

Thursday, November 6, 2025, at 11:00 a.m.
By an electronic online sale at
www.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
4578/2023-2470	1,690.22	NORMA REAVES WILSON
Legal Description: 11227000020 36-02S-11E LEG 25.74 ACRES TRACT 2 & 3 NERBERN ACRES PHASE 4 AN UNRECORDED SUB DIV ALSO DESC AS :COMM AT NE COR OF SEC 36 & RUN RUN S 00 DEG 17'53 W ALONG THE EAS TERLY LINE OF SAID SECTION 36 & ALSO BEING THE CENTERLINE OF A 60 FT R/W OF BROWN RD A DISTANCE OF 3392.66 FT TO THE PT OF INTERSECTION WITH THE CENTERLINE OF A 60 FT R/W OF TIMBER LANE THENCE N 89 DEG 42'07 W ALONG SAID CENTERLINE OF TIMBER LANE A DISTANCE OF 633.51 FT THENCE LEAVING SAID CENTERLINE RUN S 00 DEG 17'53 W 30.00 FT TO THE SOUTHERLY R/W & THE POB RUN N 89 DEG 42'07 W ALONG THE SOUTHERLY LINE OF THE 60 FT R/W OF SAID TIMBER LANE A DISTANCE OF 1561.51 FT THENCE LEAVING SAID SOUTHERLY R/W RUN S 00 DEG 17'53 W 1099.45 FT THENCE N 64 DEG 16'13 E 1737. 75 FT THENCE N 00 DEG 17'53 E 336. 91 FT TO POB ORB 1019 P 474-75 WD Y R 04 ORB 1034 P 34-35 CWD YR 04 NOTE RP# 609524 & 525 YR94EXFEATS		
Case No. TD	Base Opening Bid	Assessed Party
4583/2019-2262	1,530.45	HUBERT A & DAPHNE D CAMPBELL
Legal Description: 09474140200 04-01S-12E LEG LOT 20 BLK 14 SUWANNEE RIVER PARK ESTATES UNIT 3 ORB 1179 P 233-34 WD YR 06		
Case No. TD	Base Opening Bid	Assessed Party
4584/2019-2263	1,534.32	HUBERT A & DAPHNE D CAMPBELL
Legal Description: 09474140210 04-01S-12E LEG LOT 21 BLK 14 SUWANNEE RIVER PARK ESTATES UNIT 3 ORB 1179 P 228-29 WD YR 06		
Case No. TD	Base Opening Bid	Assessed Party
4600/2019-1958	2,526.37	ANN MATTIACE
Legal Description: 09108040060 07-05S-13E LEG LOT 6 RIVERSIDE EST ORB 180 P 672 WD ORB 949 403 QCD YR 2003		
Case No. TD	Base Opening Bid	Assessed Party
4601/2019-1960	2,526.37	EUNICE G KLAREN
Legal Description: 09108040110 07-05S-13E LEG LOT 11 RIVERSIDE EST ORB 1051 P 63 WD YR 04		
Case No. TD	Base Opening Bid	Assessed Party
4602/2020-247	1,999.81	CLYDE & RUTH MYLAN TRUSTEES
Legal Description: 09389120130 04-01S-12E LEG LOT 13 BLK 12 SUWANNEE RIVER PARK ESTATES UNIT 1 ORB 547 P 220 WD YR 96 ORB 622 P 462 QCD YR 98		
Case No. TD	Base Opening Bid	Assessed Party
4603/2022-778	2,426.89	ALBERT J PIKUL
Legal Description: 03468130210 13-05S-14E LEG LOTS 21 22 23 & 24 BLK 13 SUWANNEE ESTATES SUB-DIVISION ORB 1499 P 412-414 WD YR 09		

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.
- Sales start promptly at 11:00 a.m.
- **ALL SALES ARE FINAL** at the time when final settlement is made.
- 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. Only final settlement appointments on 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 may 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: December 4, 2025

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