

CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT IN AND FOR CITRUS  
COUNTY, FLORIDA

CASE NO: 2011 CA 002154

FEDERAL NATIONAL MORTGAGE  
ASSOCIATION ("FANNIE MAE"), A  
CORPORATION ORGANIZED AND EXISTING  
UNDER THE LAWS OF THE UNITED STATES OF  
AMERICA

Plaintiff

Vs

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES,  
ASSIGNEES, LIENORS, CREDITORS, TRUSTEES  
AND ALL OTHERS WHO MAY CLAIM AN  
INTEREST IN THE ESTATE OF GERALD K. SHIPE,  
DECEASED ; SHIPE, IRENE ; SHIPE, JAMES  
STEPHEN ; SHIPE, MARY MELISSA ; SHIPE,  
BRIAN ANDREW

Defendant

CERTIFICATE OF TITLE

The undersigned Clerk of the Court certifies that he or she executed and filed a certificate of sale in this action on Sep 03, 2015 for the property described herein and that no objections to the sale have been filed within the time allowed for filing objections.

The following property in Citrus County, Florida:

- SEE ATTACHMENT -

was sold to:

FEDERAL NATIONAL MORTGAGE ASSOCIATION  
C/O SETERUS INC  
PO 650043  
DALLAS, TX, 75265

WITNESS my hand and the seal of this court on Sep 15, 2015.



ANGELA VICK,  
Clerk of the Circuit Court and Comptroller

BY: *S. J. Smiskey*  
Deputy Clerk

SEP 15 '15 9:21 AM

PARCEL B: LOT 2, BLOCK B, MAYFAIR GARDEN ACRES, AS RECORDED IN PLAT BOOK 2, PAGES 141 AND 142, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA, LESS THE FOLLOWING DESCRIBED LANDS:

COMMENCE AT THE NORTHEAST CORNER OF LOT 2, BLOCK B, MAYFAIR GARDEN ACRES, AS RECORDED IN PLAT BOOK 2, PAGES 141 AND 142, PUBLIC RECORDS OF CITRUS COUNTY, FLORIDA;

THENCE SOUTH 0° 23' EAST ALONG THE EAST LINE OF SAID LOT 2, A DISTANCE OF 15 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUE SOUTH 0° 23' EAST ALONG THE EAST LINE A DISTANCE OF 129.48 FEET TO THE SOUTHEAST CORNER OF SAID LOT 2;

THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 301.51 FEET;

THENCE NORTH 0° 23' WEST PARALLEL TO SAID EAST LINE A DISTANCE OF 129.48 FEET;

THENCE EAST PARALLEL TO SAID SOUTH LINE, A DISTANCE OF 301.51 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT THAT PROPERTY DESCRIBED IN OFFICIAL RECORDS BOOK 804, PAGE 290 TO CITRUS COUNTY FOR ROAD RIGHT-OF-WAY.

TOGETHER WITH 2002 FTWD MOBILE HOME WITH VIN ID NUMBERS GAFL154A86862HS21 AND GAFL154B86862HS21 AND TITLE NUMBERS 0086260455 AND 0086260503  
a/k/a 56 N ROCK CRUSHER ROAD, CRYSTAL RIVER, FLORIDA 34429-

SERVICE LIST

2011CA002154

Kahane & Associates, P.A.  
8201 Peters Road, Ste.3000  
Plantation, FL 33324  
Telephone: (954) 382-3486  
Telefacsimile: (954) 382-5380  
Designated service email: [notice@kahaneandassociates.com](mailto:notice@kahaneandassociates.com)

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS  
WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GERALD K. SHIPE, DECEASED  
56 N ROCK CRUSHER ROAD  
CRYSTAL RIVER, FLORIDA 34429

IRENE SHIPE  
217 GREENBRIAR LN  
HAVERTOWN, PENNSYLVANIA 19083

CURRENT TENANT(S)  
56 N ROCK CRUSHER ROAD  
CRYSTAL RIVER, FLORIDA 34429

JAMES STEPHEN SHIPE  
7361 S. SESAME STREET TER.  
HOMOSASSA, FLORIDA 34446

MARY MELISSA SHIPE  
7361 S. SESAME STREET TER.  
HOMOSASSA, FLORIDA 34446

BRIAN ANDREW SHIPE  
217 GREENBRIER LN  
HAVERTOWN, PENNSYLVANIA 19083

Furnished by U.S. or  
Electronic Mail

Pursuant to SC10-2101 this  
17 day of Sept, 2015  
By SPorniskey,pc.