CERTIFICATION OF TAX DEED APPLICATION

Section 197.502 and 197.542, Florida Statutes

Part 1: Tax Deed Application Information

Applicant	SAVVY FL LLC PO BOX 1000 - DEPT, #3035 MEMPHIS TENNESSEE 38148	Apply Date	04/17/2026
		TDA Number	202600187
Owner	CAMPBELL DENNIS 427 LAKE FRANCES DR ROYAL PALM BEACH FLORIDA 33411-2338	Certificate *	2884
		Issue Date	05/31/2024
Property Description	GOLDEN LAKES VILLAGE COND THREE UNIT 427	Parcel ID	00-42-43-28-07-003-4270
		Alternate Parcel ID	101761439

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 Tax Collectors Fee	Column 6 Total (Columns 3+4)
2884 *	05/31/2024	$1,387.24	$69.36		$1,456.60
				Part 2: Total	**$1,456.60**

* Applying Certificate

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 Interest	Column 5 Tax Collectors Fee	Column 6 Total (Columns 3+4+5)
2810	05/31/2025	$1,666.41	$83.32	$6.25	$1,755.98
				Part 3: Total	**$1,755.98**

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)	$3,212.58
2. Delinquent taxes paid by the applicant	$0.00
3. Current taxes paid by the applicant	$1,576.09
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)	$314.96
8. Total of lines 1 through 7 — **Part 4: Total**	**$5,564.23**

RECEIVED
AUG 04 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: 2026.08.04 12:17:54 -05'00'

Signature, Tax Collector or Designee

Palm Beach County, Florida

08/03/2026
Date

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

App Date: 04/17/2026
TDA Num: 202600187
Certificate: 2884
Issued: 05/31/2024
Parcel ID: 00-42-43-28-07-003-4270

CERTIFICATION OF TAX DEED APPLICATION

Section 197.502 and 197.542, Florida Statutes

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

To: Tax Collector of **Palm Beach** County, Florida
Re: 00-42-43-28-07-003-4270

I, **SAVVY FL LLC, PO BOX 1000 - DEPT, #3035 MEMPHIS, TENNESSEE, 38148**, hold the listed tax certificate and submit them to the tax collector.

Certificate Number	Date	Legal Description
2884 *	05/31/2024	GOLDEN LAKES VILLAGE COND THREE UNIT 427

* = 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.

vinodgupta (Vinod Gupta)
Applicant's Signature

04/17/2026
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: 00-42-43-28-07-003-4270
CERTIFICATE: 2884
YEAR: 2023

HOMESTEAD: No
ASSESSED VALUE: $68,595.00

LAST ASSESSED PARTY ON TAX ROLL:

CAMPBELL DENNIS

427 LAKE FRANCES DR
ROYAL PALM BEACH, FLORIDA 33411-2338 UNITED STATES

OTHER NAMES TO BE NOTIFIED:

SAVVY FL LLC
PO BOX 1000 - DEPT. #3035
MEMPHIS, TN 38148

Property Information Report

FORSETI

Toll Free: (855) 757-8572 • Local: (407) 456-1888 • searches@theforsetigroup.com

CERTIFICATE NO. 2024-2884

Property Information Report

PCN: 00-42-43-28-07-003-4270

EFFECTIVE DATE AND TIME: 07/13/2026 at 8:00 A.M.

1. Tax Search Report Issued to:

   TAX COLLECTOR, PALM BEACH COUNTY

2. Title vested in at the effective date:

   Dennis Campbell, a single man, by virtue of Warranty Deed recorded 07/30/2014 in Official Records Book 26948, Page 591.

   427 Lake Frances Dr.
   West Palm Beach, FL 33411

3. Legal description as described in vesting instrument:

   Private Dwelling No. 427 in GOLDEN LAKES VILLAGE CONDOMINIUM THREE, A Condominium Building, according to the Declaration of Condominium thereof, recorded in Official Record Book 2306, Page 886, of the Public Records of Palm Beach County, Florida, as well as Condominium Plan Book 1, Page 1284, Palm Beach Records, together with all appurtenances thereto, including its percentage of undivided interest in the common elements and common surplus of said Condominium, as set forth in the Declaration, and all Amendments Thereto.

CERTIFICATE NO. 2024-2884

NOTICE SCHEDULE

Instruments and matters found of record to be noticed:

1. Mortgage status: (list any active mortgages with official record book and page or note "None" or "Satisfied")

   None

2. Probate matters found of record: (list active probate matters or note "None")

   None

3. Bankruptcy Cases of record: (List all open or closed cases that may pertain to vested party with status or write "None")

   None

4. Liens/Judgments/Other matters that may affect title: (list all active liens, judgments and matters affecting this title with the official record book and page or note "None")

   Judgment/Certificate of Delinquency recorded 03/01/2012 in Official Records Book 25045, Page 865.

   Clerk of Court
   Address not provided

   Teresa C. Brigman
   PO Box 1071
   Florence, SC 29503

   Dennis W. Campbell
   17038 67th Ct.
   Loxahatchee, FL 33470-3301

   Claim of Lien for Assessments recorded 11/13/2025 in Official Records Book 36127, Page 1664.

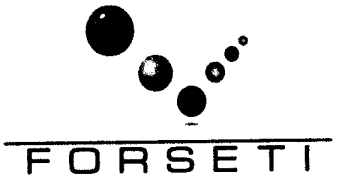
   Golden Lakes Village Condominium Association "A" Inc.
   1830 Eagle Trace Blvd.

Coral Springs, FL 33071

5. Also notify: (list name and addresses of other interested parties and include official record book and page number or some identifier that will identify why they are being noticed)

   None

Property Information Report



Toll Free: (855) 757-8572 • Local: (407) 456-1888 • searches@theforsetigroup.com

CERTIFICATE NO. 2024-2884

NOTE: Tax Assessment Roll Information:

PCN: 00-42-43-28-07-003-4270

Legal Description:

GOLDEN LAKES VILLAGE COND THREE UNIT 427

Name Last Assessed:

Campbell Dennis

Address:

427 Lake Frances Dr.
Royal Palm Beach, FL 33411-2338

Property Information Report

FORSETI

Toll Free: (855) 757-8572 • Local: (407) 456-1888 • searches@theforsetigroup.com

CERTIFICATE NO. 2024-2884

DISCLAIMER AND SIGNATURE PAGE

DISCLAIMER:

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Dated: July 16, 2026

FORSETI REAL ESTATE SERVICES

By: _____
David M. Harrington

Property Detail

Location Address : 427 LAKE FRANCES DR
Municipality : UNINCORPORATED
Parcel Control Number : 00-42-43-28-07-003-4270
Subdivision : GOLDEN LAKES VILLAGE COND 1 THRU 13-A
Official Records Book/Page : 26948 / 591
Sale Date : 07/28/2014
Legal Description : GOLDEN LAKES VILLAGE COND THREE UNIT 427

Owner Information

Owner(s)	Mailing Address
CAMPBELL DENNIS	427 LAKE FRANCES DR ROYAL PALM BEACH FL 33411 2338

Sales Information

Sales Date	Price	OR Book/Page	Sale Type	Owner
07/28/2014	$38,500	26948 / 00591	WARRANTY DEED	CAMPBELL DENNIS
09/30/2013	$26,000	26361 / 01781	WARRANTY DEED	TRANSUE GERALD D &
09/01/1994	$17,500	08450 / 01155	WARRANTY DEED	ODDO KATHERINE
01/01/1974	$17,700	02367 / 00319	WARRANTY DEED	

Exemption Information

No Exemption Information Available.

Property Information

Total Number of Units Per Parcel : 1
***Total Square Feet :** 704
Acres :
Property Use Code : 0400—CONDOMINIUM
Zoning : RS—SINGLE FAMILY RESIDENTIAL (00-UNINCORPORATED)

Building Details

Structural Details

Structural Element for Building 1

Name	GOLDEN LAKES VILLAGE COND 1 THRU 13-A
Area	704
Year Built	1977
No of Bedroom(s)	1
No of Bath(s)	1
No of Half Bath(s)	1
Exterior Wall 1	MSY: CB STUCCO
Air Condition DESC	HTG & AC
Heat Type	FORCED AIR DUCT
Exterior Wall 2	NONE
Roof Structure	WOOD TRUSS
Roof Cover	MIN. ROOFING (CORR/SH.M)
Interior Wall 1	DRYWALL
Interior Wall 2	N/A
Floor Type 1	CARPETING
Floor Type 2	N/A
Stories	1

Sketch for Building 1

Subarea and Square Footage for Building 1

Code Description	square Footage
No data found	



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	$80,000	$93,000	$63,000	$67,800	$53,000
Land Value	$0	$0	$0	$0	$0
Total Market Value	$80,000	$93,000	$63,000	$67,800	$53,000

Assessed and Taxable Values

Tax Year	2025	2024	2023	2022	2021
Assessed Value	$68,595	$62,359	$56,690	$51,536	$46,851
Exemption Amount	$0	$0	$0	$0	$0
Taxable Value	$68,595	$62,359	$56,690	$51,536	$46,851

Taxes

Tax Year	2025	2024	2023	2022	2021
AD VALOREM	$1,188	$1,208	$972	$974	$856
NON AD VALOREM	$322	$313	$301	$299	$278
TOTAL TAX	$1,509	$1,521	$1,272	$1,272	$1,134

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

Look Up a ZIP Code™ FAQs

Go to

ZIP Code™ by Address

You entered:

427 LAKE FRANCES DR.
ROYAL 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)**

427 LAKE FRANCES DR
ROYAL PALM BEACH FL **33411-2338**

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