



CERTIFICATION OF TAX DEED APPLICATION

Section 197.502 and 197.542, Florida Statutes

RA-513
rev. 07/19
Page 1 of 2

Part 1: Tax Deed Application Information

Applicant	MERCURY FUNDING, LLC PO BOX 772837 MEMPHIS TENNESSEE 38177	Apply Date	04/01/2026
		TDA Number	202600042
Owner	SCHAEDLER LOUISE 3511 BAYON WAY GLEN ALLEN VIRGINIA 23060-7227	Certificate *	18813
		Issue Date	05/31/2024
Property Description	SOUTHWIND CIRCLE COND UNIT 307	Parcel ID	68-43-42-17-32-000-3070
		Alternate Parcel ID	102191250

Column 1 Column 2 Column 3 Column 4 Column 5 Column 6

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

Certificate Number	Date of Certificate Sale	Face Amount of Certificate	Interest	Tax Collectors Fee	Total (Columns 3+4)
18813 *	05/31/2024	\$4,194.79	\$562.80		\$4,757.59
				Part 2: Total	\$4,757.59

* Applying Certificate

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

Certificate Number	Date of Other Certificate Sale	Face Amount of Other Certificate	Interest	Tax Collectors Fee	Total (Columns 3+4+5)
19719	05/31/2025	\$4,700.76	\$258.54	\$6.25	\$4,965.55
				Part 3: Total	\$4,965.55

Part 4: Tax Collector Certified Amounts (lines 1-8)

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (Total of Parts 2 and 3 above)	\$9,723.14
2. Delinquent taxes paid by the applicant	\$0.00
3. Current taxes paid by the applicant	\$4,290.60
4. Property information report fee(s)	\$300.00
5. Tax Collector application fee(s)	\$150.00
6. Clerk of Court application fee(s)	\$10.60
7. Interest accrued by tax collector under s. 197.542, F.S. (see Tax Collector Instructions, page 2)	\$434.23
8. Total of lines 1 through 7	Part 4: Total \$14,908.57

JUN 03 2026

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.

Lori Doolin

Digitally signed by Lori Doolin
DN: CN = Lori Doolin email = LDoolin@pbctax.com
C = AD O = Palm Beach County Tax Collector
Date: 2026.06.03 08:30:40 -05'00'

Palm Beach County, Florida

Signature, Tax Collector or Designee

06/02/2026

Date

Send this certification to the Clerk of Court by 10 days after the date signed. See instructions on Page 2.

TS
TR



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Part 5: Clerk of Court Certified Amounts (lines 9-18)

9. Tax deed processing fee(s)	
10. Certified or registered mail charge(s)	
11. Advertising charge(s) (see s.197.542, F.S.)	
12. Certificate of notice recording fee(s)	
13. Sheriff's fee(s)	
14. Interest (see Clerk of Court Instructions, page 2)	
15. Total of lines 9 through 14	Total
16. Redemption fee(s)	\$6.25
17. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502, F.S.	
18. Statutory Opening Bid (Total of lines 8, 15, 16 and 17)	Part 5: Total

Palm Beach County, Florida

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 6.

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

Add Columns 3, 4, and 5 and enter the amount in Column 6.

Part 4: Tax Collector Certified Amounts (lines 1-8)

Line 1: Enter the total of Part 2 plus the total of Part 3 above.

Line 7: 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 7**. 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, Florida Administrative Code.

Line 8: Enter the total of lines 1-7.

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)

Part 5: Clerk of Court Certified Amounts (lines 9-18)

Line 14: 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 8, minus line 7, plus lines 9 through 13. Enter the amount on line 14.

Line 15: Enter the total of lines 9-14. Complete lines 16-17, if applicable.

Line 18: Enter the total of lines 8, 15, 16, and 17.



APPLICATION FOR TAX DEED

Section 197.502, Florida Statutes

RA-512, R.04/18

Page 1 of 1

To: Tax Collector of **Palm Beach** County, Florida
Re: 68-43-42-17-32-000-3070

I, **MERCURY FUNDING, LLC, PO BOX 772837 MEMPHIS, TENNESSEE, 38177**, hold the listed tax certificate and submit them to the tax collector.

Certificate Number	Date	Legal Description
18813 *	05/31/2024	SOUTHWIND CIRCLE COND UNIT 307

* = Applying Certificate

I agree to:

- pay all delinquent taxes,
- redeem all outstanding tax certificates plus interest, and
- pay any delinquent, omitted, or current taxes and interest covering the property.

I agree to 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 certificate on which this application is based, and all other certificates on the same property or of the same legal description.

mercuryfunding (Michael Taylor)
Applicant's Signature

04/01/2026
Date



Anne M. Gannon

Tax Collector

301 North Olive Avenue
3rd Floor
West Palm Beach, FL 33401
Phone: (561) 355- 6385
Fax: (561) 355- 6760
www.pbctax.com

**Persons To Notify of Pending Tax Deed Application
Pursuant to Florida Statute 197.522**

PARCEL ID NUMBER:68-43-42-17-32-000-3070
CERTIFICATE:18813
YEAR:2023

HOMESTEAD: No
ASSESSED VALUE: \$204,000.00

LAST ASSESSED PARTY ON TAX ROLL:

SCHAEDLER LOUISE

3511 BAYON WAY
GLEN ALLEN, VIRGINIA 23060-7227 UNITED STATES

OTHER NAMES TO BE NOTIFIED:

MERCURY FUNDING, LLC
PO BOX 772837
MEMPHIS, TN 38177

SOUTHWIND CIRCLE CONDOMINIUM
ASSOCIATION, INC.
327 SOUTHWIND DR., #303
NORTH PALM BEACH, FL 33408



265 Palmetto Drive, Miami Springs, FL 33166
Email: mg.gdcgroup@gmail.com

PROPERTY INFORMATION REPORT

Certificate No. 18813-2024

PCN: 68-43-42-17-32-000-3070

Effective Date and Time: May 21, 2026 @ 8:00 a.m.

1. Property Information Report Issued to:

TAX COLLECTOR, PALM BEACH COUNTY

2. Title vested in at the effective date:

LOUISE SCHAEGLER, by virtue of Warranty Deed recorded on 01/29/2013 in Official Records Book 25752, Page 892

Address as shown in vesting document:

3511 Bayon Way
Glen Allen, VA 23060

3. Legal description as described in vesting instrument:

Unit No. 307 of Southwind Circle Condominium, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 4239, Page 1673 and all exhibits and amendments thereof, Public Records of Palm Beach County, Florida.



GDC Group LLC

Real Estate Services

265 Palmetto Drive, Miami Springs, FL 33166

Email: mg.gdcgroup@gmail.com

PROPERTY INFORMATION REPORT

Certificate No. 18813-2024

PCN: 68-43-42-17-32-000-3070

NOTICE SCHEDULE

Instruments and matters found of record to be noticed:

1. Mortgage status:

NONE

2. Probate matters found of record:

NONE

3. Bankruptcy Cases of record:

NONE

4. Liens/Judgments/Other matters that may affect title:

NONE

5. Also notify:

Southwind Circle Condominium Association, Inc.
327 Southwind Dr., #303
North Palm Beach, FL 33408

NOTE: Tax Assessment Roll Information:

PCN:	68-43-42-17-32-000-3070
Legal Description:	SOUTHWIND CIRCLE COND UNIT 307
Name Last Assessed:	SCHAEDLER LOUISE
Address:	3511 BAYON WAY GLEN ALLEN VA 23060 7227



GDC Group LLC

Real Estate Services

265 Palmetto Drive, Miami Springs, FL 33166

Email: mg.gdcgroup@gmail.com

PROPERTY INFORMATION REPORT

Certificate No. 18813-2024

PCN: 68-43-42-17-32-000-3070

DISCLAIMER AND SIGNATURE PAGE

DISCLAIMER:

THE ATTACHED SEARCH IS ISSUED TO THE PALM BEACH COUNTY TAX COLLECTOR SOLELY. THE ATTACHED SEARCH MAY NOT BE RELIED UPON BY ANY OTHER PARTY. NO LIABILITY IS ASSUMED BY GDC GROUP, LLC. FOR ANY UNAUTHORIZED USE OR RELIANCE. THIS PROPERTY INFORMATION SEARCH IS ISSUED PURSUANT TO RULE 12D-13.061, FLORIDA ADMINISTRATIVE CODE AND FLORIDA STATUTE 197.502. THIS SEARCH IS NOT INTENDED TO BE RELIED UPON FOR THE ISSUANCE OF TITLE INSURANCE OR AN OPINION OF TITLE. NO LIABILITY IS ASSUMED ON OUR PART DUE TO ERRORS AND OMISSIONS MADE BY THE CLERK OF THE CIRCUIT COURT IN THE OFFICIAL RECORD INDEX AND/OR ABSTRACT INDEX. GDC GROUP, LLC. HAS MADE NO EXAMINATION NOR DOES IT RENDER LEGAL OPINION (INTENTIONAL OR IMPLIED) FOR ANY DEFECTS OR IMPLICATIONS CONCERNING THE LEGALITIES OF THE DOCUMENTS AS THEY MAY AFFECT THE TITLE TO THE SEARCHED PROPERTY.

THE ATTACHED SEARCH IS PREPARED IN ACCORDANCE WITH THE INSTRUCTIONS GIVEN BY THE USER NAMED ABOVE AND INCLUDES A LISTING OF THE OWNER(S) OF RECORD OF THE LAND DESCRIBED HEREIN TOGETHER WITH A LISTING OF ALL OPEN OR UNSATISFIED LEASES, MORTGAGES, JUDGMENTS, AND ENCUMBRANCES RECORDED IN OFFICIAL RECORD BOOKS OF PALM BEACH COUNTY, FLORIDA THAT APPEAR TO ENCUMBER THE TITLE TO SAID LAND. IT IS THE RESPONSIBILITY OF THE PARTY NAMED ABOVE TO VERIFY RECEIPT OF EACH DOCUMENT LISTED. THIS SEARCH IS NOT INTENDED TO INCLUDE EASEMENTS, RESTRICTIONS, NOTICES OF UNRECORDED MATTERS OR OTHER DOCUMENTS NOT LISTED ABOVE. ANY MENTION OF SUCH MATTERS ON THE SEARCH HAVE BEEN ADDED FOR INFORMATIONAL PURPOSES AT THE REQUEST OF THE USER NAMED ABOVE AND WITH NO LEGAL OPINION (INTENTIONAL OR IMPLIED).

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This report is not title insurance. Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions in this property information report is limited to the amount paid for this property information report, and is further limited to the person(s) expressly identified by name in the property information report as the recipient(s) of the property information report.

THIS COMPANY, in issuing the Property Information Report (hereinafter referred to as the "Report"), assume no liability on account of any instrument or proceedings, in the chain of title to the Property, which may contain defects that would render such instrument or proceedings null and void or defective. All instruments in the chain of title to the Property are assumed to be good and valid. The Company's liability for this Report is limited to \$300.00 and extends only to the Customer who placed the order with the Company. No one else may rely upon this Report. This Report contains no expressed or implied opinion, warranty, guarantee, insurance or other similar assurance as to the status of title to real property. This report should only be relied upon for title information and, therefore, should be verified by a commitment for title insurance.

Dated: May 23, 2026
GDC Group, LLC

Melanie Garcia

Property Detail**Location Address :** 327 SOUTHWIND DR 307**Municipality :** NORTH PALM BEACH**Parcel Control Number :** 68-43-42-17-32-000-3070**Subdivision :** SOUTHWIND CIRCLE COND DECL FILED 5-15-84**Official Records Book/Page :** 25752 / 892**Sale Date :** 11/29/2012**Legal Description :** SOUTHWIND CIRCLE COND UNIT 307**Owner Information****Owner(s)**

SCHAEDLER LOUISE

Mailing Address3511 BAYON WAY
GLEN ALLEN VA 23060 7227**Sales Information**

Sales Date	Price	OR Book/Page	Sale Type	Owner
11/29/2012	\$83,700	25752 / 00892	WARRANTY DEED	SCHAEDLER LOUISE
11/29/2012	\$10	25752 / 00889	QUIT CLAIM	MARKS HOME SOLUTIONS INC 401K FBO
04/11/2012	\$56,000	25181 / 00614	WARRANTY DEED	HUGGINS MARK C &
05/01/1999	\$64,400	11135 / 01524	WARRANTY DEED	HODGE BRUCE H &
08/01/1998	\$60,000	10634 / 01284	WARRANTY DEED	
10/01/1986	\$59,900	05032 / 00940	WARRANTY DEED	
06/01/1985	\$60,000	04584 / 01939	WARRANTY DEED	

Exemption Information

No Exemption Information Available.

Property Information**Total Number of Units Per Parcel :** 1***Total Square Feet :** 1277**Acres :****Property Use Code :** 0400—CONDOMINIUM**Zoning :** R-3—APARTMENT DWELLING (68-NORTH PALM BEACH)**Building Details****Structural Details****Structural Element for Building 1****Sketch for Building 1**

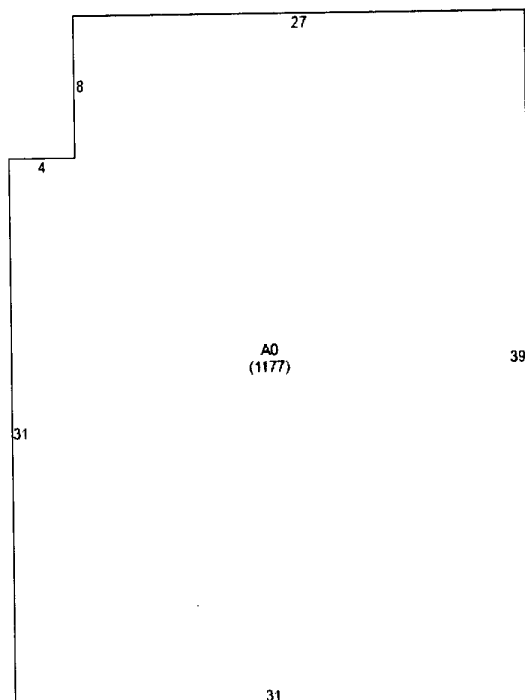
Name	SOUTHWIND CIRCLE CONDO
Area	1277
Year Built	1985
No of Bedroom(s)	2
No of Bath(s)	2
No of Half Bath(s)	
Exterior Wall 1	MSY: CB STUCCO
Air Condition DESC	HTG & AC
Heat Type	FORCED AIR DUCT
Roof Structure	PRESTRESSED CONCRETE
Roof Cover	ROLLED COMPOSITION
Interior Wall 1	DRYWALL
Floor Type 1	CARPETING
Floor Type 2	CERAMIC/QUARRY TILE

Stories

1

Subarea and Square Footage for Building 1

Code Description	square Footage
BAS Base Area	1177
Total Square Footage	1177
Area Under Air	1177



Property Extra Feature

Description

Year Built

Units

No Extra Feature Available

Property Land Details

Land Line #

Description

Zoning

Acres

No Land Details Available

Appraisals

Tax Year	2025	2024	2023	2022	2021
Improvement Value	\$204,000	\$214,000	\$194,000	\$179,760	\$168,000
Land Value	\$0	\$0	\$0	\$0	\$0
Total Market Value	\$204,000	\$214,000	\$194,000	\$179,760	\$168,000

Assessed and Taxable Values

Tax Year	2025	2024	2023	2022	2021
Assessed Value	\$204,000	\$213,400	\$194,000	\$179,760	\$81,649
Exemption Amount	\$0	\$0	\$0	\$0	\$50,500
Taxable Value	\$204,000	\$213,400	\$194,000	\$179,760	\$31,149

Taxes

Tax Year	2025	2024	2023	2022	2021
AD VALOREM	\$4,010	\$4,199	\$3,745	\$3,560	\$807
NON AD VALOREM	\$135	\$128	\$124	\$121	\$117
TOTAL TAX	\$4,145	\$4,327	\$3,868	\$3,680	\$923

Dorothy Jacks, CFA, AAS PALM BEACH COUNTY PROPERTY APPRAISER www.pbcapao.gov

18813-2024

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ZIP Code™ by City and State (</zip-code-lookup.htm?bycitystate>)

Cities by ZIP Code™ (</zip-code-lookup.htm?citybyzipcode>)

FAQs

(<https://www.usps.com/zip-code-lookup.htm>)

Look Up a ZIP Code™ FAQs

Go to

ZIP Code™ by Address

You entered:

327 SOUTHWIND DR 307
N PALM BEACH FL

If more than one address matches the information provided, try narrowing your search by entering a street address and, if applicable, a unit number. **Edit and search again.** ([zip-code-lookup.htm?byaddress](/zip-code-lookup.htm?byaddress))

327 SOUTHWIND DR APT 307
N PALM BEACH FL **33408-5361**

Look Up Another ZIP Code™

Edit and Search Again (</zip-code-lookup.htm?byaddress>)

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Detail by Entity Name

Florida Not For Profit Corporation

SOUTHWIND CIRCLE CONDOMINIUM ASSOCIATION, INC.

Filing Information

Document Number N02579
FEI/EIN Number 59-2799666
Date Filed 04/16/1984
State FL
Status ACTIVE

Principal Address

327 SOUTHWIND DR.
#303
NORTH PALM BCH, FL 33408

Changed: 01/23/2026

Mailing Address

327 SOUTHWIND DR.
#303
NORTH PALM BCH, FL 33408

Changed: 01/23/2026

Registered Agent Name & Address

ZANELLI, MICHAEL
327 SOUTHWIND DR APT 303
NORTH PALM BEACH, FL 33408

Name Changed: 03/10/2012

Address Changed: 03/10/2012

Officer/Director Detail

Name & Address

Title SECR

SCHENCK, KENNETH
327 SOUTHWIND DRIVE
NORTH PALM BEACH, FL 33408

Title VICE

SCHAEDLER, LOUISE
327 SOUTHWIND DRIVE
NORTH PALM BEACH, FL 33408

Title PRES

ZANELLI, MICHAEL
327 SOUTHWIND DRIVE
NORTH PALM BEACH, FL 33408

Annual Reports

Report Year	Filed Date
2024	03/27/2024
2025	03/11/2025
2026	01/23/2026

Document Images

01/23/2026 -- ANNUAL REPORT	View image in PDF format
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03/18/2021 -- ANNUAL REPORT	View image in PDF format
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