

IN THE CIRCUIT COURT OF THE ELEVENTH JUDICIAL CIRCUIT
IN AND FOR MIAMI-DADE COUNTY, FLORIDA

[REDACTED]
Plaintiff,

CASE NO. [REDACTED] 575-CA-01

v.

[REDACTED]
Defendants.

JOINT STIPULATION OF THE PARTIES FOR DISPOSITION OF
PROPERTY SUBJECT TO THIS PARTITION ACTION

Plaintiff, [REDACTED] and Defendants, [REDACTED] and

[REDACTED] by and through their undersigned counsel,
hereby enter into this Joint Stipulation for Disposition of Property Subject to this Partition
Action, and stipulate as follows:

WHEREAS, Plaintiff, [REDACTED] filed the above-styled action for partition for
the real property subject to this action described as:

[REDACTED]

Folio No: [REDACTED] (the
"Property");

WHEREAS, Defendants, [REDACTED], were properly served and have
filed their Answers and Affirmative Defenses in the above-styled action; and

WHEREAS, Defendant, [REDACTED] was also properly served and a default
has been entered against him due to his failure to timely respond;

It is hereby STIPULATED AND AGREED AS FOLLOWS:

1. The parties shall immediately list the Property for sale in the multiple listing service with the Realtor, Madelin Espino, who is a Certified Probate Real Estate Specialist appointed by this Court to list the Property for no less than \$610,000.00, and process the sale and purchase of the Property. Since Defendant, [REDACTED] has been defaulted for failure to participate in these proceedings, the listing agreement with the realtor and any offers to purchase the Property may be approved, and signed solely by Plaintiff and Defendant, [REDACTED]

2. The net proceeds from the sale and closing of the Property, after payment of the first mortgage on the property to [REDACTED] shall be distributed as follows: One third (1/3) of the net proceeds plus [REDACTED] to Plaintiff, [REDACTED]; One third (1/3) of the net proceeds plus [REDACTED] to Defendant, [REDACTED] and One third (1/3) of the net proceeds minus [REDACTED] to [REDACTED]

3. The parties shall be responsible for their own fees and costs in connection with this action.

4. This court shall retain jurisdiction to enforce the terms of this Order.

[REDACTED]

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