

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

MICHAEL T. MULLINS AND
DEBORAH RUTHERFORD MULLINS,

CASE NO. 2016-CA-1660

PLAINTIFFS,

vs.

ESTATE OF LUTHER M. RUTHERFORD
AND ALL UNKNOWN SPOUSES, HEIRS,
DEVISEES, GRANTEES, ASSIGNEES,
LIENORS, CREDITORS, TRUSTEES,
BENEFICIARIES AND ALL OTHER PARTIES
CLAIMING UNDER ANY OF THE ABOVE
NAMED OR DESCRIBED DEFENDANTS OR
PARTIES CLAIMING TO HAVE ANY
RIGHT, TITLE OR INTEREST IN AND
TO THE LANDS HEREINAFTER
DESCRIBED,

DEFENDANTS.

NOTICE OF ACTION BY PUBLICATION

TO: ESTATE OF LUTHER M. RUTHERFORD AND ALL UNKNOWN SPOUSES,
HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES,
BENEFICIARIES AND ALL OTHER PARTIES CLAIMING UNDER ANY OF THE
ABOVE NAMED OR DESCRIBED DEFENDANTS OR PARTIES CLAIMING TO
HAVE ANY RIGHT, TITLE OR INTEREST IN AND TO THE LANDS HEREINAFTER
DESCRIBED

YOU ARE HEREBY NOTIFIED that a Complaint to Quiet Title has been
filed against you regarding the real property located at 13920 Old Highway 50, Clermont,
Florida 34715, which is more particularly described as:

PARCEL 1:

THAT PART OF TRACT 2, IN SECTION 22, TOWNSHIP 22 SOUTH, RANGE 26
EAST, LAKE HIGHLANDS COMPANY AS RECORDED IN PLAT BOOK 3, PAGE
24, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; BEING DESCRIBED AS
FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF SAID TRACT 2, ALSO BEING THE
NORTHWEST CORNER OF THE NORTHWEST 1/4 OF THE NORTHEAST
1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 22; THENCE S01°31'05" W
ALONG THE WEST LINE OF SAID TRACT 2 A DISTANCE OF 413.90 FEET TO
A POINT 125.00 FEET NORTH OF THE INTERSECTION OF THE NORTHERLY
RIGHT OF WAY LINE OF OLD HIGHWAY 50 (SAID NORTHERLY RIGHT OF
WAY LINE BEING 33 FEET FROM THE CENTERLINE WHEN MEASURED
AT RIGHT ANGLES THEREFROM); THENCE S88°28'55" E A DISTANCE OF
45.00 FEET; THENCE S01°31'05" W A DISTANCE OF 127.85 FEET TO THE
SAID NORTHERLY RIGHT OF WAY LINE OF OLD HIGHWAY 50; THENCE
S84°51'57" E ALONG SAID NORTHERLY RIGHT OF WAY LINE A DISTANCE
OF 147.29 FEET; THENCE N 01°31'05" E A DISTANCE OF 170.00 FEET;
THENCE S88°28'55" E A DISTANCE OF 90.00 FEET; THENCE N 01°31'05" E A
DISTANCE OF 384.19 FEET TO THE NORTH LINE OF SAID TRACT 2; THENCE
N 89°07'15" W ALONG SAID NORTH LINE A DISTANCE OF 282.02 FEET TO
THE POINT OF BEGINNING.

PARCEL 2:

THAT PART OF TRACT 2, IN SECTION 22, TOWNSHIP 22 SOUTH, RANGE 26
EAST, LAKE HIGHLANDS COMPANY AS RECORDED IN PLAT BOOK 3, PAGE
24, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA, BEING DESCRIBED AS
FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID TRACT 2, ALSO BEING
THE NORTHWEST CORNER OF THE NORTHWEST 1/4 OF THE NORTHEAST
1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 22; THENCE S01°31'05" W
ALONG THE WEST LINE OF SAID TRACT 2 A DISTANCE OF 413.90 FEET TO
A POINT 125.00 FEET NORTH OF THE INTERSECTION OF THE NORTHERLY
RIGHT OF WAY LINE OF OLD HIGHWAY 50 (SAID NORTHERLY RIGHT OF
WAY LINE BEING 33 FEET FROM THE CENTERLINE WHEN MEASURED AT
RIGHT ANGLES THEREFROM); THENCE S88°28'55" E A DISTANCE OF 45.00
FEET; THENCE S01°31'05" W A DISTANCE OF 127.85 FEET TO THE SAID
NORTHERLY RIGHT OF WAY LINE OF OLD HIGHWAY 50; THENCE S84°51'57"
E ALONG SAID NORTHERLY RIGHT OF WAY LINE A DISTANCE OF 147.29
FEET TO THE POINT OF BEGINNING; THENCE N 01°31'05" E A DISTANCE
OF 170.00 FEET; THENCE S88°28'55" E A DISTANCE OF 90.00 FEET; THENCE
S01°31'05" W A DISTANCE OF 175.69 FEET TO THE SAID NORTHERLY RIGHT
OF WAY LINE OF OLD HIGHWAY 50; THENCE N84°51'57" W ALONG SAID
NORTHERLY RIGHT OF WAY LINE A DISTANCE OF 90.18 FEET TO THE
POINT OF BEGINNING.

PARCEL 3:

THE SOUTH 1/2 OF TRACT 63, IN SECTION 15, TOWNSHIP 22 SOUTH,
RANGE 26 EAST, LAKE HIGHLANDS COMPANY AS RECORDED IN PLAT
BOOK 3, PAGE 24, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.

PARCEL 4:

TRACT 64 AND TRACT 49, LAKE HIGHLANDS COMPANY'S SUBDIVISION IN
SECTION 15, TOWNSHIP 22 SOUTH, RANGE 26 EAST, AS RECORDED IN
PLAT BOOK 3, PAGE 24, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.

LESS:

BEGINNING ON THE EAST LINE OF SAID SECTION 15 AT A POINT N 0°24'28"
E A DISTANCE OF 777.31 FEET FROM THE SOUTHEAST CORNER THEREOF
AND RUN N 46°36'32" W A DISTANCE OF 811.09 FEET; THENCE S 88°29'33" E
A DISTANCE OF 449.36 FEET; THENCE S 46°36'32" E A DISTANCE OF 196.99
FEET TO THE AFORESAID EAST LINE OF SECTION 15, RUN THENCE S
0°24'28" W ALONG SAID LINE A DISTANCE OF 410.03 FEET TO THE POINT
OF BEGINNING, AS RECORDED IN OFFICIAL RECORDS BOOK 235, PAGE
528, PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.

AND LESS:

BEGINNING AT THE NORTHEAST CORNER OF TRACT 49, RUNNING WEST
130 FEET (MORE OR LESS) TO FLORIDA STATE TURNPIKE RIGHT OF WAY;
THENCE SOUTHEAST 260 FEET (MORE OR LESS) ALONG THE NORTH SIDE
OF THE TURNPIKE; THENCE NORTH BACK TO POINT OF BEGINNING, AS
RECORDED IN OFFICIAL RECORDS BOOK 300, PAGE 67, PUBLIC RECORDS
OF LAKE COUNTY, FLORIDA.

and that you are required to serve a copy of your written defenses, if any, to Christi R.
Romero, Esquire, Counsel for Plaintiffs, whose address is 20110-A U.S. Highway 441,
Mount Dora, Florida 32757, on or before March 6, 2017, and to file the original with the
Lake County Clerk of Court, P.O. Box 7800, Tavares, Florida 32778, before service on
Plaintiffs or immediately thereafter.

If you fail to do so, a default may be entered against you for the relief
requested in the Complaint.

Dated: JANUARY 26, 2017.

Neil Kelly
Clerk of the Court
By: B. BAY
Deputy Clerk

nb-2-4-6