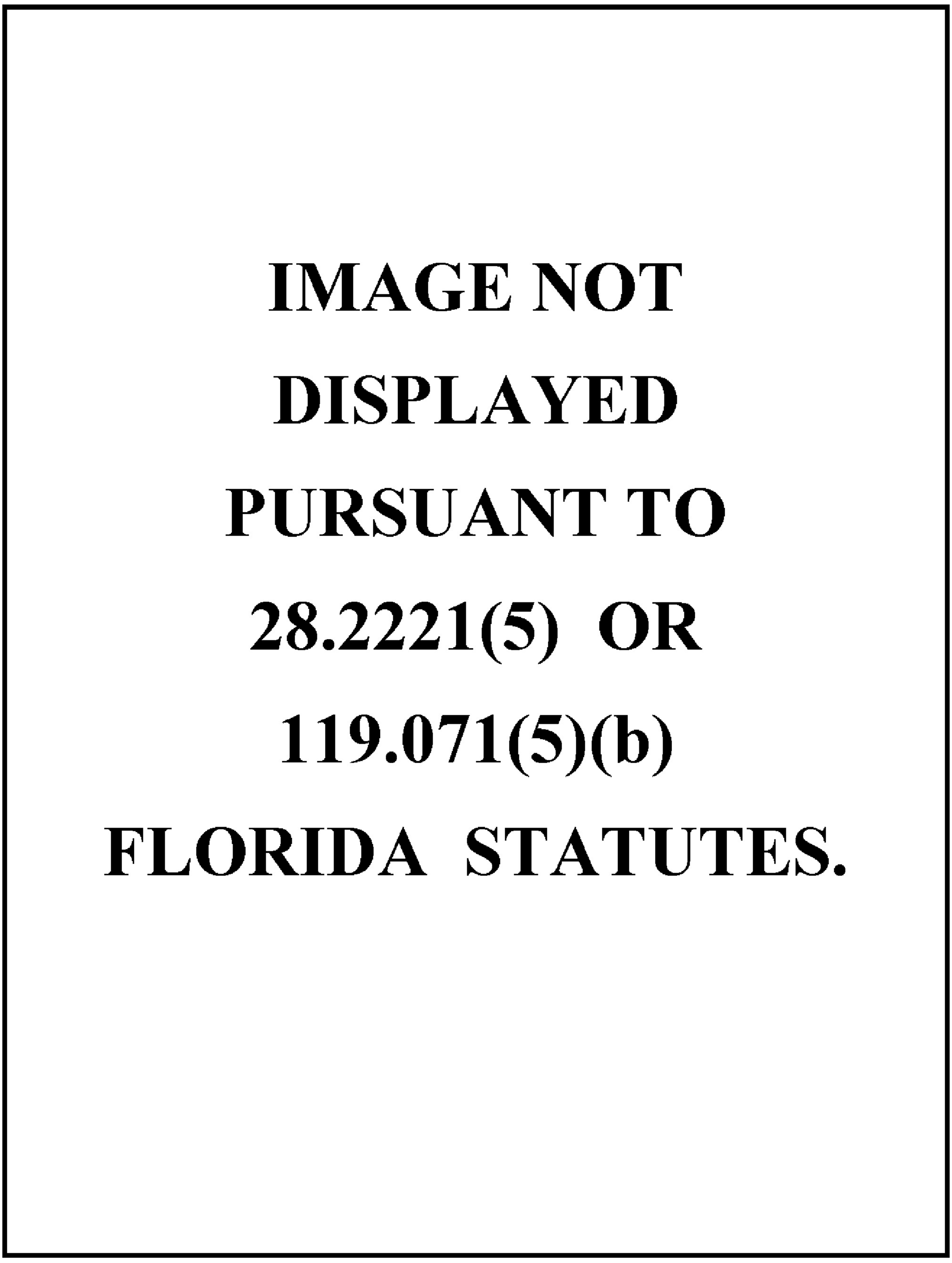

IMAGE NOT
DISPLAYED
PURSUANT TO
28.2221(5) OR
119.071(5)(b)
FLORIDA STATUTES.

Date Printed: 10/16/2026

# TAX COLLECTOR'S CERTIFICATION WORKSHEET

| | |
|---|---|
| **9636-24** | Certificate Number |
| **KEYS FUNDING LLC - 7024** | Applicant Name |
| **4/21/2026** | Application Date |
| **10/27/2026** | Tax Deed Sale Date |

| | | |
|---|---|---|
| 1. Total Cost of Certificates held by Applicant & Redeemed by Applicant ..... | $ | 15,498.04 |
| 2. Total of Delinquent Taxes Paid by Tax Deed Applicant ..... | | - |
| 3. Total of Current Taxes Paid by Tax Deed Applicant ..... | | 7,420.37 |
| 4. Property Information Report Fee ..... | | 300.00 |
| 5. Tax Deed Application Fee ..... | | 225.00 |
| 6. Total Certified By Tax Collector to Clerk of Court ..... | | 23,443.41 |
| 7. Total Interest Accrued by Tax Collector ..... | | 1,054.95 |
| 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] ..... | | 116.92 |
| 11. Clerk of Court Advertising Fee [per Sect. 197.512] ..... | | 56.00 |
| 12. Recorded Notice of Application Fee..... | | 10.00 |
| 13. Sheriff's Fee [per Sect. 197.522(2)] ..... | | 40.00 |
| 14. Sheriff's Return Postage Fee [per Sect. 197.522(2)] ..... | | 1.00 |
| 15. Clerk of Court Certificate [per Sect. 28.24] ..... | | 7.00 |
| 16. Notice for Newspaper [per Sect. 28.24] ..... | | 7.00 |
| 17. _____ ..... | | - |
| 18. Total of Lines 6 thru 17 ..... | | 24,865.28 |
| 19. Interest Computed by Clerk of Courts [per Sect. 197.542] ..... | | 1,071.46 |
| 20. Total of Lines 18 & 19 ..... | | 25,936.74 |
| 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* ..... | **$** | **25,959.99** |

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

## PAYOFF GOOD THROUGH: 10/23/2026

Redemption Date: 10/16/26

Name & Address: Molly Lawrence
104 Melrose Ave
Toronto ON M5M1Y7
Canada

TB JM

Created by:

CL-0922-2301

4755811

10/16/2026 11:10:28 AM
Instrument# 2026190232 1 page
Book: 8918 Page: 564
Electronically Recorded By
Volusia County Clerk of the Court

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

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

Book: **8885**

Page: **3196**

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

Certificate No. **9636-24** Year of Issuance **JUNE 1, 2024**

Description of Property **742621020150**
**LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 4331-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR 7523 PG 1588**

Name in which assessed **LAWRENCE MOLLY H**

Dated: 10/16/2026

**LAURA E. ROTH**
CLERK OF THE CIRCUIT COURT

By: S LABAW

**S LABAW**
**Deputy Clerk**

Laura E. Roth
Clerk of Court Volusia County, Florida
Official Records: 10/16/2026 11:10 AM
Receipt: 303188599 Drawer: 156078

TAX DEEDS DELAND

Operator: slabaw

Instrument #: 2026190232 Type: RE
Book #: 8918 Page #: 564 Time: 11:10 AM
Recording Fee: $10.00
1 Tax Deed Certificate Sign and Seal - $7.00 $7.00
CERT# 9636-24 KEYS FUNDING LLC -7024

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

ESCROW: 330 $17.00

CL-0404-1810

Date Printed: 10/16/2026

# TAX COLLECTOR'S CERTIFICATION WORKSHEET

**9636-24** Certificate Number
**KEYS FUNDING LLC - 7024** Applicant Name
**4/21/2026** Application Date
**10/27/2026** Tax Deed Sale Date

| | | |
|---|---|---|
| 1. Total Cost of Certificates held by Applicant & Redeemed by Applicant ..... | $ | 15,498.04 |
| 2. Total of Delinquent Taxes Paid by Tax Deed Applicant ..... | | - |
| 3. Total of Current Taxes Paid by Tax Deed Applicant ..... | | 7,420.37 |
| 4. Property Information Report Fee ..... | | 300.00 |
| 5. Tax Deed Application Fee ..... | | 225.00 |
| 6. Total Certified By Tax Collector to Clerk of Court ..... | | 23,443.41 |
| 7. Total Interest Accrued by Tax Collector ..... | | 1,054.95 |
| 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] ..... | | 116.92 |
| 11. Clerk of Court Advertising Fee [per Sect. 197.512] ..... | | 56.00 |
| 12. Recorded Notice of Application Fee..... | | 10.00 |
| 13. Sheriff's Fee [per Sect. 197.522(2)] ..... | | 40.00 |
| 14. Sheriff's Return Postage Fee [per Sect. 197.522(2)] ..... | | 1.00 |
| 15. Clerk of Court Certificate [per Sect. 28.24] ..... | | 7.00 |
| 16. Notice for Newspaper [per Sect. 28.24] ..... | | 7.00 |
| 17. _____ ..... | | - |
| 18. Total of Lines 6 thru 17 ..... | | 24,865.28 |
| 19. Interest Computed by Clerk of Courts [per Sect. 197.542] ..... | | 1,071.46 |
| 20. Total of Lines 18 & 19 ..... | | 25,936.74 |
| 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* ..... | **$** | **25,959.99** |

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

## PAYOFF GOOD THROUGH: 10/23/2026

Redemption Date: _____

Name & Address: _____

_____

_____

Created by: _____

CL-0922-2301

Date Printed: 9/10/2026

# TAX COLLECTOR'S CERTIFICATION WORKSHEET

**9636-24** Certificate Number
**KEYS FUNDING LLC - 7024** Applicant Name
**4/21/2026** Application Date
**10/27/2026** Tax Deed Sale Date

| | | |
|---|---|---|
| 1. Total Cost of Certificates held by Applicant & Redeemed by Applicant ..... | $ | 15,498.04 |
| 2. Total of Delinquent Taxes Paid by Tax Deed Applicant ..... | | - |
| 3. Total of Current Taxes Paid by Tax Deed Applicant ..... | | 7,420.37 |
| 4. Property Information Report Fee ..... | | 300.00 |
| 5. Tax Deed Application Fee ..... | | 225.00 |
| 6. Total Certified By Tax Collector to Clerk of Court ..... | | 23,443.41 |
| 7. Total Interest Accrued by Tax Collector ..... | | 1,054.95 |
| 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] ..... | | 116.92 |
| 11. Clerk of Court Advertising Fee [per Sect. 197.512] ..... | | 56.00 |
| 12. Recorded Notice of Application Fee..... | | 10.00 |
| 13. Sheriff's Fee [per Sect. 197.522(2)] ..... | | 40.00 |
| 14. Sheriff's Return Postage Fee [per Sect. 197.522(2)] ..... | | 1.00 |
| 15. Clerk of Court Certificate [per Sect. 28.24] ..... | | 7.00 |
| 16. Notice for Newspaper [per Sect. 28.24] ..... | | 7.00 |
| 17. _____ ..... | | - |
| 18. Total of Lines 6 thru 17 ..... | | 24,865.28 |
| 19. Interest Computed by Clerk of Courts [per Sect. 197.542] ..... | | 1,071.46 |
| 20. Total of Lines 18 & 19 ..... | | 25,936.74 |
| 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* ..... | $ | **25,959.99** |

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

## PAYOFF GOOD THROUGH: 9/18/2026

Redemption Date: _____

Name & Address: _____

_____

_____

Created by: _____

CL-0922-2301

Date Printed: 8/10/2026

# TAX COLLECTOR'S CERTIFICATION WORKSHEET

**9636-24** Certificate Number

**KEYS FUNDING LLC - 7024** Applicant Name

**4/21/2026** Application Date

**10/27/2026** Tax Deed Sale Date

| | | |
|---|---|---|
| 1. Total Cost of Certificates held by Applicant & Redeemed by Applicant ..... | $ | 15,498.04 |
| 2. Total of Delinquent Taxes Paid by Tax Deed Applicant ..... | | - |
| 3. Total of Current Taxes Paid by Tax Deed Applicant ..... | | 7,420.37 |
| 4. Property Information Report Fee ..... | | 300.00 |
| 5. Tax Deed Application Fee ..... | | 225.00 |
| 6. Total Certified By Tax Collector to Clerk of Court ..... | | 23,443.41 |
| 7. Total Interest Accrued by Tax Collector ..... | | 1,054.95 |
| 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] ..... | | 116.92 |
| 11. Clerk of Court Advertising Fee [per Sect. 197.512] ..... | | 56.00 |
| 12. Recorded Notice of Application Fee..... | | 10.00 |
| 13. Sheriff's Fee [per Sect. 197.522(2)] ..... | | 40.00 |
| 14. Sheriff's Return Postage Fee [per Sect. 197.522(2)] ..... | | 1.00 |
| 15. Clerk of Court Certificate [per Sect. 28.24] ..... | | 7.00 |
| 16. Notice for Newspaper [per Sect. 28.24] ..... | | 7.00 |
| 17. _____ ..... | | - |
| 18. Total of Lines 6 thru 17 ..... | | 24,865.28 |
| 19. Interest Computed by Clerk of Courts [per Sect. 197.542] ..... | | 1,071.46 |
| 20. Total of Lines 18 & 19 ..... | | 25,936.74 |
| 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* ..... | **$** | **25,959.99** |
| 25. _____ ..... | | - |
| 26. Amount to Add if Homestead Property [per Sect. 197.502(6)c] ..... | | - |
| 27. Total of Lines 20, 25 & 26..... | | 25,936.74 |
| 28. MINIMUM BID AMOUNT (required for public auction)* ..... | **$** | **25,936.74** |

***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 10/27/2026

Created by: _____

CL-0192-2301

DR-512
R. 5/88

# NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **KEYS FUNDING LLC - 7024** 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. **9636-24** Year of Issuance **JUNE 1, 2024**

Description of Property **Parcel # 742621020150 LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 4331-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR 7523 PG 1588**

Name in which assessed **LAWRENCE MOLLY H**

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 **27TH** day of **OCTOBER**, **2026** at **9:00 O'CLOCK A.M.**

Dated this 4TH 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.

**SEPTEMBER 24, 2026**

CL-0916-1803

WILL ROBERTS
TAX COLLECTOR
*Serving to make a difference*

# TAX DEED APPLICATION COVER LETTER

**Account #:** 742621020150
**Tax Deed #**: 32166
**Situs Address:** 4305 GULL CV

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

**Tax Deed Applicant**
KEYS FUNDING LLC - 7024
PO BOX 67514
NEWARK, NJ 07101-8009

**Owner on Current Tax Roll**
LAWRENCE MOLLY H
98 ARMOUR BLVD
NORTH YORK ONTARIO
M3H 1L7
CANADA

**Billing Address on Current Tax Roll**

**Additional Parties, Per Search**
NSB REALTY TEAM, INC., Other Party
REGISTERED AGENT O/B/O
SEA WOODS HOMEOWNERS
ASSOCIATION, INC.
116 FAULKNER ST.
SUITE 3
NEW SMYRNA BEACH, FL 32168

SEA WOODS HOMEOWNERS Other Party
ASSOCIATION, INC.
4309 SEA MIST DR
NEW SMYRNA BEACH, FL 32169

WILL ROBERTS
TAX COLLECTOR
*Serving to make a difference*

MOLLY H LAWRENCE
96 GLENGARRY AVE
TORONTO, ON M5M 1C9
CANADA

Title Holder

**Certified By:**

Will Roberts, CFC
Tax Collector or Authorized Designee

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

# CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

## Part 1: Tax Deed Application Information

| | | | |
|---|---|---|---|
| Applicant | KEYS FUNDING LLC - 7024<br>PO BOX 67514<br>NEWARK, NJ 07101-8009 | Application date | Apr 21, 2026 |
| Situs address | 4305 GULL CV<br>NEW SMYRNA BEACH 32169 | Yr Issued/Certificate # | 2024 / 9636 |
| Parcel owner | LAWRENCE MOLLY H<br>98 ARMOUR BLVD<br>NORTH YORK ONTARIO<br>M3H 1L7<br>CANADA | Date certificate issued | 06/01/2024 |
| | | Deed application number | 32166 |
| Property description | See last page. | Account number | 742621020150 |

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

| **Column 1**<br>Yr Issued/Certificate # | **Column 2**<br>Date of Certificate Sale | **Column 3**<br>Face Amount of Certificate | **Column 4**<br>Interest | **Column 5: Total**<br>(Column 3 + Column 4) |
|---|---|---|---|---|
| # 2024/9636 | 05/31/2024 | 7,174.58 | 358.73 | 7,533.31 |
| | | | **Part 2: Total*** | **7,533.31** |

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

| **Column 1**<br>Yr Issued/Certificate # | **Column 2**<br>Date of Other Certificate Sale | **Column 3**<br>Face Amount of Other Certificate | **Column 4**<br>Tax Collector's Fee | **Column 5**<br>Interest | **Total**<br>(Column 3 + Column 4 + Column 5) |
|---|---|---|---|---|---|
| # 2025/9487 | 05/31/2025 | 7,543.58 | 6.25 | 414.90 | 7,964.73 |
| | | | | **Part 3: Total*** | **7,964.73** |

## 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) | 15,498.04 |
| 2. Delinquent taxes paid by the applicant | 0.00 |
| 3. Current taxes paid by the applicant | 7,420.37 |
| 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) | 1,054.95 |
| 7. **Total Paid** (Lines 1-6) | 24,498.36 |

I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.

Sign here: Tim Brownson
Signature, Tax Collector or Designee

Volusia, Florida

Date 07/17/2026

*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) | 24,498.36 |
| 18. Redemption fee | 6.25 |
| 19. Total amount to redeem | 24,504.61 |

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 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 43
31-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR
7523 PG 1588

LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 43
31-4332 PER OR 7225 PGS 1867-1868 PER O (Full legal attached.)

TDA #: 32166

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 |
|---|---|---|
| 742621020150 | 4755811 | 4305 GULL CV<br>NEW SMYRNA BEACH 32169 |

**Legal Description**
LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 43 31-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR 7523 PG 1588

## Other Parcel Info

| Certificate # | Assessed Value | Homestead | Mobile Home | Improved | Bankruptcy |
|---|---|---|---|---|---|
| 2024-9636 | $459,183 | No | No | Yes | No |

**Owner of Record on Current Tax Roll**
MOLLY H LAWRENCE

**Billing Name & Address**

98 ARMOUR BLVD
NORTH YORK ONTARIO
M3H 1L7
CANADA

# 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:** 06/18/2026 **Search covers** **20 years** **through:** 06/03/2026

*Sue Servas*
Title Examiner

**General Examiner Comments:**

# APPARENT TITLE HOLDER

| Name & Address of Record | Document | Examiner Comments |
|---|---|---|
| MOLLY H LAWRENCE<br>96 GLENGARRY AVE<br>TORONTO ON M5M 1C9<br>CANADA | Order<br>Determining<br>Homestead<br>Bk:7413 Pg:3638 | |
| | Warranty Deed<br>Bk:7523 Pg:1588 | |

**Related Documents (for Reference)**

Warranty Deed
Bk:5079 Pg:4331

Quit Claim Deed
Bk:7225 Pg:1867

# 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 |
|---|---|---|
| SEA WOODS HOMEOWNERS ASSOCIATION, INC.<br>4309 SEA MIST DR<br>NEW SMYRNA BEACH FL 32169 | Sunbiz | |
| NSB REALTY TEAM, INC., REGISTERED AGENT O/B/O SEA WOODS HOMEOWNERS ASSOCIATION, INC.<br>116 FAULKNER ST.<br>SUITE 3<br>NEW SMYRNA BEACH FL 32168 | Sunbiz | |

### Related Documents (for Reference)

None found.

# OTHER DOCUMENTS

### Document Type

Property Appraiser

IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA
PROBATE DIVISION

IN RE: ESTATE OF
REGINA H. LAWRENCE

File No. 2017-11181-PRDL

Division 10

Deceased.

ORDER DETERMINING HOMESTEAD STATUS OF REAL PROPERTY
(Intestate - lineal descendants, no spouse - exempt from claims)

FILED
2017 JUN 20 PM 3:01
CLERK OF THE CIRCUIT
& CTY. COURT VOLUSIA CTY., FL
CC 52

On the petition of Molly H. Lawrence and Matthew A. Lawrence, for an order determining homestead status of real property (the "Property"), all interested persons having been served proper notice of the petition and hearing, or having waived notice thereof, the court finds that:

1. The decedent died intestate and was domiciled in Volusia County, Florida;

2. The decedent was not survived by a spouse;

3. The decedent was survived by one or more descendants;

4. At the time of death, the decedent owned and resided on the Property described in the petition; it is

ADJUDGED that the following-described Property:

Lot 15, Block N, Sea Woods, Unit 3 according to the plat thereof, as recorded in Map Book 40 , page 26, of the public records of Volusia County, Florida. Together with an easement previously granted over the Southerly 6 feet of Lot 15, Block N. Parcel Identification No. 7426-21-02-0150 a/k/a 4305 Gull Cove, New Smyrna Beach, Florida 32169

constituted the homestead of the decedent within the meaning of Section 4 of Article X of the Constitution of the State of Florida.


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ADJUDGED FURTHER that the title to the Property descended, as of the decedent's date of death, and the constitutional exemption from claims of decedent's creditors inured to the following descendants:

Molly H. Lawrence, 96 Glengarry Avenue , Toronto , Ontario M5M 1C9, daughter, as to an undivided 50% interest

Matthew A. Lawrence , 5 Timberline Court, Millstone, New Jersey 08535, son, as to an undivided 50% interest

ORDERED on June 20, 2017.

Margaret W. Hudson
Circuit Judge


© Florida Lawyers Support Services, Inc.

3/23/2018 10:25:26 AM Instrument #2018059155 #1 Book:7523 Page:1588
Doc Stamps $0.70 Transfer Amt $10.00

Prepared by:
***SID C. PETERSON, JR., ESQUIRE***
P. O. Box 428
New Smyrna Beach, FL 32170
(E-1392)

***TITLE NOT EXAMINED NOR APPROVED***
***DOCUMENT PREPARATION ONLY***

# ***WARRANTY DEED*** *(Statutory Form - Section 689.02F.S.)*

***THIS INDENTURE***, made this 8th day of ~~January~~ February, 2018. ***BETWEEN***

***MATTHEW A. LAWRENCE***

of the County of Monmouth, State of New Jersey, *Grantor* and

***MOLLY H. LAWRENCE***

whose post office address is 96 Glengarry Avenue, Toronto, Ontario M5M 1C9

of the County of Volusia, State of Florida, *Grantee*,

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

As to an undivided one-half (1/2) interest in Lot 15, Block N, Sea Woods, Unit 3 according to the plat thereof, as recorded in Map Book 40, Page 26, of the Public Records of Volusia County, Florida. Together with an easement previously granted over the Southerly 6 feet of Lot 15, Block N.

***PARCEL IDENTIFICATION NO.:*** 7426-21-02-0150

***THE ABOVE-DESCRIBED PROPERTY IS NOT THE LEGAL HOMESTEAD OF THE GRANTOR NOR IS IT CONTIGUOUS OR ADJACENT TO THE LEGAL HOMESTEAD OF THE GRANTOR WHOSE RESIDENCE IS: 5 TIMBERLINE COURT, MILLSTONE, NEW JERSEY 08535.***

***SUBJECT TO:*** (A) Taxes and assessments for the year 2018 and subsequent years; (B) All covenants, restrictions, easements and limitations of records, if any, however this reference does not operate to re-impose same; (C) Zoning ordinances that may affect subject property.

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

**"Grantor"* and *"Grantee"* are used for singular or plural, as context requires.

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

B MARCINIAK
(Witness - print name)

BY: _____
**MATTHEW A. LAWRENCE**

Danielle M Perkins
Danielle M. Perkins
(Witness - print name)

***STATE OF*** NEW JERSEY

***COUNTY OF*** Monmouth

***I HEREBY CERTIFY,*** that on this 8 day of ~~January~~ FEBRUARY, 2018, before me personally appeared, **MATTHEW A. LAWRENCE**, who is personally known to me or who has produced PASSPORT EARS as identification and who executed the foregoing instrument, and who acknowledged before me that she executed the same.

***WITNESS*** my signature and official seal at FREEHOLD, in the County of MONMOUTH, State of NEW JERSEY, the day and year last aforesaid.

_____
Notary Public
Commission No.:
My Commission Expires

BERNARD MARCINIAK
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires 9/9/2020

05/22/2003 15:58
Doc stamps 1484.00
(Transfer Amt $ 212000)
Instrument # 2003-122519
**Book: 5079**
**Page: 4331**

**Prepared By and Return To:**
Suzanne L. Malek
Fidelity National Title Insurance
Company of New York
2244 State Road #44
New Smyrna Beach, FL 32168

**File No.** 03-015-2600268

**Property Appraiser's Parcel I.D.(folio) Number(s)**
7426-21-02-0150

SS#: _____

# WARRANTY DEED

**THIS WARRANTY DEED** dated May 15, 2003, by Steadman A. Parker, a single man , Individually and as Trustee of the Steadman A. Parker Revocable Trust dated February 9, 2002, hereinafter called the grantor, to Alan E. Lawrence and Regina H Lawrence, husband and wife whose post office address is ,190 Midland Ave, Glen Ridge, NJ 07028 , hereinafter called the grantee:

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

**WITNESSETH:** That the grantor, for and in consideration of the sum of $10.00 and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys, and confirms unto the grantee, all the certain land situated in Volusia County, Florida, viz:

Lot 15, Block N, Sea Woods, Unit 3, according to the plat thereof, as recorded in Map Book 40, Page 26 of the Public Records of Volusia County, Florida. Together with an easement previously granted over the Southerly 6 feet of Lot 15, Block N

Subject to easements, restrictions, reservations, and limitations of record, if any.

**TOGETHER** with all the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining.

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

**AND** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple;
that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2002.

Book: 5079
Page: 4332
Diane M. Matousek
Volusia County, Clerk of Court

**IN WITNESS WHEREOF,** the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Suzanne L. Malek
(Witness Signature)
SUZANNE L. MALEK
(Print Name of Witness)

(Witness Signature)
JUDITH A. REIKER
(Print Name of Witness)

Steadman A. Parker, IIEE
Steadman A. Parker, Individually and as Trustee

6310 E Mountain Wood Dr
Tucson, AZ 85739
(Address and Phone Number)

STATE of FLORIDA

COUNTY of VOLUSIA

**I HEREBY CERTIFY** that on this day, before me, an Officer duly authorized in the State aforesaid and the County aforesaid to take acknowledgements, personally appeared STEADMAN A. PARKER

to me known to be the person(s) described in or who has/have produced DL as identification and who executed the foregoing instrument and he/she/they acknowledged before me that he/she/they executed the same.

**WITNESS** my hand and official seal in the County and State last aforesaid this 13th day of MAY, 2003.

Suzanne L. Malek
Notary Signature

Printed Notary Name

My commission expires: _____

Suzanne L. Malek
MY COMMISSION # DD062196
October 2, 2005
BONDED THRU TROY FAIN INSURANCE, INC.

03/07/2016 11:45 AM
Doc stamps .70
(Transfer Amt $ 10)
Instrument# 2016-040826 # 1
Book: 7225
Page: 1867

*Return to and Prepared by:*
***PHILIP B. PETERSON, ESQ.***
***P. O. Box 428***
***New Smyrna Beach, FL 32170***

**TITLE NOT EXAMINED NOR APPROVED**
**DOCUMENT PREPARATION ONLY**

# QUIT CLAIM DEED

**THIS INDENTURE**

*(Wherever used herein, the term "party" shall include the heirs, personal representatives, successors and/or assigns of the respective parties hereto; the use of singular number shall include the plural, and the plural the singular; the use of any gender shall include all genders; and, if used, the term "note" shall include all the notes herein described if more than one)).*

**MADE THIS** 24th day of February, 2016, between

***ALAN E. LAWRENCE,***

of the State of Florida, party of the first part, and

***REGINA H. LAWRENCE,***

whose post office address is 4305 Gull Cove, New Smyrna Beach, FL 32169, party of the second part,

**WITNESSETH,** that the said party of the first part, for and in consideration of the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION, in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has remised, released and quit claimed, and by these presents does remise, release and quit claim unto the said party of the second part all the right, title, interest, claim and demand which the said party of the first part has in and to the following described lots, pieces or parcels of land, situate lying and being in the County of Volusia, State of Florida, to-wit:

Lot 15, Block N, Sea Woods, Unit 3, according to the plat thereof, as recorded in Map Book 40, page 26, of the public records of Volusia County, Florida.
Together with an easement previously granted over the Southerly 6 feet of Lot 15, Block N.

PARCEL NO.: 7426-21-02-0150

THIS IS AN INTERSPOUSAL CONVEYANCE PURSUANT TO THE MARITAL SETTLEMENT AGREEMENT DATED JANUARY 19, 2016, IN VOLUSIA COUNTY CASE NO.: 2015-12930-FMDL.

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

Instrument# 2016-040826 # 2
Book: 7225
Page: 1868
Diane M. Matousek
Volusia County, Clerk of Court

**IN WITNESS WHEREOF,** the said party of the first part has hereunto set their hands and seals the day and year first above written.

Signed, Sealed and Delivered
in our presence:

_____ (SEAL)
***ALAN E. LAWRENCE***

Philip B Peterson
(Witness - print name)

Paula K. Hathaway
PAULA K HATHAWAY
(Witness - print name)

STATE OF FLORIDA
COUNTY OF VOLUSIA

**I HEREBY CERTIFY** that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, ***ALAN E. LAWRENCE,*** to me well known to be the person described in, or who produced N/A as identification, and who executed the foregoing instrument and he acknowledged before me that he executed the same freely and voluntarily for the purposes therein expressed.

**WITNESS** our hands and official seals at NEW SMYRNA BEACH, FL, this 24th day of February, 2016.

Paula K. Hathaway
PAULA K. HATHAWAY
(Notary - print name)
Notary Public, State of Florida
Commission No.:
My Commission Expires:

PAULA K. HATHAWAY
MY COMMISSION EXPIRES
June 14, 2018
#FF 123657
Bonded thru
Troy Fain - Insurance
NOTARY PUBLIC, STATE OF FLORIDA

Sunbiz.org DIVISION of CORPORATIONS
an official State of Florida website



# Detail by Entity Name

Florida Not For Profit Corporation
SEA WOODS HOMEOWNERS ASSOCIATION, INC.

**Filing Information**

| | |
|---|---|
| **Document Number** | 760376 |
| **FEI/EIN Number** | 59-1299564 |
| **Date Filed** | 10/12/1981 |
| **State** | FL |
| **Status** | ACTIVE |

**Principal Address**

4309 Sea Mist Dr
New Smyrna Beach, FL 32169

Changed: 02/06/2025

**Mailing Address**

4309 Sea Mist Dr
New Smyrna Beach, FL 32169

Changed: 02/06/2025

**Registered Agent Name & Address**

NSB Realty Team, Inc.
116 FAULKNER ST.
Suite 3
New Smyrna Beach, FL 32168

Name Changed: 02/06/2025

Address Changed: 04/28/2026
Registered Agent Resigned: 10/21/2024

**Officer/Director Detail**

**Name & Address**

Title Director

BANKS, JANICE
4309 Sea Mist Dr
New Smyrna Beach, FL 32169

Title Treasurer

SLADE, NANCY
4309 Sea Mist Dr
New Smyrna Beach, FL 32169

Title VP

FERGUSON, ELIZABETH
4309 Sea Mist Dr
New Smyrna Beach, FL 32169

Title Director

BRANNNING, JESSICA
4309 Sea Mist Dr
New Smyrna Beach, FL 32169

Title President

Everett, William
4309 Sea Mist Dr
New Smyrna Beach, FL 32169

**Annual Reports**

| Report Year | Filed Date |
|---|---|
| 2025 | 02/06/2025 |
| 2025 | 04/22/2025 |
| 2026 | 04/28/2026 |

**Document Images**

| | |
|---|---|
| 04/28/2026 -- ANNUAL REPORT | View image in PDF format |
| 04/22/2025 -- AMENDED ANNUAL REPORT | View image in PDF format |
| 02/06/2025 -- ANNUAL REPORT | View image in PDF format |
| 10/21/2024 -- Reg. Agent Resignation | View image in PDF format |
| 02/26/2024 -- ANNUAL REPORT | View image in PDF format |
| 08/02/2023 -- AMENDED ANNUAL REPORT | View image in PDF format |
| 04/24/2023 -- ANNUAL REPORT | View image in PDF format |
| 03/10/2022 -- ANNUAL REPORT | View image in PDF format |
| 03/17/2021 -- ANNUAL REPORT | View image in PDF format |
| 03/10/2020 -- ANNUAL REPORT | View image in PDF format |
| 02/21/2019 -- ANNUAL REPORT | View image in PDF format |
| 02/20/2018 -- ANNUAL REPORT | View image in PDF format |
| 03/18/2017 -- ANNUAL REPORT | View image in PDF format |
| 04/16/2016 -- ANNUAL REPORT | View image in PDF format |
| 04/07/2015 -- ANNUAL REPORT | View image in PDF format |

| | |
|---|---|
| 03/16/2014 -- ANNUAL REPORT | View image in PDF format |
| 03/06/2013 -- ANNUAL REPORT | View image in PDF format |
| 02/29/2012 -- ANNUAL REPORT | View image in PDF format |
| 02/11/2011 -- ANNUAL REPORT | View image in PDF format |
| 03/17/2010 -- ANNUAL REPORT | View image in PDF format |
| 03/12/2009 -- ANNUAL REPORT | View image in PDF format |
| 03/20/2008 -- ANNUAL REPORT | View image in PDF format |
| 03/19/2007 -- ANNUAL REPORT | View image in PDF format |
| 04/28/2006 -- ANNUAL REPORT | View image in PDF format |
| 05/03/2005 -- ANNUAL REPORT | View image in PDF format |
| 04/29/2004 -- ANNUAL REPORT | View image in PDF format |
| 02/27/2003 -- ANNUAL REPORT | View image in PDF format |
| 04/11/2002 -- ANNUAL REPORT | View image in PDF format |
| 05/18/2001 -- ANNUAL REPORT | View image in PDF format |
| 05/16/2000 -- ANNUAL REPORT | View image in PDF format |
| 05/05/1999 -- ANNUAL REPORT | View image in PDF format |
| 05/13/1998 -- ANNUAL REPORT | View image in PDF format |
| 05/13/1997 -- ANNUAL REPORT | View image in PDF format |
| 05/01/1996 -- ANNUAL REPORT | View image in PDF format |
| 04/14/1995 -- ANNUAL REPORT | View image in PDF format |

Volusia County Property Appraiser
Larry Bartlett, JD, CFA
We Value Volusia

**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:** | 4755811 |
| **Parcel ID:** | 742621020150 |
| **Township-Range-Section:** | 17 - 34 - 26 |
| **Subdivision-Block-Lot:** | 21 - 02 - 0150 |
| **Owner(s):** | LAWRENCE MOLLY H - FS - Fee Simple - 100% |
| **Mailing Address On File:** | 98 ARMOUR BLVD<br>NORTH YORK ONTARIO<br>M3H 1L7 CANADA |
| **Physical Address:** | 4305 GULL CV, NEW SMYRNA BEACH 32169 |
| **Building Count:** | 1 |
| **Neighborhood:** | 4864 - SEA WOODS UNIT I MB 38 P65 |
| **Subdivision Name:** | |
| **Property Use:** | 0100 - SINGLE FAMILY |
| **Tax District:** | 601-NEW SMYRNA BEACH |
| **2025 Final Millage Rate:** | 16.337 |
| **Homestead Property:** | No |
| **Agriculture Classification:** | No |
| **Short Description:** | LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 43 31-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR 7523 PG 1588 |

## 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:** | $316,733 | $316,183 | $315,225 |
| **Just/Market Value:** | $156,500 | $143,000 | $143,000 |
| | $473,233 | $459,183 | $458,225 |

## Working Tax Roll Values by Taxing Authority

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

| Tax Authority | | Just/Market Value | Assessed Value | Ex/10CAP | Taxable Value | Millage Rate | Estimated Taxes |
|---|---|---|---|---|---|---|---|
| 0017 | CAPITAL IMPROVEMENT | $473,233 | $473,233 | $0 | $473,233 | 1.5000 | $709.85 |
| 0012 | DISCRETIONARY | $473,233 | $473,233 | $0 | $473,233 | 0.7480 | $353.98 |
| 0011 | REQ LOCAL EFFORT | $473,233 | $473,233 | $0 | $473,233 | 3.0310 | $1,434.37 |
| 0050 | GENERAL FUND | $473,233 | $469,295 | $3,938 | $469,295 | 3.2007 | $1,502.07 |
| 0053 | LAW ENFORCEMENT FUND | $473,233 | $469,295 | $3,938 | $469,295 | 1.5994 | $750.59 |
| 0055 | LIBRARY | $473,233 | $469,295 | $3,938 | $469,295 | 0.3697 | $173.50 |

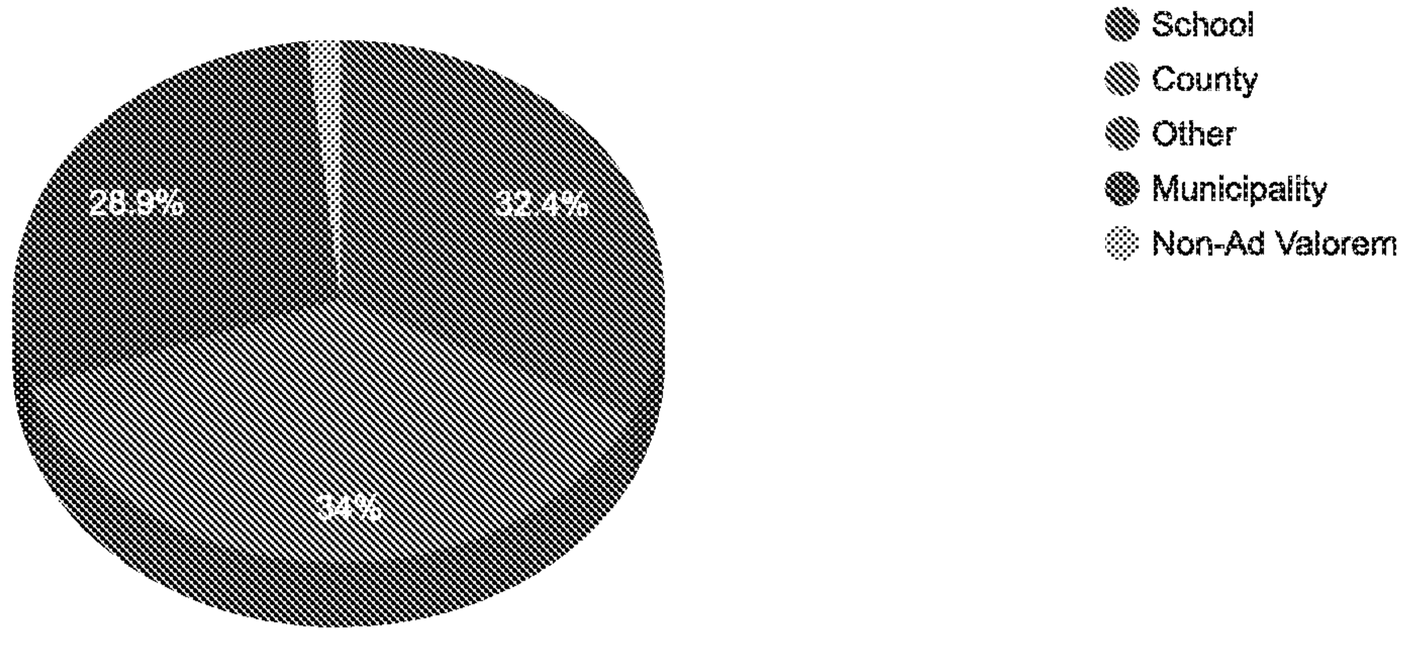
| | | | | | | | |
|---|---|---|---|---|---|---|---|
| 0520 | MOSQUITO CONTROL | $473,233 | $469,295 | $3,938 | $469,295 | 0.1573 | $73.82 |
| 0530 | PONCE INLET PORT AUTHORITY | $473,233 | $469,295 | $3,938 | $469,295 | 0.0660 | $30.97 |
| 0058 | VOLUSIA ECHO | $473,233 | $469,295 | $3,938 | $469,295 | 0.2000 | $93.86 |
| 0057 | VOLUSIA FOREVER | $473,233 | $469,295 | $3,938 | $469,295 | 0.2000 | $93.86 |
| 0065 | FLORIDA INLAND NAVIGATION DISTRICT | $473,233 | $469,295 | $3,938 | $469,295 | 0.0270 | $12.67 |
| 0120 | SOUTH EAST VOLUSIA HOSPITAL AUTHORITY | $473,233 | $469,295 | $3,938 | $469,295 | 0.3101 | $145.53 |
| 0060 | ST JOHN'S WATER MANAGEMENT DISTRICT | $473,233 | $469,295 | $3,938 | $469,295 | 0.1793 | $84.14 |
| 0272 | NEW SMYRNA BCH I&S 2018 | $473,233 | $469,295 | $3,938 | $469,295 | 0.1115 | $52.33 |
| 0270 | NEW SMYRNA BEACH | $473,233 | $469,295 | $3,938 | $469,295 | 4.6370 | $2,176.12 |
| | | | | | | 16.3370 | $7,687.66 |

## Non-Ad Valorem Assessments

| Project | #Units | Rate | Amount |
|---|---|---|---|
| 6012-NSB STORMWATER | 1.00 | $125 | $62.50 |

| | |
|---|---|
| Estimated Ad Valorem Tax: | $7,687.66 |
| Estimated Non-Ad Valorem Tax: | $62.50 |
| **Estimated Taxes:** | **$7,750.16** |
| Estimated Tax Amount without SOH/10CAP ⓘ | $7,793.71 |

**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 | $143,000 | $316,183 | $459,183 | $426,632 | $0 | $426,632 | $0 |
| 2024 | $143,000 | $315,225 | $458,225 | $387,848 | $0 | $387,848 | $0 |
| 2023 | $150,000 | $302,553 | $452,553 | $352,589 | $0 | $352,589 | $0 |
| 2022 | $90,000 | $266,998 | $356,998 | $320,535 | $0 | $320,535 | $0 |
| 2021 | $95,000 | $196,395 | $291,395 | $291,395 | $0 | $291,395 | $0 |
| 2020 | $114,500 | $193,068 | $307,568 | $307,568 | $0 | $307,568 | $0 |
| 2019 | $114,500 | $188,926 | $303,426 | $298,867 | $0 | $298,867 | $0 |
| 2018 | $75,000 | $196,697 | $271,697 | $271,697 | $0 | $271,697 | $0 |
| 2017 | $75,000 | $192,011 | $267,011 | $187,265 | $50,000 | $137,265 | $79,746 |

## Land Data

| # | Land Use | Ag | Type | Units | Acres | Sq Feet | FF | Depth | Rate | Just Value |
|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 0108-IMP ATCHD UT SEP OWNED | N | U-UNIT | 1 | | | | | 156,500 | $156,500 |
| | | | | | | | | **Total Land Value:** | | $156,500 |

## Building(s) - Residential

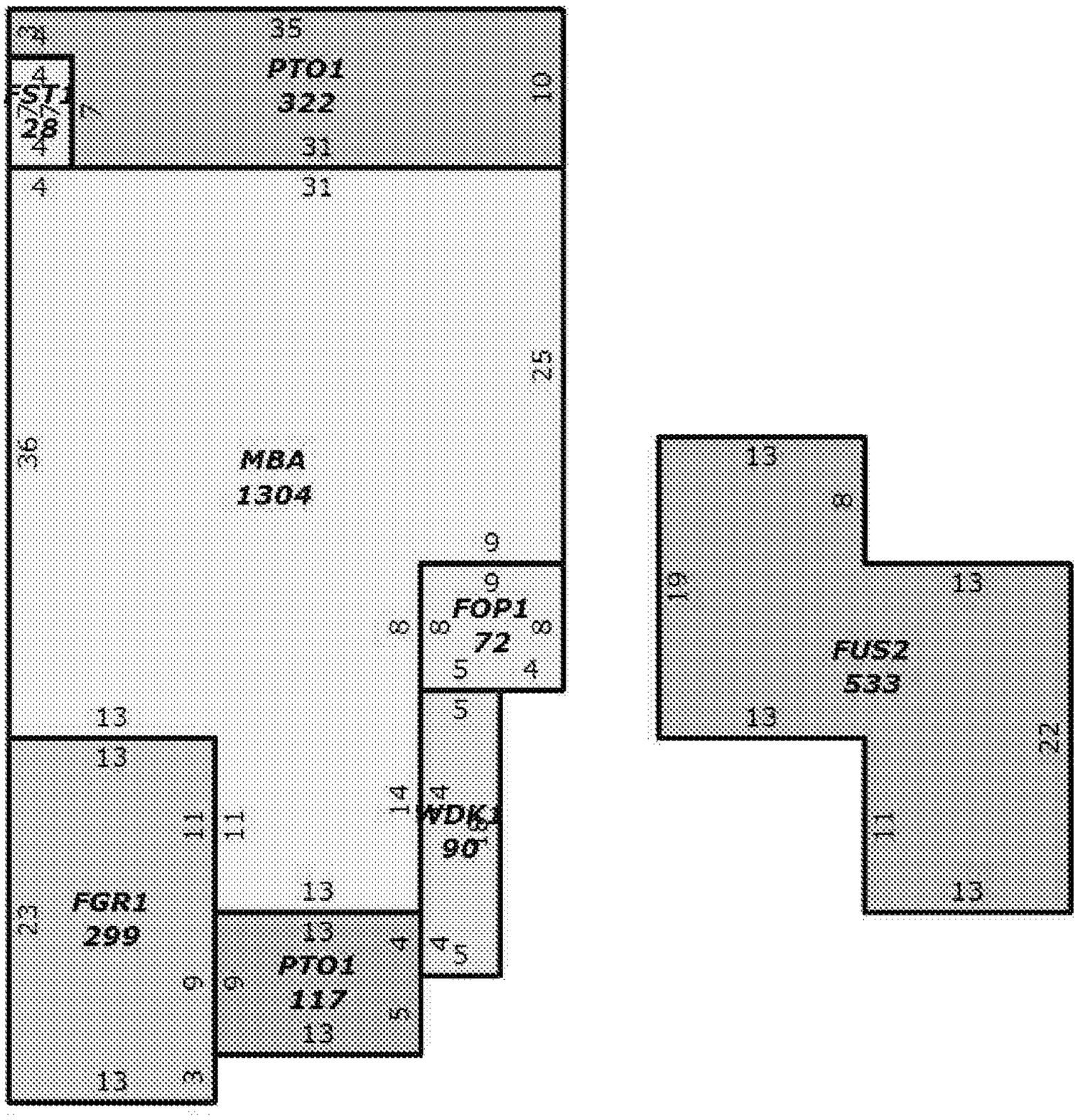
### Card (Bldg) #: 1

| | | | | | |
|---|---|---|---|---|---|
| **Style:** | | **# Stories:** | 2 | **2 Fixture Baths:** | 0 |
| **Description:** | R1 - Single Family | **# Bedrooms:** | 3 | **3 Fixture Baths:** | 2 |
| **Quality Grd:** | 325 | **Floor Type:** | 14 - CARPET | **4 Fixture Baths:** | 0 |
| **Arch Design:** | | **Wall Type:** | 5 - DRYWALL | **5 Fixture Baths:** | 0 |
| **Year Built:** | 1987 | **Exterior Wall:** | 13 - WOOD - PREFAB WOOD PANEL | **6 Fixture Baths:** | 0 |
| **Total SFLA:** | 1,837 | | | **7 Fixture Baths:** | 0 |
| **HVAC:** | Y - AIR CONDITIONING | **Foundation:** | 3 - CONCRETE SLAB | **Add'l Fixtures:** | 0 |
| **Heat Method:** | 6 - FORCED DUCTED | **Roof Cover:** | 3 - ASPHALT SHINGLE | | |
| **Heat Source:** | 1 - ELECTRICITY | **Roof Type:** | 03 - GABLE | | |
| | | **FPL:** | / / | | |

**Total Building Value: $316,733**

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

| Description | Area | Year Built |
|---|---|---|
| MAIN BUILDING | 1304 | |
| Patio | 322 | |
| Finished Utility | 28 | |
| Porch, Open Finished | 72 | |
| Upper Story, Finished | 533 | |
| Patio | 117 | |
| Finished Garage | 299 | |
| Wood Deck | 90 | |
| **Total Building Area** | 2,765 | |




## 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 |
|---|---|---|---|---|---|---|
| 7523 / 1588 | 2018059155 | 02/08/2018 | WD-WARRANTY DEED | | IMPROVED | $100 |
| 7413 / 3638 | 2017122310 | 06/20/2017 | OR-ORDER | UNQUALIFIED | IMPROVED | $100 |
| 7225 / 1867 | 2016040826 | 02/24/2016 | QC-QUIT CLAIM DEED | UNQUALIFIED | IMPROVED | $100 |
| 5079 / 4331 | 2003122519 | 05/15/2003 | WD-WARRANTY DEED | UNQUALIFIED | IMPROVED | $212,000 |
| 4866 / 4482 | 2002110640 | 05/15/2002 | WD-WARRANTY DEED | UNQUALIFIED | IMPROVED | $10 |
| 3021 / 1330 | | 07/15/1987 | WD-WARRANTY DEED | UNQUALIFIED | IMPROVED | $107,000 |

## 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 |
|---|---|---|---|---|
| LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 4331-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR 7523 PG 1588 | 601 | 17 - 34 - 26 | 21 - 02 - 0150 | 25-MAR-85 |

## 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 |
|---|---|---|---|
| 03/06/2002 | 38816 | ADDITIONS/ALTERATION | $4,800 |
| 01/01/1986 | 9987 | 1/2 DUPLEX EMM BY MED | $71,916 |

# WILL ROBERTS
# TAX COLLECTOR
*Serving to make a difference*

## TAX DEED APPLICATION COVER LETTER

**Account #:** 742621020150
**Tax Deed #:** 32166
**Situs Address:** 4305 GULL CV

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

**Tax Deed Applicant**
KEYS FUNDING LLC - 7024
PO BOX 67514
NEWARK, NJ 07101-8009

**Owner on Current Tax Roll**
(1)
LAWRENCE MOLLY H
98 ARMOUR BLVD
NORTH YORK ONTARIO
M3H 1L7
CANADA

REGISTERED MAIL

**Billing Address on Current Tax Roll**

**Additional Parties, Per Search**
(2) NSB REALTY TEAM, INC., Other Party
REGISTERED AGENT O/B/O
SEA WOODS HOMEOWNERS
ASSOCIATION, INC.
116 FAULKNER ST.
SUITE 3
NEW SMYRNA BEACH, FL 32168

(3) SEA WOODS HOMEOWNERS Other Party
ASSOCIATION, INC.
4309 SEA MIST DR
NEW SMYRNA BEACH, FL 32169

# WILL ROBERTS
# TAX COLLECTOR
*Serving to make a difference*

REGISTERED MAIL (4) ☆

MOLLY H LAWRENCE
96 GLENGARRY AVE
TORONTO, ON M5M 1C9
CANADA

Title Holder

**Certified By:**

Will Roberts, CFC
Tax Collector or Authorized Designee

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

**Poitras, Beth A**

---

**From:** Timothy Brownson <TBrownson@volusiatax.gov>
**Sent:** Friday, July 17, 2026 8:03 AM
**To:** taxdeeds
**Cc:** taxdeeds
**Subject:** CERT #9636-24 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 #9636-24 in a few moments, the Billing Address on Current Tax Roll is as follows:
LAWRENCE MOLLY H
98 ARMOUR BLVD
NORTH YORK ONTARIO
M3H 1L7
CANADA

Also the owner of Record for the base tax year is as follows:
LAWRENCE MOLLY H
98 ARMOUR BLVD
NORTH YORK ONTARIO M3H 1L7
CANADA

ADV

(5) SN (VOL) **SITUS ADDRESS**
**4305 GULL CV,**
**NEW SMYRNA BEACH,**
**32169**

LAWRENCE MOLLY H

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

WILL ROBERTS
TAX COLLECTOR
*Serving to make a difference*

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

# LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

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


Attn: Tax Deed Division

July 24, 2026

**Payment Due: August 24, 2026**

KEYS FUNDING LLC - 7024
PO BOX 67514
NEWARK NJ 07101-8009

RE: CERTIFICATE NUMBER: **9636-24**
PARCEL ID NUMBER: **742621020150**

## 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] | | 116.92 |
| Clerk of Court Advertising Fee [per Sect. 197.512] | | 56.00 |
| Sheriff's Fee [per Sect. 197.522(2)] | | 40.00 |
| Sheriff's Return Postage Fee [per Sect. 197.522(2)] | | 1.00 |
| Recorded Notice of Application Fee | | 10.00 |
| Recording Affidavit of Publication [197.512(3) & 28.24] | | 10.00 |
| Clerk of Court Certificate [per Sect. 28.24] | | 7.00 |
| Notice for Newspaper [per Sect. 28.24] | | 7.00 |
| Recording Fee for Tax Deed [per Sect. 28.24] | | 8.50 |
| Documentary Stamp Tax [per Sect. 201.02] | | 174.30 |
| Electronic Auction Fee [per Sect. 197.542(4)(c)] | | 69.00 |
| **TOTAL DUE** | **$** | **559.72** |

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.: **9636-24**
AMOUNT ENCLOSED: **$559.72**

MAKE CHECK PAYABLE TO:
**Clerk of the Circuit Court**

Applicant's Name & Address:
KEYS FUNDING LLC - 7024
PO BOX 67514
NEWARK NJ 07101-8009

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

CL-0142-1910

# Applicant's Deposit

CERTIFICATE NUMBER: 9636-24

## Recording & Receipting Payment Breakdown

| | | |
|---|---|---|
| Clerk of Court Statutory Fee | (TAXDE) | $ 60.00 |
| Postage | (PO) | 116.92 |
| Advertising Fee | (ADVER) | 56.00 |
| Sheriff's Fee | (SOFEE) | 40.00 |
| Sheriff's Return Postage Fee | (PO) | 1.00 |
| Record Proof of Publication Fee | (TDPP) | 10.00 |
| Clerk of Court Certificate | (TDCER) | 7.00 |
| Notice for Newspaper | (TDNN) | 7.00 |
| Recorded Notice of Application Fee | (TDREC) | 10.00 |
| Recording Fee for Tax Deed | (TDREC) | 8.50 |
| Recording Fee for Tax Deed | (TDESC) | - |
| Documentary Stamp Tax | (TDAUC) | 174.30 |
| Electronic Auction Fee | | 69.00 |
| TOTAL DEPOSIT | | $ 559.72 |

Laura E. Roth
Clerk of Court Volusia County, Florida
Official Records: 7/30/2026 3:29 PM
Receipt: 303145254 Drawer: 155216

KEYS FUNDING LLC - 7024
Operator: spearson

Instrument #: 2026137944 Type: NO
Book #: 8885 Page #: 3196 Time: 3:29 PM

| | |
|---|---|
| Recording Fee: | $10.00 |
| 1 Tax Deed Processing Fee - $60.00 | $60.00 |
| 11692 Postage - $0.01 | $116.92 |
| 5600 Advertising Fee - $0.01 | $56.00 |
| 4000 Sheriffs Fee/Tax Deed - $0.01 | $40.00 |
| 100 Postage - $0.01 | $1.00 |
| 1 Tax Deed Proof of Pub / Cert Mail Record - $10.00 | $10.00 |
| 1 Tax Deed Certificate Sign and Seal - $7.00 | $7.00 |
| 1 Notice for Newspaper Sign and Seal - $7.00 | $7.00 |
| 1 Recording - $8.50 | $8.50 |
| 17430 Tax Deed Deposit Escrow Doc Stamps only - $0.01 | $174.30 |
| 6900 Tax Deed Auction Fee - $0.01 | $69.00 |
| CERT#9636-24 / KEYS FUNDING LLC - 7024 | |
| Subtotal: | $559.72 |
| Sales Tax: | $0.00 |
| Due: | $559.72 |
| CHK# 3471357 | $559.72 |

# LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

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


Attn: Tax Deed Division

July 24, 2026

**Payment Due: August 24, 2026**

KEYS FUNDING LLC - 7024
PO BOX 67514
NEWARK NJ 07101-8009

RE: CERTIFICATE NUMBER: **9636-24**
PARCEL ID NUMBER: **742621020150**

## 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] | | 116.92 |
| Clerk of Court Advertising Fee [per Sect. 197.512] | | 56.00 |
| Sheriff's Fee [per Sect. 197.522(2)] | | 40.00 |
| Sheriff's Return Postage Fee [per Sect. 197.522(2)] | | 1.00 |
| Recorded Notice of Application Fee | | 10.00 |
| Recording Affidavit of Publication [197.512(3) & 28.24] | | 10.00 |
| Clerk of Court Certificate [per Sect. 28.24] | | 7.00 |
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| Recording Fee for Tax Deed [per Sect. 28.24] | | 8.50 |
| Documentary Stamp Tax [per Sect. 201.02] | | 174.30 |
| Electronic Auction Fee [per Sect. 197.542(4)(c)] | | 69.00 |
| **TOTAL DUE** | **$** | **559.72** |

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.: **9636-24**
AMOUNT ENCLOSED: **$559.72**

MAKE CHECK PAYABLE TO:
**Clerk of the Circuit Court**

Applicant's Name & Address:
KEYS FUNDING LLC - 7024
PO BOX 67514
NEWARK NJ 07101-8009

CLERK OF THE CIR... CITY COURT VOLUSIA ... CC 40
2026 JUL 30 PM 12:47
FILED

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

CL-0142-1910

7/30/2026 3:29:55 PM
Instrument# 2026137944 1 page
Book: 8885 Page: 3196
Electronically Recorded By
Volusia County Clerk of the Court

# NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **KEYS FUNDING LLC - 7024** 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. **9636-24** Year of Issuance **JUNE 1, 2024**

Description of Property **742621020150**
**LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 4331-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR 7523 PG 1588**

Name in which assessed **LAWRENCE MOLLY H**

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 **27TH** day of **OCTOBER**, **2026** at **9:00 O'CLOCK A.M. or any subsequently scheduled sale date.**

Dated 7/30/2026.

**LAURA E. ROTH**
CLERK OF THE CIRCUIT COURT

By: S PEARSON
**S PEARSON**
**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.

**SEPTEMBER 24, 2026**

CL-0403-1810

To:
**Property Appraiser - County of Volusia**

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

Date: 8/24/26

Pages: 3

Completed by: Laura Huff

Date: 08/24/2026

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

Tax Deed Sale Date: **OCTOBER 27, 2026**

8.25.26 Changes Updated SL

| Certificate Number | Parcel ID Number | Name in which assessed in base year | Name & Address on Current Tax Roll |
|---|---|---|---|
| 2-24 | 372500000090 | NELSON SANDRA L | NELSON SANDRA L<br>2120 NELSON AVE<br>SEVILLE FL 32190 |
| 426-24 | 403501002030 | SAPP SEAN MICHAEL | SAPP SEAN MICHAEL<br>197 GREENWOOD AVE<br>ORMOND BEACH FL 32174 |
| 1595-24 | 701820010410 | 634 S SPRING GARDEN AVE LLC | 634 S SPRING GARDEN AVE LLC<br>208 NE 25TH AVE<br>POMPANO BEACH FL 33062 |
| 1960-24 | 800401710150 | DANIEL JACQUELINE MARIE | DANIEL JACQUELINE MARIE<br>1421 W NEW YORK AVE<br>ORANGE CITY FL 32763 |
| 2366-24 | 900801020380 | GRANDALL DAVID LUTHER<br>GRANDALL SCHYLER ZOE | GRANDALL DAVID LUTHER<br>102 S OAK TREE DR<br>DEBARY FL 32713 |
| 3083-23 | 613301130200 | INGHRAM LEO R<br>INGHRAM MARGARET M | INGHRAM LEO R<br>INGHRAM MARGARET M<br>PO BOX 122<br>CEDAR GROVE WV 25039 |
| 4616-23 | 910100000002 | RIGGS RONALD W JR | RIGGS RONALD W JR<br>1199 MICHAEL AVE<br>DELTONA FL 32738 |

| | | | |
|---|---|---|---|
| 5540-24 | 523836090110 | CENTRAL FLORIDA COMMUNITY DEVELOPMENT CORP INC | FLAGSTONE COMMUNITY DEVELOPMENT CORPORAT<br>760 WHITE ST<br>DAYTONA BEACH FL 32114 |
| 5546-24 | 523836100090 | BRUCE ANNA TRS BERNICE M JACKSON TRUST | BRUCE ANNA TRS<br>BERNICE M JACKSON TRUST<br>229 FULTON ST<br>DAYTONA BEACH FL 32114 |
| 6111-24 | 530519020409 | HANNA DONALD L JR | HANNA DONALD L JR<br>935 N HALIFAX AVE UNIT 409<br>DAYTONA BEACH FL 32118 |
| 6545-24 | 533870000130 | WILLIAMS SUPREME BUILDERS LLC | WILLIAMS SUPREME BUILDERS LLC<br>1500 BEVILLE RD STE 606<br>DAYTONA BEACH FL 32114 |
| 6889-24 | 533984000090 | ASHLEY ERIC M SR ASHLEY CATHY D | ASHLEY ERIC M SR<br>ASHLEY CATHY D<br>113 PINE TREE DR<br>ORMOND BEACH FL 32174 |
| 7380-24 | 631504110510 | CERIO CAROLYN NANCY | BIBBEE REAL ESTATE LLC<br>26246 WESLEY CHAPEL BLVD UNIT 137<br>LUTZ FL 33559 Pulled to request Additional Deposits |
| 9636-24 | 742621020150 | LAWRENCE MOLLY H | LAWRENCE MOLLY H<br>98 ARMOUR BLVD<br>NORTH YORK ONTARIO<br>M3H 1L7 CANADA |
| 10095-23 | 853812000901 | ROY JOHN L ETAL | ROY JOHN L ETAL<br>116 MEADOWBROOK<br>MOORE OK 73160 |
| 10826-23 | 910302030171 | BARON JEFFREY A | BARON JEFFREY A<br>1072 GUERRERO STREET<br>SAN FRANCISCO CA 94110 |
| 10909-23 | 910302030161 | BARON JEFFREY A | BARON JEFFREY A<br>1072 GUERRERO STREET<br>SAN FRANCISCO CA 94110 |
| 11003-21 | 722603000331 | FLORIDA FARMS SERVICE INC | FLORIDA FARMS SERVICE INC<br>20 S 6TH ST<br>FERNANDINA BEACH FL 32034 |

| | | | |
|---|---|---|---|
| 11114-23 | 91010000009A | LUCK EUGENE F TR | LUCK EUGENE F TR<br>1730 DOGWOOD PL<br>JACKSONVILLE FL 32210 2202 |
| 12136-23 | 734403002151 | NRLL EAST LLC | NRLL EAST LLC<br>1 MAUCHLY<br>IRVINE CA 92618 |
| 13852-19 | 830401010360 | WITTENBERG SHIRLEY | WITTENBERG SHIRLEY<br>8420 ARBOR LN<br>WISCONSIN RAPIDS WI 54494 |

To:
**Property Appraiser - County of Volusia**

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

| | |
|---|---|
| Date: | 8/24/26 |
| Pages: | 3 |
| Completed by: | Laura Huff |
| Date: | 08/24/2026 |

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

Tax Deed Sale Date: **OCTOBER 27, 2026**

8-25-26 Changes Updated SL

| CERTIFICATE NUMBER | PARCEL ID NUMBER | INFORMATION REFLECTED ON MOST RECENT CERTIFIED TAX ROLL | |
|---|---|---|---|
| | | HOMESTEAD? YES OR NO | ASSESSED VALUE |
| 2-24 | 372500000090 | YES ✓ | $177,056 |
| 426-24 | 403501002030 | NO ✓ | $84,956 |
| 1595-24 | 701820010410 | NO ✓ | $183,935 |
| 1960-24 | 800401710150 | YES ✓ | $66,230 |
| 2366-24 | 900801020380 | YES ✓ | $51,924 |
| 3083-23 | 613301130200 | NO ✓ | $742 |
| 4616-23 | 910100000002 | NO ✓ | $556 |

| | | | |
|---|---|---|---|
| 5540-24 | 523836090110 | NO ✓ | $62,224 |
| 5546-24 | 523836100090 | NO ✓ | $151,633 |
| 6111-24 | 530519020409 | YES ✓ | $60,452 |
| 6545-24 | 533870000130 | NO ✓ | $13,163 |
| 6889-24 | 533984000090 | NO ✓ | $45,087 |
| 7380-24 | 631504110510 | NO ✓ | $102,723 Pulled to request additional Deposits |
| 9636-24 | 742621020150 | NO ✓ | $426,632 |
| 10095-23 | 853812000901 | NO ✓ | $370 |
| 10826-23 | 910302030171 | NO ✓ | $320 |
| 10909-23 | 910302030161 | NO ✓ | $330 |
| 11003-21 | 722603000331 | NO ✓ | $258 |

| | | | |
|---|---|---|---|
| 11114-23 | 91010000009A | NO ✓ | $455 |
| 12136-23 | 734403002151 | NO ✓ | $1,080 |
| 13852-19 | 830401010360 | NO ✓ | $781 |

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

# WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **OCTOBER 27, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 9636-24

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

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

LAWRENCE MOLLY H
98 ARMOUR BLVD
NORTH YORK ONTARIO
M3H 1L7 CANADA

DATED THIS 4TH DAY OF SEPTEMBER, 2026.

9636-24 OCTOBER 27, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **KEYS FUNDING LLC - 7024** 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.: **9636-24** Name in which assessed: **LAWRENCE MOLLY H**
Description of Property: **Parcel # 742621020150 LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 4331-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR 7523 PG 1588.**

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 **OCTOBER 27, 2026 at 9:00 o'clock A.M.**

Dated this 4TH day of SEPTEMBER, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$25,959.99**
OPENING BID AMOUNT: $25,936.74

**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.: **9636-24**
Date of Sale: **OCTOBER 27, 2026**

REDEMPTION AMOUNT: **$25,959.99***

PAYABLE BEFORE: **9:00 AM on OCTOBER 27, 2026**

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

LAWRENCE MOLLY H
98 ARMOUR BLVD
NORTH YORK ONTARIO
M3H 1L7 CANADA

MAKE CHECK PAYABLE TO:

**Will Roberts - Tax Collector**

MAIL TO:

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

[Telephone: 386-736-5938]

CL-0917-2101

*AURA E. ROTH*
*OF THE CIRCUIT COURT*
NTY SEVENTH JUDICIAL CIRCUIT
ABAMA AVE • P.O. BOX 6043
ND, FLORIDA 32721-6043

**X DEED DEPT**
#9636-24
BER 27, 2026

LAWRENCE MOLLY H
98 ARMOUR BLVD
NORTH YORK ONTARIO
M3H IL7 CANADA

RE 315 421 317 US

Label 200, August 2005

PSN 7690-03-000-9311

**REGISTERED MAIL™**

n Description
*ture de l'envoi)*

☐ Registered Article *(Envoi recommandé)*

☐ Insure *(Colis*

RE 315 421 317 US

| ce of Mailing *(Bureau de dépôt)* | Insured Value *(Valeur déclа* |
|---|---|
| AWRENCE MOLLY H | Date of Pos |

ne of Person or Firm Receiving the Article *(Nom ou raison sociale du dest*

3 ARMOUR BLVD

| et and No. *(Rue et no.)* | |
|---|---|
| NORTH YORK ONTARIO | |
| **e and Country** *(Localité et pays)* | |
| M3H IL7 CANADA | |

1A ☐

Date Stamp

Registered No.

eipt must be signed by: (1) the addressee; or, (2) a person authorized to sign under the regulations of the country of destina
egulations so provide, by the employee of the office of destination. This signed form will be returned to the sender by the firs
*is doit être signé par le destinataire ou par une personne y autorisée en vertu des règlements du pays de destination, ou, si*
*ents le comportent, par l'agent du bureau de destination, et renvoyé par le premier courrier directement à expéditeur.)*

e of Destination Employee Signature
*ature de l'agent du bureau de destination)*

Date

ature of Addressee *(Signature du destinataire)*

**865,** July 2013 *(Reverse)* PSN 7530-01-000-9775

10-27-26

To Be Completed By Post Office

| Postage $ | Extra Services & Fees *(continued)* |
|---|---|
| Extra Services & Fees<br>☐ Registered Mail $_____<br>☐ Return Receipt *(hardcopy)* $_____<br>☐ Return Receipt *(electronic)* $_____<br>☐ Restricted Delivery $_____ | ☐ Signature Confirmation $_____<br>☐ Signature Confirmation Restricted Delivery $_____<br>**Total Postage & Fees**<br>$ |
| Customer Must Declare Full Value<br>$ | Received by |

Domestic Insurance up to $50,000 is included based upon the **declared value.** International Indemnity is limited. (See Reverse).

OFFICIAL USE

Cert 9636-24

To Be Completed By Customer (Please Print)
All Entries Must Be in Ballpoint or Typed

| | |
|---|---|
| FROM | CLERK OF COURT<br>TAX DEEDS DEPARTMENT<br>P.O. BOX 6043<br>DELAND FL 32721-6043 |
| TO | LAWRENCE MOLLY H<br>98 ARMOUR BLVD<br>NORTH YORK ONTARIO<br>M3H IL7 CANADA |

PS Form **3806, Registered Mail Receipt**
April 2015, PSN 7530-02-000-9051

*Copy 1 - Customer*
*(See Information on Reverse)*

FIRST-CLASS INTERNATIONAL

US POSTAGE IMI PITNEY BOWES
ZIP 32724 02 7W $ 033.95⁰

U.S. POSTAGE » PITNEY BOWES 0109

REDATE SEP 04 2026

1A

# Registered No.

RE315421317US

Date Stamp

DELAND POSTAL STORE DELAND FL
SEP 04 2026

| | |
|---|---|
| Postage $ $1.75 | Extra Services & Fees *(continued)* |
| Extra Services & Fees | ☐ Signature Confirmation $ |
| ☐ Registered Mail $25.00 | ☐ Signature Confirmation Restricted Delivery $ |
| ☐ Return Receipt *(hardcopy)* $ $7.20 | **Total Postage & Fees** |
| ☐ Return Receipt *(electronic)* $ $0.00 | $ $33.95 |
| ☐ Restricted Delivery $ $0.00 | |
| Customer Must Declare Full Value $ $0.00 | Received by 09/04/2026 |

USPS 32725

Domestic Insurance up to $50,000 is included based upon the declared value. International Indemnity is limited. (See Reverse).

OFFICIAL USE

To Be Completed By Post Office

To Be Completed By Customer
(Please Print)
All Entries Must Be in Ballpoint or Typed

| | |
|---|---|
| FROM | CLERK OF COURT 32724 DELAND, FL<br>TAX DEEDS DEPARTMENT<br>P.O. BOX 6043<br>DELAND FL 32721-6043 |
| TO | LAWRENCE MOLLY H<br>98 ARMOUR BLVD<br>Canada<br>NORTH YORK ONTARIO<br>M3H IL7 CANADA |

PS Form **3806, Registered Mail Receipt** *Copy 1 - Customer*
April 2015, PSN 7530-02-000-9051 *(See Information on Reverse)*
For domestic delivery information, visit our website at *www.usps.com* ®

Completed by the office of origin.
*(A remplir par le bureau d'origine.)*

Item Description
*(Nature de l'envoi)*

☐ Registered Article
*(Envoi recommandé)*

☐ Insured Parcel
*(Colis avec valeur déclarée)*

RE 315 421 317 US

Insured Value *(Valeur déclarée)*

Office of Mailing *(Bureau de dépôt)*
LAWRENCE MOLLY H

Date of Posting *(Date de dépôt)*

Name of Person or Firm Receiving the Article *(Nom ou raison sociale du destinataire)*
98 ARMOUR BLVD

Street and No. *(Rue et no.)*
NORTH YORK ONTARIO

Place and Country *(Localité et pays)*
M3H IL7 CANADA

CANADA POSTES POST

CANADA

Completed at destination.
*(A compléter à destination.)*

This receipt must be signed by: (1) the addressee; or, (2) a person authorized to sign under the regulations of the country of destination; or, (3) if those regulations so provide, by the employee of the office of destination. This signed form will be returned to the sender by the first mail.

*(Cet avis doit être signé par le destinataire ou par une personne y autorisée en vertu des règlements du pays de destination, ou, si ces règlements le comportent, par l'agent du bureau de destination, et renvoyé par le premier courrier directement à l'expéditeur.)*

Postmark of the office of destination *(Timbre du bureau de destination)*

2026 -10- 03

Office of Destination Employee Signature
*(Signature de l'agent du bureau du destination)*

Date
23 Oct 2026

DOWNSVIEW ON
M3H 2W0

Signature of Addressee *(Signature du destinataire)*
Molly Lawrence

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

# WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **OCTOBER 27, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 9636-24

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

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

NSB REALTY TEAM INC REGISTERED AGENT O/B/O
SEA WOODS HOMEOWNERS ASSOCIATION INC
116 FAULKNER ST SUITE 3
NEW SMYRNA BEACH FL 32168

DATED THIS 4TH DAY OF SEPTEMBER, 2026.

9636-24 OCTOBER 27, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **KEYS FUNDING LLC - 7024** 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.: **9636-24** Name in which assessed: **LAWRENCE MOLLY H**
Description of Property: **Parcel # 742621020150 LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 4331-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR 7523 PG 1588.**

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 **OCTOBER 27, 2026 at 9:00 o'clock A.M.**

Dated this 4TH day of SEPTEMBER, 2026.

**LAURA E. ROTH**
**CLERK OF THE CIRCUIT COURT**
Volusia County

REDEMPTION AMOUNT: **$25,959.99**
OPENING BID AMOUNT: $25,936.74

**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.: **9636-24**
Date of Sale: **OCTOBER 27, 2026**

REDEMPTION AMOUNT: **$25,959.99***

PAYABLE BEFORE: **9:00 AM on OCTOBER 27, 2026**

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

NSB REALTY TEAM INC REGISTERED AGENT O/B/O SEA WOODS HOMEOWNERS ASSOCIATION INC
116 FAULKNER ST SUITE 3
NEW SMYRNA BEACH FL 32168

MAKE CHECK PAYABLE TO:

**Will Roberts - Tax Collector**

MAIL TO:

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

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0086 3357 45

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

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

OFFICIAL USE

Certified Mail Fee

$

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

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

Postage

$

SEP 04 2026

Postmark Here

DEAND POSTAL STORE DELAND, FL

USPS REGISTERED AGENT

NSB REALTY TEAM INC
O/B/O SEA WOODS HOMEOWNERS
ASSOCIATION INC
116 FAULKNER ST SUITE 3
NEW SMYRNA BEACH FL 32168

9636-24 OCTOBER 27, 2026

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

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

# WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **OCTOBER 27, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 9636-24

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

SEA WOODS HOMEOWNERS ASSOCIATION INC
4309 SEA MIST DR
NEW SMYRNA BEACH FL 32169

DATED THIS 4TH DAY OF SEPTEMBER, 2026.

9636-24 OCTOBER 27, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

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Dated this 4TH day of SEPTEMBER, 2026.

**LAURA E. ROTH**
**CLERK OF THE CIRCUIT COURT**
Volusia County

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OPENING BID AMOUNT: $25,936.74

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Certificate No.: **9636-24**
Date of Sale: **OCTOBER 27, 2026**

REDEMPTION AMOUNT: **$25,959.99***

PAYABLE BEFORE: **9:00 AM on OCTOBER 27, 2026**

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

SEA WOODS HOMEOWNERS ASSOCIATION INC
4309 SEA MIST DR
NEW SMYRNA BEACH FL 32169

MAKE CHECK PAYABLE TO:

**Will Roberts - Tax Collector**

MAIL TO:

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

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0084 3357 72

# 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 $ _____

DELAND POST OFFICE DELAND, FL
SEP 04 2026
USPS ASSOCIATION

Postmark Here

Postage

$

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$

SEA WOODS HOMEOWNERS ASSOCIATION
INC
4309 SEA MIST DR
NEW SMYRNA BEACH FL 32169

9636-24 OCTOBER 27, 2026

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

## SENDER: *COMPLETE THIS SECTION*

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

1. Article Addressed to:

SEA WOODS HOMEOWNERS ASSOCIATION INC
4[redacted]SEA MIST DR
NEW SMYRNA BEACH FL 32169

9636-24 OCTOBER 27, 2026

9590 9402 9257 4295 8592 27

2. [illegible] (Transfer from service label)
9589 0710 5270 0086 3357 72

## *COMPLETE THIS SECTION ON DELIVERY*

A. Signature
x [signature] ☐ Agent ☐ Addressee

B. Received by *(Printed Name)*

C. Date of Delivery
9-4-26

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

FILED
2026 SEP -4 AM 8:15
CLERK OF THE CIRCUIT COURT VOLUSIA CO.

3. Service Type
☐ Adult Signature
☐ Adult Signature Restricted Delivery
☐ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery
☐ Collect on Delivery Restricted Delivery
[illegible] Restricted Delivery
(over $500)

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

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

# WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **OCTOBER 27, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 9636-24

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

DATED THIS 4TH DAY OF SEPTEMBER, 2026.

MOLLY H LAWRENCE
96 GLENGARRY AVE
TORONTO ON M5M 1C9
CANADA

9636-24 OCTOBER 27, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **KEYS FUNDING LLC - 7024** 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.: **9636-24** Name in which assessed: **LAWRENCE MOLLY H**
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Dated this 4TH day of SEPTEMBER, 2026.

**LAURA E. ROTH**
**CLERK OF THE CIRCUIT COURT**
Volusia County

REDEMPTION AMOUNT: **$25,959.99**
OPENING BID AMOUNT: $25,936.74

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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.: **9636-24**
Date of Sale: **OCTOBER 27, 2026**

REDEMPTION AMOUNT: **$25,959.99***

PAYABLE BEFORE: **9:00 AM on OCTOBER 27, 2026**

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MOLLY H LAWRENCE
96 GLENGARRY AVE
TORONTO ON M5M 1C9
CANADA

MAKE CHECK PAYABLE TO:

**Will Roberts - Tax Collector**

MAIL TO:

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

[Telephone: 386-736-5938]

CL-0917-2101

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

TAX DEED DEPT
CERT# 9636-24
OCTOBER 27, 2026

REGISTERED MAIL™

RE 315 421 303 US

Label 200, August 2005 PSN 7690-03-000-9311

MOLLY H LAWRENCE
96 GLENGARRY AVE
TORONTO ON M5M 1C9
CANADA

US POSTAGE PITNEY BOWES ZIP 32724 02 7W $ 033.95⁰
U.S. POSTAGE PITNEY BOWES 0110
REDATE SEP 04 2026

FIRST-CLASS INTERNATIONAL

1A

Completed by the office of origin. (*A remplir par le bureau d'origine.*)

Item Description (*Nature de l'envoi*) ☐ Registered Article (*Envoi recommandé*) ☐ Insured Parce (*Colis avec va*

RE 315 421 303 US | Insured Value (*Valeur déclarée*)

Office of Mailing (*Bureau de dépôt*): MOLLY H LAWRENCE | Date of Posting (*Da*

Name of Person or Firm Receiving the Article (*Nom ou raison sociale du destinataire*): 96 GLENGARRY AVE

Street and No. (*Rue et no.*): TORONTO ON M5M 1C9

Place and Country (*Localité et pays*): CANADA

Completed at destination. (*A compléter à destination.*)

This receipt must be signed by: (1) the addressee; or, (2) a person authorized to sign under the regulations of the country of destination; or, (3 those regulations so provide, by the employee of the office of destination. This signed form will be returned to the sender by the first mail.

(*Cet avis doit être signé par le destinataire ou par une personne y autorisée en vertu des règlements du pays de destination, ou, si ces règlements le comportent, par l'agent du bureau de destination, et renvoyé par le premier courrier directement à expéditeur.*)

Office of Destination Employee Signature (*Signature de l'agent du bureau du destination*) | Date

Signature of Addressee (*Signature du destinataire*)

PS Form **2865**, July 2013 (*Reverse*) PSN 7530-01-000-9775 UNITE

10-27-26
Cert # 9636-24

**Registered No.**

**Date Stamp**

To Be Completed By Post Office

| | |
|---|---|
| Postage $ | Extra Services & Fees (*continued*) ☐ Signature Confirmation $ ☐ Signature Confirmation Restricted Delivery $ |
| Extra Services & Fees ☐ Registered Mail $ ☐ Return Receipt (*hardcopy*) $ ☐ Return Receipt (*electronic*) $ ☐ Restricted Delivery $ | **Total Postage & Fees** $ |
| Customer Must Declare Full Value $ | Received by |

Domestic Insurance up to $50,000 is included based upon the **declared value**. International Indemnity is limited. (See Reverse).

OFFICIAL USE

To Be Completed By Customer (Please Print) All Entries Must Be in Ballpoint or Typed

FROM:
CLERK OF COURT
TAX DEEDS DEPARTMENT
PO BOX 6043
DELAND FL 32721

TO:
MOLLY H LAWRENCE
96 GLENGARRY AVE
TORONTO ON M5M 1C9
CANADA

PS Form **3806, Registered Mail Receipt** April 2015, PSN 7530-02-000-9051 *Copy 1 - Customer*
*(See Information on Reverse)*
For domestic delivery information, visit our website at *www.usps.com* ®

10-27-26

Cert # 9463 6-24

1A

# Registered No.

RE315421303U9

**Date Stamp**

DELAND POSTAL STORE
DELAND, FL
SEP 04 2026

To Be Completed By Post Office

| | |
|---|---|
| Postage $ $1.75 | Extra Services & Fees *(continued)* |
| Extra Services & Fees | ☐ Signature Confirmation $ |
| ☐ Registered Mail $25.00 | ☐ Signature Confirmation Restricted Delivery $ |
| ☐ Return Receipt *(hardcopy)* $ $7.20 | **Total Postage & Fees** |
| ☐ Return Receipt *(electronic)* $ $0.00 | $ $33.95 |
| ☐ Restricted Delivery $ $1.00 | |
| Customer Must Declare Full Value $ $0.00 | Received by 09/04/2026 |

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OFFICIAL USE

To Be Completed By Customer (Please Print) All Entries Must Be in Ballpoint or Typed

| | |
|---|---|
| FROM | CLERK OF COURT<br>DELAND, FL 32724<br>TAX DEEDS DEPARTMENT<br>PO BOX 6043<br>DELAND FL 32721 |
| TO | MOLLY H LAWRENCE<br>96 GLENGARRY AVE<br>Canada<br>TORONTO ON M5M 1C9<br>CANADA |

PS Form **3806, Registered Mail Receipt** *Copy 1 - Customer*
April 2015, PSN 7530-02-000-9051 *(See Information on Reverse)*
For domestic delivery information, visit our website at *www.usps.com* ®

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

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LAWRENCE MOLLY H
4305 GULL CV
NEW SMYRNA BEACH FL 32169

DATED THIS 4TH DAY OF SEPTEMBER, 2026.

9636-24 OCTOBER 27, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

## NOTICE OF APPLICATION FOR TAX DEED

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4305 GULL CV
NEW SMYRNA BEACH FL 32169

MAKE CHECK PAYABLE TO:

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MAIL TO:

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

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0084 3357 88

# 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 $ _____

DELAND POSTAL STORE DELAND, FL
SEP 04 2026
USPS-32724

Postmark Here

Postage

$

LAWRENCE MOLLY H
4305 GULL CV
NEW SMYRNA BEACH FL 32169

9636-24 OCTOBER 27, 2026

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

CERTIFIED MAIL®

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

TAX DEED DEPT

9589 0710 5270 0086 3357 89

FIRST-CLASS

US POSTAGE

ZIP 32724 $
02 7W
0008028897

UTF

LAWRENCE MOLLY H.
4305 GULL CV
NEW SMYRNA BEACH FL 32169

9636-24 OCTOBER 27, 2026

736

FILED
2026 OCT 21 AM 8:40
CLERK OF THE CIRCUIT COURT
VOLUSIA CTY. FL
CC 44

NIXIE 326 DC 1 0010/15/26

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 32721604343 *2091-02400-15-09

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

TAX DEED DEPT

FIRST-CLASS
NONAUTO
PRSRT LTR

US POSTAGE PITNEY BOWES
ZIP 32724 $ 000.72[1]
02 7W
0008028897 SEP. 04. 2026

FILED
2026 SEP 29 AM 8:47
CLERK OF THE CIRCUIT COURT VOLUSIA CTY FL
CC 42

LAWRENCE MOLLY H
4305 GULL CV
NEW SMYRNA BEACH FL 32169

9636-24 OCTOBER 27, 2026

NIXIE 326 FE 1270 0009/26/26
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD
BC: 32721604343 *0238-06498-17-39

32169>413
153 CMGRMP

**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 26, 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, October 27, 2026**
Service of Process must be completed by: **Tuesday, October 06, 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: | 27 |
| COST OF SERVICE: | $40.00 |
| **TOTAL AMOUNT OF CHECK(S):** | **$1,080.00** |

Send all Return of Services to:

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

Sincerely,

**LAURA E. ROTH**
CLERK OF THE CIRCUIT COURT

By: S LABAW

S LABAW
Deputy Clerk

The following titleholder(s) require Service of Process:

| | Count of Name 1 |
|---|---|
| **2-24** | **2** |
| NELSON SANDRA L | 1 |
| SANDRA L NELSON | 1 |
| **426-24** | **2** |
| SAPP SEAN MICHAEL | 1 |
| SEAN MICHAEL SAPP | 1 |
| **1595-24** | **3** |
| 634 S SPRING GARDEN AVE LLC | 2 |
| ANTONIETTA WETZSTEIN REGISTERED AGENT O/B | 1 |
| **1960-24** | **2** |
| DANIEL JACQUELINE MARIE | 1 |
| JACQUELINE MARIE DANIEL | 1 |
| **2366-24** | **2** |
| GRANDALL DAVID LUTHER GRANDALL SCHYLER Z | 1 |
| DAVID LUTHER GRANDALL AND SCHYLER ZOE GR | 1 |
| **4616-23** | **2** |
| RIGGS RONALD W JR | 1 |
| RONALD W RIGGS JR | 1 |
| **5540-24** | **4** |
| FLAGSTONE COMMUNITY DEVELOPMENT CORPOR/ | 2 |
| FLAGSTONE COMMUNITY DEVELOPMENT CORPOR | 1 |
| GERALD CHESTER REGISTERED AGENT O/B/O FLA( | 1 |
| **5546-24** | **2** |
| BRUCE ANNA TRS BERNICE M JACKSON TRUST | 1 |
| THE BERNICE M JACKSON TRUST DATED THE 14TH | 1 |
| **6111-24** | **3** |
| HANNA DONALD L JR | 2 |

| | |
|---|---|
| DONALD L HANNA JR | 1 |
| **6889-24** | **3** |
| ASHLEY ERIC M SR ASHLEY CATHY D | 2 |
| ERIC M ASHLEY SR AND CATHY D ASHLEY | 1 |
| **9636-24** | **1** |
| LAWRENCE MOLLY H | 1 |
| **13852-19** | **1** |
| SHIRLEY WITTENBURG STANLEY J PELOT JAMES I | 1 |
| **Grand Total** | **27** |

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

# WARNING
# SHERIFF'S NOTICE

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **OCTOBER 27, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 9636-24

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

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

LAWRENCE MOLLY H
4305 GULL CV
NEW SMYRNA BEACH FL 32169

DATED THIS 4TH DAY OF SEPTEMBER, 2026.

9636-24 OCTOBER 27, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

## NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **KEYS FUNDING LLC - 7024** 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.: **9636-24** Name in which assessed: **LAWRENCE MOLLY H**
Description of Property: **Parcel # 742621020150 LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 4331-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR 7523 PG 1588.**

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 **OCTOBER 27, 2026** at **9:00 o'clock A.M.**

Dated this 4TH day of SEPTEMBER, 2026.

Laura E. Roth

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

REDEMPTION AMOUNT: **$25,959.99**
OPENING BID AMOUNT: $25,936.74

**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.: **9636-24**
Date of Sale: **OCTOBER 27, 2026**

REDEMPTION AMOUNT: **$25,959.99***

PAYABLE BEFORE: **9:00 AM on OCTOBER 27, 2026**

LAWRENCE MOLLY H
4305 GULL CV
NEW SMYRNA BEACH FL 32169

***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]

CL-0918-2101

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 #:**
**26019702**

**COURT:** VOLUSIA COURT CIRCUIT
**PLAINTIFF:** IN RE
**DEFENDANT:** LAWRENCE MOLLY H

**# ORG DOCUMENTS:** 1

| TYPE OF SERVICE | HEARING DATE | HEARING TIME | COURT CASE # |
|---|---|---|---|
| Warn/Not of Application of Tax Deeds | 10/27/2026 | 9:00 AM | 9636-24 |

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 8th day of September, 2026 at 8:27 AM, and that I served the same on the 9th day of September, 2026, at the hour of 9:55 AM within the County of Volusia, State of FLORIDA, as follows:

| | | | |
|---|---|---|---|
| **PARTY TO BE SERVED:** | LAWRENCE MOLLY H | **TITLE:** | |
| **PARTY DESCRIPTION** | | | |
| **PERSON SERVED:** | | **TITLE:** | |

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

FILED
2026 SEP 15 AM 8:22
CLERK OF THE CIR. COURT VOLUSIA CTY. FL
CC 40

| | | | |
|---|---|---|---|
| **ADDRESS SERVED:** | 4305 GULL CV NEW SMYRNA BEACH, FL 32169 | | |
| **SERVICE STATUS:** | Served | **SERVICE BY:** | Process Server Gallant, Darin 7793 |

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

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

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

**DATE:** 9/10/2026
**ENTRD BY:** CEJONES

**BY:** T. Gallant 7793

***GALLANT, DARIN 7793, PROCESS SERVER***

2601970Z

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

# WARNING
# SHERIFF'S NOTICE

TAX DEED CERTIFICATE NO.: 9636-24

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

LAWRENCE MOLLY H
4305 GULL CV
NEW SMYRNA BEACH FL 32169

9636-24 OCTOBER 27, 2026

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **OCTOBER 27, 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 4TH DAY OF SEPTEMBER, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

CIRCUIT COURT CLERK SUUM CUIQUE VOLUSIA COUNTY, FLORIDA

DR-451
R. 9/76

## NOTICE OF APPLICATION FOR TAX DEED

SEP 8 '26 8:27

NOTICE IS HEREBY GIVEN, that **KEYS FUNDING LLC - 7024** 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.: **9636-24** Name in which assessed: **LAWRENCE MOLLY H**
Description of Property: **Parcel # 742621020150 LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 4331-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR 7523 PG 1588.**

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 **OCTOBER 27, 2026** at **9:00 o'clock A.M.**

Dated this 4TH day of SEPTEMBER, 2026.

Laura E. Roth

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

CIRCUIT COURT CLERK SUUM CUIQUE VOLUSIA COUNTY, FLORIDA

REDEMPTION AMOUNT: **$25,959.99**
OPENING BID AMOUNT: $25,936.74

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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.: **9636-24**
Date of Sale: **OCTOBER 27, 2026**

REDEMPTION AMOUNT: **$25,959.99***

PAYABLE BEFORE: **9:00 AM on OCTOBER 27, 2026**

LAWRENCE MOLLY H
4305 GULL CV
NEW SMYRNA BEACH FL 32169

***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]

CL-0918-2101



**REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES** **If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Administrative Services, 101 N. Alabama Avenue, DeLand, FL 32724, (386) 822-5710, at least 7 days before the scheduled auction date, or immediately upon receiving this notification if the time before the scheduled auction date is less than 7 days; if you are hearing or voice impaired, call 711.**
**THESE ARE NOT COURT INFORMATION NUMBERS**



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

**STATE OF FLORIDA**
**COUNTY OF VOLUSIA**

**CERTIFICATE NO.** 9636-24

## CERTIFICATE OF MAILING

I, LAURA E. ROTH, Clerk of the Circuit Court in and for the State and County aforesaid, do hereby certify that on 4TH of SEPTEMBER AD, 2026, I mailed a copy of the attached Notice of Application for Tax Deed, addressed to:

| | | |
|---|---|---|
| LAWRENCE MOLLY H | at | 98 ARMOUR BLVD, NORTH YORK ONTARIO, M3H 1L7 CANADA |
| NSB REALTY TEAM INC<br>REGISTERED AGENT O/B/O SEA WOODS HOMEOWNERS ASSOCIATION INC | at | 116 FAULKNER ST SUITE 3, NEW SMYRNA BEACH FL 32168, |
| SEA WOODS HOMEOWNERS ASSOCIATION INC | at | 4309 SEA MIST DR, NEW SMYRNA BEACH FL 32169, |
| MOLLY H LAWRENCE | at | 96 GLENGARRY AVE, TORONTO ON M5M 1C9, CANADA |
| LAWRENCE MOLLY H | at | 4305 GULL CV, NEW SMYRNA BEACH FL 32169, |

Witness my hand and official seal this 4TH of SEPTEMBER, 2026

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

**LAURA E. ROTH**
CLERK OF THE CIRCUIT COURT

By: _____
Samantha Pearson
Deputy Clerk

# The Beacon
PUBLISHED WEEKLY
**State of Florida**
COUNTY OF VOLUSIA SS

Before the undersigned authority personally appeared ___Barb Shepherd____, who on oath says that he/she is the Legal Advertising Representative of The Beacon, a weekly newspaper published at DeLand, in Volusia County, Florida; that the attached copy of advertisement, being a _____Tax Deed_____ in the matter of _____Certificate #9636-24_____ _____Lawrence Molly H_____ the ___Circuit__ Court, was published in said newspaper, in the issue(s) of _____ _____September 24, October 1, 8 & 15, 2026_____

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

Sworn to and subscribed before me this __15th_ day of __October, 2026__,

_____ (SEAL)
MELODIE W. ROBINSON
Commission # HH 306225
Expires October 19, 2026

**NOTICE OF APPLICATION FOR TAX DEED**

NOTICE IS HEREBY GIVEN, that KEYS FUNDING LLC - 7024 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. 9636-24
Year of Issuance: JUNE 1, 2024
Description of Property: Parcel # 7426210201 50 LOT 15 BLK N SEA WOODS UNIT 3 MB 40 PG 26 PER OR 5079 PGS 4331-4332 PER OR 7225 PGS 1867-1868 PER OR 7413 PG 3638 PER OR 7523 PG 1588
Name in which assessed: LAWRENCE MOLLY H

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 27TH day of OCTOBER, 2026 at 9:00 O'CLOCK A.M.

Dated this 4TH day of SEPTEMBER, 2026.

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

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

September 24, October 1, 8 & 15, 2026