

00.00

IN THE CIRCUIT COURT OF THE 5TH JUDICIAL  
CIRCUIT, IN AND FOR HERNANDO COUNTY, FLORIDA  
GENERAL JURISDICTION DIVISION  
CASE NO: H-27-CA-2007-1135

2

WELLS FARGO, NA  
PLAINTIFF

VS.

LANCE BRAMBECK A/K/A LANCE CHRISTOPHER  
BRAMBECK; UNKNOWN SPOUSE OF LANCE  
BRAMBECK A/K/A LANCE CHRISTOPHER  
BRAMBECK, IF ANY; ANY AND ALL UNKNOWN  
PARTIES CLAIMING BY, THROUGH, UNDER, AND  
AGAINST THE HEREIN NAMED INDIVIDUAL  
DEFENDANT(S) WHO ARE NOT KNOWN TO BE  
DEAD OR ALIVE , WHETHER SAID UNKNOWN  
PARTIES MAY CLAIM AN INTEREST AS SPOUSES,  
HEIRS, DEVISEES, GRANTEEES OR OTHER  
CLAIMANTS; STERLING HILL HOMEOWNER'S  
ASSOCIATION, INC; MORTGAGE ELECTRONIC  
REGISTRATION SYSTEMS, INC; JOHN DOE AND  
JANE DOE AS UNKNOWN TENANTS IN POSSESSION  
DEFENDANT(S)

OFFICIAL RECORDS  
BK: 2630 PG: 1721

**2009009047**  
TRACEY 2630/1721

LT2-2630-1721-2

LT1-2-2009009047-1

DEED DOC STAMP  
02/23/2009 Deputy Clk

0.70

**CERTIFICATE OF TITLE**

The undersigned Clerk of the Court certifies that (s)he executed and filed a Certificate of Sale in this action on February 5, 2009, 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 HERNANDO County, Florida,:

**LOT 12, BLOCK 10, STERLING HILL PHASE 1A, ACCORDING TO THE PLAT THEREOF AS  
RECORDED IN PLAT BOOK 34, PAGES 9-20, OF THE PUBLIC RECORDS OF HERNANDO COUNTY,  
FLORIDA.**

was sold to WELLS FARGO, NA  
C/O GMAC MORTGAGE, LLC  
1100 VIRGINIA DR, FT WASHINGTON, PA 19034

02/23/2009 10:48AM # Pages 2  
Filed & Recorded in Official Records of  
HERNANDO COUNTY CLERK OF COURT  
KAREN NICOLAI

**CERTIFICATE OF SERVICE**

I HEREBY CERTIFY that a true and correct copy of the foregoing CERTIFICATE OF TITLE, was mailed this 18 day of Feb., 2009 to the following:

LANCE BRAMBECK A/K/A LANCE CHRISTOPHER BRAMBECK  
13222 PENDLETON ST  
SPRING HILL, FL 34609

STERLING HILL HOMEOWNER'S ASSOCIATION, INC  
C/O RIZZETTA & COMPANY INC, REGISTERED AGENT  
3434 COLWELL AVE, STE 200  
TAMPA, FL 33614

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC  
C/O CORPORATE COUNSEL  
1818 LIBRARY ST  
SUITE 300  
RESTON, VA 20190

FILED FOR RECORD  
KAREN NICOLAI CLERK  
HERNANDO COUNTY, FL.  
2009 FEB 18 PM 2:39

JOHN DOE N/K/A LAWSON WILLIAMS  
JANE DOE N/K/A SHELLY WILLIAMS  
4563 BIRCHFIELD LOOP  
SPRING HILL, FL 34609

OFFICIAL RECORDS  
BK: 2630 PG: 1722

WITNESS my hand and the seal of this Court on February 18, 2009.

(SEAL)

KAREN L. NICOLAI  
Clerk of Circuit Court

BY: Angela P. Dunne  
Deputy Clerk



This document prepared by:

THE LAW OFFICES OF DAVID J. STERN, P.A.  
900 South Pine Island Road Suite 400  
Plantation, FL 33324-3920  
07-88371(GMAP)