

IN THE COUNTY COURT, FOURTEENTH JUDICIAL CIRCUIT
OF THE STATE OF FLORIDA, IN AND FOR BAY COUNTY

ISLAND RESERVE CONDOMINIUM
ASSOCIATION, INC.,
A Florida Non Profit Corporation

Plaintiff,
vs.

CASE NO.: 16-0323CC

DAVID T. JACKSON, UNKNOWN SPOUSE
OF DAVID T. JACKSON; UNKNOWN TENANT(S);
CACH, LLC, a Florida limited liability company;
and BAY MEDICAL CENTER, a Special District,
Chapter 95-510, Laws of Florida,

Defendants.

BILL KINSAUL
CLERK OF COURT
BAY COUNTY, FLORIDA

2016 DEC -8 P 1:43

FILED

FINAL JUDGMENT OF FORECLOSURE

This action was tried before the court. On the evidence presented

IT IS ADJUDGED that:

1. Plaintiff, ISLAND RESERVE CONDOMINIUM ASSOCIATION, INC. whose
address is: 8700 Front Beach Road, Panama City Beach, Florida 32407, is owed:

Assessments, interest, late fees:	\$11,748.11
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Attorneys' fees	
Finding as to reasonable number of hours:	11.4
Finding as to reasonable hourly rate:	\$225.00
Attorneys' fees total:	\$2,565.00

EXPENDED COSTS:	
Clerk Filing Fees	\$358.00
Process Service:	\$137.50
Title Search:	\$85.00

PROPOSED COSTS:	
Certify Final Judgment	\$2.00
Record Final Judgment	\$18.50
Clerk Fee (House Rule 113-A)	\$50.00
Judgment Lien Certificate	\$25.00
Total Costs	\$676.00

GRAND TOTAL	\$14,989.11
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that shall bear interest at the rate of 4.75% from this date through December 31 of this current year. Thereafter, on January 1st of each succeeding calendar year until the judgment is paid, the interest rate will adjust in accordance with section 55.03, Florida Statutes.

2. Plaintiff holds a lien for the total sum superior to all claims or estates of Defendants, on the following-described property in Bay County, Florida:

Condominium Unit 3108, ISLAND RESERVE, A CONDOMINIUM, together with an undivided interest in the common elements, according to the Declaration of Condominium thereof, recorded in Official Records Book 3018, Page 563, and amended by documents recorded in Official Records Book 3030, Page 763, Book 3042, Page 1181 and Book 3068, Page 1351 and Book 3073, Page 1344, of the Public Records of Bay County, Florida.

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 Clerk of this Court shall sell the property at public sale on Jan 23, 2017, to the highest bidder for cash, except as prescribed in paragraph 4, at the courthouse located at 300 East Fourth Street in Bay County in Panama City, Florida, in accordance with section 45.031, Florida Statutes, using the following method (CHECK ONE):

 At north door of the Courthouse in Panama City, Florida, Bay County Courthouse, 300 East Fourth Street, Panama City, Florida 32401, beginning at 11:00 a.m. CST on the prescribed date.

X By electronic sale beginning at 11:00 a.m. CST on the prescribed date at www.bay.realforeclose.com.

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 Plaintiff's costs; second, documentary stamps affixed to the Certificate; third, Plaintiff's attorney's fees; fourth, the total sum due to 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.

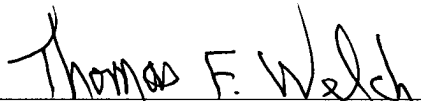
6. On filing the Certificate of Sale, Defendant(s) and all persons claiming under or against Defendant(s) since the filing of the Notice of Lis Pendens shall be foreclosed of all estate or claim in the property, except as to claims or rights under Chapter 718 or Chapter 720, Florida Statutes, if any. Upon the filing of the Certificate of Title, the person named on the Certificate of Title shall be let into possession of the property.

7. Jurisdiction of this action is retained to enter further orders that are proper including, without limitation, a deficiency judgment.

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 Panama City, Florida, on December 8, 2016.



HONORABLE THOMAS F. WELCH
BAY COUNTY JUDGE

Conformed copies to:

David T. Jackson
7001 Conrad Pointe
Southport, FL 32409 ✓

CACH, LLC
c/o CT Corporation System ✓
1200 South Pine Island Road
Plantation, FL 33324

Bay Medical Center
d/b/a/ Bay Medical Center – Sacred Heart Health System
c/o Corporation Service Company
1201 Hays Street ✓
Tallahassee, FL 32301

Brandon R. Burg, Esquire
HARRISON SALE McCLOY
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