

IN THE CIRCUIT COURT OF THE
14TH JUDICIAL CIRCUIT, IN AND FOR BAY
COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 11-2053CA

ONEWEST BANK, FSB,
Plaintiff,

vs.

UNKNOWN HEIRS, BENEFICIARIES,
DEVISEES, ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES AND ALL
OTHERS WHO MAY CLAIM AN
INTEREST IN THE ESTATE OF
WALTER H. CURRIE A/K/A WALTER
HERMAN CURRIE, JR.; DONNA
CURRIE; UNKNOWN TENANT IN
POSSESSION OF THE SUBJECT
PROPERTY,

Defendants.

BILL KINSAUL
CLERK OF COURT
BAY COUNTY, FLORIDA

2012 JUL 25 P 2:07

FILED



FINAL JUDGMENT OF FORECLOSURE

THIS ACTION was tried before the Court on a Non Jury Trial for July 24, 2012. On the evidence presented

IT IS ADJUDGED that:

1. Plaintiff, ONEWEST BANK, FSB, is due:

Principal	\$	202,669.44
Interest from 3/13/2011 to 7/24/2012	\$	76,351.24
Escrow:		
Monthly Servicing	\$	2,220.00
Servicing Advances	\$	4,050.21
Subtotal:	\$	\$285,290.89
Costs, now taxed:		
Clerk Filing Fee	\$	954.00
Subtotal:	\$	\$954.00
Total:	\$	\$286,244.89

that shall bear interest at the rate of 4.75% a year

2. Plaintiff holds a lien for the total sum superior to all claims or estate of the defendant(s), on the following described property in Bay County, Florida:

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF BAY, STATE OF FLORIDA, BEING LOT 5, BLOCK A, KING'S POINT 2ND ADDITION, AN UNRECORDED SUBDIVISION OF A PORTION OF THE NE 1/4 OF SECTION 25, TOWNSHIP 3 SOUTH, RANGE 15 WEST, BAY COUNTY, FLORIDA, ALSO DESCRIBED AS FOLLOWS;

COMMENCE AT THE NORTHWEST CORNER OF THE NE 1/4 OF SECTION 25, TOWNSHIP 3 SOUTH, RANGE 15 WEST, BAY COUNTY, FLORIDA; THENCE SOUTH ALONG THE CENTER LINE OF KING'S ROAD FOR 1924.50 FEET; THENCE EAST AT A RIGHT ANGLE FOR 208.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE EAST FOR 175.00 FEET; THENCE SOUTH AT A RIGHT ANGLE FOR 182.57 FEET MORE OR LESS TO THE EDGE OF A LAKE; THENCE NORTHWESTERLY ALONG SAID LAKE FOR 195 FEET MORE OR LESS TO A POINT ON A LINE WHICH BEARS SOUTH FROM THE POINT OF BEGINNING; THENCE NORTH FOR 111.00 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

Property Address: 2801 KINGSWOOD DRIVE PANAMA CITY, FL 32405

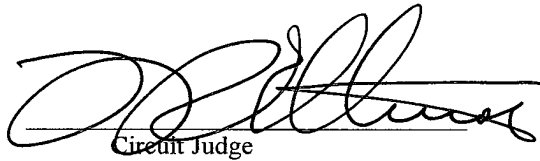
3. If the total sum with interest at the rate described in Paragraph 1 and all costs accrued subsequent to this judgment ~~are not paid~~, the foreclosure sale is hereby scheduled to take place on-line on Sept. 11, 2012 at 11:00 AM at www.bay.realforeclose.com. The Bay County Clerk of Court shall sell the property described to the highest bidder for cash after giving notice as required by section 45.031, Florida statutes.
4. Plaintiff shall advance all subsequent costs of this action and shall be reimbursed for them by the clerk if plaintiff is not the purchaser of the property for sale, provided however, that the purchaser of the property for sale shall be responsible for the documentary stamps payable on the certificate of title. If Plaintiff is the purchaser, the clerk shall credit plaintiff's bid with the total sum with interest and costs accruing subsequent to this judgment, or such part of it as is necessary to pay the bid in full.
5. On filing the Certificate of Title, the Clerk shall distribute the proceeds of the sale, so far as they are sufficient, by paying: first, all of the plaintiff's costs; second, documentary stamps affixed to the Certificate; third, plaintiff's attorneys' fees; fourth, the total sum due to the plaintiff, less the items paid, plus interest at the rate prescribed in Paragraph 1 from this date to the date of the sale; and by retaining any remaining amount pending the further order of this court.
6. On filing of the Certificate of Sale, defendant(s) and all persons claiming under or against defendant(s) since the filing of the notice of lis pendens shall be foreclosed of all estate or claim in the property, except as to claims or rights under chapter 718 chapter 720, Florida Statutes, if any. Upon the filing of the certificate of title, the person named on the certificate of tile shall be let into possession of the property.
7. If Plaintiff is the Purchaser at the sale, Plaintiff's bid is hereby assigned to FEDERAL NATIONAL MORTGAGE ASSOCIATION, and the Clerk of Court is hereby directed to issue a Certificate of Title to assignee named therein.

NOTICE PURSUANT TO SECTION 45.031, FLORIDA STATUTES.

IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THE FINAL JUDGMENT.

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.

ORDERED at BAY County, Florida on July 24, 2012.


Circuit Judge

Copies sent to:
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MAILING LIST

Case No: 11-2053CA

LAW OFFICES OF MARSHALL C.WATSON, P.A.
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FORT LAUDERDALE, FL 33309

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND
ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WALTER H. CURRIE A/K/A
WALTER HERMAN CURRIE, JR.
PUB

DONNA CURRIE
242 HIDDEN PINES DRIVE
PANAMA CITY BEACH, FL 32408

UNKNOWN TENANT (S) K/A JAMIE CARTER
2801 KINGSWOOD DRIVE
PANAMA CITY, FL 32405

UNKNOWN TENANT (S)
2801 KINGSWOOD DRIVE
PANAMA CITY, FL 32405