

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

CAROL ANN GRUETZMACHER, AS
TRUSTEE OF THE CAROL ANN
GRUETZMACHER REVOCABLE
TRUST DATED OCTOBER 25, 1994,

Plaintiff,

Case Number: 2018-CA-002583

v.

BREAK POINT ALLEY, LLC,
and
FLORIDA DEPARTMENT OF REVENUE,

Defendants,

NOTICE OF FORECLOSURE SALE

NOTICE IS HEREBY GIVEN that on July 7, 2020 at 11:00 a.m., the following described real property will be sold to the highest bidder for cash.

The North 305 feet of the West 396 feet of Tract 1 of the replat or Pasadena Park, according to the plat thereof recorded in Plat Book 11, Page 69, Public Records of Lake County, Florida, together with a non-exclusive easement recorded October 2, 1987 in Official Records Book 936, Page 2115, Public Records of Lake County, Florida, for the purpose of ingress and egress, maintaining, operating and repairing a roadway over and through property described as follows:

The North 66 feet of the East 419.64 of the West 815.64 feet of Tract 1 of the replat of Pasadena Park, according to the plat thereof recorded in Plat Book 11, Page 69, Public Records of Lake County, Florida.

Parcel #2:

The South 239 feet of the North 305 feet of the East 396 feet of the West 792 feet of Tract No. 1, according to the Replat of Pasadena Park as recorded in Plat Book 11, Page 69, Public Records of Lake County, Florida.

Less the South 239 feet of the North 305 feet of the East 228.00 feet of the West 749.64 feet of Tract No. 1, according to the Replat of Pasadena Park as recorded in Plat Book 11, Page 69, Public Records of Lake County, Florida. Lying in Section 22, Township 19 South, Range 26 East. Less the right of way of Merry Road as describes in Official Record Book 922, Page 864, Public Records of Lake County, Florida.

(hereinafter referred to as the "Property").

Said sale will be held in the lobby of the Lake County Courthouse, 550 West Main Street, Tavares, Florida. The sale will be made pursuant to the Summary Final Judgment of Foreclosure in the above-styled case, dated and entered May 1, 2020.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

BOWENSCHROTH
BOWEN, SCHROTH, MAZENKO & BROOME, P.A.
600 Jennings Avenue
Eustis, Florida 32726
Telephone (352) 589-1414
Facsimile (352) 589-1726
E-mail Addresses: zbroome@bowenschroth.com
jyoung@bowenschroth.com

/s/ Zachary T. Broome
ZACHARY T. BROOME
Florida Bar Number 0091331

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