RECEIVED
By Tifani White at 1:24 pm, 7/21/26

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

Part 1: Tax Deed Application Information

Applicant	FIG 20, LLC FIG 20, LLC FBO SEC PTY PO BOX 12225 NEWARK, NJ 07101-3411	Property Owner	CAMPBELL JASON CAMPBELL BRIANNA DEBUSK LINDA STEVENS 5369 S MEMORIAL DR HOMOSASSA, FL 34446
Property description	NEW HOMOSASSA VILLAGE PB 4 PG 92 LOTS 92 AND 93	Application date	Apr 09, 2026
		Certificate #	2024 / 6048
		Date certificate issued	06/01/2024
		Account number	3425525

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

Column 1 Certificate Number	Column 2 Date of Certificate Sale	Column 3 Face Amount of Certificate	Column 4 Interest	Column 5: Total (Column 3 + Column 4)
# 2024/6048	06/01/2024	1,358.37	182.25	1,540.62
			→ Part 2: Total*	**1,540.62**

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

Column 1 Certificate Number	Column 2 Date of Other Certificate Sale	Column 3 Face Amount of Other Certificate	Column 4 Tax Collector's Fee	Column 5 Interest	Total (Column 3 + Column 4 + Column 5)
# 2025/6506	06/01/2025	1,399.97	6.25	80.21	1,486.43
				Part 3: Total*	**1,486.43**

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)	3,027.05
2.	Delinquent taxes paid by the applicant	0.00
3.	Current taxes paid by the applicant	1,368.52
4.	Property information report fee	250.00
5.	Tax deed application fee	175.00
6.	Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	216.93
7.	**Total Paid** (Lines 1-6)	5,037.50

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.

Christina Sedlak
Signature, Tax Collector or Designee

Citrus County, Florida

Date 21st of July, 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	129.00
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)	129.00
15.	Plus one-half of the assessed value of homestead property, if applicable under s. 197.502(6)(c), F.S.	58,408.50
16.	Statutory opening bid (total of Lines 7, 14, and 15, if applicable)	63,575.00
17.	Redemption fee	6.25
18.	Total amount to redeem	63,581.25
	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 15-18, if applicable.

FULL LEGAL (If applicable)

Integrity • Innovation
Janice A. Warren, C.F.C.
Citrus County Tax Collector

TAX DEED APPLICATION COVER LETTER

Account #: 3425525

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. The addresses provided are based on the attached Property Information Report and supporting documents:

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

Owner on Current Tax Roll
CAMPBELL JASON
CAMPBELL BRIANNA
DEBUSK LINDA STEVENS
5369 S MEMORIAL DR
HOMOSASSA, FL 34446

Additional Parties, Per Search
None

Certified By:

Christina Sedlak

_____
Tax Collector or Authorized Designee

210 N. Apopka Ave, Suite 100 | Inverness, FL 34450
Phone: 352-341-6500 | Fax: 352-341-6514
www.citrustc.us

TDA #: 923229

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 Citrus County, FL, a search has been made of the Public Records for the following described property:

Account #	Parcel ID	Property Address
3425525	17E19S350200 0920	5369 S MEMORIAL DR HOMOSASSA 34446

Legal Description
NEW HOMOSASSA VILLAGE PB 4 PG 92 LOTS 92 & 93

Other Parcel Info

Certificate #	Assessed Value	Homestead?	Mobile Home?	Bankruptcy?
2024 - 6048	$116,817	Yes	No	No

Owner of Record on Current Tax Roll
JASON CAMPBELL, BRIANNA CAMPBELL,
LINDA STEVENS DEBUSK

5369 S MEMORIAL DR
HOMOSASSA FL 34446

Billing Name & Address

PROPERTY INFORMATION REPORT

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

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

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

Report Date: 06/29/2026 **Search covers** **20 years** **through:** 06/22/2026

Christina Young
Title Examiner

General Examiner Comments:

APPARENT TITLE HOLDER

Name & Address of Record	Document	Examiner Comments
JASON CAMPBELL AND BRIANNA CAMPBELL AND LINDA STEVENS DEBUSK 5369 S MEMORIAL DR HOMOSASSA FL 34446	Warranty Deed Bk:2786 Pg:2207	

Related Documents (for Reference)

Warranty Deed
Bk:1998 Pg:77

Warranty Deed
Bk:2060 Pg:585

Warranty Deed
Bk:2156 Pg:2387

Warranty Deed
Bk:2167 Pg:122

MORTGAGE HOLDER

Name & Address of Record	Document	Examiner Comments
None found.		

Related Documents (for Reference)

None found.

LIEN HOLDER

Name & Address of Record	Document	Examiner Comments
None found.		

Related Documents (for Reference)

None found.

OTHER PARTIES

Name & Address of Record	Document	Examiner Comments
None found.		

Related Documents (for Reference)

None found.

OTHER DOCUMENTS

Document Type

Property Appraiser

Official Records Citrus County FL, Angela Vick, Clerk of the Circuit Court & Comptroller
#2016046094 BK: 2786 PG: 2207 10/10/2016 10:19 AM 1 Receipt: 2016040082
RECORDING $18.50 INDEX $1.00 D DOCTAX PD $175.00

Prepared by and Return to:
Tracy Gough
Southern Sun Title Company
7751 South Suncoast Boulevard
Homosassa, FL 34446
(352) 382-3339

File No.: 16-09-8917

WARRANTY DEED

This indenture made on A.D. September 30th 2016, by

Jeffrey J. Campolito and Gladys Campolito, husband and wife

whose address is: 4657 Kirkland Ave. Spring Hill, FL 34606
hereinafter called the "grantor", to

Jason Campbell and Brianna Campbell, husband and wife and Linda Stevens Debusk, as Joint Tenants With Rights of Survivorship
whose address is: 5369 S. Memorial Dr. Homosassa, FL 34446
hereinafter called the "grantee":

(Which terms "Grantor" and "Grantee" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

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

Lots 92 and 93 of NEW HOMOSASSA VILLAGE, according to the Plat thereof as recorded in Plat Book 4, Page(s) 92, of the Public Records of Citrus County, Florida.

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

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31st of 2015.

Official Records Citrus County FL, Angela Vick, Clerk of the Circuit Court & Comptroller
#2016046094 BK: 2786 PG: 2208 10/10/2016 10:19 AM 2 Receipt: 2016040082
RECORDING $18.50 INDEX $1.00 D DOCTAX PD $175.00

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

Signed, sealed and delivered in our presence:

Witness Signature

TRACY L. GOUGH

Printed Name

Witness Signature

Danielle Smalldridge

Printed Name

Jeffrey J. Campolito

Gladys Campolito

State of FLORIDA

County of: CITRUS

Sworn To, Subscribed and Acknowledged before me on this 30th day of September, 2016, by **Jeffrey J. Campolito and Gladys Campolito, husband and wife** who is/are personally known to me or who has/have produced FL. Drivers License as identification.

SEAL

TRACY L. GOUGH
Notary Public - State of Florida
My Comm. Expires Sep 9, 2018
Commission # FF 192783

Notary Public TRACY L. GOUGH

Notary Print Name

My Commission Expires:

This instrument prepared by:
Name: **Bill Hudson**
Land Title Insurance of Citrus County, Inc.
Address: **3899 S. Suncoast Blvd, Ste 100**
Homosassa, Fl. 34448

Return to: **Land Title Insurance of Citrus County, Inc.**
FILE NO. LT-28661
Address: **3899 S. Suncoast Blvd, Ste 100**
Homosassa, Fl. 34448

Property Appraisers Parcel Identification Number(s):
R3519S17E 0200 0920
Grantee(s) S.S #'s:

2006029080 1 PG

OFFICIAL RECORDS
CITRUS COUNTY
BETTY STRIFLER
CLERK OF THE CIRCUIT COURT
RECORDING FEE $10 00
DOCUMENTARY TAX $665 00
2006029080 BK: 1998 PG: 77
04/21/2006 03:21 PM 1 PG
KCCR,DC Receipt #017565

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED *made the* ***10th day of April, 2006*** *by* ***Grace M. Payne, Successor Trustee of the Payne Family Trust UTD 5-29-03*** *whose street address is* **8985 S. Suncoast Blvd. Sugarmill Manor, Homosassa, FL 34446**, *hereinafter called the grantor, to* ***Franklin L. Stork III*** *whose street address is* **PO Box 733, Floral City, FL 34436** *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 $10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in* ***CITRUS*** *County, State of* ***FL,*** *is:*

LOT 93 of NEW HOMOSASSA VILLAGE, according to the plat thereof recorded in Plat Book 4, Page 92, Public Records of Citrus County, Florida.
Parcel Identification Number: 17E-19S-350200-0930
and
LOT 92 of NEW HOMOSASSA VILLAGE, according to the plat thereof recorded in Plat Book 4, Page 92, Public Records of Citrus County, Florida.
Parcel Identification Number: 17E-19S-350200-0920

Together, *with all the tenements, hereditaments and appurtenances thereto belonging or in otherwise appertaining.*

To Have and to Hold, *the same in fee simple forever.*

And *the grantor hereby covenants with the 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, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31ST, 2005. FURTHER SUBJECT TO restrictions, reservations, covenants and easements of record, if any, however this reference shall not operate to reimpose same.*

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

Signed, sealed and delivered in the presence of:

Signature
Printed Signature
Signature
Printed Signature

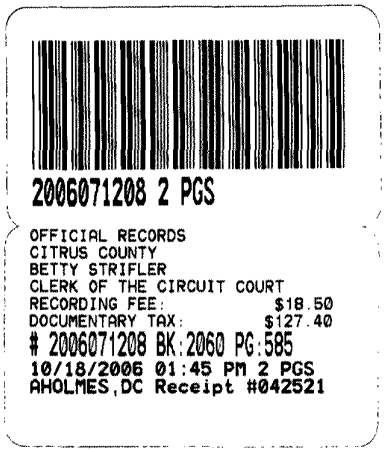
Grace M. Payne, Successor Trustee of the Payne Family Trust UTD 5-29-03

STATE OF FLORIDA
COUNTY OF CITRUS

The foregoing instrument was acknowledged before me this ***10th day of April, 2006*** *by* ***Grace M. Payne, Successor Trustee of the Payne Family Trust UTD 5-29-03,*** *who is personally known to me or who produced* FL DL *as identification and who did/did not take an oath.*

Notary Public *[seal]*
My Commission Expires:

BEVERLY E. SUTTON
Notary Public, State of Florida
My Comm. Exp May 19, 2006
Comm. No. CC 738415



Prepared by and return to:
Carmen M. Burgner
Legal Assistant
Joseph J. Nolan, P.A.
1674 Williamsburg Square
Lakeland, FL 33803-4278

File Number: **06-202**
Will Call No.:

[Space Above This Line For Recording Data]

Warranty Deed

This Warranty Deed made this **11th** day of **October, 2006** between **Franklin L. Stork, III, a married man** whose post office address is **308 Zephyr Street, Inverness, FL 34450**, grantor, and **Mohd Bashar Nazer** whose post office address is **3247 Citation Avenue Northwest, Kennesaw, GA 30144**, grantee:

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

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

Lot 92 New Homosassa Village, according to the Plat thereof, recorded in Plat Book 4, Page 92, of the Public Records of Citrus County, Florida.

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to **December 31, 2005**.

DoubleTime®

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

Signed, sealed and delivered in our presence:

Witness Name: Kelly M King

Witness Name: David Lee Green

Franklin L. Stork, ~~III~~ (Seal)

State of Florida
County of ~~Polk~~ Citrus

The foregoing instrument was acknowledged before me this 11th day of October, 2006 by Franklin L. Stork, III, who [_] is personally known or [X] has produced a driver's license as identification.

[Notary Seal]

Notary Public

Printed Name:

My Commission Expires:

KELLY M. KING
Notary Public - State of Florida
My Commission Expires Sep 13, 2008
Commission # DD 354972
Bonded By National Notary Assn.

DoubleTime®

Prepared by
Donna Smith, an employee of
First American Title Insurance Company
213 Courthouse Square
Inverness, Florida 34450
(352)726-8003

Return to: Grantee

File No.: 1091-1718124

2007051878 3 PGS

OFFICIAL RECORDS
CITRUS COUNTY
BETTY STRIFLER
CLERK OF THE CIRCUIT COURT
RECORDING FEE: $27.00
DOCUMENTARY TAX: $595.00
2007051878 BK:2156 PG:2387
09/04/2007 04:10 PM 3 PGS
JSOSNICKI,DC Receipt #029691

WARRANTY DEED

This indenture made on **August 30, 2007** A.D., by

Franklin L. Stork, III, unmarried

whose address is: **P. O. Box 733, Floral City, FL 33436**
hereinafter called the "grantor", to

Jeffrey J. Campolito and Gladys Campolito, husband and wife

whose address is: **5369 S. Memorial Dr., Homosassa, FL 34446**
hereinafter called the "grantee":
(Which terms "Grantor" and "Grantee" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

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

Lot 93 of NEW HOMOSASSA VILLAGE, according to the Plat thereof as recorded in Plat Book 4, Page(s) 92, of the Public Records of Citrus County, Florida.

Parcel Identification Number: **35-19S17E0200-0930**

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

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31st of 2006.

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

Franklin L. Stork III

Signed, sealed and delivered in our presence:

Witness Signature

Print Name: Thela D. Conard

Witness Signature

Print Name: Donna Smith

State of **FL**

County of **Citrus**

The Foregoing Instrument Was Acknowledged before me on **August 30, 2007**, by **Franklin L. Stork, III** who is/are personally known to me or who has/have produced a valid driver's license as identification.

NOTARY PUBLIC

DONNA M. SMITH
Notary Public - State of Florida
My Commission Expires Nov 28, 2008
Commission # DD 565253
Bonded By National Notary Assn.

Notary Print Name

My Commission Expires: _____

Septic System Re-Sale Inspection

Authority: Chapter 42 – Citrus County Code

Date:	8/17/07
Buyer:	
Seller:	FRANK STORK
Physical Address:	5369 Memorial Ave Homosassa
Phone Number:	228-7033
Pumping Contractor:	Simply Septic

Septic Tank

Approximate Tank Volume:	900 Gallons		
Material:	☒ Concrete	☐ Fiberglass	☐ Other
Pumping Performed		☒ Yes	☐ No
Baffle and Tees Intact and Secure		☒ Yes	☐ No
Outlet Filter		☐ Yes	☒ No
Tank is Free of Structural Defects		☒ Yes	☐ No
Lid and Manholes Properly Fitted		☒ Yes	☐ No

Dosing Tank

Approximate Tank Volume:	N/A Gallons			
Material:	☐ Concrete	☐ Fiberglass	☐ Other	
Pump is Functional and Performing		☐ Yes	☐ No	☐ N/A
Pump is Elevated		☐ Yes	☐ No	☐ N/A
Check Valve		☐ Yes	☐ No	☐ N/A
Working Alarm		☐ Yes	☐ No	☐ N/A
Electrical Connections Secure		☐ Yes	☐ No	☐ N/A
Tank Protected From Surface Water Infiltration		☐ Yes	☐ No	☐ N/A

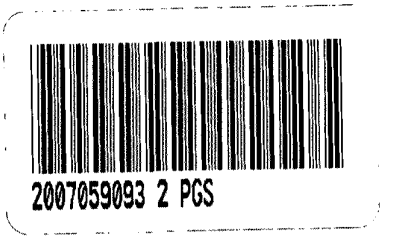
Drainfield

Drainfield Type	☒ Rock	☐ Alt. Product	☐ Other	
Configuration	☒ Trench	☐ Bed	☐ Mound	☐ Subsurface
Approximate Size	300± Square Feet			
Visible Signs of Seepage	☐ Yes	☒ No		
Visible Signs of Previous Failure	☐ Yes	☒ No		
Ponding of Sewage	☐ Yes	☒ No		
Downspouts Directed Towards Drainfield	☐ Yes	☒ No		

System Appears Functional (Signature) _____

This inspection is designed to assess the condition of a system at a particular moment in time. This inspection will identify obvious substandard systems, for example systems without drain fields. This inspection is not designed to determine precise code compliance, nor precise information to demonstrate that the system will adequately serve the use to be placed on it by this or any subsequent owner.

A copy of this inspection must be provided to:
Citrus County Environmental Health
3650 W Sovereign Path, Suite 2
Lecanto, FL 34461
Fax: (352) 527-5564



OFFICIAL RECORDS
CITRUS COUNTY
BETTY STRIFLER
CLERK OF THE CIRCUIT COURT
RECORDING FEE: $18.50
DOCUMENTARY TAX: $126.00
2007059093 BK:2167 PG:122
10/12/2007 01:17 PM 2 PGS
AHOLMES,DC Receipt #033596

Prepared by
Lori Roberts, an employee of
First American Title Insurance Company
12780 Waterford Lakes Parkway, Suite 135
Orlando, Florida 32828
(407)273-1955

Return to: Grantee

File No.: 2023-1750133

WARRANTY DEED

This indenture made on **October 09, 2007** A.D., by

Mohd Bashar Nazer a married man.

whose address is: **3247 Citation Ave NW, Kennesaw, GA 30144**
hereinafter called the "grantor", to

Jeffrey Campolito and Gladys Campolito, husband and wife

whose address is: **5375 S. Memorial Drive, Homosassa, FL 34446**
hereinafter called the "grantee":
(Which terms "Grantor" and "Grantee" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

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

Lot 92 of NEW HOMOSASSA VILLAGE, according to the Plat thereof as recorded in Plat Book 4, Page(s) 92, of the Public Records of Citrus County, Florida.

Parcel Identification Number: **R1719350200 0920 0000**

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

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31st of 2006.

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

Mohd Bashar Nazer

Signed, sealed and delivered in our presence:

Witness Signature

Print Name: Lindsey Caldwell

Witness Signature

Print Name: Elwyn Brown

State of **FL**

County of **Orange**

The Foregoing Instrument Was Acknowledged before me on **October 09, 2007**, by **Mohd Bashar Nazer** who is/are personally known to me or who has/have produced a valid driver's license as identification.

NOTARY PUBLIC

Notary Print Name

My Commission Expires: June 7, 2012

Altkey: 3425525 **Parcel ID: 17E19S350200 0920**

CAMPBELL JASON **5369 S MEMORIAL DR , HOMOSASSA, 34446**

Citrus County Property Appraiser, Cregg E. Dalton

PC Code	0100 - SINGLE FAMILY
Bldg Counts	Res 1 / MH 0 / Comm 0
Nbhd	5601 - GREEN ACRES ST & GROVER CLEVELAND AREA
Tax District	0000 - COASTAL RIVERS BASIN
Subdivision	001307 - NEW HOMOSASSA VILLAGE
Short Legal	NEW HOMOSASSA VILLAGE PB 4 PG 92 LOTS 92 & 93
Est. Parcel Sqft	18,408
Est. Parcel Acres	.42
Map SC-TW-RG	35-19S-17E
Recording Activity Notification (RAN) system	WORRIED ABOUT PROPERTY FRAUD?

Mailing Address

Name	CAMPBELL JASON
Mailing Address	5369 S MEMORIAL DR HOMOSASSA FL 34446

All Owners

Name	Owner Type
CAMPBELL JASON	HW - Husband And Wife
CAMPBELL BRIANNA	HW - Husband And Wife
DEBUSK LINDA STEVENS	IN - Individual

Homestead Exemption

Code	Homestead Year Begin
R39 - Homestead	2022

Value History and Tax Amount

Year	Land Value	Impr Value	Just Value	Non-Sch. Assessed	Non-Sch. Exemptions	Non-Sch. Taxable	HX Cap Savings	Tax Estimate	Tax Link
2025	$20,000	$107,697	$127,697	$116,817	$50,722	$66,095	$10,880	$1,328.66	Link
2024	$26,200	$110,586	$136,786	$113,525	$50,000	$63,525	$23,261	$1,240.57	Link

Tax Estimate upon sale of the property (no assessment capping or exemptions)

Year	Tax Dist	District Name	Market Value	Millage Rate	Tax Estimate
2025	0000	COASTAL RIVERS BASIN	$127,697	14.8298	$2,058.56

Buyer Beware!

Property taxes may be affected with change in ownership. When buying real estate property, you should not assume that property taxes will remain the same. Whenever there is a change in ownership, the assessed value of the property may reset to full market value, which could result in higher property taxes. Please use our tax estimator to approximate your new property taxes. Homestead exemptions and agricultural classifications are not transferable to the new owner. You must apply for your own exemptions and agricultural classifications.

Special Assessments

Project #	Description	Amount
0030	SOLID WASTE, RESID IMPRVD	$27.00
0131	FIRE SERVICES ASSESSMENT	$125.00
0154	STORMWATER	$58.84

Sales

Sale Date	Sale Price	Book/Page	Instr Type	V/I
09/30/2016	$25,000	2786/2207	00-WARRANTY DEED	I

DISCLAIMER

Sales do not generally appear in database until approximately 8 to 10 weeks after the recording date. If a recent sale does not show up in this list, please allow more time for the sale record to be processed.

Permit Summary

Permit Date	Permit Number	Description	Amount	Occupancy Date
12/04/2008	200809692	REPLACE 5 WINDOWS –NO NOC REQ!	$2,296	
05/01/1990	9013310	SCREEN RM	$1,728	

Additional Site Addresses

Seq	Adrno	Dir	Street	Suffix	Suffix 2	City	Unit #
2	5375	S	MEMORIAL	DR		HOMOSASSA	92

Land & Agricultural

Line	Land Use	Type	Units	Frontage	Depth	Ag Flag	Classified Value	Just Value	Zoning
1	0108-RESIDENTIAL NON-WATERFRONT	U-UNIT	1.00	77.0	110			$10,000	MDR
2	0008-SFR NON-WATERFRONT	U-UNIT	1.00	77.0	110			$10,000	MDR

Residential

Bldg Number	1
Class	R1 - RESIDENTIAL SINGLE FAMILY
Year Built	1977
Total FLA	900
Total Under Roof	1,336
Exterior Wall	32 - CONCRETE BLOCK STUCCO
Foundation	3 - CONT. FOOTING-AVG.
HVAC	106 - FORCED AIR DUCTED
Stories	1
Floor System	01 - CONC. SLAB
Roof Frame	01 - GABLE
Roof Cover	03 - ASPHALT SHINGLE
Fuel	1 - ELECTRIC
Bedrooms/Full Baths/Half Baths	2/1/
Addl Fixtures	
FPL: Stacks/Openings	/
RCN	145,016
RCNLD	105,117

Additions to Base Area

Building	Description	Year Built	Area
1	MAIN BULDING	1977	900
1	OPEN PORCH FIN	1977	72
1	GARAGE FINISHED	1977	364

Miscellaneous Improvements

Building #	Line	Description	Year Built	L	W	Units	Area	Value
1	1	CONCRETE PATIO NO FOOTER-[1-SF]	1983	10	10	1	100	340

1	2	SCRN PRCH WOOD ALUM WITH CONCRETE SLAB-[1-SF]	1990	12	18	1	216	1,970
1	3	UTILY BLDG FIN STEEL WITH OR W/O FLOOR-[1-SF]	2007	16	10	1	160	270

Total Misc Value
2,580

Legal Description

Legal Description
NEW HOMOSASSA VILLAGE PB 4 PG 92 LOTS 92 & 93

DISCLAIMER

Legal description as shown is not to be used on legal documents. The legal description is intended for general information only. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the legal description.

3425525

APPLICATION FOR TAX DEED

512
R. 12/16

Section 197.502, Florida Statutes

Application Number: 923229

To: Tax Collector of CITRUS COUNTY, Florida

I,

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

hold the listed tax certificate and hereby surrender the same to the Tax Collector and make tax deed application thereon:

Account Number	Certificate No.	Date
3425525	2024/6048	06-01-2024
Legal Description		
NEW HOMOSASSA VILLAGE PB 4 PG 92 LOTS 92 AND 93		

I agree to:

- pay any current taxes, if due and
- redeem all outstanding tax certificates plus interest not in my possession, and
- pay all delinquent and omitted taxes, plus interest covering the property.
- pay all Tax Collector's fees, ownership and encumbrance report costs, Clerk of the Court costs, charges and fees, and Sheriff's costs, if applicable.

Attached is the tax sale certificate on which this application is based and all other certificates of the same legal description which are in my possession.

Signature on File
FIG 20, LLC
FIG 20, LLC FBO SEC PTY
PO BOX 12225
NEWARK, NJ 07101-3411

Applicant's signature

04-09-2026
Application Date

Altkey: 3425525
CAMPBELL JASON

Parcel ID: 17E19S350200 0920
5369 S MEMORIAL DR , HOMOSASSA, 34446

Citrus County Property Appraiser, Cregg E. Dalton

PC Code	0100 - SINGLE FAMILY
Bldg Counts	Res 1 / MH 0 / Comm 0
Nbhd	5601 - GREEN ACRES ST & GROVER CLEVELAND AREA
Tax District	0000 - COASTAL RIVERS BASIN
Subdivision	001307 - NEW HOMOSASSA VILLAGE
Short Legal	NEW HOMOSASSA VILLAGE PB 4 PG 92 LOTS 92 & 93
Est. Parcel Sqft	18,408
Est. Parcel Acres	.42
Map SC-TW-RG	35-19S-17E
Recording Activity Notification (RAN) system	WORRIED ABOUT PROPERTY FRAUD?

Mailing Address

Name	CAMPBELL JASON
Mailing Address	5369 S MEMORIAL DR HOMOSASSA FL 34446

All Owners

Name	Owner Type
CAMPBELL JASON	HW - Husband And Wife
CAMPBELL BRIANNA	HW - Husband And Wife
DEBUSK LINDA STEVENS	IN - Individual

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Permits

Legacy System Permits (Infor)

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RCN
RCNLD

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Total Misc Value