



MIKE TWITTY, MAI, CFA

Pinellas County Property Appraiser

PO Box 1957, Clearwater, FL 33757-1957

Phone: (727) 464-3207 | Fax: (727) 464-3448 | TDD: (727) 464-3370

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PARCEL COMBINATION REQUEST

Requests for parcel combinations may be submitted by property owners or agents. This request shall be submitted for review to the GIS/Mapping Department. The requirements that follow are required (Section 2 only if one parcel has homestead exemption) and granting of a combination will remain at the discretion of the Property Appraiser's office. The combination of these parcels may have an impact on taxable value, exemptions, capped value and/or taxes. This office does not determine whether a parcel(s) meet legal requirements for development purposes. You may contact the county or municipality governing the property for verification.

Section 1 – Eligibility. Please answer the following:

- | | | |
|--|---|-----------------------------|
| 1. Is title to parcels/units in same ownership and tenancy status of record? | Yes <input checked="" type="checkbox"/> | No <input type="checkbox"/> |
| 2. Are all parcels in the same municipal/taxing district? | Yes <input checked="" type="checkbox"/> | No <input type="checkbox"/> |
| 3. Are all properties contiguous (legally and/or physically)? | Yes <input checked="" type="checkbox"/> | No <input type="checkbox"/> |
| 4. Are all current and delinquent taxes due paid? | Yes <input checked="" type="checkbox"/> | No <input type="checkbox"/> |

If you answered 'No' to any of the above questions, you are not eligible to combine parcels.

- | | | | |
|---|------------------------------|-----------------------------|------------------------------|
| 5. Has lender provided written consent to combine properties? | Yes <input type="checkbox"/> | No <input type="checkbox"/> | N/A <input type="checkbox"/> |
| 6. Confirm commercial parcel is not being joined with homestead parcel? | Yes <input type="checkbox"/> | No <input type="checkbox"/> | |
| 7. Are condominium units physically joined? | Yes <input type="checkbox"/> | No <input type="checkbox"/> | N/A <input type="checkbox"/> |
| 8. If one of the parcel(s) is residential, does it have homestead exemption?
If so, please complete Section 2. | Yes <input type="checkbox"/> | No <input type="checkbox"/> | N/A <input type="checkbox"/> |

Reason for Request:

Development of the property for a hotel

Section 2 – Homesteaded Parcels Only. You have requested we combine the referenced parcels into one parcel for the tax roll: one of which is receiving the Homestead Exemption and related Save Our Homes assessment benefit. Please answer the following questions and attach any supporting documentation.

- | | | |
|--|---------------------------------|-----------------------------------|
| 1. Is the contiguous property vacant or improved with buildings? | Vacant <input type="checkbox"/> | Improved <input type="checkbox"/> |
| 2. Does anyone reside at the secondary building?
If 'yes', who resides there? _____ | Yes <input type="checkbox"/> | No <input type="checkbox"/> |
| 3. Is the secondary parcel/building rented? | Yes <input type="checkbox"/> | No <input type="checkbox"/> |
| 4. How are you utilizing the secondary parcel/building?
_____ | | |
| 5. Are utilities turned on for the secondary building?
If 'yes', whose name(s) is on the account? _____ | Yes <input type="checkbox"/> | No <input type="checkbox"/> |
| 6. What are your plans for the secondary building/parcel?
_____ | | |
| 7. Do you plan to demolish the secondary building?
If yes, when? _____ | Yes <input type="checkbox"/> | No <input type="checkbox"/> |

Section 3 - Property Information: Provide multiple site addresses if assigned, indicating main property address and checkmark which parcel(s) have homestead exemption (HX). Attach sheet with additional parcels if necessary.


HX?	Parcel ID	Address
<input type="checkbox"/>	See list attached.	
<input type="checkbox"/>		
<input type="checkbox"/>		

Section 4 - Affidavit

If applicable, authorize the Pinellas County Property Appraiser to obtain information to determine my eligibility for Homestead Exemption. I understand that under [Section 196.131\(2\), Florida Statutes](#), any person who knowingly gives false information to claim Homestead Exemption is guilty of a first-degree misdemeanor, punishable by imprisonment up to one (1) year, a fine up to \$5,000 or both.

Under penalties of perjury, I declare that I have read the foregoing affidavit and the facts in it are true. I further understand that if the Property Appraiser determines that for any year within the prior 10 years, I was not entitled to receive this exemption, my property shall be subject to the taxes exempted, plus 15% per annum and a penalty of 50% of the taxes exempted.

Current owner(s) of record, or agent with a power of attorney, must sign request.

Signed by:  Date 12/18/2025
 Signature _____ Date _____
 Print Name & Title William Karns, Manager of JPV Hotel Property LLC Phone (727) 367-3000
 Email Address * wkarns@karnsenterprises.com

Additional Owner Signature:

Signature _____ Date _____
 Print Name & Title _____ Phone _____
 Email Address * _____

* Under Section 119.01, Florida Statutes, email addresses are public record. If you do not want your email address released in response to a public records request, omit your email address when completing this form, or do not send electronic mail to this entity. Instead, contact this office by phone or in writing.

PARCEL COMBINATION REQUEST

<u>PARCEL ID</u>	<u>ADDRESS</u>
1) 15-31-15-58320-001-0020	214 BOARDWALK PLACE E, MADEIRA BEACH, FL 33708
2) 15-31-15-58320-001-0040	210 BOARDWALK PLACE E, MADEIRA BEACH, FL 33708
3) 15-31-15-58320-001-0050	206 BOARDWALK PLACE E, MADEIRA BEACH, FL 33708
4) 15-31-15-58320-001-0060	204 BOARDWALK PLACE E, MADEIRA BEACH, FL 33708
5) 15-31-15-58320-001-0070	BOARDWALK PLACE E, MADEIRA BEACH, FL 33708
6) 15-31-15-58320-001-0080	BOARDWALK PLACE E, MADEIRA BEACH, FL 33708
7) 15-31-15-58320-001-0090	146 BOARDWALK PLACE E, MADEIRA BEACH, FL 33708
8) 15-31-15-58320-001-0140	129TH AVENUE E, MADEIRA BEACH, FL 33708
9) 15-31-15-58320-001-0160	129TH AVENUE E, MADEIRA BEACH, FL 33708
10) 15-31-15-58320-001-0170	129TH AVENUE E, MADEIRA BEACH, FL 33708
11) 15-31-15-58320-001-0190	129TH AVENUE E, MADEIRA BEACH, FL 33708
12) 15-31-15-58320-001-0200	129TH AVENUE E, MADEIRA BEACH, FL 33708

Certificate Of Completion

Envelope Id: 8C3D824D-5335-4DE7-BC24-D19F5C600CD0	Status: Completed
Subject: Complete with Docusign: Parcel Combination Request_JPV Hotel Property LLC_12.18.2025_MERGED.pdf	
Source Envelope:	
Document Pages: 3	Signatures: 1
Certificate Pages: 1	Initials: 0
AutoNav: Enabled	Envelope Originator:
Envelopeld Stamping: Enabled	Kaitlyn M. Perez
Time Zone: (UTC-08:00) Pacific Time (US & Canada)	201 N Franklin Street
	Suite 2000
	Tampa, FL 33602
	kmp@macfar.com
	IP Address: 35.145.244.201


Record Tracking

Status: Original 12/18/2025 1:09:45 PM	Holder: Kaitlyn M. Perez kmp@macfar.com	Location: DocuSign
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Signer Events

William Karnes
wkarns@karnsenterprises.com
Partner
Security Level: Email, Account Authentication (None)

Signature

Signed by:

EED5248ADF3B489...
Signature Adoption: Drawn on Device
Using IP Address: 2a09:bac3:b8a1:e3c::16b:a5
Signed using mobile

Timestamp

Sent: 12/18/2025 1:10:56 PM
Viewed: 12/18/2025 1:13:09 PM
Signed: 12/18/2025 1:13:27 PM

Electronic Record and Signature Disclosure:
Not Offered via Docusign

In Person Signer Events	Signature	Timestamp
Editor Delivery Events	Status	Timestamp
Agent Delivery Events	Status	Timestamp
Intermediary Delivery Events	Status	Timestamp
Certified Delivery Events	Status	Timestamp
Carbon Copy Events	Status	Timestamp
Witness Events	Signature	Timestamp
Notary Events	Signature	Timestamp
Envelope Summary Events	Status	Timestamps
Envelope Sent	Hashed/Encrypted	12/18/2025 1:10:56 PM
Certified Delivered	Security Checked	12/18/2025 1:13:09 PM
Signing Complete	Security Checked	12/18/2025 1:13:27 PM
Completed	Security Checked	12/18/2025 1:13:27 PM
Payment Events	Status	Timestamps