Certificate #: 02595 of 2024
Parcel ID #: 02-19-26-000300001700

NOTICE OF APPLICATION FOR TAX DEED

Notice Is Hereby Given, that FIG 20, LLC FBO SEC PTY, holder of tax certificate # 02595-2024 issued on June 01, 2024, has filed same in my office and has made application for a tax deed to be issued thereon. Said certificate embraces the following described property in the County of Lake, State of Florida, to-wit:

THAT PART OF GOVERNMENT LOTS 6 & 9 SECTION 2 TOWNSHIP 19 SOUTH RANGE 26 EAST BOUNDED ON THE SOUTH SIDE BY A STREAM KNOWN AS TROUT RUN BOUNDED ON THE EAST SIDE BY TROUT LAKE BOUNDED ON THE NORTH SIDE BY THE MID-SECTION LINE OF SAID SECTION 2 AND BOUNDED ON THE WEST SIDE BY THE SAND ASPHALT RD BEING KNOWN AS OLD STATE HIGHWAY NO 2 AND ALSO AS LAKE EUSTIS DR WHICH SAID ROAD RUNS PARALLEL WITH THE PRESENT LOCATION OF THE ATLANTIC COAST LINE RAILROAD RIGHT OF WAY AND TRACKS--LESS NEW STATE HIGHWAY NO 2 WHICH BISECTS SAID HEREINBEFORE DESCRIBED REAL ESTATE & LESS THE RIGHT OF WAY FOR STATE ROADS NO 19 AND 44 & LESS A TRIANGULAR TRACT OF LAND CONVEYED TO THE STATE OF FLORIDA BY QUIT CLAIM DEED IN DB 364 PG 453 & LESS FROM THE NORTHEAST CORNER OF GOVERMENT LOT 4 IN SECTION 2 RUN WEST ALONG THE NORTH LINE OF SAID SECTION 2 A DISTANCE OF 162.87 FEET THENCE RUN SOUTH 03-35-54 WEST 1271.26 FEET FOR THE BEGINNING OF A CURVE CONCAVE TO THE EAST AND HAVING A RADIUS OF 2864.93 FEET THENCE RUN SOUTHERLY AND SOUTHEASTERLY ALONG SAID CURVE THRU A CENTRAL ANGLE OF 25-41-00 A DISTANCE OF 1284.17 FEET TO THE END OF SAID CURVE THENCE RUN SOUTH 22-05-06 EAST 510.66 FEET THENCE RUN SOUTH 67-54-54 WEST 75 FEET TO A POINT ON THE WESTERLY LINE OF THE RIGHT OF WAY OF STATE ROAD 19 FOR A POINT OF BEGINNING FROM SAID POINT OF BEGINNING RUN THENCE NORTHERLY ALONG THE WESTERLY LINE OF THE RIGHT OF WAY OF STATE ROAD NO 19 A DISTANCE OF 214 FEET TO A POINT ON THE NORTH LINE OF SAID GOVERNMENT LOT 6 RUN WEST ALONG THE NORTH LINE OF SAID GOVERNMENT LOT 6 AND AN EXTENSION THEREOF TO A POINT ON THE EASTERLY LINE OF STATE ROAD 44 THENCE RUN SOUTHEASTERLY ALONG THE EASTERLY LINE OF STATE ROAD 44 A DISTANCE OF 331 FEET TO A POINT THAT IS SOUTH 67-54-54 WEST OF THE POINT OF BEGINNING THENCE RUN NORTH 67-54-54 EAST 94 FEET TO THE POINT OF BEGINNING-- ORB 5431 PG 50

The assessment of the said property under the said certificate issued was in the name of BROSA LLC, REGISTERED AGENT O/B/O BUILD REI LLC, BUILD REI LLC, NORTHSHORE DRIVE, LLC. Unless said certificate be redeemed according to law the property described in such certificate shall be sold to the highest bidder online at www.lake.realtaxdeed.com at 11:15 a.m. ET on the 17th day of November 2026. A deposit of 5% of the bid or $200.00, whichever is greater, will be collected at the time of sale per 197.542(2), F.S. Prospective bidders must register at www.lake.realtaxdeed.com and post a deposit prior to bidding.

Dated this 2nd day of October 2026
Gary J. Cooney
Clerk of the Circuit Court and Comptroller
Lake County, Florida
Elizabeth Kruse, Deputy Clerk

Oct 15, 2026, Oct 22, 2026, Oct 29, 2026, Nov 05, 2026