Tifani White

From: WebTaxDeeds
Sent: Friday, September 11, 2026 3:14 PM
To: Taxes
Subject: DR-513 for application #2026-0292TD
Attachments: DR-513 Tax Collectors Certification (#43221).pdf

Importance: High

Good afternoon,

Please find attached the DR-513 for the above referenced application which we received payment for today. The export for this file will be sent this afternoon.

On behalf of the Citrus County Clerk of the Circuit Court and Comptroller, I appreciate the opportunity to be of service to you.

Tifani White
Tax Deed Clerk

CITRUS COUNTY CLERK OF THE CIRCUIT COURT AND COMPTROLLER
110 N APOPKA AVE, INVERNESS, FL 34450
DIRECT: (352) 341-6478 | OFFICE: (352) 341-6424
CITRUSCLERK.ORG
@CITRUSFLCLERK

FLORIDA DEPARTMENT OF REVENUE

TAX COLLECTOR'S CERTIFICATION

DR-513
R. 12/03

Case # 2026-0292TD

This is to certify that FIG 20 LLC, holder of Tax Certificate Number 24-5383 issued June 01, 2024 and which encumbers the following described property located in the county of Citrus, State of FLORIDA, to wit: Tax Collector #2390409

THE WEST 1/2 OF THE WEST 1/2 OF LOT 20, OF HIGH RIDGE ESTATES, MORE PARTICULARLY DESCRIBED AS WEST 1/2 OF WEST 1/2 OF THE FOLLOWING DESCRIBED LANDS: COM AT THE SE CORNER OF THE SE 1/4 OF S30-19S-18E, THN S 87DEG 52M 13S W ALONG THE SOUTH LINE OF THE SE 1/4 OF SAID SECTION 30, A DST OF 350.02 FT, THN N 0DEG 06M 26S W, A DST OF 234.00 FT, THN S 87DEG 49M 47S W, A DST OF 1573.5 FT TO THE POB, THN CONTINUE S 87DEG 49M 47S W, A DST OF 524.5 FT, THN N 0DEG 06M 26S W, A DST OF 183.99 FT, THN N 87DEG 49M 47S E, A DST OF 524.5 FT, THN S 0DEG 06M 26S E, A DST OF 183.99 FT TO THE POB. TOGETHER WITH EASEMENT ACROSS THE FOLLOWING DESCRIBED LAND: COMMENCE AT THE SE CORNER OF S30-19S-18E, THN S 87DEG 52M13S W ALONG THE SOUTH LINE OF SAID SECTION 30, A DST OF 299.99 FT TO THE POB, THN N 0DEG 06M 26S W 992.29 FT TO THE P.C. OF A CURVE CONCAVED SOUTHWESTERLY HAVING A CENTRAL ANGLE OF 92DEG 03M47S AND A RADIUS OF 75 FT, THN NORTHWESTERLY ALONG THE ARC OF SAID CURVE 120.51 FT TO THE P.T. OF SAID CURVE, THN S 87DEG 49M 47S W 2047.96 FT TO THE P.C. OF A CURVE CONCAVED SOUTHEASTERLY HAVING A CENTRAL ANGLE OF 87DEG 56M13S AND A RADIUS OF 75 FT, THN SOUTHWESTERLY ALONG THE ARC OF SAID CURVE 115.11 FT TO THE P.T. OF SAID CURVE, THN S 0DEG 06M26S E 735.94 FT TO THE P.C. OF A CURVE CONCAVED NORTHEASTERLY HAVING A CENTRAL ANGLE OF 92DEG 03M 47S AND A RADIUS OF 75 FT, THN SOUTHEASTERLY ALONG THE ARC OF SAID CURVE 120.51 FT TO THE P.T. OF SAID CURVE, THN N 87DEG 49M 47S E 2070.28 FT, THN N 0DEG 06M 26S W 50.03 FT, THN S 87DEG 49M 47S W 2098 FT, THN N 0DEG 06M 26S W 785.99 FT, THN N 87DEG 49M 47S E 2098 FT, THN S 0DEG 06M26S E 1019.99 FT TO SAID SOUTH LINE OF SECTION 30, THN N 87DEG 52M 13S E 50.03 FT TO THE POB. ---AND--- COMMENCE AT THE SE CORNER OF S30-19S-18E, THN S 87DEG 52M 13S W ALONG THE SOUTH LINE OF SAID SECTION 30, A DST OF 350.02 FT, THN N 0DEG 06M 26S W 652.01 FT TO THE POB, THN S 87DEG 49M 47S W 2098 FT, THN S 0DEG 06M26S E 50.03 FT, THN N 87DEG 49M 47S E 2098 FT, THN N 0DEG 06M 26S W 50.03 FT TO THE POB. ---AND--- COMMENCE AT THE SE CORNER OF S30-19S-18E, SAID CORNER ALSO BEING THE NE CORNER OF LOT 74, LEISURE ACRES UNIT 4A, PB 6 PG 59, THN S 87DEG 52M13S W ALONG THE NORTH LINE OF SAID LOT 74, A DST OF 299.99 FT TO THE POB, THN CONTINUE S 87DEG 52M 13S W 50.03 FT, THN S 0DEG 06M 26S E 129.55 FT, THN S 36DEG 54M 08S W, 144.63 FT, THN S 28DEG 06M 16S W 390.25 FT, THN S 2DEG 07M 41S E 64.56 FT TO A POINT ON THE SOUTH LINE OF LOT 73, SAID LEISURE ACRES UNIT 4A, THAT IS N 87DEG 52M 19S E 55 FT FROM THE SW CORNER OF SAID LOT 73, THN N 87DEG 52M 19S E, 50 FT, THN N 2DEG 7M 41S W 51.06 FT, THN N 28DEG 06M 16S E 372.91 FT, THN N 36DEG 54M 08S E 157.53 FT, THN N 0DEG 06M 26S W 148.05 FT TO THE POB.

has surrendered same in my office and made written application for tax deed in accordnce with Florida Statutes. I certify that the following tax certificates, interest, ownership and encumbrance report fee, and Tax Collector's fees have been paid:

Certificates Owned by Applicant and Filed in Connection with this Tax Deed Application

Certificate Number	Date of Sale	Face amount of Certificate	Interest	Total

	Amounts Certified by Tax Collector (Lines 1-7)	**Total Amount Paid**
1.	Total of all Certificates in applicant's possession and cost of the certificates redeemed by applicant or included (County)	$1,158.57
2.	Total of delinquent taxes paid by tax deed applicant	$0.00
3.	Total of current taxes paid by tax deed applicant	$1,080.60
4.	Ownership and encumbrance report fee	$250.00
5.	Tax deed application fee	$175.00
6.	Total interest accured by tax collector pursuant to s.197.542, F.S.	$159.85
7.	Total (Lines 1-6)	$2,824.02

Amounts Certified by Clerk of Court (Lines 8-15)		Total Amount Paid
8.	Clerk of Court Statutory Fee for Processing Tax Deed	$60.00
9.	Clerk of Court Certified Mail Charge	$108.66
10.	Clerk of Court Advertising Charge	$27.84
11.	Clerk of Court Recording Fee of Certificate of Notice	$10.00
12.	Sheriff's Fee	$160.00
	Real Auction Fee	$69.00
13.	Interest Computed by Clerk of Court Pursuant to Section 197.542, F.S.	$187.00
14.	Total (Lines 8-13)	$639.50
15.	One-half of the assessed value of homestead property (Section 197.502, F.S.)	$0.00
16.	Other Outstanding Certs or Deliquent Taxes Not included in Application	$0.00
17.	Statutory (opening) bid total of lines 7,14, and 15 (if applicable)	$3,463.52
18.	Redemption Fee	$0.00
19.	Total Amount to Redeem	$0.00

Cert. Date: August 26, 2026

Date of Sale: December 09, 2026

Tax Collector of CITRUS County

By Janice A. Warren