

IN THE CIRCUIT COURT OF THE 3RD JUDICIAL CIRCUIT
IN AND FOR TAYLOR COUNTY, FLORIDA

CASE NO.: 25000014CAAXMX

CARRINGTON MORTGAGE SERVICES LLC,
Plaintiff,

vs.

SCOTT KNUDSEN, UNITED STATES OF
AMERICA ON BEHALF OF THE SECRETARY
OF HOUSING AND URBAN DEVELOPMENT,
BRANDY KNUDSEN AND BRANDY
KNUDSEN, PERSONAL REPRESENTATIVE OF
THE ESTATE OF LINDA KNUDSON A/K/A
LINDA J. KNUDSON A/K/A LINDA JEAN
KNUDSON, DECEASED,
Defendant(s).

NOTICE OF SALE PURSUANT TO CHAPTER 45

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Summary Final Judgment of Foreclosure dated April 20, 2026, and entered in Case No. 25000014CAAXMX of the Circuit Court of the 3RD Judicial Circuit in and for Taylor County, Florida, wherein Carrington Mortgage Services LLC, is Plaintiff and Scott Knudsen, United States of America on behalf of the Secretary of Housing and Urban Development, Brandy Knudsen and Brandy Knudsen, Personal Representative of the Estate of Linda Knudson a/k/a Linda J. Knudson a/k/a Linda Jean Knudson, deceased, are Defendants, the Office of the Clerk, Taylor County Clerk of the Court will sell at East Doors of the Courthouse, 108 North Jefferson Street, Perry, FL 32347 at **11:00 a.m. on the 9th day of June, 2026**, the following described property as set forth in said Final Judgment, to wit:

LOT 15 AND THE NORTH 14.0 FEET OF LOT 16, BLOCK A, MURPHYSIDE HEIGHTS ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 96, OF THE PUBLIC RECORDS OF TAYLOR COUNTY, FLORIDA.

Property Address: 1104 N Allen Street, Perry, Florida 32347

and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

Any person claiming an interest in the surplus funds from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 173 NE

File No: 24-400492

Hernando Avenue, Room 408, Lake City, Florida 32055;
DAdamail@jud3.flcourts.org; (386)758-2163 at least 7 days before your
scheduled court appearance, or immediately upon receiving this notification if
the time before the scheduled appearance is less than 7 days; if you are
hearing or voice impaired call 711.

Dated: April 22, 2026



Gary Knowles
As Clerk of said Court

By: Kathryn Karp
As Deputy Clerk

McCabe, Weisberg & Conway,
3222 Commerce Place, Suite A
West Palm Beach, Florida, 33407
Telephone: (561) 713-1400
Email: FLpleadings@mwc-law.com
PUBLISH: The Perry News Herald

TAYLOR COUNTY FLORIDA GARY KNOWLES
Instrument: 260002044 Recorded: 04/20/2026 3:56 PM

OFFICIAL RECORDS: 1 of 8
Book: 937 Page: 590

IN THE CIRCUIT COURT OF THE THIRD JUDICIAL CIRCUIT
IN AND FOR TAYLOR COUNTY, FLORIDA

CARRINGTON MORTGAGE SERVICES
LLC,

CASE NO.: 25000014CAAXMX

Plaintiff,

vs.

BRANDY KNUDSEN, PERSONAL
REPRESENTATIVE OF THE ESTATE OF
LINDA KNUDSON A/K/A LINDA J.
KNUDSON A/K/A LINDA JEAN KNUDSON,
DECEASED;
et al.,

Defendant(s).

SUMMARY FINAL JUDGMENT

THIS CAUSE having come before this Court on April 10, 2026, upon Plaintiff's Motion for Summary Final Judgment, Affidavits as to Plaintiff's Attorney Fees, Affidavit as to Reasonable Attorney Fees, and Affidavit of Indebtedness as to the amounts due on the note and mortgage herein sought to be foreclosed and as to costs, and the Complaint, and the Court being otherwise fully advised, it is

ORDERED AND ADJUDGED:

1. This Court has jurisdiction of the subject matter hereof and the parties hereto. The Plaintiff has established by competent proof the allegations of the Complaint, and the equities of the action are with the Plaintiff.

2. Plaintiff is entitled to foreclosure of its mortgage lien and said lien is prior in date and superior in dignity to the right, title, interest, claim, lien and demand of the defendants herein upon the mortgaged property herein foreclosed, to wit:

LOT 15 AND THE NORTH 14.0 FEET OF LOT 16, BLOCK A, MURPHYSIDE HEIGHTS ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 96, OF THE PUBLIC RECORDS OF TAYLOR COUNTY, FLORIDA.

and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage, and all rent monies sequestered with the Clerk of Court in the above entitled cause, which are secured by Plaintiff's mortgage.

3. There are due to Plaintiff the following sums:

A.	Principal	\$ 46,170.15
B.	Interest through February 26, 2026	\$ 21,800.97
C.	Interest through April 10, 2026	\$ 869.80
D.	Taxes	\$ 2,437.22
E.	Mortgage Insurance Premium (MIP)	\$ 4,966.65
F.	Insurance	\$ 8,588.57
G.	Property Inspections	\$ 540.00
H.	Property Preservation / Maintenance Fee(s)	\$ 3,703.50
I.	Other Fee(s) and Cost(s)	\$ 250.00
	SUBTOTAL	\$ 89,326.86
J.	Attorney's Fees*	\$ 8,148.00**
K.	Filing Fee	\$ 1,219.60
L.	Service of Process Fees	\$ 1,333.82
M.	Certified Mail Cost(s)	\$ 71.72
N.	Other Cost(s)	\$ 713.63
	TOTAL	\$ 100,813.63

***Given the amount of the fees requested and the labor expended, the Court finds that a lodestar analysis is not necessary and that the amount of attorney's fees herein is reasonable.**

****The Court has reserved jurisdiction on the additional increase of attorneys fees in the**

total amount of \$4,130.00 between the Affidavit of Plaintiff's Attorney Fees & Costs (\$8,148.00) filed on December 4, 2025 that was submitted as evidence during the February 12, 2026 hearing and the Updated Affidavit of Plaintiff's Attorney Fees & Costs (\$12,458.00) filed on April 9, 2026 that was submitted as evidence during the April 10, 2026 hearing. There is no issue(s) as to Plaintiff's entitlement of fees, only as to the reasonableness of the additional fees incurred.

4. If the total sums of money found to be due herein to Plaintiff and all costs of this proceeding incurred after date of this judgment, including interest hereon, are not forthwith paid, then the Clerk of this Court shall sell the mortgaged property at public sale **(NO SOONER THAN 60 DAYS FROM THE DATE OF THIS JUDGMENT)** at 11:00 a.m. on the 9th day of ^{EAST} June, 2026, at ~~West~~ Doors of the Courthouse, 108 North Jefferson Street, Perry, Florida 32347, after having first given notice as required by Section 45.031, Florida Statutes. The Clerk of this Court shall not conduct a sale pursuant to this judgment unless the Plaintiff or its representative is present to bid at the sale.

5. If the successful bidder fails to pay the bid in cash in full to the Clerk by 2:00 p.m. on the day of the scheduled sale, the Clerk of the Court shall re-advertise the sale as provided in Florida Statute 45.031(2) and pay all costs of the sale from the deposit and apply any remaining funds therefrom toward the judgment.

6. Plaintiff shall advance the cost of publishing the Notice of Sale, and Plaintiff shall be reimbursed therefor by the Clerk out of the proceeds of the sale if Plaintiff shall not become the purchaser of the property at the sale. The purchaser at the sale shall pay, in addition to the amount bid, the Clerk's fee and the documentary stamps to be affixed to the Certificate of Title.

7. Plaintiff may bid at the sale, and if Plaintiff is the purchaser at the sale, the clerk shall credit Plaintiff's bid with the total sum with interest and costs accruing subsequent to this judgment, or such portion thereof as may be necessary to pay Plaintiff's bid. If Plaintiff shall be the purchaser at the sale, the Clerk is hereby directed to deliver to Plaintiff the original note and

mortgage received as evidence in this cause.

8. Upon issuance of a Certificate of Title by the Clerk of this Court, the Clerk shall also distribute the proceeds of the sale, so far as they are sufficient, by paying in the following order:

A. All costs and expenses of these proceedings subsequent to entry of this judgment, including the cost of publishing the notice of sale and the Clerk's fee (\$70.00) for making the sale (unless the Plaintiff, having already paid for those two items of costs, shall be the purchaser at the sale) the cost of the state documentary stamps affixed to the Certificate of Title (based on the amount bid for the property) and , to Plaintiff's attorney, the fee herein above allowed as Plaintiff's attorney fee.

B. The total sum due Plaintiff, less the items paid above, plus interest from the date of this judgment to the date of payment to Plaintiff at 8.44%, the rate established by the Comptroller of the State of Florida pursuant to Florida Statute 55.03(1).

C. The remaining proceeds, if any, shall be retained by the Clerk pending further order of the Court. If the total amount realized shall not be sufficient to pay all sums due Plaintiff under this judgment, the Clerk shall pay first those specified in paragraph 8(A) and shall pay the balance to Plaintiff.

9. The Clerk is directed to forthwith pay to Plaintiff all sums held by it in the Court Registry in connection with the above-entitled action sufficient to pay all sums due Plaintiff under this judgment. Upon Plaintiff's receipt of the disbursed sums, the amount found due Plaintiff in this judgment will be reduced by the amount of that disbursement. The Clerk's check for the disbursement shall be made payable to Plaintiff and delivered to Plaintiff's attorney, McCabe, Weisberg & Conway, LLC, Suite A, 3222 Commerce Place, West Palm Beach,

Florida, 33407.

10. Upon the filing of a Certificate of Sale by the Clerk of the Court, the Defendants and all persons claiming under or against them since the filing of the Notice of Lis Pendens shall be forever foreclosed of and from all right of redemption and all other right, title, interest, equity, claim, estate and demand in or to the mortgaged property, except as to claims or rights under Chapter 718 or 720, Florida Statutes, if any. Upon issuance of a Certificate of Title, and upon motion and further order from the Court, the Clerk of this Court may forthwith issue a Writ of Possession and the purchaser at the judicial sale, or its representatives or assigns shall be let into immediate possession of the property.

11. If, subsequent to the date hereof, and prior to the sale, Plaintiff shall be required to advance any monies to protect its mortgage lien, or if Plaintiff pays fees determined by any Court order to be due for the services of any attorney ad litem, administrator ad litem or guardian ad litem who has been appointed by the Court to represent the interest of any defendant in the above-entitled cause, then Plaintiff or its attorney shall so certify to the Clerk of this Court and the amount due Plaintiff in this judgment shall be increased by, and shall include, the amount of such advances without further order of this Court.

12. The Court retains jurisdiction of this action to enter further orders as are proper, including, without limitation, the taxing of Plaintiff's reasonable attorney's fees, supplemental and/or re-foreclosure actions against omitted parties or unknown parties, and deficiency judgments.

13. If this property is sold at public auction, there may be additional money from the sale after payment of persons who are entitled to be paid from the sales proceeds pursuant to this final judgment.

14. Plaintiff reserves the right to assign its right to bid at auction sale to any other entity. Court approval of the assignment of bid is not required

15. The rights and interests of the parties and anyone acquiring title to the mortgaged property at foreclosure sale are subject to and governed by the §83.561, Florida Statutes.

16. The UNITED STATES OF AMERICA is granted a right of redemption to the property described in paragraph 2 above within 120 days from the date of sale under and by virtue of 28 U.S.C. 2410 (c).

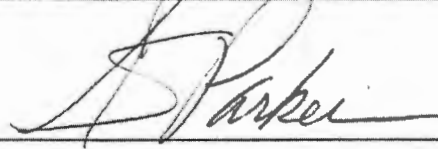
If you are a subordinate lienholder claiming a right to funds remaining after the sale, you must file a claim with the Clerk no later than 60 days after the sale. If you fail to file a claim, you will not be entitled to any remaining funds.

If you are the property owner, you may claim these funds yourself. You are not required to have a lawyer or any other representation and you do not have to assign your rights to anyone else in order for you to claim any money to which you are entitled. Please check with the Clerk of the Court of Taylor County, Florida, at Court of Leon County, Florida, at Taylor County Courthouse 108 North Jefferson Street, Perry, FL 32347, within ten (10) days after the sale to see if there is additional money from the foreclosure sale that the Clerk has in registry of the Court. If you decide to sell your home or hire someone to help you claim the additional money, you should read very carefully all papers you are required to sign, ask someone else, preferably an attorney who is not related to the person offering to help you, to make sure that you understand what you are signing and that you are not transferring your property or the equity in your property without the proper information. If you cannot afford to pay an attorney, you may contact Jacksonville Area Legal Aid, 126 W. Adams Street, Jacksonville, FL 32202, (904) 356-8371, to see if you

qualify for their services. If they cannot assist you, they may be able to refer you to a local bar referral agency or suggest other options. If you choose to contact Jacksonville Area Legal Aid, 126 W. Adams Street, Jacksonville, FL 32202, (904) 356-8371, for assistance, you should do so as soon as possible after receipt of this notice.

DONE AND ORDERED at Perry, Taylor County, Florida, this Monday, April 20, 2026.

62-2025-CA-000014-CAAM 04/20/2026 11:06:58 AM

A handwritten signature in black ink, appearing to read "Greg Parker", is written over a horizontal line.

Greg Parker, Circuit Judge

62-2025-CA-000014-CAAM 04/20/2026 11:06:58 AM

SERVICE LIST

CASE No.: 25000014CAAXMX

McCabe, Weisberg & Conway, LLC
Christopher Robert Evans, Esquire
fpleadings@mwclaw.com
Attorney for Plaintiff

Angela Ball, Esquire
angela@angelaballpa.com
*Attorney for Brandy Knudsen,
Personal Representative of the Estate of
Linda Knudsen a/k/a Linda J. Knudsen*

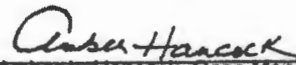
Katherine C. Kerwin, Esquire
usafln.state.court@usdoj.gov
*Attorney for Defendant USA on behalf
of HUD*

Scott Knudsen
Publication

The Unknown Heirs...Against the
Estate of Linda J. Knudsen
Last address unknown/publication

Brandy Knudsen, Individually
516 West Leon Street
Perry, FL. 32347

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Amber L. Hancock, Case Manager
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