Date Printed: 10/7/2026

TAX COLLECTOR'S CERTIFICATION WORKSHEET

7484-24 Certificate Number

SAND CUB SB MUNI CUST FOR Applicant Name

4/28/2026 Application Date

12/15/2026 Tax Deed Sale Date

1. Total Cost of Certificates held by Applicant & Redeemed by Applicant	$	3,406.82
2. Total of Delinquent Taxes Paid by Tax Deed Applicant		-
3. Total of Current Taxes Paid by Tax Deed Applicant		950.37
4. Property Information Report Fee		300.00
5. Tax Deed Application Fee		225.00
6. Total Certified By Tax Collector to Clerk of Court		4,882.19
7. Total Interest Accrued by Tax Collector		292.93
8. Clerk of Court Statutory Fee [per Sect. 28.24].....		60.00
9. Electronic Auction Fee [per Sect. 197.542(4)(c)]		69.00
10. Clerk of Court Mail Charge [per Sect. 28.24]		41.52
11. Clerk of Court Advertising Fee [per Sect. 197.512]		56.00
12. Recorded Notice of Application Fee.....		10.00
13. Sheriff's Fee [per Sect. 197.522(2)]		80.00
14. Sheriff's Return Postage Fee [per Sect. 197.522(2)]		2.00
15. Clerk of Court Certificate [per Sect. 28.24]		7.00
16. Notice for Newspaper [per Sect. 28.24]		7.00
17. _____		-
18. Total of Lines 6 thru 17		5,507.64
19. Interest Computed by Clerk of Courts [per Sect. 197.542]		312.05
20. Total of Lines 18 & 19		5,819.69
21. Tax Collector's Redemption Fee		6.25
22. Record Redemption Release [per Sect. 197.502] **{REFUND TO CLERK}**		10.00
23. Prepare Redemption Release [per Sect. 28.24] **{REFUND TO CLERK}**		7.00
24. TOTAL AMOUNT TO REDEEM*	**$**	**5,842.94**
25. _____		-
26. Amount to Add if Homestead Property [per Sect. 197.502(6)c]		48,673.00
27. Total of Lines 20, 25 & 26.....		54,492.69
28. MINIMUM BID AMOUNT (required for public auction)*	**$**	**54,492.69**

***The Redemption Amount & Minimum Bid Amount are subject to change without notice.**
Call (386) 736-5919 to determine the current totals.

Must be paid by 9:00 AM on 12/15/2026

$13.84

Created by: BP

CL-0192-2301

DR-512
R. 5/88

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **SAND CUB SB MUNI CUST FOR** the holder of the following certificate has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

Certificate No. **7484-24** Year of Issuance **JUNE 1, 2024**

Description of Property **Parcel # 632800000073 28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 INC PER OR 6090 PG 4751 PER OR 8258 PG 0034**

Name in which assessed **BOWLING RICHARD BOWLING DEBRA**

Said property being in the County of **VOLUSIA**, State of Florida.

Unless such certificate shall be redeemed according to law the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on the **15TH** day of **DECEMBER**, **2026** at **9:00 O'CLOCK A.M.**

Dated this 23RD day of OCTOBER, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

By: S LABAW
S LABAW
Deputy Clerk

Attention: Persons with Disabilities: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Administrative Services at 101 N. Alabama Avenue, DeLand, FL 32724, (386) 822-5710, within seven (7) working days of this bid date. If you are hearing or voice impaired, call 711.

NOVEMBER 12, 2026

CL-0916-1803

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

TAX DEED APPLICATION COVER LETTER

Account #: 632800000073
Tax Deed #: 32274
Situs Address: 6029 DALFORD RD
PORT ORANGE 32127

This certifies that the following persons shall be notified by the Clerk of the Circuit Court regarding this Tax Deed Application on the above property per 197.502(4), F.S., and 12D-13.060(4), F.A.C.:

Tax Deed Applicant
SAND CUB
SB MUNI CUST FOR
PO BOX 31191
TAMPA, FL 33613-1391

Owner on Current Tax Roll
BOWLING RICHARD L
BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE, FL 32127-5922

Billing Address on Current Tax Roll

Additional Parties, Per Search

RICHARD BOWLING AND DEBRA BOWLING 6029 DALFORD RD PORT ORANGE, FL 32127	Title Holder

Certified By:

Will Roberts, CFC
Tax Collector or Authorized Designee

CERTIFICATION OF TAX DEED APPLICATION

Sections 197.502 and 197.542, Florida Statutes

Part 1: Tax Deed Application Information

Applicant	SAND CUB SB MUNI CUST FOR PO BOX 31191 TAMPA, FL 33613-1391	Application date	Apr 28, 2026
Situs address	6029 DALFORD RD PORT ORANGE 32127	Yr Issued/Certificate #	2024 / 7484
Parcel owner	BOWLING RICHARD L BOWLING DEBRA 6029 DALFORD RD PORT ORANGE, FL 32127-5922	Date certificate issued	06/01/2024
		Deed application number	32274
Property description	See last page.	Account number	632800000073

Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application

Column 1 Yr Issued/Certificate #	**Column 2** Date of Certificate Sale	**Column 3** Face Amount of Certificate	**Column 4** Interest	**Column 5: Total** (Column 3 + Column 4)
# 2024/7484	05/31/2024	2,140.19	215.36	2,355.55
			Part 2: Total*	**2,355.55**

Part 3: Other Certificates Redeemed by Applicant (Other than County)

Column 1 Yr Issued/Certificate #	**Column 2** Date of Other Certificate Sale	**Column 3** Face Amount of Other Certificate	**Column 4** Tax Collector's Fee	**Column 5** Interest	**Total** (Column 3 + Column 4 + Column 5)
# 2025/7500	05/31/2025	984.13	6.25	60.89	1,051.27
				Part 3: Total*	**1,051.27**

Part 4: Tax Collector Certified Amounts (Lines 1-7)

1. Cost of all certificates in applicant's possession and other certificates redeemed by applicant (*Total of Parts 2 + 3 above)	3,406.82
2. Delinquent taxes paid by the applicant	0.00
3. Current taxes paid by the applicant	950.37
4. Property information report fee	300.00
5. Tax deed application fee	225.00
6. Interest accrued by tax collector under s.197.542, F.S. (see Tax Collector Instructions, page 2)	292.93
7. **Total Paid** (Lines 1-6)	5,175.12

I certify the above information is true and the tax certificates, interest, property information report fee, and tax collector's fees have been paid, and that the property information statement is attached.

Sign here: Jesse Treichel
Signature, Tax Collector or Designee

Volusia, Florida

Date 08/31/2026

Send this certification to the Clerk of Court by 10 days after the date signed. *See Instructions on Page 2*

Part 5: Clerk of Court Certified Amounts (Lines 8-15)	
8. Processing tax deed fee	0.00
9. Certified or registered mail charge	0.00
10. Advertising charge (see s. 197.542, F.S.)	0.00
11. Recording fee for certificate of notice	0.00
12. Sheriff's fees	0.00
13. Interest (see Clerk of Court Instructions, page 2)	0.00
14. **Total Paid** (Lines 8-13)	0.00
15. Plus one-half of the assessed value of homestead property, if applicable under s. 197.502 (6)(c)	48,673.00
16. Other outstanding certificates and delinquent taxes not included in this Application, if applicable	0.00
17. Statutory opening bid (total of Lines 7, 14, 15, and 16, if applicable)	53,848.12
18. Redemption fee	6.25
19. Total amount to redeem	5,181.37

Sign here: _____ Date of sale

Signature, Clerk of Court or Designee

INSTRUCTIONS

Tax Collector (complete Parts 1-4)

Part 2: Certificates Owned by Applicant and Filed with Tax Deed Application
Enter the Face Amount of Certificate in Column 3 and the Interest in Column 4 for each certificate number. Add Columns 3 and 4 and enter the amount in Column 5.

Part 3: Other Certificates Redeemed by Applicant (Other than County)
Total. Add the amounts in Columns 3, 4 and 5

Part 4: Tax Collector Certified Amounts (Lines 1-7)

Line 1, enter the total of Part 2 plus the total of Part 3 above.

Total Paid, Line 7: Add the amounts of Lines 1-6

Line 6, Interest accrued by tax collector. Calculate the 1.5 percent interest accrued from the month after the date of application through the month this form is certified to the clerk. Enter the amount to be certified to the clerk on **Line 6**. The interest calculated by the tax collector stops before the interest calculated by the clerk begins. See Section 197.542, F.S., and Rule 12D-13.060(3), Florida Administrative Code.

The tax collector's interest for redemption at the time of the tax deed application is a cost of redemption, which encompasses various percentages of interest on certificates and omitted or delinquent taxes under Section 197.502, F.S. This interest is calculated before the tax collector calculates the interest in Section 197.542, F.S.

Attach certified statement of names and addresses of persons who must be notified before the sale of the property. Send this form and any required attachments to the Clerk of Court within 10 days after it is signed.

Clerk of Court (complete Part 5)

Line 13: Interest is calculated at the rate of 1.5 percent per month starting from the first day of the month after the month of certification of this form through the last day of the month in which the sale will be held. Multiply the calculated rate by the total of **Line 7**, minus **Line 6**, plus **Lines 8** through **12**. Enter the amount on **Line 13**.

Line 14: Total Paid Enter the total of Lines 8-13. Complete Lines 15-19, if applicable.

Legal information for 632800000073, 2023

Property description (continued from Page 1):

28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT O
F E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 INC PER OR 6090
PG 4751 PER OR 8258 PG 0034

28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT O
F E 1/2 OF NE 1/4 PER OR 4000 PGS 1426- (Full legal attached.)

TDA #: 32274

TitleExpress®
A service of Grant Street Group
339 Sixth Ave, Suite 1400
Pittsburgh, PA 15222

Web: www.grantstreet.com
E-mail: TitleExpress@grantstreet.com
Phone: (412) 391-5555

At the request of the County Tax Collector for Volusia County, FL, a search has been made of the Public Records for the following described property:

Account #	Alt. Key	Property Address
632800000073	3667336	6029 DALFORD RD PORT ORANGE 32127

Legal Description

28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 PER OR 6090 PG 4751 PER OR 8258 PG 0034 PER OR 8694 PG 3806

Other Parcel Info

Certificate #	Assessed Value	Homestead	Mobile Home	Improved	Bankruptcy
2024-7484	$97,346	Yes	Yes	Yes	No

Owner of Record on Current Tax Roll

RICHARD L BOWLING
DEBRA BOWLING

6029 DALFORD RD
PORT ORANGE FL 32127-5922

Billing Name & Address

PROPERTY INFORMATION REPORT

This Property Information Report has been prepared in accordance with the requirements of Florida Statutes, Sections 197.502(4) and (5), and satisfies the minimum standards set forth in the Florida Administrative Code, Chapter 12D-13.061.

This report is not an opinion of title, title insurance policy, warranty of title or any other assurance as to the status of title, and shall not be used for the purpose of issuing title insurance.

Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions is limited to the amount paid for this report, and is further limited to the person(s) expressly identified by name as the recipient(s) of the report.

Report Date: 07/08/2026 **Search covers** **20 years** **through:** 06/18/2026

Kinsey Ram
Title Examiner

General Examiner Comments:

No deed between Barbara Kahmke and Edward D Matthews was found in relation to the Corrective Warranty Deed 6090-4751.

APPARENT TITLE HOLDER

Name & Address of Record	Document	Examiner Comments
RICHARD BOWLING AND DEBRA BOWLING 6029 DALFORD RD PORT ORANGE FL 32127	Warranty Deed Bk:8258 Pg:34	Deed has a typo in the legal, missing 'Westerly' in front of 420.64 feet.

Related Documents (for Reference)

Warranty Deed
Bk:4000 Pg:1426

Corrective Warranty Deed
Bk:6090 Pg:4751

Divorce Judgment
Bk:8694 Pg:3806

MORTGAGE HOLDER

Name & Address of Record	Document	Examiner Comments
None found.		

Related Documents (for Reference)

None found.

LIEN HOLDER

Name & Address of Record	Document	Examiner Comments
None found.		

Related Documents (for Reference)

None found.

OTHER PARTIES

Name & Address of Record	Document	Examiner Comments

None found.

Related Documents (for Reference)

None found.

OTHER DOCUMENTS

Document Type

Property Appraiser

5/20/2022 1:46:22 PM Instrument #2022123224 #1 Book:8258 Page:34
Doc Stamps $504.00 Transfer Amt $72,000.00

THIS INSTRUMENT PREPARED BY:

NAME Debra Bowling

ADDR. 6029 Dalford Rd Port Orange, Fl 32127

PARCEL IDENTIFICATION NUMBER:632800000073

Space above for Recording

This Special Warranty Deed, made the 15th day of April, 2022 by:

GRANTOR: Edward D Matthews, an individual, whose address is 600 N. Yonge St Ormond Beach, Florida 32174 , and

GRANTEES: Richard Bowling and Debra Bowling, husband and wife whose address is 6029 Dalford Rd Port Orange, Florida 32127.

WITNESSETH: That the Grantor, for and in consideration of the sum of $ 72,000, (seventy-two thousand DOLLARS) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantees, as joint tenants with the right of survivorship and not as tenants in common all that certain land situated in Volusia County, Florida, to wit:

☐ See Legal Description Attached as Exhibit A incorporated by reference as though set forth in full

☒ Legal Description:

Parcel id number 632800000073

As recorded in the plat book 6090 pg 4752 last conveyed on June 12th 2007 as recorded in the public records on July 9th 2007 in the county thereof

Legal Description

The Southerly 74 feet of Northerly 862 feet of the Easterly 131.64 feet of 420.64 feet of the East 1/2 of the Northeast 1/4 of Section 28. Township, 16 South, Range 33 East. Volusia County. Florida. together with easements over the following (1) the Southerly 50 feet of the Northerly ~~520~~ 920 feet of the Easterly 976.86 feet thereof, and (2) the Easterly 50 feet of the Westerly 420.64 feet of the Southerly 140 feet of the Northerly 660 feet thereof and (3) The Southerly 50 feet Of the Northerly 710 feet of the Easterly 131.64 feet of the Westerly 420.64 feet ~~of~~ thereof, and (4) The Easterly 50 feet of the Westerly 289 feet of the Northerly 1970 feet of the Southerly 1980 feet thereof, and (5) The Northerly 50 feet of the Southerly 1015 feet of the Easterly 1058.50 feet thereof and (6) the Westerly 50 feet of the Easterly 588.86 feet of the Southerly 1105 feet of the Northerly 1625 feet thereof and (7) The North 50 feet of the West 100 ft of lot four (4) Subdivision of Three (3) Section 27, Township 16 South Range 33 East Volusia County, Florida as recorded in Map Book 3 page 82 Public Records of Volusia County

TOGETHER, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. To have and to hold, the same in fee simple forever.

GRANTOR hereby covenants with said Grantees that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land, that the Grantor hereby warrants the title to said land and, except for covenants, easements and restrictions of record, will defend the same against the lawful claims of all persons claiming by, through and under Grantor, but not otherwise.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Witness Signature

Mark Sias

Witness Signature

Grace Sias

Signature of Edward D. Matthews(Grantor)

EDWARD D. MATTHEWS

Printed Name

600 N. PONCE ST.

Post Office Address

DAYTONA BEACH, FL 32114

STATE OF FLORIDA
COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me by means of ☑ physical presence or ☐ online notarization, this 15th of April, by Edward D. Matthews, who is personally known to me or who has produced _____ as identification.

_____ (Signature)

MARK SIAS

(Notary's Name print, type of stamp)

NOTARY PUBLIC (Title or Rank)

GG959484 (Serial number, if any)

(Seal)

MARK SIAS
Notary Public - State of Florida
Commission # GG 959484
My Comm. Expires Feb 18, 2024

This Instrument Prepared by: Jeanie Shover,
An Officer of Associated Land Title Group, Inc. (357),
632 Dunlawton, Suite C, Port Orange, FL 32127,
For Purposes of Title Ins.
File # 357-1276
Parcel ID # 6328-00-00-0073

04/27/1995 11:50
Doc stamps 248.50
(Transfer Amt $ 35500)
Instrument # 95056584
Book: 4000
Page: 1426

Warranty Deed

(The terms "grantor" and "grantee" herein shall be construed to include all vendors and singular or plural as the context indicates.)

Made this 26th day of April 1995 , BETWEEN

Julius Cicchetti and Dorothy Cicchetti, husband and wife

whose post office address is: 112 Barefoot Trail
Port Orange, FL

of the County of Volusia , State of Florida , grantor, and

Barbara Kahmke

whose post office address is: 6033 Dalford Road, Port Orange, FL 32127

of the County of Volusia , State of FLorida , grantee.

WITNESSETH: That said grantor, for and in consideration of the sum of Ten ($10.00) Dollars, and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs, successors and assigns forever, the following described land, situate, lying and being in Volusia County, Florida, to-wit:

See Schedule "A" attached hereto and by this reference made a part hereof.

Subject to easements and restrictions of record, if any, which are specifically not extended or reimposed hereby. Subject to 1995 taxes and assessments.

and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

Book: 4000
Page: 1427

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.
Signed, Sealed and Delivered in Our Presence:

WITNESS

PLEASE PRINT OR TYPE NAME AS IT APPEARS

WITNESS

PLEASE PRINT OR TYPE NAME AS IT APPEARS

Julius Cicchetti, 112 Barefoot TR. Port Orange, FL, 32127

Dorothy Cicchetti
112 Barefoot Trail
Port Orange, FL 32127

STATE OF FLORIDA COUNTY OF Volusia

I HEREBY CERTIFY that on the day of April 26, 1995 before me personally appeared

Julius Cicchetti and Dorothy Cicchetti, husband and wife

who is personally known to me or who has produced the identification shown below, who is the person described in and who executed the foregoing instrument, and who, after being duly sworn, says that the execution hereof is his/her free act and deed for the uses and purposes herein mentioned.

SWORN TO AND SUBSCRIBED before me the undersigned Notary Public by my hand and official seal, the day and year last aforesaid.

☐ To me personally known

☒ Identified by: Driver's License

My Commission Expires: _____

Commission No.: _____

NOTARY PUBLIC STATE OF FLORIDA
REGINA M SHOVER
My Commission CC264386
Expires Mar 11, 1997
Agents Notary Brokerage
800-852-5878

Notary Public

PLEASE PRINT OR TYPE NAME AS IT APPEARS

Book: 4000
Page: 1428
Diane M. Matousek
Volusia County, Clerk of Court

DEED

Schedule "A" Attached hereto and being more part of Warranty

The Southerly 76 feet of the Northerly 862 feet of the Westerly 131.64 feet of the Westerly 420.64 feet of the East 1/2 of the Northeast 1/4 of Section 28, Township 16 South, Range 33 East, Volusia County, Florida, together with easements over the following: (1) The Southerly 50 feet of the Northerly 520 feet of the Easterly 976.86 feet thereof, and (2) The Easterly 50 feet of the Westerly 420.64 feet of the Southerly 140 feet of the Northerly 660 feet thereof, and (3) The Southerly 50 feet of the Northerly 710 feet of the Easterly 131.64 feet of the Westerly 420.64 feet thereof, and (4) The Easterly 50 feet of the Westerly 289 feet of the Northerly 1970 feet of the Southerly 1980 feet thereof, and (5) The Northerly 50 feet of the Southerly 1015 feet of the Easterly 1058.50 feet thereof, and (6) The Westerly 50 feet of the Easterly 588.86 feet of the Southerly 1105 feet of the Northerly 1625 feet thereof, and (7) The North 50 feet of the West 100 feet of Lot Four (4), Subdivision of Lot Three (3), Section 27, Township 16 South, Range 33 East, Volusia County, Florida, as recorded in Map Book 3, page 82, Public Records of Volusia County, Florida.

File No: 357-1276

056584

Connie

07/09/2007 11:54 AM
Doc stamps .70
(Transfer Amt $ 10)
Instrument# 2007-155697 # 1
Book: 6090
Page: 4751

This Corrective Special Warranty Deed made the 12 day of June, 2007 A.D. by BARBARA KAHMKE, a single woman, hereinafter called the grantor, to EDWARD D. MATTHEWS, a married man, whose post office address is 6029 Dalford Road, Port Orange, FL 32127, hereinafter called the grantee:

(Wherever used herein, the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and successors and assigns of corporations)

Witnesseth: That the grantor, for and in consideration of the sum of $10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises. releases, conveys and confirms unto the grantee, all that certain land situate in Volusia County, Florida, viz:

ATTACHMENT "5" HERETO

Together, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The purpose of this Corrective Special Warranty Deed is to correct the legal description in a prior Deed wherein the legal description for the real property located at 6029 Dalford Road, Port Orange, FL 32127, was incorrectly used in the Personal Representative's Deed from a common Grantor who previously owned both the real property located at 6029 Dalford Road, Port Orange, FL 32127, and the real property located at 6033 Dalford Road, Port Orange, FL 32127.

More particularly, the legal description contained in that certain Warranty Deed dated December 27, 1984 which Deed was recorded on December 28, 1984 in OR Book 2639 at Page 1332 in the Public Records of Volusia County, Florida in what was intended to legally describe the real property located at 6029 Dalford Road, Port Orange, FL 32127 instead was the incorrect legal description which actually legally described the real property located at 6029 Dalford Road, Port Orange, FL 32127 (which is the same legal description which is now attached to this Corrective Special Warranty Deed as Attachment "5") whereas the correct description legally describing the property located at 6029 Dalford Road, Port Orange, FL 32127 is that which was used in that Personal Representative's Deed dated September 21, 1987 which Deed was recorded on September 22, 1987 in OR Book 3036 at Page 1978 in the Public Records of Volusia County, Florida (which is now attached to this Corrective Special Warranty Deed as Attachment "5") is the correct legal description which should have originally been utilized in the Warranty Deed recorded on December 28, 1984 in OR Book 2639 at Page 1332, Public Records of Volusia County, Florida

To have and to hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the said grantor.

In Witness Whereof, the said grantor has hereunto set his hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

1st witness signature: _____ Barbara Kahnke

print 1st witness name: Eric V. Gill Barbara Kahnke

2nd witness signature: Harriett Bundza

print 2nd witness name: Harriett Bundza

STATE OF FLORIDA
COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me this 12 day of June, 2007 by Barbara Kahnke, (✓) identified by Florida drivers license or (___) personally known to me to be the person described in and who executed the foregoing instrument and acknowledged he before me that he executed the same.

12 WITNESS my hand and official seal in the County and State last aforesaid this day of June, A. D. 2007.

_____
NOTARY PUBLIC, STATE OF FLORIDA
My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA

ERIC V. GILL
MY COMMISSION # DD 641110
EXPIRES: February 17, 2011
Bonded Thru Budget Notary Services

Instrument# 2007-155697 # 3
Book: 6090
Page: 4753

Prepared by: ERIC V. GILL, ESQUIRE
4393 Ridgewood Avenue, Suite 1
Port Orange, FL 32127

Rpdoc/kahmke.doc/16-18

Instrument# 2007-155697 # 4
Book: 6090
Page: 4754
Diane M. Matousek
Volusia County, Clerk of Court

P-16004
Matthews
OWNERS

Agent Order/File No.: D0702672

LEGAL DESCRIPTION

ATTACHMENT "5"

The Southerly 76 feet of the Northerly 862 feet of the Easterly 131.64 feet of the Westerly 420.64 feet of the East 1/2 of the Northeast 1/4 of Section 28, Township 16 South, Range 33 East, Volusia County, Florida, together with easements over the following: (1) the Southerly 50 feet of the Northerly 520 feet of the Easterly 976.86 feet thereof, and (2) the Easterly 50 feet of the Westerly 420.64 feet of the Southerly 140 feet of the Northerly 660 feet thereof, and (3) the Southerly 50 feet of the Northerly 710 feet of the Easterly 131.64 feet of the Westerly 420.64 feet thereof, and (4) the Easterly 50 feet of the Westerly 289 feet of the Northerly 1970 feet of the Southerly 1980 feet thereof, and (5) the Northerly 50 feet of the Southerly 1015 feet of the Easterly 1058.50 feet thereof, and (6) the Westerly 50 feet of the Easterly 588.86 feet of the Southerly 1105 feet of the Northerly 1625 feet thereof; and (7) the North 50 feet of the West 100 feet of Lot Four (4), Subdivision of Lot Three (3), Section 27, Township 16 South, Range 33 East, Volusia County, Florida, as recorded in Map Book 3, Page 82, Public Records of Volusia County, Florida.

4/25/2025 3:32:55 PM Instrument #2025077522 #1 Book:8694 Page:3806

IN THE CIRCUIT COURT OF THE Seventh JUDICIAL CIRCUIT,
IN AND FOR Volusia COUNTY, FLORIDA

Case No.: 2025-10779 FMCI
Division: 36 (Upchurch)

IN RE: The Marriage of:

Debra T Bowling
Petitioner,

and

Richard L. Bowling
Respondent.

FILED
2025 APR 21 PM 2:38
CLERK OF THE CIRCUIT
CTY. COURT VOLUSIA CTY., FL
CC 39

FINAL JUDGMENT OF DISSOLUTION OF MARRIAGE WITH PROPERTY BUT NO DEPENDENT OR MINOR CHILD(REN) (UNCONTESTED)

This cause came before this Court for a hearing on a Petition for Dissolution of Marriage. The Court, having reviewed the file and heard the testimony, makes these findings of fact and reaches these conclusions of law:

FINDINGS:

1. The Court has jurisdiction over the subject matter and the parties.
2. At least one party has been a resident of the State of Florida for more than 6 months immediately before filing the Petition for Dissolution of Marriage.
3. The parties have no minor or dependent children in common, no children born to either spouse during the marriage remain minor or dependent and neither spouse is pregnant.
4. The marriage between the parties is irretrievably broken. .
5. The parties have voluntarily entered into a Marital Settlement Agreement, and each has filed the required Family Law Financial Affidavit.
6. *{If applicable}* _____Petitioner _____Respondent requests that his/her former name of *{full legal name}* _____ be restored.

ORDERED AND ADJUDGED:

A. The marriage between the parties is dissolved and the parties are restored to the status of being single.

2ENV

B. The Marital Settlement Agreement, attached as Exhibit A, is approved by the court and incorporated herein, but not merged. The parties shall obey all of its provisions.

C. _____Petitioner's _____Respondent's former name of
{full legal name} _____ is restored.

D. The court reserves jurisdiction to modify and enforce this final judgment.

DONE AND ORDERED in Daytona Beach, Florida on April 21, 2025.

_____
CIRCUIT JUDGE

I certify that a copy of this Final Judgment of Dissolution of Marriage was _____ mailed _____faxed and mailed _____ e-mailed _____hand-delivered to the parties listed below on *{date}*_____.

by_____
{Clerk of court or designee}

✓ Petitioner (or his or her attorney)
✓ Respondent (or his or her attorney)
Other: _____

1

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR ~~LEE~~ Volusia COUNTY, FLORIDA

IN RE: The Marriage of

Debra Tipton Bowling

Petitioner,

and

Richard Leonard Bowling

Respondent

_____/

CASE NO:
DIVISION:

MARITAL SETTLEMENT AGREEMENT FOR DISSOLUTION OF MARRIAGE WITH PROPERTY BUT NO DEPENDENT OR MINOR CHILDREN

THIS AGREEMENT is made and entered into on _____, by and between the Petitioner, Debra Tipton Bowling, hereinafter known as the "Wife", and Respondent, Richard Leonard Bowling, hereinafter known as the "Husband".

WHEREAS, the Parties were duly married to each other on February 14, 1987, in Ormond Beach, Florida; and

WHEREAS, there are no minor children born of the marriage; and

WHEREAS, the Parties separated on or about February 14, 2024; and

WHEREAS, unhappy differences have arisen between Petitioner and Respondent, and the Parties have no expectation of resuming marital relations; and

WHEREAS, the Marriage of the Parties is irretrievably broken; and

WHEREAS, it is the intention of the Parties to continue to live separate and apart from one another, and, therefore, they desire to enter into an agreement under which their respective financial, property, and all other respective rights, remedies, privileges, and obligations to one another arising out of the marital relationship shall be fully prescribed and agreed upon herein; and

WHEREAS, the Parties hereto each warrant and represent to the other that they, and each of them fully understand all of the terms, covenants, conditions, provisions, and obligations dependent upon each of them by virtue of this agreement to be performed or contemplated by each of them hereunder, and each believes that same to be fair, just and reasonable to their respective individual interest; and

WHEREAS, Wife has filed a Petition for Dissolution of Marriage in the above case, and this Agreement is intended to be introduced into evidence in such action, to be incorporated in a Final Judgment entered therein; and

WHEREAS, the Parties wish to settle between themselves, now and forever, their respective rights, duties, and obligations regarding property and liabilities; and

WHEREAS, each Party has read this Agreement and understands its terms and consequences, and each Party believes that this Agreement is fair, just, and reasonable; and

WHEREAS, the Petitioner and the Respondent have consented to this Agreement freely and voluntarily, without coercion or duress from each other or any third Party.

NOW, THEREFORE, in consideration of the premises and covenants and promises contained herein, the receipt and legal sufficiency of which are hereby acknowledged, the Parties hereto mutually agree as follows:

1. **SEPARATE MAINTENANCE:** It is, and shall be, lawful for each Party hereto and at all times hereinafter, to live separately and apart from one another and to reside from time to time in such place or places as each may see fit, and to contract, carry on, and engage in any employment, business, or trade, which either may deem fit, free from the control, restraint, or interference, direct or indirect, by the other Party in all respects as if such Party were unmarried.

2. **CONSTRUCTION OF AGREEMENT:** The Parties hereto have incorporated in this Agreement their entire understanding, and no statement, conversation, agreement, understanding, representation, or other matter of whatsoever kind or character which has heretofore occurred or transpired between them, except as herein expressly set forth, shall have any force or effect.

3. **SEPARATE OWNERSHIP:** Each Party shall own, free of any claim or right of the other, all of the items of property, real, personal, and mixed, which is now owned by him or her, or which may now be in his or her name, or which she or he is or may be unofficially entitled or which may hereinafter belong to or come to him or her with full power to him or to her to dispose of and the same is fully and effectually in all respects and for all purposes as if he or she were unmarried, except as specifically set forth herein.

4. **MUTUAL RELEASE AND DISCHARGE FROM GENERAL CLAIMS:** Subject to the provisions of this Agreement, each Party releases and forever discharges the other of and from all contractual claims, rights, and demands whatsoever in law or in equity, which either of the Parties hereto ever had, or may now have, against the other, that occurred during the Marriage between the Parties hereto, but not including any or all cause or causes of action, for claims not arising out of the Dissolution action, if any, and for the future enforcement of this Marital Settlement Agreement.

5. **MUTUAL RELEASE AND DISCHARGE OF CLAIM IN ESTATES:** Each Party hereby releases, waives, and relinquishes any and all rights which he or she may now have, or may hereinafter have against the other Party under the present or future laws of any jurisdiction: (a) to share in the estate of the other Party upon the other Party's death; and (b) to act as personal representative or administrator of the other Party's estate. This provision is intended to, and shall be construed, as a mutual waiver by the Parties to elect against one another's will or codicil, now or hereafter in force under the present or future laws of any jurisdiction whatsoever in consideration of each Party's reciprocal waiver and release. The Parties intend by the aforementioned reciprocal waiver and release to relinquish any and all rights in and to one another's estate, including the rights of set-off and any and all rights of election presently provided in any statute of this or any other jurisdiction.

6. **COVENANT TO INTRODUCE AGREEMENT INTO EVIDENCE, CONSENT:** Each of the said Parties hereto agree that he or she either as Petitioner or Respondent shall offer in evidence this Agreement in any action for the legal separation of the Parties hereto or a Petition for Dissolution of Marriage of the Parties hereto, and consents and agrees that the Court having jurisdiction of such action shall and by these presents does have the authority and power to incorporate in any Interlocutory or Final Decree or Judgment entered in such cause, the provisions of this Agreement in their entirety and this said Agreement and the provision of this Agreement in their entirety shall be and become part of any such Interlocutory or Final Decree entered in such cause.

7. **AGREEMENT NOT MERGED IN FINAL JUDGMENT:** It is further understood and agreed by and between the Parties hereto that inclusion of the provisions of this Agreement in any such Interlocutory or Final Decree or Judgment entered in a cause as herein above described, shall not cancel, void or in any way evade the terms of this Agreement and the binding nature thereof upon the Parties hereto during the lifetime of the Parties hereto or the administrator of the respective Parties' estate hereto after death.

8. **DIVISION OF MARITAL ASSETS AND LIABILITIES:** There are marital assets or liabilities which need to be divided between the parties. The real property located at 6029 Dalford Road, Port Orange, Florida 32127 and bearing the legal description of

The Southern lyrics 76 feet of the Northeast 1/4 of Section 28, Township 16 South, Range 33 East, Volusia County, Florida, together with easements over the following: (1) the Southerly 50 feet of the Notherly 520 feet of the Easterly 976.88 feet therefore, and (2) the Easterly 50 feet of the Westerly 420.64 feet of the Southernly 140 feet of the Northerly 660 feet thereof, and (3) the Southernly 50 feet of the Northerly 710 feet of the Easterly 131.64 feet of the Westerly 420.64 thereof, and (4) the Easterly 50 feet of the Westerly 289 feet of the Northerly 1970 feet of the Easterly 1980 feet thereof, and (5) the Northerly 59 feet of the Southernly 1015 feet of the Easterly 1058.50 feet thereof, and (6) the Westerly 50 feet of the Easterly 588.86 feet of the Southernly 1105 feet of the Northerly 1625 feet thereof, and (7) the North 50 feet of the West 100 feet of Lot Four (4), Subdivision of Lot Three (3), Section 27, Township 16 South, Range 33 East, Volusia County, Florida, as recorded in Map Book 3, Page 82, Public Records of Volusia County Florida

will be awarded to the Wife. The Wife will receive the 2005 Ford Escape. Any personal item(s) not listed on the Financial Affidavits is the property of the party currently in possession of the item(s).

9. **RESPONDENT'S RESPONSIBILITY FOR DEBTS:** The Respondent covenants and represents that they have not incurred or contracted, nor will they hereinafter incur or contract any debt, charge, or liability whatsoever to which the Petitioner, her legal representatives or her property or estate may become liable, other than as provided for in this agreement. The Respondent further covenants to keep the Petitioner free, harmless, and indemnify her of and from any and all debts, charges, or liabilities hereafter contracted or incurred by him individually or for the account of any other person, except as otherwise provided for in this agreement.

10. **PETITIONER'S RESPONSIBILITY FOR DEBTS:** The Petitioner covenants and represents that they have not incurred or contracted, nor will they hereafter incur or contract any debt, charge, or liability whatsoever to which the Respondent, his legal representatives or his property or estate may be liable, except as otherwise provided in this agreement. The Petitioner further covenants at all times to keep the Respondent free, harmless, and indemnify him of and from any and all debts, charges or liabilities hereafter contracted or incurred by him or her individually or for the account of any other person, except as provided for in this agreement..

11. **PERSONAL PROPERTY:** The Parties agree that the personal property now in the possession of the Respondent shall belong to and remain with the Respondent, and the personal property now in the possession of the Petitioner shall remain and belong to the Petitioner.

12. **PETITIONER'S BANK ACCOUNTS:** Except as specifically set forth herein to the contrary, the Respondent acknowledges that he or she has no right, title or interest in any of the bank accounts, securities, pension plans, or other investments, if any, now in the name of the Petitioner, whether in the sole name of the Petitioner or in trust for another.

13. **RESPONDENT'S BANK ACCOUNTS**: Except as specifically set forth herein to the contrary, the Petitioner acknowledges that he or she has no right, title or interest in any of the bank accounts, securities, pension plans, or other investments, if any, in the name of the Respondent, whether in the sole name of the Respondent or in trust for another.

14. **INDEBTEDNESS:** The Respondent agrees to assume and pay the outstanding balance on all student loans, personal loans, bank loans, credit cards, or any other type of debt that is listed under their name, if any. The Petitioner agrees to assume and pay the outstanding balance on all student loans, personal loans, bank loans, credit cards, or any other type of debt that is listed under their name, if any.

15. **SPOUSAL SUPPORT (ALIMONY)**: Each of us forever gives up any right to spousal support (alimony) that we may have.

16. **MODIFICATION AND WAIVER:** Neither this agreement nor any provision hereof shall be amended or modified or deemed amended or modified, except by an agreement in writing duly authorized and acknowledged with the same formalities as this agreement. Any waiver by either Party of any provisions of this Agreement or any right or operation hereunder shall not be controlling, nor shall it stop such Party from enforcing such provision, right, or option. The failure of either Party to insist in any one or more instances upon the strict performance of any term or provision of this Agreement by the other Party shall not be construed as a waiver or relinquishment in the future of any term or provision, but the same shall continue in full force and effect.

17. **VENUE:** This Agreement shall be governed, construed, interpreted and enforced in accordance with the laws of the State of Florida, but that nothing herein to the contrary shall prevent this Agreement from being incorporated into a Final Decree of Dissolution of Marriage entered by a court of competent jurisdiction in another state.

18. **PRESERVATION OF INFORMATION:** Each Party shall preserve for a period of seven (7) years from the date of the filing of the applicable tax return, all financial records relating to the marital property. Each Party shall preserve indefinitely, any records which determine or affect the tax basis in any marital property.

19. **FULL AND FAIR DISCLOSURE:** Each Party represents that he or she has made a full and fair disclosure of all the real and personal property of any nature that belongs, or that may belong, in any way to each of them, of all liabilities and encumbrances incurred in any manner by each of them, of all sources and amounts of income received or receivable by each Party, and of every other fact relating in any way to the subject matter of this Agreement. These disclosures are part of the consideration made by each Party for entering into this Agreement. Petitioner and Respondent have both made full and complete financial disclosure to each other of income, assets, liabilities and expenses. Both Parties are fully satisfied with the nature and extent of disclosure made.

20. **RESOLUTION OF FUTURE DISPUTES:** In the event of any disagreement regarding an issue between the Parties, the Parties shall first confer and exercise reasonable efforts to resolve such a dispute. Except in an emergency, before a Party files legal action regarding an issue of any such dispute or regarding modification of any terms and conditions of this Agreement, that Party shall make a good faith attempt to submit the dispute or controversy to mediation.

21. **NO ORAL AGREEMENTS:** The Parties agree that this Agreement constitutes the entire agreement of the Parties, that this Agreement supersedes any prior understandings or agreements between them, and that there are no representations, warranties, or oral agreements other than those expressly set forth herein.

22. **NO WAIVER OF BREACH:** The failure of a Party to insist on strict performance of any provision of this Agreement shall not be construed to constitute a waiver of a breach of any other provision or of a subsequent breach of the same provision.

23. **SEVERABILITY:** This Agreement is severable, and if any term or provision is determined to be unenforceable, this shall not render the remainder of the Agreement unenforceable.

24. **OTHER ACTS:** Each Party agrees to timely perform such other acts that are reasonably necessary or that may be reasonably requested by the other Party to effectuate the provisions of this Agreement.

25. **REMEDIES FOR ENFORCEMENT:** The terms and provisions of this Agreement are enforceable in contract, in addition to any remedies for enforcement that may also be available under any Final Judgment of Dissolution of Marriage entered between the Parties.

26. **INTERPRETATION:** This Agreement shall be binding on the heirs, assigns and personal representatives of the Parties and shall at all times be controlled and interpreted by the laws of the State of Florida. The Parties agree to the continuing jurisdiction of the courts of the State of Florida.

27. **MODIFICATION:** That in the event the Parties agree to modify any provisions, then any such modification or waiver of any of the provisions of this Agreement shall be effective only if made in writing and executed with the same formality as this Agreement.

28. **NEGOTIATIONS:** That this document is the result of joint negotiations between the Parties hereto, and that this Agreement shall not be construed more strongly against either Party as the sole author of this Agreement.

29. **PRIVACY AND CONFIDENTIALITY:** Both Parties value their personal lives, their privacy and their personal reputations. Mere money damages would be inadequate to compensate them for the invasion of their personal and private lives or injury to their reputation. They are sensitive to, and wish to protect from disclosure, not to each other, but to the public, their personal, private

and financial affairs. Petitioner and Respondent hereby expressly adopt and incorporate in this Agreement, the right of privacy established in Florida pursuant to Article 1, Section 23 of the Constitution of the State of Florida.

30. **CLAUSE HEADINGS:** That the clause headings appearing in this Agreement have been inserted for the purpose of convenience and ready reference. They do not purport to, and shall not be deemed to bind, limit or extend the scope or intent of the clauses to which they have been appertained.

31. **COUNTERPARTS:** That any fully executed copy of this Agreement shall be deemed to constitute an original thereof and a Facsimile Signature shall be as binding as an original.

32. **EFFECTIVE DATE:** The effective date of this Agreement shall be the date it is last executed by either Party.

IN WITNESS WHEREOF, the Parties have hereunto set their respective hands and seals the day and year first above written and hereby acknowledge that the provisions of this agreement shall be binding upon their respective heirs, assigns, executors, and administrators, as the case may be.

(Signatures appear on the next pages)

WIFE'S SIGNATURE

I certify that I have been open and honest in entering into this settlement agreement. I am satisfied with this agreement and intend to be bound by it.

Dated: Feb 17, 2023

Debra Bowling
Signature of Wife

STATE OF Florida

COUNTY OF Volusia

Sworn to or affirmed and signed before me on Feb 17, 2023 by Debra Tipton Bowling.

Paul Carpenella
NOTARY PUBLIC or DEPUTY CLERK

PAUL CARPENELLA
MY COMMISSION # HH 399260
EXPIRES: June 1, 2027

Print, type, or stamp commissioned name of notary or clerk

____ Personally known
____ Produced identification
Type of identification produced [redacted]

HUSBAND'S SIGNATURE

I certify that I have been open and honest in entering into this settlement agreement. I am satisfied with this agreement and intend to be bound by it.

Dated: Feb 17, 2025

Richard L. Bowling
Signature of Husband

STATE OF Florida

COUNTY OF Volusia

Sworn to or affirmed and signed before me on Feb 17, 2025 by Richard Leonard Bowling.

Paul Carpenella
NOTARY PUBLIC or DEPUTY CLERK

PAUL CARPENELLA
MY COMMISSION # HH 399260
EXPIRES: June 1, 2027

Print, type, or stamp commissioned name of notary or clerk

____ Personally known
____ Produced identification
Type of identification produced [redacted]

Volusia County Property Appraiser
123 W. Indiana Ave., Rm. 102
DeLand, FL 32720
Phone: (386) 736-5901 Web: vcpa.vcgov.org

Property Summary

Alternate Key:	3667336
Parcel ID:	632800000073
Township-Range-Section:	16 - 33 - 28
Subdivision-Block-Lot:	00 - 00 - 0073
Owner(s):	BOWLING RICHARD L - TIC - Tenancy in Common - 50% BOWLING DEBRA - TIC - Tenancy in Common - 50%
Mailing Address On File:	6029 DALFORD RD PORT ORANGE FL 32127 5922
Physical Address:	6029 DALFORD RD, PORT ORANGE 32127
Building Count:	1
Neighborhood:	3653 - COVE MB 38 PG 185
Subdivision Name:	
Property Use:	0200 - MOBILE HOME
Tax District:	402-PORT ORANGE
2025 Final Millage Rate:	17.1176
Homestead Property:	Yes
Agriculture Classification:	No
Short Description:	28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT O F E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 PER OR 6090 PG 4 751 PER OR 6258 PG 0034 PER OR 8694 PG 3606

Property Values

Tax Year:	2026 Working	2025 Final	2024 Final
Valuation Method:	1-Market Oriented Cost	1-Market Oriented Cost	1-Market Oriented Cost
Improvement Value:	$58,509	$60,008	$65,077
Land Value:	$60,317	$60,317	$29,526
Just/Market Value:	$118,826	$120,325	$94,603

Working Tax Roll Values by Taxing Authority

Values shown below are the 2026 WORKING TAX ROLL VALUES that are subject to change until certified. Millage Rates below that are used in the calculation of the Estimated Taxes are the 2025 FINAL MILLAGE RATES. The Just/Market listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

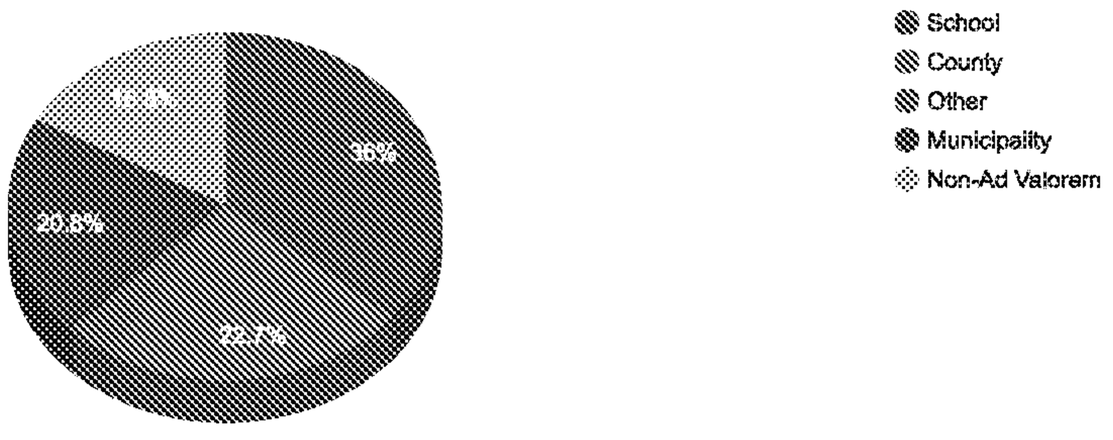
Tax Authority		Just/Market Value	Assessed Value	Ex/10CAP	Taxable Value	Millage Rate	Estimated Taxes
0017	CAPITAL IMPROVEMENT	$118,826	$99,974	$35,000	$64,974	1.5000	$97.46
0012	DISCRETIONARY	$118,826	$99,974	$35,000	$64,974	0.7480	$48.60
0011	REQ LOCAL EFFORT	$118,826	$99,974	$35,000	$64,974	3.0310	$196.94
0050	GENERAL FUND	$118,826	$99,974	$61,411	$38,563	3.2007	$123.43
0053	LAW ENFORCEMENT FUND	$118,826	$99,974	$61,411	$38,563	1.5994	$61.68
0055	LIBRARY	$118,826	$99,974	$61,411	$38,563	0.3697	$14.26
0520	MOSQUITO CONTROL	$118,826	$99,974	$61,411	$38,563	0.1573	$6.07
0530	PONCE INLET PORT AUTHORITY	$118,826	$99,974	$61,411	$38,563	0.0660	$2.55
0058	VOLUSIA ECHO	$118,826	$99,974	$61,411	$38,563	0.2000	$7.71
0057	VOLUSIA FOREVER	$118,826	$99,974	$61,411	$38,563	0.2000	$7.71
0065	FLORIDA INLAND NAVIGATION DISTRICT	$118,826	$99,974	$61,411	$38,563	0.0270	$1.04
0100	HALIFAX HOSPITAL AUTHORITY	$118,826	$99,974	$61,411	$38,563	0.7019	$27.07
0060	ST JOHN'S WATER MANAGEMENT DISTRICT	$118,826	$99,974	$61,411	$38,563	0.1793	$6.91
0230	PORT ORANGE	$118,826	$99,974	$61,411	$38,563	4.9750	$191.85
0234	PORT ORANGE I&S 2006	$118,826	$99,974	$61,411	$38,563	0.1623	$6.26
0235	PORT ORANGE PARKS BOND	$118,826	$99,974	$61,411	$38,563	0.0000	$0.00
						17.1176	$799.53

Non-Ad Valorem Assessments

Project	#Units	Rate	Amount
4021-PORT ORANGE STORMWATER	1.00	$160.00	$160.00

Estimated Ad Valorem Tax:	$799.53
Estimated Non-Ad Valorem Tax:	$160.00
Estimated Taxes:	**$959.53**
Estimated Tax Amount without SOH/10CAP ⓘ	$2,194.02

Where your tax dollars are going:



Previous Years Certified Tax Roll Values

Year	Land Value	Impr Value	Just Value	Non-Sch Assd	County Exemptions	County Taxable	HX Savings
2025	$60,317	$60,008	$120,325	$97,346	$60,722	$36,624	$22,979
2024	$29,526	$65,077	$94,603	$94,603	$60,000	$34,603	$0
2023	$44,688	$59,259	$103,947	$103,947	$0	$103,947	$0
2022	$24,578	$58,175	$82,753	$39,029	$0	$39,029	$0
2021	$24,578	$41,944	$66,522	$35,481	$0	$35,481	$0
2020	$14,151	$25,417	$39,568	$32,255	$0	$32,255	$0
2019	$19,768	$19,201	$38,969	$29,323	$0	$29,323	$0
2018	$9,690	$18,565	$28,255	$26,657	$0	$26,657	$0
2017	$9,690	$15,723	$25,415	$24,234	$0	$24,234	$0

Land Data

#	Land Use	Ag	Type	Units	Acres	Sq Feet	FF	Depth	Rate	Just Value
1	0202-MH ON MH SITE PVD	N	F-FRONT FOOT				76.0	132	715	$60,317
									Total Land Value:	$60,317

Building(s) - Residential

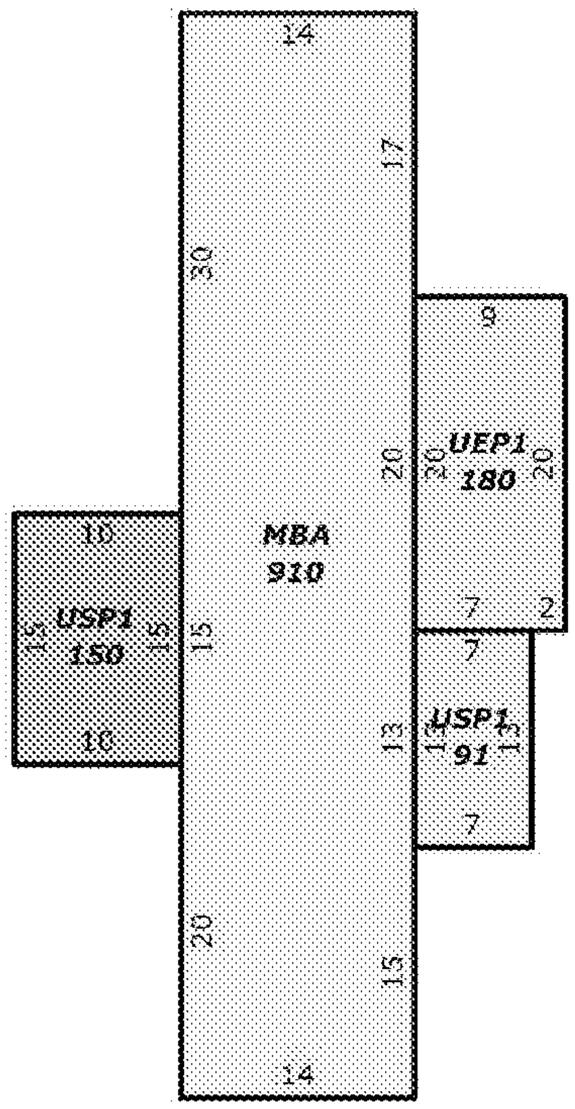
Card (Bldg) #: 1

Style:	MH - MANUFACTURED	**# Stories:**	1	**2 Fixture Baths:**	0
Description:	MH - Manufactured/ Mobile Home	**# Bedrooms:**	2	**3 Fixture Baths:**	2
		Floor Type:	20 - COMBINATION	**4 Fixture Baths:**	0
Quality Grd:	250	**Wall Type:**	4 - PLYWOOD PANELING	**5 Fixture Baths:**	0
Arch Design:	6 - Mobile Home			**6 Fixture Baths:**	0
Year Built:	1972	**Exterior Wall:**	26 - METAL - ALUMINUM SIDING	**7 Fixture Baths:**	0
Total SFLA:	910			**Add'l Fixtures:**	0
HVAC:	N - NONE	**Foundation:**	2 - CONCRETE BLOCK		
Heat Method:	6 - FORCED DUCTED	**Roof Cover:**	2 - METAL		
Heat Source:	1 - ELECTRICITY	**Roof Type:**	01 - FLAT		
		FPL:	/ /		

Total Building Value: $57,920

Additions to Base Area - Card (Bldg) #: 1

Description	Area	Year Built
MAIN BUILDING	910	
Porch, Screen Unfinished	150	1991
Porch, Screen Unfinished	91	2001
Unfinished Enclosed Porch	180	1991
Total Building Area	1,331	



Miscellaneous Improvement(s)

#	Type	Year	Area	Units	L x W	Depreciated Value
2	RSH-STORAGE, SHED RESIDENTIAL	2005	100	1	10 x 10	$151
3	RSH-STORAGE, SHED RESIDENTIAL	2005	140	1	14 x 10	$326
4	RSH-STORAGE, SHED RESIDENTIAL	2005	48	1	8 x 6	$112
				Total Miscellaneous Value:		$589

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description and/or recorded and indexed with the Clerk of the Court.

Book/Page	Instrument No.	Sale Date	Deed Type	Qualified/Unqualified	Vacant/Improved	Sale Price
8694 / 3806	[redacted]	04/21/2025	DV-FINAL JUDGEMENT OF DIVORCE	UNQUALIFIED	IMPROVED	$100
8258 / 0034	[redacted]	04/15/2022	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$72,000
6090 / 4751	[redacted]	06/12/2007	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$100
4000 / 1426	[redacted]	04/15/1995	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$35,500
4000 / 1423	[redacted]	04/15/1995	WD-WARRANTY DEED	UNQUALIFIED	VACANT	$100
3795 / 2776	[redacted]	11/15/1992	QC-QUIT CLAIM DEED	UNQUALIFIED	VACANT	$100
3036 / 1978		09/15/1987	PR-vcpa pr	UNQUALIFIED	VACANT	$29,000
1403 / 0521		03/15/1972	WD-WARRANTY DEED	UNQUALIFIED	VACANT	$1,800

Property Description

NOTE: This property description may be a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Volusia County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property descriptions found on this site.

Legal Description	Millage Group	Township-Range-Section	Subdivision-Block-Lot	Date Created
28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 PER OR 6090 PG 4751 PER OR 8258 PG 0034 PER OR 8694 PG 3806	402	16 - 33 - 28	00 - 00 - 0073	31-DEC-81

Permit Summary

NOTE: Permit data does not originate from the Volusia County Property Appraiser's office. For details or questions concerning a permit, please contact the building department of the tax district in which the property is located.

Date	Number	Description	Amount
08/03/2007	2859		$15,428
06/19/2007	2233		$40,000

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

TAX DEED APPLICATION COVER LETTER

Account #: 632800000073
Tax Deed #: 32274
Situs Address: 6029 DALFORD RD
PORT ORANGE 32127

This certifies that the following persons shall be notified by the Clerk of the Circuit Court regarding this Tax Deed Application on the above property per 197.502(4), F.S., and 12D-13.060(4), F.A.C.:

Tax Deed Applicant
SAND CUB
SB MUNI CUST FOR
PO BOX 31191
TAMPA, FL 33613-1391

Owner on Current Tax Roll
(1)
BOWLING RICHARD L
SN
BOWLING DEBRA
(VOL)
6029 DALFORD RD
PORT ORANGE, FL 32127-5922

Billing Address on Current Tax Roll

Additional Parties, Per Search
(2) RICHARD BOWLING AND DEBRA Title Holder
SN ☆
BOWLING
6029 DALFORD RD
(VOL)
PORT ORANGE, FL 32127

Certified By:

Will Roberts, CFC
Tax Collector or Authorized Designee

Poitras, Beth A

From: Jessica Treichel <jtreichel@volusiatax.gov>
Sent: Monday, August 31, 2026 10:20 AM
To: taxdeeds
Subject: CERTIFICATE # 7484-24

Attention! This email originates from outside of the Clerk's office. DO NOT open attachments or click links unless you are sure this email comes from a known sender and you know the content is safe. If you have any doubts please contact IT!

Hello,

I will be certifying Cert #7484-24 in a few moments, the Billing Address on Current Tax Roll is as follows:

BOWLING RICHARD L
BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE, FL 32127-5922

Also the owner of Record for the base tax year is as follows:

(3) BOWLING RICHARD ADV
BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE, FL 32127

Thanks
Jesse

Sincerely,
Jesse Treichel
Tax Office Branch Manager
Office of Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720
Ext. 12310
(386) 736-5938
Web: volusiatax.gov
Pay online at: volusiatax.gov/online

Pearson, Samantha

From: Jessica Treichel <jtreichel@volusiatax.gov>
Sent: Friday, October 30, 2026 12:53 PM
To: taxdeeds
Subject: UPDATE/REVISION Cert # 7484-24
Attachments: CERT # 7484.pdf

Attention! This email originates from outside of the Clerk's office. DO NOT open attachments or click links unless you are sure this email comes from a known sender and you know the content is safe. If you have any doubts please contact IT!

Good Morning

I received notice this morning from GSG, there is a Revision to the PIR and supporting documents for Cert # 7484-24 scheduled for auction on 12/15/2026.

Please let us know if we need to update the sale date.

Thanks!

WILL ROBERTS
TAX COLLECTOR

Jesse Treichel
Branch Manager
Serving to make a difference.

O: 386-736-5938
E: jtreichel@VolusiaTax.gov
W: VolusiaTax.gov

Any email or attachment sent to or received from this email address may be considered a public record as defined by Chapter 119, Florida Statutes, and is subject to disclosure as a public record in the absence of an exemption established by law.

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

TAX DEED APPLICATION COVER LETTER

Account #: 632800000073
Tax Deed #: 32274
Situs Address: 6029 DALFORD RD
PORT ORANGE 32127

This certifies that the following persons shall be notified by the Clerk of the Circuit Court regarding this Tax Deed Application on the above property per 197.502(4), F.S., and 12D-13.060(4), F.A.C.:

Tax Deed Applicant
SAND CUB
SB MUNI CUST FOR
PO BOX 31191
TAMPA, FL 33613-1391

Owner on Current Tax Roll
BOWLING RICHARD L
BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE, FL 32127-5922

Billing Address on Current Tax Roll

Additional Parties, Per Search

BANK OF AMERICA NA 100 NORTH TRYON STREET CHARLOTTE, NC 28202	Lien Holder
BANK OF AMERICA, NATIONAL ASSOCIATION 100 NORTH TRYON STREET CHARLOTTE, NC 28255	Lien Holder
C T CORPORATION SYSTEM, REGISTERED AGENT O/B/O BANK OF AMERICA, NATIONAL ASSOCIATION	Lien Holder's Agent/Rep

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

1200 SOUTH PINE ISLAND ROAD
PLANTATION, FL 33324

RICHARD BOWLING AND DEBRA BOWLING
6029 DALFORD RD
PORT ORANGE, FL 32127

Title Holder

Certified By:

Will Roberts, CFC

Tax Collector or Authorized Designee

TDA #: 32274

TitleExpress®

A service of **Grant Street Group**

210 6th Ave, Suite 3650
Pittsburgh, PA 15222

Web: www.grantstreet.com
E-mail: TitleExpress@grantstreet.com
Phone: (412) 391-5555

At the request of the County Tax Collector for Volusia County, FL, a search has been made of the Public Records for the following described property:

Account #	Alt. Key	Property Address
632800000073	3667336	6029 DALFORD RD PORT ORANGE 32127

Legal Description

28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 PER OR 6090 PG 4751 PER OR 8258 PG 0034 PER OR 8694 PG 3806

Other Parcel Info

Certificate #	Assessed Value	Homestead	Mobile Home	Improved	Bankruptcy
2024-7484	$97,346	Yes	Yes	Yes	No

Owner of Record on Current Tax Roll

RICHARD L BOWLING
DEBRA BOWLING

6029 DALFORD RD
PORT ORANGE FL 32127-5922

Billing Name & Address

TDA #: 32274

PROPERTY INFORMATION REPORT

This Property Information Report has been prepared in accordance with the requirements of Florida Statutes, Sections 197.502(4) and (5), and satisfies the minimum standards set forth in the Florida Administrative Code, Chapter 12D-13.061.

This report is not an opinion of title, title insurance policy, warranty of title or any other assurance as to the status of title, and shall not be used for the purpose of issuing title insurance.

Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions is limited to the amount paid for this report, and is further limited to the person(s) expressly identified by name as the recipient(s) of the report.

Report Date: 10/30/2026 **Search covers** **20 years** **through:** 06/18/2026

Kinsey Ram
Title Examiner

General Examiner Comments:

No deed between Barbara Kahmke and Edward D Matthews was found in relation to the Corrective Warranty Deed 6090-4751.

APPARENT TITLE HOLDER

Name & Address of Record	Document	Examiner Comments
RICHARD BOWLING AND DEBRA BOWLING 6029 DALFORD RD PORT ORANGE FL 32127	Warranty Deed Bk:8258 Pg:34	Deed has a typo in the legal, missing 'Westerly' in front of 420.64 feet.

Related Documents (for Reference)

Warranty Deed
Bk:4000 Pg:1426

Corrective Warranty Deed
Bk:6090 Pg:4751

Divorce Judgment
Bk:8694 Pg:3806

MORTGAGE HOLDER

Name & Address of Record	Document	Examiner Comments
None found.		

Related Documents (for Reference)

None found.

LIEN HOLDER

Name & Address of Record	Document	Examiner Comments
BANK OF AMERICA NA 100 NORTH TRYON STREET CHARLOTTE NC 28202	Judgment Bk:8234 Pg:2826	
BANK OF AMERICA, NATIONAL ASSOCIATION 100 NORTH TRYON STREET CHARLOTTE NC 28255	Sunbiz	
C T CORPORATION SYSTEM, REGISTERED AGENT O/B/O BANK OF AMERICA, NATIONAL ASSOCIATION 1200 SOUTH PINE ISLAND ROAD PLANTATION FL 33324	Sunbiz	

Related Documents (for Reference)

None found.

OTHER PARTIES

Name & Address of Record	Document	Examiner Comments

None found.

Related Documents (for Reference)

None found.

OTHER DOCUMENTS

Document Type
Property Appraiser

5/20/2022 1:46:22 PM Instrument #2022123224 #1 Book:8258 Page:34
Doc Stamps $504.00 Transfer Amt $72,000.00

THIS INSTRUMENT PREPARED BY:

NAME Debra Bowling

ADDR. 6029 Dalford Rd Port Orange, Fl 32127

PARCEL IDENTIFICATION NUMBER:632800000073

Space above for Recording

This Special Warranty Deed, made the 15th day of April, 2022 by:

GRANTOR: Edward D Matthews, an individual, whose address is 600 N. Yonge St Ormond Beach, Florida 32174 , and

GRANTEES: Richard Bowling and Debra Bowling, husband and wife whose address is 6029 Dalford Rd Port Orange, Florida 32127.

WITNESSETH: That the Grantor, for and in consideration of the sum of $ 72,000, (seventy-two thousand DOLLARS) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantees, as

joint tenants with the right of survivorship and not as tenants in common

all that certain land situated in Volusia County, Florida, to wit:

☐ See Legal Description Attached as Exhibit A incorporated by reference as though set forth in full

☒ Legal Description:

Parcel id number 632800000073

As recorded in the plat book 6090 pg 4752 last conveyed on June 12th 2007 as recorded in the public records on July 9th 2007 in the county thereof

Legal Description

The Southerly 74 feet of Northerly 862 feet of the Easterly 131.64 feet of 420.64 feet of the East 1/2 of the Northeast 1/4 of Section 28, Township, 16 South, Range 33 East. Volusia County. Florida, together with easements over the following (1) the Southerly 50 feet of the Northerly ~~520~~ 920 feet of the Easterly 976.86 feet thereof, and (2) the Easterly 50 feet of the Westerly 420.64 feet of the Southerly 140 feet of the Northerly 660 feet thereof and (3) The Southerly 50 feet of the Northerly 710 feet of the Easterly 131.64 feet of the Westerly 420.64 feet ~~of~~ thereof, and (4) The Easterly 50 feet of the Westerly 289 feet of the Northerly 1970 feet of the Southerly 1980 feet thereof, and (5) The Northerly 50 feet of the Southerly 1015 feet of the Easterly 1058.50 feet thereof and (6) the Westerly 50 feet of the Easterly 588.86 feet of the Southerly 1105 feet of the Northerly 1625 feet thereof and (7) The North 50 feet of the West 100 ft of lot four (4) Subdivision of Three (3) Section 27, Township 16 South Range 33 East Volusia

TOGETHER, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. To have and to hold, the same in fee simple forever.

GRANTOR hereby covenants with said Grantees that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land, that the Grantor hereby warrants the title to said land and, except for covenants, easements and restrictions of record, will defend the same against the lawful claims of all persons claiming by, through and under Grantor, but not otherwise.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

Witness Signature

Mark Sias

Witness Signature

Grace Sias

Signature of Edward D. Matthews(Grantor)

EDWARD D. MATTHEWS

Printed Name

600 N. PONCE ST.

Post Office Address

DAYTONA BEACH, FL 32117

STATE OF FLORIDA
COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 15th of April, by Edward D. Matthews, who is personally known to me or who has produced _____ as identification.

_____ (Signature)

(Seal)

MARK SIAS
Notary Public - State of Florida
Commission # GG 959484
My Comm. Expires Feb 18, 2024

(Notary's Name print, type of stamp)

_____ (Title or Rank)

_____ (Serial number, if any)

This Instrument Prepared by: Jeanie Shover,
An Officer of Associated Land Title Group, Inc. (357),
632 Dunlawton, Suite C, Port Orange, FL 32127,
For Purposes of Title Ins.
File # 357-1276
Parcel ID # 6328-00-00-0073

04/27/1995 11:50
Doc stamps 248.50
(Transfer Amt $ 35500)
Instrument # 95056584
Book: 4000
Page: 1426

Warranty Deed

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the case may indicate.)

Made this 26th day of April 1995 . BETWEEN

Julius Cicchetti and Dorothy Cicchetti, husband and wife

whose post office address is: 112 Barefoot Trail
Port Orange, FL

of the County of Volusia . State of Florida . grantor, and

Barbara Kahmke

whose post office address is: 6033 Dalford Road, Port Orange, FL 32127

of the County of Volusia . State of FLorida . grantee,

WITNESSETH: That said grantor, for and in consideration of the sum of Ten ($10.00) Dollars, and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs, successors and assigns forever, the following described land, situate, lying and being in Volusia County, Florida, to-wit:

See Schedule "A" attached hereto and by this reference made a part hereof.

Subject to easements and restrictions of record, if any, which are specifically not extended or reimposed hereby. Subject to 1995 taxes and assessments.

and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

Book: 4000
Page: 1427

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.
Signed, Sealed and Delivered in Our Presence:

WITNESS

PLEASE PRINT OR TYPE NAME AS IT APPEARS

WITNESS

PLEASE PRINT OR TYPE NAME AS IT APPEARS

Julius Cicchetti, 112 Barefoot TR. Port Orange, FL, 32127

Dorothy Cicchetti
112 Barefoot Trail
Port Orange, FL 32127

STATE OF FLORIDA COUNTY OF Volusia

I HEREBY CERTIFY that on the day of April 26, 1995 before me personally appeared

Julius Cicchetti and Dorothy Cicchetti, husband and wife

who is personally known to me or who has produced the identification shown below, who is the person described in and who executed the foregoing instrument, and who, after being duly sworn, says that the execution hereof is his/her free act and deed for the uses and purposes herein mentioned.

SWORN TO AND SUBSCRIBED before me the undersigned Notary Public by my hand and official seal, the day and year last aforesaid.

☐ To me personally known

XX Identified by Driver's License

My Commission Expires: _____.

Commission No.: _____

REGINA A. SHOVER
My Commission CC264388
Expires Mar 11, 1997
Agents Notary Brokerage
800-882-5878

Notary Public

PLEASE PRINT OR TYPE NAME AS IT APPEARS

Book: 4000
Page: 1428
Diane M. Matousek
Volusia County, Clerk of Court

DEED

Schedule "A" Attached hereto and being made part of said Warranty

The Southerly 76 feet of the Northerly 862 feet of the Easterly 131.64 feet of the Westerly 420.64 feet of the East 1/2 of the Northeast 1/4 of Section 28, Township 16 South, Range 33 East, Volusia County, Florida, together with easements over the following: (1) The Southerly 50 feet of the Northerly 520 feet of the Easterly 976.86 feet thereof, and (2) The Easterly 50 feet of the Westerly 420.64 feet of the Southerly 140 feet of the Northerly 660 feet thereof, and (3) The Southerly 50 feet of the Northerly 710 feet of the Easterly 131.64 feet of the Westerly 420.64 feet thereof, and (4) The Easterly 50 feet of the Westerly 289 feet of the Northerly 1970 feet of the Southerly 1980 feet thereof, and (5) The Northerly 50 feet of the Southerly 1015 feet of the Easterly 1058.50 feet thereof, and (6) The Westerly 50 feet of the Easterly 588.86 feet of the Southerly 1105 feet of the Northerly 1625 feet thereof, and (7) The North 50 feet of the West 100 feet of Lot Four (4), Subdivision of Lot Three (3), Section 27, Township 16 South, Range 33 East, Volusia County, Florida, as recorded in Map Book 3, page 82, Public Records of Volusia County, Florida.

File No: 357-1276

056594

Connie

07/09/2007 11:54 AM
Doc stamps .70
(Transfer Amt $ 10)
Instrument# 2007-155697 # 1
Book: 6090
Page: 4751

This Corrective Special Warranty Deed made the 12 day of June, 2007 A.D. by BARBARA KAHMKE, a single woman, hereinafter called the grantor, to EDWARD D. MATTHEWS, a married man, whose post office address is 6029 Dalford Road, Port Orange, FL 32127, hereinafter called the grantee:

(Wherever used herein, the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and successors and assigns of corporations)

Witnesseth: That the grantor, for and in consideration of the sum of $10.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises. releases, conveys and confirms unto the grantee, all that certain land situate in Volusia County, Florida, viz:

ATTACHMENT "5" HERETO

Together, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The purpose of this Corrective Special Warranty Deed is to correct the legal description in a prior Deed wherein the legal description for the real property located at 6029 Dalford Road, Port Orange, FL 32127, was incorrectly used in the Personal Representative's Deed from a common Grantor who previously owned both the real property located at 6029 Dalford Road, Port Orange, FL 32127, and the real property located at 6033 Dalford Road, Port Orange, FL 32127.

More particularly, the legal description contained in that certain Warranty Deed dated December 27, 1984 which Deed was recorded on December 28, 1984 in OR Book 2639 at Page 1332 in the Public Records of Volusia County, Florida in what was intended to legally describe the real property located at 6029 Dalford Road, Port Orange, FL 32127 instead was the incorrect legal description which actually legally described the real property located at 6029 Dalford Road, Port Orange, FL 32127 (which is the same legal description which is now attached to this Corrective Special Warranty Deed as Attachment "5") whereas the correct description legally describing the property located at 6029 Dalford Road, Port Orange, FL 32127 is that which was used in that Personal Representative's Deed dated September 21, 1987 which Deed was recorded on September 22, 1987 in OR Book 3036 at Page 1978 in the Public Records of Volusia County, Florida (which is now attached to this Corrective Special Warranty Deed as Attachment "5") is the correct legal description which should have originally been utilized in the Warranty Deed recorded on December 28, 1984 in OR Book 2639 at Page 1332, Public Records of Volusia County, Florida

To have and to hold, the same in fee simple forever.

Instrument# 2007-155697 # 2
Book: 6090
Page: 4752

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the said grantor.

In Witness Whereof, the said grantor has hereunto set his hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

1st witness signature: _____ Barbara Kahnke

print 1st witness name: Eric V. Gill Barbara Kahnke

2nd witness signature: Harriett Bundza

print 2nd witness name: Harriett Bundza

STATE OF FLORIDA
COUNTY OF VOLUSIA

The foregoing instrument was acknowledged before me this 12 day of June, 2007 by Barbara Kahnke, (✓) identified by Florida drivers license or ( ) personally known to me to be the person described in and who executed the foregoing instrument and acknowledged he before me that he executed the same.

12 WITNESS my hand and official seal in the County and State last aforesaid this 12 day of June, A. D. 2007.

_____
NOTARY PUBLIC, STATE OF FLORIDA
My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA
ERIC V. GILL
MY COMMISSION # DD 641110
EXPIRES: February 17, 2011
Bonded Thru Budget Notary Services

Instrument# 2007-155697 # 3
Book: 6090
Page: 4753

Prepared by: ERIC V. GILL, ESQUIRE
4393 Ridgewood Avenue, Suite 1
Port Orange, FL 32127

Instrument# 2007-155697 # 4
Book: 6090
Page: 4754
Diane M. Matousek
Volusia County, Clerk of Court

P-16004
Matthews
owners

Agent Order/File No.: D0702672

LEGAL DESCRIPTION

ATTACHMENT "5"

The Southerly 76 feet of the Northerly 862 feet of the Easterly 131.64 feet of the Westerly 420.64 feet of the East 1/2 of the Northeast 1/4 of Section 28, Township 16 South, Range 33 East, Volusia County, Florida, together with easements over the following: (1) the Southerly 50 feet of the Northerly 520 feet of the Easterly 976.86 feet thereof, and (2) the Easterly 50 feet of the Westerly 420.64 feet of the Southerly 140 feet of the Northerly 660 feet thereof, and (3) the Southerly 50 feet of the Northerly 710 feet of the Easterly 131.64 feet of the Westerly 420.64 feet thereof, and (4) the Easterly 50 feet of the Westerly 289 feet of the Northerly 1970 feet of the Southerly 1980 feet thereof, and (5) the Northerly 50 feet of the Southerly 1015 feet of the Easterly 1058.50 feet thereof, and (6) the Westerly 50 feet of the Easterly 588.86 feet of the Southerly 1105 feet of the Northerly 1625 feet thereof; and (7) the North 50 feet of the West 100 feet of Lot Four (4), Subdivision of Lot Three (3), Section 27, Township 16 South, Range 33 East, Volusia County, Florida, as recorded in Map Book 3, Page 82, Public Records of Volusia County, Florida.

4/25/2025 3:32:55 PM Instrument #2025077522 #1 Book:8694 Page:3806

IN THE CIRCUIT COURT OF THE Seventh JUDICIAL CIRCUIT,
IN AND FOR Volusia COUNTY, FLORIDA

Case No.: 2025-10779 FMCI
Division: 36 (Upchurch)

IN RE: The Marriage of:

Debra T Bowling
Petitioner,

and

Richard L. Bowling
Respondent.

2025 APR 21 PM 2:38
FILED
CLERK OF THE CIRCUIT & CTY. COURT VOLUSIA CTY., FL
CC 39

FINAL JUDGMENT OF DISSOLUTION OF MARRIAGE WITH PROPERTY BUT NO DEPENDENT OR MINOR CHILD(REN) (UNCONTESTED)

This cause came before this Court for a hearing on a Petition for Dissolution of Marriage. The Court, having reviewed the file and heard the testimony, makes these findings of fact and reaches these conclusions of law:

FINDINGS:

1. The Court has jurisdiction over the subject matter and the parties.
2. At least one party has been a resident of the State of Florida for more than 6 months immediately before filing the Petition for Dissolution of Marriage.
3. The parties have no minor or dependent children in common, no children born to either spouse during the marriage remain minor or dependent and neither spouse is pregnant.
4. The marriage between the parties is irretrievably broken. .
5. The parties have voluntarily entered into a Marital Settlement Agreement, and each has filed the required Family Law Financial Affidavit.
6. *{If applicable}* _____Petitioner _____Respondent requests that his/her former name of *{full legal name}* _____ be restored.

ORDERED AND ADJUDGED:

A. The marriage between the parties is dissolved and the parties are restored to the status of being single.

B. The Marital Settlement Agreement, attached as Exhibit A, is approved by the court and incorporated herein, but not merged. The parties shall obey all of its provisions.

C. _____Petitioner's _____Respondent's former name of
{full legal name} _____is restored.

D. The court reserves jurisdiction to modify and enforce this final judgment.

DONE AND ORDERED in Daytona Beach, Florida on April 21, 2025.

CIRCUIT JUDGE

I certify that a copy of this Final Judgment of Dissolution of Marriage was _____ mailed _____faxed and mailed _____ e-mailed _____hand-delivered to the parties listed below on *{date}*_____.

by_____
{Clerk of court or designee}

✓ Petitioner (or his or her attorney)
✓ Respondent (or his or her attorney)
Other: _____

1

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR ~~LEE~~ Volusia COUNTY, FLORIDA

IN RE: The Marriage of

Debra Tipton Bowling

Petitioner,

and

Richard Leonard Bowling

Respondent.

_____/

CASE NO:
DIVISION:

MARITAL SETTLEMENT AGREEMENT FOR DISSOLUTION OF MARRIAGE WITH PROPERTY BUT NO DEPENDENT OR MINOR CHILDREN

THIS AGREEMENT is made and entered into on _____, by and between the Petitioner, Debra Tipton Bowling, hereinafter known as the "Wife", and Respondent, Richard Leonard Bowling, hereinafter known as the "Husband".

WHEREAS, the Parties were duly married to each other on February 14, 1987, in Ormond Beach, Florida; and

WHEREAS, there are no minor children born of the marriage; and

WHEREAS, the Parties separated on or about February 14, 2024; and

WHEREAS, unhappy differences have arisen between Petitioner and Respondent, and the Parties have no expectation of resuming marital relations; and

WHEREAS, the Marriage of the Parties is irretrievably broken; and

WHEREAS, it is the intention of the Parties to continue to live separate and apart from one another, and, therefore, they desire to enter into an agreement under which their respective financial, property, and all other respective rights, remedies, privileges, and obligations to one another arising out of the marital relationship shall be fully prescribed and agreed upon herein; and

WHEREAS, the Parties hereto each warrant and represent to the other that they, and each of them fully understand all of the terms, covenants, conditions, provisions, and obligations dependent upon each of them by virtue of this agreement to be performed or contemplated by each of them hereunder, and each believes that same to be fair, just and reasonable to their respective individual interest; and

WHEREAS, Wife has filed a Petition for Dissolution of Marriage in the above case, and this Agreement is intended to be introduced into evidence in such action, to be incorporated in a Final Judgment entered therein; and

WHEREAS, the Parties wish to settle between themselves, now and forever, their respective rights, duties, and obligations regarding property and liabilities; and

WHEREAS, each Party has read this Agreement and understands its terms and consequences, and each Party believes that this Agreement is fair, just, and reasonable; and

WHEREAS, the Petitioner and the Respondent have consented to this Agreement freely and voluntarily, without coercion or duress from each other or any third Party.

NOW, THEREFORE, in consideration of the premises and covenants and promises contained herein, the receipt and legal sufficiency of which are hereby acknowledged, the Parties hereto mutually agree as follows:

1. **SEPARATE MAINTENANCE:** It is, and shall be, lawful for each Party hereto and at all times hereinafter, to live separately and apart from one another and to reside from time to time in such place or places as each may see fit, and to contract, carry on, and engage in any employment, business, or trade, which either may deem fit, free from the control, restraint, or interference, direct or indirect, by the other Party in all respects as if such Party were unmarried.

2. **CONSTRUCTION OF AGREEMENT:** The Parties hereto have incorporated in this Agreement their entire understanding, and no statement, conversation, agreement, understanding, representation, or other matter of whatsoever kind or character which has heretofore occurred or transpired between them, except as herein expressly set forth, shall have any force or effect.

3. **SEPARATE OWNERSHIP:** Each Party shall own, free of any claim or right of the other, all of the items of property, real, personal, and mixed, which is now owned by him or her, or which may now be in his or her name, or which she or he is or may be unofficially entitled or which may hereinafter belong to or come to him or her with full power to him or to her to dispose of and the same is fully and effectually in all respects and for all purposes as if he or she were unmarried, except as specifically set forth herein.

4. **MUTUAL RELEASE AND DISCHARGE FROM GENERAL CLAIMS:** Subject to the provisions of this Agreement, each Party releases and forever discharges the other of and from all contractual claims, rights, and demands whatsoever in law or in equity, which either of the Parties hereto ever had, or may now have, against the other, that occurred during the Marriage between the Parties hereto, but not including any or all cause or causes of action, for claims not arising out of the Dissolution action, if any, and for the future enforcement of this Marital Settlement Agreement.

5. **MUTUAL RELEASE AND DISCHARGE OF CLAIM IN ESTATES:** Each Party hereby releases, waives, and relinquishes any and all rights which he or she may now have, or may hereinafter have against the other Party under the present or future laws of any jurisdiction: (a) to share in the estate of the other Party upon the other Party's death; and (b) to act as personal representative or administrator of the other Party's estate. This provision is intended to, and shall be construed, as a mutual waiver by the Parties to elect against one another's will or codicil, now or hereafter in force under the present or future laws of any jurisdiction whatsoever in consideration of each Party's reciprocal waiver and release. The Parties intend by the aforementioned reciprocal waiver and release to relinquish any and all rights in and to one another's estate, including the rights of set-off and any and all rights of election presently provided in any statute of this or any other jurisdiction.

6. **COVENANT TO INTRODUCE AGREEMENT INTO EVIDENCE, CONSENT:** Each of the said Parties hereto agree that he or she either as Petitioner or Respondent shall offer in evidence this Agreement in any action for the legal separation of the Parties hereto or a Petition for Dissolution of Marriage of the Parties hereto, and consents and agrees that the Court having jurisdiction of such action shall and by these presents does have the authority and power to incorporate in any Interlocutory or Final Decree or Judgment entered in such cause, the provisions of this Agreement in their entirety and this said Agreement and the provision of this Agreement in their entirety shall be and become part of any such Interlocutory or Final Decree entered in such cause.

7. **AGREEMENT NOT MERGED IN FINAL JUDGMENT:** It is further understood and agreed by and between the Parties hereto that inclusion of the provisions of this Agreement in any such Interlocutory or Final Decree or Judgment entered in a cause as herein above described, shall not cancel, void or in any way evade the terms of this Agreement and the binding nature thereof upon the Parties hereto during the lifetime of the Parties hereto or the administrator of the respective Parties' estate hereto after death.

8. **DIVISION OF MARITAL ASSETS AND LIABILITIES:** There are marital assets or liabilities which need to be divided between the parties. The real property located at 6029 Dalford Road, Port Orange, Florida 32127 and bearing the legal description of

The Southern lyrics 76 feet of the Northeast 1/4 of Section 28, Township 16 South, Range 33 East, Volusia County, Florida, together with easements over the following: (1) the Southerly 50 feet of the Notherly 520 feet of the Easterly 976.88 feet therefore, and (2) the Easterly 50 feet of the Westerly 420.64 feet of the Southernly 140 feet of the Northerly 660 feet thereof, and (3) the Southernly 50 feet of the Northerly 710 feet of the Easterly 131.64 feet of the Westerly 420.64 thereof, and (4) the Easterly 50 feet of the Westerly 289 feet of the Northerly 1970 feet of the Easterly 1980 feet thereof, and (5) the Northerly 59 feet of the Southernly 1015 feet of the Easterly 1058.50 feet thereof, and (6) the Westerly 50 feet of the Easterly 588.86 feet of the Southernly 1105 feet of the Northerly 1625 feet thereof, and (7) the North 50 feet of the West 100 feet of Lot Four (4), Subdivision of Lot Three (3), Section 27, Township 16 South, Range 33 East, Volusia County, Florida, as recorded in Map Book 3, Page 82, Public Records of Volusia County Florida

will be awarded to the Wife. The Wife will receive the 2005 Ford Escape. Any personal item(s) not listed on the Financial Affidavits is the property of the party currently in possession of the item(s).

9. **RESPONDENT'S RESPONSIBILITY FOR DEBTS:** The Respondent covenants and represents that they have not incurred or contracted, nor will they hereinafter incur or contract any debt, charge, or liability whatsoever to which the Petitioner, her legal representatives or her property or estate may become liable, other than as provided for in this agreement. The Respondent further covenants to keep the Petitioner free, harmless, and indemnify her of and from any and all debts, charges, or liabilities hereafter contracted or incurred by him individually or for the account of any other person, except as otherwise provided for in this agreement.

10. **PETITIONER'S RESPONSIBILITY FOR DEBTS:** The Petitioner covenants and represents that they have not incurred or contracted, nor will they hereafter incur or contract any debt, charge, or liability whatsoever to which the Respondent, his legal representatives or his property or estate may be liable, except as otherwise provided in this agreement. The Petitioner further covenants at all times to keep the Respondent free, harmless, and indemnify him of and from any and all debts, charges or liabilities hereafter contracted or incurred by him or her individually or for the account of any other person, except as provided for in this agreement..

11. **PERSONAL PROPERTY:** The Parties agree that the personal property now in the possession of the Respondent shall belong to and remain with the Respondent, and the personal property now in the possession of the Petitioner shall remain and belong to the Petitioner.

12. **PETITIONER'S BANK ACCOUNTS:** Except as specifically set forth herein to the contrary, the Respondent acknowledges that he or she has no right, title or interest in any of the bank accounts, securities, pension plans, or other investments, if any, now in the name of the Petitioner, whether in the sole name of the Petitioner or in trust for another.

13. **RESPONDENT'S BANK ACCOUNTS**: Except as specifically set forth herein to the contrary, the Petitioner acknowledges that he or she has no right, title or interest in any of the bank accounts, securities, pension plans, or other investments, if any, in the name of the Respondent, whether in the sole name of the Respondent or in trust for another.

14. **INDEBTEDNESS:** The Respondent agrees to assume and pay the outstanding balance on all student loans, personal loans, bank loans, credit cards, or any other type of debt that is listed under their name, if any. The Petitioner agrees to assume and pay the outstanding balance on all student loans, personal loans, bank loans, credit cards, or any other type of debt that is listed under their name, if any.

15. **SPOUSAL SUPPORT (ALIMONY)**: Each of us forever gives up any right to spousal support (alimony) that we may have.

16. **MODIFICATION AND WAIVER:** Neither this agreement nor any provision hereof shall be amended or modified or deemed amended or modified, except by an agreement in writing duly authorized and acknowledged with the same formalities as this agreement. Any waiver by either Party of any provisions of this Agreement or any right or operation hereunder shall not be controlling, nor shall it stop such Party from enforcing such provision, right, or option. The failure of either Party to insist in any one or more instances upon the strict performance of any term or provision of this Agreement by the other Party shall not be construed as a waiver or relinquishment in the future of any term or provision, but the same shall continue in full force and effect.

17. **VENUE:** This Agreement shall be governed, construed, interpreted and enforced in accordance with the laws of the State of Florida, but that nothing herein to the contrary shall prevent this Agreement from being incorporated into a Final Decree of Dissolution of Marriage entered by a court of competent jurisdiction in another state.

18. **PRESERVATION OF INFORMATION:** Each Party shall preserve for a period of seven (7) years from the date of the filing of the applicable tax return, all financial records relating to the marital property. Each Party shall preserve indefinitely, any records which determine or affect the tax basis in any marital property.

19. **FULL AND FAIR DISCLOSURE:** Each Party represents that he or she has made a full and fair disclosure of all the real and personal property of any nature that belongs, or that may belong, in any way to each of them, of all liabilities and encumbrances incurred in any manner by each of them, of all sources and amounts of income received or receivable by each Party, and of every other fact relating in any way to the subject matter of this Agreement. These disclosures are part of the consideration made by each Party for entering into this Agreement. Petitioner and Respondent have both made full and complete financial disclosure to each other of income, assets, liabilities and expenses. Both Parties are fully satisfied with the nature and extent of disclosure made.

20. **RESOLUTION OF FUTURE DISPUTES:** In the event of any disagreement regarding an issue between the Parties, the Parties shall first confer and exercise reasonable efforts to resolve such a dispute. Except in an emergency, before a Party files legal action regarding an issue of any such dispute or regarding modification of any terms and conditions of this Agreement, that Party shall make a good faith attempt to submit the dispute or controversy to mediation.

21. **NO ORAL AGREEMENTS:** The Parties agree that this Agreement constitutes the entire agreement of the Parties, that this Agreement supersedes any prior understandings or agreements between them, and that there are no representations, warranties, or oral agreements other than those expressly set forth herein.

22. **NO WAIVER OF BREACH:** The failure of a Party to insist on strict performance of any provision of this Agreement shall not be construed to constitute a waiver of a breach of any other provision or of a subsequent breach of the same provision.

23. **SEVERABILITY:** This Agreement is severable, and if any term or provision is determined to be unenforceable, this shall not render the remainder of the Agreement unenforceable.

24. **OTHER ACTS:** Each Party agrees to timely perform such other acts that are reasonably necessary or that may be reasonably requested by the other Party to effectuate the provisions of this Agreement.

25. **REMEDIES FOR ENFORCEMENT:** The terms and provisions of this Agreement are enforceable in contract, in addition to any remedies for enforcement that may also be available under any Final Judgment of Dissolution of Marriage entered between the Parties.

26. **INTERPRETATION:** This Agreement shall be binding on the heirs, assigns and personal representatives of the Parties and shall at all times be controlled and interpreted by the laws of the State of Florida. The Parties agree to the continuing jurisdiction of the courts of the State of Florida.

27. **MODIFICATION:** That in the event the Parties agree to modify any provisions, then any such modification or waiver of any of the provisions of this Agreement shall be effective only if made in writing and executed with the same formality as this Agreement.

28. **NEGOTIATIONS:** That this document is the result of joint negotiations between the Parties hereto, and that this Agreement shall not be construed more strongly against either Party as the sole author of this Agreement.

29. **PRIVACY AND CONFIDENTIALITY:** Both Parties value their personal lives, their privacy and their personal reputations. Mere money damages would be inadequate to compensate them for the invasion of their personal and private lives or injury to their reputation. They are sensitive to, and wish to protect from disclosure, not to each other, but to the public, their personal, private

and financial affairs. Petitioner and Respondent hereby expressly adopt and incorporate in this Agreement, the right of privacy established in Florida pursuant to Article 1, Section 23 of the Constitution of the State of Florida.

30. **CLAUSE HEADINGS:** That the clause headings appearing in this Agreement have been inserted for the purpose of convenience and ready reference. They do not purport to, and shall not be deemed to bind, limit or extend the scope or intent of the clauses to which they have been appertained.

31. **COUNTERPARTS:** That any fully executed copy of this Agreement shall be deemed to constitute an original thereof and a Facsimile Signature shall be as binding as an original.

32. **EFFECTIVE DATE:** The effective date of this Agreement shall be the date it is last executed by either Party.

IN WITNESS WHEREOF, the Parties have hereunto set their respective hands and seals the day and year first above written and hereby acknowledge that the provisions of this agreement shall be binding upon their respective heirs, assigns, executors, and administrators, as the case may be.

(Signatures appear on the next pages)

WIFE'S SIGNATURE

I certify that I have been open and honest in entering into this settlement agreement. I am satisfied with this agreement and intend to be bound by it.

Dated: Feb 17, 2023

Debra Bowling
Signature of Wife

STATE OF Florida

COUNTY OF Volusia

Sworn to or affirmed and signed before me on Feb 17, 2023 by Debra Tipton Bowling.

Paul Carpenella
NOTARY PUBLIC or DEPUTY CLERK

PAUL CARPENELLA
MY COMMISSION # HH 399260
EXPIRES: June 1, 2027

Print, type, or stamp commissioned name of notary or clerk

____ Personally known
____ Produced identification
Type of identification produced

[redacted]

HUSBAND'S SIGNATURE

I certify that I have been open and honest in entering into this settlement agreement. I am satisfied with this agreement and intend to be bound by it.

Dated: Feb 17, 2023

Richard L. Bowling
Signature of Husband

STATE OF Florida

COUNTY OF Volusia

Sworn to or affirmed and signed before me on Feb 17, 2025 by Richard Leonard Bowling.

Paul Carpenella
NOTARY PUBLIC or DEPUTY CLERK

PAUL CARPENELLA
MY COMMISSION # HH 399260
EXPIRES: June 1, 2027

Print, type, or stamp commissioned name of notary or clerk

____ Personally known
____ Produced identification
Type of identification produced

[redacted]

4/8/2022 2:02:49 PM Instrument #2022083386 #1 Book:8234 Page:2826 Laura E. Roth, Volusia County Clerk of Court

11/3/2021 7:33:24 AM Instrument #2021263799 #1 Book:8148 Page:1026 Laura E. Roth, Volusia County Clerk of Court

IN THE COUNTY COURT OF THE
SEVENTH JUDICIAL CIRCUIT IN AND FOR
VOLUSIA COUNTY, FLORIDA

BANK OF AMERICA, N.A.
Plaintiff,

CASE NO. 2021 36655 COCI

v.

EDWARD DONOVAN MATTHEWS
Defendant.
_____/

FINAL JUDGMENT

This cause having come before the Court on the Plaintiff s Motion for Final Judgment by Default, and the Court having reviewed the Motion and the Court being otherwise fully advised in the premises:

IT IS ADJUDGED that Plaintiff, BANK OF AMERICA , N.A., whose address is 100 North Tryon Street, Charlotte, NC 28202, recover from the Defendant, EDWARD DONOVAN MATTHEWS , the outstanding balance of $10,277.13, plus court costs of $360.00, for a total final judgment award of $10,637.13, for all of which let execution issue. Plaintiff waives post-judgment interest.

IT IS FURTHER ORDERED AND ADJUDGED that the judgment debtor(s), shall complete under oath Florida Rule of Civil Procedure Form 1.977 (Fact Information Sheet), including all required attachments, and serve it on the judgment creditor's attorney, or the judgment creditor if the judgment creditor is not represented by an attorney, within forty-five (45) days from the date of this final judgment, unless the final judgment is satisfied or post-judgment discovery is stayed.

Jurisdiction of this case is retained to enter further orders that are proper to compel the judgment debtor(s) to complete form 1 .977, including the required attachments, and serve it on the judgment creditor's attorney or the judgment creditor if the judgment creditor is not represented by an attorney.

DONE AND ORDERED in Chambers at Daytona Beach, Florida.

11/2/2021 11:58 AM 2021 36655 COCI

e-Signed 11/2/2021 11:58 AM 2021 36655 COCI

Belle B. Schumann
County Court Judge

STATE OF FLORIDA, VOLUSIA COUNTY
I HEREBY CERTIFY the foregoing is a true copy of the original filed in this office. This 23 day of March 2022
Clerk of Circuit and County Court
By _____ Deputy Clerk

CIRCUIT COURT CLERK SUUM CUIQUE VOLUSIA COUNTY, FLORIDA

Copies provided to:
Plaintiff (via e-service)
Defendant(s) EDWARD MATTHEWS 600 N YONGE ST ORMOND BEACH, FL 32174 (via US Mail)

DIVISION OF CORPORATIONS

Sunbiz.org DIVISION of CORPORATIONS an official State of Florida website

Detail by Entity Name

Designation of Agent
BANK OF AMERICA, NATIONAL ASSOCIATION

Filing Information

Document Number	Q17000000002
FEI/EIN Number	NONE
Date Filed	01/03/2017
State	US
Status	ACTIVE

Principal Address

100 NORTH TRYON STREET
CHARLOTTE, NC 28255

Mailing Address

100 NORTH TRYON STREET
CHARLOTTE, NC 28255

Registered Agent Name & Address

C T CORPORATION SYSTEM
1200 SOUTH PINE ISLAND ROAD
PLANTATION, FL 33324

Officer/Director Detail

NONE

Annual Reports

No Annual Reports Filed

01/03/2017 -- Designation of Agent View image in PDF format

VOLUSIA COUNTY PROPERTY APPRAISER
LARRY BARTLETT, JD, CFA
WE VALUE VOLUSIA

Volusia County Property Appraiser
123 W. Indiana Ave., Rm. 102
DeLand, FL 32720
Phone: (386) 736-5901 Web: vcpa.vcgov.org

Property Summary

Alternate Key:	3667336
Parcel ID:	632800000073
Township-Range-Section:	16 - 33 - 28
Subdivision-Block-Lot:	00 - 00 - 0073
Owner(s):	BOWLING RICHARD L - TIC - Tenancy in Common - 50% BOWLING DEBRA - TIC - Tenancy in Common - 50%
Mailing Address On File:	6029 DALFORD RD PORT ORANGE FL 32127 5922
Physical Address:	6029 DALFORD RD, PORT ORANGE 32127
Building Count:	1
Neighborhood:	3653 - COVE MB 38 PG 185
Subdivision Name:	
Property Use:	0200 - MOBILE HOME
Tax District:	402-PORT ORANGE
2025 Final Millage Rate:	17.1176
Homestead Property:	Yes
Agriculture Classification:	No
Short Description:	28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT O F E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 PER OR 6090 PG 4 751 PER OR 8258 PG 0034 PER OR 8694 PG 3806

Property Values

Tax Year:	2026 Working	2025 Final	2024 Final
Valuation Method:	1-Market Oriented Cost	1-Market Oriented Cost	1-Market Oriented Cost
Improvement Value:	$58,509	$60,008	$65,077
Land Value:	$60,317	$60,317	$29,526
Just/Market Value:	$118,826	$120,325	$94,603

Working Tax Roll Values by Taxing Authority

Values shown below are the 2026 WORKING TAX ROLL VALUES that are subject to change until certified. Millage Rates below that are used in the calculation of the Estimated Taxes are the 2025 FINAL MILLAGE RATES. The Just/Market listed below is not intended to represent the anticipated selling price of the property and should not be relied upon by any individual or entity as a determination of current market value.

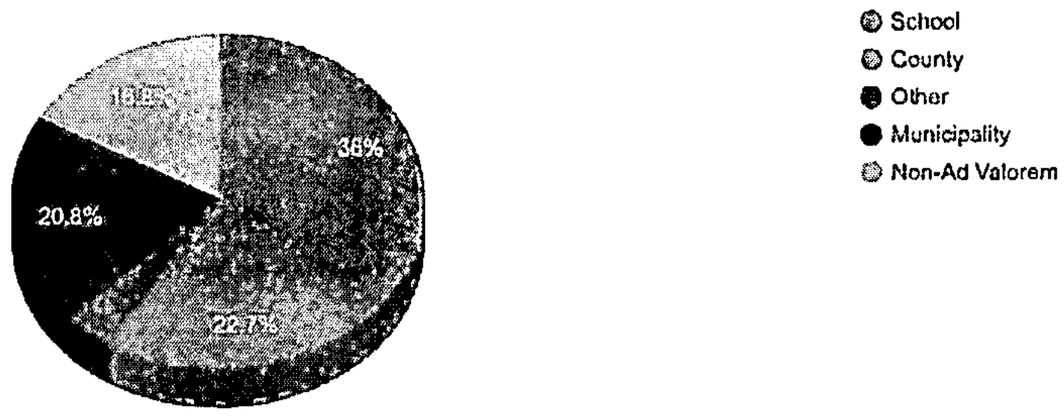
Tax Authority		Just/Market Value	Assessed Value	Ex/10CAP	Taxable Value	Millage Rate	Estimated Taxes
0017	CAPITAL IMPROVEMENT	$118,826	$99,974	$35,000	$64,974	1.5000	$97.46
0012	DISCRETIONARY	$118,826	$99,974	$35,000	$64,974	0.7480	$48.60
0011	REQ LOCAL EFFORT	$118,826	$99,974	$35,000	$64,974	3.0310	$196.94
0050	GENERAL FUND	$118,826	$99,974	$61,411	$38,563	3.2007	$123.43
0053	LAW ENFORCEMENT FUND	$118,826	$99,974	$61,411	$38,563	1.5994	$61.68
0055	LIBRARY	$118,826	$99,974	$61,411	$38,563	0.3697	$14.26
0520	MOSQUITO CONTROL	$118,826	$99,974	$61,411	$38,563	0.1573	$6.07
0530	PONCE INLET PORT AUTHORITY	$118,826	$99,974	$61,411	$38,563	0.0660	$2.55
0058	VOLUSIA ECHO	$118,826	$99,974	$61,411	$38,563	0.2000	$7.71
0057	VOLUSIA FOREVER	$118,826	$99,974	$61,411	$38,563	0.2000	$7.71
0065	FLORIDA INLAND NAVIGATION DISTRICT	$118,826	$99,974	$61,411	$38,563	0.0270	$1.04
0100	HALIFAX HOSPITAL AUTHORITY	$118,826	$99,974	$61,411	$38,563	0.7019	$27.07
0060	ST JOHN'S WATER MANAGEMENT DISTRICT	$118,826	$99,974	$61,411	$38,563	0.1793	$6.91
0230	PORT ORANGE	$118,826	$99,974	$61,411	$38,563	4.9750	$191.85
0234	PORT ORANGE I&S 2006	$118,826	$99,974	$61,411	$38,563	0.1623	$6.26
0235	PORT ORANGE PARKS BOND	$118,826	$99,974	$61,411	$38,563	0.0000	$0.00
						17.1176	$799.53

Non-Ad Valorem Assessments

Project	#Units	Rate	Amount
4021-PORT ORANGE STORMWATER	1.00	$160.00	$160.00

Estimated Ad Valorem Tax:	$799.53
Estimated Non-Ad Valorem Tax:	$160.00
Estimated Taxes:	**$959.53**
Estimated Tax Amount without SOH/10CAP ⓘ	$2,194.02

Where your tax dollars are going:



Previous Years Certified Tax Roll Values

Year	Land Value	Impr Value	Just Value	Non-Sch Assd	County Exemptions	County Taxable	HX Savings
2025	$60,317	$60,008	$120,325	$97,346	$60,722	$36,624	$22,979
2024	$29,526	$65,077	$94,603	$94,603	$60,000	$34,603	$0
2023	$44,688	$59,259	$103,947	$103,947	$0	$103,947	$0
2022	$24,578	$58,175	$82,753	$39,029	$0	$39,029	$0
2021	$24,578	$41,944	$66,522	$35,481	$0	$35,481	$0
2020	$14,151	$25,417	$39,568	$32,255	$0	$32,255	$0
2019	$19,768	$19,201	$38,969	$29,323	$0	$29,323	$0
2018	$9,690	$18,565	$28,255	$26,657	$0	$26,657	$0
2017	$9,690	$15,723	$25,415	$24,234	$0	$24,234	$0

Land Data

#	Land Use	Ag	Type	Units	Acres	Sq Feet	FF	Depth	Rate	Just Value
1	0202-MH ON MH SITE PVD	N	F-FRONT FOOT				76.0	132	715	$60,317
									Total Land Value:	$60,317

Building(s) - Residential

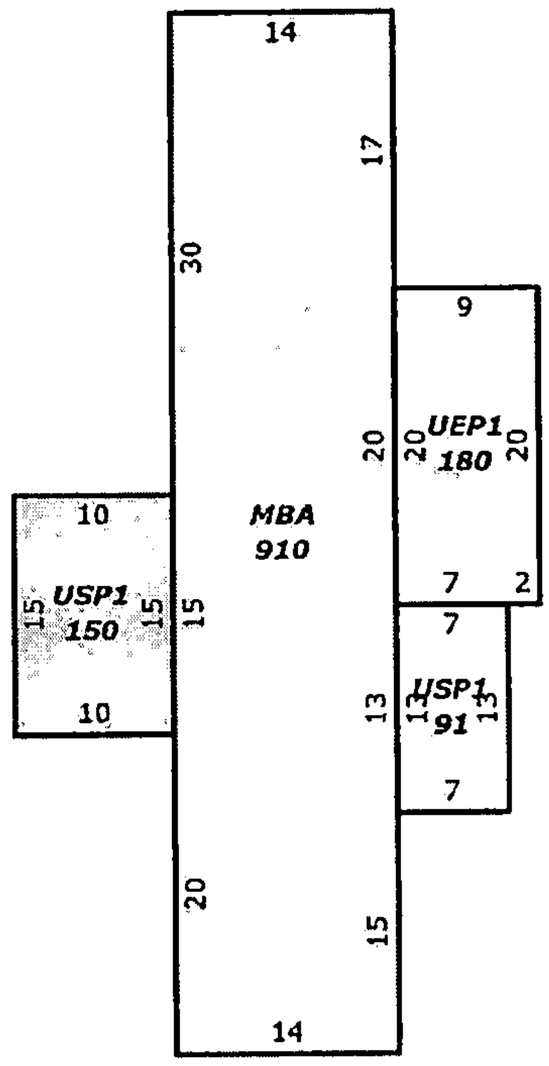
Card (Bldg) #: 1

Style:	MH - MANUFACTURED	**# Stories:**	1	**2 Fixture Baths:**	0
Description:	MH - Manufactured/ Mobile Home	**# Bedrooms:**	2	**3 Fixture Baths:**	2
		Floor Type:	20 - COMBINATION	**4 Fixture Baths:**	0
Quality Grd:	250	**Wall Type:**	4 - PLYWOOD PANELING	**5 Fixture Baths:**	0
Arch Design:	6 - Mobile Home			**6 Fixture Baths:**	0
Year Built:	1972	**Exterior Wall:**	26 - METAL - ALUMINUM SIDING	**7 Fixture Baths:**	0
Total SFLA:	910			**Add'l Fixtures:**	0
HVAC:	N - NONE	**Foundation:**	2 - CONCRETE BLOCK		
Heat Method:	6 - FORCED DUCTED	**Roof Cover:**	2 - METAL		
Heat Source:	1 - ELECTRICITY	**Roof Type:**	01 - FLAT		
		FPL:	//		

Total Building Value: $57,920

Additions to Base Area - Card (Bldg) #: 1

Description	Area	Year Built
MAIN BUILDING	910	
Porch, Screen Unfinished	150	1991
Porch, Screen Unfinished	91	2001
Unfinished Enclosed Porch	180	1991
Total Building Area	1,331	



Miscellaneous Improvement(s)

#	Type	Year	Area	Units	L x W	Depreciated Value
2	RSH-STORAGE, SHED RESIDENTIAL	2005	100	1	10 x 10	$151
3	RSH-STORAGE, SHED RESIDENTIAL	2005	140	1	14 x 10	$326
4	RSH-STORAGE, SHED RESIDENTIAL	2005	48	1	8 x 6	$112
				Total Miscellaneous Value:		$589

Sales History

NOTE: This section is not intended to be a complete chain of title. Additional official book/page numbers may be listed in the property description and/or recorded and indexed with the Clerk of the Court.

Book/Page	Instrument No.	Sale Date	Deed Type	Qualified/Unqualified	Vacant/Improved	Sale Price
8694 / 3806	2025077522	04/21/2025	DV-FINAL JUDGEMENT OF DIVORCE	UNQUALIFIED	IMPROVED	$100
8258 / 0034	2022123226	04/15/2022	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$72,000
6090 / 4751	2007155097	06/12/2007	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$100
4000 / 1426	1995096584	04/15/1995	WD-WARRANTY DEED	UNQUALIFIED	IMPROVED	$35,500
4000 / 1423	1995096583	04/15/1995	WD-WARRANTY DEED	UNQUALIFIED	VACANT	$100
3795 / 2776	1992179098	11/15/1992	QC-QUIT CLAIM DEED	UNQUALIFIED	VACANT	$100
3036 / 1978		09/15/1987	PR-vcpa pr	UNQUALIFIED	VACANT	$29,000
1403 / 0521		03/15/1972	WD-WARRANTY DEED	UNQUALIFIED	VACANT	$1,800

Property Description

NOTE: This property description may be a condensed/abbreviated version of the original description as recorded on deeds or other legal instruments in the public records of the Volusia County Clerk of Court. It may not include the Public Land Survey System's Section, Township, Range information or the county in which the property is located. It is intended to represent the land boundary only and does not include easements or other interests of record. This description should not be used for purposes of conveying property title. The Property Appraiser assumes no responsibility for the consequences of inappropriate uses or interpretations of the property descriptions found on this site.

Legal Description	Millage Group	Township-Range-Section	Subdivision-Block-Lot	Date Created
28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 PER OR 6090 PG 4751 PER OR 8258 PG 0034 PER OR 8694 PG 3806	402	16 - 33 - 28	00 - 00 - 0073	31-DEC-81

Permit Summary

NOTE: Permit data does not originate from the Volusia County Property Appraiser's office. For details or questions concerning a permit, please contact the building department of the tax district in which the property is located.

Date	Number	Description	Amount
08/03/2007	2859		$15,428
06/19/2007	2233		$40,000

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

TAX DEED APPLICATION COVER LETTER

Account #: 632800000073
Tax Deed #: 32274
Situs Address: 6029 DALFORD RD
PORT ORANGE 32127

This certifies that the following persons shall be notified by the Clerk of the Circuit Court regarding this Tax Deed Application on the above property per 197.502(4), F.S., and 12D-13.060(4), F.A.C.:

Tax Deed Applicant
SAND CUB
SB MUNI CUST FOR
PO BOX 31191
TAMPA, FL 33613-1391

Owner on Current Tax Roll
(1) BOWLING RICHARD L
BOWLING DEBRA
SN 6029 DALFORD RD
(VOL) PORT ORANGE, FL 32127-5922

Billing Address on Current Tax Roll

Additional Parties, Per Search

BANK OF AMERICA NA — Lien Holder
100 NORTH TRYON STREET
CHARLOTTE, NC 28202

(2) BANK OF AMERICA, NATIONAL ASSOCIATION — Lien Holder
100 NORTH TRYON STREET
CHARLOTTE, NC 28255

(3) C T CORPORATION SYSTEM, REGISTERED AGENT O/B/O BANK OF AMERICA, NATIONAL ASSOCIATION — Lien Holder's Agent/Rep

WILL ROBERTS
TAX COLLECTOR
Serving to make a difference

1200 SOUTH PINE ISLAND ROAD
PLANTATION, FL 33324

(4) RICHARD BOWLING AND DEBRA BOWLING — Title Holder
SN ☆ 6029 DALFORD RD
(VOL) PORT ORANGE, FL 32127

Certified By:

Will Roberts, CFC

Tax Collector or Authorized Designee

Pearson, Samantha

From: Jessica Treichel <jtreichel@volusiatax.gov>
Sent: Monday, August 31, 2026 10:20 AM
To: taxdeeds
Subject: CERTIFICATE # 7484-24

Attention! This email originates from outside of the Clerk's office. DO NOT open attachments or click links unless you are sure this email comes from a known sender and you know the content is safe. If you have any doubts please contact IT!

Hello,

I will be certifying Cert #7484-24 in a few moments, the Billing Address on Current Tax Roll is as follows:

BOWLING RICHARD L
BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE, FL 32127-5922

Also the owner of Record for the base tax year is as follows:

(5) BOWLING RICHARD
BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE, FL 32127

ADV

Thanks
Jesse

Sincerely,
Jesse Treichel
Tax Office Branch Manager
Office of Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720
Ext. 12310
(386) 736-5938
Web: volusiatax.gov
Pay online at: volusiatax.gov/online

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

SEVENTH JUDICIAL CIRCUIT - VOLUSIA COUNTY
P.O. BOX 6043 DELAND, FLORIDA 32721-6043 - WWW.CLERK.ORG

Attn: Tax Deed Division

September 10, 2026

Payment Due: October 12, 2026

SAND CUB SB MUNI CUST FOR
PO BOX 31191
TAMPA FL 33613-1391

RE: CERTIFICATE NUMBER: **7484-24**
PARCEL ID NUMBER: **632800000073**

REQUEST FOR DEPOSIT

The Clerk's office has received your application for tax deed on the above listed certificate. In order to initiate Tax Deed Sale proceedings, we will need a deposit from you to cover the costs associated with moving your certificate through the Tax Deed Sale process. This breakdown of costs is an estimate only. Should unanticipated costs arise as the certificate is being processed, additional monies may be required. If you are not the high bidder at the Tax Deed Sale, you will receive a refund in the amount of your deposit once the tax deed is recorded. Accordingly, the following amount is hereby requested as a deposit to initiate Tax Deed Sale proceedings:

Clerk of Court Statutory Fee [per Sect. 28.24]	$	60.00
Clerk of Court Mail Charge [per 28.24]		27.68
Clerk of Court Advertising Fee [per Sect. 197.512]		56.00
Sheriff's Fee [per Sect. 197.522(2)]		80.00
Sheriff's Return Postage Fee [per Sect. 197.522(2)]		2.00
Recorded Notice of Application Fee		10.00
Recording Affidavit of Publication [197.512(3) & 28.24]		10.00
Clerk of Court Certificate [per Sect. 28.24]		7.00
Notice for Newspaper [per Sect. 28.24]		7.00
Recording Fee for Tax Deed [per Sect. 28.24]		8.50
Documentary Stamp Tax [per Sect. 201.02]		0.00
Electronic Auction Fee [per Sect. 197.542(4)(c)]		69.00
TOTAL DUE	**$**	**337.18**

Per F.S. 197.502 the deposit payment must be received within 30 days. If the funds are not received within 30 days the tax deed application will be cancelled. Please remit separate payments for each certificate. Checks should be made payable to the Clerk of the Circuit Court. Mail your payment, the coupon below, and a completed Internal Revenue Service Form W-9 to: Clerk of the Circuit Court, Attn: Tax Deed Dept, PO Box 6043, DeLand, FL 32721. No further action will be taken on this certificate until your deposit has been received by the Clerk's office. If you have any questions, call the Tax Deed Department at (386) 736-5919.

CLIP & RETURN THIS COUPON ALONG WITH YOUR CHECK OR MONEY ORDER. **DO NOT SEND CASH.**

CERTIFICATE NO.: **7484-24**
AMOUNT ENCLOSED: **$337.18**

Applicant's Name & Address:
SAND CUB SB MUNI CUST FOR
PO BOX 31191
TAMPA FL 33613-1391

MAKE CHECK PAYABLE TO:
Clerk of the Circuit Court

MAIL TO:
Clerk of the Circuit Court
Attn: Tax Deed Department
P O Box 6043
DeLand, FL 32721

CL-0142-1910

CLIP & RETURN THIS COUPON ALONG WITH YOUR CHECK OR MONEY ORDER. DO NOT SEND CASH.

CERTIFICATE NO.: **7484-24**
AMOUNT ENCLOSED: **$337.18**

Applicant's Name & Address
SAND CUB SB MUNI CUST FOR
PO BOX 31191
TAMPA FL 33613-1391

CL-0142-1910

CLERK OF THE CIRCUIT COURT
VOLUSIA CTY, FL
2026 OCT -5 AM 8:26

FILED

MAKE CHECK PAYABLE TO:
Clerk of the Circuit Cour

MAIL TO:
Clerk of the Circuit Cour
Attn: Tax Deed Departm
P O Box 6043
DeLand, FL 32721

Applicant's Deposit

CERTIFICATE NUMBER: 7484-24

Recording & Receipting Payment Breakdown

Clerk of Court Statutory Fee	(TAXDE)	$ 60.00
Postage	(PO)	27.68
Advertising Fee	(ADVER)	56.00
Sheriff's Fee	(SOFEE)	80.00
Sheriff's Return Postage Fee	(PO)	2.00
Record Proof of Publication Fee	(TDPP)	10.00
Clerk of Court Certificate	(TDCER)	7.00
Notice for Newspaper	(TDNN)	7.00
Recorded Notice of Application Fee	(TDREC)	10.00
Recording Fee for Tax Deed	(TDREC)	8.50
Recording Fee for Tax Deed	(TDESC)	-
Documentary Stamp Tax	(TDAUC)	0.00
Electronic Auction Fee		69.00
TOTAL DEPOSIT		$ 337.18

Laura E. Roth
Clerk of Court Volusia County, Florida
Official Records: 10/5/2026 9:54 AM
Receipt: 303181073 Drawer: 155928

SAND CUB SB MUNI CUST FOR
Operator: bpoitras

Instrument #: 2026181443 Type: ND
Book #: 8913 Page #: 254 Time: 9:54 AM
Recording Fee: $10.00
1 Tax Deed Processing Fee - $60.00 $60.00
2768 Postage - $0.01 $27.68
5600 Advertising Fee - $0.01 $56.00
8000 Sheriffs Fee/Tax Deed - $0.01 $80.00
200 Postage - $0.01 $2.00
1 Tax Deed Proof of Pub / Cert Mail Recor
d - $10.00 $10.00
1 Tax Deed Certificate Sign and Seal - $7
.00 $7.00
1 Notice for Newspaper Sign and Seal - $7
.00 $7.00
1 Recording - $8.50 $8.50
6900 Tax Deed Auction Fee - $0.01 $69.00
CERT# 7484-24 / SAND CUB SB MUNI CUST FOR

Subtotal: $337.18
Sales Tax: $0.00
Due: $337.18

CHK# 11007 $337.18

10/5/2026 9:54:16 AM
Instrument# 2026181443 1 page
Book: 8913 Page: 254
Electronically Recorded By
Volusia County Clerk of the Court

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **SAND CUB SB MUNI CUST FOR** the holder of the following certificate has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

Certificate No. **7484-24** Year of Issuance **JUNE 1, 2024**

Description of Property **632800000073**
28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 INC PER OR 6090 PG 4751 PER OR 8258 PG 0034

Name in which assessed **BOWLING RICHARD BOWLING DEBRA**

Said property being in the County of **VOLUSIA**, State of Florida.
Unless such certificate shall be redeemed according to law the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on the **15TH** day of **DECEMBER**, **2026** at **9:00 O'CLOCK A.M. or any subsequently scheduled sale date.**

Dated 10/5/2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
By: B Poitras
B POITRAS
Deputy Clerk

Attention: Persons with Disabilities: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Administrative Services at 101 N. Alabama Avenue, DeLand, FL 32724, (386) 822-5710, within seven (7) working days of this bid date. If you are hearing or voice impaired, call 711.

NOVEMBER 12, 2026

CL-0403-1810

To:
Property Appraiser - County of Volusia

From:
Tax Deed Department - Clerk of Court of Volusia County

Date: 10/13/2026

Pages: 1

Completed by: Ashlee Walker

Date: 10/13/2026

Please fill in the **Name and Address of the Titleholder** as listed on the **Current Tax Roll**, and return this form back to us as soon as possible. Thank you.

Tax Deed Sale Date: **DECEMBER 15, 2026**

All checked + updated - 10/13-26

Certificate Number	Parcel ID Number	Name in which assessed in base year	Name & Address on Current Tax Roll
6712-24	533902560143	SODHI HARPREET KAUR	KALRA HARBANS Pulled to Request 364 N NOVA RD Addt'l Deposit: DAYTONA BEACH FL 32114 10/13/26 sp.
7484-24	632800000073	BOWLING RICHARD BOWLING DEBRA	BOWLING RICHARD L ✓ BOWLING DEBRA 6029 DALFORD RD PORT ORANGE FL 32127
11875-24	630944000020	EZEIR VICTOR	EZEIR VICTOR ✓ 5801 SPRUCE CREEK WOODS DR PORT ORANGE FL 32129

To:
Property Appraiser - County of Volusia

From:
Tax Deed Department - Clerk of Court of Volusia County

Date: 10/13/2026

Pages: 1

Completed by: Ashlee Walker

Date: 10/13/2026

Please fill in the **Homestead Status and Current Assessed Value** as listed on the **Most Recent Certified Tax Roll**, and return this form back to us as soon as possible. Thank you.

Tax Deed Sale Date: **DECEMBER 15, 2026**

CERTIFICATE NUMBER	PARCEL ID NUMBER	INFORMATION REFLECTED ON MOST RECENT CERTIFIED TAX ROLL	
		HOMESTEAD? YES OR NO	ASSESSED VALUE
6712-24	533902560143	No ✓	$125,830
7484-24	632800000073	Yes ✓	$97,346
11875-24	630944000020	No ✓	$724,331

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **DECEMBER 15, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 7484-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

BOWLING RICHARD L BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE FL 32127-5922

DATED THIS 23RD DAY OF OCTOBER, 2026.

7484-24 DECEMBER 15, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **SAND CUB SB MUNI CUST FOR** the holder of the following certificate issued on **JUNE 1, 2024,** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **7484-24** Name in which assessed: **BOWLING RICHARD BOWLING DEBRA**
Description of Property: **Parcel # 632800000073 28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 INC PER OR 6090 PG 4751 PER OR 8258 PG 0034.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **DECEMBER 15, 2026 at 9:00 o'clock A.M.**

Dated this 23RD day of OCTOBER, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$5,842.94**
OPENING BID AMOUNT: $54,492.69

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

Certificate No.: **7484-24**
Date of Sale: **DECEMBER 15, 2026**

REDEMPTION AMOUNT: **$5,842.94***

PAYABLE BEFORE: **9:00 AM on DECEMBER 15, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

BOWLING RICHARD L BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE FL 32127-5922

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0473 8372 72

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at *www.usps.com®*.

OFFICIAL USE

Certified Mail Fee

$

Extra Services & Fees *(check box, add fee as appropriate)*

- ☐ Return Receipt (hardcopy) $
- ☐ Return Receipt (electronic) $
- ☐ Certified Mail Restricted Delivery $
- ☐ Adult Signature Required $
- ☐ Adult Signature Restricted Delivery $

Postage

DELAND POSTAL STORED
DELAND FL
DEC 23 2026
USPS
32724

Postmark Here

BOWLING RICHARD L BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE FL 32127-5922

7484-24 DECEMBER 15, 2026

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **DECEMBER 15, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 7484-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

RICHARD BOWLING AND DEBRA BOWLING
6029 DALFORD RD
PORT ORANGE FL 32127

DATED THIS 23RD DAY OF OCTOBER, 2026.

7484-24 DECEMBER 15, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **SAND CUB SB MUNI CUST FOR** the holder of the following certificate issued on **JUNE 1, 2024,** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **7484-24** Name in which assessed: **BOWLING RICHARD BOWLING DEBRA**
Description of Property: **Parcel # 632800000073 28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 INC PER OR 6090 PG 4751 PER OR 8258 PG 0034.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **DECEMBER 15, 2026 at 9:00 o'clock A.M.**

Dated this 23RD day of OCTOBER, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$5,842.94**
OPENING BID AMOUNT: $54,492.69

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

Certificate No.: **7484-24**
Date of Sale: **DECEMBER 15, 2026**

REDEMPTION AMOUNT: **$5,842.94***

PAYABLE BEFORE: **9:00 AM on DECEMBER 15, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

RICHARD BOWLING AND DEBRA BOWLING
6029 DALFORD RD
PORT ORANGE FL 32127

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0084 1486 14

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at *www.usps.com®*.

Certified Mail Fee

$

Extra Services & Fees *(check box, add fee as appropriate)*

- ☐ Return Receipt (hardcopy) $ _____
- ☐ Return Receipt (electronic) $ _____
- ☐ Certified Mail Restricted Delivery $ _____
- ☐ Adult Signature Required $ _____
- ☐ Adult Signature Restricted Delivery $ _____

Postage

$

Total

$

Sent

Street

City, S

BELAND POSTAL STORE DELAND, FL

OCT 30 2026

Postmark Here

USPS-32724

BANK OF AMERICA NATIONAL ASSOCIATION
100 NORTH TRYON STREET
CHARLOTTE NC 28255

7484-24 DECEMBER 15, 2026

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **DECEMBER 15, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 7484-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

BANK OF AMERICA NATIONAL ASSOCIATION
100 NORTH TRYON STREET
CHARLOTTE NC 28255

DATED THIS 23RD DAY OF OCTOBER, 2026.

7484-24 DECEMBER 15, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **SAND CUB SB MUNI CUST FOR** the holder of the following certificate issued on **JUNE 1, 2024,** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **7484-24** Name in which assessed: **BOWLING RICHARD BOWLING DEBRA**
Description of Property: **Parcel # 632800000073 28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 INC PER OR 6090 PG 4751 PER OR 8258 PG 0034.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **DECEMBER 15, 2026 at 9:00 o'clock A.M.**

Dated this 23RD day of OCTOBER, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$5,870.62**
OPENING BID AMOUNT: $54,520.37

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

Certificate No.: **7484-24**
Date of Sale: **DECEMBER 15, 2026**

REDEMPTION AMOUNT: **$5,870.62***

PAYABLE BEFORE: **9:00 AM on DECEMBER 15, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff .**

BANK OF AMERICA NATIONAL ASSOCIATION
100 NORTH TRYON STREET
CHARLOTTE NC 28255

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0084 1484 21

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at *www.usps.com®*.

OFFICIAL

Certified Mail Fee

$

Extra Services & Fees *(check box, add fee as appropriate)*

- ☐ Return Receipt (hardcopy) $ _____
- ☐ Return Receipt (electronic) $ _____
- ☐ Certified Mail Restricted Delivery $ _____
- ☐ Adult Signature Required $ _____
- ☐ Adult Signature Restricted Delivery $ _____

Postage

$

To C T CORPORATION SYSTEM REGISTERED
AGENT O/B/O BANK OF AMERICA NATIONAL
$ ASSOCIATION
Se 1200 SOUTH PINE ISLAND ROAD
PLANTATION FL 33324
St

C] 7484-24 DECEMBER 15, 2026

DELAND POSTAL STORE DELAND FL
OCT 30 2026
Postmark Here
USPS

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

SENDER: *COMPLETE THIS SECTION*

- **Complete items 1, 2, and 3.**
- **Print your name and address on the reverse so that we can return the card to you.**
- **Attach this card to the back of the mailpiece, or on the front if space permits.**

1. Article Addressed to:

C T CORPORATION SYSTEM REGISTERED
AGENT O/B/O BANK OF AMERICA NATIONAL
ASSOCIATION
1200 SOUTH PINE ISLAND ROAD
PLANTATION FL 33324

7484-24 DECEMBER 15, 2026

9590 9402 9238 4295 3425 19

9589 0710 5270 0089 1486 21

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

RECEIVED
NOV 02 2026
CT CORPORATION

CLERK OF THE CIRCUIT COURT
VOLUSIA CO FL
2026 NOV -6 AM 8:23

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ n Delivery Restricted Delivery
- ☐ Mail
- ☐ Mail Restricted Delivery (over $500)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **DECEMBER 15, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 7484-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

C T CORPORATION SYSTEM REGISTERED AGENT
O/B/O BANK OF AMERICA NATIONAL
ASSOCIATION
1200 SOUTH PINE ISLAND ROAD
PLANTATION FL 33324

DATED THIS 23RD DAY OF OCTOBER, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

7484-24 DECEMBER 15, 2026

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **SAND CUB SB MUNI CUST FOR** the holder of the following certificate issued on **JUNE 1, 2024,** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **7484-24** Name in which assessed: **BOWLING RICHARD BOWLING DEBRA**
Description of Property: **Parcel # 632800000073 28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 INC PER OR 6090 PG 4751 PER OR 8258 PG 0034.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **DECEMBER 15, 2026 at 9:00 o'clock A.M.**

Dated this 23RD day of OCTOBER, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$5,870.62**
OPENING BID AMOUNT: $54,520.37

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

Certificate No.: **7484-24**
Date of Sale: **DECEMBER 15, 2026**

REDEMPTION AMOUNT: **$5,870.62***

PAYABLE BEFORE: **9:00 AM on DECEMBER 15, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff .**

C T CORPORATION SYSTEM REGISTERED AGENT O/B/O BANK OF AMERICA NATIONAL ASSOCIATION
1200 SOUTH PINE ISLAND ROAD
PLANTATION FL 33324

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 0704 7383 84

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at *www.usps.com®*.

OFFICIAL USE

Certified Mail Fee

$

Extra Services & Fees *(check box, add fee as appropriate)*

- ☐ Return Receipt (hardcopy) $ _____
- ☐ Return Receipt (electronic) $ _____
- ☐ Certified Mail Restricted Delivery $ _____
- ☐ Adult Signature Required $ _____
- ☐ Adult Signature Restricted Delivery $ _____

Postage

DELAND POSTAL STORE DELAND FL
OCT 23 2026
Postmark Here
S-32724

RICHARD BOWLING AND DEBRA BOWLING
6029 DALFORD RD
PORT ORANGE FL 32127

7484-24 DECEMBER 15, 2026

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

RICHARD BOWLING AND DEBRA BOWLING
6029 DALFORD RD
PORT ORANGE FL 32127

7484-24 DECEMBER 15, 2026

9590 9402 9251 4295 8132 01

2. Article Number *(Transfer from service label)*

9589 0710 5270 1604 7383 89

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☑ Agent
☐ Addressee

B. Received by *(Printed Name)*

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

CLERK OF THE CIRCUIT COURT
VOLUSIA CTY
DELAND FL
2026 NOV 20 PM 8:21

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☑ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ ured Mail
- ☐ ured Mail Restricted Delivery er $500)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

LAURA E ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **DECEMBER 15, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

TAX DEED CERTIFICATE NO.: 7484-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

BOWLING RICHARD BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE FL 32127

DATED THIS 23RD DAY OF OCTOBER, 2026.

7484-24 DECEMBER 15, 2026

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **SAND CUB SB MUNI CUST FOR** the holder of the following certificate issued on **JUNE 1, 2024,** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **7484-24** Name in which assessed: **BOWLING RICHARD BOWLING DEBRA**
Description of Property: **Parcel # 632800000073 28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 INC PER OR 6090 PG 4751 PER OR 8258 PG 0034.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **DECEMBER 15, 2026 at 9:00 o'clock A.M.**

Dated this 23RD day of OCTOBER, 2026.

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT
Volusia County

REDEMPTION AMOUNT: **$5,842.94**
OPENING BID AMOUNT: $54,492.69

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

Certificate No.: **7484-24**
Date of Sale: **DECEMBER 15, 2026**

REDEMPTION AMOUNT: **$5,842.94***

PAYABLE BEFORE: **9:00 AM on DECEMBER 15, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

BOWLING RICHARD BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE FL 32127

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0917-2101

9589 0710 5270 7363 96

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at *www.usps.com®*.

OFFICIAL USE

Certified Mail Fee

$

Extra Services & Fees *(check box, add fee as appropriate)*

- ☐ Return Receipt (hardcopy) $ _____
- ☐ Return Receipt (electronic) $ _____
- ☐ Certified Mail Restricted Delivery $ _____
- ☐ Adult Signature Required $ _____
- ☐ Adult Signature Restricted Delivery $ _____

Postage

DELAND POSTAL STORE DELAND, FL
OCT 23 2026
Postmark Here

BOWLING RICHARD BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE FL 32127

7484-24 DECEMBER 15, 2026

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

SENDER: *COMPLETE THIS SECTION*

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

BOWLING RICHARD BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE FL 32127

7484-24 DECEMBER 15, 2026

9590 9402 9251 4295 8131 95

2. Article Number *(Transfer from service label)*

9589 0710 5270 1604 7383 96

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent
☐ Addressee

B. Received by *(Printed Name)*

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

FILED
2026 OCT 29 AM 8:39
CLERK OF THE CIRCUIT COURT VOLUSIA CO FL
CC 40

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ■ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- red Mail
- red Mail Restricted Delivery
- $500)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

SEVENTH JUDICIAL CIRCUIT - VOLUSIA COUNTY
P.O. BOX 6043 DELAND, FLORIDA 32721-6043 - WWW.CLERK.ORG

Attn: Tax Deed Division

October 14, 2026

VOLUSIA SHERIFF'S OFFICE
P O BOX 569
DELAND, FL 32721-0569

RE: Sheriff's Service for Tax Deed Sale to be held on: **Tuesday, December 15, 2026**
Service of Process must be completed by: **Tuesday, November 24, 2026**

Enclosed are Sheriff's Notice(s) of Application for Tax Deed which require Service of Process together with check(s). If you are unable to make service, please post a copy of the notice in a conspicuous place at the given address. See the following page for the names of the Titleholders requiring Service:

NUMBER OF SERVICES:	5
COST OF SERVICE:	$40.00
TOTAL AMOUNT OF CHECK(S):	**$200.00**

Send all Return of Services to:

Clerk of the Circuit Court
Attn: Tax Deed Division
P.O. Box 6043
DeLand, FL 32721

Sincerely,

LAURA E. ROTH
CLERK OF THE CIRCUIT COURT

By: S LABAW

S LABAW
Deputy Clerk

The following titleholder(s) require Service of Process:

	Count of Name 1
7484-24	**2**
BOWLING RICHARD L BOWLING DEBRA	1
RICHARD BOWLING AND DEBRA BOWLING	1
11875-24	**3**
EZEIR VICTOR	2
VICTOR EZEIR	1
Grand Total	**5**

LAURA E. ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING
SHERIFF'S NOTICE

TAX DEED CERTIFICATE NO.: 7484-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

BOWLING RICHARD L BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE FL 32127-5922

7484-24 DECEMBER 15, 2026

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **DECEMBER 15, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

DATED THIS 23RD DAY OF OCTOBER, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **SAND CUB SB MUNI CUST FOR** the holder of the following certificate issued on **JUNE 1, 2024** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **7484-24** Name in which assessed: **BOWLING RICHARD BOWLING DEBRA**
Description of Property: **Parcel # 632800000073 28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 INC PER OR 6090 PG 4751 PER OR 8258 PG 0034.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **DECEMBER 15, 2026** at **9:00 o'clock A.M.**

Dated this 23RD day of OCTOBER, 2026.

Laura E. Roth

BY LAURA E ROTH
Clerk of the Circuit Court, Volusia County

REDEMPTION AMOUNT: **$5,842.94**
OPENING BID AMOUNT: $54,492.69

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. DO NOT SEND CASH OR A PERSONAL CHECK.

Certificate No.: **7484-24**
Date of Sale: **DECEMBER 15, 2026**

REDEMPTION AMOUNT: **$5,842.94***

PAYABLE BEFORE: **9:00 AM on DECEMBER 15, 2026**

BOWLING RICHARD L BOWLING DEBRA
6029 DALFORD RD
PORT ORANGE FL 32127-5922

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0918-2101

LAURA E. ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING
SHERIFF'S NOTICE

TAX DEED CERTIFICATE NO.: 7484-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

RICHARD BOWLING AND DEBRA BOWLING
6029 DALFORD RD
PORT ORANGE FL 32127

7484-24 DECEMBER 15, 2026

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **DECEMBER 15, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

DATED THIS 23RD DAY OF OCTOBER, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN, that **SAND CUB SB MUNI CUST FOR** the holder of the following certificate issued on **JUNE 1, 2024** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **7484-24** Name in which assessed: **BOWLING RICHARD BOWLING DEBRA**
Description of Property: **Parcel # 632800000073 28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 INC PER OR 6090 PG 4751 PER OR 8258 PG 0034.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **DECEMBER 15, 2026** at **9:00 o'clock A.M.**

Dated this 23RD day of OCTOBER, 2026.

Laura E. Roth

BY LAURA E ROTH
Clerk of the Circuit Court, Volusia County

REDEMPTION AMOUNT: **$5,842.94**
OPENING BID AMOUNT: $54,492.69

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. DO NOT SEND CASH OR A PERSONAL CHECK.

Certificate No.: **7484-24**
Date of Sale: **DECEMBER 15, 2026**

REDEMPTION AMOUNT: **$5,842.94***

PAYABLE BEFORE: **9:00 AM on DECEMBER 15, 2026**

RICHARD BOWLING AND DEBRA BOWLING
6029 DALFORD RD
PORT ORANGE FL 32127

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0918-2101



REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES **If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Administrative Services, 101 N. Alabama Avenue, DeLand, FL 32724, (386) 822-5710, at least 7 days before the scheduled auction date, or immediately upon receiving this notification if the time before the scheduled auction date is less than 7 days; if you are hearing or voice impaired, call 711.**

THESE ARE NOT COURT INFORMATION NUMBERS



SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES

Si usted es una persona con discapacidad que necesita una adaptación para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comuníquese con Servicios Administrativos, 101 N. Alabama Avenue, DeLand, FL 32724, (386) 822-5710, con no menos de 7 días de antelación de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificación si la cita de comparecencia está dentro de un plazo menos de 7 días; si usted tiene una discapacidad del habla o del oído, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

VOLUSIA SHERIFF'S OFFICE
COUNTY OF VOLUSIA

SHERIFF'S RETURN OF SERVICE

ATTORNEY / DEPOSITOR:

VOL CO CLERK OF CIRCUIT COURT
TAX DEEDS
125 E ORANGE AVE
RM #200
DAYTONA BEACH, FL 32114

SHERIFF'S #:
26023637

COURT: VOLUSIA COURT CIRCUIT
PLAINTIFF: IN RE
DEFENDANT: RICHARD BOWLING AND DEBRA BOWLING

 # ORG DOCUMENTS: 1

TYPE OF SERVICE	HEARING DATE	HEARING TIME	COURT CASE #
Warn/Not of Application of Tax Deeds	12/15/2026	9:00 AM	7484-24

I, Michael J. Chitwood, SHERIFF, in and for said county and state do hereby certify that I have received:

WARN/NOT OF APPLICATION OF TAX DEEDS/

On the 27th day of October, 2026 at 8:25 AM, and that I served the same on the 28th day of October, 2026, at the hour of 7:10 AM within the County of Volusia, State of FLORIDA, as follows:

PARTY TO BE SERVED:	RICHARD BOWLING AND DEBRA BOWLING	**TITLE:**	
PARTY DESCRIPTION			
PERSON SERVED:		**TITLE:**	

TAX APPLICATION NOTICE: executed this writ on the above date and time by serving the within named defendant by posting a true copy of this writ with the date and hour of service endorsed thereon by me on the premises described which is the last known address of the titleholder as the titleholder could not be served personally. This process was posted on the last known address pursuant to F.S. 197.522.

ADDRESS SERVED:	6029 DALFORD RD PORT ORANGE, FL 32127		
SERVICE STATUS:	Served	**SERVICE BY:**	Process Server Ott, Richard 7612

VOLUSIA SHERIFF'S OFFICE
P.O. BOX 2658
DAYTONA BEACH, FL. 32115

CLERK OF THE CIRCUIT
& CTY. COURT VOLUSIA CTY., FL.
CC 40
2026 NOV -3 AM 11:10

DATE: 10/30/2026
ENTRD BY: HHENDRIX

FILED

I am a FLORIDA SHERIFF, and I certify that the foregoing is true and correct.

MICHAEL J. CHITWOOD, SHERIFF
VOLUSIA SHERIFF'S OFFICE
STATE OF FLORIDA

BY: _____
OTT, RICHARD 7612, PROCESS SERVER

21D231037

LAURA E. ROTH, CLERK
P O BOX 6043
DELAND. FL 32721

WARNING
SHERIFF'S NOTICE

TAX DEED CERTIFICATE NO.: 7484-24

THERE ARE UNPAID TAXES ON PROPERTY WHICH YOU OWN OR IN WHICH YOU HAVE A LEGAL INTEREST.

THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON **DECEMBER 15, 2026 AT 9:00 AM** UNLESS THE BACK TAXES ARE PAID. TO MAKE PAYMENT, DETACH AND RETURN THE COUPON WITH YOUR CASHIER'S CHECK, MONEY ORDER, OR CERTIFIED CHECK. **DO NOT SEND CASH OR A PERSONAL CHECK.**

FOR FURTHER INFORMATION, CONTACT THE CLERK OF THE CIRCUIT COURT, ATTN: **TAX DEED DEPARTMENT**, 101 N. ALABAMA AVE, P O BOX 6043, DELAND, FLORIDA 32721. TELEPHONE (386) 736-5919 OR (386) 257-6000 EXT 15919.

RICHARD BOWLING AND DEBRA BOWLING
6029 DALFORD RD
PORT ORANGE FL 32127

7484-24 DECEMBER 15, 2026

DATED THIS 23RD DAY OF OCTOBER, 2026.

LAURA E ROTH
CLERK OF THE CIRCUIT COURT

CIRCUIT COURT CLERK SUUM CUIQUE VOLUSIA COUNTY, FLORIDA

DR-451
R. 9/76

NOTICE OF APPLICATION FOR TAX DEED

OCT 27 '26 8:25

NOTICE IS HEREBY GIVEN, that **SAND CUB SB MUNI CUST FOR** the holder of the following certificate issued on **JUNE 1, 2024** has filed said certificate for a tax deed to be issued thereon. The certificate number, the name(s) in which it was assessed, and the description of the property in the County of Volusia, State of Florida, are as follows:

Certificate No.: **7484-24** Name in which assessed: **BOWLING RICHARD BOWLING DEBRA**
Description of Property: **Parcel # 632800000073 28-16-33 S 76 FT OF N 862 FT OF E 131.64 FT OF W 420.64 FT OF E 1/2 OF NE 1/4 PER OR 4000 PGS 1426-1428 INC PER OR 6090 PG 4751 PER OR 8258 PG 0034.**

UNLESS SUCH CERTIFICATE SHALL BE REDEEMED according to law, the property described in such certificate shall be sold to the highest bidder at www.volusia.realtaxdeed.com on **DECEMBER 15, 2026** at **9:00 o'clock A.M.**

Dated this 23RD day of OCTOBER, 2026.

Laura E. Roth
BY LAURA E ROTH
Clerk of the Circuit Court, Volusia County

CIRCUIT COURT CLERK SUUM CUIQUE VOLUSIA COUNTY, FLORIDA

REDEMPTION AMOUNT: **$5,842.94**
OPENING BID AMOUNT: $54,492.69

The REDEMPTION AMOUNT & OPENING BID AMOUNT are subject to change without notice. Call (386) 736-5938 to determine the current totals.

TO ENSURE PROPER CREDIT, CLIP & RETURN THIS COUPON ALONG WITH YOUR CASHIER'S CHECK, MONEY ORDER OR CERTIFIED CHECK. DO NOT SEND CASH OR A PERSONAL CHECK.

Certificate No.: **7484-24**
Date of Sale: **DECEMBER 15, 2026**

REDEMPTION AMOUNT: **$5,842.94***

PAYABLE BEFORE: **9:00 AM on DECEMBER 15, 2026**

***The REDEMPTION AMOUNT is subject to change without notice. Before sending payment, call (386) 736-5938 to determine the current payoff.**

RICHARD BOWLING AND DEBRA BOWLING
6029 DALFORD RD
PORT ORANGE FL 32127

CLERK OF THE CIRCUIT & CITY COURT VOLUSIA CTY.,FL
CC 40
2026 NOV -3 AM 11:10
FILED

MAKE CHECK PAYABLE TO:

Will Roberts - Tax Collector

MAIL TO:

Will Roberts - Tax Collector
123 W. Indiana Ave., Room 103
DeLand, FL 32720

[Telephone: 386-736-5938]

CL-0918-2101