

# Third District Court of Appeal

State of Florida, July Term, A.D. 2011

Opinion filed July 27, 2011.

Not final until disposition of timely filed motion for rehearing.

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No. 3D11-200  
Lower Tribunal No. 10-16128

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**Angela P. Lannes, et al.,**  
Appellants,

vs.

**Turnberry Bank,**  
Appellee.

An Appeal from the Circuit Court for Miami-Dade County, Israel Reyes,  
Judge.

Richard J. Burton, for appellants.

Jones, Walker, Waechter, Poitevent, Carrere, & Denegre and Melissa A.  
Campbell, and Ben H. Harris, III, for appellee.

Before RAMIREZ, CORTIÑAS, and EMAS, JJ.

PER CURIAM.

Affirmed.