



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	GREYMORR FL LLC 5002 DODGE ST, 203 OMAHA NEBRASKA 68132	Apply Date	04/17/2026
		TDA Number	202600274
Owner	GUATELLI PLAUTILLA 2002 TIMBERLANE CIR LAKE WORTH FLORIDA 33463-8423	Certificate *	13753
		Issue Date	05/31/2024
Property Description	TIMBERLANE UNIT 20-B	Parcel ID	18-42-44-27-21-000-0202
		Alternate Parcel ID	102063216

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)
13753 *	05/31/2024	\$5,677.90	\$283.90		\$5,961.80
				Part 2: Total	\$5,961.80

* 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)
14365	05/31/2025	\$6,126.92	\$322.94	\$6.25	\$6,456.11
				Part 3: Total	\$6,456.11

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)	\$12,417.91
2. Delinquent taxes paid by the applicant	\$0.00
3. Current taxes paid by the applicant	
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)	\$772.71
8. Total of lines 1 through 7	Part 4: Total \$13,651.22

AUG 11 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

Signature, Tax Collector or Designee

Palm Beach County, Florida

08/11/2026

Date

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



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08/11/2026

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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

RA-512, R.04/18
Page 1 of 1

To: Tax Collector of **Palm Beach** County, Florida
Re: 18-42-44-27-21-000-0202

I, **GREYMORR FL LLC, 5002 DODGE ST, 203 OMAHA, NEBRASKA, 68132**, hold the listed tax certificate and submit them to the tax collector.

Certificate Number	Date	Legal Description
13753 *	05/31/2024	TIMBERLANE UNIT 20-B

* = 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.

GreymorrFL (Ryan Halpin)
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:18-42-44-27-21-000-0202
CERTIFICATE:13753
YEAR:2023

HOMESTEAD: No
ASSESSED VALUE: \$295,187.00

LAST ASSESSED PARTY ON TAX ROLL:

GUATELLI PLAUTILLA

2002 TIMBERLANE CIR
LAKE WORTH, FLORIDA 33463-8423 UNITED STATES

OTHER NAMES TO BE NOTIFIED:

GREYMORR FL LLC
5002 DODGE ST., 203
OMAHA, NE 68132

TIMBERLANE HOMEOWNERS ASSOCIATION
OF P.B. COUNTY, INC.
C/O DAVENPORT PROPERTY MGMT.
6620 LAKE WORTH ROAD, SUITE A
LAKE WORTH, FL 33467



GDC Group LLC

Real Estate Services

265 Palmetto Drive, Miami Springs, FL 33166

Email: mg.gdcgroup@gmail.com

PROPERTY INFORMATION REPORT

Certificate No. 13753-2024

PCN: 18-42-44-27-21-000-0202

Effective Date and Time: August 6, 2026 @ 8:00 a.m.

1. Property Information Report Issued to:

TAX COLLECTOR, PALM BEACH COUNTY

2. Title vested in at the effective date:

PLAUTILLA GUATELLI, a single woman, by virtue of Warranty Deed recorded on 07/05/2018 in Official Records Book 29971, Page 667

Address as shown in vesting document:

2002 Timberlane Circle

Greenacres, FL 33463

3. Legal description as described in vesting instrument:

Lot 20-B OF THE PLAT OF TIMBERLANE, A P.U.D., IN THE CITY OF GREENACRES CITY, according to the Plat thereof on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 61 at Page 195, 196 and 197.



GDC Group LLC

Real Estate Services

265 Palmetto Drive, Miami Springs, FL 33166

Email: mg.gdcgroup@gmail.com

PROPERTY INFORMATION REPORT

Certificate No. 13753-2024

PCN: 18-42-44-27-21-000-0202

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:

Timberlane Homeowners Association of P.B. County, Inc.
c/o Davenport Property Mgmt.
6620 Lake Worth Road, Suite A
Lake Worth, FL 33467

NOTE: Tax Assessment Roll Information:

PCN:	18-42-44-27-21-000-0202
Legal Description:	TIMBERLANE UNIT 20-B
Name Last Assessed:	GUATELLI PLAUTILLA
Address:	2002 TIMBERLANE CIR LAKE WORTH FL 33463 8423



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

PROPERTY INFORMATION REPORT

Certificate No. 13753-2024

PCN: 18-42-44-27-21-000-0202

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).

THIS REPORT DOES NOT INSURE OR GUARANTEE THE VALIDITY OR SUFFICIENCY OF ANY DOCUMENT ATTACHED NOR IS TO BE CONSIDERED A TITLE INSURANCE POLICY, AN OPINION OF TITLE, A GUARANTEE OF TITLE OR ANY OTHER FORM OF GUARANTY OR WARRANTY OF TITLE. THIS SEARCH SHALL NOT BE USED FOR THE ISSUANCE OF ANY TITLE INSURANCE POLICY OR FORM.

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: August 7, 2026
GDC Group, LLC

A handwritten signature in black ink, appearing to read "Melanie Garcia".

Melanie Garcia

Property Detail

Location Address : 2002 TIMBERLANE CIR
Municipality : GREENACRES
Parcel Control Number : 18-42-44-27-21-000-0202
Subdivision : TIMBERLANE
Official Records Book/Page : 29971 / 667
Sale Date : 06/15/2018
Legal Description : TIMBERLANE UNIT 20-B

Owner Information**Owner(s)**

GUATELLI PLAUTILLA

Mailing Address

2002 TIMBERLANE CIR
 LAKE WORTH FL 33463 8423

Sales Information

Sales Date	Price	OR Book/Page	Sale Type	Owner
06/15/2018	\$1	29971 / 00667	WARRANTY DEED	GUATELLI PLAUTILLA
09/08/1999	\$87,000	11380 / 00273	WARRANTY DEED	MERIGONE RAFFAELA
03/01/1991	\$88,300	06776 / 00034	WARRANTY DEED	

Exemption Information

No Exemption Information Available.

Property Information**Total Number of Units Per Parcel :** 1***Total Square Feet :** 1332**Acres :** .05**Property Use Code :** 0110—TOWNHOUSE**Zoning :** RM-2—RESIDENTIAL MEDIUM DENSITY-2 (18-GREENACRES)**Building Details****Structural Details**

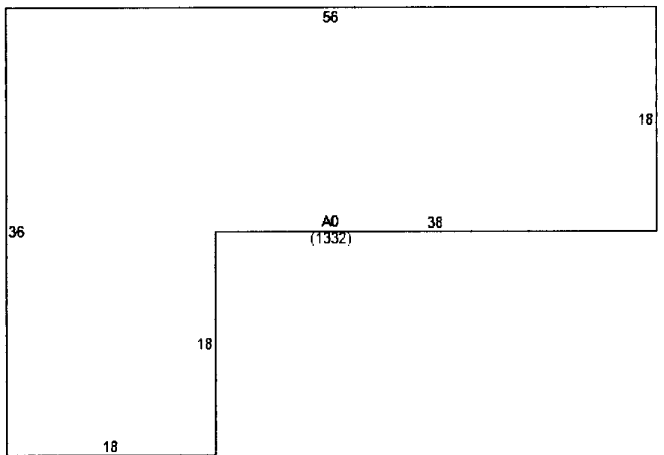
Structural Element for Building 1	
Bldg Type	TOWNHOUSE
Exterior Wall 1	MSY: CB STUCCO
Year Built	1991
Air Condition Desc.	HTG & AC
Heat Type	FORCED AIR DUCT
Heat Fuel	ELECTRIC
Bed Rooms	3
Full Baths	2
Half Baths	0
Roof Structure	WOOD TRUSS
Roof Cover	ASPHALT/COMPOSITION
Interior Wall 1	DRYWALL
Interior Wall 2	N/A
Floor Type 1	CARPETING
Floor Type 2	CERAMIC/QUARRY TILE
Stories	1

Sketch for Building 1

Subarea and Square Footage for Building 1

Code Description	square Footage
------------------	----------------

BAS Base Area	1332
Total Square Footage	1332
Area Under Air	1332



Property Extra Feature

Description	Year Built	Units
Screen Enclosure	1992	1132

Property Land Details

Land Line #	Description	Zoning	Acres
1	SFR WATER	RM-2	0.0469

Appraisals

Tax Year	2025	2024	2023	2022	2021
Improvement Value	\$295,187	\$285,051	\$275,051	\$231,651	\$209,745
Land Value	\$0	\$0	\$0	\$0	\$0
Total Market Value	\$295,187	\$285,051	\$275,051	\$231,651	\$209,745

Assessed and Taxable Values

Tax Year	2025	2024	2023	2022	2021
Assessed Value	\$295,187	\$268,545	\$244,132	\$221,938	\$201,762
Exemption Amount	\$0	\$0	\$0	\$0	\$0
Taxable Value	\$295,187	\$268,545	\$244,132	\$221,938	\$201,762

Taxes

Tax Year	2025	2024	2023	2022	2021
AD VALOREM	\$5,640	\$5,238	\$4,902	\$4,431	\$4,153
NON AD VALOREM	\$427	\$407	\$337	\$328	\$318
TOTAL TAX	\$6,067	\$5,645	\$5,239	\$4,759	\$4,471

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

[ZIP Code™ by Address \(/zip-code-lookup.htm?byaddress\)](/zip-code-lookup.htm?byaddress)[ZIP Code™ by City and State \(/zip-code-lookup.htm?bycitystate\)](/zip-code-lookup.htm?bycitystate)[Cities by ZIP Code™ \(/zip-code-lookup.htm?citybyzipcode\)](/zip-code-lookup.htm?citybyzipcode)[FAQs](https://www.usps.com/zip-code-lookup.htm)<https://www.usps.com/zip-code-lookup.htm>

Look Up a ZIP Code™

Go to

ZIP Code™ by Address

You entered:

2002 TIMBERLANE CIR
LAKE WORTH 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))

2002 TIMBERLANE CIR
GREENACRES FL **33463-8423**

[Look Up Another ZIP Code™](#)

[Edit and Search Again \(/zip-code-lookup.htm?byaddress\)](/zip-code-lookup.htm?byaddress)

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Detail by Entity Name

Florida Not For Profit Corporation

TIMBERLANE HOMEOWNERS ASSOCIATION OF P.B. COUNTY, INC.

Filing Information

Document Number N28943
FEI/EIN Number 65-0154808
Date Filed 10/20/1988
State FL
Status ACTIVE
Last Event REINSTATEMENT
Event Date Filed 01/15/2018

Principal Address

c/o DAVENPORT PROPERTY MGMT
6620 LAKE WORTH ROAD
SUITE A
LAKE WORTH, FL 33467

Changed: 04/30/2026

Mailing Address

c/o DAVENPORT PROPERTY MGMT
6620 LAKE WORTH ROAD
SUITE A
LAKE WORTH, FL 33467

Changed: 04/30/2026

Registered Agent Name & Address

POLIAKOFF BACKER
2424 NORTH FEDERAL HIGHWAY
SUITE 462
BOCA RATON, FL 33431

Name Changed: 08/27/2024

Address Changed: 10/28/2025

Officer/Director Detail

Name & Address