

Dana D. Johnson, Clerk of Court
FORECLOSURE SALE
JUNE 4, 2013 – 11:00 AM

PLAINTIFF:
FIRST FEDERAL BANK OF FLORIDA
VS.

CASE NO: 12-061-CA

DEFENDANT:
DANIEL MOORE; PEGGY MOORE;
AND UNKNOWN TENANTS/OWNERS

DESCRIPTION:

PARCEL 21:

PART OF SECTION 6, TOWNSHIP 10 SOUTH, RANGE 10 EAST, DIXIE COUNTY, FLORIDA,
MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SE CORNER OF SAID SECTION 6, THENCE N 01° 10'48" W, ALONG THE WEST LINE OF SAID SECTION 6, A DISTANCE OF 3377.65 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N 01° 10'48" W, ALONG THE SAID WEST LINE, 635.02 FEET TO THE CENTERLINE OF A 30.00 FOOT WIDE ROAD EASEMENT; THENCE N 44° 23'34" E, ALONG THE SAID CENTERLINE, 362.59 FEET TO AN INTERSECTION WITH A 60.00 FOOT WIDE ROAD EASEMENT HEADING SOUTHEAST; THENCE S 40 DEGREES 35'05" E, ALONG THE LAST SAID CENTERLINE, 409.19 FEET; THENCE S 34 DEGREES 49'20" E, ALONG THE SAID CENTERLINE, 216.62 FEET; THENCE S 01° 03'43" E, ALONG THE SAID CENTERLINE, 372.66 FEET. THENCE S 87° 02'59" W, A DISTANCE OF 638.18 FEET TO THE POINT OF BEGINNING. SUBJECT TO AND TOGETHER WITH ALL EASEMENTS OF RECORD.

EASEMENT DESCRIPTION:

A 60.00 FOOT WIDE STRIP OF LAND FOR INGRESS, EGRESS AND PUBLIC UTILITIES, OVER AND ACROSS EXISTING DIRT ROADS IN SECTION 6, TOWNSHIP 10 SOUTH, RANGE 10 EAST, DIXIE COUNTY, FLORIDA, SAID STRIP OF LAND LYING 30.00 FEET RIGHT AND 30.00 FEET LEFT OF THE FOLLOWING APPROXIMATE CENTERLINE:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 9, GULF FOREST, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGES 251 & 252, DIXIE COUNTY RECORDS, THENCE S 81° 30'48" W, A DISTANCE OF 248.96 FEET; THENCE S 88° 42'01" W, A DISTANCE OF 445.91 FEET; THENCE S 83° 07'29" W, A DISTANCE OF 124.43 FEET TO REFERENCE POINT A; THENCE CONTINUE S 83° 07'29" W A DISTANCE OF 139.99 FEET; THENCE N 88° 27'29" W, A DISTANCE OF 364.30 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 300.00 FEET AND A CENTRAL ANGLE OF 39° 10'50" (WITH A CHORD OF S 68° 24'46" W, 201.18 FEET); THENCE SOUTHWESTERLY ALONG THE ARC OF THE SAID CURVE 205.15 FEET; THENCE S 48° 49'21" W, A DISTANCE OF 119.57 FEET; TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 500.00 FEET AND A CENTRAL ANGLE OF 41° 12'28"; THENCE SOUTHWESTERLY ALONG THE ARC OF THE SAID CURVE, 359.61 FEET TO REFERENCE POINT B; THENCE CONTINUE ALONG THE ARC OF THE SAID CURVE 30.26 FEET; THENCE N 86° 42'00" W, A DISTANCE OF 421.02 FEET TO REFERENCE POINT C; THENCE N 84° 09'43" W, A DISTANCE OF 252.32 FEET TO THE BEGINNING OF A NONTANGENT CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 1721.26 FEET AND A CENTRAL ANGLE OF 38° 18'49" (WITH A CHORD OF N 28° 04'39" W 1129.68 FEET); THENCE NORTHWESTERLY ALONG THE ARC OF THE SAID CURVE, 1151.01 FEET; THENCE CONTINUE ALONG THE ARC OF THE SAID CURVE, 232.07 FEET; THENCE N 01° 03'43" W, A DISTANCE OF 468.08 FEET; THENCE N 34° 49'20" W, A

DISTANCE OF 216.62 FEET; THENCE N 40° 35'05" W, A DISTANCE OF 409.19 FEET; THENCE RETURNING TO REFERENCE POINT C, N 17° 56'30" W, A DISTANCE OF 264.13 FEET; THENCE N 22° 16'29" W, A DISTANCE OF 119.27 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 400.00 FEET AND ARAL ANGLE OF 68° 31'26"; THENCE NORTHEASTERLY ALONG THE ARC OF THE SAID CURVE 478.39 FEET; THENCE N 46° 14'58" E, A DISTANCE OF 213.86 FEET; THENCE N 58° 25'07" E, A DISTANCE OF 89.56 FEET; THENCE N 29° 20'36" E, A DISTANCE OF 603.19 FEET; THENCE N 32° 36'07" E, A DISTANCE OF 141.96 FEET; THENCE N 38° 34'11" E, A DISTANCE OF 177.37 FEET; N 43° 07'55" E, A DISTANCE OF 268.07 FEET; THENCE N 18° 44'45" E, A DISTANCE OF 236.56 FEET; THENCE N 20° 19'34" W, A DISTANCE OF 137.79 FEET; THENCE N 07° 08'40" W, A DISTANCE OF 362.34 FEET; THENCE N 17° 51'39" E, A DISTANCE OF 180.04 FEET; THENCE N 30° 33'51" W, A DISTANCE OF 310.87 FEET; THENCE N 49° 01'42" W, A DISTANCE OF 81.38 FEET; THENCE N 87° 13'02" W, A DISTANCE OF 302.68 FEET; THENCE S 76° 43'11" W, A DISTANCE OF 194.92 FEET; THENCE N 84° 00'16" W, A DISTANCE OF 194.25 FEET; THENCE N 73° 07'46" W, A DISTANCE OF 252.88 FEET; THENCE RETURNING TO REFERENCE POINT B, S 50° 18'22" W, A DISTANCE OF 197.17 FEET; THENCE S 37° 52'07" W, A DISTANCE OF 737.71 FEET; THENCE S 02° 18'53" W, A DISTANCE OF 150.68 FEET; THENCE S 34° 22'57" W, A DISTANCE OF 187.13 FEET; THENCE S 49° 43'22" W, A DISTANCE OF 223.54 FEET; THENCE S 44° 22'49" W, A DISTANCE OF 148.67 FEET; THENCE S 55° 03'41" W, A DISTANCE OF 279.74 FEET; THENCE S 48° 29'49" W, A DISTANCE OF 146.29 FEET; THENCE S 41° 46'57" W, A DISTANCE OF 493.51 FEET; THENCE S 27° 13'25" W, A DISTANCE OF 67.52 FEET TO THE SOUTH LINE OF SAID SECTION 6; THENCE RETURNING TO REFERENCE POINT A, N 03° 43'47" W, A DISTANCE OF 853.33 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 600.00 FEET AND A CENTRAL ANGLE OF 41° 42'53" THENCE NORTHEASTERLY ALONG THE ARC OF THE SAID CURVE, 436.84 FEET; THENCE N 37° 59' 06" E, A DISTANCE OF 721.94 FEET; THENCE N 50° 08'00" E, A DISTANCE OF 87.28 FEET; THENCE N 55° 57'46" E, A DISTANCE OF 321.74 FEET; THENCE N 71° 45'48" E, A DISTANCE OF 349.25 FEET; THENCE N 78° 54'09" E, A DISTANCE OF 150.73 FEET TO THE SOUTHWEST CORNER OF LOT 3 OF SAID GULF FOREST.

AND

A 30.00 FOOT WIDE STRIP OF LAND FOR INGRESS, EGRESS AND PUBLIC UTILITIES, IN SECTION 6, TOWNSHIP 10 SOUTH, RANGE 10 EAST, DIXIE COUNTY, FLORIDA, SAID STRIP OF LAND LYING 15.00 FEET RIGHT AND 15.00 FEET LEFT OF THE FOLLOWING DESCRIBED CENTERLINE: COMMENCE AT THE SOUTHWEST CORNER OF LOT 9, GULF FOREST, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGES 251 & 252, DIXIE COUNTY RECORDS, THENCE S 81° 30'48" W, A DISTANCE OF 248.96 FEET; THENCE S 88° 42'01" W, A DISTANCE OF 261.71 FEET TO THE POINT OF BEGINNING OF THE SAID CENTERLINE; THENCE S 04° 03'03" W, A DISTANCE OF 1218.45 FEET TO THE END OF THE SAID CENTERLINE AND THE 30.00 FOOT WIDE STRIP OF LAND.

AND

A 35.00 FOOT STRIP OF LAND IN SECTION 31, TOWNSHIP 9 SOUTH, RANGE 10 EAST, DIXIE COUNTY, FLORIDA, LYING 17.50 FEET LEFT OF AND 17.50 FEET RIGHT OF THE FOLLOWING DESCRIBED CENTERLINE: COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 31, THENCE N 88° 55'05" E, ALONG THE SOUTH LINE THEREOF 1325.44 FEET TO THE CENTERLINE OF AN EXISTING GRADED ROAD AND THE POINT OF BEGINNING: THENCE N 44° 01'16" E, A DISTANCE OF 2210.92 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 1600.00 FEET, AND A CENTRAL ANGLE OF 13° 39'56"; THENCE NORTHEASTERLY ALONG THE ARC OF THE SAID CURVE, 381.62 FEET; THENCE N 57° 41'13" E, A DISTANCE OF 468.54 FEET TO THE CENTERLINE OF COUNTY ROAD 361, AND THE END OF THE SAID CENTERLINE OF THE 35.00 FOOT WIDE STRIP OF LAND.

AND

A 30.00 FOOT WIDE STRIP OF LAND IN SECTION 6, TOWNSHIP 10 SOUTH, RANGE 10 EAST, DIXIE COUNTY, FLORIDA, LYING 15.00 FEET LEFT OF AND 15.00 FEET RIGHT OF THE FOLLOWING DESCRIBED CENTERLINE:
COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 6, THENCE N 88° 55'05" E, ALONG THE NORTH LINE THEREOF, 1325.44 FEET TO THE CENTERLINE OF AN EXISTING GRADED ROAD, AND THE POINT OF BEGINNING; THENCE S 44° 23'34" W, A DISTANCE OF 1857.99 FEET TO THE WEST LINE OF SAID SECTION 6, AND THE END OF THE SAID CENTERLINE OF THE 30.00 FOOT WIDE STRIP OF LAND.
TOGETHER WITH THAT CERTAIN 2006 HOMES OF MERIT BAY MANOR MOBILE VIN FLHML2B135930519A AND FLHML2B135930519B

PHYSICAL ADDRESS:

76 SW 337 AVE., STEINHATCHEE, FL. 32359

PARCEL:

06-10-10-0428-00U1-0210

FINAL JUDGEMENT AMOUNT: \$ 178,379.27

PLAINTIFF:

BANK OF AMERICA, NA

VS.

DEFENDANT:

PHILIP J.CHIECO; ROBIN C. CHIECO;

ET AL

CASE NO: 12-083-CA

DESCRIPTION:

UNIT NO. 103, BUILDING C, PHASE ONE, PARKING SPACE BLD. C-C1 AND STORAGE UNIT BLD. C-SC1, EGRET LANDING CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 334, PAGE 597, OF THE PUBLIC RECORDS OF DIXIE COUNTY, FLORIDA.

PHYSICAL ADDRESS:

132 FIRST AVE. C-103, HORSESHOE BEACH, FL. 32648

PARCEL:

11-12-10-0529-0000-0010

FINAL JUDGEMENT AMOUNT: \$ 252,310.11
