

IN THE CIRCUIT COURT OF THE SECOND
JUDICIAL CIRCUIT, IN AND FOR LEON
COUNTY, FLORIDA

CASE NO. 2018 CA 002376

MICHAEL J. O'DONNELL and
ROBIN M. O'DONNELL,

Plaintiffs,

vs.

ESTATE OF JAMES R. HANCOCK, et al.,

Defendants.

NOTICE OF ACTION

TO: ESTATE OF JAMES R. HANCOCK, unknown spouses, heirs, devisees,
grantees, creditors, assigns, and all other parties claiming by
through, under or against him

YOU ARE NOTIFIED that an action for Quiet Title has been filed
against you and others, regarding the property described as follows:

TRACT NO. 27, LUNA MANOR

COMMENCING AT THE SOUTHEAST CORNER OF FRACTIONAL SECTION 31,
TOWNSHIP 3 NORTH, RANGE 1 EAST, LEON COUNTY, FLORIDA (MARKED BY
AN OLD CONCRETE MONUMENT), THENCE RUN SOUTH 89 DEGREES 41 MINUTES
42 SECONDS WEST ALONG THE SOUTH BOUNDARY OF FRACTIONAL SECTION 31
A DISTANCE OF 676.21 FEET TO A CONCRETE MONUMENT AND THE POINT OF
BEGINNING OF TRACT DESCRIBED HEREIN. FROM SAID POINT OF BEGINNING
CONTINUE SOUTH 89 DEGREES 41 MINUTES 42 SECONDS WEST ALONG THE
SOUTH BOUNDARY OF FRACTIONAL SECTION 31 A DISTANCE OF 261.36 FEET
TO A CONCRETE MONUMENT, THENCE RUN NORTH 00 DEGREES 18 MINUTES 18
SECONDS WEST 470.0 FEET TO A CONCRETE MONUMENT ON THE SOUTH
RIGHT-OF-WAY OF MANOR DRIVE, THENCE CONTINUE NORTH 00 DEGREES 18
MINUTES 18 SECONDS WEST 30.0 FEET TO A POINT ON THE CENTERLINE OF
MANOR HOUSE DRIVE, THENCE RUN NORTH 89 DEGREES 41 MINUTES 42
SECONDS EAST ALONG THE CENTERLINE OF MANOR HOUSE DRIVE 261.36
FEET, THENCE RUN SOUTH 00 DEGREES 18 MINUTES 18 SECONDS EAST 30.0
FEET TO A CONCRETE MONUMENT ON THE SOUTH RIGHT-OF-WAY OF MANOR
HOUSE DRIVE, THENCE CONTINUE SOUTH 00 DEGREES 18 MINUTES 18
SECONDS EAST 470.0 FEET TO THE POINT OF BEGINNING.

SITUATE, LYING AND BEING IN FRACTIONAL SECTION 31, TOWNSHIP 3 NORTH, RANGE 1 EAST, LEON COUNTY, FLORIDA.

AND

A PORTION OF LOT 28, LUNA MANOR, UNRECORDED:

COMMENCE AT THE SOUTHEAST CORNER OF FRACTIONAL SECTION 31, TOWNSHIP 3 NORTH, RANGE 1 EAST, LEON COUNTY, FLORIDA, AND THENCE RUN SOUTH 89 DEGREES 41 MINUTES 42 SECONDS WEST 937.57 FEET TO A CONCRETE MONUMENT MARKING THE POINT OF BEGINNING. FROM SAID POINT OF BEGINNING THENCE NORTH 00 DEGREES 18 MINUTES 18 SECONDS WEST 470.00 FEET TO AN IRON PIN; THENCE CONTINUE NORTH 00 DEGREES 18 MINUTES 18 SECONDS WEST 30.00 FEET TO THE CENTERLINE OF 60.00 FOOT ROADWAY EASEMENT (MANOR HOUSE DRIVE); THENCE SOUTH 89 DEGREES 41 MINUTES 42 SECONDS WEST ALONG SAID CENTERLINE 6.45 FEET; THENCE LEAVING SAID CENTERLINE RUN SOUTH 01 DEGREES 02 MINUTES 37 SECONDS EAST 30.00 FEET TO A CONCRETE MONUMENT THENCE CONTINUE SOUTH 01 DEGREES 02 MINUTES 37 SECONDS EAST 470.04 FEET TO THE POINT OF BEGINNING.

and you are required to serve a copy of your written defenses, if any, to it on **JAMES C. THOMPSON, SMITH, THOMPSON, SHAW, MINACCI & COLÓN, AND POWER, P.A.**, Plaintiff's attorneys, 3520 Thomasville Road, 4th Floor, Tallahassee, Florida 32309-3469, no more than thirty (30) days from the first publication date of this notice of action, and file the original with the Clerk of this Court either before service on Plaintiffs' attorneys or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

DATED this ____ day November, 2018.

GWEN MARSHALL, Clerk of Courts

By: *Derek Butler* 11/08/2018
Deputy Clerk

