

TAX COLLECTOR'S CERTIFICATION WORKSHEET**8200-24****PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN****4/28/2026****11/17/2026**

Certificate Number

Applicant Name

Application Date

Tax Deed Sale Date

1. Total Cost of Certificates held by Applicant & Redeemed by Applicant	\$ 5,352.97
2. Total of Delinquent Taxes Paid by Tax Deed Applicant	-
3. Total of Current Taxes Paid by Tax Deed Applicant	2,979.16
4. Property Information Report Fee	300.00
5. Tax Deed Application Fee	225.00
6. Total Certified By Tax Collector to Clerk of Court	8,857.13
7. Total Interest Accrued by Tax Collector	531.43
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]	69.20
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
14. Sheriff's Return Postage Fee [per Sect. 197.522(2)]	3.00
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	9,789.76
19. Interest Computed by Clerk of Courts [per Sect. 197.542]	416.62
20. Total of Lines 18 & 19	10,206.38
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*	\$ 10,229.63
25.	-
26. Amount to Add if Homestead Property [per Sect. 197.502(6)c]	-
27. Total of Lines 20, 25 & 26.....	10,206.38
28. MINIMUM BID AMOUNT (required for public auction)*	\$ 10,206.38

*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 11/17/2026

Created by:



DR-512
R. 5/88

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN OPERATIONS** 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. **8200-24**

Year of Issuance

JUNE 1, 2024

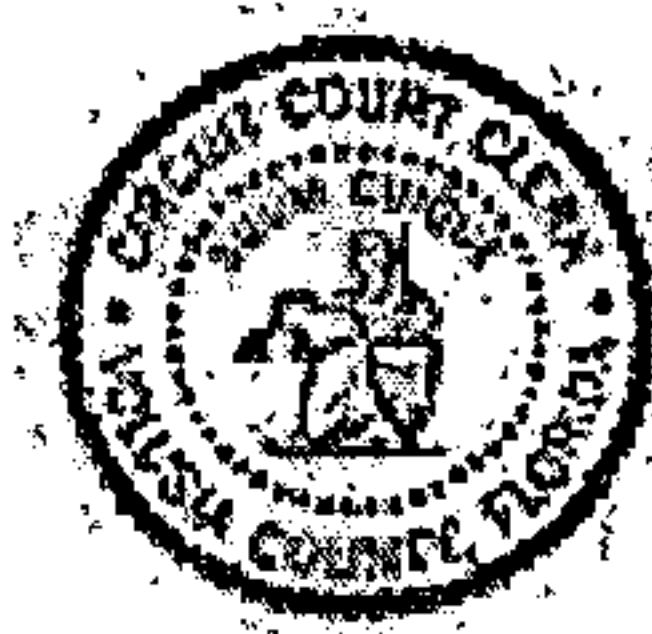
Description of Property **Parcel # 744109010030 LOT 3 BLK A BRYANS NEW SMYRNA PER OR 5113 PG 0438-0439 INC PER OR 5686 PG 4168**

Name in which assessed **CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP INC**

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 **17TH** day of **NOVEMBER, 2026** at **9:00 O'CLOCK A.M.**

Dated this 25TH day of SEPTEMBER, 2026.



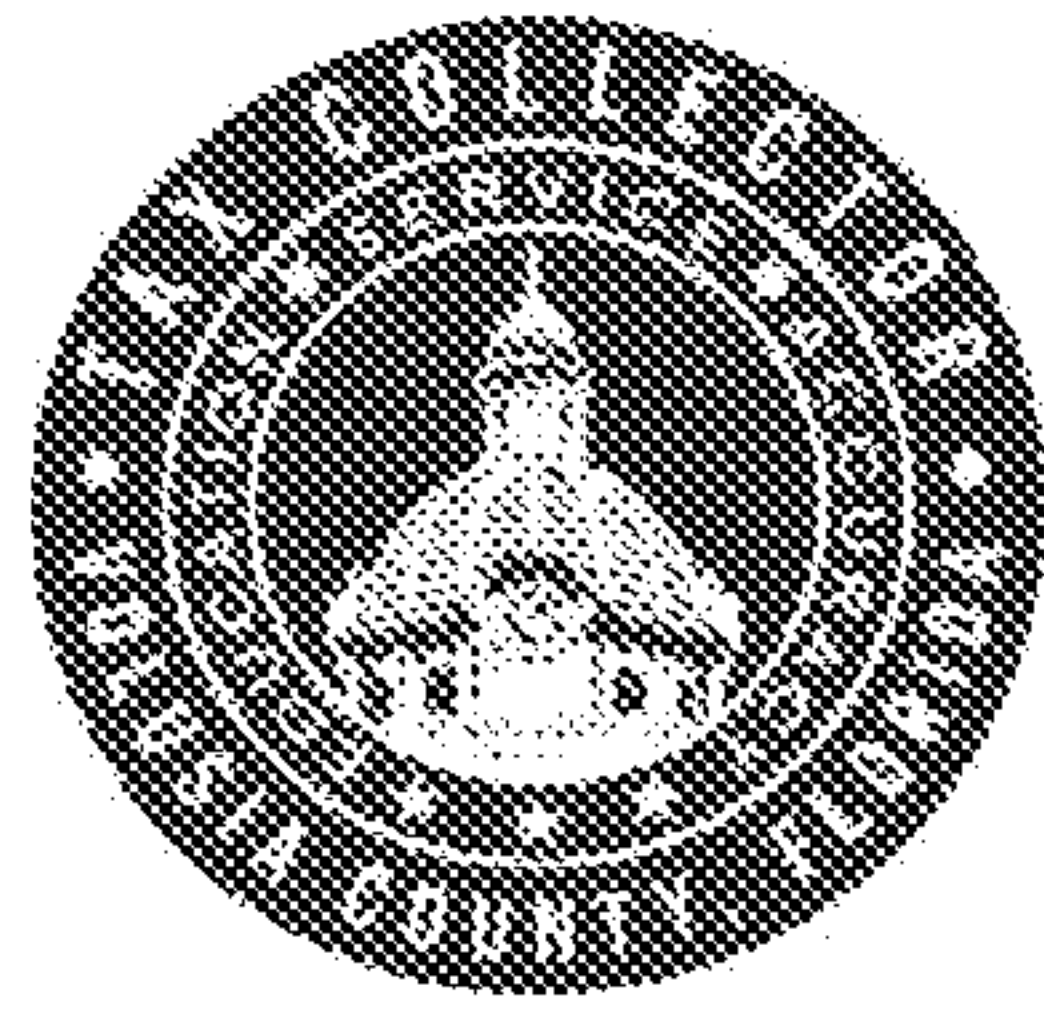
LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

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.

OCTOBER 15, 2026



WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

TAX DEED APPLICATION COVER LETTER

Account #: 744109010030

Tax Deed #: 32367

Situs Address: 443 N MYRTLE 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

PICKLES ON THE SIDE, INC AND BANESCO USA
ATT: LOAN OPERATIONS
3155 NW 77TH AVE
MIAMI, FL 33122

Owner on Current Tax Roll

CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORP
PO BOX 15065
DAYTONA BEACH, FL 32115-5065

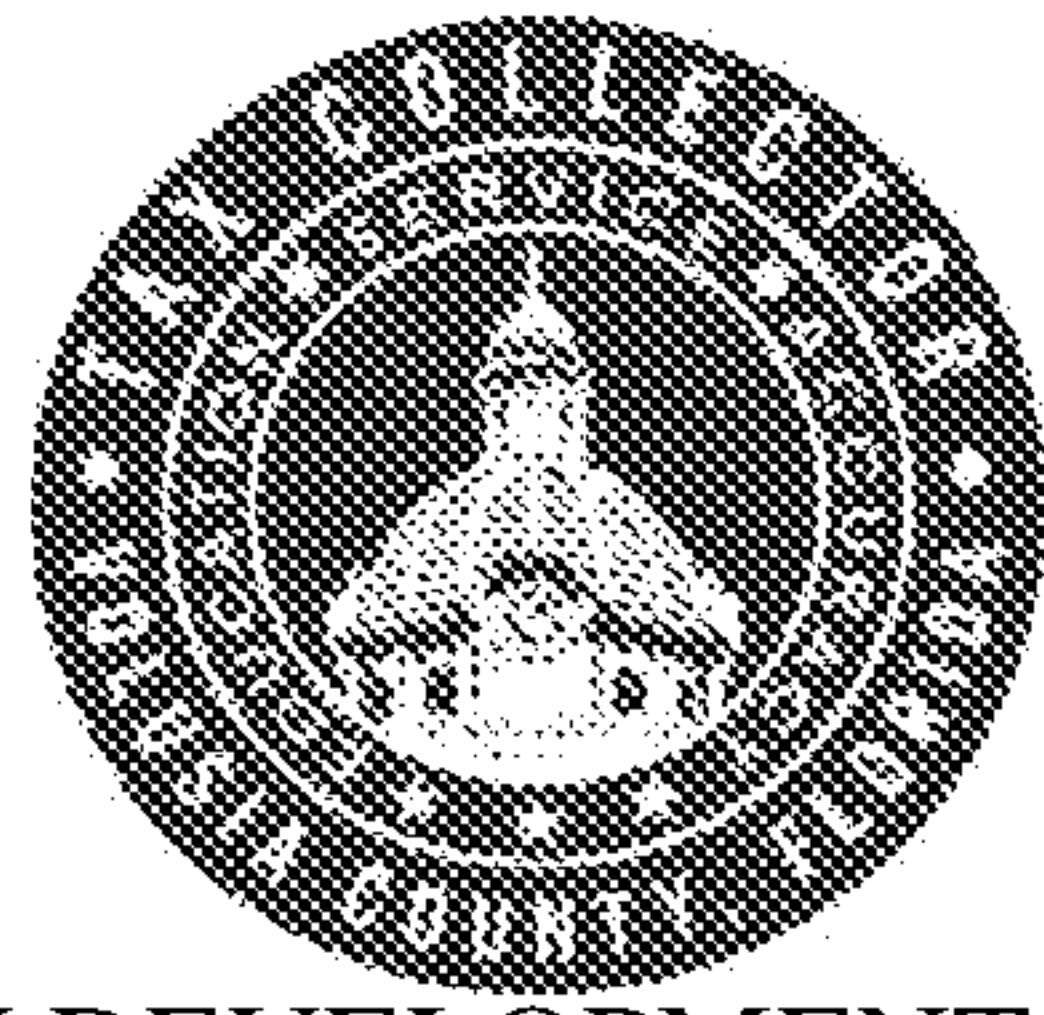
Billing Address on Current Tax Roll

Additional Parties, Per Search

CENTRAL FLORIDA COMMUNITY DEVELOPMENT COPORATION PO BOX 15065 DAYTONA BEACH, FL 32115	Title Holder
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CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION, INC. 760 WHITE STREET DAYTONA BEACH, FL 32114	Title Holder
---	--------------

GERALD O CHESTER, REGISTERED AGENT O/B/O CENTRAL FLORIDA	Title Holder's Agent/Rep
---	--------------------------



WILL ROBERTS

TAX COLLECTOR

Serving to make a difference

COMMUNITY DEVELOPMENT
CORPORATION, INC.
220 ZAHARIAS CIRCLE
DAYTONA BEACH, FL 32124

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	PICKLES ON THE SIDE, INC AND BANESCO USA ATT: LOAN OPERATIONS 3155 NW 77TH AVE MIAMI, FL 33122	Application date	Apr 28, 2026		
Situs address	443 N MYRTLE AVE NEW SMYRNA BEACH 32168	Yr Issued/Certificate #	2024 / 8200		
Parcel owner	CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP PO BOX 15065 DAYTONA BEACH, FL 32115-5065	Date certificate issued	06/01/2024		
		Deed application number	32367		
Property description	See last page.	Account number	744109010030		
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)	
# 2024/8200	05/31/2024	2,361.49	328.15	2,689.64	
Part 2: Total*				2,689.64	
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)
# 2025/8175	05/31/2025	2,496.86	6.25	160.22	2,663.33
Part 3: Total*					2,663.33
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)					5,352.97
2. Delinquent taxes paid by the applicant					0.00
3. Current taxes paid by the applicant					2,979.16
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)					531.43
7. Total Paid (Lines 1-6)					9,388.56
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			Volusia, Florida		
Signature, Tax Collector or Designee			Date 08/05/2026		

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)	9,388.56
18. Redemption fee	6.25
19. Total amount to redeem	9,394.81
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):

LOT 3 BLK A BRYANS NEW SMYRNA PER OR 5113 PG 0438-0439 INC P
ER OR 5686 PG 4168

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
744109010030	3873157	443 N MYRTLE AVE NEW SMYRNA BEACH 32168

Legal Description

41-17-34 LOT 3 BLK A BRYAN SUB MB 9 PG 67 PER OR 5113 PG 0438-0439 PER OR 5686 PG 4168 PER OR 8471 PG 4483 PER OR 8529 PG 3655

Other Parcel Info

Certificate #	Assessed Value	Homestead	Mobile Home	Improved	Bankruptcy
2024-8200	\$169,394	No	No	Yes	No

Owner of Record on Current Tax Roll	Billing Name & Address
CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP	
PO BOX 15065 DAYTONA BEACH FL 32115-5065	

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: 07/08/2026 **Search covers** **20 years** **through:** 06/21/2026

Sue Servas
Title Examiner

General Examiner Comments:

APPARENT TITLE HOLDER

Name & Address of Record	Document	Examiner Comments
CENTRAL FLORIDA COMMUNITY DEVELOPMENT COPORATION PO BOX 15065 DAYTONA BEACH FL 32115	Quit Claim Deed Bk:8529 Pg:3655	
CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION, INC. 760 WHITE STREET DAYTONA BEACH FL 32114	Sunbiz	
GERALD O CHESTER, REGISTERED AGENT O/B/O CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION, INC. 220 ZAHARIAS CIRCLE DAYTONA BEACH FL 32124	Sunbiz	

Related Documents (for Reference)

Quit Claim Deed
Bk:5686 Pg:4168

Quit Claim Deed
Bk:8471 Pg:4483

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

This Instrument Prepared by and Return to:
Flagstone CDC
760 White Street
Daytona Beach, FL 32114

Property Appraisers Parcel I.D. (Folio) Number(s):
7441-09-01-0030

QUITCLAIM DEED

THIS INDENTURE, Made this 5 day of March 2024 by and between FLAGSTONE COMMUNITY DEVELOPMENT COPORATION, A Florida Non-Profit Corporation, whose address is 760 WHITE STREET, DAYTONA BEACH, FL 32114 , hereinafter collectively referred to as "Grantor", and

CENTRAL FLORIDA COMMUNITY DEVELOPMENT COPORATION, A Florida Non-Profit Corporation whose address is P.O. BOX 15065, DAYTONA BEACH, FL 32115 hereinafter collectively referred to as "Grantee",

WITNESSETH: That Grantor, for and in consideration of the sum of \$10.00 Dollars and other valuable considerations, lawful money of the United States of America, to Grantor in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has remised, released and quitclaimed to the Grantee, Grantee's heirs and assigns forever, all the rights, title, interest and claim of the Grantor in and to the following described land in VOLUSIA County, Florida, to wit:

LOT 3 BLOCK A, BRYANS NEW SMYRNA, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MAP BOOK 9, PAGE 67, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

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.

To Have and to Hold, the above-described premises, with the appurtenances, unto Grantee, Grantee's heirs and assigns forever.

IN WITNESS WHEREOF, Grantor has executed this deed under seal on the date aforesaid.

Signed, Sealed and Delivered in Our Presence:

Witness Signature: Meryl Lynch 921 W. Int'l Speedway Blvd
Witness Printed Name: Meryl Lynch Daytona Beach FL 32114
Witness Signature: [Signature] 760 White St.
Witness Printed Name: A. Thomas Daytona Beach, FL 32114
GERALD O. CHESTER, AS PRESIDENT OF
FLAGSTONE COMMUNITY
DEVELOPMENT CORPORATION
Witness Signature: Meryl Lynch 921 W. Int'l Speedway Blvd
Witness Printed Name: Meryl Lynch Daytona Beach FL 32114
Witness Signature: [Signature] 760 White Street
Witness Printed Name: A. Thomas Daytona Beach FL 32114
RUFUS JOHNSON, AS BOARD
CHAIRMAN OF FLAGSTONE
COMMUNITY DEVELOPMENT
CORPORATION

STATE OF FLORIDA
COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me this 5 DAY OF March 2024 by GERALD O. CHESTER AS PRESIDENT of FLAGSTONE COMMUNITY DEVELOPMENT CORPORATION. He/she is personally known to me or has produced driver license(s) as identification. by in Person Notary

My Commission Expires:

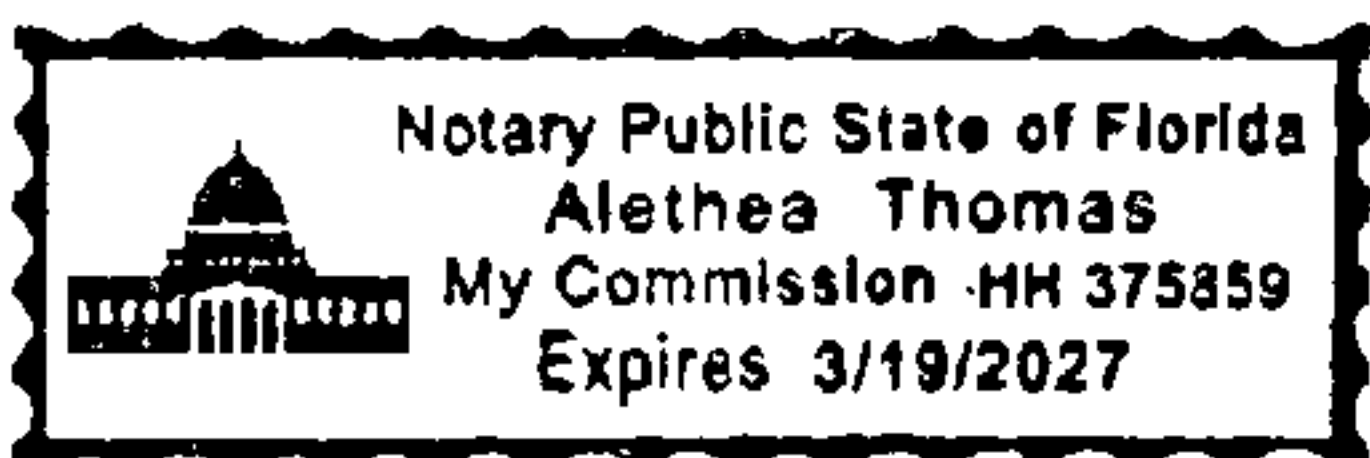


[Signature]
Printed Name:
Notary Public
Serial Number

STATE OF FLORIDA
COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me this 5 DAY OF March 2024 by RUFUS JOHNSON AS BOARD CHAIRMAN of FLAGSTONE COMMUNITY DEVELOPMENT CORPORATION. He/she is personally known to me or has produced driver license(s) as identification. by in Person Notary

My Commission Expires:



[Signature]
Printed Name:
Notary Public
Serial Number



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

Detail by Entity Name

Florida Not For Profit Corporation
CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION, INC.

Filing Information

Document Number	764971
FEI/EIN Number	59-2304692
Date Filed	09/13/1982
State	FL
Status	ACTIVE
Last Event	REINSTATEMENT
Event Date Filed	10/14/2010

Principal Address

760 White Street
Daytona Beach, FL, FL 32114

Changed: 05/01/2023

Mailing Address

760 White Street
DAYTONA BEACH, FL 32114

Changed: 03/11/2025

Registered Agent Name & Address

CHESTER, GERALD O
220 ZAHARIAS CIRCLE
DAYTONA BEACH, FL 32124

Name Changed: 05/01/2007

Address Changed: 05/01/2007

Officer/Director Detail

Name & Address

Title Chairman

HYMES, TURNER
612 BYRON STREET
DAYTONA BEACH, FL 32114

Title Director

MCMILLAN, CONSTANCE
644 DR MARY MCLEOD BETHUNE BLVD
DAYTONA BEACH, FL 32114

Title PCEO

Chester, Gerald O
760 White Street
Daytona Beach, FL, FL 32114

Title Treasurer

WASHINGTON, CATHY
937 LOCKHART
DAYTONA BEACH, FL 32114

Title Director

Ferguson, Samuel L
1600 N Patrick Circle
Daytona Beach, FL 32117

Title Secretary

Turner, Mary
839 Madison
Daytona Beach, FL 32114

Title Asst. Secretary

Chester, Gerald
760 White Street
Daytona Beach, FL, FL 32114

Title Director

Grimes, Hubert L
927 Beville Rd.
Suite 101
South Daytona, FL 32119

Annual Reports

Report Year	Filed Date
2024	04/30/2024

2025 03/11/2025
2026 02/13/2026

02/13/2026 -- ANNUAL REPORT	View image in PDF format
03/11/2025 -- ANNUAL REPORT	View image in PDF format
04/30/2024 -- ANNUAL REPORT	View image in PDF format
05/01/2023 -- ANNUAL REPORT	View image in PDF format
01/30/2022 -- ANNUAL REPORT	View image in PDF format
04/14/2021 -- ANNUAL REPORT	View image in PDF format
03/18/2020 -- ANNUAL REPORT	View image in PDF format
04/05/2019 -- ANNUAL REPORT	View image in PDF format
01/12/2018 -- ANNUAL REPORT	View image in PDF format
03/13/2017 -- ANNUAL REPORT	View image in PDF format
03/21/2016 -- ANNUAL REPORT	View image in PDF format
04/29/2015 -- ANNUAL REPORT	View image in PDF format
05/14/2014 -- ANNUAL REPORT	View image in PDF format
05/03/2013 -- ANNUAL REPORT	View image in PDF format
05/06/2012 -- ANNUAL REPORT	View image in PDF format
10/21/2011 -- Off/Dir Resignation	View image in PDF format
10/21/2011 -- Off/Dir Resignation	View image in PDF format
05/02/2011 -- ANNUAL REPORT	View image in PDF format
10/14/2010 -- REINSTATEMENT	View image in PDF format
04/29/2009 -- ANNUAL REPORT	View image in PDF format
06/27/2008 -- ANNUAL REPORT	View image in PDF format
05/01/2007 -- ANNUAL REPORT	View image in PDF format
06/05/2006 -- ANNUAL REPORT	View image in PDF format
04/29/2005 -- ANNUAL REPORT	View image in PDF format
02/08/2004 -- ANNUAL REPORT	View image in PDF format
04/28/2003 -- ANNUAL REPORT	View image in PDF format
03/25/2002 -- ANNUAL REPORT	View image in PDF format
09/12/2001 -- ANNUAL REPORT	View image in PDF format
02/03/2000 -- ANNUAL REPORT	View image in PDF format
03/12/1999 -- ANNUAL REPORT	View image in PDF format
01/20/1998 -- ANNUAL REPORT	View image in PDF format
08/01/1997 -- ANNUAL REPORT	View image in PDF format
05/14/1996 -- ANNUAL REPORT	View image in PDF format
03/09/1995 -- ANNUAL REPORT	View image in PDF format

10/28/2005 03:44 PM
Doc stamps .70
(Transfer Amt \$ 10)
Instrument# 2005-298665 # 1
Book : 5686
Page : 4168

QUITCLAIM DEED

THIS QUITCLAIM DEED, executed on the 15th day of September, 2005, by the **CITY OF NEW SMYRNA BEACH, FLORIDA**, a municipal corporation existing under the laws of the State of Florida, whose post office address is 210 Sams Avenue, New Smyrna Beach, Florida 32168, first party, to **CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION, INC.**, a Florida non profit corporation, second party, whose post office address is P.O. Box 15065, Daytona Beach, Florida 32115.



WITNESSETH:

That the said first party, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid by the said second party, the receipt whereof is hereby acknowledged, first party does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situated, lying and being in Volusia County, Florida, to wit:

Lot 3, Block A, Bryans New Smyrna, according to the plat thereof as recorded in Map Book 9, Page 67 of the Public Records of Volusia County, Florida..

Parcel Identification No. 7441-09-01-0030

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

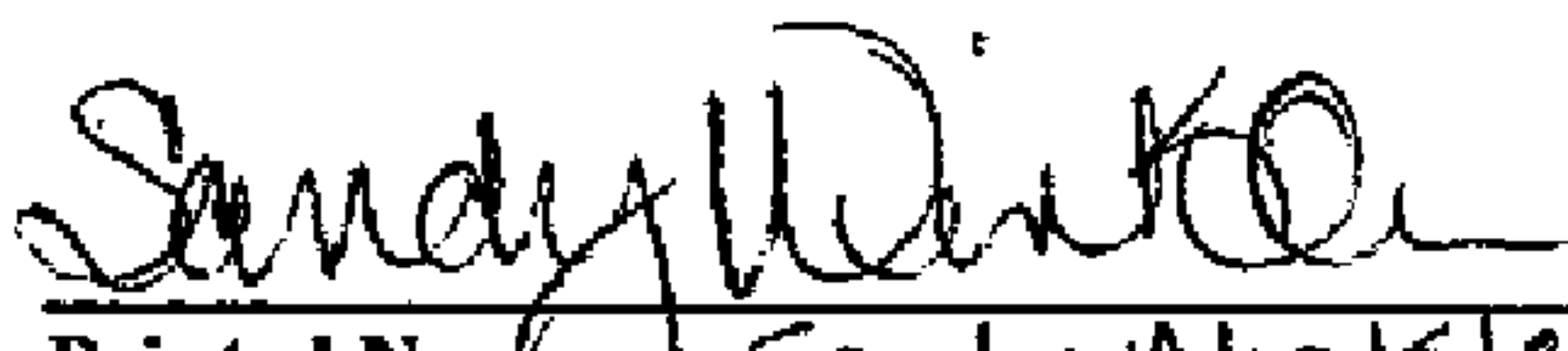
Instrument# 2005-298665 # 2
Book: 5686
Page: 4169

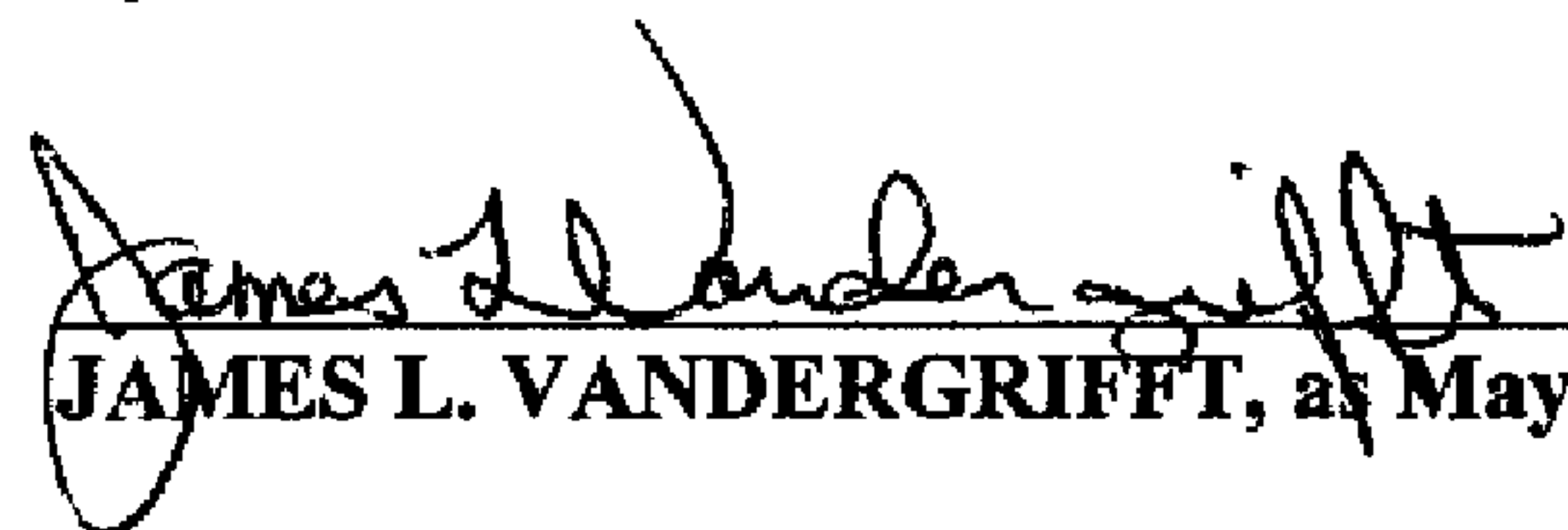
IN WITNESS WHEREOF, the said first party has executed these presents the day and year first above written.

CITY OF NEW SMYRNA BEACH
A Florida Municipal Corporation

Witnesses:

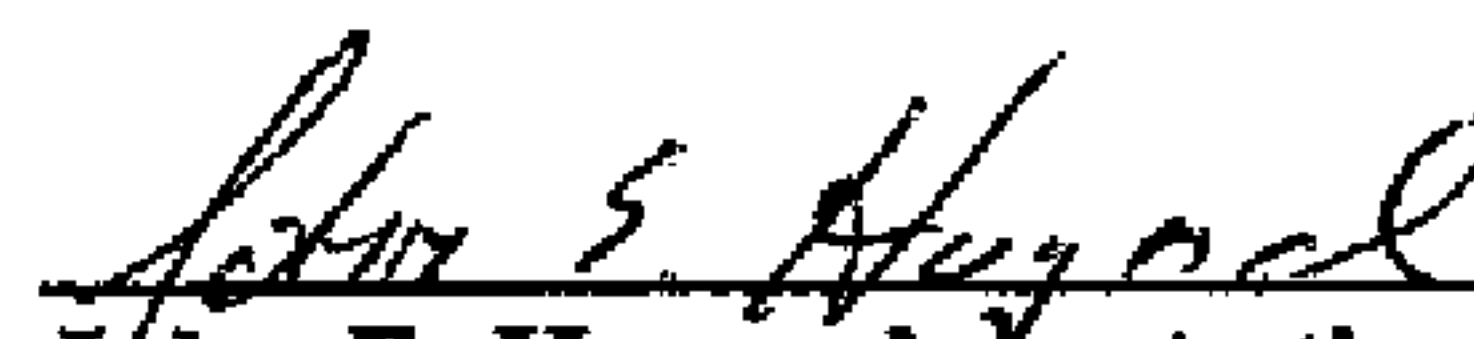
By:


Printed Name Sandy Winkler


JAMES L. VANDERGRIFT, as Mayor

Attest:


Printed Name Sandy Winkler


John E. Hagood, as Acting City Clerk

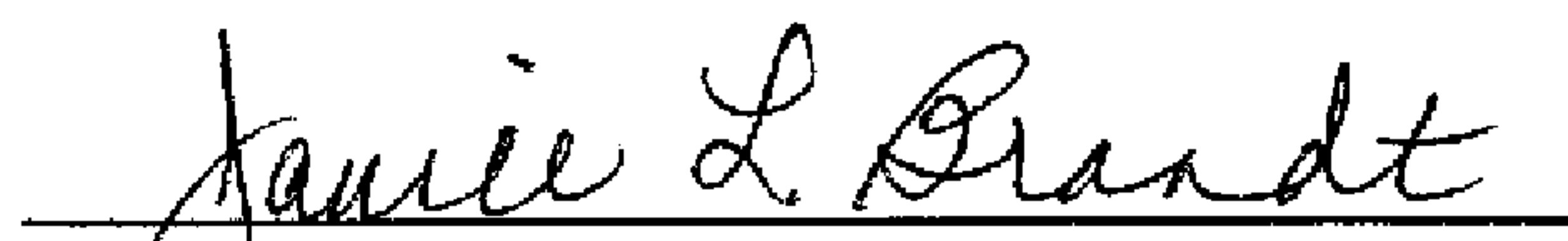
(City Seal)

STATE OF FLORIDA,)
)
COUNTY OF VOLUSIA)

I hereby certify that on this day before me, an officer duly qualified to take acknowledgments, personally appeared **JAMES L. VANDERGRIFT**, as Mayor, and **JOHN E. HAGOOD**, as Acting City Clerk, of the City of New Smyrna Beach, a municipal corporation of the State of Florida, to me personally known to be the persons described in, and who executed the foregoing instrument and acknowledged before me the execution of same under authority duly vested in them by said corporation and that the seal affixed thereto is the true corporate seal of said municipal corporation.

Witness my hand and official seal in the County and State last aforesaid this 15th day of September, 2005.

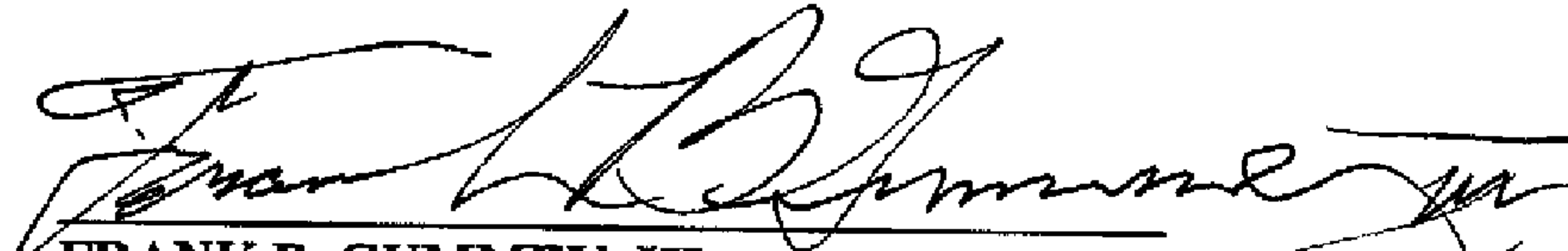
(Notary Seal or Stamp)


Notary Public
Printed Name _____



Instrument# 2005-298665 # 3
Book: 5686
Page: 4170
Diane M. Matousek
Volusia County, Clerk of Court

APPROVED AS TO FORM AND CORRECTNESS:



FRANK B. GUMMEY, III

City Attorney

Date:

9/20/05

Prepared by:

Frank B. Gummey, III
City Attorney
City of New Smyrna Beach
210 Sams Avenue
New Smyrna Beach, Florida 32168

This Instrument Prepared by and Return to:
CFCDC
P.O. Box 15065
Daytona Beach, FL 32115

Property Appraisers Parcel I.D. (Folio) Number(s):
7441-09-01-0030

QUITCLAIM DEED

THIS INDENTURE, Made this 10 day of August 2023 by and between **CENTRAL FLORIDA COMMUNITY DEVELOPMENT COPORATION, A Florida Non-Profit Corporation**, whose address is P.O. BOX 15065, DAYTONA BEACH, FL 32115, hereinafter collectively referred to as "Grantor", and

FLAGSTONE COMMUNITY DEVELOPMENT COPORATION, A Florida Non-Profit Corporation whose address is 760 WHITE STREET, DAYTONA BEACH, FL 32114 hereinafter collectively referred to as "Grantee",

WITNESSETH: That Grantor, for and in consideration of the sum of \$10.00 Dollars and other valuable considerations, lawful money of the United States of America, to Grantor in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has remised, released and quitclaimed to the Grantee, Grantee's heirs and assigns forever, all the rights, title, interest and claim of the Grantor in and to the following described land in VOLUSIA County, Florida, to wit:

LOT 3 BLOCK A, BRYANS NEW SMYRNA, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN MAP BOOK 9, PAGE 67, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

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.

To Have and to Hold, the above-described premises, with the appurtenances, unto Grantee, Grantee's heirs and assigns forever.

IN WITNESS WHEREOF, Grantor has executed this deed under seal on the date aforesaid.

Signed, Sealed and Delivered in Our Presence:

Witness Signature: *Patricia Pettus*
Witness Printed Name: Patricia Pettus
Witness Signature: *A. S. Thomas*
Witness Printed Name: A. S. Thomas

Gerald O. Chester
**GERALD O. CHESTER, AS
PRESIDENT/CEO OF CENTRAL FLORIDA
COMMUNITY DEVELOPMENT
CORPORATION**

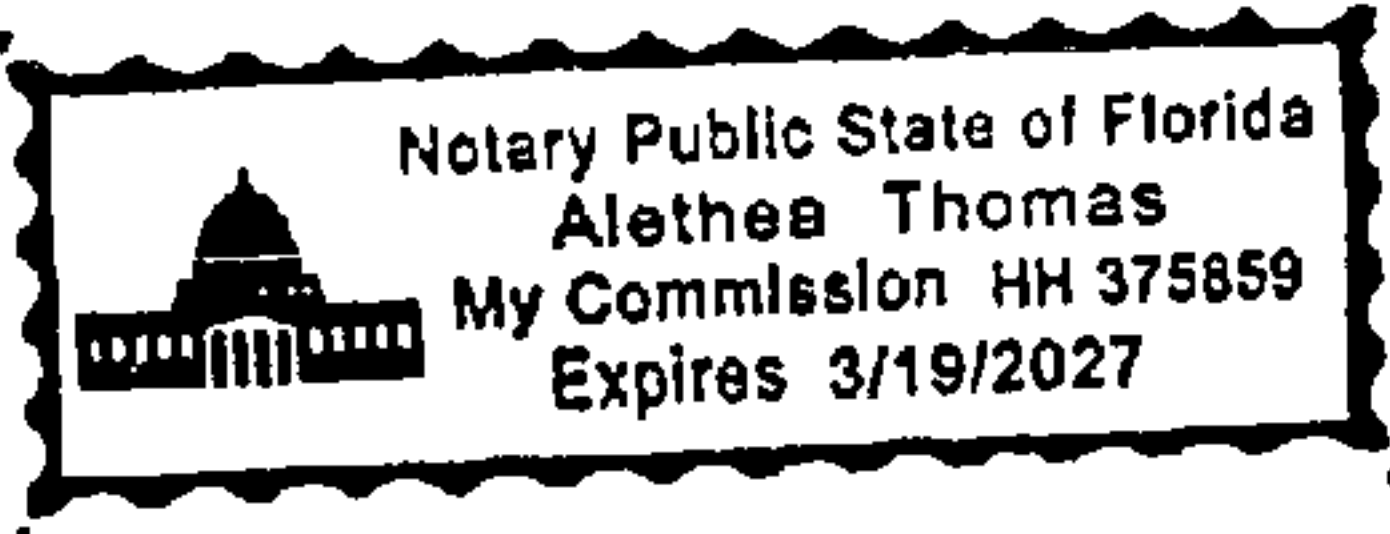
Witness Signature: *Patricia Pettus*
Witness Printed Name: Patricia Pettus
Witness Signature: *A. S. Thomas*
Witness Printed Name: A. S. Thomas

Turner Hymes
**TURNER HYMES, AS BOARD CHAIRMAN
OF CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORPORATION**

STATE OF FLORIDA
COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me this 10 DAY OF August 2023 by GERALD O. CHESTER AS PRESIDENT/CEO OF CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION.
He/she is personally known to me or has produced driver license(s) as identification.

My Commission Expires:

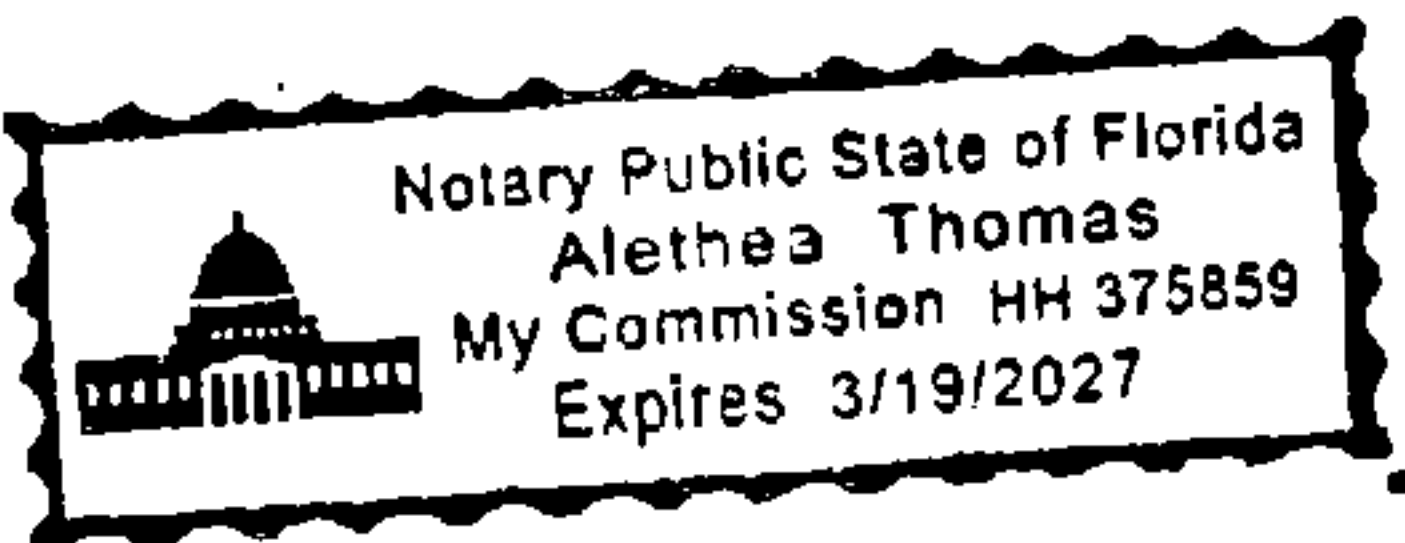


Alethea Thomas
Printed Name:
Notary Public
Serial Number

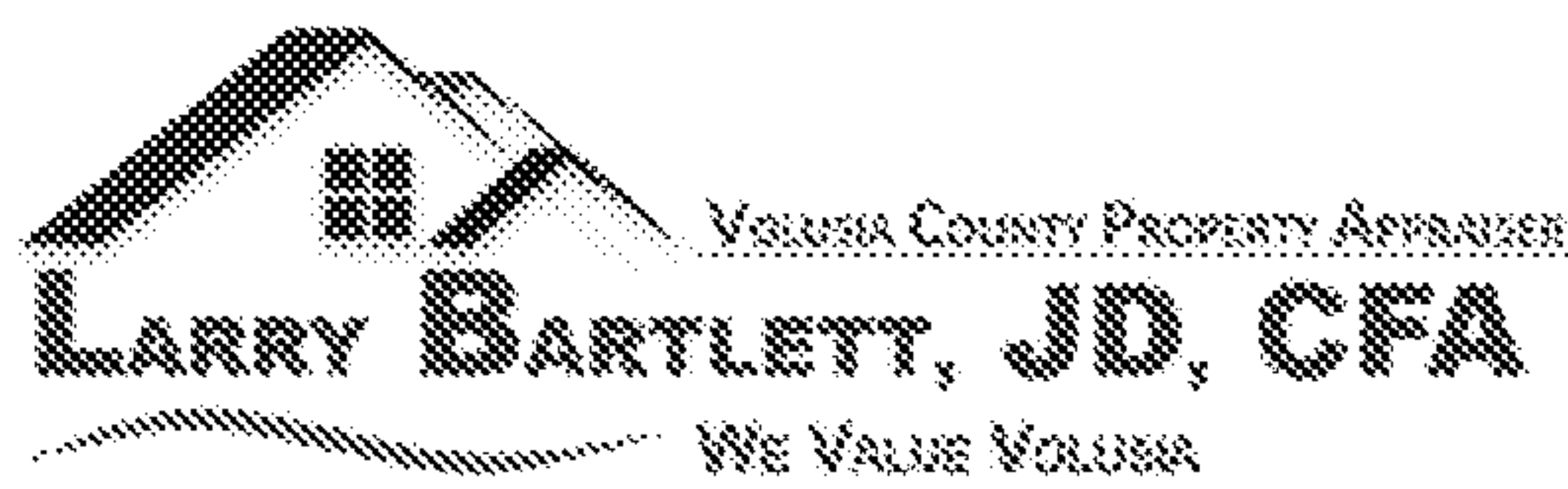
STATE OF FLORIDA
COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me this 10 DAY OF August 2023 by TURNER HYMES AS BOARD CHAIRMAN OF CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION.
He/she is personally known to me or has produced driver license(s) as identification.

My Commission Expires:



Alethea Thomas
Printed Name:
Notary Public
Serial Number



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: 3873157
Parcel ID: 744109010030
Township-Range-Section: 17 - 34 - 41
Subdivision-Block-Lot: 09 - 01 - 0030
Owner(s): CENTRAL FLORIDA COMMUNITY - FS - Fee Simple - 100%
DEVELOPMENT CORP - FS - Fee Simple - 100%
Mailing Address On File: PO BOX 15065
DAYTONA BEACH FL 32115 5065
Physical Address: 443 N MYRTLE AVE, NEW SMYRNA BEACH 32168
Building Count: 1
Neighborhood: 4064 - WESTSIDE
Subdivision Name: BRYAN
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: 41-17-34 LOT 3 BLK A BRYAN SUB MB 9 PG 67 PER OR 5113 PG 043
8-0439 PER OR 5686 PG 4168 PER OR 8471 PG 4483 PER OR 8529 P
G 3655

Property Values

Tax Year:	2026 Working	2025 Final	2024 Final
Valuation Method:	1-Market Oriented	1-Market Oriented	1-Market Oriented
Improvement Value:	Cost	Cost	Cost
Land Value:	\$160,573	\$151,817	\$150,960
Just/Market Value:	\$16,907	\$17,577	\$15,066
	\$177,480	\$169,394	\$166,026

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 Ex/10CAPTaxable Value		Millage Rate	Estimated Taxes
0017	CAPITAL IMPROVEMENT	\$177,480	\$177,480	\$0	\$177,480 1.5000	\$266.22
0012	DISCRETIONARY	\$177,480	\$177,480	\$0	\$177,480 0.7480	\$132.76
0011	REQ LOCAL EFFORT	\$177,480	\$177,480	\$0	\$177,480 3.0310	\$537.94
0050	GENERAL FUND	\$177,480	\$177,480	\$0	\$177,480 3.2007	\$568.06
0053	LAW ENFORCEMENT FUND	\$177,480	\$177,480	\$0	\$177,480 1.5994	\$283.86
0055	LIBRARY	\$177,480	\$177,480	\$0	\$177,480 0.3697	\$65.61

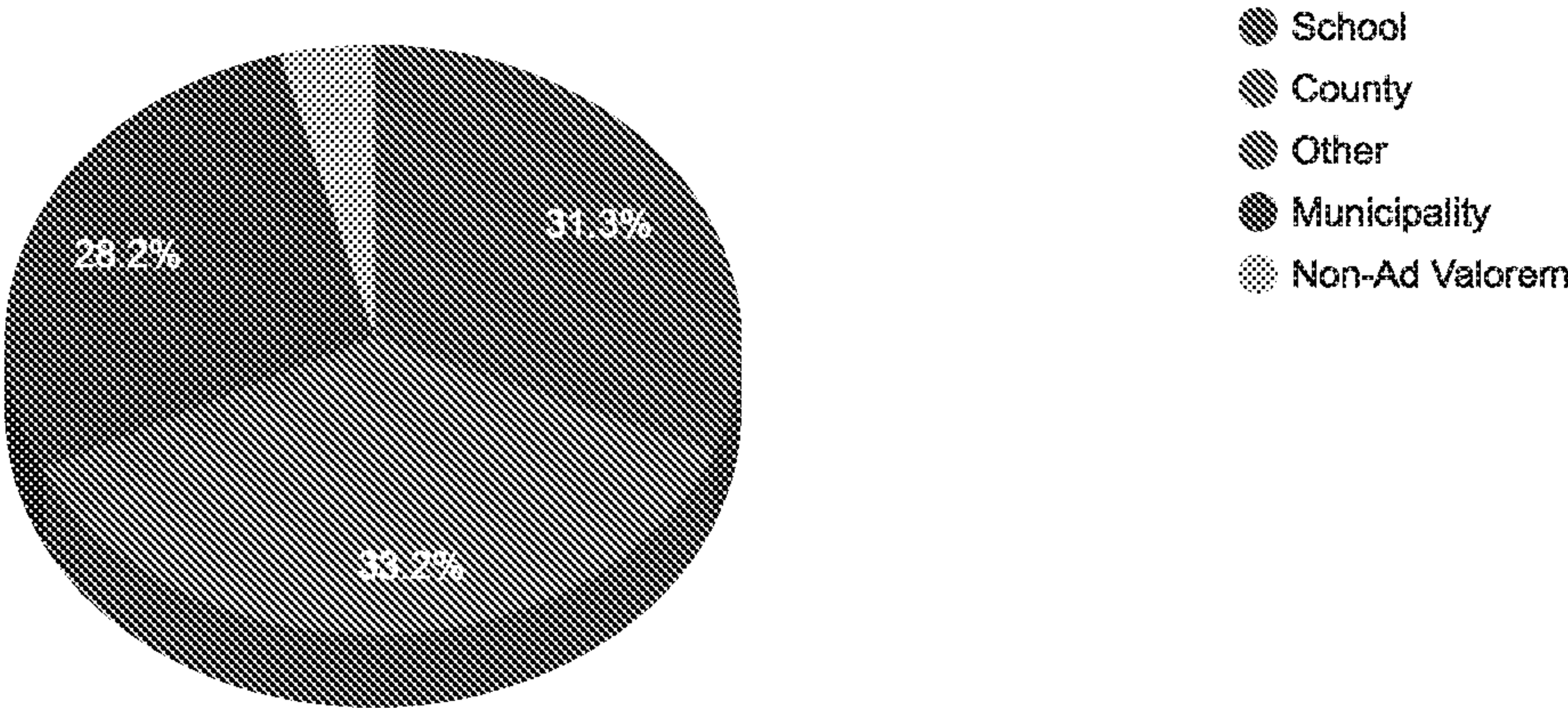
0520	MOSQUITO CONTROL	\$177,480	\$177,480	\$0	\$177,480	0.1573	\$27.92
0530	PONCE INLET PORT AUTHORITY	\$177,480	\$177,480	\$0	\$177,480	0.0660	\$11.71
0058	VOLUSIA ECHO	\$177,480	\$177,480	\$0	\$177,480	0.2000	\$35.50
0057	VOLUSIA FOREVER	\$177,480	\$177,480	\$0	\$177,480	0.2000	\$35.50
0065	FLORIDA INLAND NAVIGATION DISTRICT	\$177,480	\$177,480	\$0	\$177,480	0.0270	\$4.79
0120	SOUTH EAST VOLUSIA HOSPITAL AUTHORITY	\$177,480	\$177,480	\$0	\$177,480	0.3101	\$55.04
0060	ST JOHN'S WATER MANAGEMENT DISTRICT	\$177,480	\$177,480	\$0	\$177,480	0.1793	\$31.82
0272	NEW SMYRNA BCH I&S 2018	\$177,480	\$177,480	\$0	\$177,480	0.1115	\$19.79
0270	NEW SMYRNA BEACH	\$177,480	\$177,480	\$0	\$177,480	4.6370	\$822.97
						16.3370	\$2,899.49

Non-Ad Valorem Assessments

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

Estimated Ad Valorem Tax:	\$2,899.49
Estimated Non-Ad Valorem Tax:	\$125.00
Estimated Taxes:	\$3,024.49
Estimated Tax Amount without SOH/10CAP ☺	\$3,024.49

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	\$17,577	\$151,817	\$169,394	\$169,394	\$0	\$169,394	\$0
2024	\$15,066	\$150,960	\$166,026	\$112,035	\$0	\$112,035	\$0
2023	\$21,260	\$139,154	\$160,414	\$101,850	\$0	\$101,850	\$0
2022	\$9,374	\$145,310	\$154,684	\$92,591	\$0	\$92,591	\$0
2021	\$9,374	\$107,460	\$116,834	\$84,174	\$0	\$84,174	\$0
2020	\$9,040	\$82,563	\$91,603	\$76,522	\$0	\$76,522	\$0
2019	\$7,700	\$80,282	\$87,982	\$69,565	\$0	\$69,565	\$0
2018	\$6,696	\$80,972	\$87,668	\$63,241	\$63,241	\$0	\$0
2017	\$6,696	\$75,277	\$81,993	\$57,491	\$57,491	\$0	\$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				40.0	104	505	\$16,907
Total Land Value:										\$16,907

Building(s) - Residential

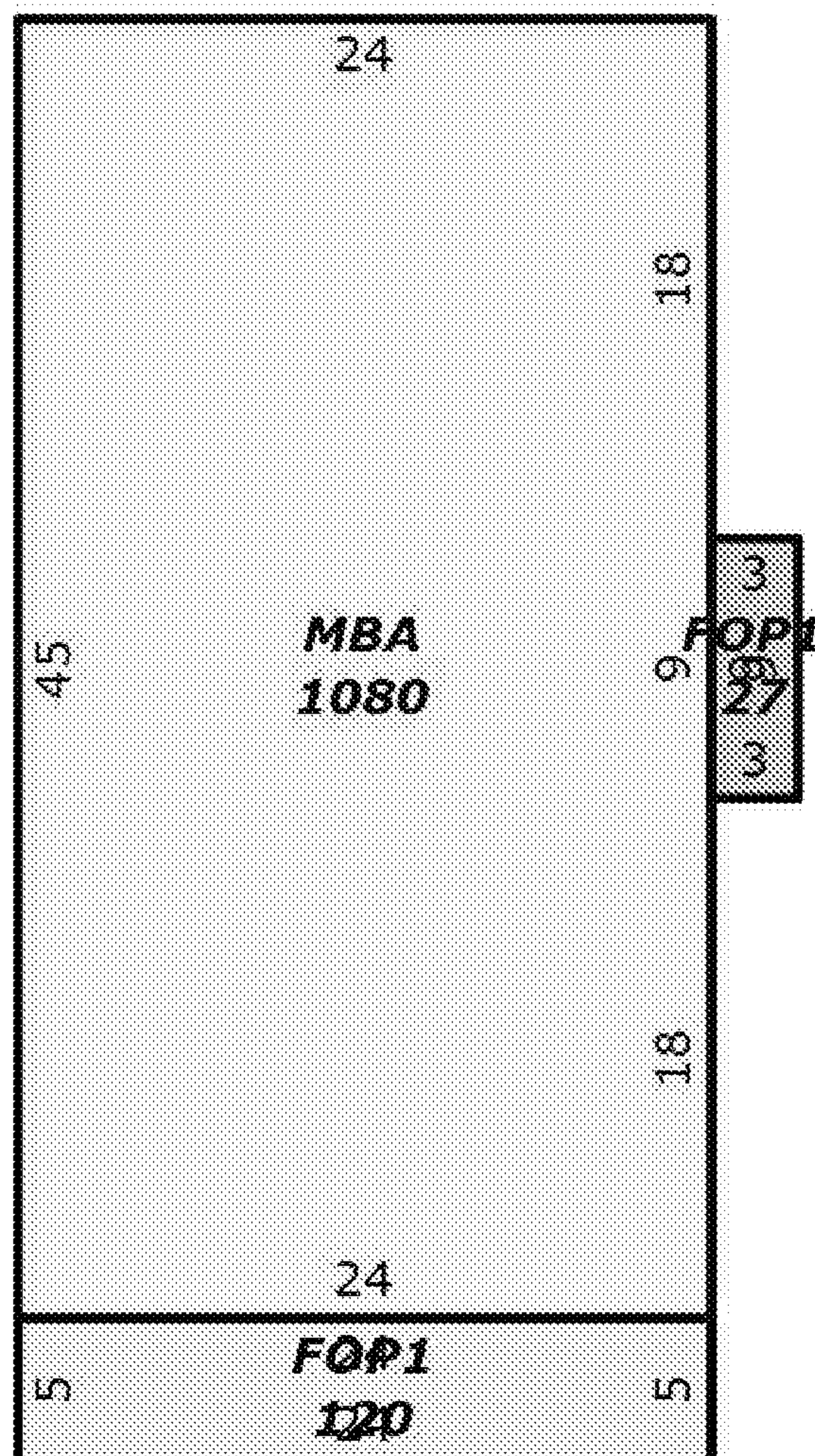
Card (Bldg) #: 1

Style:		# Stories:	1	2 Fixture	0
Description:	R1 - Single Family	# Bedrooms:	3	Baths:	
Quality Grd:	275	Floor Type:	11 - TILE - CERAMIC/CLAY	3 Fixture	1
Arch Design:		Wall Type:	5 - DRYWALL	Baths:	
Year Built:	2006	Exterior	15 -	4 Fixture	0
Total SFLA:	1,080	Wall:	CONCRETE - CINDER BLOCK	Baths:	
HVAC:	Y - AIR CONDITIONING	Foundation:	3 - CONCRETE SLAB	5 Fixture	0
Heat	6 - FORCED			Baths:	
Method:	DUCTED	Roof Cover:	3 - ASPHALT SHINGLE	6 Fixture	0
Heat Source:	1 - ELECTRICITY	Roof Type:	14 - HIP	Baths:	
		FPL:	//	7 Fixture	0
				Add'l	0
				Fixtures:	

Total Building Value: \$160,573

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

Description	Area	Year Built
MAIN BUILDING	1080	
Porch, Open Finished	27	
Porch, Open Finished	120	
Total Building Area	1,227	



Miscellaneous Improvement(s)

#	Type	Year	Area	Units	L x W	Depreciated Value
Total Miscellaneous Value:						\$0

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
8529 / 3655	2024049700	03/05/2024	QC-QUIT CLAIM DEED	UNQUALIFIED	IMPROVED	\$100
8471 / 4483	2023209484	08/10/2023	QC-QUIT CLAIM DEED	UNQUALIFIED	IMPROVED	\$100
5686 / 4168	2005298665	09/15/2005	QC-QUIT CLAIM DEED	UNQUALIFIED	VACANT	\$100
5113 / 0438	2003165988	06/26/2003	CD-COUNTY DEED	UNQUALIFIED	VACANT	\$100
3961 / 4482	1394165204	11/15/1994	TD-TAX DEED	UNQUALIFIED	VACANT	\$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
41-17-34 LOT 3 BLK A BRYAN SUB MB 9 PG 67 PER OR 5113 PG 0438-0439 PER OR 5686 PG 4168 PER OR 8471 PG 4483 PER OR 8529 PG 3655	601	17 - 34 - 41	09 - 01 - 0030	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
10/11/2006	20061011038	IMPACT CITY APPLICATION	\$0
11/10/2005	5-4953		\$0
11/10/2005	20054953		\$156,400



WILL ROBERTS

TAX COLLECTOR

Serving to make a difference

TAX DEED APPLICATION COVER LETTER

Account #: 744109010030

Tax Deed #: 32367

Situs Address: 443 N MYRTLE 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

PICKLES ON THE SIDE, INC AND BANESCO USA
ATT: LOAN OPERATIONS
3155 NW 77TH AVE
MIAMI, FL 33122

Owner on Current Tax Roll

- ① CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORP
PO BOX 15065
DAYTONA BEACH, FL 32115-5065

Billing Address on Current Tax Roll

Additional Parties, Per Search

- ② CENTRAL FLORIDA COMMUNITY Title Holder
DEVELOPMENT COPORATION
★ PO BOX 15065
DAYTONA BEACH, FL 32115

- SN
(VOL) ③ CENTRAL FLORIDA COMMUNITY Title Holder
★ DEVELOPMENT CORPORATION, INC.
760 WHITE STREET
DAYTONA BEACH, FL 32114

- SN
(VOL) ④ GERALD O CHESTER, REGISTERED Title Holder's Agent/Rep
AGENT O/B/O CENTRAL FLORIDA
Will Roberts – Tax Collector • Volusia County • 123 West Indiana Ave Room 103 • DeLand FL 32720
Tel: 386-736-5938 • Fax: 386-822-5729
Web: volusiatax.gov • Email: taxcollector@volusiatax.gov



WILL ROBERTS **TAX COLLECTOR**

Serving to make a difference

COMMUNITY DEVELOPMENT
CORPORATION, INC.
220 ZAHARIAS CIRCLE
DAYTONA BEACH, FL 32124

Certified By:

Will Roberts, CFC
Tax Collector or Authorized Designee

Poitras, Beth A

From: Timothy Brownson <TBrownson@volusiatax.gov>
Sent: Wednesday, August 5, 2026 8:47 AM
To: taxdeeds
Cc: taxdeeds
Subject: CERT #8200-24 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 #8200-24 in a few moments, the Billing Address on Current Tax Roll is as follows:

CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORP
PO BOX 15065
DAYTONA BEACH, FL 32115-5065

Also the owner of Record for the base tax year is as follows:

CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORP INC
PO BOX 15065
DAYTONA BEACH, FL 32115-5065

ADV

⑤
SN
(VOL)

SITUS ADDRESS
443 N MYRTLE AVE,
NEW SMYRNA BEACH,
32168

CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORP

Sincerely,

Tim Brownson

Tax Analyst

Office of Will Roberts – Tax Collector

123 W. Indiana Ave., Room 103

DeLand, FL 32720

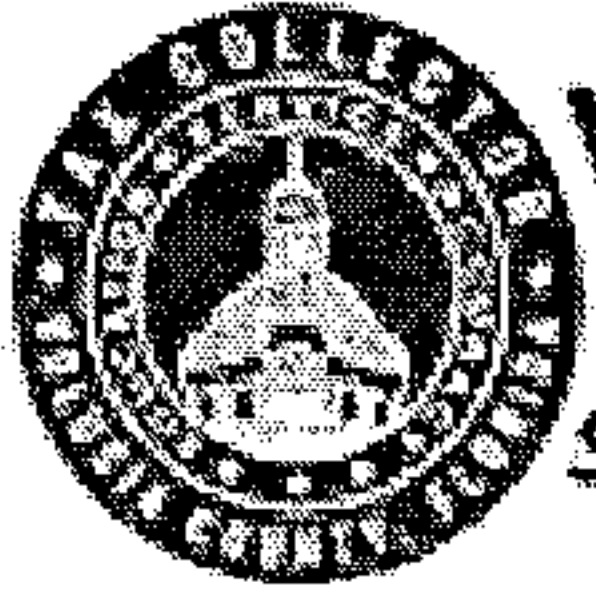
Ext. 12655

(386) 736-5938

Web: volusiatax.gov

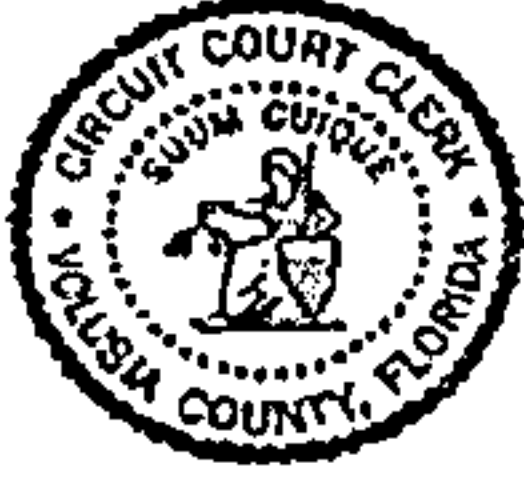
Online services: volusiatax.gov/online

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

August 17, 2026

Payment Due: September 16, 2026

PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN OPERATIONS
3155 NW 77TH AVE
MIAMI FL 33122

RE: CERTIFICATE NUMBER: **8200-24**
PARCEL ID NUMBER: **744109010030**

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]	69.20
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]	68.60
Electronic Auction Fee [per Sect. 197.542(4)(c)].....	69.00
TOTAL DUE	\$ 488.30

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.: **8200-24**
AMOUNT ENCLOSED: **\$488.30**

MAKE CHECK PAYABLE TO:
Clerk of the Circuit Court

Applicant's Name & Address:

PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN OPERATIONS
3155 NW 77TH AVE
MIAMI FL 33122

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

Applicant's Deposit

CERTIFICATE NUMBER: 8200-24

Recording & Receipting Payment Breakdown

Clerk of Court Statutory Fee	(TAXDE)	\$	60.00
Postage	(PO)		69.20
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			10.00
Recording Fee for Tax Deed	(TDREC)		8.50
Recording Fee for Tax Deed	(TDREC)		-
Documentary Stamp Tax	(TDESC)		68.60
Electronic Auction Fee	(TDAUC)		69.00
TOTAL DEPOSIT			\$ 488.30

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

CERTIFICATE NO.: 8200-24
AMOUNT ENCLOSED: \$488.30

APPLICANT'S NAME & ADDRESS:
PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN OPERATIONS
3155 NW 77TH AVE
MIAMI FL 33122

44:14 42 50 9202

03713

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

Laura E. Roth
Clerk of Court Volusia County, Florida
Official Records: 8/26/2026 2:00 PM
Receipt: 303161620 Drawer: 155531

PICKLES ON THE SIDE INC AND BANESCO USA
ATTN: LOAN OPERATIONS

Operator: bpoitras

Instrument #: 2026157417 Type: NO
Book #: 8897 Page #: 3467 Time: 2:00 PM
Recording Fee: \$10.00
1 Tax Deed Processing Fee - \$60.00 \$60.00
6920 Postage - \$0.01 \$69.20
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 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
6860 Tax Deed Deposit Escrow Doc Stamps only - \$0.01 \$68.60
6900 Tax Deed Auction Fee - \$0.01 \$69.00
CERT# 8200-24 / PICKLES ON THE SIDE INC AND BANESCO USA ATTN LOAN OPERATIONS

Subtotal: \$488.30
Sales Tax: \$0.00
Due: \$488.30

CHK# 2000011696 \$488.30

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN OPERATIONS 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:

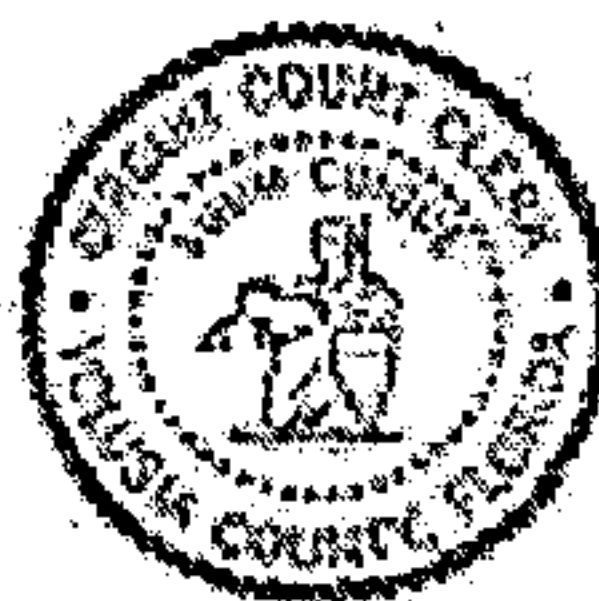
Certificate No. 8200-24 Year of Issuance JUNE 1, 2024

Description of Property 744109010030
LOT 3 BLK A BRYANS NEW SMYRNA PER OR 5113 PG 0438-0439 INC PER OR 5686 PG 4168

Name in which assessed CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP

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 17TH day of NOVEMBER, 2026 at 9:00 O'CLOCK A.M. or any subsequently scheduled sale date.

Dated 8/26/2026.



LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

By: B Poitras
B POITRAS
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.

OCTOBER 15, 2026

To:
Property Appraiser - County of Volusia

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

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: **NOVEMBER 17, 2026**

Date: 9/14/2026

Pages: 5

Completed by: Laura Huff

Date: 09/15/2026

9-15-26 NO Changes 82

Certificate Number	Parcel ID Number	Name in which assessed in base year	Name & Address on Current Tax Roll
617-24	600516010110	FALK MARGERY R	FALK MARGERY R ✓ 46-49 DOUGLASTON PKWY DOUGLASTON NY 11363
808-24	603812000680	LUCAS DONALD L EST	LUCAS DANIEL LEE ✓ LUCAS DAVID 147 EVERGREEN TER DELAND FL 32724
1548-24	701739040110	COX ARNIE SR COX EMMA C	COX ARNIE SR ✓ COX EMMA C 626 RIVERSIDE DR APT 18C NEW YORK NY 10031
1657-24	702007010160	FIELDS M A	FIELDS M A ✓ 240 CLARK DR ALPHARETTA GA 30201
1658-24	702007010210	UNIVERSAL FLIPS LLC	UNIVERSAL FLIPS LLC ✓ 8414 SUNSPRITE CT ORLANDO FL 32818
2012-24	800905140290	FERNATT C E % LILLIAN GRUBB	FERNATT C E ✓ % LILLIAN GRUBB 364 DEANER DR NW ROANOKE VA 24017
2029-24	800906030330	IRON ROD INVESTMENTS INC	IRON ROD INVESTMENTS INC ✓ 290 REDWOOD AVE ORANGE CITY FL 32763

2030-24	800906030360	IRON ROD INVESTMENTS INC	IRON ROD INVESTMENTS INC ✓ 290 REDWOOD AVE ORANGE CITY FL 32763
3550-20	611001240130	DRAKE CARRIE ALBERTA	DRAKE CARRIE ALBERTA ✓ 1284 CONSTUTION DR DAYTONA BEACH FL 32119
3697-24	813011500010	GRENIER RONALD N	GRENIER RONALD N EST ✓ 1007 DAVENPORT DR DELTONA FL 32725
3733-24	813015200040	SERRA DAVID J III	SERRA DAVID J III ✓ 1953 EVARD AVE DELTONA FL 32725
3774-20	612901110240	BOARTS DAVID L SHAFFER DOROTHY B	BOARTS DAVID L ✓ SHAFFER DOROTHY B 5282 FIDDLELEAF DR FORT MYERS FL 33905
3849-19	723100001380	EMILCAR MARCEL	EMILCAR MARCEL ✓ 1211 NE 39TH ST POMPANO BEACH FL 33064
4015-20	613301160180	FAULKNER JANE MARIE	FAULKNER JANE MARIE ✓ 9 S STEEPLE VIEW DR FRANKLIN WI 53132
4216-24	813074090110	JACKSON VERONICA ANN	JACKSON VERONICA ANN ✓ 2490 HOPE AVE DELTONA FL 32738
4752-24	423301010140	CHERRY RICHARD B EST	CHERRY RICHARD B EST ✓ 1740 TALLAHASSEE DR HOLLY HILL FL 32117
4779-24	423309000290	HALVORSON J COOPER	HALVORSON J COOPER ✓ 1301 13TH ST DAYTONA BEACH FL 32117
4952-24	424211040380	BLOUNT RACHEL	BLOUNT RACHEL ✓ 446 BRYANT ST ORMOND BEACH FL 32174

4985-24	424219140150	SMITH HEIDI	SMITH HEIDI ✓ 1209 CHRISTOBEL ST DAYTONA BEACH FL 32117
4988-24	424219240151	SORRELL TROY EST EST SORRELL RALPH	SORRELL TROY EST ✓ SORRELL RALPH 108 LACOSTA LN UNIT 613 DAYTONA BEACH FL 32114
5015-24	424220160151	WESTON LINDA S	WESTON LINDA S ✓ 907 CORDOVA AVE ORMOND BEACH FL 32174
5036-24	424227010460	DAVIS CHARLES E TR SUN MOON ATLANTIC TRUST	DAVIS CHARLES E TR ✓ SUN MOON ATLANTIC TRUST 37 COCONUT CT PALM COAST FL 32137
5041-24	424228020340	ROSE RICHARD ROSE HAROLD R	ROSE RICHARD ROSE HAROLD R ✓ 1226 BENDER AVE HOLLY HILL FL 32117
5274-19	620601110260	HALIFAX REALTY INC TR	HALIFAX REALTY INC TR ✓ 2626 LUTHER LN FORT COLLINS CO 80526
5390-24	523722030170	CHAMBERS DIAQUIRI J	CHAMBERS DIAQUIRI J ✓ 116 BAYWOOD DR DAYTONA BEACH FL 32117
5548-24	523836120020	TRUSTEE SERVICES LLC TR STERN FAMILY LAND TRUST	TRUSTEE SERVICES LLC TR ✓ STERN FAMILY LAND TRUST 136 S FRANKLIN ST DAYTONA BEACH FL 32114
5973-24	920701000011	WRIGHT RUFUS TED	WRIGHT RUFUS TED ✓ PO BOX 1064 OSTEEN FL 32764
7222-24	630802001070	BERNARD ALEX BERNARD BARBARA A BERNARD KRISTEN E	BERNARD ALEX ✓ BERNARD BARBARA A BERNARD KRISTEN E 107 STONE GATE LN PORT ORANGE 32129
7223-24	630802001080	BERNARD ALEXANDER T	BERNARD ALEXANDER T ✓ 108 STONE GATE LN PORT ORANGE 32129

7321-24	631204004340	GONZALEZ LINDSEY P	GONZALEZ LINDSEY P ✓ 4231 S PENINSULA DR PORT ORANGE FL 32127
7380-24	631504110510	CERIO CAROLYN NANCY	BIBBEE REAL ESTATE LLC ✓ 26246 WESLEY CHAPEL BLVD UNIT 137 LUTZ FL 33559
7575-24	731300000061	PACIFIC HOMES LLC	PACIFIC HOMES LLC ✓ 40873 GLENPANE WAY ALDIE VA 20105
8123-24	743005030820	STEIN EVAN W REYNOLDS ELIZABETH B	STEIN EVAN W ✓ REYNOLDS ELIZABETH B 1615 ELIZABETH ST NEW SMYRNA BEACH FL 32168
8200-24	744109010030	CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP INC	CENTRAL FLORIDA COMMUNITY ✓ DEVELOPMENT CORP INC PO BOX 15065 DAYTONA BEACH FL 32115
8230-24	744130040040	BOOTH RHEA S EST	BOOTH RHEA S EST ✓ 529 JOSIE ST NEW SMYRNA BEACH FL 32168
8592-19	710801040270	MOISE FRANCELER MIGUERLYNE LOUIS	LOUIS MIGUERLYNE ✓ 5948 ELLIS HOLLOW RD W LAKE WORTH FL 33463
8659-19	701033000291	MOONEY WILLIAM B	MOONEY WILLIAM B ✓ PO BOX 666 DE LEON SPRINGS FL 32130
9000-24	950600000750	FLOOD GORDON L	FLOOD GORDON L ✓ 144 N 1ST ST OAK HILL FL 32759
10445-24	402500000040	CORTAZAR VICTOR HUGO CORTAZAR VINCENT CORTAZAR JAMES	CORTAZAR VICTOR HUGO ✓ CORTAZAR VINCENT CORTAZAR JAMES 544 S BEACH ST ORMOND BEACH FL 32174
12521-20	632204000191	ROSE BAY INC	ROSE BAY INC ✓ PO BOX 818 PORT ORANGE FL 32115

12751-20	802301190062	WEST VOLUSIA PROPERTIES	WEST VOLUSIA PROPERTIES ✓ PO BOX 15200 DAYTONA BEACH FL 32115
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To:
Property Appraiser - County of Volusia

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

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: **NOVEMBER 17, 2026**

Date: 9/14/2026

Pages: 5

Completed by: Laura Huff

Date: 09/15/2026

9-15-26 NO changes 82

CERTIFICATE NUMBER	PARCEL ID NUMBER	INFORMATION REFLECTED ON MOST RECENT CERTIFIED TAX ROLL	
		HOMESTEAD? YES OR NO	ASSESSED VALUE
617-24	600516010110	NO ✓	\$12,192
808-24	603812000680	NO ✓	\$119,435
1548-24	701739040110	NO ✓	\$7,794
1657-24	702007010160	NO ✓	\$3,484
1658-24	702007010210	NO ✓	\$52,353
2012-24	800905140290	NO ✓	\$11,094
2029-24	800906030330	NO ✓	\$8,911

2030-24	800906030360	NO ✓	\$11,882
3550-20	611001240130	NO ✓	\$438
3697-24	813011500010	YES ✓	\$61,813
3733-24	813015200040	YES ✓	\$72,853
3774-20	612901110240	NO ✓	\$1,563
3849-19	723100001380	NO ✓	\$15,805
4015-20	613301160180	NO ✓	\$742
4216-24	813074090110	YES ✓	\$104,405
4752-24	423301010140	NO ✓	\$122,180
4779-24	423309000290	NO ✓	\$31,620
4952-24	424211040380	NO ✓	\$28,512

4985-24	424219140150	YES ✓	\$72,024
4988-24	424219240151	NO ✓	\$142,060
5015-24	424220160151	YES ✓	\$117,947
5036-24	424227010460	NO ✓	\$152,273
5041-24	424228020340	NO ✓	\$66,429
5274-19	620601110260	NO ✓	\$12,977
5390-24	523722030170	NO ✓	\$119,523
5548-24	523836120020	NO ✓	\$68,492
5973-24	920701000011	NO ✓	\$168,693
7222-24	630802001070	NO ✓	\$70,527
7223-24	630802001080	NO ✓	\$70,698

7321-24	631204004340	YES ✓	\$273,960
7380-24	631504110510	NO ✓	\$102,723
7575-24	731300000061	NO ✓	\$513,500
8123-24	743005030820	YES ✓	\$86,738
8200-24	744109010030	NO ✓	\$169,394
8230-24	744130040040	NO ✓	\$166,803
8592-19	710801040270	NO ✓	\$781
8659-19	701033000291	NO ✓	\$500
9000-24	950600000750	NO ✓	\$81,197
10445-24	402500000040	NO ✓	\$548,099
12521-20	632204000191	NO ✓	\$1,000

12751-20	802301190062	NO ✓	\$1,200
----------	--------------	------	---------

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

WARNING

TAX DEED CERTIFICATE NO.: 8200-24

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

CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORP
PO BOX 15065
DAYTONA BEACH FL 32115-5065

8200-24

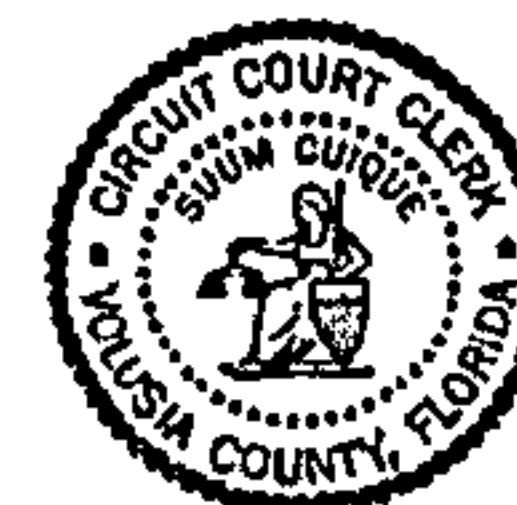
NOVEMBER 17, 2026

THE PROPERTY WILL BE SOLD AT PUBLIC
AUCTION ON **NOVEMBER 17, 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 25TH DAY OF SEPTEMBER, 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 **PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN
OPERATIONS** 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:

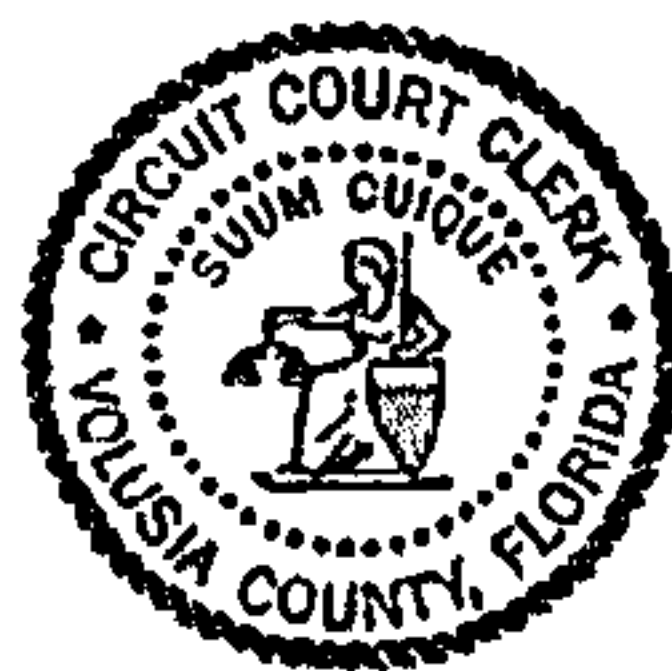
Certificate No.: **8200-24** Name in which assessed: **CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORP INC**

Description of Property: **Parcel # 744109010030 LOT 3 BLK A BRYANS NEW SMYRNA PER OR 5113 PG 0438-0439
INC PER OR 5686 PG 4168.**

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 **NOVEMBER 17, 2026 at 9:00 o'clock A.M.**

Dated this 25TH day of SEPTEMBER, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County



REDEMPTION AMOUNT: **\$10,229.63**

OPENING BID AMOUNT: \$10,206.38

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.: **8200-24**
Date of Sale: **NOVEMBER 17, 2026**

REDEMPTION AMOUNT: **\$10,229.63***

PAYABLE BEFORE: **9:00 AM on NOVEMBER 17, 2026**

CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP
PO BOX 15065
DAYTONA BEACH FL 32115-5065

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

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]

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

Postage

CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORP
PO BOX 15065
DAYTONA BEACH FL 32115-5065

8200-24 NOVEMBER 17, 2026

25 2026

Postmark
Here

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

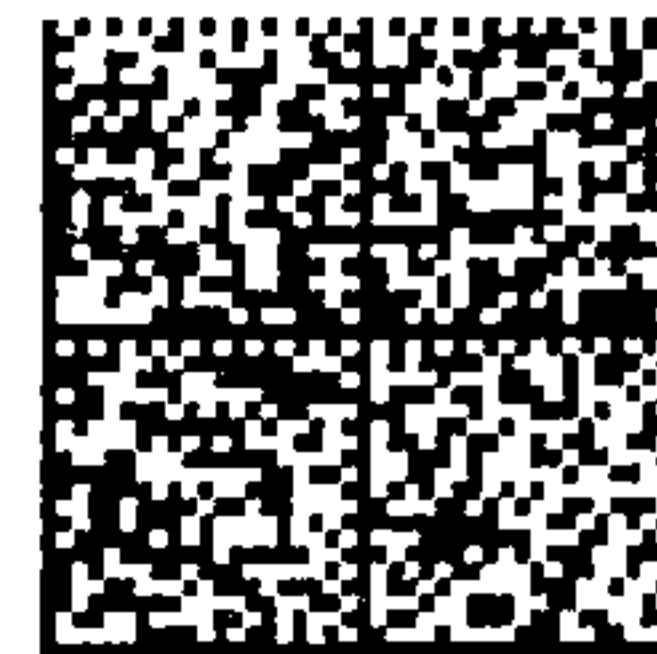
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ZIP 32724 **\$ 010.98⁰**

02 7W

0008028897 SEP. 25. 2026

CLERK OF THE CIRCUIT
CITY COURT VOLUSIA CITY, FL
CC 44

2026 OCT -5 AM 8:18

FILED

UITE

9/28

CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORP
PO BOX 15065
DAYTONA BEACH FL 32115-5065

NIXIE

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2019/01/26

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

NOVEMBER 17, 2026

32115065
327216043

RF: 37771604743

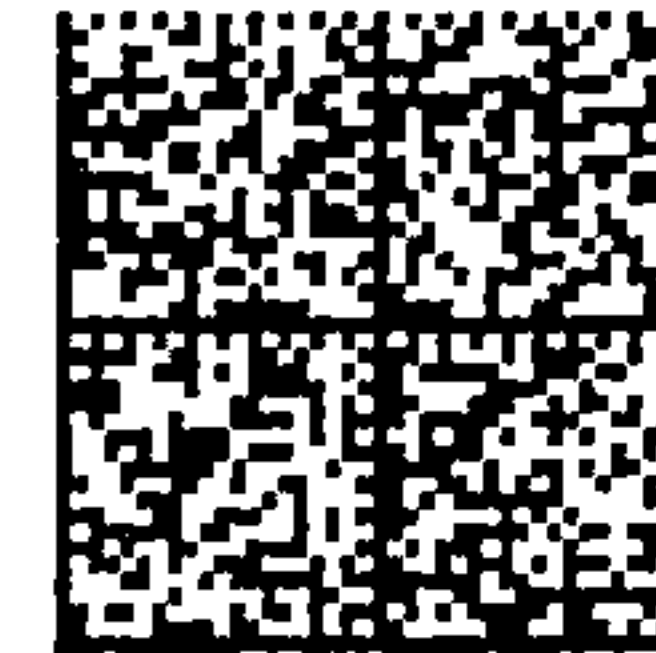
*1401-05777-76-41



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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PRSRT LTR



US POSTAGE TM PITNEY BOWES



ZIP 32724 **\$ 000.72¹**
02 7W
0008028897 SEP 25. 2026

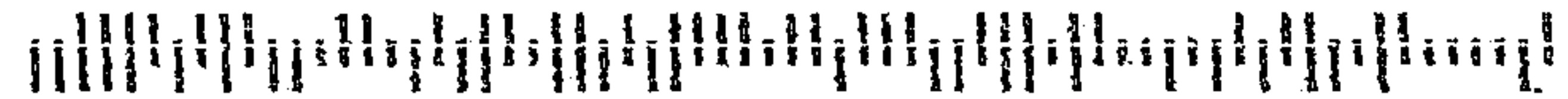
CENTRAL FLORIDA COMMUNITY DEVELOPM
CORP
PO BOX 15065
DAYTONA BEACH FL 32115-5065

8200-24 NOVEMBER 17, 2026

32721-6043
23 INCKMP

NIXIE 326 FE 1270
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

EC: 32721604343 *2101-01122-04-24



CLERK OF THE CIRCUIT COURT
VOLusia County
CC 44
2026 OCT -7 AM 9:04
0000/04/26

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

WARNING

TAX DEED CERTIFICATE NO.: 8200-24

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

CENTRAL FLORIDA COMMUNITY DEVELOPMENT
COPORATION
PO BOX 15065
DAYTONA BEACH FL 32115

8200-24

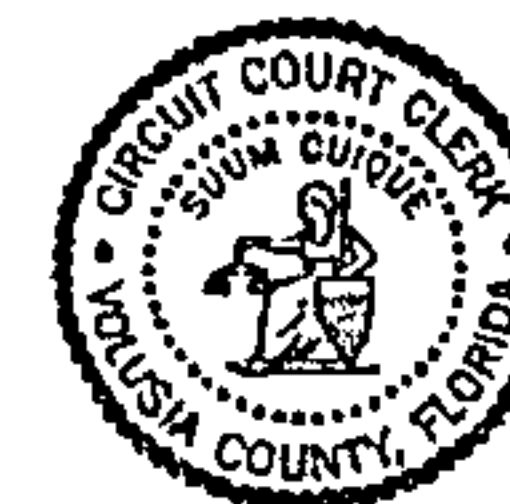
NOVEMBER 17, 2026

THE PROPERTY WILL BE SOLD AT PUBLIC
AUCTION ON **NOVEMBER 17, 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 25TH DAY OF SEPTEMBER, 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 **PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN
OPERATIONS** 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:

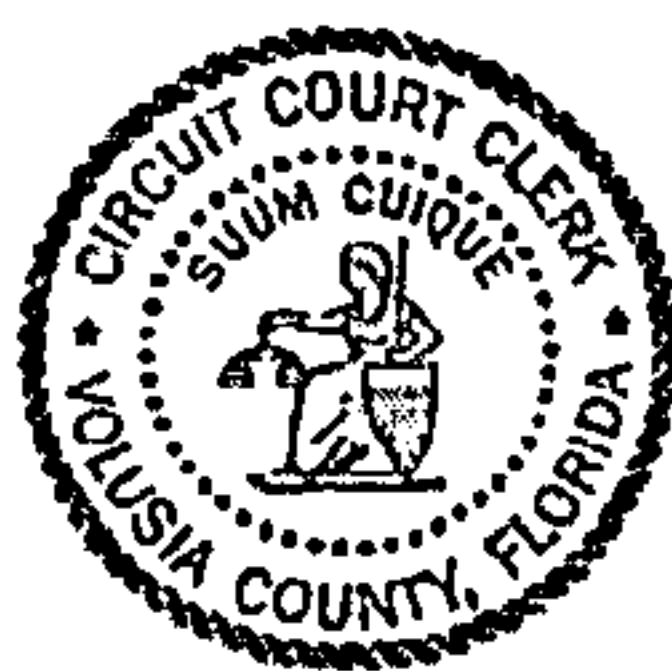
Certificate No.: **8200-24** Name in which assessed: **CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORP INC**

Description of Property: **Parcel # 744109010030 LOT 3 BLK A BRYANS NEW SMYRNA PER OR 5113 PG 0438-0439
INC PER OR 5686 PG 4168.**

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 **NOVEMBER 17, 2026 at 9:00 o'clock A.M.**

Dated this 25TH day of SEPTEMBER, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County



REDEMPTION AMOUNT: **\$10,229.63**

OPENING BID AMOUNT: \$10,206.38

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.: **8200-24**
Date of Sale: **NOVEMBER 17, 2026**

REDEMPTION AMOUNT: **\$10,229.63***

PAYABLE BEFORE: **9:00 AM on NOVEMBER 17, 2026**

CENTRAL FLORIDA COMMUNITY DEVELOPMENT COPORATION
PO BOX 15065
DAYTONA BEACH FL 32115

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

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]

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☐ Return Receipt (electronic)

\$

☐ Certified Mail Restricted Delivery

\$

☐ Adult Signature Required

\$

☐ Adult Signature Restricted Delivery

\$

Postage

\$

Total Postage

\$

Sent To

Street address

City, State

CENTRAL FLORIDA COMMUNITY

DEVELOPMENT CORPORATION

PO BOX 15065

DAYTONA BEACH FL 32115

8200-24

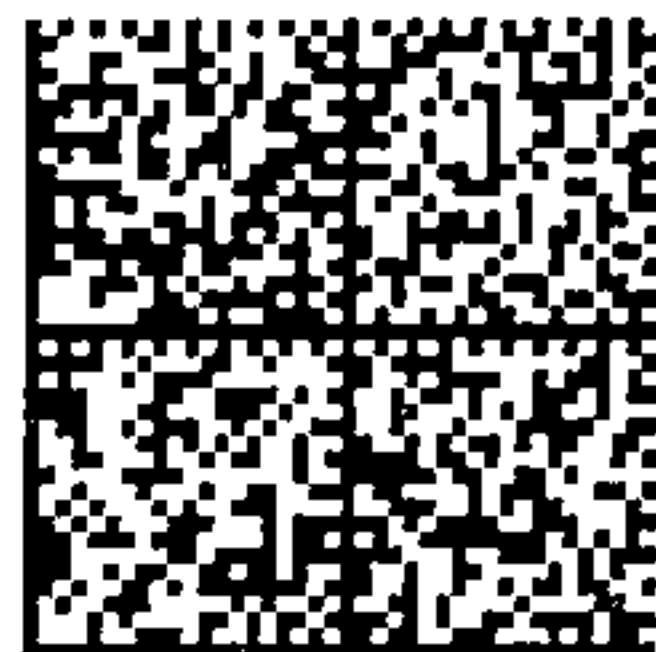
NOVEMBER 17, 2026

Postmark
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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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NONAUTO
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ZIP 32724 **\$ 000.72¹**
02 7W
0008028897 SEP 25, 2026

CLERK OF THE CIRCUIT COURT
JUDICIAL VOLUSIA COUNTY, FL
CC 44

2026 OCT -7 AM 9:05

FILED

CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORPORATION
PO BOX 15065
DAYTONA BEACH FL 32115

8200-24 NOVEMBER 17, 2026 **UTK**
32721-6043
23 INCKNMP 3

NIXIE 326 FE 1278 08/04/25
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD
EC: 32721504243 *2101-01122-04-24
[Barcode]

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 2795 7647 06

FIRST-CLASS



US POSTAGETM PITNEY BOWES



ZIP 32724 \$ 010.98⁰
02 7W

0008028897 SEP. 25, 2026

CLEAR OF THE CIRCUIT
CLERK OF THE CIRCUIT
CITY COURT VOLusia CITY, FL
CC 44

2026 OCT -5 AM 8:18

UTR

9/28

CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORPORATION
PO BOX 15065
DAYTONA BEACH FL 32115

8200-24

NOVEMBER 17, 2026

NIXIE

326

FE 1

0010/01/26

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

RC: 37771504343

*1401-05771-76-21

9200070589200400

32115065
327216043



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

WARNING

TAX DEED CERTIFICATE NO.: 8200-24

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

CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORPORATION INC
760 WHITE STREET
DAYTONA BEACH FL 32114

8200-24

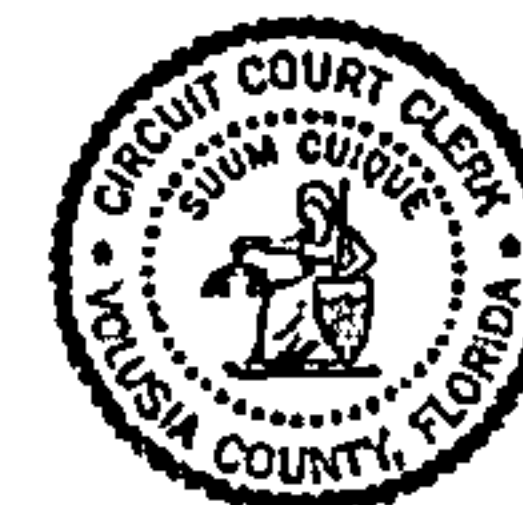
NOVEMBER 17, 2026

THE PROPERTY WILL BE SOLD AT PUBLIC
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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 25TH DAY OF SEPTEMBER, 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 **PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN OPERATIONS** 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:

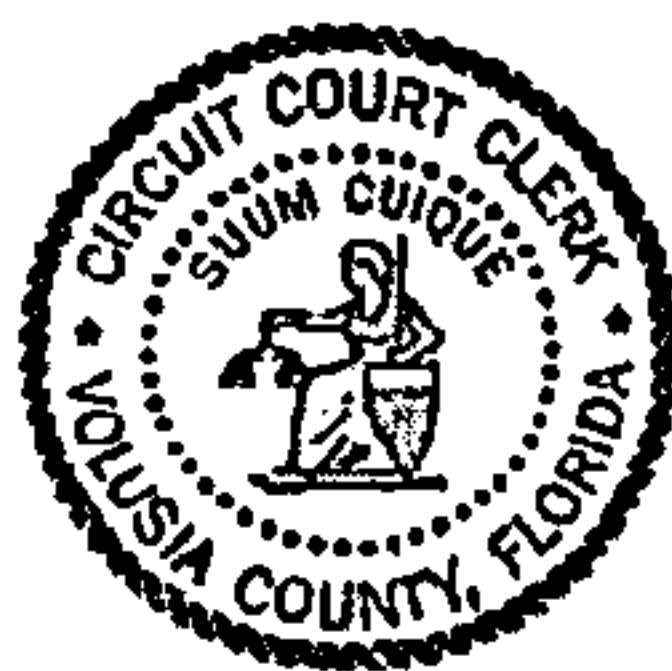
Certificate No.: **8200-24** Name in which assessed: **CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP INC**

Description of Property: **Parcel # 744109010030 LOT 3 BLK A BRYANS NEW SMYRNA PER OR 5113 PG 0438-0439 INC PER OR 5686 PG 4168.**

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 **NOVEMBER 17, 2026 at 9:00 o'clock A.M.**

Dated this 25TH day of SEPTEMBER, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County



REDEMPTION AMOUNT: **\$10,229.63**

OPENING BID AMOUNT: **\$10,206.38**

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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.: **8200-24**
Date of Sale: **NOVEMBER 17, 2026**

REDEMPTION AMOUNT: **\$10,229.63***

PAYABLE BEFORE: **9:00 AM on NOVEMBER 17, 2026**

CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION INC
760 WHITE STREET
DAYTONA BEACH FL 32114

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

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]

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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 \$

Postmark
Here

Postage

\$

Total P

\$

Sent To

CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORPORATION INC
760 WHITE STREET
DAYTONA BEACH FL 32114

Street:

8200-24 NOVEMBER 17, 2026

City, S

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

WARNING

TAX DEED CERTIFICATE NO.: 8200-24

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

GERALD O CHESTER REGISTERED AGENT O/B/O
CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORPORATION INC
220 ZAHARIAS CIRCLE
DAYTONA BEACH FL 32124

8200-24

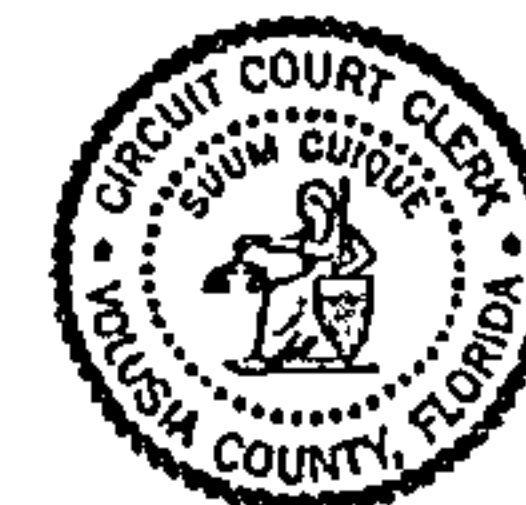
NOVEMBER 17, 2026

THE PROPERTY WILL BE SOLD AT PUBLIC
AUCTION ON **NOVEMBER 17, 2026 AT 9:00 AM**
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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 25TH DAY OF SEPTEMBER, 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 **PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN
OPERATIONS** 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:

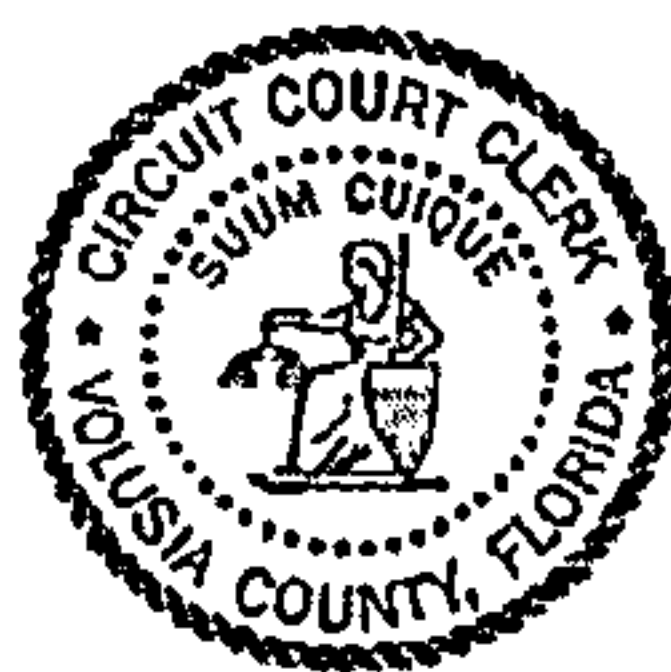
Certificate No.: **8200-24** Name in which assessed: **CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORP INC**

Description of Property: **Parcel # 744109010030 LOT 3 BLK A BRYANS NEW SMYRNA PER OR 5113 PG 0438-0439
INC PER OR 5686 PG 4168.**

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 **NOVEMBER 17, 2026 at 9:00 o'clock A.M.**

Dated this 25TH day of SEPTEMBER, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County



REDEMPTION AMOUNT: **\$10,229.63**

OPENING BID AMOUNT: \$10,206.38

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.: **8200-24**
Date of Sale: **NOVEMBER 17, 2026**

REDEMPTION AMOUNT: **\$10,229.63***

PAYABLE BEFORE: **9:00 AM on NOVEMBER 17, 2026**

GERALD O CHESTER REGISTERED AGENT O/B/O CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORPORATION INC
220 ZAHARIAS CIRCLE
DAYTONA BEACH FL 32124

***The REDEMPTION AMOUNT is subject to
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MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

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

[Telephone: 386-736-5938]

**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 | \$ | |

Postmark
Here

Postage

\$

To

\$

Se

St

Ch

GERALD O CHESTER REGISTERED AGENT
O/B/O CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORPORATION INC
220 ZAHARIAS CIRCLE
DAYTONA BEACH FL 32124

8200-24 NOVEMBER 17, 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:

GERALD CHESTER REGISTERED AGENT
O/B/O CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORPORATION INC
220 ZAHARIAS CIRCLE
DAYTONA BEACH FL 32124

8200-24 NOVEMBER 17, 2026



9590 9402 9196 4225 7269 26

2. Article Number (Transfer from service label)

9589 0710 5270 2795 7647 20

COMPLETE THIS SECTION ON DELIVERY**A. Signature**

X

Mura Chester

☒ Agent
☐ Addressee

B. Received by (Printed Name)

Mura Chester

C. Date of Delivery

9-28

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

CC 44
OF THE CIRC
VOLUSIA C
Y.F.

1
AM 8:30

1
M
D

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

TAX DEED CERTIFICATE NO.: 8200-24

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CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORP
443 N MYRTLE AVE
NEW SMYRNA BEACH FL 32168

8200-24

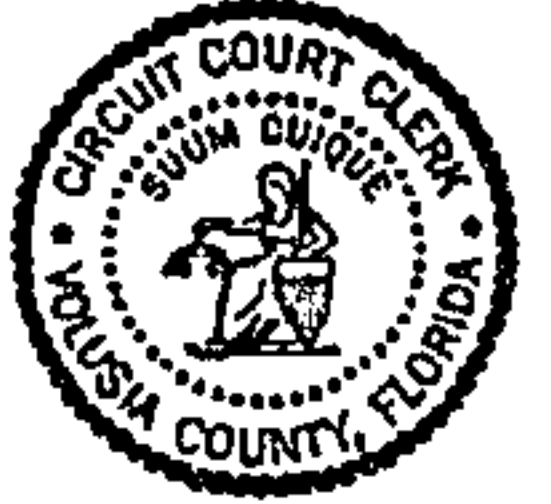
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DR-451

R. 9/76

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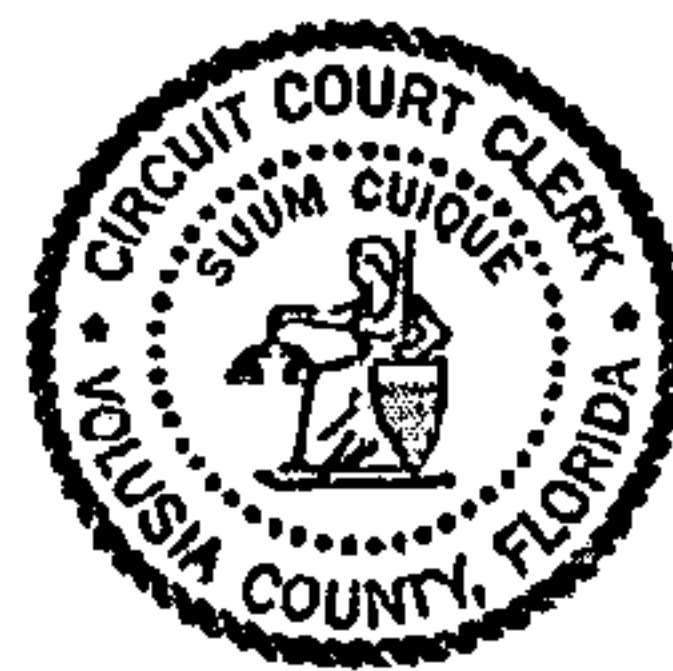
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CORP INC**

Description of Property: **Parcel # 744109010030 LOT 3 BLK A BRYANS NEW SMYRNA PER OR 5113 PG 0438-0439
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Certificate No.: **8200-24**
Date of Sale: **NOVEMBER 17, 2026**

REDEMPTION AMOUNT: **\$10,229.63***

PAYABLE BEFORE: **9:00 AM on NOVEMBER 17, 2026**

CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP
443 N MYRTLE AVE
NEW SMYRNA BEACH FL 32168

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☐ Return Receipt (hardcopy)

\$

☐ Return Receipt (electronic)

\$

☐ Certified Mail Restricted Delivery

\$

☐ Adult Signature Required

\$

☐ Adult Signature Restricted Delivery

\$

Postage

\$

Total Postage

\$

Sent To

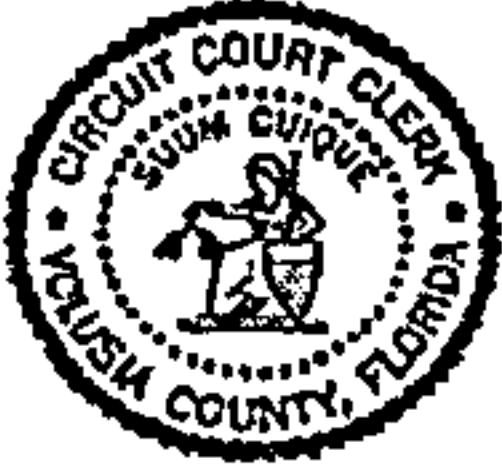
Street Address

City, State

CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORP
443 N MYRTLE AVE
NEW SMYRNA BEACH FL 32168

8200-24 NOVEMBER 17, 2026

Postmark
Here



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 16, 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, November 17, 2026**
Service of Process must be completed by: **Tuesday, October 27, 2026**

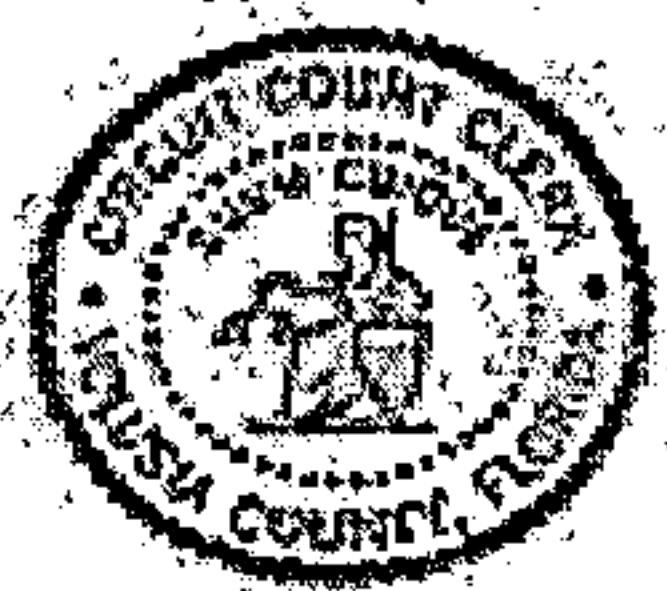
Enclosed are Sheriff's Notice(s) of Application for Tax Deed which require Service of Process together with check(s). If you are unable to make service, please post a copy of the notice in a conspicuous place at the given address. See the following page for the names of the Titleholders requiring Service:

NUMBER OF SERVICES:	69
COST OF SERVICE:	\$40.00
<u>TOTAL AMOUNT OF CHECK(S):</u>	<u>\$2,760.00</u>

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
808-24	3
LUCAS DONALD L EST	1
LUCAS DANIEL LEE LUCAS DAVID	1
DANIEL LEE LUCAS AND DAVID LUCAS	1
1658-24	1
UNIVERSAL FLIPS LLC	1
2029-24	2
IRON ROD INVESTMENTS INC	1
JAMES MCFADZEAN SR REGISTERED AGENT O/B/C	1
2030-24	2
IRON ROD INVESTMENTS INC	1
JAMES MCFADZEAN SR REGISTERED AGENT O/B/C	1
3550-20	2
DRAKE CARRIE ALBERTA	1
CARRIE ALBERTA DRAKE	1
3697-24	3
GRENIER RONALD N	1
GRENIER RONALD N EST	1
ESTATE OF RONALD N GRENIER DECEASED	1
3733-24	2
SERRA DAVID J III	1
DAVID J SERRA III	1
4216-24	2
JACKSON VERONICA ANN	1
VERONICA ANN JACKSON	1
4752-24	2
CHERRY RICHARD B EST	1

ESTATE OF RICHARD BRUCE CHERRY DECEASED	1
4779-24	2
HALVORSON J COOPER	1
J COOPER HALVORSON	1
4952-24	2
BLOUNT RACHEL	1
RACHEL BLOUNT	1
4985-24	3
SMITH HEIDI	1
HEIDI SMITH	2
4988-24	4
SORRELL TROY EST SORRELL RALPH	2
ESTATE OF TROY SORRELL DECEASED	1
RALPH SORRELL	1
5015-24	2
WESTON LINDA S	1
LINDA S WESTON	1
5036-24	1
DAVIS CHARLES E TR SUN MOON ATLANTIC TRUST	1
5041-24	4
ROSE RICHARD ROSE HAROLD R EST	1
ESTATE OF HAROLD R ROSE DECEASED	1
RICHARD ROSE	1
ROSE RICHARD ROSE HAROLD R	1
5274-19	1
HALIFAX REALTY INC TRUSTEE	1
5390-24	2
CHAMBERS DIAQUIRI J	1
DIAQUIRI J CHAMBERS	1
5548-24	4
TRUSTEE SERVICES LLC TR STERN FAMILY LAND T	2
STERN FAMILY LAND TRUST TRUST SERVICES LLC	1
MARK OSLIZLO REGISTERED AGENT O/B/O TRUSTE	1
5973-24	1
WRIGHT RUFUS TED	1

7222-24	3
BERNARD ALEX BERNARD BARBARA A BERNARD	1
ALEX BERNARD	1
KRISTEN E BERNARD AND ALEXANDER T BERNARI	1
7223-24	2
BERNARD ALEXANDER T	1
ALEXANDER T BERNARD	1
7321-24	2
GONZALEZ LINDSEY P	1
LINDSEY P GONZALEZ	1
7380-24	3
CERIO CAROLYN NANCY	1
CERIO CAROLYN NANCY EST	1
ESTATE OF CAROLYN NANCY CERIO DECEASED	1
8123-24	2
STEIN EVAN W REYNOLDS ELIZABETH B	1
EVAN W STEIN AND ELIZABETH B REYNOLDS	1
8200-24	3
CENTRAL FLORIDA COMMUNITY DEVELOPMENT C	1
CENTRAL FLORIDA COMMUNITY DEVELOPMENT C	1
GERALD O CHESTER REGISTERED AGENT O/B/O CE	1
8230-24	2
BOOTH RHEA S EST	1
RHEA S BOOTH	1
9000-24	2
FLOOD GORDON L	1
GORDON L FLOOD	1
10445-24	3
CORTAZAR VICTOR HUGO CORTAZAR VINCENT CC	2
VICTOR HUGO CORTAZAR VINCENT CORTAZAR JA	1
12521-20	2
ROSE BAY INC	1
WILLIAM A PARSONS REGISTERED AGENT O/B/O R	1
Grand Total	69

LAURAE. ROTH, CLERK
P O BOX 6043
DELAND, FL 32721

TAX DEED CERTIFICATE NO.: 8200-24

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CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORPORATION INC
760 WHITE STREET
DAYTONA BEACH FL 32114

8200-24

NOVEMBER 17, 2026

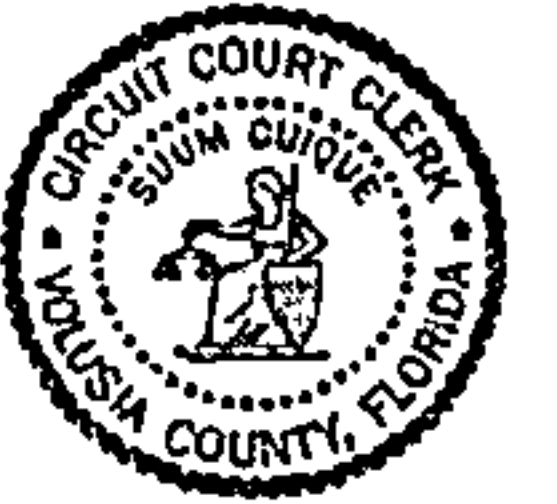
WARNING
SHERIFF'S
NOTICE

THE PROPERTY WILL BE SOLD AT PUBLIC
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DATED THIS 25TH DAY OF SEPTEMBER, 2026.

LAURAE ROTH
CLERK OF THE CIRCUIT COURT



DR-451

R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

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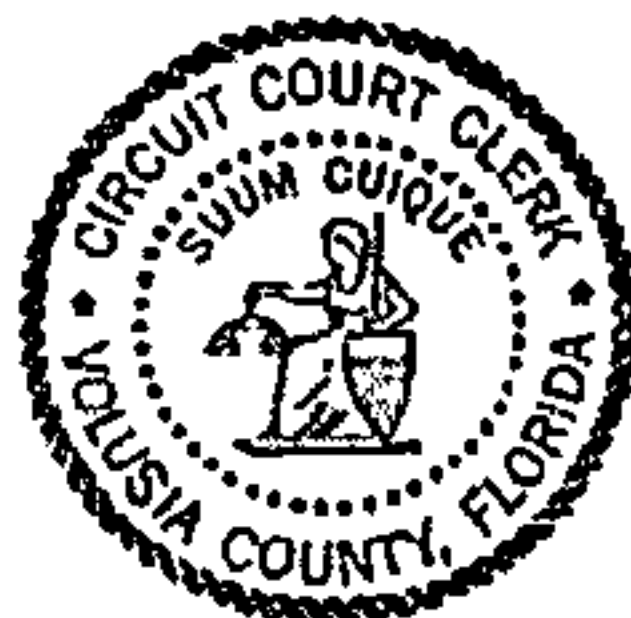
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Laura E. Roth

BY LAURA E ROTH

Clerk of the Circuit Court, Volusia County



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Certificate No.: **8200-24**
Date of Sale: **NOVEMBER 17, 2026**

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CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION INC
760 WHITE STREET
DAYTONA BEACH FL 32114

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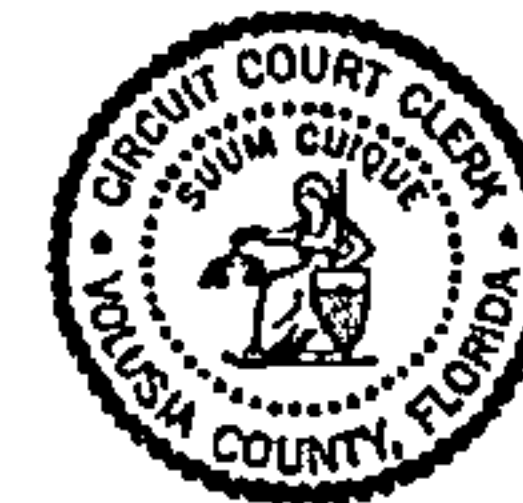
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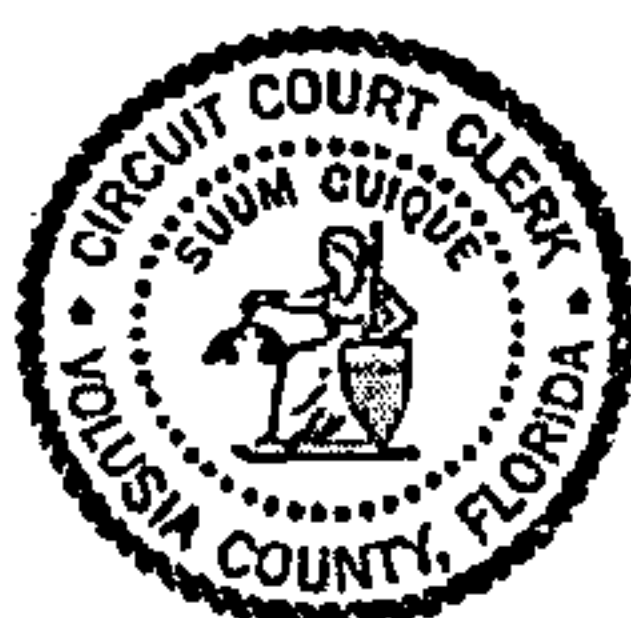
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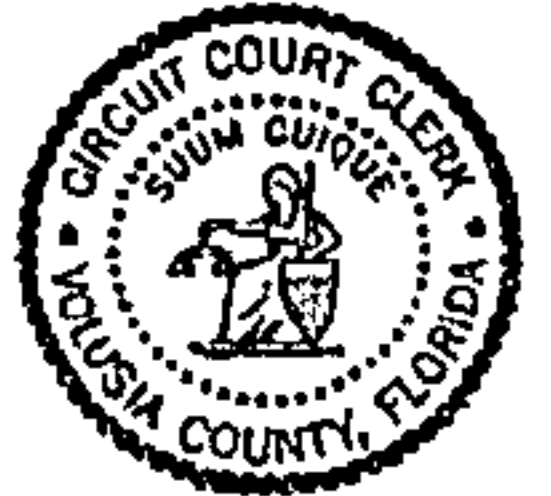
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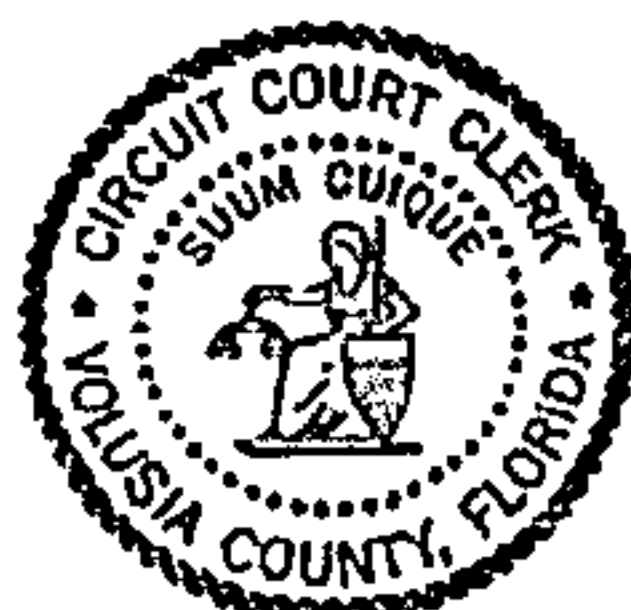
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OPENING BID AMOUNT: \$10,206.38

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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.: **8200-24**
Date of Sale: **NOVEMBER 17, 2026**

REDEMPTION AMOUNT: **\$10,229.63***

PAYABLE BEFORE: **9:00 AM on NOVEMBER 17, 2026**

CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP
443 N MYRTLE AVE
NEW SMYRNA BEACH FL 32168

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

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]



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 #:
26021295

COURT: VOLUSIA COURT CIRCUIT
PLAINTIFF: IN RE
DEFENDANT: CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP

ORG DOCUMENTS: 1

TYPE OF SERVICE	HEARING DATE	HEARING TIME	COURT CASE #
Warn/Not of Application of Tax Deeds	11/17/2026	9:00 AM	8200-24

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 28th day of September, 2026 at 8:19 AM, and that I served the same on the 29th day of September, 2026, at the hour of 12:12 PM within the County of Volusia, State of FLORIDA, as follows:

PARTY TO BE SERVED:	CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP	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:	443 N MYRTLE AVE NEW SMYRNA BEACH, FL 32168		
SERVICE STATUS:	Served	SERVICE BY:	Process Server Ott, Richard 7612



VOLUSIA SHERIFF'S OFFICE
P.O. BOX 2658
DAYTONA BEACH, FL. 32115
CLERK OF THE CIRCUIT COURT
VOLUSIA COUNTY, FL
2026 OCT -5 PM 4:15

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

FILED

DATE: 9/29/2026

BY:

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

WARNING
SHERIFF'S
NOTICE

TAX DEED CERTIFICATE NO.: 8200-24

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

CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORP
443 N MYRTLE AVE
NEW SMYRNA BEACH FL 32168

8200-24

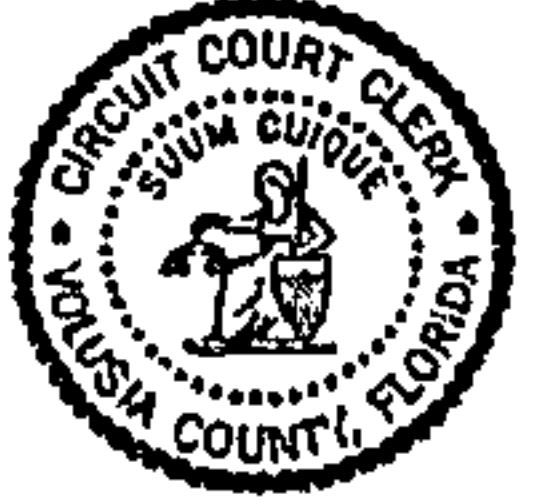
NOVEMBER 17, 2026

26021295
THE PROPERTY WILL BE SOLD AT PUBLIC
AUCTION ON NOVEMBER 17, 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 25TH DAY OF SEPTEMBER, 2026.

LAURAE ROTH
CLERK OF THE CIRCUIT COURT



DR-451

R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

SEP 28 '26 8:19

NOTICE IS HEREBY GIVEN, that PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN OPERATIONS 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.: 8200-24 Name in which assessed: CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP INC

Description of Property: Parcel # 744109010030 LOT 3 BLK A BRYANS NEW SMYRNA PER OR 5113 PG 0438-0439 INC PER OR 5686 PG 4168.

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 NOVEMBER 17, 2026 at 9:00 o'clock A.M.

Dated this 25TH day of SEPTEMBER, 2026.

REDEMPTION AMOUNT: \$10,229.63

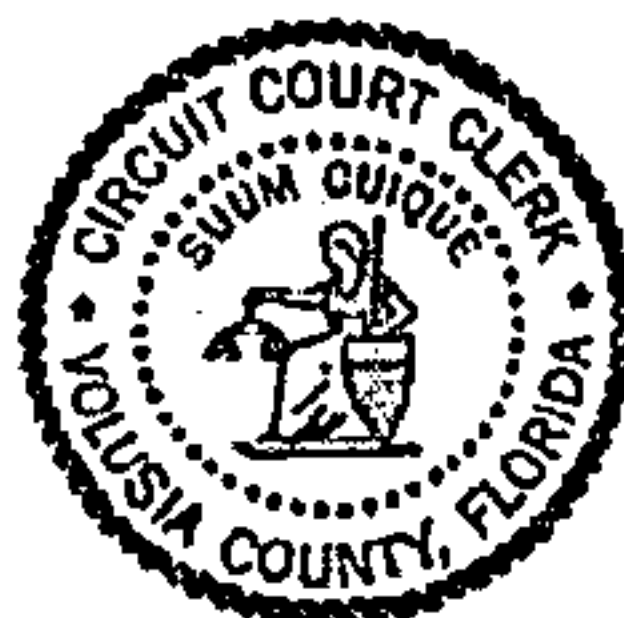
OPENING BID AMOUNT: \$10,206.38

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

Laura E. Roth

BY LAURA E ROTH

Clerk of the Circuit Court, Volusia County



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.: 8200-24
Date of Sale: NOVEMBER 17, 2026

REDEMPTION AMOUNT: \$10,229.63*

PAYABLE BEFORE: 9:00 AM on NOVEMBER 17, 2026

CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP
443 N MYRTLE AVE
NEW SMYRNA BEACH FL 32168

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

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]

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 #:
26021297

COURT: VOLUSIA COURT CIRCUIT # ORG DOCUMENTS: 1
PLAINTIFF: IN RE
DEFENDANT: GERALD O CHESTER REGISTERED AGENT O/B/O CENTRAL FLORIDA COMMUNITY
DEVELOPMENT CORPORATION INC

TYPE OF SERVICE	HEARING DATE	HEARING TIME	COURT CASE #
Warn/Not of Application of Tax Deeds	11/17/2026	9:00 AM	8200-24

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 28th day of September, 2026 at 8:19 AM, and that I served the same on the 29th day of September, 2026, at the hour of 10:36 AM within the County of Volusia, State of FLORIDA, as follows:

PARTY TO BE SERVED:	GERALD O CHESTER REGISTERED AGENT O/B/O CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION INC	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:	220 ZAHARIAS CIRCLE DAYTONA BEACH, FL 32124		
SERVICE STATUS:	Served	SERVICE BY:	Deputy Currie, Forrest 7933



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

FILED

DATE: 10/2/2026
ENTRD BY: KWARREN

BY: *Deputy K. Currie*
7933

CURRIE, FORREST 7933, DEPUTY

24021291

LAURAE.ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

**WARNING
SHERIFF'S
NOTICE**

TAX DEED CERTIFICATE NO.: 8200-24

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

GERALD O CHESTER REGISTERED AGENT O/B/O
CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORPORATION INC
220 ZAHARIAS CIRCLE
DAYTONA BEACH FL 32124

8200-24

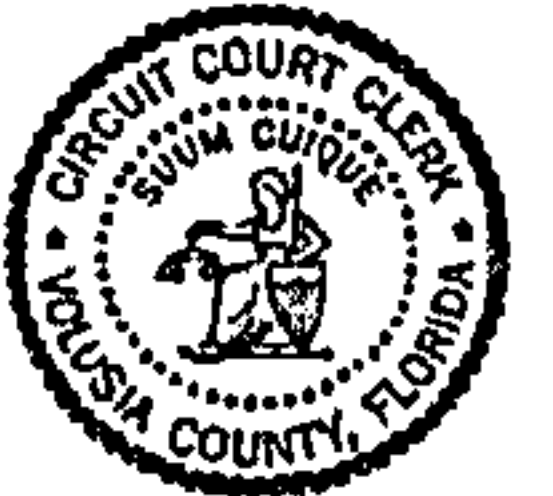
NOVEMBER 17, 2026

THE PROPERTY WILL BE SOLD AT PUBLIC
AUCTION ON **NOVEMBER 17, 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 25TH DAY OF SEPTEMBER, 2026.

LAURAE.ROTH
CLERK OF THE CIRCUIT COURT



DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

SEP 28 '26 8:19

NOTICE IS HEREBY GIVEN, that **PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN
OPERATIONS** 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.: **8200-24** Name in which assessed: **CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORP INC**

Description of Property: **Parcel # 744109010030 LOT 3 BLK A BRYANS NEW SMYRNA PER OR 5113 PG 0438-0439
INC PER OR 5686 PG 4168.**

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 **NOVEMBER 17, 2026 at 9:00 o'clock A.M.**

Dated this 25TH day of SEPTEMBER, 2026.

REDEMPTION AMOUNT: **\$10,229.63**

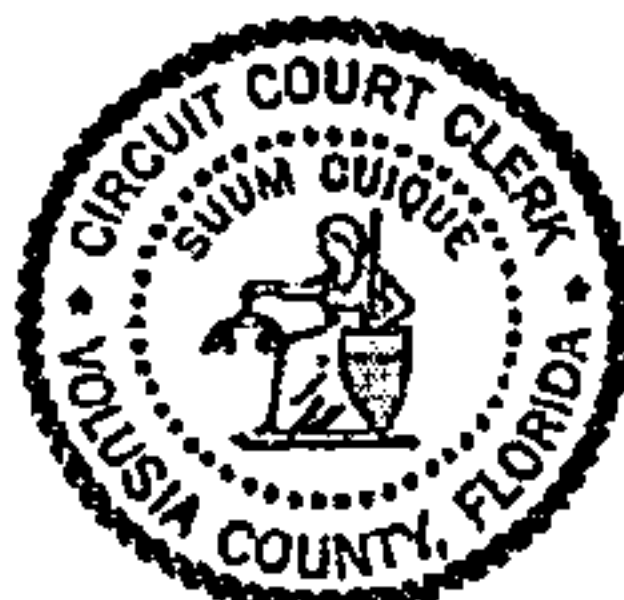
OPENING BID AMOUNT: \$10,206.38

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

Laura E. Roth

BY LAURAE.ROTH

Clerk of the Circuit Court, Volusia County



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.: **8200-24**
Date of Sale: **NOVEMBER 17, 2026**

REDEMPTION AMOUNT: **\$10,229.63***

PAYABLE BEFORE: **9:00 AM on NOVEMBER 17, 2026**

GERALD O CHESTER REGISTERED AGENT O/B/O CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORPORATION INC
220 ZAHARIAS CIRCLE
DAYTONA BEACH FL 32124

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

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]

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 #:
26021299

COURT: VOLUSIA COURT CIRCUIT
PLAINTIFF: IN RE
DEFENDANT: CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION INC

ORG DOCUMENTS: 1

TYPE OF SERVICE	HEARING DATE	HEARING TIME	COURT CASE #
Warn/Not of Application of Tax Deeds	11/17/2026	9:00 AM	8200-24

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 28th day of September, 2026 at 8:19 AM, and that I served the same on the 28th day of September, 2026, at the hour of 2:22 PM within the County of Volusia, State of FLORIDA, as follows:

PARTY TO BE SERVED:	CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION INC	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:	760 WHITE STREET DAYTONA BEACH, FL 32114		
SERVICE STATUS:	Served	SERVICE BY:	Deputy Currie, Forrest 7933



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

FILED

DATE: 9/29/2026
ENTRD BY: KONEAL

BY:



7933

CURRIE, FORREST 7933, DEPUTY

26021899

LAURAE. ROTH, CLERK
P O BOX 6043
DELAND, FL 32721

WARNING
SHERIFF'S
NOTICE

TAX DEED CERTIFICATE NO.: 8200-24

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

CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORPORATION INC
760 WHITE STREET
DAYTONA BEACH FL 32114

8200-24

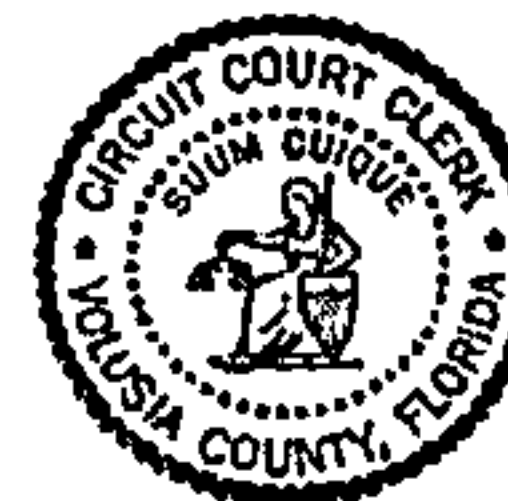
NOVEMBER 17, 2026

THE PROPERTY WILL BE SOLD AT PUBLIC
AUCTION ON NOVEMBER 17, 2026 AT 9:00 AM
UNLESS THE BACK TAXES ARE PAID. TO MAKE
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OR CERTIFIED CHECK. **DO NOT SEND CASH OR A
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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 25TH DAY OF SEPTEMBER, 2026.

LAURAE. ROTH
CLERK OF THE CIRCUIT COURT



SEP 28 '26 8:19

DR-451

R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **PICKLES ON THE SIDE INC AND BANESCO USA ATT: LOAN
OPERATIONS** 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.: **8200-24** Name in which assessed: **CENTRAL FLORIDA COMMUNITY DEVELOPMENT
CORP INC**

Description of Property: **Parcel # 744109010030 LOT 3 BLK A BRYANS NEW SMYRNA PER OR 5113 PG 0438-0439
INC PER OR 5686 PG 4168.**

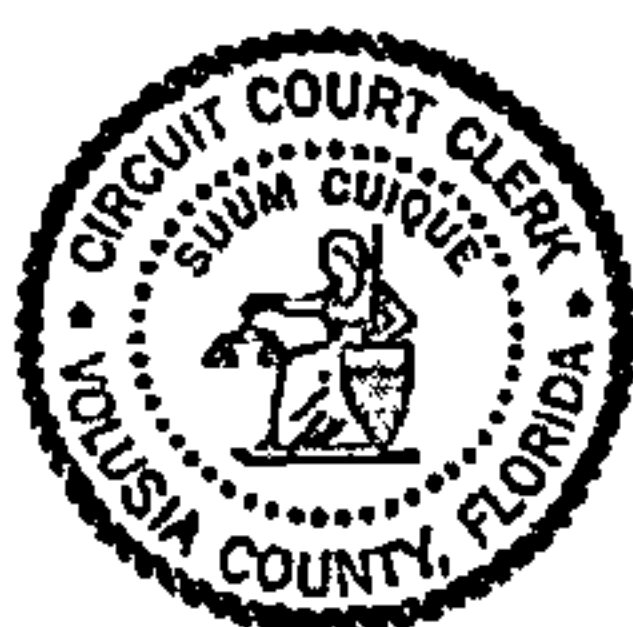
UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate
shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **NOVEMBER 17, 2026** at **9:00 o'clock A.M.**

Dated this 25TH day of SEPTEMBER, 2026.

Laura E. Roth

BY LAURAE. ROTH

Clerk of the Circuit Court, Volusia County



REDEMPTION AMOUNT: **\$10,229.63**

OPENING BID AMOUNT: \$10,206.38

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.: **8200-24**
Date of Sale: **NOVEMBER 17, 2026**

REDEMPTION AMOUNT: **\$10,229.63***

PAYABLE BEFORE: **9:00 AM on NOVEMBER 17, 2026**

CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORPORATION INC
760 WHITE STREET
DAYTONA BEACH FL 32114

60:44 5-100 9/00

FILED

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

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]