

THE STATUTORY OPENING BID AMOUNT IS \$6,197.27

**NOTICE OF APPLICATION FOR TAX DEED**

NOTICE IS HEREBY GIVEN, that Shirley R. Pickford, Trustee of the Shirley R. Pickford Rev. Trust the holder of the following certificate has filed said certificate for a tax deed to be issued thereon. The certificate number, year of issuance, description of the property and the names in which the property was assessed are as follows:

Certificate Number 1164 Year of Issuance 2020

Description of Property:

Parcel Number R07720-000

**LEG 0004.34 ACRES – COM SW COR OF SW 1/4 OF NE 1/4 RUN – E 387.36 FT N 498.3 FT W 381.5 FT – S TO POB OR753-77 SECTION 30 TOWNSHIP 04 RANGE 08**

Names in which assessed: Melvin M. Bowden Jr. & Joey Bowden

Said property being in the County of Taylor, State of Florida.

Unless such certificate is redeemed according to law, the property described shall be sold to the highest bidder in the Courtroom on the 2<sup>nd</sup> floor in the Taylor County, FL courthouse on the 12th day of August 2024 at 11:00 a.m.

**\*\* To participate in the bidding, you must be prepared to pay a NON-REFUNDABLE \$200.00 CASH deposit immediately following the sale of each parcel in which you are the highest bidder. \*\***

Dated this 8th day of July, 2024

Signature: Gary Knowles  
Gary Knowles  
Clerk of Circuit Court  
Taylor County, Florida



**RESEARCH EXPRESS TITLE, LLC**

Phone: 850-570-0808  
orders@researchexpresstitle.com

TDA No.

24 - 029

Name(s): MELVIN M BOWDEN, JR. AND JOEY BOWDEN  
Address: 440 SPRINGHILL RD, Perry, Florida 32347 County: Taylor  
Research Express File #: 154533 Searched by: FJY  
Customer order #: 2020.1164 Search Type: 20 YR TAX SEARCH  
Date Searched: 5/22/24 Effective Date of Search: 5/9/24

Record Title Holder: MELVIN M BOWDEN, JR. AND JOEY BOWDEN, H/W

Legal Description: A 4.34 ACRE APRCEL, MORE OR LESS, AS CURRENTLY ASSESSED UNDER THE PROPERTY APPRAISER'S TAX ID # 07720-000 AND AS SHOWN BY TAX MAP ATACHED, BEING A PART OF THE LANDS DESCRIBED IN THE DEEDS FILED IN OR 753/77 AND IN OR 465/563

Mortgage Holder: NO RECORD

Judgments Or Liens:

- 1) FTL 785/829 REC'D 9/18/18
- 2) FTL 785/830 REC'D 9/18/18

Tax ID# 07720-000

NOTES: PROP APPR INFO, TAX BILL AND TAX MAP COPIES ATTACHED

DEED CHAIN:

- 1) WD 32/166 REC'D 1962 GIDDENS TO BOWDEN/BOWDEN
- 2) WD 62/261 REC'D 1966 BOWDEN TO BOWDEN
- 3) CORR WD 465/563 REC'D 2001 BOWDEN TRUST TO BOWDEN
- 4) WD 753/77 REC'D 11/8/16 BOWDEN TO BOWDEN

END OF REPORT

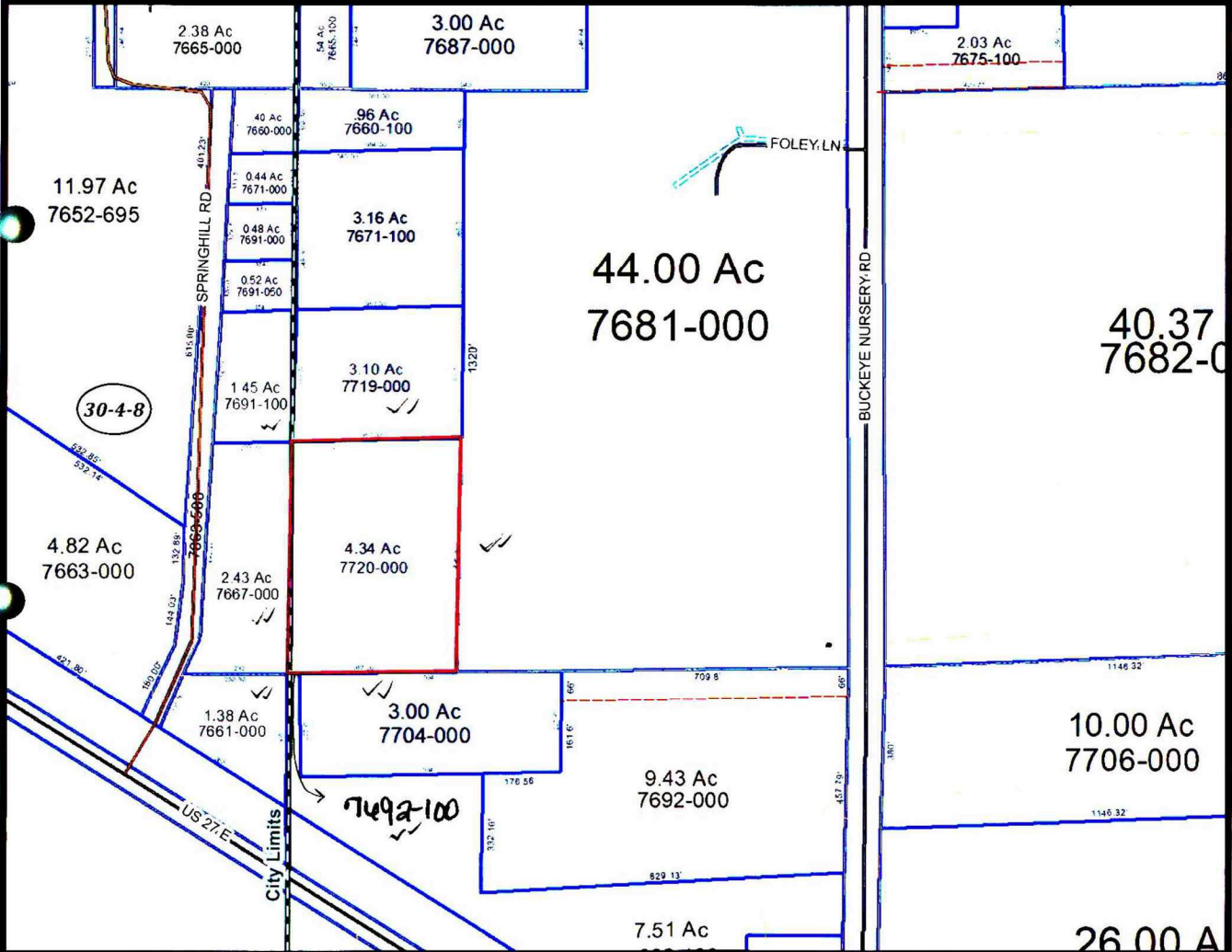
"This report is not title insurance. Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions in this property information report is limited to the amount paid for this property information report, and is further limited to the person(s) expressly identified by name in the property information report as the recipient(s) of the property information report." Property information report prepared for: TAYLOR CO- MARK WIGGINS, TAX COLLECTOR



DA No. 24-029

# Shawna Beach, C.F.A. Taylor County Property Appraiser

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- Legend**
- County Limits
  - City Limits
  - PAVED Roads
  - GRADED Roads
  - DIRT Roads
  - CONSERVATION
  - DRAINAGE
  - ROADWAY
  - STRUCTURE
  - UTILITY
  - SECTIONS FORTY QUARTER -SECTION
  - TWN RNG
  - Parcel Lines
  - Parcels
  - CREEK/CANAL
  - RIVER

NOTE: This product has been compiled from the most accurate source data from Taylor County. However, this product is for reference purposes only and is not to be construed as a legal document or survey instrument. Any reliance on the information contained herein is at the user's own risk. Taylor County and the Taylor County Property Appraiser assume no responsibility for any use of the information contained herein or any loss resulting therefrom.