Date Printed: 9/29/2026

TAX COLLECTOR'S CERTIFICATION WORKSHEET

8178-24	Certificate Number
KEYS FUNDING LLC - 5024	Applicant Name
4/21/2026	Application Date
9/29/2026	Tax Deed Sale Date

1. Total Cost of Certificates held by Applicant & Redeemed by Applicant	$	5,975.07
2. Total of Delinquent Taxes Paid by Tax Deed Applicant		-
3. Total of Current Taxes Paid by Tax Deed Applicant		5,771.64
4. Property Information Report Fee		300.00
5. Tax Deed Application Fee		225.00
6. Total Certified By Tax Collector to Clerk of Court		12,271.71
7. Total Interest Accrued by Tax Collector		552.23
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]		13.84
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)]		40.00
14. Sheriff's Return Postage Fee [per Sect. 197.522(2)]		1.00
15. Clerk of Court Certificate [per Sect. 28.24]		7.00
16. Notice for Newspaper [per Sect. 28.24]		7.00
17. _____		-
18. Total of Lines 6 thru 17		13,087.78
19. Interest Computed by Clerk of Courts [per Sect. 197.542]		376.07
20. Total of Lines 18 & 19		13,463.85
21. Tax Collector's Redemption Fee		6.25
22. Record Redemption Release [per Sect. 197.502] **{REFUND TO CLERK}**		10.00
23. Prepare Redemption Release [per Sect. 28.24] **{REFUND TO CLERK}**		7.00
24. TOTAL AMOUNT TO REDEEM*	$	13,487.10

***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 _____ BY 9:00 AM

Redemption Date: 9/29/26

Name & Address: Eleanore LLC
421 Eleanore Ave
NSB FL 32168

Created by: JN

9/29/2026 9:26:16 AM
Instrument# 2026177649 1 page
Book: 8910 Page: 2369
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:**8880**

Page: **2169**

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

Certificate No. **8178-24** Year of Issuance **JUNE 1, 2024**

Description of Property **744006160290**
W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB 6 PG 34 PER OR 2933 PG 0376 PER OR 5122 PGS 4715-4716 PER OR 5588 PG 1132 PER OR 5739 PG 4760 PER OR 5954 PG 2294 PER OR 7942 PG 0104 PER OR 8163 PG 2334

Name in which assessed **ELEANORE LLC**

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

By: S PEARSON

S PEARSON
Deputy Clerk

Dated: 9/29/20

CL-0404-1810

Laura E. Roth
Clerk of Court Volusia County, Florida
Official Records: 9/29/2026 9:26 AM
Receipt: 303177999 Drawer: 155865

TAX DEEDS DELAND
Operator: spearson

Instrument #: 2026177649 Type: RE
Book #: 8910 Page #: 2369 Time: 9:26 AM
Recording Fee: $10.00
1 Tax Deed Certificate Sign and Seal - $7.00 $7.00
CERT#8178-24 / KEYS FUNDING LLC - 5024

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

ESCROW: 330 $17.00

Date Printed: 9/29/2026

TAX COLLECTOR'S CERTIFICATION WORKSHEET

8178-24 Certificate Number
KEYS FUNDING LLC - 5024 Applicant Name
4/21/2026 Application Date
9/29/2026 Tax Deed Sale Date

1. Total Cost of Certificates held by Applicant & Redeemed by Applicant	$	5,975.07
2. Total of Delinquent Taxes Paid by Tax Deed Applicant		-
3. Total of Current Taxes Paid by Tax Deed Applicant		5,771.64
4. Property Information Report Fee		300.00
5. Tax Deed Application Fee		225.00
6. Total Certified By Tax Collector to Clerk of Court		12,271.71
7. Total Interest Accrued by Tax Collector		552.23
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]		13.84
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)]		40.00
14. Sheriff's Return Postage Fee [per Sect. 197.522(2)]		1.00
15. Clerk of Court Certificate [per Sect. 28.24]		7.00
16. Notice for Newspaper [per Sect. 28.24]		7.00
17. _____		-
18. Total of Lines 6 thru 17		13,087.78
19. Interest Computed by Clerk of Courts [per Sect. 197.542]		376.07
20. Total of Lines 18 & 19		13,463.85
21. Tax Collector's Redemption Fee		6.25
22. Record Redemption Release [per Sect. 197.502] **{REFUND TO CLERK}**		10.00
23. Prepare Redemption Release [per Sect. 28.24] **{REFUND TO CLERK}**		7.00
24. TOTAL AMOUNT TO REDEEM*	**$**	**13,487.10**

***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 _____ BY 9:00 AM

Redemption Date: _____

Name & Address: _____

_____

_____

Created by:

Date Printed: 9/22/2026

UPDATED TAX COLLECTOR'S CERTIFICATION WORKSHEET

8178-24 Certificate Number

KEYS FUNDING LLC - 5024 Applicant Name

4/21/2026 Application Date

9/29/2026 Tax Deed Sale Date

1. Total Cost of Certificates held by Applicant & Redeemed by Applicant	$	5,975.07
2. Total of Delinquent Taxes Paid by Tax Deed Applicant		-
3. Total of Current Taxes Paid by Tax Deed Applicant		5,771.64
4. Property Information Report Fee		300.00
5. Tax Deed Application Fee		225.00
6. Total Certified By Tax Collector to Clerk of Court		12,271.71
7. Total Interest Accrued by Tax Collector		552.23
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]		13.84
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)]		40.00
14. Sheriff's Return Postage Fee [per Sect. 197.522(2)]		1.00
15. Clerk of Court Certificate [per Sect. 28.24]		7.00
16. Notice for Newspaper [per Sect. 28.24]		7.00
17. _____		-
18. Total of Lines 6 thru 17		13,087.78
19. Interest Computed by Clerk of Courts [per Sect. 197.542]		376.07
20. Total of Lines 18 & 19		13,463.85
21. Tax Collector's Redemption Fee		6.25
22. Record Redemption Release [per Sect. 197.502] **{REFUND TO CLERK**		10.00
23. Prepare Redemption Release [per Sect. 28.24] **{REFUND TO CLERK**		7.00
24. TOTAL AMOUNT TO REDEEM*	**$**	**13,487.10**
25. _____		-
26. Amount to Add if Homestead Property [per Sect. 197.502(6)c]		-
27. Total of Lines 20, 25 & 26.....		13,463.85
28. MINIMUM BID AMOUNT (required for public auction)*	**$**	**13,463.85**

***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

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 SL

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

CL-0769-2504

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 BL

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: 7/22/2026

TAX COLLECTOR'S CERTIFICATION WORKSHEET

8178-24 Certificate Number

KEYS FUNDING LLC - 5024 Applicant Name

4/21/2026 Application Date

9/29/2026 Tax Deed Sale Date

1. Total Cost of Certificates held by Applicant & Redeemed by Applicant	$	5,975.07
2. Total of Delinquent Taxes Paid by Tax Deed Applicant		-
3. Total of Current Taxes Paid by Tax Deed Applicant		5,771.64
4. Property Information Report Fee		300.00
5. Tax Deed Application Fee		225.00
6. Total Certified By Tax Collector to Clerk of Court		12,271.71
7. Total Interest Accrued by Tax Collector		552.23
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]		13.84
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)]		40.00
14. Sheriff's Return Postage Fee [per Sect. 197.522(2)]		1.00
15. Clerk of Court Certificate [per Sect. 28.24]		7.00
16. Notice for Newspaper [per Sect. 28.24]		7.00
17. _____		-
18. Total of Lines 6 thru 17		13,087.78
19. Interest Computed by Clerk of Courts [per Sect. 197.542]		376.07
20. Total of Lines 18 & 19		13,463.85
21. Tax Collector's Redemption Fee		6.25
22. Record Redemption Release [per Sect. 197.502] **{REFUND TO CLERK}**		10.00
23. Prepare Redemption Release [per Sect. 28.24] **{REFUND TO CLERK}**		7.00
24. TOTAL AMOUNT TO REDEEM*	**$**	**13,487.10**
25. _____		-
26. Amount to Add if Homestead Property [per Sect. 197.502(6)c]		-
27. Total of Lines 20, 25 & 26.....		13,463.85
28. MINIMUM BID AMOUNT (required for public auction)*	**$**	**13,463.85**

***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 **KEYS FUNDING LLC - 5024** 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. **8178-24** Year of Issuance **JUNE 1, 2024**

Description of Property **Parcel # 744006160290 W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB 6 PG 34 PER OR 2933 PG 0376 PER OR 5122 PGS 4715-4716 PER OR 5588 PG 1132 PER OR 5739 PG 4760 PER OR 5954 PG 2294 PER OR 7942 PG 0104 PER OR 8163 PG 2334**

Name in which assessed **ELEANORE LLC**

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 #: 744006160290
Tax Deed #: 32214
Situs Address: 421 ELEANORE 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
KEYS FUNDING LLC - 5024
PO BOX 67514
NEWARK, NJ 07101-8009

Owner on Current Tax Roll
ELEANORE LLC
421 ELEANORE AVE
NEW SMYRNA BEACH, FL 32168

Billing Address on Current Tax Roll

Additional Parties, Per Search
ELEANORE LLC — Title Holder
421 ELEANORE AVE
NEW SMYRNA BEACH, FL 32168

Certified By:

Will Roberts, CFC
Tax Collector or Authorized Designee

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

Part 1: Tax Deed Application Information

Applicant	KEYS FUNDING LLC - 5024 PO BOX 67514 NEWARK, NJ 07101-8009	Application date	Apr 21, 2026
Situs address	421 ELEANORE AVE NEW SMYRNA BEACH 32168	Yr Issued/Certificate #	2024 / 8178
Parcel owner	ELEANORE LLC 421 ELEANORE AVE NEW SMYRNA BEACH, FL 32168	Date certificate issued	06/01/2024
		Deed application number	32214
Property description	See last page.	Account number	744006160290

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)
# 2024/8178	05/31/2024	5,690.54	284.53	5,975.07
			Part 2: Total*	**5,975.07**

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)
# /					
				Part 3: Total*	**0.00**

Part 4: Tax Collector Certified Amounts (Lines 1-7)

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	5,975.07
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	5,771.64
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)	552.23
7. **Total Paid** (Lines 1-6)	12,823.94

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 07/08/2026

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)	12,823.94
18. Redemption fee	6.25
19. Total amount to redeem	12,830.19

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.

Property description (continued from Page 1):

W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB 6 PG 34 PER OR 2933 PG 0376 PER OR 5122 PGS 4715-4716 PER OR 5588 PG 1132 PER OR 5739 PG 4760 PER OR 5954 PG 2294 PER OR 7942 PG 0104 PER OR 8163 PG 2334

W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB (Full legal attached.)

TDA #: 32214

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
744006160290	3868927	421 ELEANORE AVE 419 ELEANOR AVE NEW SMYRNA BEACH 32168

Legal Description

W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB 6 PG 34 PER OR 2933 PG 0376 PER OR 5122 PGS 4715-4716 PER OR 5588 PG 1132 PER OR 5739 PG 4760 PER OR 5954 PG 2294 PER OR 7942 PG 0104 PER OR 8163 PG 2334

Other Parcel Info

Certificate #	Assessed Value	Homestead	Mobile Home	Improved	Bankruptcy
2024-8178	$335,345	No	No	Yes	No

Owner of Record on Current Tax Roll
ELEANORE LLC

421 ELEANORE AVE
NEW SMYRNA BEACH FL 32168

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: 05/29/2026 **Search covers** **20 years** **through:** 05/18/2026

Kinsey Ram
Title Examiner

General Examiner Comments:

APPARENT TITLE HOLDER

Name & Address of Record	Document	Examiner Comments
ELEANORE LLC 421 ELEANORE AVE NEW SMYRNA BEACH FL 32168	Warranty Deed Bk:8163 Pg:2334	No Sunbiz record found.

Related Documents (for Reference)

Quit Claim Deed
Bk:5739 Pg:4760

Warranty Deed
Bk:5954 Pg:2294

Warranty Deed
Bk:7942 Pg:104

MORTGAGE HOLDER

Name & Address of Record	Document	Examiner Comments
None found.		

Related Documents (for Reference)

None found.

LIEN HOLDER

Name & Address of Record	Document	Examiner Comments
None found.		

Related Documents (for Reference)

None found.

OTHER PARTIES

Name & Address of Record	Document	Examiner Comments
None found.		

Related Documents (for Reference)

None found.

OTHER DOCUMENTS

Document Type

Property Appraiser

11/30/2021 3:26:45 PM Instrument #2021286289 #1 Book:8163 Page:2334
Doc Stamps $2,082.50 Transfer Amt $297,500.00

This instrument prepared by and return to:
Name: **Julie Leatherwood**
VENTURE TITLE, LLC
Address: **1525 INTERNATIONAL PKWY**
SUITE 1001
LAKE MARY, FL 32746
FILE NO. VEN2110038
Property Appraisers Parcel Identification Number(s):
744006160290
Grantee(s) S.S #'s:

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED Made and executed the **17th day of November, 2021** by **CARRIE WITTICK**, a single person, whose post office address is 804 E 27TH AVE, NEW SMYRNA BEACH, FL 32169 hereinafter called the grantor, to **ELEANORE LLC,** whose post office address is 421 Eleanor Ave., New Smyrna Beach, FL 32168, hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument, singular and plural, the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

WITNESSETH: That the said grantor, for and in consideration of the sum of **ten dollars ($10.00)** and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee all that certain land situate in VOLUSIA County, State of Florida, viz:

The West 50 feet of Lots 1 and 2, the East 50 feet of Lot 30, and Lot 29, except the West 100 feet, Block 16, MAP OF THE RIVERSIDE PARK CO'S ADDITION, according to the plat thereof as recorded in Map Book 15, Page 18 of the Public Records of Volusia County, Florida.

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 it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it 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, 2021. FURTHER SUBJECT TO restrictions, reservations, covenants and easements of record, if any, however this reference shall not operate to reimpose same.

In Witness Whereof the said grantor has signed and sealed these presents the day and year first above written.

Signed, Sealed and Delivered in the presence of:

Witness Signature

Printed Name

Witness Signature

Printed Name

CARRIE WITTICK

STATE OF FLORIDA
COUNTY OF VOLUSIA

The foregoing was acknowledged before me by means of physical presence by CARRIE WITTICK, who is personally known to me OR who produced Drivers License as identification this 17 day of November, 2021.

NOTARY SEAL

PATRICIA MAE BAUGH
Notary Public - State of Florida
Commission # HH 155559
My Comm. Expires Sep 25, 2025
Bonded through National Notary Assn.

Notary Public

Printed Signature
My Commission Expires:

01/06/2006 09:32 AM
Doc stamps .70
(Transfer Amt $ 100)
Instrument# 2006-002214 # 1
Book: 5739
Page: 4760

Prepared By: **Kay H. Sikes**
Inlet Title Company, Inc.
316 Canal Street
New Smyrna Beach, FL 32168
incidental to the issuance of a title insurance policy.
File Number: **s-16527**
Parcel ID Number: **7440-06-15-0130 AND 7440-06-16-0290**
Grantee(s) SS Number:

QUIT CLAIM DEED
(INDIVIDUAL)

This QUIT CLAIM DEED, dated **December 20, 2005** by:
Roger W. Smith a/k/a Roger Smith and Kristine M. Smith a/k/a Kristine Smith, husband and wife
whose post office address is:
1308 S. Riverside Drive, New Smyrna Beach, FL 32168
hereinafter called the GRANTOR, to:
Roger W. Smith, a married man
whose post office address is:
1308 S. Riverside Drive, New Smyrna Beach, Fl 32168

hereinafter called the GRANTEE:
(Wherever used herein the terms "GRANTOR" and "GRANTEE" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals and the successors and assigns of corporations.)
WITNESSETH: That GRANTOR, for and in consideration of the sum of $10.00 and other valuable considerations in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto GRANTEE forever, all the right, title, interest, claim and demand which GRANTEE has in and to the following described lot, piece or parcel of land, situate, lying and being in **Volusia** County, Florida, viz:

SEE EXHIBIT "A" ATTACHED

TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said GRANTOR, either in law or equity, to the only proper use, benefit and behoof of the said GRANTEE forever.

IN WITNESS WHEREOF, GRANTOR has signed and sealed these presents the date set forth above.

SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES:

Signature: Kay H Sikes
Print Name: Kay H. Sikes

Signature: Barbara J. Cutler
Print Name: Barbara J. Cutler

Roger W. Smith
Roger W. Smith a/k/a Roger Smith

Kristine M. Smith
Kristine M. Smith and Kristine Smith

State of **Florida**
County of **Volusia**

THE FOREGOING INSTRUMENT was acknowledged before me on **December 20, 2005** by:
Roger W. Smith a/k/a Roger Smith and Kristine M. Smith a/k/a Kristine Smith, husband and wife
He/She is personally known to me or who has produced **drivers license** as identification.

KAY H. SIKES
State of Florida Notary Seal
My Comm. Exp. Sept. 14, 2007
Comm. # DD 0245706
☐ PERSONALLY KNOWN BY ME
☐ PRODUCED I.D.

Signature: Kay H Sikes
Print Name: **Kay H. Sikes**

s-16527

Instrument# 2006-002214 # 2
Book: 5739
Page: 4761
Diane M. Matousek
Volusia County, Clerk of Court

FULL LEGAL

Exhibit "A" to Quit Claim Deed

PARCEL 1: Lot 13, Block 15, RIVERSIDE PARK SUBDIVISION, according to the plat thereof, recorded in Map Book 4, Page 168 of the Public Records of Volusia County, Florida.

AND
Parcel 2: The West 50 feet of Lots 1 and 2, the East 50 feet of Lot 30, and Lot 29, except the West 100 feet, Block 16, MAP OF THE RIVERSIDE PARK COMPANY'S ADDITION, according to the plat thereof as recorded in Map Book 6, Page 34 of the Public Records of Volusia County, Florida.

11/16/2006 09:26 AM
Doc stamps 1190.00
(Transfer Amt $ 170000)
Instrument# 2006-286417 # 1
Book: 5954
Page: 2294

Prepared by
Janetta Hilton Gamache, an employee of
First American Title Insurance Company
3514 South Atlantic Avenue
New Smyrna Beach, Florida 32169-3628
(386)428-7534

Return to: Grantee

File No.: 2062-1360295

WARRANTY DEED

This indenture made on **November 08, 2006** A.D., by

Roger W. Smith, a married man

whose address is: **1308 South Riverside Drive, New Smyrna Beach, FL 32168**
hereinafter called the "grantor", to

Michael Mallicoat and Jerrie Mallicoat, husband and wife

whose address is: **3745 Wood Duck Drive, Mims, FL 32754**
hereinafter called the "grantee":
(Which terms "Grantor" and "Grantee" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, ($10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in **Volusia** County, **Florida**, to-wit:

The West 50 feet of Lots 1 and 2, the East 50 feet of Lot 30, and Lot 29, except the West 100 feet, Block 16, MAP OF THE RIVERSIDE PARK COMPANY'S ADDITION, according to the plat thereof as recorded in Map Book 6, Page 34 of the Public Records of Volusia County, Florida.

Parcel Identification Number: **744006160290**

The land is not the homestead of the Grantor under the laws and constitution of the State of Florida and neither the Grantor nor any person(s) for whose support the Grantor is responsible reside on or adjacent to the land.

Subject to all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

Instrument# 2006-286417 # 2
Book: 5954
Page: 2295
Diane M. Matousek
Volusia County, Clerk of Court

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any way 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 31st of 2005.

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

Roger W. Smith

Signed, sealed and delivered in our presence:

Witness Signature

Print Name: Janetta Hilton Gamache

Witness Signature

Print Name: Patricia Ratcliffe

State of **FL**

County of **Volusia**

The Foregoing Instrument Was Acknowledged before me on **November 08, 2006**, by **Roger W. Smith, a married man** who is/are personally known to me or who has/have produced a valid driver's license as identification.

NOTARY PUBLIC

JANETTA H. GAMACHE
Notary Public - State of Florida
My Commission Expires Nov 16, 2009
Commission # DD 491583
Bonded By National Notary Assn.

Notary Print Name

My Commission Expires:

JANETTA H. GAMACHE
Notary Public - State of Florida
My Commission Expires Nov 16, 2009
Commission # DD 491583
Bonded By National Notary Assn.

11/16/2020 12:20:04 PM Instrument #2020220508 #1 Book:7942 Page:104
Doc Stamps $1,575.00 Transfer Amt $225,000.00

Prepared by
Tracey Portigo, an employee of
First American Title Insurance Company
710 E. Third Avenue, Suites 1 & 2
New Smyrna Beach, FL 32169
(386)423-3535

Return to: Grantee

File No.: 2018-2668302
Consideration: $225,000.00

WARRANTY DEED

This indenture made on **November 09, 2020** A.D., by

Michael Mallicoat and Jerrie Mallicoat, husband and wife
whose address is: **3745 Wood Duck Drive Mims, FL 32754**
hereinafter called the "grantor", to

Carrie Wittick

whose address is: **421 Eleanore Avenue New Smyrna Beach, FL 32168**
hereinafter called the "grantee":
(Which terms "Grantor" and "Grantee" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, ($10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in **Volusia** County, **Florida**, to-wit:

The West 50 feet of Lots 1 and 2, the East 50 feet of Lot 30, and Lot 29, except the West 100 feet, Block 16, MAP OF THE RIVERSIDE PARK CO'S ADDITION, according to the Plat thereof as recorded in Map Book 15, Page 18 of the Public Records of Volusia County, Florida.

Parcel Identification Number: **744006160290**

Subject to all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any way 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 31st of 2020.

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

Michael Mallicoat

Jerrie Mallicoat

Signed, sealed and delivered in our presence:

Witness Signature

Print Name: Tracey C. Portigo

Witness Signature

Print Name: Dpiliamwolf

State of **FL**

County of **Volusia**

The Foregoing Instrument Was Acknowledged before me by means of ☒ physical presence or ☐ online notarization, on **November 09, 2020**, by **Michael Mallicoat and Jerrie Mallicoat, husband and wife** who is/are personally known to me or who has/have produced a valid driver's license as identification.

Notary Public

Tracey C. Portigo

(Printed Name)

My Commission expires: _____

TRACEY C. PORTIGO
Notary Public - State of Florida
Commission # GG 348006
My Comm. Expires Aug 9, 2023
Bonded through National Notary Assn.

{Notarial Seal}

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:	3868927
Parcel ID:	744006160290
Township-Range-Section:	17 - 34 - 40
Subdivision-Block-Lot:	06 - 16 - 0290
Owner(s):	ELEANORE LLC - FS - Fee Simple - 100%
Mailing Address On File:	421 ELEANORE AVE NEW SMYRNA BEACH FL 32168
Physical Address:	421 ELEANORE AVE, NEW SMYRNA BEACH 32168
Additional Address:	419 ELEANOR AVE, NEW SMYRNA BEACH
Building Count:	1
Neighborhood:	4617 - WAYNE N TO INDUSTRIAL
Subdivision Name:	
Property Use:	0100 - SINGLE FAMILY
Tax District:	601-NEW SMYRNA BEACH
2025 Final Millage Rate:	16.337
Homestead Property:	No
Agriculture Classification:	No
Short Description:	W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB 6 PG 34 PER OR 2933 PG 0376 PER OR 5122 PGS 4715-4716 PER OR 5588 PG 1132 PER OR

Property Values

	2026 Working	2025 Final	2024 Final
Tax Year:			
Valuation Method:	1-Market Oriented Cost	1-Market Oriented Cost	1-Market Oriented Cost
Improvement Value:	$271,729	$273,490	$289,659
Land Value:	$61,855	$61,855	$61,855
Just/Market Value:	$333,584	$335,345	$351,514

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.

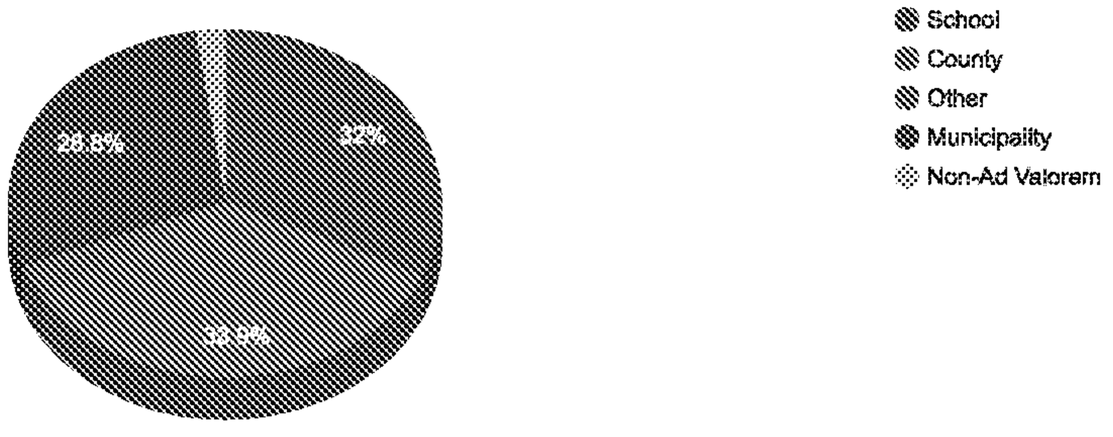
Tax Authority		Just/Market Value	Assessed Value	Ex/10CAP	Taxable Value	Millage Rate	Estimated Taxes
0017	CAPITAL IMPROVEMENT	$333,584	$333,584	$0	$333,584	1.5000	$500.38
0012	DISCRETIONARY	$333,584	$333,584	$0	$333,584	0.7480	$249.52
0011	REQ LOCAL EFFORT	$333,584	$333,584	$0	$333,584	3.0310	$1,011.09
0050	GENERAL FUND	$333,584	$333,584	$0	$333,584	3.2007	$1,067.70
0053	LAW ENFORCEMENT FUND	$333,584	$333,584	$0	$333,584	1.5994	$533.53
0055	LIBRARY	$333,584	$333,584	$0	$333,584	0.3697	$123.33
0520	MOSQUITO CONTROL	$333,584	$333,584	$0	$333,584	0.1573	$52.47
0530	PONCE INLET PORT AUTHORITY	$333,584	$333,584	$0	$333,584	0.0660	$22.02
0058	VOLUSIA ECHO	$333,584	$333,584	$0	$333,584	0.2000	$66.72
0057	VOLUSIA FOREVER	$333,584	$333,584	$0	$333,584	0.2000	$66.72
0065	FLORIDA INLAND NAVIGATION DISTRICT	$333,584	$333,584	$0	$333,584	0.0270	$9.01
0120	SOUTH EAST VOLUSIA HOSPITAL AUTHORITY	$333,584	$333,584	$0	$333,584	0.3101	$103.44
0060	ST JOHN'S WATER MANAGEMENT DISTRICT	$333,584	$333,584	$0	$333,584	0.1793	$59.81
0272	NEW SMYRNA BCH I&S 2018	$333,584	$333,584	$0	$333,584	0.1115	$37.19
0270	NEW SMYRNA BEACH	$333,584	$333,584	$0	$333,584	4.6370	$1,546.83
						16.3370	$5,449.76

Non-Ad Valorem Assessments

Project	#Units	Rate	Amount
6012-NSB STORMWATER	1.00	$125.00	$125.00

Estimated Ad Valorem Tax:	$5,449.76
Estimated Non-Ad Valorem Tax:	$125.00
Estimated Taxes:	**$5,574.76**
Estimated Tax Amount without SOH/10CAP ⓘ	$5,574.76

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	$61,855	$273,490	$335,345	$335,345	$0	$335,345	$0
2024	$61,855	$289,659	$351,514	$324,256	$0	$324,256	$0
2023	$52,955	$261,141	$314,096	$294,778	$0	$294,778	$0
2022	$52,955	$215,025	$267,980	$267,980	$0	$267,980	$0
2021	$44,500	$158,509	$203,009	$203,009	$0	$203,009	$0
2020	$44,500	$143,551	$188,051	$154,784	$0	$154,784	$0
2019	$44,500	$98,971	$143,471	$140,713	$0	$140,713	$0
2018	$27,145	$114,623	$141,768	$127,921	$0	$127,921	$0
2017	$33,375	$105,360	$138,832	$116,292	$0	$116,292	$0

Land Data

#	Land Use	Ag	Type	Units	Acres	Sq Feet	FF	Depth	Rate	Just Value
1	0802-MULTI FAMILY-DUPLEX		F-FRONT FOOT				100.0	100	695	$61,855
									Total Land Value:	$61,855

Building(s) - Residential

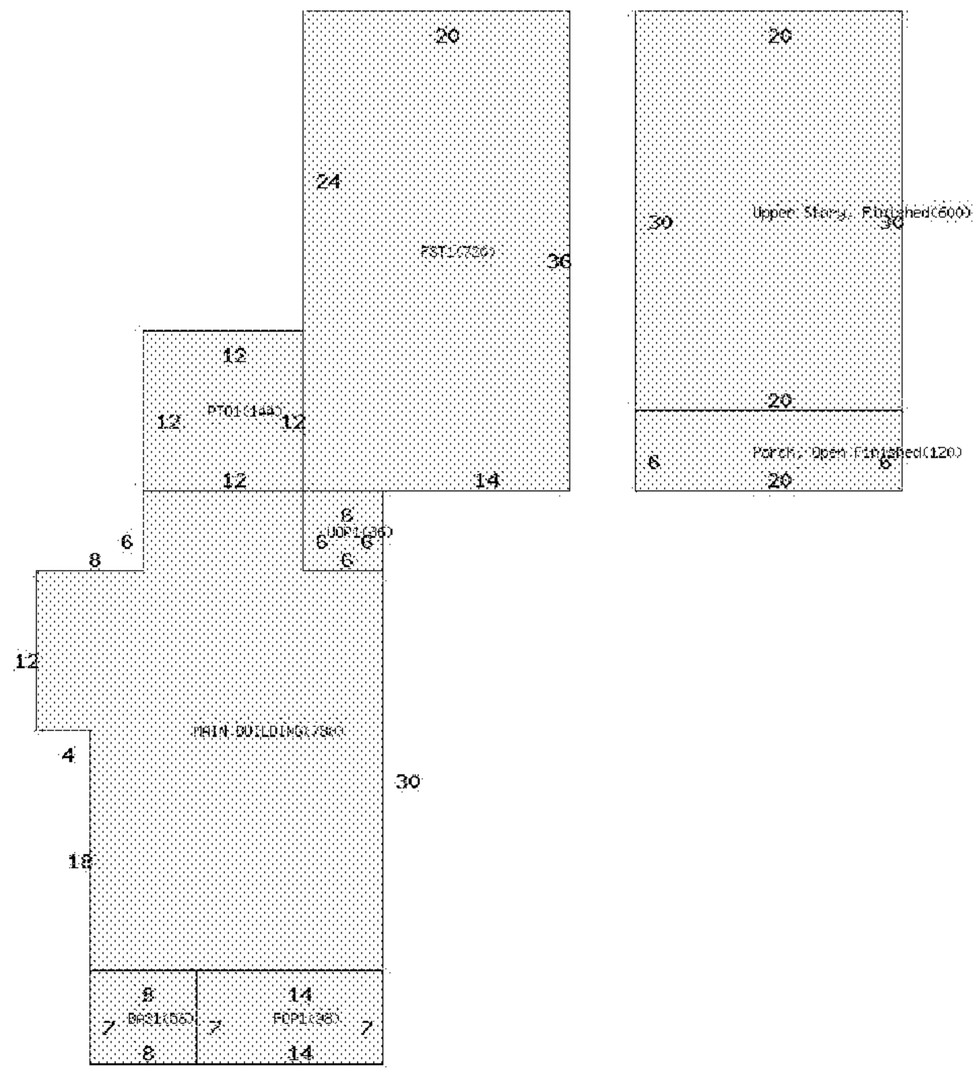
Card (Bldg) #: 1

Style:	CF - CRAFTSMEN	**# Stories:**	2	**2 Fixture Baths:**	1
Description:	R2 - Two Family	**# Bedrooms:**	3	**3 Fixture Baths:**	2
Quality Grd:	300	**Floor Type:**	09 - PINE OR SOFT WOOD	**4 Fixture Baths:**	0
Arch Design:				**5 Fixture Baths:**	0
Year Built:	1930	**Wall Type:**	2 - WALL BOARD/WOOD	**6 Fixture Baths:**	0
Total SFLA:	1,436			**7 Fixture Baths:**	0
HVAC:	Y - AIR CONDITIONING	**Exterior Wall:**	42 - SIDING - FIBER CEMENT	**Add'l Fixtures:**	0
Heat Method:	6 - FORCED DUCTED	**Foundation:**	1 - WOOD CONCRETE/PIERS		
Heat Source:	1 - ELECTRICITY	**Roof Cover:**	2 - METAL		
		Roof Type:	03 - GABLE		
		FPL:	1 / 1 /		

Total Building Value: $270,517

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

Description	Area	Year Built
MAIN BUILDING	780	
Upper Story, Finished	600	
Porch, Open Finished	98	
Base Area	56	
Patio	144	
Porch, Open Unfinished	36	
Finished Utility	720	
Porch, Open Finished	120	
Total Building Area	2,554	



Miscellaneous Improvement(s)

#	Type	Year	Area	Units	L x W	Depreciated Value
1	DEC-DECK WOOD	1992	356	1		$1,212
				Total Miscellaneous Value:		$1,212

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
8163 / 2334	[illegible]	11/17/2021	WD-WARRANTY DEED	QUALIFIED	IMPROVED	$297,500
7942 / 0104	[illegible]	11/09/2020	WD-WARRANTY DEED	QUALIFIED	IMPROVED	$225,000
5954 / 2294	[illegible]	11/08/2006	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$170,000
5739 / 4760	[illegible]	12/20/2005	QC-QUIT CLAIM DEED	UNQUALIFIED	IMPROVED	$100
5588 / 1132	[illegible]	06/24/2005	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$155,000
5122 / 4715	[illegible]	11/08/2002	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$45,000
3684 / 2144	[illegible]	09/15/1991	QC-QUIT CLAIM DEED	UNQUALIFIED	IMPROVED	$100
3110 / 1004		03/15/1988	QC-QUIT CLAIM DEED	UNQUALIFIED	IMPROVED	$34,400
3095 / 1697		06/15/1987	PR-vcpa pr	UNQUALIFIED	IMPROVED	$100
2933 / 0376		01/15/1987	QC-QUIT CLAIM DEED	UNQUALIFIED	IMPROVED	$100
1817 / 1313		01/15/1976	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$26,500

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
W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB 6 PG 34 PER OR 2933 PG 0376 PER OR 5122 PGS 4715-4716 PER OR 5588 PG 1132 PER OR 5739 PG 4760 PER OR 5954 PG 2294 PER OR 7942 PG 0104 PER OR 8163 PG 2334	601	17 - 34 - 40	06 - 16 - 0290	06-JAN-82

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
12/02/2002	40827		$2,250

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

TAX DEED APPLICATION COVER LETTER

Account #: 744006160290
Tax Deed #: 32214
Situs Address: 421 ELEANORE 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
KEYS FUNDING LLC - 5024
PO BOX 67514
NEWARK, NJ 07101-8009

Owner on Current Tax Roll
ELEANORE LLC
421 ELEANORE AVE
NEW SMYRNA BEACH, FL 32168

Billing Address on Current Tax Roll

Additional Parties, Per Search

(1)	ELEANORE LLC	Title Holder
SN (VOL) ☆	421 ELEANORE AVE NEW SMYRNA BEACH, FL 32168	

Certified By:

Will Roberts, CFC
Tax Collector or Authorized Designee

Pearson, Samantha

From: Timothy Brownson <TBrownson@volusiatax.gov>
Sent: Wednesday, July 8, 2026 9:17 AM
To: taxdeeds
Cc: taxdeeds
Subject: CERT #8178-24 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 #8178-24 in a few moments, the Billing Address on Current Tax Roll is as follows:
ELEANORE LLC
421 ELEANORE AVE
NEW SMYRNA BEACH, FL 32168

Also the owner of Record for the base tax year is as follows:
ELEANORE LLC
421 ELEANORE AVE ADV
NEW SMYRNA BEACH, FL 32168

SITUS ADDRESS
421 ELEANORE AVE,
NEW SMYRNA BEACH,
32168

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

July 10, 2026

Payment Due: August 10, 2026

KEYS FUNDING LLC - 5024
PO BOX 67514
NEWARK NJ 07101-8009

RE: CERTIFICATE NUMBER: **8178-24**
PARCEL ID NUMBER: **744006160290**

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]		13.84
Clerk of Court Advertising Fee [per Sect. 197.512]		56.00
Sheriff's Fee [per Sect. 197.522(2)]		40.00
Sheriff's Return Postage Fee [per Sect. 197.522(2)]		1.00
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]		91.70
Electronic Auction Fee [per Sect. 197.542(4)(c)]		69.00
TOTAL DUE	**$**	**374.04**

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.: **8178-24**
AMOUNT ENCLOSED: **$374.04**

Applicant's Name & Address:
KEYS FUNDING LLC - 5024
PO BOX 67514
NEWARK NJ 07101-8009

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

CL-0142-1910

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

CERTIFICATE NO.: 8178-24
AMOUNT ENCLOSED: $374.04

CLERK OF THE CIRCUIT COURT VOLUSIA COUNTY FL
2026 JUL 17 PM 1:56
FILED

Applicant's Name & Address:
KEYS FUNDING LLC - 5024
PO BOX 67514
NEWARK NJ 07101-8009

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

Applicant's Deposit

CERTIFICATE NUMBER: 8178-24

Recording & Receipting Payment Breakdown

Clerk of Court Statutory Fee	(TAXDE)	$ 60.00
Postage	(PO)	13.84
Advertising Fee	(ADVER)	56.00
Sheriff's Fee	(SOFEE)	40.00
Sheriff's Return Postage Fee	(PO)	1.00
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)	91.70
Electronic Auction Fee		69.00
TOTAL DEPOSIT		$ 374.04

Laura E. Roth
Clerk of Court Volusia County, Florida
Official Records: 7/17/2026 3:03 PM
Receipt: 303138491 Drawer: 155074

KEYS FUNDING LLC -5024
Operator: slabaw

Instrument #: 2026129685 Type: NO
Book #: 8880 Page #: 2169 Time: 3:03 PM
Recording Fee: $10.00
1 Tax Deed Processing Fee - $60.00 $60.00
1384 Postage - $0.01 $13.84
5600 Advertising Fee - $0.01 $56.00
4000 Sheriffs Fee/Tax Deed - $0.01 $40.00
100 Postage - $0.01 $1.00
1 Tax Deed Proof of Pub / Cert Mail Record - $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
9170 Tax Deed Deposit Escrow Doc Stamps only - $0.01 $91.70
6900 Tax Deed Auction Fee - $0.01 $69.00
CERT# 8178-24 KEYS FUNDING LLC -5024

Subtotal: $374.04
Sales Tax: $0.00
Due: $374.04

CHK# 3452978 $374.04

7/17/2026 3:03:47 PM
Instrument# 2026129685 1 page
Book: 8880 Page: 2169
Electronically Recorded By
Volusia County Clerk of the Court

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **KEYS FUNDING LLC - 5024** 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. **8178-24** Year of Issuance **JUNE 1, 2024**

Description of Property **744006160290**
W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB 6 PG 34 PER OR 2933 PG 0376 PER OR 5122 PGS 4715-4716 PER OR 5588 PG 1132 PER OR 5739 PG 4760 PER OR 5954 PG 2294 PER OR 7942 PG 0104 PER OR 8163 PG 2334

Name in which assessed **ELEANORE LLC**

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 7/17/2026.

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 EH

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.: 8178-24

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.

ELEANORE LLC
421 ELEANORE AVE
NEW SMYRNA BEACH FL 32168

8178-24 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 **KEYS FUNDING LLC - 5024** 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.: **8178-24** Name in which assessed: **ELEANORE LLC**
Description of Property: **Parcel # 744006160290 W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB 6 PG 34 PER OR 2933 PG 0376 PER OR 5122 PGS 4715-4716 PER OR 5588 PG 1132 PER OR 5739 PG 4760 PER OR 5954 PG 2294 PER OR 7942 PG 0104 PER OR 8163 PG 2334.**

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: **$13,487.10**
OPENING BID AMOUNT: $13,463.85

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.: **8178-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$13,487.10***

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.**

ELEANORE LLC
421 ELEANORE AVE
NEW SMYRNA BEACH FL 32168

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 2630 9746 48

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

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

ELEANORE LLC
421 ELEANORE AVE
NEW SMYRNA BEACH FL 32168

8178-24 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 2630 9146 48

ORLANDO FL 328
8 AUG 2026 PM 3
FIRST-CLASS

US POSTAGE PITNEY BOWES
ZIP 32724 $ 010.98⁰
02 7W
0008028897 AUG. 07. 2026

CLERK OF THE CIRCUIT
CITY COURT
DELUSIA CITY, FL
32
SEP 2026
AM 7:48

UNCLAIMED

8/10/26

1st NOTICE
2nd NOTICE 8-15

ELEANORE LLC
421 ELEANORE AVE
NEW SMYRNA BEACH FL 32168

8178-24

SEPTEMBER 29, 2026

NIXIE 326 DE 1 0008/30/26
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 32721604843 *0374-10279-08-40

32721>6043
32168-645321

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 WCGN	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.: 8178-24

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

ELEANORE LLC
421 ELEANORE AVE
NEW SMYRNA BEACH FL 32168

8178-24 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 **KEYS FUNDING LLC - 5024** 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.: **8178-24** Name in which assessed: **ELEANORE LLC**
Description of Property: **Parcel # 744006160290 W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB 6 PG 34 PER OR 2933 PG 0376 PER OR 5122 PGS 4715-4716 PER OR 5588 PG 1132 PER OR 5739 PG 4760 PER OR 5954 PG 2294 PER OR 7942 PG 0104 PER OR 8163 PG 2334.**

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: **$13,487.10**
OPENING BID AMOUNT: $13,463.85

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.: **8178-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$13,487.10***

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 .**

ELEANORE LLC
421 ELEANORE AVE
NEW SMYRNA BEACH FL 32168

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 #:
26017316

COURT: VOLUSIA COURT CIRCUIT
PLAINTIFF: IN RE
DEFENDANT: ELEANORE LLC

 # 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	8178-24

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 8:19 AM, and that I served the same on the 11th day of August, 2026, at the hour of 6:14 AM within the County of Volusia, State of FLORIDA, as follows:

PARTY TO BE SERVED:	ELEANORE LLC	**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.

ADDRESS SERVED:	421 ELEANORE AVE NEW SMYRNA BEACH, FL 32168		
SERVICE STATUS:	Served	**SERVICE BY:**	Process Server Ott, Richard 7612

FILED
2026 AUG 18 AM 11:05
CLERK OF THE CIRCUIT CTY. COURT VOLUSIA CO. FL

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: _____
OTT, RICHARD 7612, PROCESS SERVER

2601731L

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

TAX DEED CERTIFICATE NO.: 8178-24

WARNING
SHERIFF'S NOTICE

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

ELEANORE LLC
421 ELEANORE AVE
NEW SMYRNA BEACH FL 32168

8178-24 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

CIRCUIT COURT CLERK SUUM CUIQUE VOLUSIA COUNTY, FLORIDA

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

AUG 10 '26 8:19

NOTICE IS HEREBY GIVEN, that **KEYS FUNDING LLC - 5024** 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.: **8178-24** Name in which assessed: **ELEANORE LLC**
Description of Property: **Parcel # 744006160290 W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB 6 PG 34 PER OR 2933 PG 0376 PER OR 5122 PGS 4715-4716 PER OR 5588 PG 1132 PER OR 5739 PG 4760 PER OR 5954 PG 2294 PER OR 7942 PG 0104 PER OR 8163 PG 2334.**

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: **$13,487.10**
OPENING BID AMOUNT: $13,463.85
The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

CLERK OF CIRCUIT COURT AUG 10 '26 8:19

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.: **8178-24**
Date of Sale: **SEPTEMBER 29, 2026**

REDEMPTION AMOUNT: **$13,487.10***

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.**

ELEANORE LLC
421 ELEANORE AVE
NEW SMYRNA BEACH FL 32168

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

KEYS FUNDING LLC - 5024
PO BOX 67514
NEWARK NJ 07101-8009

RE: CERTIFICATE NO.: **8178-24**

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].....	$	91.70
TOTAL AMOUNT OF REFUND	**$**	**110.20**

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

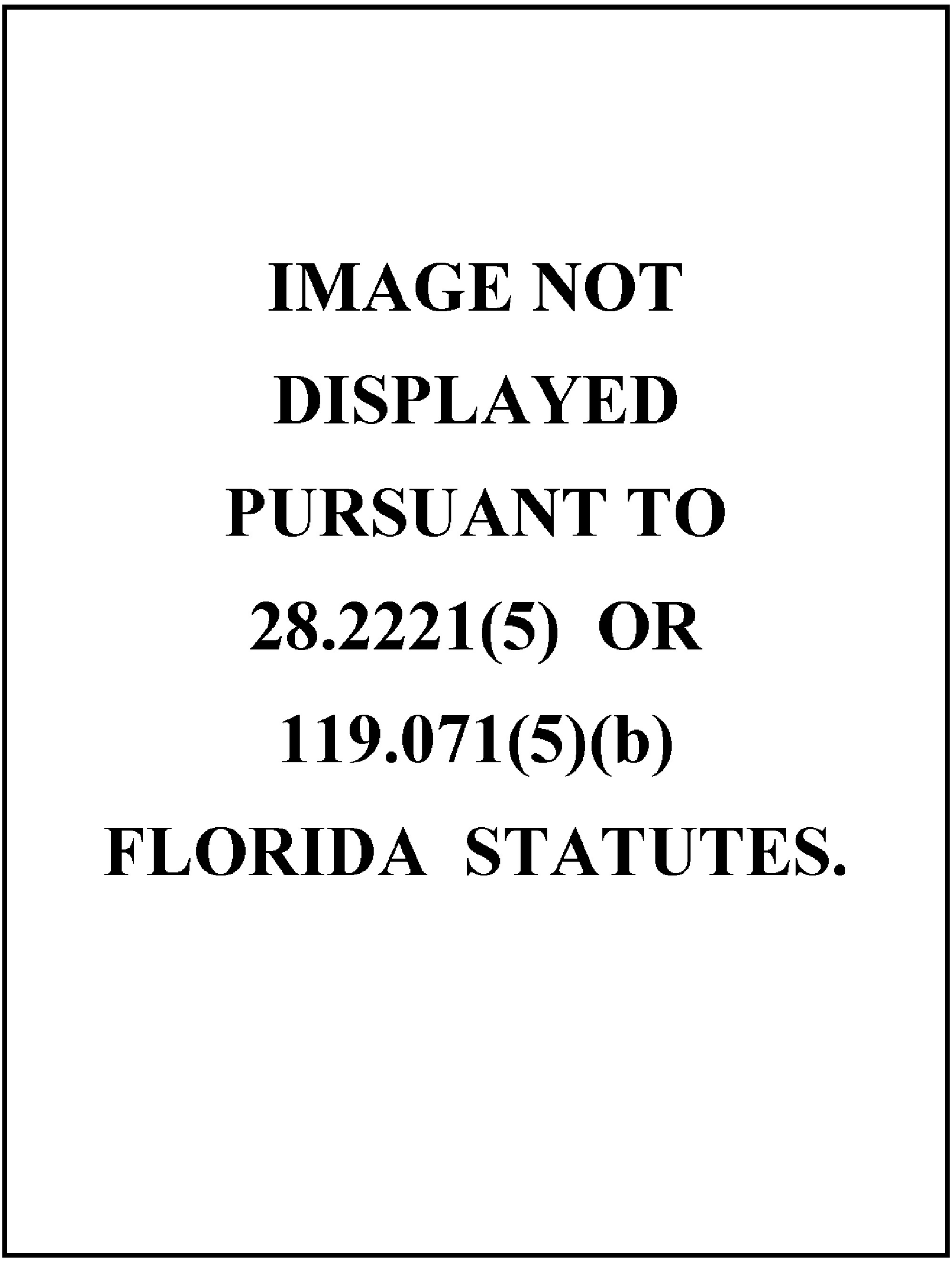
Sincerely,

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. 8178-24

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:

ELEANORE LLC

at 421 ELEANORE AVE, NEW SMYRNA BEACH FL 32168,

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: _____
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 #8178-24_____ _____Eleanore LLC_____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 KEYS FUNDING LLC - 5024 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. 8178-24
Year of Issuance: JUNE 1, 2024
Description of Property: Parcel # 744006160290 W 50 FT OF LOTS 1 & 2 & LOT 29 EXC W 100 FT & E 50 FT OF LOT 30 BLK 16 RIVERSIDE PARK NEW SMYRNA MB 6 PG 34 PER OR 2933 PG 0376 PER OR 5122 PGS 4715-4716 PER OR 5588 PG 1132 PER OR 5739 PG 4760 PER OR 5954 PG 2294 PER OR 7942 PG 0104 PER OR 8163 PG 2334
Name in which assessed: ELEANORE LLC

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