

I, LAURA E. ROTH, Clerk of the Circuit Court in and for the State and County aforesaid, do hereby certify that on 7TH of AUGUST AD, 2026, I mailed a copy of the attached Notice of Application for Tax Deed, addressed to:

TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18	at	PO BOX 547945, ORLANDO FL 32854,
BARBARA VAN DRIEL	at	920 RUMSEY AVENUE, CODY WY 82414,
CITY OF DAYTONA BEACH ATTN: LEGAL DEPARTMENT	at	301 S RIDGEWOOD AVE, DAYTONA BEACH FL 32114,
COUNTY OF VOLUSIA CODE ENFORCEMENT	at	123 W INDIANA AVE ROOM 203/205, DELAND FL 32720,
COUNTY OF VOLUSIA CODE ENFORCEMENT	at	123 W INDIANA AVE, DELAND FL 32720,
✡ TRSTE LLC	at	PO BOX 547945, ORLANDO FL 32854,
✡ TRSTE LLC AS TRUSTEE FOR THE 529 ARTHUR AVE LAND TRUST DATED APRIL 20 2018	at	924 WEST COLONIAL DRIVE, ORLANDO FL 32804,
L T S C LLC REGISTERED AGENT O/B/O TRSTE LLC	at	1901 WEST COLONIAL DRIVE FIRST FLOOR, ORLANDO FL 32804,
TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18	at	529 ARTHUR AVE, DAYTONA BEACH FL 32114,

Witness my hand and official seal this 7TH of AUGUST, 2026

THE HOLDER OF THIS TAX CERTIFICATE APPLIED FOR TAX DEED SALE. PER FLORIDA STATUTE §197.512, THE CERTIFICATE OF MAILING AND PROOF OF PUBLICATION ARE BEING RECORDED IN THE PUBLIC RECORD.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

By: S PEARSON

Samantha Pearson
Deputy Clerk

The Beacon
PUBLISHED WEEKLY
State of Florida
COUNTY OF VOLUSIA SS

Before the undersigned authority personally appeared ___Barb Shepherd_____, who on oath says that he/she is the Legal Advertising Representative of The Beacon, a weekly newspaper published at DeLand, in Volusia County, Florida; that the attached copy of advertisement, being a _____Tax Deed_____ in the matter of_____Certificate #5462-24_____ TRSTE LLC TR 529 Arthur Ave Land Trust 4-20-18_in the ____Circuit__ Court, was published in said newspaper, in the issue(s) of _____

_____August 27, September 3, 10 & 17, 2026_____

Affiant further says that the said Beacon is a newspaper published at DeLand, in said Volusia County, Florida, and that the said newspaper has heretofore been continuously published in said Volusia County, Florida, each week and has been entered as second-class mail matter at the post office in DeLand in said Volusia County, Florida, for a period of one year preceding the first publication of the attached copy of advertisement; and affiant further says that he/she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Barb Shepherd

Sworn to and subscribed before me this __17th_ day of __September, 2026__,

Melodie W. Robinson

MELODIE W. ROBINSON
Commission # HH 306225
Expires October 19, 2026

(SEAL)

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that FIG 20 LLC FIG 20 LLC FBO SEC PTY the holder of the following certificate has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

Certificate No. 5462-24
Year of Issuance: JUNE 1, 2024
Description of Property: Parcel # 523818020150 LOTS 15 16 & 17 BLK 2 PINECREST COLEMANS DAYTONA MB 9 PG 183 PER OR 2856 PG 1476 PER OR 6076 PG 2378 PER OR 6432 PG 0625 PER OR 6437 PG 0832 PER OR 7544 PG 0860
Name in which assessed: TRSTE LLC TR 529 ARTHUR AVE LAND TRUST 4-20-18

Said property being in the County of VOLUSIA, State of Florida.

Unless such certificate shall be redeemed according to law the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on the 29TH day of SEPTEMBER, 2026 at 9:00 O'CLOCK A.M.

Dated this 7TH day of AUGUST, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
By: /s/ S LABAW
Deputy Clerk

Attention: Persons with Disabilities: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Administrative Services at 101 N. Alabama Avenue, DeLand, FL 32724, (386) 822-5710, within seven (7) working days of this bid date. If you are hearing or voice impaired, call 711.

August 27, September 3, 10 & 17, 2026