

NOTICE OF DEFAULT AND INTENT TO FORECLOSE

A Claim of Lien for Assessments (the "Lien") was recorded in ORB 4520, page 2033, Public Records of Lake County, Florida, by Summer Bay Lakeside Condominium Association, Inc., against Heracio Albanan and Norma Diaz Barriaga (Contract Number: 23462-2), with an address of Eprna 29-7 Colonia Loa Alpes, Mexico D. F., 01010, Mexico (the "Obligor"), in the amount of \$4,962.75, with a per diem amount of \$2.48, subjecting timeshare unit/week 0303, 22-0 located in Summer Bay Lakeside Condominium, a Condominium, according to the Amended and Restated Declaration of Condominium thereof recorded in Official Records Book 1579, page 1890, Public Records of Lake County, Florida to a lien for unpaid assessments and other amounts due. The Lien was assigned of record to Club Explora, LLC (the "Lienholder"). The Lienholder, under Sec. 721.855, Florida Statutes (the "Act"), appointed as trustee Hesson Law Firm, P.A. (the "Trustee"), whose address is Post Office Box 120069, Clermont, Florida 34712-0069. Obligor is hereby formally notified by the Trustee that they have defaulted by failing to pay the assessments and the other amounts secured by the Lien.

Obligor may cure the default by paying in full the amounts due from him or her. To arrange for making such payment, contact the Foreclosure Department of the Trustee at 352-242-2670 or by email at lienforeclosures@resortlawfirm.com. If Obligor fails to make such payment within thirty (30) days from the date of the first publication of this notice, the Trustee will proceed with the sale of the timeshare unit/week under the Act. In which case the Trustee will provide Obligor with written notice of the sale and will also record and publish the notice of sale as required under the Act.

If Obligor fails to cure the default as set forth in this notice or take other appropriate action with regard to the foreclosure matter, Obligor risks losing ownership the timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. Obligor may choose to sign and send to the Trustee an objection form, exercising the right to object to the use of the trustee foreclosure procedure. Upon the Trustee's receipt of a signed objection form, the foreclosure of the Lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. Obligor has the right to cure the default in the manner set forth in this notice at any time before the Trustee's sale of the timeshare interest. If Obligor does not object to the use of the trustee foreclosure procedure, he or she will not be subject to a deficiency judgment even if the proceeds from the sale of the timeshare interest are insufficient to offset the amounts secured by the Lien.

nb-2-9-9