# 296493



## SUNSTATE TITLE, LLC

4441 N.E. 137<sup>th</sup> Street

Anthony, FL 32617

Terrys.sunstatetitle@gmail.com

#### TAX COLLECTOR CERTIFICATION

# GEORGE ALBRIGHT, MARION COUNTY TAX COLLECTOR OCALA, FLORIDA

APPLICATION DATE: June 27, 2022 PARCEL NO. 1462-004-007

TAX COLLECTOR'S SEARCH NO. 2021-1708

(As reflected on Tax Certificate)

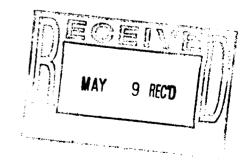
TO: Clerk of the Circuit Court, Marion County, Florida

ISSUED in connection with Application for Tax Deed pursuant to Chapter 197.502(4) Florida Statutes; below are the names and addresses of the persons the Clerk is required to notify pursuant to Florida Statutes Chapter 197.522, prior to the sale of the property as per Florida Department of Revenue Rule 12D-13.060. I, George Albright, Tax Collector of Marion County, Florida, certify the following: That **JOCALBRO INC PROFIT** 

## SHARING PLAN TRUST, HOLDER OF TAX CERTIFICATE NO. 2016-05381, ISSUED

ON THE 1<sup>ST</sup> DAY OF JUNE, 2016, and which encumbers the property located in Marion County, as legally described in the attached Tax Certificate, has filed same in my office and made written application for tax deed and the Tax Collector's Certificate Search has been paid. I further certify the following terms A through H are based on the Tax collector's Search:

Assessed Owner per Current Tax Roll: HORN VI LLC 18305 BISCAYNE BLVD STE 400 AVENTURA FL 33160-2172



Search #2021-1708 Parcel # 1462-004-007

- A) Any apparent titleholder of record if the address of the owner appears on the record of conveyance of the lands to the (X) Check here if the apparent title holder of record is the same as the person to whom the property was assessed on the tax roll for the year in which the property was last assessed): 5518/1798
- B) Any lienholder of record who has recorded a lien against the property described in the tax certificate if an address appears on the recorded lien: NONE
- C) Any mortgage of record if an address appears on the recorded mortgage: NONE
- D) Any vendee of a recorded contract for deed if an address appears on the recorded contract or, if the contract is not recorded, any vendee who has applied to receive notice pursuant to s.197.344(1)(c): NONE
- E) Any other lienholder who has applied to the tax collector to receive notice if an address is supplied to the collector by such lienholder: NONE
- F) Any person to whom the property was assessed on the tax roll for the year in which the property was last assessed: NONE
- G) Any lienholder of record who has recorded a lien against a mobile home located on the property described in the tax certificate if an address appears on the recorded lien and if the lien is recorded with the clerk of the circuit court in the County where the mobile home is located: NONE
- H) Any legal titleholder of the record of property that is contiguous to the property described in the tax certificate, if the property described is submerged land or common elements of a subdivision and if the address of the titleholder of contiguous property appears on the record of conveyance of the property of the legal titleholder: NONE

#### TITLE COMPANY'S LIMITATIONS OF TAX COLLECTOR'S SEARCH

In conducting this search and preparing this report Sunstate Title, LLC has not undertaken to determine or report the identity of possible legal titleholders of record, mortgagees, or contract vendees whose addresses do not appear in the instrument giving rise to their rights. Sunstate Title, LLC has not undertaken to determine or report the identity of potential lienholders when both (1) the lienholder's address does not appear on the recorded lien and (2) the property is not described in the recorded lien. In addition, Sunstate Title, LLC has not attempted to discover and report any other outstanding interests or encumbrances in or on the property such as restrictive covenants, easements or potential judgment liens arising from judgments against persons or entities who may have an interest in the property but who are not identified in paragraphs (A) or (H) above.

Search #2021-1708 Parcel # 1462-004-007 The search of Sunstate Title, LLC and this report were prepared solely to permit the Tax Collector of Marion County and/or his designee to prepare the Certificate required to be delivered by the Tax Collector of Marion County to the Clerk of the Circuit Court of Marion County under Section 197.502, Florida Statutes. This Certificate is based upon a search limited to the Official Records Book as defined in Sections 28.001(1) and 28.222, Florida Statutes, through \_1st\_\_ day of \_\_\_ April\_\_\_, 2025. The foregoing Search accurately reflects matters recorded and indexed in the Official Records Books of Marion County, Florida, affecting title to the property described therein. Liability of Sunstate Title, LLC for any incorrect information contained in this search is limited to the Tax Collector of Marion County, Florida. This Search 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.

Dated this 3 day of Cipril , 2025.

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By: Terry E. Stewart / Examiner

Search #2021-1708 Parcel # 1462-004-007

#### CERTIFICATION OF TAX DEED APPLICATION SECTIONS 197.502 AND 197.542, FLORIDA STATUTES

2021 001708

June 27, 2022

MC-513 Eff:07/19

1st day of June 2016 2016 00005381 00 **Marion County** T1550 **Applicant Name:** Number: 000860

JOCALBRO INC, PROFIT SHARING JOCALBRO INC, PSPT

PO BOX 2407

**BELLEVIEW FL 34421-2407** 

**Property Number: Property Description:**  R1462-004-007

SEC 18 TWP 14 RGE 22 PLAT BOOK F PAGE 089 CONCORDIA PARK UNIT 2 BLK D LOTS 7.8.9.10.15.16.17.18

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Certificate Number	Date of Sale	Face Amount of Certificate	Interest	Total
2016 00005381 00 2017 00005191 00 2018 00004996 00 2019 00005103 00 2020 00005318 00 2021 00004631 00 2022 00004833 00	06/01/2016 06/01/2017 06/01/2018 06/01/2019 06/01/2020 06/01/2021 06/01/2022	\$1,394.92 \$1,253.77 \$1,120.86 \$1,001.46 \$919.19 \$790.57 \$761.95	\$69.75 \$62.69 \$56.04 \$50.07 \$45.96 \$39.53 \$38.10	\$1,464.67 \$1,316.46 \$1,176.90 \$1,051.53 \$965.15 \$830.10 \$800.05

Part 2 Total

\$7,604.86

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Certificate Number	Date of Sale	Face Amount of Certificate	Tax Collector's Fees	Interest	Total

Part 3 Total

and the state of t					
1. Cost of all Certificates in Applicant's Possession and Other Cert	tificates Redeemed	By Applicant(	Total of Parts 2 & 3	s)	\$7,604.86
2. Total of Delinquent Taxes Paid by Tax Deed Applicant				·	•
3. Total of Current Taxes Paid by Tax Deed Applicant				-	-
4. Property Information Report Fee					\$250.00
5. Tax Deed Application Fee			• • • • • • • • • • • • • • • • • • • •		\$75.00
6. Additional Interest at 1.5% per month					\$4,044.23
7		Tota	l (Lines 1 - 6)		\$11,974.09
				<u>L</u> .	

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 report statement is attached. George Albright

Done this the 30th day of April 2025

ફુ <sup>ત</sup> ાજું કર્યું કુલ કરા હતું જો માન્ય જો માન્ય જો છે. જો માન્ય જો છે. જો જો છે. જો છે. જો જો છે. જો જો છે. જો જો જો જો જો જો છે. જો			
8. Processing Tax Deed Fee			
9. Certified or Registered Mail Charge	<i>[</i>	<b>/</b>	 -
10. Advertising Charge (See s.197.542, F.S.).		, , , , , , , , , , , , , , , , , , ,	 \$60.00 <sup>-</sup>
11. Recording Fee for Certificate of Notice $\dots$			
12. Sheriff's Fee			
13. Interest Computed by Clerk of Court Pursua			-
14			\$12,034.09
15. Plus one-half of the assessed value of home			-
16. Statutory (Opening) Bid; Total of Lines (7,			
17. Redemption Fee			 \$6.25
18. Total Amount to Redeem			 \$12,040.34
Ву	Date of Sale:		 

### **Marion County Tax Collector Office**

# Homestead Notification for Tax Deed Application Certificate Holder Initiating Tax Deed Application: JOCALBRO INC, PROFIT SHARING Page: 1 Date: 04/30/2025 Holder Number: Home Telephone: 3522459023

JOCALBRO INC, PSPT

Business Telephone: 3522459023

PO BOX 2407

Social Security or Federal I.D. No.:

# Collector Information: Name and address where correspondence should be sent: Property Information:

Ocala FL 34471 Homestead Exemption IS NOT Claimed

Tax Department Telephone number: 3523688200 on this parcel per the most recent county tax roll.

#### Current Owner Information: Legal Description of Cer

HORN VI LLC

18305 BISCAYNE BLVD STE 400

AVENTURA FL 33160-2172

SEC 18 TWP 14 RGE 22 PLAT BOOK
F PAGE 089 CONCORDIA PARK UNIT
2 BLK D LOTS 7.8.9.10.15.16.17.
18

Legal Description of Certificate Applied on:

## Office of Tax Collector

Office of George Albright Tax Collector



Division of LEGAL DEPARTMENT PH: 352.368.8274 FAX: 352.368.8286 P.O. Box 970 Ocale, Florida 34478-0970 www.mariontax.com

Marion County Florida

Search #2021-1708 Parcel # 1462-004-007

TO:

Gregory C. Harrell, Clerk of the Court of Marion County, Florida

FROM:

George Albright, Tax Collector of Marion County, Florida

RE:

Identity of Parties entitled to notice pursuant to Section 197.502, Florida Statutes, for Tax Certificate No. 2016-00005381, Search No. 2021-1708, Parcel No.

1462-004-007

DATE:

4-3-2025

After a careful review of documents supplied by Sunstate Title LLC, through April 1, 2025, updated by me through April 2, 2025, it is my opinion that the below listed parties would be entitled to notice pursuant to Section 197.502, Florida Statutes:

**APPLICANT:** 

JOCALBRO INC PROFIT SHARING PLAN TRUST

PO BOX 2407

**BELLEVIEW FL 34421-2407** 

**ASSESSED OWNER:** 

HORN VI LLC

18305 BISCAYNE BLVD STE 400 AVENTURA FL 33160-2172

HORN VI LLC PO BOX 281326

ATLANTA GA 30384-1326

APPARENT TITLE OWNER (If different than Assessed Owner): N/A
LIEN HOLDER: N/A
MORTGAGE HOLDER: NONE
VENDEE OF CONTRACT FOR DEED: NONE
MOBILE HOME LIEN: N/A
CONTIGUOUS OWNER FOR SUBMERGED LANDS: N/A
CONTIGUOUS OWNER FOR COMMON ELEMENTS OF SUBDIVISION: N/A
OTHER:
Terry E. Stewart
1011y L. Stewart

**CAUTION**:

CLERK OF COURT
RECORDER OF OFFICIAL RECORDS
CLERK AND ACCOUNTANT OF THE BOARD OF COUNTY COMMISSIONERS
CUSTODIAN OF COUNTY FUNDS AND COUNTY AUDITOR

POST OFFICE BOX 1030
OCALA, FLORIDA 34478-1030
TELEPHONE (352) 671-5604
WWW.MARIONCOUNTYCLERK.ORG

Certificate/Year: 5381-2016

Parcel # 1462-004-007

The following list describes the documents that were provided to this office by the Tax Collectors office with this Certification package. The documents below with Book and Pages are recorded in the Official Records of Marion County. Other documents provided, might not be recorded here in Marion County and therefore, are listed below with a description for better understanding.

<b>Doc type</b>	Book #	Page #
D	50	281
D	5518	1798