



**TAX DEEDS/
FORECLOSURES**

P.O. Box 484
West Palm Beach, FL 33402-0484



FIRST-CLASS



US POSTAGE PAID BY ADDRESSEE

ZIP 33401 **\$ 010.98⁰**
02 7W
0008046438 OCT 06 2026

**Clerk of the Circuit Court
and Comptroller**

Palm Beach County

7112 0170 6470 0232 9121

37-2024 #2 11182026

JOSAFAT ESPINOZA
3937 KIRK ROAD
LAKE WORTH, FL 33461

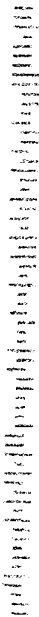
NOV 1 3 21 DE 1

0010/18/26

RETURN RECEIPT REQUESTED
952708888822502

RETURN TO SENDER
NO POSTAGE
NECESSARY IF MAILED
IN THE UNITED STATES
NOV 1 3 21 DE 1
0010/18/26

33402-0484



NOTICE OF APPLICATION FOR TAX DEED

Certificate Number: **37-2024**

PCN: **70-42-44-24-02-001-0160**

Notice is hereby given that: FRANROSA CERTIFICATES, LLC, the holder of certificate 37-2024, has filed said certificate for a tax deed to be issued thereon. The description of the property, and the names in which it was assessed are as follows:

Description of Property: **BEVERLY PARK ADD TO LAKE WORTH LTS 16, 17 & S 10 FT OF LT 18, S 10 FT OF LT 117, LTS 118 & 119 BLK 1**

Name in which assessed: **ESPINOZA JOSAFAT**

All of said property being in the county of PALM BEACH, State of Florida.
Unless such certificate or certificates shall be redeemed according to law, the property described in such certificate or certificates will be sold to the highest bidder online at:

<https://palmbeach.realtaxdeed.com> on 11/18/2026 at 9:30 AM or any subsequently scheduled sale date.



Shannon Ramsey-Chessman

Shannon Ramsey-Chessman

Ad Interim Clerk of the Circuit Court & Comptroller
Palm Beach County, Florida

DATED: **September 29, 2026**

DATES OF PUBLICATION: **10/13/2026** **10/20/2026** **10/27/2026** **11/3/2026**

REDEMPTION AMOUNT: **\$8,002.50** (in addition to recording fees if applicable)

WARNING

THERE ARE UNPAID TAXES ON THIS PROPERTY WHICH YOU OWN, IN WHICH YOU HAVE A LEGAL INTEREST, OR IS CONTIGUOUS TO YOUR PROPERTY. THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON 11/18/2026, UNLESS BACK TAXES ARE PAID. **Make all payments to the Tax Collector of Palm Beach County. Payment must be in the form of cash, cashier's check or money order.**

Make payable to: Tax Collector, Palm Beach County, at:

Mail or deliver to: **ATTN: Excellence Department**
 301 N. Olive Ave., 3rd Floor, Governmental Center
 West Palm Beach, FL 33401

For questions concerning taxes, you may call the Tax Collector at 561-355-2809. To receive further information regarding the scheduled auction contact the Ad Interim Clerk of the Circuit Court & Comptroller Palm Beach County, Tax Deed Department, at 205 N Dixie Hwy, Room 3.24, West Palm Beach, FL 33401 or by telephone at: (561) 355-2962.