



ORANGE COUNTY TAX COLLECTOR  
**SCOTT RANDOLPH**  
INDEPENDENTLY ELECTED TO SERVE YOU

2024 Paid Individual Tax Certificate

Orange County Notice of Ad Valorem Taxes  
& Non-Ad Valorem Assessments

RHEM STEVEN PRESTON, GREEN  
MARKELIA LASHAWN  
1451 WHITNEY ISLES DR  
WINDERMERE, FL 34786-6067

Account Number: 106518  
Assessed Value: 633,492  
Millage Code: 65 ORG  
Parcel Number: 31-22-28-9260-00550  
Address: 1451 WHITNEY ISLES DR, □ UNINCORPORATED, □ 34786  
Exemptions: Extra Homestead, Homestead

| AD VALOREM TAXES   |                |              |                   |                |            |                      |
|--|----------------|--------------|-------------------|----------------|------------|----------------------|
| Taxing Authority   | Assessed Value | Exempt Value | Taxable Value     | Millage        | Tax Levied |                      |
| STATE SCHOOL   | 633,492        | 25,000       | 608,492           | 3.2160         | 1,956.91   |                      |
| LOCAL SCHOOL   | 633,492        | 25,000       | 608,492           | 3.2480         | 1,976.38   |                      |
| GENERAL COUNTY   | 633,492        | 50,000       | 583,492           | 4.4347         | 2,587.61   |                      |
| COUNTY FIRE  | 633,492        | 50,000       | 583,492           | 2.8437         | 1,659.28   |                      |
| UTD  | 633,492        | 50,000       | 583,492           | 1.8043         | 1,052.79   |                      |
| LIBRARY  | 633,492        | 50,000       | 583,492           | 0.3748         | 218.69     |                      |
| ST JOHNS RIVER WTR MGMT DIST                                     | 633,492        | 50,000       | 583,492           | 0.1793         | 104.62     |                      |
|  |                |              |                   | Total Millage: | 16.1008    | Subtotal: \$9,556.28 |
| NON-AD VALOREM ASSESSMENTS                                       |                |              |                   |                |            |                      |
| Levying Authority  | Phone          | Amount       | Levying Authority | Phone          | Amount     |                      |
| 332 GARBAGE - WASTE PRO  | 407-836-6601   | 300.00       |                   |                |            |                      |
|  |                |              |                   |                | Subtotal:  | \$300.00             |
| Combined Total of Ad Valorem Taxes & Non-Ad Valorem Assessments: |                |              |                   |                |            | <b>\$9,856.28</b>    |

Pay Online, Opt-in to E-Billing and Print your Receipt at [octaxcol.com](https://octaxcol.com).

Payments not received by March 31st are delinquent

IF YOUR TAXES ARE NOT ESCROWED, PLEASE RETURN THE BOTTOM PORTION WITH YOUR PAYMENT.

106518  
1451 WHITNEY ISLES DR  
  
WHITNEY ISLES AT BELMERE 52/68  
31-22-28-9260-00550

LERETA, LLC

Make checks payable to:  
Scott Randolph, Tax Collector

| ONLY PAY ONE AMOUNT |                 |
|---------------------|-----------------|
| If Paid By          | Amount Due      |
| Cert #250011718     | Bidder #3015193 |
| If Received By      | Please Pay      |
| Jul 31, 2025        | \$0.00          |
|                     |                 |
|                     |                 |

RHEM STEVEN PRESTON, GREEN  
MARKELIA LASHAWN  
1451 WHITNEY ISLES DR  
WINDERMERE, FL 34786-6067

Paid By On File  
Receipt # H01-25-00776423 07/22/2025 \$11,246.05

PO Box 545100  
Orlando FL 32854-5100



2024 Paid Individual Tax Certificate



# ORANGE COUNTY TAX COLLECTOR SCOTT RANDOLPH

INDEPENDENTLY ELECTED TO SERVE YOU

P.O. Box 545100, Orlando, FL 32854 | (407) 434-0312

[octaxcol.com](http://octaxcol.com) | [Facebook](https://www.facebook.com/octaxcol) [Instagram](https://www.instagram.com/octaxcol) [TikTok](https://www.tiktok.com/@octaxcol) [YouTube](https://www.youtube.com/channel/UCqj8K8K8K8K8K8K8K8K8K8K) [LinkedIn](https://www.linkedin.com/company/octaxcol) [Pinterest](https://www.pinterest.com/octaxcol) [Snapchat](https://www.snapchat.com/add/octaxcol) [Twitch](https://www.twitch.tv/octaxcol) [Spotify](https://www.spotify.com/artist/octaxcol) [Podcasts](https://www.podcasts.apple.com/us/podcast/octaxcol/id123456789) [YouTube](https://www.youtube.com/channel/UCqj8K8K8K8K8K8K8K8K8K8K) [LinkedIn](https://www.linkedin.com/company/octaxcol) [Pinterest](https://www.pinterest.com/octaxcol) [Snapchat](https://www.snapchat.com/add/octaxcol) [Twitch](https://www.twitch.tv/octaxcol) [Spotify](https://www.spotify.com/artist/octaxcol) [Podcasts](https://www.podcasts.apple.com/us/podcast/octaxcol/id123456789)

## PROPERTY TAX NOTICE

### SELECT A PAYMENT METHOD

**Online:** Pay online at [octaxcol.com](http://octaxcol.com). Pay by credit/ debit card, eCheck or PayPal.

**By Mail:** Return the notice to Property Tax Dept., P.O. Box 545100, Orlando, FL 32854. Pay by check made payable to "Scott Randolph" or "Orange County Tax Collector."

**In Person:** Visit any of our office locations by appointment. Pay by check made payable to "Scott Randolph" or "Orange County Tax Collector," money order, cash, or credit/debit card.

*Liens may require certified funds, please contact office for details.*

### RECEIVE AN EARLY PAYMENT DISCOUNT

| Payment Postmark Date | Discount |
|-----------------------|----------|
| November              | 4%       |
| December              | 3%       |
| January               | 2%       |
| February              | 1%       |

*Processing fees: \$1.50 eCheck fee; 2.39% credit card/ debit card fee (\$2.00 minimum).*

### 2024-25 IMPORTANT DATES

**November 1, 2024:** First day to pay taxes and assessments.

**Before March 1:** File for new exemptions with the Property Appraiser. Learn more at [ocpafl.org](http://ocpafl.org).

**March 31, 2025:** Taxes and assessments are due. Payment must be received by our office by March 31 regardless of postmark date to avoid being delinquent.

**April 1:** Unpaid real estate taxes are delinquent (3% minimum mandatory charged).

Unpaid tangible personal property taxes are delinquent (interest accrues at a rate of 1.5% per month plus advertising and fees).

Tax warrants are issued for all unpaid tangible personal property taxes.

**April 30:** Deadline for Installment Plan Application. Download the application at [octaxcol.com](http://octaxcol.com).

**May 1:** Interest plus fees are imposed.

**Friday, May 30 at 4:30 p.m.:** Last day to pay real estate taxes without lien. Full payment must be physically received in our office by May 30, 2025 at 4:30 p.m. regardless of postmark date.

**Sunday, June 1:** Tax Certificate Sale. Visit [octaxcol.com](http://octaxcol.com) for more information.

#### Downtown Orlando

301 Rosalind Ave.  
Orlando, FL 32801

#### West Oaks Mall

9401 W. Colonial Dr., Suite 360  
Ocoee, FL 34761

#### Clarcona

4101 Clarcona Ocoee Rd.  
Orlando, FL 32810

#### Sand Lake

730 W. Sand Lake Rd.  
Orlando, FL 32809

#### Lee Vista

6050 Wooden Pine Dr., Ste 100  
Orlando, FL 32829

#### University

10051 University Blvd.  
Orlando, FL 32817

#### Hours of Operation

8:30 a.m. — 5:00 p.m. — M, T, Th, F  
9:00 a.m. — 5:00 p.m. — W

#### 200 S. Orange Ave., Orlando

*Limited services are provided by appointment at 200 S. Orange Ave., Orlando, including tax deed (comptroller status), lien settlement statements, good faith payments, bankruptcy, and homestead liens.*

*Call (407) 434-0312 for information.*

PAYING YOUR TAXES

LOCATIONS & HOURS

#### ARE YOU THE CURRENT OWNER?

**Real Property:** If you are not the current owner, please forward this notice to the new owner or return it to the Tax Collector's Office, P.O. Box 545100, Orlando, FL 32854.

**Tangible Personal Property:** If you are not the current owner of the business equipment, but you were the owner as of January 1, you are responsible for the tax.

#### PAY YOUR TAX BILL

Pay online at [octaxcol.com](http://octaxcol.com).

#### PRINT A RECEIPT

To print a receipt of your Property Tax Bill, visit our Pay My Taxes page at [octaxcol.com](http://octaxcol.com). Enter an owner name, parcel ID, tangible ID, or location address to search for your tax bill.

#### COMPLETE A CHANGE OF ADDRESS

All changes of address must be filed with the Property Appraiser. Download the Change of Address Form at [ocpafl.org](http://ocpafl.org).

#### APPLY FOR THE INSTALLMENT PAYMENT PLAN

To qualify for the quarterly Installment Payment Plan, you must be current on your taxes and your prior year taxes must exceed \$100.00. Download the application at [octaxcol.com](http://octaxcol.com).

ONLINE

**Notice:** Failure to pay the amounts due will result in a tax certificate being issued against the property.

#### ABOUT PROPERTY TAX COLLECTION

**Tax rates are set.** Taxing authorities set the millage rate, which is the rate of tax per \$1,000 of taxable value. Non-Ad Valorem assessments are levied on a unit basis rather than the value of property.

**Property values are determined.** The Property Appraiser establishes the value of property, approves exemptions, including Homestead, and certifies the Tax Roll to the Tax Collector.

**Taxes are collected.** The Tax Collector is then responsible for mailing tax bills, collecting taxes and distributing revenue to the taxing authorities in Orange County.