

Thursday, August 14, 2025, at 11:00 a.m.
Suwannee County Courthouse Judicial Annex Building
218 Parshley Street
Live Oak, FL 32064

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

TAX DEED SALE SCHEDULE

Revised 8/7/2025

Case No. TD	Base Opening Bid	Assessed Party
4488/2020-1158	2,147.21	JERRY E LOVE
Legal Description: 03470140020 13-05S-14E LEG LOTS 2 & 3 BLK 14 SUWANNEE ESTATES SUB-DIV. ORB 62 P 315 ORB 69 P 318		
Case No. TD	Base Opening Bid	Assessed Party
4489/2021-1959	2,048.50	CRAIG WILLINGTON ROBERTSON JR
Legal Description: 09475180160 04-01S-12E LEG LOT 16, BLOCK 18, UNIT 3 SUWANNEE RIVER PARK ESTATES ORB 1642 P 320-325 WD YR 12		
Case No. TD	Base Opening Bid	Assessed Party
4492/2023-819	1,798.35	WILLIAM & DOROTHY YANCEY
Legal Description: 03461130090 13-05S-14E LEG LOTS 9 & 10 BLK 13 SUWANNEE ESTATES SUB-DIVISION		
Case No. TD	Base Opening Bid	Assessed Party
4493/2020-2064	1,623.45	COLON HARDEN
Legal Description: 06966730132 24-02S-13E LEG BEG 116 FT S OF NE COR LOT 13 ON S SIDE OF A RD. & RUN S 142 FT. THENCE W 98 FT TO SAID RD THENCE NE- WARD ALONG SAID RD 172 FT TO POB BEING PART OF LOT 13 BLK 73 LIVE OAK ORB 1307 P 153-155 WD YR 2012		
Case No. TD	Base Opening Bid	Assessed Party
4496/2023-1534	6,565.03	MICHAEL B MARSH
Legal Description: 08300000040 29-02S-13E LEG 4.09 ACRES LOT 4 OAK HOLLOW ESTATES ORB 1676 P 375 QCD YR 2012 ORB 1676 P 376 QCD YR 2012 ORB 1945 P 192 QCD YR 2017 NOTE RP #12526597 & 595 YR 09		
Case No. TD	Base Opening Bid	Assessed Party
4497/2020-305	2,037.97	SUSAN GARRIS
Legal Description: 09453130210 04-01S-12E LEG LOT 21 BLK 13 SUW R PK EST UNIT 2 ORB 117 P 711 & ORB 119 P 701		
Case No. TD	Base Opening Bid	Assessed Party
4502/2023-117	4,440.23	MELVIN H JR & ANGELA N BUSH
Legal Description: 00706001000 33-03S-15E LEG 5.43 ACRES COMM AT THE SE CORNER OF SEC 33; THENCE S 88 DEG 07'48 W 600.30 FT; THENCE N 01 DEG 07'19 W 788.97 FT; THENCE N 88 DEG 16'56 E 600.36 FT; THENCE S 01 DEG 06'57 E ALONG E LINE OF SAID SECTION 787.38 FT TO POB SUBJECT TO A NON EXCLUSIVE EASEMENT OVER & ACROSS THE N 20 FT LESS THE W1/2 THEREOF ORB 1344 P 6-8 AFD YR 07 ORB 1344 P 9-11 MOAFD YR 07 ORB 1344 P 12-13 WD YR 07 ORB 1546 P 164-165 MOAFD YR 2010		
Case No. TD	Base Opening Bid	Assessed Party
4503/2023-122	6,272.89	3 RIVERS FARM, LLC
Legal Description: 00713001014 34-03S-15E LEG 5.01 ACRES COMM AT THE SE COR OF N1/2 OF SE1/4 OF SW1/4 OF SEC 34 AT A 1/2 INCH IRON ROD LS 2245 FOR THE POB THENCE RUN S 88 DEG 19'37 W 16.51 FT THENCE S 88 DEG 19'37 W 966.53 FT THENCE N 01 DEG 40'23 W 663.64 FT THENCE N 88 DEG 16'58 E 284.08 FT THENCE S 01 DEG 00'26 E 613.26 FT THENCE N 89 DEG 11'22 E 706.69 FT THENCE S 01 DEG 00'24 E 40 FT TO THE POINT OF ENDING & EASEMENT ORB 1636 P 46-47 WD YR 2011 NOTE RP #12260922 YR 06		
Case No. TD	Base Opening Bid	Assessed Party
4506/2023-228	6,010.97	FLORIDA HOLDINGS TRUST
Legal Description: 01004010020 15-05S-15E LEG 5.01 ACRES LOT 2 TERRYVILLE SUB-DIV ORB 1673 P 291 WD YR 2012 ORB 2325 P 267-68 WD YR 2022		
Case No. TD	Base Opening Bid	Assessed Party
4509/2023-261	2,744.02	COCCO BRIAN VAZQUEZ
Legal Description: 01200040400 21-05S-15E LEG LOT 40 SECT. D SUWANNEE RANCHETTES ORB 2308 P 380-81 WD YR 2022		

Case No. TD	Base Opening Bid	Assessed Party
4514/2023-348	1,844.27	ROBERT TRUEBLOOD
Legal Description: 01487860200 28-06S-15E LEG LOT 20 BLK 86 UNIT 5 THREE RIVERS ESTATES ORB 2255 P 54-55 WD YR 2021		

Case No. TD	Base Opening Bid	Assessed Party
4515/2019-3	2,485.84	ALBERT J PIKUL
Legal Description: 00058002000 05-02S-15E LEG .20 ACRES BEG AT NW COR OF SW1/4 OF SW1/4; RUN N 490 FT TO THE POB; THENCE RUN N 60 FT; THENCE RUN E TO SUWANNEE RIVER; THENCE RUN S ALONG RIVER 60 FT TO A POINT DUE E OF POB THENCE RUN W TO POB ORB 1499 P 412-414 WD YR 09		

Case No. TD	Base Opening Bid	Assessed Party
4521/2023-1690	4,663.08	KARRI MAE & CALVIN FREDERICK STRATTON
Legal Description: 08901004000 09-04S-13E LEG 2.58 ACRES COM AT THE NW COR OF SAID E1/2 OF NE1/4 OF NW1/4 OF NW1/4 RUN S 01 DEG 25'47" E ALONG THE W LINE OF SAID E1/2 A DISTANCE OF 200.71 FT TO POB THENCE N 89 DEG 10'14" E 515.00 FT THENCE S 01 DEG 39'38" W ALONG A FENCE A DISTANCE OF 133.02 FT THENCE S 89 DEG 10'14" W PARALLEL TO & 327.00 FT N OF THE S LINE OF SAID NW1/4 OF NE1/4 OF NW1/4 A DISTANCE OF 175.33 FT TO A PT THE E LINE OF SAID E1/2 THENCE S 01 DEG 26'39" E ALONG SAID E LINE A DISTANCE OF 61.16 FT THENCE S 89 DEG 10'38" W PARALLEL TO & 265.71 FT N OF THE S LINE OF SAID E1/2 A DISTANCE OF 332.51 FT TO A PT ON THE W LINE OF SAID E1/2 THENCE N 01 DEG 25'47" W ALONG SAID W LINE A DISTANCE OF 194.03 FT TO POB & TOGETHER WITH AN EASEMENT ORB 229 P 295 WD ORB 388 P 367 QCD YR 91 ORB 388 P 369 EASEMENT YR 91 ORB 442 P 497 WD YR 95 ORB 765 P 260-61 WD YR 2000 ORB 1890 P 39 DC YR 2016 (HUEY LONG CORBIN) ORB 1895 P 70 DC YR 2016 (JEANETTE FLOYD CORBIN) ORB 1895 P 72-73 ORDER YR 2016 ORB 1909 P 383 -84 QCD YR 2016 ORB 1909 P 385-86 QCD YR 2016 ORB 2152 P 129-32 WD YR 2020 NOTES RP #12204698 & 699 YR 05		

Case No. TD	Base Opening Bid	Assessed Party
4522/2023-1749	9,707.90	JOHN SINCLAIR WESTON ESTATE
Legal Description: 09081020180 02-05S-13E LEG LOT 18 BLK B BRANNEN FARMS ORB 656 P 54 WD YR 98 (BARBARA J WESTON DECEASED PER STATE RECORDS 10/15/16) (JOHN SINCLAIR WESTON DECEASED PER STATE RECORDS 7/18/20)		

Case No. TD	Base Opening Bid	Assessed Party
4523/2023-1807	4,692.26	HEWITT TIMOTHY M
Legal Description: 09121040081 10-05S-13E LEG W1/2 OF LOT 8 THE TIMBERS UNIT 4 ORB 2203 P 90-91 WD YR 2021		

Case No. TD	Base Opening Bid	Assessed Party
4524/2023-2117	2,508.61	CHARLOTTE DIANE FOSTER ESTATE
Legal Description: 09710004000 27-01S-12E PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 1 SOUTH, RANGE 12 EAST, SUWANNEE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR POINT OF REFERENCE, COMMENCE AT THE SOUTHWEST CORNER OF SAID SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, THENCE RUN NORTH 00 DEGREES 22' 38" WEST ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, A DISTANCE OF 600.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 00 DEGREES 22' 38" WEST ALONG SAID WEST LINE, A DISTANCE OF 60.00 FEET; THENCE RUN NORTH 88 DEGREES 52' 10" EAST, A DISTANCE OF 116.00 FEET; THENCE RUN SOUTH 00 DEGREES 22' 38" EAST, A DISTANCE OF 660.00 FEET TO THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF THE NORTHWEST QUARTER; THENCE RUN SOUTH 88 DEGREES 52' 10" WEST ALONG SAID SOUTH LINE, A DISTANCE OF 16.00 FEET; THENCE RUN NORTH 00 DEGREES 22' 38" WEST, A DISTANCE OF 600.00 FEET; THENCE RUN SOUTH 88 DEGREES 52' 10" WEST, A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING. CONTAINING 0.38 ACRES, MORE OR LESS. LESS AND EXCEPT THAT PORTION LYING IN COUNTY GRADED ROAD. O.R. 329 PAGE 299 A PART OF THE SE¼ OF THE NW¼ OF SECTION 27, TOWNSHIP 1 SOUTH, RANGE 12 EAST, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF THE SE¼ OF THE NW¼ FOR THE POINT OF BEGINNING; THENCE RUN NORTH 600 FEET; THENCE RUN EAST 100 FEET; THENCE RUN SOUTH 600 FEET TO COUNTY GRADED ROAD; THENCE RUN WEST 100 FEET BACK TO THE POINT OF BEGINNING, SUBJECT TO AN EASEMENT OVER THE WEST 30 FEET THEREOF. O.R.311 PAGE 573		

Case No. TD	Base Opening Bid	Assessed Party
4526/2023-2130	6,373.79	HOWARD CHRISTIE JR
Legal Description: 09763040050 32-01S-12E LEG 4.19 ACRES LOT 5 BLK D OR BEG AT SE COR OF SW1/4 OF SEC & RUN N 635.79 FT TO POB CON N 330 FT W 674.49 FT S 330 FT E 673.07 FT TO POB LESS R/W ORB 355 P 488-489 WD YR 89 ORB 2384 P 273 DC YR 2023 (JOANN CHRISTIE) ORB 2462 P 225-26 PETITION YR 2024 ORB 2462 P 227-28 ORDER YR 2024 NOTES NO RP# YR 09		

Case No. TD	Base Opening Bid	Assessed Party
4529/2023-2569	56,411.16	HARRY R CIESZYNSKI
Legal Description: 11665000050 09-03S-11E LEG 1.18 ACRES LOT 5 HARRIS PLACE ORB 1430 P 137 QCD YR 08 ORB 1645 P 339 QCD YR 2012 NOTE RP #12538800 & 801 YR 09		
<i>½ assessed value \$52,297.50 + Base Bid \$4,113.66 = \$56,411.16</i>		

Case No. TD	Base Opening Bid	Assessed Party
4531/2023-1130	2,231.61	EDDIE JAMES & LILLIE GEORGE & LINDA GEORGE
Legal Description: 05171000190 15-02S-13E LEG LOT 19 MCGRANAHAN ADDITION ORB 930 P 243 TD YR 2002 ORB 932 P 56-57 QCD YR 2002 ORB 1759 P 285-86 QCD YR 2014		

NOTICE TO PROSPECTIVE BIDDERS

- You must be present at the sale to place a bid.
- Sales start promptly at 11:00 a.m. You must allow enough time to sign in, receive bidder number and find a seat.
- **ALL SALES ARE FINAL** at the time of the successful bid.
- Be prepared with enough cash to cover the properties you bid on should you be the successful bidder.
- Each successful bidder is required to immediately place a **non-refundable CASH Deposit of \$200.00 or 5% of bid, whichever is greater** with the Clerk before other properties are offered. The deposit will be applied to the purchase price at the time of settlement.
- If the highest bidder fails to pay the Deposit, the bidding starts over at base-bid.
- 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;
 - Indexing Fees \$1.00 (*per additional names over four on Deed*);
 - State Documentary Stamps on the successful bid (*.70 cents per \$100 sale price*)
- Only **Cash/U.S. Currency or Cashier's check** 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 sale and settlement of payment. However, it must be recorded in our Official Records before delivery to the new owner. You will receive your deed within a few weeks following the sale.
- You may call any day up until 9:00 a.m. the morning of the Tax Deed Sale to find out what properties have been redeemed.
- You must call and make an appointment if you need to come into our office for any reason.
- Property Abstracts 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 to research 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, YOU are only paying what you paid when becoming an applicant. If you did not pay the current Year's Taxes when filling out your application, because it was not due at that time, the bill will go to the old Owners address. 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: September 4, 2025

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