

TAX DEED SALE: JUNE 12, 2019 at 8:30 a.m.

Unless such certificate shall be redeemed according to law, the property described in such certificate shall be sold to the highest bidder in the **Jury Assembly Room**, located on the 1st floor of the Marion County Courthouse. Legal advertisements reflecting the complete legal description to be run in the Ocala Star Banner April 23, 30 and May 7, 14, 2019. ** The opening bid DOES NOT include the \$6.25 redemption fee. ** HOMESTEAD EXEMPTION INCLUDES ½ ASSESSED VALUES.

PLEASE NOTE THAT the opening bids DO NOT include the tax certificates that exist or delinquent taxes that accrued after the filing of the tax deed application.

Sale # 294100 Opening Bid \$ 3106.35
Applicant/ Certificate Holder 5T WEALTH PARTNERS LP Cert#/ Year 390 - 2014 Parcel # 0051-022-018
SEC 33 TWP 11 RGE 24 OCALA NATIONAL FORE ST CAMPSITES BLOCK V LOTS 18, 19, 20 BEING
MORE FULLY DESC AS FOLLOWS: LOTS 18, 19 - W 160 FT OF E 2930 FT OF S 115 FT OF N 1840 FT
& LOT 20 - W 80 FT OF E 3010 FT OF S 115 FT OF N 1840 FT PLAT BOOK UNR PAGE 064 Name in
which assessed: DEBRA J LOMNECK

Sale # 294101 Opening Bid \$ 3399.08
Applicant/ Certificate Holder 5T WEALTH PARTNERS LP Cert#/ Year 1367 - 2016 Parcel # 04573-029-00
SEC 12 TWP 12 RGE 23 PAYNE'S FOREST CREEK TRACT 29 BEING MORE FULLY DESC AS
FOLLOWS: COM AT THE SW COR OF THE SE 1/4 OF SEC 12 TH S 88-58-34 E ALONG THE S BDY OF
SAID SE 1/4 A DISTANCE OF 2642.55 FT TO THE SE COR OF SAID SE 1/4 TH N 00-46-24 W ALONG
THE E BDY OF SAID SE 1/4 A DISTANCE OF 1598.12 FT TO THE POB TH CONT N 00-46-24 W ALONG
SAID E BDY 188.21 FT TH N 89-20-17 W 661 FT TH S 00-45-26 E 23.48 FT TH S 33-41-59 W 196.45 FT
TH S 89-20-17 E 772.23 FT TO THE POB SUB TO RD ESMT ALONG THE E BDY THEREOF
PLAT BOOK UNR Name in which assessed: GERALD SOWERS AND ESTATE OF CECIL R SOWERS

Sale # 294102 Opening Bid \$ 12284.21
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 4523 - 2014 Parcel # 12981-
002-01 SEC 16 TWP 14 RGE 21 COM NE COR OF SW 1/4 OF SW 1/4 S 385 FT TO POB S 194.50 FT W
869.42 FT N 2 W 194.56 FT E 876.16 FT TO POB EX COM NE COR OF SW 1/4 OF SW 1/4 S 385 FT W
594.20 FT TO POB W 281.96 FT S 2 E 154.55 FT E 277.85 FT N 154.49 FT TO POB Name in which assessed:
ESTATE OF ROCHELLE B FLOWERS

Sale # 294103 Opening Bid \$ 2348.08
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 4610 - 2014 Parcel # 1303-
004-004 SEC 20 TWP 14 RGE 21 OCALA PARK ESTATES UNIT 3 BLOCK 4 LOT 4 PLAT BOOK H PAGE
049 Name in which assessed: BRETT H CARLSON

Sale # 294104 Opening Bid \$ 2729.97
Applicant/ Certificate Holder PETER J KLAERNER Cert#/ Year 8604 - 2016 Parcel # 1815-020-007 SEC 07
TWP 15 RGE 18 RAINBOW LAKES ESTATES SEC O BLOCK 20 LOT 7 PLAT BOOK G PAGE 081 Name
in which assessed: J V MAGNERA

Sale # 294106 Opening Bid \$ 3832.18
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 14919 - 2016 Parcel # 3296-
100-030 SEC 13 TWP 16 RGE 18 FAIRWAY ESTATES LOT 30 PLAT BOOK 003 PAGE 129 Name in
which assessed: TARPON IV LLC

Sale # 294107 Opening Bid \$ 3051.15
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 14922 - 2016 Parcel # 3297-155-010 SEC 18 TWP 16 RGE 19 RAINBOW SPRINGS 5TH REPLAT BLOCK 155 LOT 10 PLAT BOOK T PAGE 046 Name in which assessed: DAVID E MCNIECE

Sale # 294108 Opening Bid \$ 9170.64
Applicant/ Certificate Holder 5T WEALTH PARTNERS LP Cert#/ Year 15230 - 2015 Parcel # 3373-015-002 SEC 33 TWP 16 RGE 18 RIVER RETREATS BLOCK O LOTS 2, 3, 4, 5 MORE FULLY DESC AS FOLLOWS; FROM NW COR OF NW 1/4 OF SEC 33 TH S 1400 FT TH E 150 FT TO POB; TH E 150 FT S 100 FT W 150 FT TH N 100 FT TO POB; A/K/A LOTS 2, 3 AND FROM NW COR OF NW 1/4 OF SEC 33 TH S 1600 FT TH E 150 FT TO POB; TH E 150 FT TH N 100 FT TH W 150 FT S 100 FT TO POB; A/K/A LOTS 4, 5 PLAT BOOK UNR PAGE 091 Name in which assessed: MICHAEL CLARK

Sale # 294109 Opening Bid \$ 1482.00
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 15452 - 2016 Parcel # 3490-028-104 SEC 18 TWP 16 RGE 20 ROLLING HILLS UNIT 1 BLOCK 28 LOT 4 W 1/2 PLAT BOOK K PAGE 058 Name in which assessed: BC KIRK

Sale # 294110 Opening Bid \$ 1654.62
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 15460 - 2016 Parcel # 3490-031-108 SEC 18 TWP 16 RGE 20 ROLLING HILLS UNIT 1 BLOCK 31 LOT 8 N 1/2 PLAT BOOK K PAGE 058 Name in which assessed: GGH 47 LLC

Sale # 294111 Opening Bid \$ 1654.62
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 15462 - 2016 Parcel # 3490-033-003 SEC 18 TWP 16 RGE 20 ROLLING HILLS UNIT 1 BLOCK 33 LOT 3 N 1/2 PLAT BOOK K PAGE 058 Name in which assessed: GGH 47 LLC

Sale # 294112 Opening Bid \$ 1889.54
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 15508 - 2016 Parcel # 3490-051-107 SEC 17 TWP 16 RGE 20 ROLLING HILLS UNIT 1 BLOCK 51 LOT 7 N 1/2 PLAT BOOK K PAGE 058 Name in which assessed: JIMMY CLAYTON PAYNE TR OF THE J & A LAND TRUST

Sale # 294113 Opening Bid \$ 1921.80
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 15510 - 2016 Parcel # 3490-052-009 SEC 17 TWP 16 RGE 20 ROLLING HILLS UNIT 1 BLOCK 52 LOT 9 N 1/2 PLAT BOOK K PAGE 058 Name in which assessed: CLIFFORD JEFFREYS AND KENNETH JEFFREYS AND DERRELL K MONTGOMERY TR OF DERRELL K MONTGOMERY IRREVOCABLE TRUST

Sale # 294114 Opening Bid \$ 2149.88
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 18131 - 2014 Parcel # 3929-008-011 SEC 04 TWP 17 RGE 23 BELLEVIEW RIDGE ESTATES 1ST ADD BLOCK H LOT 11 PLAT BOOK F PAGE 126 Name in which assessed: EMMETT K WILSON AND SUSAN E WILSON

Sale # 294115 Opening Bid \$ 2792.06
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 21121 - 2016 Parcel # 4701-010-029 SEC 27 TWP 17 RGE 23 ORANGE BLOSSOM HILLS UNIT 1 BLOCK 10 LOTS 29, 30, 31, 32 PLAT BOOK G PAGE 023 Name in which assessed: TRISAL INC

Sale # 294116 Opening Bid \$ 3660.87
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 21128 - 2016 Parcel # 4702-021-007 SEC 28 TWP 17 RGE 23 ORANGE BLOSSOM HILLS UNIT 2 BLOCK 21 LOTS 7, 8, 9 PLAT BOOK G PAGE 023 Name in which assessed: VERONA V LLC

Sale # 294117 Opening Bid \$ 7021.03
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 22225 - 2012 Parcel # 4706-071-004 SEC 22 TWP 17 RGE 23 ORANGE BLOSSOM HILLS UNIT 6 BLOCK 71 LOTS 4, 5, 6 PLAT BOOK G PAGE 023 Name in which assessed: JONAS GUERRIER

Sale # 294118 Opening Bid \$ 3811.11
Applicant/ Certificate Holder PETER J KLAERNER Cert#/ Year 24750 - 2015 Parcel # 8009-1216-11 SEC 20 TWP 17 RGE 21 MARION OAKS UNIT 9 BLOCK 1216 LOT 11 PLAT BOOK O PAGE 164 Name in which assessed: MICHAEL BURKE AND CHERYL BURKE

Sale # 294119 Opening Bid \$ 1801.97
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 25114 - 2016 Parcel # 8005-0816-08 SEC 22 TWP 17 RGE 21 MARION OAKS UNIT 5 BLOCK 816 LOT 8 PLAT BOOK O PAGE 081 Name in which assessed: ANN MARIE DOUETT AND JAMES A DOUETT

Sale # 294120 Opening Bid \$ 1993.25
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 25126 - 2016 Parcel # 8005-0819-11 SEC 22 TWP 17 RGE 21 MARION OAKS UNIT 5 BLOCK 819 LOT 11 PLAT BOOK O PAGE 081 Name in which assessed: RAYON K MASON AND SHARON M MASON

Sale # 294121 Opening Bid \$ 3460.32
Applicant/ Certificate Holder CHARLES E BERK Cert#/ Year 25230 - 2012 Parcel # 8005-0823-21 SEC 22 TWP 17 RGE 21 MARION OAKS UNIT 5 BLOCK 823 LOT 21 PLAT BOOK O PAGE 081 Name in which assessed: NORMAN MORRISON

Sale # 294122 Opening Bid \$ 2335.72
Applicant/ Certificate Holder PETER J KLAERNER Cert#/ Year 25294 - 2015 Parcel # 8011-1366-03 SEC 18 TWP 17 RGE 21 MARION OAKS UNIT 11 BLOCK 1366 LOT 3 PLAT BOOK O PAGE 214 Name in which assessed: BARBARA LYONS AND SAMIKA SMITH

Sale # 294124 Opening Bid \$ 2136.20
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 25905 - 2016 Parcel # 8006-0715-09 SEC 34 TWP 17 RGE 21 MARION OAKS UNIT 6 BLOCK 715 LOT 9 PLAT BOOK O PAGE 107 Name in which assessed: RAMON SANCHEZ

Sale # 294125 Opening Bid \$ 2129.62
Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 25906 - 2016 Parcel # 8006-0715-10 SEC 34 TWP 17 RGE 21 MARION OAKS UNIT 6 BLOCK 715 LOT 10 PLAT BOOK O PAGE 107 Name in which assessed: RAMON SANCHEZ LOUZAN

Sale # 294126

Opening Bid \$ 3139.76

Applicant/ Certificate Holder JOCALBRO PROFIT SHARING PLAN Cert#/ Year 26210 - 2013 Parcel # 8012-1489-12 SEC 01 TWP 17 RGE 20 MARION OAKS UNIT 12 BLOCK 1489 LOT 12 PLAT BOOK O PAGE 227 Name in which assessed: COREEN A MARKLAND

Sale # 294127

Opening Bid \$ 1999.78

Applicant/ Certificate Holder PETER J KLAERNER Cert#/ Year 31825 - 2016 Parcel # 9036-1156-14 SEC 02 TWP 17 RGE 24 SILVER SPRINGS SHORES UNIT 36 BLOCK 1156 LOT 14 PLAT BOOK J PAGE 312 Name in which assessed: ALBERT R CHAMBERS AND MAVIS C CHAMBERS

PROPERTIES ARE SOLD BUYER BEWARE: Any property that is the subject of a Tax Deed Sale is sold on an "AS IS" basis, without any warranties or representations of any kind or character, express or implied, with respect to the property, including, but not limited to, warranties or representations as to matters of title, land use, zoning, tax consequences, physical or environmental conditions, availability of access, ingress or egress, valuation, governmental approvals, governmental regulations, or any other matter or thing relating to or affecting the property. Without limiting the foregoing, there are no warranties or representations concerning: (a) the ownership of the property; (b) whether the property is subject to any liens, easements or restrictions; (c) the land use, zoning, value, condition, merchantability, marketability, profitability, suitability or fitness for a particular use or purpose of the property; (d) whether any improvements, including buildings or mobile homes, are located on the property, or the value thereof; (e) the manner or quality of the construction or materials incorporated into any part of the property; (f) the manner, quality, state of repair, or lack of repair of the property, or of any improvements thereon; or (g) whether utilities are available to the property. The conditions of this sale will be as prescribed by Florida Statutes 197 and the rules of the State of Florida, as outlined by the Dept of Revenue. Immediately after the sale of each parcel a Non-refundable deposit is due **in the amount of \$200.00 OR 5% OF Bid amount (whichever is greater)**. This is payable by cash or personal check with valid driver's license. BID AMOUNT, DOCUMENTARY STAMPS AND RECORDING FEES ARE DUE WITHIN 24 HOURS (THURSDAY 4 p.m.), PAYMENT IS TO BE BY CERTIFIED CHECK, CASH, OR CASHIER'S CHECK ONLY. NO PERSONAL CHECKS, TRUSTEE ACCOUNT CHECKS, CREDIT CARDS OR WIRE TRANSFERS WILL BE ACCEPTED. **CURRENT TAXES ARE DUE AND HAVE NOT BEEN PAID AND THE LAND WILL BE SOLD SUBJECT TO THE CURRENT TAXES.**

If you have any questions concerning this sale you may contact the Tax Deed Clerk at Phone #352-671-5648. To check on properties that have been redeemed from the sale please use the status listed on the tax deed search section of the website (www.marioncountyclerk.org)