

Property Identification No. 33-39-13-00032-0120-00201.0

Tax Deed File No. 2010-0073TD

# TAX DEED

State of Florida  
County Of Indian River

The following Tax Sale Certificate Numbered 2008-3727 issued on **5/29/08** was filed in the office of the Tax Collector of this County and application made for the issuance of the Tax Deed, the applicant having paid or redeemed all other taxes or tax sale certificates on the land described as required by law to be paid or redeemed, and the costs and expenses of this sale, and due notice of sale having been published as required by law, and no person entitled to do so having appeared to redeem said land; such land was sold on the **30th day of November, 2010**, offered for sale as required by law for cash to the highest bidder and was sold to **JOHNGAR GROUP LLC** whose address is **10886 MAGNOLIA ST PALM BEACH GARDENS, FL, 33418** being the highest bidder and having paid the sum of his bid as required by the Laws of Florida.

Now, on **30th day of November, 2010**, in the County of Indian River, State of Florida, in consideration of the sum of (\$52,400.00) Fifty-two thousand four hundred dollars only, being the amount paid pursuant to the Laws of Florida does hereby sell the following lands, including any hereditaments, buildings, fixtures and improvements of any kind and description, situated in the County and State aforesaid and described as follows:

FOUNTAINHEAD GARDEN VILLAS & PENT PH 3 BLDG 12 UNIT 201 OR BK 1889 PG 271.

STEPHEN HEALY

Witness:

Christie A. Klock  
CHRISTIE A. KLOCK  
Laura Mciver  
LAURA MCIVER

Jeffrey K. Barton  
JEFFREY K. BARTON  
Clerk of the Circuit Court  
Indian River, FL



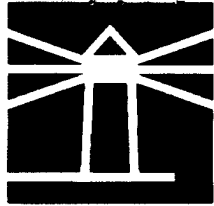
State of FL  
County Of Indian River

On the 30th DAY OF NOVEMBER 2010, before me MARGARET E. WARD personally appeared JEFFREY K. BARTON Clerk of the Circuit Court in and for the State and this County known to me to be the person described in, and who executed the foregoing instrument, and acknowledged the execution of this instrument to be his own free act and deed for the use and purposes therein mentioned.

Witness my hand and official seal date aforesaid.

Margaret E. Ward  
MARGARET E. WARD, Notary Public





SCRIPPS HOWARD

# SCRIPPS TREASURE COAST NEWSPAPERS

Indian River Press Journal

1801 U.S. 1, Vero Beach, FL 32960

## AFFIDAVIT OF PUBLICATION

STATE OF FLORIDA  
COUNTY OF INDIAN RIVER

Before the undersigned authority personally appeared, S. Darlene Broeg, who on oath says that she is Classified Inside Sales Manager of the Indian River Press Journal, a daily newspaper published at Vero Beach in Indian River County, Florida; that the attached copy of advertisement was published in the Indian River Press Journal in the following issues below. Affiant further says that the said Indian River Press Journal is a newspaper published in Vero Beach in said Indian River County, Florida, and that said newspaper has heretofore been continuously published in said Indian River County, Florida, daily and distributed in Indian River County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid or promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper. The Indian River Press Journal has been entered as Periodical Matter at the Post Offices in Vero Beach, Indian River County, Florida and has been for a period of one year next preceding the first publication of the attached copy of advertisement.

<u>Customer</u>	<u>Ad Number</u>	<u>Pub Date</u>	<u>Copyline</u>	<u>PO #</u>
CLERK OF THE CIRCUIT COURT	2202541	10/20/2010	NOTICE OF APPLICATION/TD2010-0073/HEALY	
CLERK OF THE CIRCUIT COURT		10/27/2010		
CLERK OF THE CIRCUIT COURT		11/3/2010		
CLERK OF THE CIRCUIT COURT		11/10/2010		

**NEWSPAPER E-Sheet®  
LEGAL NOTICE  
ATTACHED**  
\*\*\*\*\*  
**DO NOT  
SEPARATE PAGES**

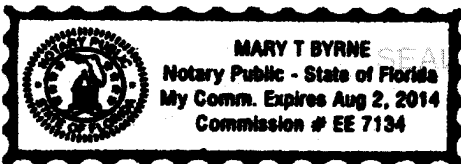
Subscribed and sworn to me before this date:

November 10, 2010

*S. Darlene Broeg*

*Mary T Byrne*  
\_\_\_\_\_  
Notary Public

ORIGINAL





JEFFREY K. BARTON  
Clerk of the Circuit Court and Comptroller  
P.O. Box 1028  
Vero Beach, FL 32961-1028



Telephone: (772) 770-5185

**CERTIFICATE OF MAILING**

FILE NUMBER ..... 2010-0073TD  
TAX CERTIFICATE NO..... 2008-3727  
ISSUED ON ..... 05/29/2008  
CERTIFICATE HOLDER ... FIDELITY SERVICE, LLC|BANKATLANTIC  
SALE DATE ..... November 30, 2010 11:00 AM

I HEREBY CERTIFY THAT I HAVE MAILED BY CERTIFIED AND/OR REGISTERED MAIL, A COPY OF THE FOREGOING NOTICE TO EACH OF THE FOLLOWING AT THE ADDRESS STATED ON THIS 17th DAY OF NOVEMBER 2010.

- STEPHEN HEALY, 5925 CARRIAGE LAKE CT, VERO BEACH, FL 32968
- STANLEY SMELTER, NO ADDRESS LISTED ON TC CERT, ,
- THELMA S SMELTZER, NO ADDRESS LISTED ON TC CERT, ,
- FRED K SMELTZER, 700 6TH AVE, VERO BEACH, FL
- KATHERINE D SMELTZER, 700 6TH AVE, VERO BEACH, FL
- JACKSON & CLEM, ROBERT JACKSON, NO ADDRESS LISTED ON TC CERT, VERO BEACH, FL 32960
- THELMA LUCILLE SMELTZER, 1160 27TH AVE, VERO BEACH, FL 32960
- STEVEN C SMELTZER, 690 6TH AVE, VERO BEACH, FL 32962
- KATHERINE SMELTZER, 700 6TH AVE, VERO BEACH, FL 32962
- STANLEY SMELTZER, 691 6TH AVE, VERO BEACH, FL 32960
- THELMA SMELTZER, 691 6TH AVE, VERO BEACH, FL 32960
- MCKINNON & MCKINNON, NO ADDRESS LISTED ON TC CERT, ,
- MCKINNON & MCKINNON CHTD, CHARLES W MCKINNON, ESQ, 3405 OCEAN DRIVE, VERO BEACH, FL 32963
- MCKINNON & MCKINNON CHTD, CHARLES W MCKINNON, ESQ, COURTHOUSE BOX #94, ,
- FOUNTAINHEAD DEVELOPMENT ASSOC, 3440 HOLLYWOOD BLVD, STE 360, HOLLYWOOD, FL 33021
- FRED K SMELTZER, 750 6TH AVE, VERO BEACH, FL 32962
- KATHERINE D SMELTZER, 750 6TH AVE, VERO BEACH, FL 32962
- ROTH ROUSSO KATSMAN, STEVEN REISMAN, 18851 NE 29TH AVE, #900, AVENTURA, FL 33180
- BANK OF AMERICA NA, 100 N TRYON ST, CHARLOTTE, NC 28255
- FOUNTAINHEAD DEVELOPMENT ASSOC, 1550 NE MIAMI GDNS DR, STE 200, N MIAMI BEACH, FL 33179
- FISERV LENDING SOLUTIONS, 27 INWOOD RD, ROCKY HILL, CT 06067
- STEVEN HEALY, 548 7TH SQ 201, VERO BEACH, FL 32962
- STEVE HEALY, 5925 CARRIAGE LAKE CT, VERO BEACH, FL 32968-9476
- OCEANSIDE TITLE & ESCROW, 3501 OCEAN DR, VERO BEACH, FL 32963
- SANDRA D BRACKETT, P O BOX 969, VERO BEACH, FL 32961-0969
- SANDRA D BRACKETT, TR, 4620 16TH ST, VERO BEACH, FL 32960
- SANDRA D BRACKETT, TR, 548 7TH SQ, #201, VERO BEACH, FL 32962
- ROSS EARLE & BONAN PA, P O BOX 2401, STUART, FL 34995
- FOUNTAINHEAD GARDEN VILLAS, 333 17TH ST, VERO BEACH, FL 32960
- STEPHEN T HEALY, 548 7TH SQ, #201, VERO BEACH, FL 32960
- BEN-EZRA & KATZ, PA, 2901 STIRLING RD, STE 300, FT LAUDERDALE, FL 33312
- STEVE HEALY, AKA STEPHEN T HEALY, 5925 CARRIAGE LAKE CT, VERO BEACH, FL 32968
- UNKNOWN OCCUPANTS IF ANY, 548 7TH SQ, #201, VERO BEACH, FL 32962
- CITIFINANCIAL SERVICES INC, 605 MUNN ROAD, FORT MILL, SC 29715
- STEVE T HEALY, AKA STEVE HEALY, 5925 CARRIAGE LAKE CT, VERO BEACH, FL 32968
- CITIFINANCIAL LIT SUP, DANIEL C CONSUEGRA, 9204 KING PALM DR, TAMPA, FL 33619
- CITIFINANCIAL LIT SUP, 605 MUNN ROAD, FORT MILL, SC 29715

STEVE T HELLY, 5925 CARRIAGE LAKE CT, VERO BEACH, FL 32968  
BANK OF AMERICA NA, 1270 NORFOLK DR STE 200, MENDOTA HEIGHTS, IL 6120  
FOUNTAINHEAD GDN VILLAS, VISTA PROP MNGMT INC, 100 VISTA ROYAL BLVD, VERO BEACH, FL 32962  
ROSS EARLE & BONAN, JACOB E ENSOR, ESQ, P O BOX 2401, STUART, FL 34995  
STEPHEN T HEALY, 5200 17TH ST SW 660, VERO BEACH, FL 32968  
SANDRA D BRACKETT, 4620 16TH ST, VERO BEACH, FL 32961  
CITIFINANCIAL SERVICES INC, CT CORPORATION, 2 OFFICE PARK CT, STE 103, COLUMBIA, SC 29223  
SANDRA BRACKETT, 2066 14TH AVE, VERO BEACH, FL 32960-4417

WITNESS MY HAND OFFICIALLY AND THE SEAL OF MY OFFICE AT THE COURTHOUSE IN  
VERO BEACH, FLORIDA THIS 17th DAY OF NOVEMBER 2010.

JEFFERY K. BARTON  
CLERK OF THE CIRCUIT COURT AND COMPTROLLER  
OF INDIAN RIVER, FLORIDA

BY Christie A. Klock  
CHRISTIE A. KLOCK, DEPUTY CLERK

