

Thursday, December 4, 2025, at 11:00 a.m.
By an electronic online sale at
suwannee.realtaxdeed.com

BARRY A. BAKER
Clerk of the Circuit Court
Suwannee County Courthouse
200 South Ohio Avenue
Live Oak, Florida 32060

TAX DEED SALE SCHEDULE

Case No. TD	Base Opening Bid	Assessed Party
211012/2023-62	9,835.21	JAMES E LEWIS ESTATE
Legal Description: 00443000000 16-03S-15E LEG 1.45 ACRES FOR POINT OF REFERENCE COMM AT THE NW CORNER OF BLK P TOWN OF WELLBORN RUN S 13 DEG 33'50 W 195.76 FT TO THE P.O.B. CONT S 75 DEG 01'29 E 420.00 FT RUN S 13 DEG 33'50 W 139.89 FT RUN N 75 DEG 01'29 W 420 FT RUN N 13 DEG 33'50 E 150.20 FT TO THE P.O.B. (MARY LEWIS DECEASED PER STATE RECORDS 1/27/18) (JAMES EDWARD LEWIS SR DECEASED PER STATE RECORDS 11/4/19)		
Case No. TD	Base Opening Bid	Assessed Party
211013/2023-1499	1,461.72	THE LAMAR HANCOCK LIVING TRUST
Legal Description: 07964000000 26-02S-13E LEG .50 ACRES A LOT BEG AT A PT 167 YDS OF SE COR OF NW1/4 OF NW1/4 & RUN W 33 YDS TO FLA RR N TO WALLACE THENCE E 68 YDS S 33 YDS TO POB ORB 1133 P 464 DC(LAMAR HANCOCK)YR 05		
Case No. TD	Base Opening Bid	Assessed Party
211014/2019-1582	1,416.30	THE LAMAR HANCOCK LIVING TRUST
Legal Description: 07264000000 24-02S-13E LEG LOT BD N BY PARSHLEY E BY ROUSE S BY PATERSON W BY DIXON ORB 1133 P 464 DC(LAMAR HANCOCK) YR 05		
Case No. TD	Base Opening Bid	Assessed Party
211016/2023-2112	83,144.54	TIMOTHY A LEE & LYNETTE BLANKENSHIP
Legal Description: 09684003000 24-01S-12E LEG 5.07 ACRES COM AT SW COR OF SEC & RUN N 2662.25 FT RUN E 2041.41 FT FOR A POB RUN S 750 FT RUN E 292.10 FT RUN N 749.97 FT RUN W 296.62 FT TO POB ORB 179 P 02 WD ORB 1963 P 97 DC YR 2017 (GLADYS MARILYN LEE) ORB 2013 P 304 QCD YR 2018 (JERRY K LEE DECEASED PER STATE RECORDS 9/7/21) ORB 2449 P 14 QCD YR 2023 (JTWROS)		
$\frac{1}{2}$ assessed value \$75,518.00 + Base Bid \$7,626.54 = \$83,144.54		
Case No. TD	Base Opening Bid	Assessed Party
211017/2023-1126	1,499.78	JESSIE CHAIRES
Legal Description: 05158000410 15-02S-13E LEG THE E 105 FT OF LOT 4 & S 20 FT OF E 105 FT OF LOT 5 MCGRANAHAN ADD ORB 2264 P 460-61 WD YR 2021		
Case No. TD	Base Opening Bid	Assessed Party
211018/2023-1016	1,577.69	YOUNG JORDON L TRUSTEE
Legal Description: 04681010100 19-01S-13E LEG .50 ACRES LOT 10 CHRISTS AMBASSADORS SUB-DIV ORB 1894 P 307-08 WD YR 2016		
Case No. TD	Base Opening Bid	Assessed Party
211019/2023-1938	1,647.75	ANTHONY J STEPANEK
Legal Description: 09400150070 04-01S-12E LEG LOT 7 BLK 15 SUW. R. PARK EST UNIT 1 ORB 2244 P 281-84 WD YR 2021		
Case No. TD	Base Opening Bid	Assessed Party
211020/2023-2033	1,453.44	JESSIE CHAIRES
Legal Description: 09473120050 04-01S-12E LEG LOTS 5 & 6 BLK 12 SUW R. PK EST UNIT 3 ORB 2290 P 402 TAX DEED YR 2022		
Case No. TD	Base Opening Bid	Assessed Party
211021/2023-1896	1,579.44	A BURKE
Legal Description: 09376110380 04-01S-12E LEG LOT 38 BLK 11 SUWANNEE RIVER PARK EST. UNIT 1 ORB 300 P 500 TD ORB 303 P 324 WD YR 87		

Case No. TD	Base Opening Bid	Assessed Party
211022/2023-1899	1,756.32	PATRICIA A DALY
Legal Description: 09380110540 04-01S-12E LEG LOT 54 BLK 11 SUW. R. PK. EST. UNIT 1 ORB 115 P. 257		
Case No. TD	Base Opening Bid	Assessed Party
211023/2023-1929	1,647.75	ANTHONY J STEPANEK
Legal Description: 09397140050 04-01S-12E LEG LOT 5 BLK 14 SUW. R. PK. EST. UNIT 1 ORB 2244 P 281-84 WD YR 2021		
Case No. TD	Base Opening Bid	Assessed Party
211024/2023-1188	2,093.86	PERRY STEVENSTORE LAMAR & DEXTER PERRY
Legal Description: 05458050080 22-02S-13E LEG LOTS 8 & 9 BLK 5. RR ADD. ORB 1339 P 147-48 ORDER YR 07 ORB 2325 P 464 TAX DEED YR 2022		
Case No. TD	Base Opening Bid	Assessed Party
211026/2023-1925	1,428.48	MCDONALD ERROL
Legal Description: 09396130320 04-01S-12E LEG LOT 32 BLK 13 SUWANNEE RIVER PARK ESTATES UNIT 1 ORB 1186 P 216-17 WD YR 06		
Case No. TD	Base Opening Bid	Assessed Party
211027/2023-1308	1,373.29	AZALEA 15 LLC
Legal Description: 06272100030 23-02S-13E LEG LOT 3 BLK 10 WHITE SUB DIV ORB 2370 P 308-11 WD YR 2023		
Case No. TD	Base Opening Bid	Assessed Party
211028/2023-1885	1,428.88	MCGREW HEIDI M & PAUL WILLIAM
Legal Description: 09360090010 04-01S-12E LEG LOT 1 BLK 9 SUWANNEE RIVER PARK ESTATES UNIT 1 ORB 1226 P 144 WD YR 06		
Case No. TD	Base Opening Bid	Assessed Party
211029/2023-2078	1,850.30	COLON HARDEN SR
Legal Description: 09505050200 09-01S-12E LEG LOT 20 BLK 5 SUWANNEE RIVER MOBILE EST. ORB 1042 P 25 WD YR 04		
Case No. TD	Base Opening Bid	Assessed Party
211030/2023-1422	1,444.52	TRAILHEAD DEVELOPMENT LLC
Legal Description: 07117100010 24-02S-13E LEG LOTS 1 & 2 BLK 10. DOWLING ADD & THE S1/2 OF MILLER ST WHICH WAS VACATED BY ORDINANCE NO 1518 ORB 2378 P 113-14 WD YR 2023 ORB 2593 P 70-72 WD YR 2025		
Case No. TD	Base Opening Bid	Assessed Party
211031/2023-1386	1,483.33	NELSON BERNICE M & JULIA GOFF
Legal Description: 06930720090 24-02S-13E LEG LOT 9 BLK 72. LIVE OAK. 1/2 INT.		

NOTICE TO PROSPECTIVE BIDDERS

- You **must** register online prior to sale date at <https://suwannee.realtaxdeed.com>.
- You **must** deposit enough money in your account prior to sale date to cover the properties you bid on should you be the successful bidder.

Deposit Deadlines:

ACH Deposit: November 26

Wire Transfer: December 2

Cash/Cashier Check – Counter Deposit: December 3, before 4pm EST

- Sales start promptly at 11:00 a.m.
- **ALL SALES ARE FINAL** at the time of the successful bid.
- Each successful bidder's account will be deducted a **non-refundable Deposit of \$200.00 or 5% of bid, whichever is greater.** The deposit will be applied to the purchase price.
- The successful bidder must make final settlement **within twenty-four (24) hours** following the sale:
 - The total bid, plus;
 - **Minimal \$30.00** recording cost, plus;
 - State Documentary Stamps on the successful bid (*.70 cents per \$100 sale price*), plus;
 - Index Fee of \$1.00 for each additional names on Deed, if exceeds allowed amount, plus;
 - Minus deposit.
- Only **Wire, Cash or Cashier's Check in the exact amount** will be acceptable for settlement.
- Should the winning bidder not fully settle and pay for the property and Tax Deed, this deposit will be retained by the Clerk for resale expenses, per *Florida §197.542(2)*.
- A Tax Deed will be issued following the full settlement of payment. However, it must be recorded in our Official Records before delivery to the new owner. Your deed will be mailed within thirty days following the sale.
- You may check online starting 30 days prior to sale at **Suwannee County Clerk of Court** or **Real Tax Deed** websites to find out what properties have not been redeemed. The list is updated weekly after posting.
- You must call and make an appointment if you need to come into our office for any reason. No appointments day of sale.
- Property Information Reports are available to view two weeks prior to sale but are not available to view on the day of the sale.
- The Tax Deed is not considered to convey an absolute unclouded title. Depending on your intended use, you may wish to institute a Quieting of Title process through the Court. Bidders are responsible for researching the properties for their desirability prior to purchase.
- It will take a FULL year for **next year's Tax Bill** to be in the winning bidder's name and address.
- As an **APPLICANT**, if no bid is made, the property will be struck back to YOU for what you paid when becoming an applicant **plus** any outstanding taxes not paid now due and all recording costs. The current Year's Taxes bill may go to the old Owners address, and it is your responsibility to contact Tax Collector to pay. If the taxes do not get paid, a Certificate will be purchased and after being held for two (2) years may come back to Tax Deed Sale.

Aryella Beeda
Deputy Clerk Administration – Tax Deeds
(386) 362-0575

OUR NEXT TAX DEED SALE WILL BE: January 8, 2026

The Schedule is on-line one (1) month prior at SUWGOV.ORG