

POLK COUNTY LEGAL NOTICES

FIRST INSERTION
Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Relief at P. O. Box 8891, in the County of POLK, in the City of LAKELAND, Florida 33806 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at LAKELAND, Florida, this 28th day of November, 2016.
Patrick Ian McIntosh
December 2, 2016 16-02314K

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW
Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Lakeview Tower, located at 745 Avenue A SW, in the City of Winter Haven, County of Polk, State of FL, 33880, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 29 of November, 2016.
DF FLORIDA INVESTORS LP
745 Avenue A SW
Winter Haven, FL 33880
December 2, 2016 16-02322K

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW
Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of USA Auto Sales of Central Florida, located at 480 Meandering Way, in the City of Polk County, County of Polk, State of FL, 33868, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 29 of November, 2016.
USA MANAGEMENT COMPANIES, LLC
480 Meandering Way
Polk City, FL 33868
December 2, 2016 16-02323K

FIRST INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2015CA-000412-0000-00
FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), Plaintiff, vs. KELLY S. DONAHOE N/K/A KELLY S. SWEENEY, et al. Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 20, 2016, and entered in 2015CA-000412-0000-00 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE") is the Plaintiff and KELLY S. DONAHOE N/K/A KELLY S. SWEENEY; PHILIP SWEENEY A/K/A PHILLIP SWEENEY; UNIQUE AIR, INC.; UNKNOWN TENANT #1 N/K/A DUSTIN DONAHOE are the Defendant(s). Stacy M. Butterfield is the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 18, 2017, the following described property as set forth in said Final Judgment, to wit:
THE SOUTH 380.96 FEET OF THE WEST 260.0 FEET OF THE EAST 1075.0 FEET OF THE NW 1/4 OF THE NE 1/4 OF SECTION 14, TOWNSHIP 27 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA.
SUBJECT TO AND TOGETHER WITH A 20.0 FOOT EASEMENT FOR INGRESS, EGRESS AND UTILITIES LYING 10.0 FEET EACH SIDE OF A CENTERLINE DESCRIBED AS: COMMENCE AT A POINT OF THE NORTH BOUNDARY OF THE NW 1/4 OF THE NE 1/4 OF SECTION 14, TOWNSHIP 27 SOUTH, RANGE

FIRST INSERTION
Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Sensei Performance located at 809 N Wabash Ave, in the County of POLK, in the City of Lakeland, Florida 33815 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Polk, Florida, this 29th day of November, 2016.
Bryan Charles Neely
December 2, 2016 16-02324K

FIRST INSERTION
NOTICE OF SALE
Rainbow Title & Lien, Inc. will sell at Public Sale at Auction the following vehicles to satisfy lien pursuant to Chapter 713.585 of the Florida Statutes on December 22, 2016 at 10 A.M.
* AUCTION WILL OCCUR WHERE EACH VEHICLE/VESSEL IS LOCATED *
2004 FORD F150, VIN# 1FTPW12594KA83174
Located at: EPIC AUTOMOTIVE & REPAIR LLC
1339 42ND STREET N.W., WINTER HAVEN, FL 33881
Lien Amount: \$4,552.30
a) Notice to the owner or lienor that he has a right to a hearing prior to the scheduled date of sale by filing with the Clerk of the Court.
b) Owner has the right to recover possession of vehicle by posting bond in accordance with Florida Statutes Section 559.917.
c) Proceeds from the sale of the vehicle after payment lien claimed by lienor will be deposited with the Clerk of the Court.
Any person(s) claiming any interest(s) in the above vehicles contact: Rainbow Title & Lien, Inc., (954) 920-6020
* ALL AUCTIONS ARE HELD WITH RESERVE *
Some of the vehicles may have been released prior to auction
LIC # AB-0001256
25% BUYERS PREMIUM
December 2, 2016 16-02313K

26 EAST, POLK COUNTY, FLORIDA, SAID POINT BEING 945.0 FEET WEST OF THE NE CORNER OF SAID NW 1/4 OF THE NE 1/4 AND RUN S 00 DEGREES 24' 50" W 317.22 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF NORTH LAKE LOWERY ROAD AND THE POINT OF BEGINNING; THENCE CONTINUE S 00 DEGREES 24' 50" W, 566.60 FEET; THENCE SOUTH 89 DEGREES 35' 00" E, 10.0 FEET; THENCE S 00 DEGREES 24' 50" W, 60.0 FEET TO THE TERMINATION OF THE DESCRIBED CENTERLINE.
Property Address: 3708 KANDY LANE, HAINES CITY, FL 33844
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.
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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
Dated this 28 day of November, 2016.
By: Thomas Joseph
Thomas Joseph, Esquire
Florida Bar No. 123350
Communication Email: tjoseph@rasflaw.com
ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
15-072823 - MoP
December 2, 9, 2016 16-02300K

FIRST INSERTION
NOTICE TO CREDITORS: IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 2016-CP-2782
IN RE: ESTATE OF ROYCE ALMON HOWE, Deceased.
The administration of the estate of Royce A. Howe, whose date of death was May 11, 2016, is pending in the Circuit Court for Polk County, Florida, Probate Division, at the address of which is P.O. Box 9000, Drawer CC 2, Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is December 2, 2016.
Personal Representative:
Patricia Wood
3900 Doane St.
Orlando, FL 32839
Attorney for Personal Representative:
Vanessa Tuttle
Viejo Tuttle, PLLC
Florida Bar: 92115
1814 N. 15th Street
Suite 16
Tampa, FL 33605
813-856-9583
December 2, 9, 2016 16-02310K

FIRST INSERTION
NOTICE TO CREDITORS: IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
Case Number: 16CP-3055
IN RE: ESTATE OF Gloria V. Bronesky Deceased.
The administration of the estate of Gloria V. Bronesky, deceased, Case Number 16CP-3055, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice has been served must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against the decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is Dec. 2, 2016.
Michael H. Willison
Personal Representative
Address: 114 S. Lake Avenue, Lakeland, FL 33801
MICHAEL H. WILLISON, P.A.
Michael H. Willison, Esquire
114 S. Lake Avenue
Lakeland, Florida 33801
(863) 687-0567
Florida Bar No. 382787
mwillison@mwillison.com
Attorney for Personal Representative
December 2, 9, 2016 16-02311K

FIRST INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION:
CASE NO.: 2014CA-004680-0000-00
FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA, Plaintiff, vs. CHERYL NEWBY; MANCEL L. NEWBY A/K/A MANCEL NEWBY, JR.; ANY UNKNOWN HEIRS, DEVISEES, GRANTEEES, CREDITORS, AND OTHER UNKNOWN PERSONS OR UNKNOWN SPOUSES CLAIMING BY, THROUGH AND UNDER ANY OF THE ABOVE-NAMED DEFENDANTS; CITY OF WINTER HAVEN, A FLORIDA MUNICIPAL CORPORATION; DISCOVER BANK; ROBERT DAVID FUREY, JR.; SUNSHINE TREE COMMUNITY ASSOCIATION, INC.; UNKNOWN TENANT I; UNKNOWN TENANT II; IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.
NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 10th day of November, 2016, and entered in Case No. 2014CA-004680-0000-00, of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION is the Plaintiff and CHERYL NEWBY; MANCEL L. NEWBY A/K/A MANCEL NEWBY, JR.; ANY UNKNOWN HEIRS, DEVISEES, GRANTEEES, CREDITORS, AND OTHER UNKNOWN PERSONS OR

FIRST INSERTION
NOTICE TO CREDITORS: IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 16cp-3019
IN RE: ESTATE OF IRENE A. BARKER, A/K/A AGNES IRENE BARKER, A/K/A IRENE AGNES BARKER Deceased.
The administration of the estate of Irene A. Barker, A/K/A Agnes Irene Barker, A/K/A Irene Agnes Barker, deceased, whose date of death was July 16, 2016, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Drawer CC4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against the decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is December 2, 2016.
Personal Representative:
Dorothy Colleen McCarnen
229 Martha Street
Goderich, Ontario
Canada N7A 3B4
Attorney for Personal Representative:
Cynthia J. McMillen
Attorney
Florida Bar Number: 351581
Law Offices of Joseph F. Phippen, Jr. & Assoc., P.L.
1920 East Bay Drive
Largo, Florida 33771
Telephone: (727) 586-3306 x 208
Fax: (727) 585-4209
E-Mail: Cynthia@atypip.com
Secondary E-Mail: Suzie@atypip.com
December 2, 9, 2016 16-02312K

FIRST INSERTION
AMENDED NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF POLK COUNTY, FLORIDA
CASE NO.: 2016-CC-000321
WELLINGTON HOMEOWNERS ASSOCIATION OF POLK COUNTY, INC., Plaintiff, vs. LESLIE JACKSON, Defendant.
NOTICE is hereby given pursuant to the Final Judgment of Foreclosure, dated November 7, 2016, and entered in Case Number 2016-CC-000321, of the County Court of Polk County, Florida, wherein Wellington Homeowners Association of Polk County, Inc. is the Plaintiff and Leslie Jackson is the Defendant, the Clerk of Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, in accordance with Section 45.031, Fla. Stat.; on January 6, 2017 at 10:00 a.m., the following described property as set forth in said Order, to wit:
WELLINGTON PHASE II PB 106 PGS 24 & 25 LYING IN A PORTION OF SEC 13 & 14 T25 R26 BLK C LOT 49
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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
Dated this 29th day of November, 2016.
Christopher Keegan
Florida Bar No.: 86949
The Law Office of Christopher Keegan, LLC
515 N. Fern Creek Ave.
Orlando, FL 32803
Tel: (407) 761-5798
keeganc@ymail.com
December 2, 9, 2016 16-02315K

FIRST INSERTION
NOTICE TO CREDITORS: IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 16cp-3019
IN RE: ESTATE OF IRENE A. BARKER, A/K/A AGNES IRENE BARKER, A/K/A IRENE AGNES BARKER Deceased.
The administration of the estate of Irene A. Barker, A/K/A Agnes Irene Barker, A/K/A Irene Agnes Barker, deceased, whose date of death was July 16, 2016, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Drawer CC4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against the decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is December 2, 2016.
Personal Representative:
LARK HUNTER
P.O. Box 111
Cortez, FL 34215
WILLIAM B. PADELFORD, ESQUIRE
2424 Manatee Avenue West, Ste. 201
Bradenton, FL 34205
(941) 748-1400
Florida Bar No. 0443204
Attorney for Personal Representative
December 2, 9, 2016 16-02330K

FIRST INSERTION
NOTICE TO CREDITORS: IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 16cp-3019
IN RE: ESTATE OF IRENE A. BARKER, A/K/A AGNES IRENE BARKER, A/K/A IRENE AGNES BARKER Deceased.
The administration of the estate of Irene A. Barker, A/K/A Agnes Irene Barker, A/K/A Irene Agnes Barker, deceased, whose date of death was July 16, 2016, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Drawer CC4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against the decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is December 2, 2016.
Personal Representative:
LARK HUNTER
P.O. Box 111
Cortez, FL 34215
WILLIAM B. PADELFORD, ESQUIRE
2424 Manatee Avenue West, Ste. 201
Bradenton, FL 34205
(941) 748-1400
Florida Bar No. 0443204
Attorney for Personal Representative
December 2, 9, 2016 16-02330K

FIRST INSERTION
NOTICE TO CREDITORS: IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 2016-CP-002879
IN RE: THE ESTATE OF JUANITA E. COADY, Deceased.
The administration of the Estate of JUANITA E. COADY, deceased, whose date of death was October 2, 2016, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Bartow, FL 33831-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the Decedent and other persons having claims or demands against the decedent's estate on whom a copy of this notice is required to be served must file their claims with this court, WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against the decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of the first publication of this Notice is December 2, 2016.
Personal Representative:
LARK HUNTER
P.O. Box 111
Cortez, FL 34215
WILLIAM B. PADELFORD, ESQUIRE
2424 Manatee Avenue West, Ste. 201
Bradenton, FL 34205
(941) 748-1400
Florida Bar No. 0443204
Attorney for Personal Representative
December 2, 9, 2016 16-02330K

FIRST INSERTION
AMENDED NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF POLK COUNTY, FLORIDA
CASE NO.: 2016-CC-000321
WELLINGTON HOMEOWNERS ASSOCIATION OF POLK COUNTY, INC., Plaintiff, vs. LESLIE JACKSON, Defendant.
NOTICE is hereby given pursuant to the Final Judgment of Foreclosure, dated November 7, 2016, and entered in Case Number 2016-CC-000321, of the County Court of Polk County, Florida, wherein Wellington Homeowners Association of Polk County, Inc. is the Plaintiff and Leslie Jackson is the Defendant, the Clerk of Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, in accordance with Section 45.031, Fla. Stat.; on January 6, 2017 at 10:00 a.m., the following described property as set forth in said Order, to wit:
WELLINGTON PHASE II PB 106 PGS 24 & 25 LYING IN A PORTION OF SEC 13 & 14 T25 R26 BLK C LOT 49
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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
Dated this 29th day of November, 2016.
Christopher Keegan
Florida Bar No.: 86949
The Law Office of Christopher Keegan, LLC
515 N. Fern Creek Ave.
Orlando, FL 32803
Tel: (407) 761-5798
keeganc@ymail.com
December 2, 9, 2016 16-02315K

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386 and select the appropriate County name from the menu option

OR E-MAIL: legal@businessobserverfl.com

Business Observer

lv10161

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2016CA-000735-0000-00
DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC, Plaintiff, vs. RICHARD BROCK A/K/A RICHARD DEAN BROCK A/K/A RICHARD D. BROCK, et al. Defendant(s).

TO: UNKNOWN SUCCESSOR TRUSTEE OF THE BROCK FAMILY TRUST DATED 19 DAY OF FEBRUARY 2004.

whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOT 6, BLOCK B, HIGHLAND HEIGHTS UNIT TWO, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 55, PAGE 25, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409

Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before December 12, 2016/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

WITNESS my hand and the seal of this Court at Polk County, Florida, this 3rd day of November, 2016.

Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT
BY: Asuncion Nieves
DEPUTY CLERK

ROBERTSON, ANSCHUTZ, & SCHNEID, P.L.
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: mail@rasflaw.com
15-053612 - SuY
December 2, 9, 2016 16-02307K

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2016CA001025000000
NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, vs. MURRAY WILSON ; CLARE WILSON , et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 17, 2016, and entered in 2016CA001025000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY is the Plaintiff and MURRAY WILSON; CLARE WILSON; TORRES O. TAMARA; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; CAPITAL ONE BANK (USA), NATIONAL ASSOCIATION F/K/A CAPITAL ONE BANK; CHRISTINA HAMMOCK OWNERS' ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 17, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 58 OF CHRISTINA HAMMOCK SUBDIVISION, AC-

CORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 109, PAGE 14 AND 15, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 689 LAKE CLARK PLACE, LAKELAND, FL 33813

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated this 25 day of November, 2016.

By: Thomas Joseph
Thomas Joseph, Esquire
Florida Bar No. 123350
Communication Email:
tjoseph@rasflaw.com

ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
16-011702 - MoP
December 2, 9, 2016 16-02298K

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2016CA001491000000
REVERSE MORTGAGE SOLUTIONS, INC., Plaintiff, vs. STRICKLEN, CHARLES et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 3 November, 2016, and entered in Case No. 2016CA001491000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Reverse Mortgage Solutions, Inc., is the Plaintiff and Christopher Stricklen, The Unknown Heirs, Devises, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Charles Stricklen aka Charles Lee Stricklen, deceased, United States of America Acting through Secretary of Housing and Urban Development, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 3rd of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOTS 11 AND 12 OF THE UNRECORDED PLAT OF SUN ACRES, DESCRIBED AS FOL-

LOWS: THE SOUTH 70 FEET OF THE NORTH 100 FEET OF THE EAST 100 FEET OF THE WEST 110 FEET OF THE SW 1/4 OF THE NW 1/4 OF SECTION 21, TOWNSHIP 28 SOUTH, RANGE 25 EAST, POLK COUNTY, FLORIDA.

2572 EDMOND CIRCLE, AUBURNDALE, FL 33823

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated in Hillsborough County, Florida this 28th day of November, 2016.

Brian Gilbert
Brian Gilbert, Esq.
FL Bar # 116697

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
JR-16-000180
December 2, 9, 2016 16-02303K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2016CA001091000000
FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA, Plaintiff, vs. KEILY NUNEZ AND IRIS M. NUNEZ, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 20, 2016, and entered in 2016CA001091000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA is the Plaintiff and KEILY NUNEZ; IRIS M. NUNEZ; CITIBANK, N.A. SUCCESSOR BY MERGER TO CITIBANK, FSB; POINCIANA VILLAGE THREE ASSOCIATION, INC.; ASSOCIATION OF POINCIANA VILLAGES, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 18, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 15, BLOCK 768, POINCIANA, NEIGHBORHOOD 5 NORTH, VILLAGE 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 54, PAGES 27 THROUGH 42, INCLUSIVE, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 464 DOVE DR, KISSIMMEE, FL 34759

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated this 28 day of November, 2016.
By: Thomas Joseph
Thomas Joseph, Esquire
Florida Bar No. 123350
Communication Email:
tjoseph@rasflaw.com

ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
15-049695 - MoP
December 2, 9, 2016 16-02299K

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2009CA-006215-0000-
BAC HOME LOANS SERVICING, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P., Plaintiff, vs. HANIF ABDUL; UNKNOWN SPOUSE OF HANIF ABDUL; UNKNOWN TENANT(S); IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated the 14th day of November, 2016, and entered in Case No. 2009CA-006215-0000-, of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein GREEN TREE SERVICING LLC is the Plaintiff and HANIF ABDUL; UNKNOWN SPOUSE OF HANIF ABDUL N/K/A SOOZANA ABDUL; UNKNOWN TENANT N/K/A KYLE UNDERWOOD A/K/A KYLE UNDERWOOD; and UNKNOWN TENANT (S) IN POSSESSION OF THE SUBJECT PROPERTY are defendants. The Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at 10:00 AM on the 20th day of December, 2016, the following described property as set forth in said Final Judgment, to wit:

LOT 29, SUMMIT RIDGE, UNIT 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 69, PAGE 38, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated this 22 day of NOVEMBER, 2016.

By: Steven Force, Esq.
Bar Number: 71811

Submitted by:
Choice Legal Group, P.A.
P.O. Box 9908
Fort Lauderdale, FL 33310-0908
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@cleagalgroup.com
09-19720
December 2, 9, 2016 16-02302K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2016CA001142000000
DEUTSCHE BANK NATIONAL TRUST COMPANY, F/K/A BANKERS TRUST COMPANY OF CALIFORNIA, N.A. AS TRUSTEE FOR UCFC LOAN TRUST 1998-D Plaintiff, vs. ANTHONY KEITH STAINBACK A/K/A ANTHONY STAINBACK A/K/A ANTHONY K. STAINBACK, et al Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated October 13, 2016, and entered in Case No. 2016CA001142000000 of the Circuit Court of the Tenth Judicial Circuit in and for POLK COUNTY, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, F/K/A BANKERS TRUST COMPANY OF CALIFORNIA, N.A. AS TRUSTEE FOR UCFC LOAN TRUST 1998-D, is Plaintiff, and ANTHONY KEITH STAINBACK A/K/A ANTHONY STAINBACK A/K/A ANTHONY K. STAINBACK, et al are Defendants, the clerk, Stacy M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 11 day of January, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 72, COUNTRY VIEW ESTATES, ACCORDING TO THE PLAT THEREOF RECORDED

IN PLAT BOOK 83, PAGES 8-11, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH A 1983 MH BEARING VIN FL-FL2BD083204302.

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 within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated: November 30, 2016

By: Heather Griffiths
Phelan Hallinan
Diamond & Jones, PLLC
Heather Griffiths, Esq.,
Florida Bar No. 0091444
Emilio R. Lenzi, Esq.,
Florida Bar No. 0668273

Phelan Hallinan
Diamond & Jones, PLLC
Attorneys for Plaintiff
2727 West Cypress Creek Road
Ft. Lauderdale, FL 33309
Tel: 954-462-7000
Fax: 954-462-7001
Service by email:
FL.Service@PhelanHallinan.com
PH # 56093
December 2, 9, 2016 16-02327K

FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA.

CIVIL DIVISION

CASE NO. 532012CA001421XXXXXX

U.S. BANK, NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2012 SC2 TITLE TRUST, Plaintiff, vs. FANIDE JOSEPH AND JONAS BIMANCHE A/K/A JONA DIMANCHE; et al Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated and an Order Resetting Sale dated November 7, 2016 and entered in Case No. 532012CA001421XXXXXX of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK, NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2012 SC2 TITLE TRUST is Plaintiff and FANIDE JOSEPH AND JONAS BIMANCHE A/K/A JONA DIMANCHE; STATE FARM BANK, F.S.B.; EUGENE ALLEN; PAULINE ALLEN; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit Court, will sell to the high-

est and best bidder for cash at online at www.polk.realforeclose.com, at 10:00 a.m. on December 12, 2016 the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 10, BLOCK 76, INDIAN LAKE ESTATES, UNIT NO. 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 39, PAGE(S) 1, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

DATED at Bartow, Florida, on 11/28, 2016

By: Adam Willis
Florida Bar No. 100441
SHD Legal Group P.A.
Attorneys for Plaintiff
PO BOX 19519
Fort Lauderdale, FL 33318
Telephone: (954) 564-0071
Facsimile: (954) 564-9252
Service E-mail:
answers@shdlegalgroup.com
1460-156816 CEW
December 2, 9, 2016 16-02293K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO.: 2016CA002250000000
WILMINGTON TRUST, NA, SUCCESSOR TRUSTEE TO CITIBANK, N.A., AS FOR BEAR STEARNS ALT-A TRUST 2006-4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-4, Plaintiff, vs. DORIS ORTIZ; UNKNOWN SPOUSE OF DORIS ORTIZ; ASSOCIATION OF POINCIANA VILLAGE, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS NOMINEE FOR 1ST MARINER BANK; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Mortgage Foreclosure entered in Civil Case No. 2016CA002250000000 of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein WILMINGTON TRUST, NA, SUCCESSOR TRUSTEE TO CITIBANK, N.A., AS FOR BEAR STEARNS ALT-A TRUST 2006-4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-4 is Plaintiff and ORTIZ, DORIS, et al, are Defendants. The clerk shall sell to the highest and best bidder for cash at Polk County's On Line Public Auction website: www.polk.realforeclose.com, at 10:00 AM on February 14, 2017, in accordance with Chapter 45,

Florida Statutes, the following described property located in POLK County, Florida as set forth in said Final Judgment of Mortgage Foreclosure, to-wit:

LOT 19, BLOCK 9, POINCIANA NEIGHBORHOOD 1, VILLAGE 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 52, AT PAGE 8 THROUGH 18, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA PROPERTY ADDRESS: 439 SHORT DRIVE KISSIMMEE, FL 34759

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Anthony Loney, Esq.
FL Bar #: 108703
FRENKEL LAMBERT WEISS
WEISMAN & GORDON, LLP
One East Broward Blvd, Suite 1430
Fort Lauderdale, Florida 33301
Tel: (954) 522-3233
Fax: (954) 200-7770
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
fleservice@flwlaw.com
04-080612-F00
December 2, 9, 2016 16-02297K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION

Case #: 2015-CA-003110
DIVISION: 11
HSBC Bank USA, National Association, as Trustee for Wells Fargo Home Mortgage

Asset-Backed Securities 2007-M04 Trust, Mortgage Asset-Backed Certificates

Plaintiff, vs.-

Everangel Albarran a/k/a Ever Angel Albarran a/k/a Ever A. Albarran; Unknown Spouse Everangel Albarran a/k/a Ever Angel Albarran a/k/a Ever A. Albarran; Association of Poinciana Villages, Inc.; Poinciana Village Three Association, Inc.; Unknown Parties in Possession #1, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devises, Grantees, or Other Claimants; Unknown Parties in Possession #2, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devises, Grantees, or Other Claimants

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2015-CA-003110 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein HSBC Bank USA, National Association,

as Trustee for Wells Fargo Home Mortgage Asset-Backed Securities 2007-M04 Trust, Mortgage Asset-Backed Certificates, Plaintiff and Everangel Albarran a/k/a Ever Angel Albarran a/k/a Ever A. Albarran are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on February 21, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 3, BLOCK 94, POINCIANA NEIGHBORHOOD 3, VILLAGE 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 52, PAGES 19-31, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Submitted By:
ATTORNEY FOR PLAINTIFF:
SHAPIRO, FISHMAN & GACHÉ, LLP
2424 North Federal Highway,
Suite 360
Boca Raton, Florida 33431
(561) 998-6700
(561) 998-6707
15-289153 FCO1 WNI
December 2, 9, 2016 16-02295K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2014-CA-002756
FEDERAL NATIONAL MORTGAGE ASSOCIATION;
Plaintiff, vs.
UNKNOWN HEIRS, DEVISEES, GRANTEES, LIENORS, AND OTHER PARTIES TAKING AN INTEREST UNDER ARTHUR F SLINGLUFF A/K/A ARTHUR F SLINGLUFF, JR, ET.AL;
Defendants

NOTICE IS GIVEN that, in accordance with the Order to Reschedule Foreclosure Sale dated November 14, 2016, in the above-styled cause, The Clerk of Court will sell to the highest and best bidder for cash at <http://www.polk.realforeclose.com>, on December 20, 2016 at 10:00 am the following described property:

LOT 7 OF TRACT 4, HENDERSON'S EXTENSION TO KENIL WORTH PARK ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 11, PAGE 5 AND PLAT BOOK 28, PAGE 35 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA..

Property Address: 1620 17TH ST NW, WINTER HAVEN, FL 33881-0000

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

WITNESS my hand on 11/23/, 2016.
 Matthew M. Slowik, Esq.
 FBN 92553

Attorneys for Plaintiff
 Marinosci Law Group, P.C.
 100 West Cypress Creek Road,
 Suite 1045
 Fort Lauderdale, FL 33309
 Phone: (954)-644-8704;
 Fax (954) 772-9601
 ServiceFL@mlg-defaultlaw.com
 ServiceFL2@mlg-defaultlaw.com
 15-07202-FC
 December 2, 9, 2016 16-02296K

FIRST INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2012CA-002173-0000-00
WELLS FARGO BANK, N.A.,
Plaintiff, vs.
JANE E. RUTBERG et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated October 4, 2016, and entered in Case No. 2012CA-002173-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and Saddlewood Property Owners Association, Inc., Unknown Spouse Of Jane E. Rutberg, Jane E. Rutberg, Unknown Tenant in Possession of the Subject Property, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 3rd of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 28, SADDLEWOOD, ACCORDING TO THE MAP OF PLAT THEREOF AS RECORDED IN PLAT BOOK 127, PAGES 30 AND 31, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

2100 SADDLEWOOD DRIVE, BARTOW, FL 33830

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated in Hillsborough County, Florida this 28th day of November, 2016.
 David Osborne
 David Osborne, Esq.
 FL Bar # 70182

Albertelli Law
 Attorney for Plaintiff
 P.O. Box 23028
 Tampa, FL 33623
 (813) 221-4743
 (813) 221-9171 facsimile
 eService: servealaw@albertellilaw.com
 JR-16-015850
 December 2, 9, 2016 16-02304K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

Case #: 2013CA-003873-0000-00
DIVISION: 11
JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION,
Plaintiff, -vs.-
MANUEL COLLAZO; PRINCETON MANOR HOMEOWNERS ASSOCIATION, INC.; POLK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA; DELVIS COLLAZO; UNKNOWN TENANT #2; UNKNOWN TENANT #1 NKA GEISHA COLLAZO
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2013CA-003873-0000-00 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein JPMORGAN CHASE BANK, NATIONAL ASSOCIATION,, Plaintiff and MANUEL COLLAZO are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on February 27, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 69, PRINCETON MANOR, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 144, PAGE 6, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Submitted By:
 ATTORNEY FOR PLAINTIFF:
 SHAPIRO, FISHMAN & GACHE, LLP
 2424 North Federal Highway,
 Suite 360
 Boca Raton, Florida 33431
 (561) 998-6700
 (561) 998-6707
 15-292051 FC01 CHE
 December 2, 9, 2016 16-02321K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO. :2016CA0002970000000
The Money Source, Inc.
Plaintiff, vs.
JAMES THISSEN, et. al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order of Final Judgment entered in Case No. 2016CA0002970000000 in the Circuit Court of the TENTH Judicial Circuit in and for POLK County, Florida, wherein, The Money Source, Inc., Plaintiff, and, JAMES THISSEN, et. al., are Defendants. The Clerk of Court will sell to the highest bidder for cash online at www.polk.realforeclose.com at the hour of 10:00AM , on the 3rd day of January, 2017, the following described property:

LOT 21, HYDE PARK ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 123, PAGES 4 AND 5, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

DATED this 29 day of November, 2016.

Digitally signed by
 Matthew Klein, FBN: 73529
 Date: 2016.11.29 13:17:11 -05'00'
 Adobe Acrobat version: 11.0.16

MILLENNIUM PARTNERS
 Attorneys for Plaintiff
 E-Mail Address:
 service@millenniumpartners.net
 21500 Biscayne Blvd., Suite 600
 Aventura, FL 33180
 Telephone: (305) 698-5839
 Facsimile: (305) 698-5840
 MP# 15-001200/15-001200-3
 December 2, 9, 2016 16-02326K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO.:
2015CA-001205-0000-00
PHH MORTGAGE CORPORATION
Plaintiff, vs.
DANIEL G. CARTER, et al
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated October 13, 2016, and entered in Case No. 2015CA-001205-0000-00 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein PHH MORTGAGE CORPORATION, is Plaintiff, and DANIEL G. CARTER, et al are Defendants, the clerk, Stacey M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 11 day of January, 2017, the following described property as set forth in said Final Judgment, to wit:

Lot 40, FOUR CORNERS PHASE TWO, a subdivision according to the Plat thereof as recorded in Plat Book 127, at Pages 14 and 15, of the Public Records of Polk County, Florida.

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 within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated: November 30, 2016
 By: Heather J. Koch
 Phelan Hallinan
 Diamond & Jones, PLLC
 Heather J. Koch, Esq.,
 Florida Bar No. 89107
 Emilio R. Lenzi, Esq.,
 Florida Bar No. 0668273

Phelan Hallinan
 Diamond & Jones, PLLC
 Attorneys for Plaintiff
 2727 West Cypress Creek Road
 Ft. Lauderdale, FL 33309
 Tel: 954-462-7000
 Fax: 954-462-7001
 Service by email:
 FL.Service@PhelanHallinan.com
 PH # 59475
 December 2, 9, 2016 16-02328K

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO. : 2016CA000422000000
JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION
Plaintiff, vs.
DONNA M. FORD, et al
Defendants.

RE-NOTICE IS HEREBY GIVEN pursuant to an Order Granting Plaintiff's Motion to Reschedule Foreclosure Sale filed November 14, 2016 and entered in Case No. 2016CA000422000000 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, is Plaintiff, and DONNA M. FORD, et al are Defendants, the clerk, Stacey M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 20 day of December, 2016, the following described property as set forth in said Final Judgment, to wit:

LOT 333 OF CARILLON LAKES PHASE 3B, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 124, PAGE 13, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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 within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated: November 30, 2016
 By: Heather Griffiths
 Phelan Hallinan
 Diamond & Jones, PLLC
 Heather Griffiths, Esq.,
 Florida Bar No. 0091444
 Emilio R. Lenzi, Esq.,
 Florida Bar No. 0668273

Phelan Hallinan
 Diamond & Jones, PLLC
 Attorneys for Plaintiff
 2727 West Cypress Creek Road
 Ft. Lauderdale, FL 33309
 Tel: 954-462-7000
 Fax: 954-462-7001
 Service by email:
 FL.Service@PhelanHallinan.com
 PH # 71971
 December 2, 9, 2016 16-02329K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2014CA003687000000
OCWEN LOAN SERVICING, LLC,
Plaintiff, VS.
RON D. WEBB, JR. A/K/A RONALD D. WEBB, JR., et al.,
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on September 19, 2016 in Civil Case No. 2014CA003687000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, OCWEN LOAN SERVICING, LLC is the Plaintiff, and RON D. WEBB, JR. A/K/A RONALD D. WEBB, JR.; KIMBERLEA Y. WEBB; UNKNOWN TENANT 1; UNKNOWN TENANT 2; 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, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on December 20, 2016 at 10:00 AM the following described real property as set forth in said Final Judgment, to wit:

THAT PORTION OF TRACT #3 OF THE REPEAT OF BLOCKS 2 TO 6 INCLUSIVE OF WEST WINTER HAVEN SUBDIVISION, ACCORDING TO THE

PLAT THEREOF AS RECORDED IN PLAT BOOK 31, PAGE 20, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, LYING WITHIN THE BOUNDARIES OF LOT 18, LESS THE EASTERLY 24.00 FEET THEREOF, AND THE NORTHERLY 20.00 FEET OF LOT 19, IN BLOCK 3, OF WEST WINTER HAVEN SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 14, PAGE 12, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated this 23 day of November, 2016.
 By: Susan Sparks -
 FBN 33626
 for Susan W. Findley, Esq
 FBN: 160600
 Primary E-Mail:
 ServiceMail@aldridgepite.com
 ALDRIDGE | PITE, LLP
 Attorney for Plaintiff
 1615 South Congress Avenue, Suite 200
 Delray Beach, FL 33445
 Telephone: (844) 470-8804
 Facsimile: (561) 392-6965
 1221-7877B
 December 2, 9, 2016 16-02305K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO.
2015CA-004226-0000-00
THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A., AS SUCCESSOR TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-RS4,
Plaintiff(s) VS.
WARREN REDD A/K/A WARREN PAUL REDD; CITY OF LAKELAND, FLORIDA; UNKNOWN TENANT 1; UNKNOWN TENANT 2; UNKNOWN TENANT 3; UNKNOWN TENANT 4,
Defendant(s)

Notice is hereby given that pursuant to a Final Judgment entered on AUGUST 1, 2016, in the above-entitled cause in the Circuit Court of Polk County, Florida, STACY M. BUTTERFIELD, CPA, the Clerk of the Circuit Court will sell the property situated in Polk County, Florida, described as:

BEGINNING AT THE NORTH-EAST CORNER OF EAST PARKER STREET AND VERMONT AVENUE WHICH IS NORTH 4.79 FEET AND SOUTH 89° 22' 00" EAST, 13.61 FEET FROM THE SOUTHWEST CORNER OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 28 SOUTH, RANGE 24 EAST, POLK COUN-

TY, FLORIDA; THENCE RUN NORTH 158.24 FEET; THENCE RUN NORTH 89°37'00" EAST 117.55 FEET; THENCE RUN SOUTH 00°08'00" WEST 158.76 FEET TO THE NORTH LINE OF EAST PARKER STREET; THENCE RUN NORTH 89°22'00" WEST 117.19 FEET TO THE PLACE OF BEGINNING; LESS ADDITIONAL RIGHT OF WAY FOR PARKER STREET.

Property Address: 604 EAST PARKER STREET, LAKELAND, FL 33801

to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com, on 21ST day of DECEMBER, 2016.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

WITNESS my hand and the seal of the Court on this 16th day of November, 2016.
 STACY M. BUTTERFIELD, CPA
 Clerk of the Circuit Court
 Drawer CC-12, P. O. Box 9000
 Bartow, Florida 33831-9000
 By Carolyn Mack
 Deputy Clerk
 December 2, 9, 2016 16-02306K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO:
2015CA-000937-0000-00
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS SUCCESSOR INDENTURE TRUSTEE TO JPMORGAN CHASE BANK, N.A., AS INDENTURE TRUSTEE FOR THE CWABS REVOLVING HOME EQUITY LOAN TRUST, SERIES 2004-M,
Plaintiff, vs.
LISA A. LOLLEY; IMPERIALLAKES MASTER ASSOCIATION, INC.; IMPERIALLAKES COMMUNITY SERVICES ASSOCIATION V, INC.; GREEN TREE SERVICING, LLC; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Mortgage Foreclosure entered in Civil Case No. 2015CA-000937-0000-00 of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS SUCCESSOR INDENTURE TRUSTEE TO JPMORGAN CHASE BANK, N.A., AS INDENTURE TRUSTEE FOR THE CWABS REVOLVING HOME EQUITY LOAN TRUST, SERIES 2004-M is Plaintiff and RUSSETTI, ESTATE OF NANCY, et al, are Defendants. The clerk shall sell to the highest and best bidder for cash at Polk County's On Line Public Auction website: www.polk

realforeclose.com, at 10:00 AM on January 17, 2017, in accordance with Chapter 45, Florida Statutes, the following described property located in POLK, County Florida as set forth in said Final Judgment of Mortgage Foreclosure, to-wit:

LOT 60, IMPERIALLAKES PHASE TWO SECTION ONE B, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 69, PAGE 21 THROUGH 25 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

PROPERTY ADDRESS: 3467 JADE CT MULBERRY, FL 33860

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Julissa Nethersole, Esq.
 FL Bar #: 97879

FRENKEL LAMBERT WEISS WEISMAN & GORDON, LLP
 One East Broward Blvd, Suite 1430
 Fort Lauderdale, Florida 33301
 Tel: (954) 522-3233
 Fax: (954) 200-7770
 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
 flservice@flwlaw.com
 04-074755-F00
 December 2, 9, 2016 16-02316K

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386
 and select the appropriate County name from the menu option
 or e-mail legal@businessobserverfl.com

BusinessObserver

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 53-2016-CA-002489
NATIONSTAR MORTGAGE LLC, Plaintiff, vs. MEB G. YOHAN AND ALLA P. GARAGULYA, et al. Defendant(s).
 TO: MEB G. YOHAN and ALLA P. GARAGULYA whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOT 25, SPANISH OAKS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 130, PAGES 35 AND 36, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 12/7/16/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
 THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.
 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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
 WITNESS my hand and the seal of this Court at Polk County, Florida, this 31 day of October, 2016.
 Stacy M. Butterfield
 CLERK OF THE CIRCUIT COURT
 BY: Danielle Cavas
 DEPUTY CLERK
 ROBERTSON, ANSCHUTZ, & SCHNEID, PL
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 PRIMARY EMAIL: mail@rasflaw.com
 16-027927 - MiE
 December 2, 9, 2016 16-02308K

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION
CASE NO.: 2012CA-002175-0000-00
WELLS FARGO BANK, NA, Plaintiff, vs. R HARLEY, et al, Defendant(s).
 To: UNKNOWN BENEFICIARIES OF THE RICHARD C. HARLEY LIVING TRUST DATED NOVEMBER 17, 2010
 Last Known Address: Unknown
 Current Address: Unknown
 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Polk County, Florida:
 BLOCK 9, LOT 1, LESS THE SOUTH 90 FEET OF THE EAST 125 FEET, W.R. YARN ADDITION AS PER PLAT THEROF,

RECORDED IN DEED BOOK E, PAGE 371, AND CORRECTED PLAT IN PLAT BOOK 5, PAGE 16, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 A/K/A 685 E PEARL ST BARTOW FL 33830
 has been filed against you and you are required to serve a copy of your written defenses within 30 days after the first publication, if any, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623, and file the original with this Court either before service on Plaintiff's attorney, or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.
 This notice shall be published once a week for two consecutive weeks in the Business Observer.
 If you are a person with a disability who needs any accommodation in or-

der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
 WITNESS my hand and the seal of this court on this 22 day of September, 2016.
 Stacy M. Butterfield
 Clerk of the Circuit Court
 By: Joyce J. Webb
 Deputy Clerk
 Please send invoice and copy to:
 Albertelli Law
 P.O. Box 23028
 Tampa, FL 33623
 JC - 16-017515
 December 2, 9, 2016 16-02309K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION
Case #: 2012-CA-003731
DIVISION: 15
Deutsche Bank National Trust Company, as Trustee for Morgan Stanley ABS Capital I Inc Trust 2006-NC4 Plaintiff, -vs.- Nicher V. Davis, III a/k/a Nicher V. Davis, Jr. and Darleen L. Davis, Husband and Wife; Jeanie Character; Clerk of Courts Polk County, Florida; Jacquelyn Faney; Shontoria B. Williams; City of Lakeland, Florida; Unknown Parties in Possession #1, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2012-CA-003731 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Deutsche Bank National Trust Company, as Trustee for Morgan Stanley ABS Capital I Inc Trust 2006-NC4, Plaintiff and Nicher V. Davis, III a/k/a Nicher V. Davis, Jr. and Darleen L. Davis, Husband and Wife are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at 10:00 A.M. on December 27, 2016, the following described property as set forth in said Final Judgment, to-wit:
 TRACT C:
 A PORTION OF THE NORTH-

WEST 1/4 OF SECTION 5, TOWNSHIP 28 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, DESCRIBED AS: COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 5, AND RUN S89°24'20"E, ALONG THE NORTH BOUNDARY OF SAID SECTION 5, 520.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S89°24'20"E, 461.44 FEET; THENCE S00° 01'45" E, 52.42 FEET; THENCE S89° 24'20"E, 18.56 FEET; THENCE S00°01'43"E, 384.82 FEET; THENCE N89°30'06"W, 480.10 FEET; THENCE N00°00'52"W, 438.05 FEET TO THE POINT OF BEGINNING, LESS COUNTY MAINTAINED ROAD RIGHT OF WAY FOR EMERALD ISLE ROAD, RECORDED IN MAP BOOK 4, PAGE 171, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. RESERVING UNTO THE TITLE HOLDER OF TRACT B, THE SUCCESSORS AND ASSIGNS HEREAFTER DESCRIBED AS FOLLOWS:
 TRACT B:
 A PORTION OF THE SOUTH-EAST 1/4 OF SECTION 31, TOWNSHIP 27 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA DESCRIBED AS: COMMENCE AT THE NORTHWEST CORNER OF SECTION 5, TOWNSHIP 28 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, AND RUN S89°24'20"E, ALONG THE NORTH BOUNDARY OF SAID SECTION 5, 515.72 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S89°24'20"E, ALONG SAID NORTH BOUNDARY, 465.72 FEET; THENCE S00°01'45"E, 52.42 FEET, THENCE S 89°24'20"E, 18.56 FEET; THENCE N00°01'45"W, 52.42 FEET; THENCE S89°24'20"E, 6.44 FEET; THENCE 12°19'10"W, 401.15 FEET; THENCE N 88°46'10"W, 448.13 FEET; THENCE S06°10'43"E. 398.76 FEET TO THE POINT OF BE-

GINNING AN EASEMENT FOR INGRESS AND EGRESS DESCRIBED AS FOLLOWS OF WHICH ONLY A PORTION IS PART OF THIS PROPERTY:
 AN EASEMENT DESCRIBED AS FOLLOWS:
 COMMENCE AT THE NORTHWEST CORNER OF SECTION 5, TOWNSHIP 28 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, AND RUN S 89°24' 20" E, ALONG THE NORTH BOUNDARY OF SAID SECTION 5, 515.72 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S 89°24'20"E, ALONG SAID NORTH BOUNDARY 465.72 FEET; THENCE S 00°01'45"E, 52.42 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE S 00°01'45"E, 25 FEET; THENCE S 89°24'20"E, 18.56 FEET; THENCE N 00 DEGREES 01'45"W 25 FEET; THENCE WEST ON A LINE PARALLEL TO THE LINE ON THE SOUTH END OF THE EASEMENT TO THE POINT OF BEGINNING.
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.
 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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
 Submitted by:
 ATTORNEY FOR PLAINTIFF:
 SHAPIRO, FISHMAN & GACHÉ, LLP
 2424 North Federal Highway,
 Suite 360
 Boca Raton, Florida 33431
 (561) 998-6700
 (561) 998-6707
 11-23705 FC01 SPZ
 December 2, 9, 2016 16-02320K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.: 2016-CA-00738
HAINES CITY OFFICE/WAREHOUSE CONDOMINIUM ASSOCIATION, INC., Plaintiff, v. PATRICK CURTIN and BRED CURTIN, and DEEP ROOTS SCIENCES, INC., a Florida corporation, Defendants.
 NOTICE IS HEREBY GIVEN that on the 17th day of January, 2017, at 11:00 a.m., at www.polk.realforeclose.com in Polk County, Florida, in accordance with Section 45.031, Florida Statutes, the Clerk of Court will offer for sale the real estate described as follows:
 UNIT 8, HAINES CITY OFFICE/WAREHOUSE CONDOMINIUM, A CONDOMINIUM,

ACCORDING TO MASTER DECLARATION RECORDED IN O.R. BOOK 7177, PAGE 601 AND DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 7190, PAGE 1971, AND IN CONDOMINIUM PLAT BOOK 18, PAGE 21, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 together with all structures, improvements, fixtures, and appurtenances on said land or used in conjunction therewith.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within sixty (60) days after the sale.
 The aforesaid sale will be made pursuant to a Summary Final Judgment of Foreclosure entered in this cause on November 15, 2016.
 If you are a person with a disability who needs any accommodation in or-

der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
 DATED this 28th day of November, 2016.
 Matt G. Firestone
 Matt G. Firestone, Esq.
 Florida Bar No.: 381144
 Shuffield, Lowman & Wilson, P.A.
 Gateway Center
 1000 Legion Place, Suite 1700
 Orlando, Florida 32801
 Telephone (407) 581-9800
 Fax (407) 581-9801
 Attorneys for Plaintiff
 mfirestone@shuffieldlowman.com
 07898-0002
 December 2, 9, 2016 16-02294K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO. 2012-CA-005038
CHRISTIANA TRUST, A DIVISION OF WILMINGTON SAVINGS FUND SOCIETY, FS, NOT IN ITS INDIVIDUAL CAPACITY BUT AS TRUSTEE OF ARLP TRUST 4 Plaintiff, v. CAROLE DIANE CONANT; UNKNOWN TENANT 1; UNKNOWN TENANT 2; AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ABOVE NAMED DEFENDANT(S), WHO (IS/ARE) NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES CLAIM AS HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, SPOUSES, OR OTHER CLAIMANTS; BENEFICIAL FLORIDA INC. Defendants.
 Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on September 02, 2016, and the Order On Motion to Cancel and Reschedule Foreclosure Sale entered on November 21, 2016, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:
 PARCEL 1: BEGINNING 814.29 FEET WEST AND 958.87 FEET

NORTH OF THE SE CORNER OF SECTION 31, TOWNSHIP 27 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, THENCE RUN SOUTH 44 DEGREES 15' EAST 50.00 FEET, THENCE RUN NORTH 39 DEGREES 00' EAST 145.00 FEET MORE OR LESS TO THE WATERS EDGE OF LAKE MARION; THENCE RUN NORTHWESTERLY ALONG THE WATERS EDGE OF LAKE MARION TO THE INTERSECTION WITH A LINE BEARING NORTH 39 DEGREES 00' EAST FROM THE POINT OF BEGINNING; THENCE RUN SOUTH 39 DEGREES 00' WEST 134.00 FEET MORE OR LESS TO THE POINT OF BEGINNING. LESS AND EXCEPT ALL ROAD RIGHTS OF WAY.
 PARCEL 2: BEGINNING 779.40 FEET WEST AND 922.90 FEET NORTH OF THE SOUTH-EAST CORNER OF SECTION 31, TOWNSHIP 27 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, THENCE RUN SOUTH 44 DEGREES 15' EAST 50.00 FEET, THENCE RUN NORTH 39 DEGREES 19' EAST 165.00 FEET MORE OR LESS TO THE WATERS EDGE OF LAKE MARION; THENCE RUN NORTHWESTERLY ALONG THE WATERS EDGE OF LAKE MARION TO THE INTERSECTION WITH A LINE BEARING NORTH 39 DEGREES 00' EAST FROM THE POINT OF BEGIN-

NING; THENCE RUN SOUTH 39 DEGREES 00' WEST 145.00 FEET MORE OR LESS TO THE POINT OF BEGINNING. LESS AND EXCEPT ALL ROAD RIGHTS OF WAY.
 a/k/a 1149 SHADY COVE RD E, HAINES CITY, FL 33844-6618
 at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on December 27, 2016 beginning at 10:00 AM.
 If you are a person 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 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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
 Dated at St. Petersburg, Florida, this 29th day of November, 2016
 By: David Reider
 FBN 95719
 eXL Legal, PLLC
 Designated Email Address:
 efling@exlegal.com
 12425 28th Street North, Suite 200
 St. Petersburg, FL 33716
 Telephone No. (727) 536-4911
 Attorney for the Plaintiff
 820160010
 December 2, 9, 2016 16-02325K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO: 2015CA-000212-0000-00
BANK OF AMERICA, N.A., Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RONALD M. BERRY A/K/A RONALD MARTIN BERRY; LINDA BERRY; LAKE AND HILLS COUNTRY ESTATES PROPERTY OWNERS ASSOCIATION, INC.; MARLO GEIST A/K/A MARLO S. GEIST; RICHARD BERRY; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Mortgage Foreclosure entered in a of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein BANK OF AMERICA, N.A. is Plaintiff and RONALD BERRY, et al, are Defendants. The clerk shall sell to the highest and best bidder for cash at Polk County's On Line Public Auction website: www.polk.realforeclose.com, at 10:00 AM on January 17, 2017, in accordance with Chapter 45, Florida Statutes , the following described property located in POLK County,

Florida as set forth in said Summary Final Judgment, to-wit:
 LOT 11, BLOCK A, LAKE AND HILLS COUNTRY ESTATES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 70, PAGE 50, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 PROPERTY ADDRESS: 3125 WALK IN WATER RD LAKE WALES, FL 33898
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within 60 days after the sale.
 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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
 Julissa Netherlands, Esq.
 FL Bar #: 97879
 FRENKEL LAMBERT WEISS WEISMAN & GORDON, LLP
 One East Broward Blvd, Suite 1430
 Fort Lauderdale, Florida 33301
 Tel: (954) 522-3233
 Fax: (954) 200-7770
 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
 fleservice@flwlaw.com
 04-074013-F00
 December 2, 9, 2016 16-02317K

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION:
CASE NO.: 2015CA-003088-0000-00
U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. ORELVIS CALDERON AKA ORELVIS CALDERON, JR.; UNKNOWN SPOUSE OF ORELVIS CALDERON AKA ORELVIS CALDERON, JR.; FORD MOTOR CREDIT COMPANY LLC; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendants.
 NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated the 17th day of November, 2016, and entered in Case No. 2015CA-003088-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and ORELVIS CALDERON A/K/A ORELVIS CALDERON, JR.; FORD MOTOR CREDIT COMPANY LLC; UNKNOWN TENANT #1 N/K/A BARBARA MARTINEZ; and UNKNOWN TENANT (S) IN POSSESSION OF THE SUBJECT PROPERTY are defendants. The Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at 10:00 AM on the 22nd day of December, 2016, the following described property as

set forth in said Final Judgment, to wit:
 LOT 40, INDIAN WOODS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 5, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.
 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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
 Dated this 29 day of NOV, 2016.
 By: Pratik Patel, Esq.
 Bar Number: 98057
 Submitted by:
 Choice Legal Group, P.A.
 P.O. Box 9908
 Fort Lauderdale, FL 33310-0908
 Telephone: (954) 453-0365
 Facsimile: (954) 771-6052
 Toll Free: 1-800-441-2438
 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
 eservice@cleagroup.com
 16-00800
 December 2, 9, 2016 16-02318K

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION
CASE NO.: 2015CA-000831-0000-00
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs. SHAW, CAROLE et al, Defendant(s).
 NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 3 November, 2016, and entered in Case No. 2015CA-000831-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which JPMorgan Chase Bank, National Association, is the Plaintiff and Association of Poinciana Villages, Inc., Avatar Properties, Inc. dba Solivita Club, Carole L. Shaw, Fitzmartin Investments, LLC, as Trustee of the Polk County Glendora 1232 Land Trust, Richard E. Shaw, Solivita Community Association, Inc., The Unknown Beneficiaries of the Polk County Glendora 1232 Land Trust, and 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 in Spouses, Heirs, Devisees, Grantees, or Other Claimants, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County,

Florida at 10:00am EST on the 3rd of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:
 LOT 1, SOLIVITA-PHASE IVC SECTION 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 124, AT PAGES 15-18, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 1232 GLENDORA ROAD, POINCIANA, FL 34759
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.
 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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
 Dated in Hillsborough County, Florida this 28th day of November, 2016.
 Christopher Shaw
 Christopher Shaw, Esq.
 FL Bar # 84675
 Albertelli Law
 Attorney for Plaintiff
 P.O. Box 23028
 Tampa, FL 33623
 (813) 221-4743
 (813) 221-9171 facsimile
 E-service: servealaw@albertellilaw.com
 JR-13-114922
 December 2, 9, 2016 16-02319K

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 532014CA004929XXXXX DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE, IN TRUST FOR THE REGISTERED HOLDERS OF MORGAN STANLEY ABS CAPITAL I INC. TRUST 2006-NC5, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006 NC5, Plaintiff, vs. CYNTHIA P. REGIS; UNKNOWN SPOUSE OF CYNTHIA P. REGIS; UNITED STATES OF AMERICA; SELWYN REGIS; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit Court, will sell to the highest and best bidder for cash at online at www.polk.realforeclose.com, 10:00 a.m. on the 21st day of December, 2016, the following described property as set forth in said Order or Final Judgment, to-wit: LOT 95, BLOCK B, WEST OAKS, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 82, PAGES 49 AND 50, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale. 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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. DATED at Bartow, Florida, on November 16, 2016. By: Adam Willis Florida Bar No. 100441 SHD Legal Group P.A. Attorneys for Plaintiff PO BOX 19519 Fort Lauderdale, FL 33318 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@shdlegalgroup.com 1162-147349 MOG Nov. 25; Dec. 2, 2016 16-02260K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2016CA000591000000 CITIMORTGAGE, INC., Plaintiff, vs. BREE SCARANO; et al., Defendant(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on July 14, 2016 in Civil Case No. 2016CA000591000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, CITIMORTGAGE, INC. is the Plaintiff, and BREE SCARANO; UNKNOWN SPOUSE OF BREE SCARANO; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC AS NOMINEE FOR GB HOME EQUITY, LLC; UNKNOWN TENANT 1 NKA ANTHONY SCARNO; UNKNOWN TENANT 2 NKA PETE SCARNO; 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 are Defendants. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on December 12, 2016 at 10:00:00 AM the following described real property as set forth in said Final Judgment, to wit: UNIT 260, UNRECORDED ORCHID SPRINGS PATIO HOMES, DESCRIBED AS: THAT PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 25, ALL IN TOWNSHIP 28 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT A CONCRETE MONUMENT ON THE EAST-ERLY RIGHT OF WAY LINE OF STATE ROAD NUMBER S-542, SAID MONUMENT BEING 458.89 FEET NORTH

AND 454.84 FEET WEST OF THE SOUTHWEST CORNER OF SAID SECTION 25, AND RUN NORTH 29°03'00" EAST ALONG SAID EASTERLY RIGHT OF WAY LINE A DISTANCE OF 638.57 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 539.96 FEET; THENCE NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 01°12'27", AN ARC DISTANCE OF 11.38 FEET, SAID ARC HAVING A CHORD BEARING NORTH 29°39'14" EAST 11.38 FEET; THENCE SOUTHERLY 43°09'15" EAST 266.51 FEET; THENCE SOUTH 88°42'51" EAST 123.42 FEET FOR A POINT OF BEGINNING; THENCE NORTH 01°14'09" EAST 80.08 FEET; THENCE SOUTH 88°42'51" EAST 40.00 FEET ; THENCE SOUTH 01°14'09" WEST 80.08 FEET; THENCE NORTH 88°42'51" WEST 40.00 FEET TO THE POINT OF BEGINNING. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. 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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated this 17 day of November, 2016. By: Susan W. Findley, Esq. FBN: 160600 Primary E-Mail: ServiceMail@aldridgepите.com ALDRIDGE | PITE, LLP Attorney for Plaintiff 1615 South Congress Avenue Suite 200 Delray Beach, FL 33445 Telephone: (844) 470-8804 Facsimile: (561) 392-6965 1468-656B Nov. 25; Dec. 2, 2016 16-02267K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 16-CP-2787 Division PROBATE IN RE: ESTATE OF SALVATORE PHILLIP BISESI, Deceased. The administration of the estate of SALVATORE PHILLIP BISESI, JR., deceased, whose date of death was July 4, 2016, is pending in the Circuit Court for Polk County, Florida, Probate Division; the address of which is Clerk of Court, 3425 Lake Alfred Road #7, Winter Haven, FL 33881. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is November 25, 2016. Personal Representative: Susan Bisesi Murphy 1516 Harbor Oaks Road Jacksonville, FL 32207 Attorney for Personal Representative: Stephen W. Screnci, Esq. Stephen W. Screnci, P.A. Florida Bar No. 0051802 2600 N. Military Trail, Suite 410 Fountain Square 1 Boca Raton, Florida 33431 E-mail: sws@screncilaw.com Nov. 25; Dec. 2, 2016 16-02273K

SECOND INSERTION

NOTICE OF SALE Affordable Secure Self Storage VII 1925 George Jenkins Blvd. Lakeland, FL 33815 (863)682-2988 Personal property consisting of sofas, TV's, clothes, boxes, household goods and other personal property used in home, office or garage will be sold or otherwise disposed of at public sales on the dates & times indicated below to satisfy Owners Lien for rent & fees due in accordance with Florida Statutes: Self-Storage Act, Sections 83.806 & 83.807. All items or spaces may not be available for sale. Cash or Credit cards only for all purchases & tax resale certificates required, if applicable. A15 C. WILSON B34 J. EDMOND C25 J. HAMPTON C43 M. WHITTINGTON C52 L. BUFORD C63 L. BUFORD C73 J. PARKER D09 L. BUFORD D32 W. CAMPBELL D38 S. HARRIS G06 R. HALLBACK L02 D. BARNES B27 S. WILLIAMS C62 L. BUFORD M27 S. BROWN D06 D. WRIGHT J05 A. GRAHAM L11 C. JONES A12 J. WATERS Units will be listed on www.storagebattles.com Units will be listed on www.storagebattles.com Auction ends on December 16 th , 2016 @ 11:00 AM or after Nov. 25; Dec. 2, 2016 16-02274K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION Case Number: 16CP-3012 IN RE: ESTATE OF William A. Arrowood deceased. The administration of the estate of William A. Arrowood, deceased, Case Number 16CP-3012, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is November 25, 2016. Gerald W. Arrowood Personal Representative Address: 6015 East S.R. 60, Pekin, IN 47165 MICHAEL H. WILLISON, P.A. Michael H. Willison, Esquire 114 S. Lake Avenue Lakeland, Florida 33801 (863) 687-0567 Florida Bar No. 382787 mwillison@mwillison.com Attorney for Personal Representative Nov. 25; Dec. 2, 2016 16-02277K

SECOND INSERTION

NOTICE OF ACTION IN THE TENTH CIRCUIT COURT FOR POLK COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 2016CA001913000000 FEDERAL NATIONAL MORTGAGE ASSOCIATION, Plaintiff, vs. JULIO SALVADOR SANABIA A/K/A JULIO SANABIA; et al., Defendants. TO: ROSARIO ALVAREZ A/K/A ROSARIO J ALVAREZ 4874 CASON COVE DR. APT. 205 ORLANDO, FL 32811 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Polk County, Florida: LOT 72, HARTFORD ESTATES PHASE TWO, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 136, PAGE 48, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on SHD Legal Group P.A., Plaintiff's attorneys, whose address is PO BOX 19519 Fort Lauderdale, FL 33318, (954) 564-0071, answers@shdlegalgroup.com, within 30 days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. Default 12/15/16 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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. DATED on 11/8, 2016. Stacy M. Butterfield As Clerk of the Court By: Danielle Cavas As Deputy Clerk SHD Legal Group P.A. Plaintiff's attorneys PO BOX 19519 Fort Lauderdale, FL 33318 (954) 564-0071 answers@shdlegalgroup.com 1440-157805 WVA Nov. 25; Dec. 2, 2016 16-02284K

SECOND INSERTION

CLERK'S NOTICE OF SALE UNDER F.S. CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 16-CA-002095 ADVANTA IRA SERVICES, LLC FBO COHEN IRA #8003614, Plaintiff, vs. VERNIA F. ROBERTS, individually, HAROLD D. BARRETT, individually, THE STATE OF FLORIDA DEPARTMENT OF REVENUE, and THE FLORIDA DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION - DIVISION OF ALCOHOLIC BEVERAGES AND TOBACCO, Defendants. NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure and for Attorneys' Fees and Costs dated November 9, 2016, in the above-styled cause, and in accordance with Administrative Order 3-15.13, the Clerk of the Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 a.m. Eastern Time on December 27, 2016 the following described property: State of Florida Quota Alcoholic Beverage License #BEV 63-05881, series 4COP for use in Polk County, Florida If you are a subordinate lienholder claiming a right to the 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 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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated: November 18, 2016 By: Marc R. Tiller, Esq. Fla. Bar No. 0154814 THE TILLER LAW GROUP, P.A. Attorneys for Plaintiff 15310 Amberly Drive, Suite 180 Tampa, Florida 33647 Telephone: 813-972-2223 Facsimile: 813-972-2226 E-Mail: marc@thetillerlawgroup.com Nov. 25; Dec. 2, 2016 16-02268K

SAVE TIME

E-mail your Legal Notice
legal@businessobserverfl.com

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CIRCUIT CIVIL DIVISION
CASE NO.: 2015 CA 004292
DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC
3000 Bayport Drive
Suite 880
Tampa, FL 33607

Plaintiff(s), vs.
RICHARD A. ANTONI, JR.;
CHARLES D. ROOF; THE UNKNOWN SPOUSE OF CHARLES D. ROOF;
THE UNKNOWN SPOUSE OF RICHARD A. ANTONI, JR.;
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on November 3, 2016, in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 3rd day of January, 2017, at 10:00 A.M. on the following described property as set forth in said Final Judgment of Foreclosure, to wit:

LOT 7, BLOCK A, COMMERCE PARK, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 35, PAGE 29, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 PROPERTY ADDRESS: 1185

SOUTH JOHNSON AVENUE, BARTOW, FL 33830

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within sixty (60) days after the sale.

Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@padgettlaw.net as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Respectfully submitted,
 HARRISON SMALBACH, ESQ.
 Florida Bar # 116255

TIMOTHY D. PADGETT, P.A.
 6267 Old Water Oak Road, Suite 203
 Tallahassee, FL 32312
 (850) 422-2520 (telephone)
 (850) 422-2567 (facsimile)
 attorney@padgettlaw.net
 Attorney for Plaintiff
 TDP File No. 15-002171-1
 Nov. 25; Dec. 2, 2016 16-02261K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY

GENERAL JURISDICTION DIVISION

CASE NO. 53-2016-CA-001614
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE ON BEHALF OF THE HOLDERS OF THE TERWIN MORTGAGE TRUST 2006-1IABS, ASSET-BACKED CERTIFICATES, TMTS SERIES 2006-1IABS, Plaintiff, vs.
BRENDA RUSSELL, ET AL., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered October 6, 2016 in Civil Case No. 53-2016-CA-001614 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE ON BEHALF OF THE HOLDERS OF THE TERWIN MORTGAGE TRUST 2006-1IABS, ASSET-BACKED CERTIFICATES, TMTS SERIES 2006-1IABS is Plaintiff and BRENDA RUSSELL, ET AL., are Defendants, the Clerk of Court will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 4TH day of January, 2017 at 10:00 AM on the fol-

lowing described property as set forth in said Summary Final Judgment, to-wit:

The South 1/4 of Lot 4, Block E, J.T. Miller Subdivision, as per plat thereof, recorded in Plat Book 4, Page 87, Public Records of Polk County, Florida.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Lisa Woodburn, Esq.
 Fla. Bar No.: 11003

McCalla Raymer Pierce, LLC
 Attorney for Plaintiff
 110 SE 6th Street, Suite 2400
 Fort Lauderdale, FL 33301
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRSservice@mccallaraymer.com
 5241407
 16-00869-2
 Nov. 25; Dec. 2, 2016 16-02278K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CIVIL DIVISION

CASE NO.: 2016CA001201000000
SELF HELP VENTURES FUND
Plaintiff, vs.

THE UNKNOWN HEIRS OR BENEFICIARIES OF THE ESTATE OF SHERRI L. BENNETT A/K/A SHERRI LYNN BENNETT A/K/A SHERRI BENNETT, DECEASED, et al
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated October 04, 2016, and entered in Case No. 2016CA001201000000 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein SELF HELP VENTURES FUND, is Plaintiff, and THE UNKNOWN HEIRS OR BENEFICIARIES OF THE ESTATE OF SHERRI L. BENNETT A/K/A SHERRI LYNN BENNETT A/K/A SHERRI LYNN BENNETT, DECEASED, et al are Defendants, the clerk, Stacey M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 03 day of January, 2017, the following described property as set forth in said Final Judgment, to wit:

Lot 1 in Block 5 of The Grove, according to the map or plat thereof

recorded in Plat Book 65, Page 29, of the public records of Polk County, Florida.

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 within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated: November 21, 2016

By: Heather J. Koch
 Phelan Hallinan
 Diamond & Jones, PLLC
 Heather J. Koch, Esq.,
 Florida Bar No. 89107
 Emilio R. Lenzi, Esq.,
 Florida Bar No. 0668273

Phelan Hallinan
 Diamond & Jones, PLLC
 Attorneys for Plaintiff
 2727 West Cypress Creek Road
 Ft. Lauderdale, FL 33309
 Tel: 954-462-7000
 Fax: 954-462-7001
 Service by email:
 FL.Service@PhelanHallinan.com
 PH # 71745
 Nov. 25; Dec. 2, 2016 16-02285K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CIVIL ACTION
CASE NO.: 2016CA002847000000
DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC,
Plaintiff, vs.
EMMA R. SMITH, et al,
Defendant(s).

To: THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, GAYLE O'BRIEN A/K/A AMANDA G. O'BRIEN A/K/A AMANDA GAYLE O'BRIEN A/K/A AMANDA KITCHENS O'BRIEN F/K/A AMANDA GAYLE TURNER F/K/A AMANDA GAYLE KITCHENS, DECEASED

Last Known Address: Unknown
 Current Address: Unknown

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

Last Known Address: Unknown
 Current Address: Unknown

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Polk County, Florida:

LOT 12, BLOCK D, SYLVESTER SHORES, ACCORDING TO THE

MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 44, PAGE(S) 40, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

A/K/A 2207 JOHN ARTHUR WAY, LAKE LAND, FL 33803 has been filed against you and you are required to serve a copy of your written defenses within 30 days after the first publication, if any, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623, and file the original with this Court either before 12/23/16 service on Plaintiff's attorney, or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

WITNESS my hand and the seal of this court on this 16 day of November, 2016.

Stacy M. Butterfield
 Clerk of the Circuit Court
 By: Lori Armijo
 Deputy Clerk

Please send invoice and copy to:
 Albertelli Law
 P.O. Box 23028
 Tampa, FL 33623
 EF- 16-014391
 Nov. 25; Dec. 2, 2016 16-02282K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CIVIL ACTION

Case #: 2015-CA-004214
DIVISION: 11

Wells Fargo Bank, National Association
Plaintiff, vs.-

Richard J. Castret; Unknown Spouse of Richard J. Castret; Branch Banking and Trust Company, Successor by Merger to Citrus and Chemical Bank; Emerald Ridge Property Owners' Association, Inc.; Unknown Parties in Possession #1, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2015-CA-004214 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Wells Fargo Bank, National Association, Plaintiff and Richard J. Castret are

defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on February 13, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 19, OF EMERALD RIDGE ADDITION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 100, PAGE 33, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Submitted By:
 ATTORNEY FOR PLAINTIFF:
 SHAPIRO, FISHMAN & GACHÉ, LLP
 2424 North Federal Highway,
 Suite 360
 Boca Raton, Florida 33431
 (561) 998-6700
 (561) 998-6707
 15-293145 FC01 WNI
 Nov. 25; Dec. 2, 2016 16-02264K

SECOND INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CIVIL ACTION

CASE NO.:

2014CA-003868-0000-00
NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.
DYCK, JACOB-FRANZ et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated November 2nd, 2016, and entered in Case No. 2014CA-003868-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Nationstar Mortgage LLC, is the Plaintiff and Highlands Ridge Subdivision Homeowners Association, Inc., Jack D. Loftin, Jr. a/k/a Jack D. Loftin, Jacob-Franz Dyck, as Trustee of the J5d Trust, Jerry Moore a/k/a Jerry D. Moore, State of Florida Department of Revenue, Unknown Party #1 nka Vincent Kurucz, Unknown Party #2 nka Tina Kurucz, Wells Fargo Bank, National Association successor by merger to Wachovia Bank, National Association, 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 in Spouses, Heirs, Devisees, Grantees, Or Other Claimants, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County,

Florida at 10:00am EST on the 20th day of December, 2016, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 1 OF HIGHLANDS RIDGE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 106, PAGES 1 AND 2, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

2785 HIGH RIDGE DRIVE, LAKE LAND, FL 33813

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated in Hillsborough County, Florida, this 16th day of November, 2016.

Brittany Gramsky
 Brittany Gramsky, Esq.
 FL Bar # 95589

Albertelli Law
 Attorney for Plaintiff
 P.O. Box 23028
 Tampa, FL 33623
 (813) 221-4743
 (813) 221-9171 facsimile
 eService: servealaw@albertellilaw.com
 AH-14-145229
 Nov. 25; Dec. 2, 2016 16-02265K

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION

CASE NO.

2015CA-003189-0000-00

REVERSE MORTGAGE SOLUTIONS, INC.,

Plaintiff, vs.

UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, BENEFICIARIES, AND ALL OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST JAMES E. HINES A/K/A JAMES HINES A/K/A JAMES EARL HINES, JR, DECEASED, et al.
Defendant(s).

To: CHERYL HINES A/K/A CHERYL R. HINES,

whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOT 25, DEER RUN ESTATES PHASE I, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 83, PAGES 25 THROUGH 27, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN MOBILE HOME LOCATED THEREON AS A PERMANENT FIXTURE AND ATTACHMENT THERETO, DESCRIBED AS VIN NO. A 146M8098A, TITLE

NO. A 69276901, VIN NO. B 146M8098B, TITLE NO. B 69276900

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 12/15/16/ (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

WITNESS my hand and the seal of this Court at Polk County, Florida, this 8 day of November, 2016.

Stacy M. Butterfield
 CLERK OF THE CIRCUIT COURT
 BY: Danielle Cavas
 DEPUTY CLERK
 ROBERTSON, ANSCHUTZ,
 & SCHNEID, PL
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 PRIMARY EMAIL: mail@rasflaw.com
 16-130504 - GaW
 Nov. 25; Dec. 2, 2016 16-02271K

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION

CASE NO.

2013CA-001627-0000-LK

CTIMORTGAGE, INC.,

Plaintiff, vs.

JACK D. LOFTIN A/K/A JACK DEAN LOFTIN, JR AND LEIGH NASHAN LOFTIN A/K/A LEIGH NASHAN SIMPSON LOFTIN, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 28, 2014, and entered in 2013CA-001627-0000-LK of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein CTIMORTGAGE, INC. is the Plaintiff and LEIGH NASHAN LOFTIN A/K/A LEIGH NASHAN SIMPSON LOFTIN; LISA M. LOFTIN A/K/A LISA MARIE LOFTIN; JACK D. LOFTIN A/K/A JACK DEAN LOFTIN, JR; ROBIN WALKER; HIGHLANDS RIDGE SUBDIVISION HOMEOWNERS ASSOCIATION, INC. A/K/A HIGHLANDS RIDGE HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT #1 N/K/A ANDREW GARD; UNKNOWN TENANT #2 N/K/A CHRISTINA GARD; STATE OF FLORIDA DEPARTMENT OF REVENUE; UNITED STATES OF AMERICA; JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO WASHINGTON MUTUAL BANK; UNKNOWN SPOUSE OF LEIGH NASHAN LOFTIN A/K/A LEIGH NASHAN SIMPSON LOFTIN N/K/A GREG BERRIOS are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will

sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on December 12, 2016, the following described property as set forth in said Final Judgment, to wit:

LOT 19, HIGHLANDS RIDGE PHASE TWO, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 110, PAGE 6, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 2641 HIGH RIDGE DRIVE, LAKE LAND, FL 33813

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated this 16 day of November, 2016.

By: Thomas Joseph
 Thomas Joseph, Esquire
 Florida Bar No. 123350
 Communication Email:
 tjoseph@rasflaw.com
 ROBERTSON, ANSCHUTZ
 & SCHNEID, P.L.
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: mail@rasflaw.com
 12-14662 - MoP
 Nov. 25; Dec. 2, 2016 16-02262K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CIVIL ACTION

CASE NO. 2016CA003436000000

THE BANK OF NEW YORK

MELLON FKA THE BANK OF

NEW YORK, AS TRUSTEE FOR

THE CERTIFICATEHOLDERS

OF CWALT, INC. ALTERNATIVE

LOAN TRUST 2005-65CB,

MORTGAGE PASS-THROUGH

CERTIFICATES, SERIES

2005-65CB,

Plaintiff, vs.

GEORGE H. LANIER, ET AL.
Defendants

To the following Defendant(s):
 UNKNOWN SPOUSE OF GEORGE H. LANIER (CURRENT RESIDENCE UNKNOWN)

Last Known Address:
 715 BRIARGROVE AVE,
 DAVENPORT, FL 33837
 THOMAS D. HANNA (CURRENT RESIDENCE UNKNOWN)

Last Known Address:
 715 BRIARGROVE AVE,
 DAVENPORT, FL 33837
 Additional Address:
 232 TIMBERPARK DR.,
 DAVENPORT, FL 33837
 UNKNOWN SPOUSE OF THOMAS D. HANNA (CURRENT RESIDENCE UNKNOWN)
 Last Known Address:
 715 BRIARGROVE AVE,
 DAVENPORT, FL 33837
 Additional Address:
 232 TIMBERPARK DR.,
 DAVENPORT, FL 33837
 YOU ARE HEREBY NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

LOT 176, BRIARGROVE SECOND ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT

BOOK 98, PAGE 18, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

A/K/A 715 BRIARGROVE AVE, DAVENPORT FL 33837

has been filed against you and you are required to serve a copy of your written defenses, if any, to Myriam Clerge, Esq. at VAN NESS LAW FIRM, P.L.C., Attorney for the Plaintiff, whose address is 1239 E. NEWPORT CENTER DRIVE, SUITE #110, DEERFIELD BEACH, FL 33442 on or before 12/23/16 a date which is within thirty (30) days after the first publication of this Notice in the BUSINESS OBSERVER and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. This notice is provided to Administrative Order No. 2065.

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CIVIL DIVISION
CASE NO.: 2016CA001302000000
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff, vs.
PAUL W. BITTENGLE, et al
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated November 03, 2016, and entered in Case No. 2016CA001302000000 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, is Plaintiff, and PAUL W. BITTENGLE, et al are Defendants, the clerk, Stacy M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 03 day of January, 2017, the following described property as set forth in said Final Judgment, to wit:

Lot 102 of YEARLING TRACE PHASE 2, according to the plat thereof as recorded in Plat Book 100, Page 7, Public Records of Polk County, Florida.
 TOGETHER WITH A 2003 MOBILE HOME BEARING VINS

G2620204SA/G2620204SB AFFIXED TO REAL PROPERTY.

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 within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated: November 22, 2016
 By: Heather J. Koch
 Phelan Hallinan
 Diamond & Jones, PLLC
 Heather J. Koch, Esq.,
 Florida Bar No. 89107
 Emilio R. Lenzi, Esq.,
 Florida Bar No. 0668273

Phelan Hallinan
 Diamond & Jones, PLLC
 Attorneys for Plaintiff
 2727 West Cypress Creek Road
 Ft. Lauderdale, FL 33309
 Tel: 954-462-7000
 Fax: 954-462-7001
 Service by email:
 FL.Service@PhelanHallinan.com
 PH # 71717
 Nov. 25; Dec. 2, 2016 16-02283K

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 2016CA001990000000
ROYAL HILLS OF POLK COUNTY HOMEOWNER'S ASSOCIATION INC, a Florida non-profit Corporation,
Plaintiff, vs.
MYRIAM LENESCART, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated November 17, 2016 in Case No. 2016CA001990000000 in the Circuit Court in and for Polk County, Florida wherein ROYAL HILLS OF POLK COUNTY HOMEOWNER'S ASSOCIATION INC., a Florida non-profit Corporation, is Plaintiff, and MYRIAM LENESCART, et al, is the Defendant, I will sell to the highest and best bidder for cash at: 10:00 A.M. (Eastern Time) on January 17, 2017. www.polk.realforeclose.com the Clerk's website for online auctions after first given notice as required by Section 45.031, Florida Statutes, the following described real property as set forth in the Final Judgment, to wit:

LOT 129, ROYAL HILLS ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 136, PAGES

12-13, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

More commonly known as: 5891 ROYAL HILLS CIRCLE, WINTERTHAVEN, FL 33881.
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated: November 22, 2016
 By: Jared Block
 Jared Block, Esq.
 Florida Bar No. 90297
 Email: jared@fclg.com

FLORIDA COMMUNITY LAW GROUP, P.L.
 Attorneys for Plaintiff
 1855 Griffin Road, Suite A-423
 Dania Beach, FL 33004
 Tel: (954) 372-5298
 Fax: (866) 424-5348
 Nov. 25; Dec. 2, 2016 16-02291K

SECOND INSERTION

AMENDED NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 2016CA002049000000
WESTRIDGE HOMEOWNERS ASSOCIATION, INC, a Florida non-profit Corporation,
Plaintiff, vs.
JOSHUA RAY, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated November 15, 2016 in Case No. 2016CA002049000000 in the County Court in and for Polk County, Florida wherein WESTRIDGE HOMEOWNERS ASSOCIATION, INC., a Florida non-profit Corporation, is Plaintiff, and JOSHUA RAY, et al, is the Defendant, I will sell to the highest and best bidder for cash at: 10:00 A.M. (Eastern Time) on January 17, 2017. www.polk.realforeclose.com the Clerk's website for online auctions after first given notice as required by Section 45.031, Florida Statutes, the following described real property as set forth in the Final Judgment, to wit:

LOT 29, WESTRIDGE PHASES I & II AS PER PLAT THEREOF RECORDED IN PLAT BOOK 93, PAGE 24-25 OF THE PUBLIC RECORDS OF POLK COUNTY,

FLORIDA
 More commonly known as: 446 NEVADA LOOP ROAD, DAVENPORT, FL 33897.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated: November 22, 2016
 By: Jared Block
 Jared Block, Esq.
 Florida Bar No. 90297
 Email: jared@fclg.com

FLORIDA COMMUNITY LAW GROUP, P.L.
 Attorneys for Plaintiff
 1855 Griffin Road, Suite A-423
 Dania Beach, FL 33004
 Tel: (954) 372-5298
 Fax: (866) 424-5348
 Nov. 25; Dec. 2, 2016 16-02292K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2014CA-001722-0000-00
U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE OF CITIGROUP MORTGAGE LOAN TRUST, INC. ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-AMC4,
Plaintiff, vs.
SUSAN MEYER A/K/A SUSAN J MEYER, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 03, 2015, and entered in 2014CA-001722-0000-00 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE OF CITIGROUP MORTGAGE LOAN TRUST, INC. ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-AMC4 is the Plaintiff and SUSAN MEYER A/K/A SUSAN J MEYER; DISCOVER BANK; CAPITAL ONE BANK (USA), N.A. F/K/A CAPITAL ONE BANK are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on December 12, 2016, the following described property as set forth in said Final Judgment, to wit:

LOT 22, BLOCK 14, AUBURN-

DALE HEIGHTS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED ON PLAT BOOK 2, PAGE 13, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 401 OAK ST, AUBURNDALE, FL 33823
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated this 16 day of November, 2016.
 By: Thomas Joseph
 Thomas Joseph, Esquire
 Florida Bar No. 123350
 Communication Email:
 tjoseph@rasflaw.com

ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: mail@rasflaw.com
 15-071486 - MoP
 Nov. 25; Dec. 2, 2016 16-02263K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2015CA-001661-0000-00
BANK OF AMERICA, NATIONAL ASSOCIATION AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P.
Plaintiff, vs.
ANJEL MARTINEZ A/K/A ANJEL MIGUEL MARTINEZ, et al
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated October 04, 2016, and entered in Case No. 2015CA-001661-0000-00 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein BANK OF AMERICA, NATIONAL ASSOCIATION AS SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P., is Plaintiff, and ANJEL MARTINEZ A/K/A ANJEL MIGUEL MARTINEZ, et al are Defendants, the clerk, Stacy M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 03 day of January, 2017, the following described property as set forth in said Final Judgment, to wit:

Lot 23, Block 1113, POINCIANA NEIGHBORHOOD 5 VILLAGE 7, according to the plat thereof recorded in Plat Book 53, Pages 19 through 28, Public Records of Polk County, Florida

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 within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated: November 21, 2016
 By: Heather J. Koch
 Phelan Hallinan
 Diamond & Jones, PLLC
 Heather J. Koch, Esq.,
 Florida Bar No. 89107
 Emilio R. Lenzi, Esq.,
 Florida Bar No. 0668273

Phelan Hallinan
 Diamond & Jones, PLLC
 Attorneys for Plaintiff
 2727 West Cypress Creek Road
 Ft. Lauderdale, FL 33309
 Tel: 954-462-7000
 Fax: 954-462-7001
 Service by email:
 FL.Service@PhelanHallinan.com
 PH # 64268
 Nov. 25; Dec. 2, 2016 16-02287K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2016CA-000210-0000-00
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
Plaintiff, vs.
WAYNE ORIN THEODORSON A/K/A WAYNE THEODORSON, et al
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated October 04, 2016, and entered in Case No. 2016CA-000210-0000-00 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, is Plaintiff, and WAYNE ORIN THEODORSON A/K/A WAYNE THEODORSON, et al are Defendants, the clerk, Stacy M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 03 day of January, 2017, the following described property as set forth in said Final Judgment, to wit:

Lot 265, LAKE PIERCE RANCH-ETTES 2ND ADDITION, according to the plat thereof as recorded in Plat Book 76, Page 21, Public Records of Polk County, Florida.

TOGETHER WITH THAT CERTAIN 2003 SANDPOINT FLEETWOOD MOBILE HOME I.D. NO.: GAFL235A/B88087-SP21

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 within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated: November 21, 2016
 By: Heather J. Koch
 Phelan Hallinan
 Diamond & Jones, PLLC
 Heather J. Koch, Esq.,
 Florida Bar No. 89107
 Emilio R. Lenzi, Esq.,
 Florida Bar No. 0668273

Phelan Hallinan
 Diamond & Jones, PLLC
 Attorneys for Plaintiff
 2727 West Cypress Creek Road
 Ft. Lauderdale, FL 33309
 Tel: 954-462-7000
 Fax: 954-462-7001
 Service by email:
 FL.Service@PhelanHallinan.com
 PH # 60392
 Nov. 25; Dec. 2, 2016 16-02288K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2016CA000922000000
WELLS FARGO BANK, NA,
Plaintiff, vs.
WILLIAM A. JERRILS JR.;
KARYLEE SLADE; et al.,
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on August 15, 2016 in Civil Case No. 2016CA000922000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, WELLS FARGO BANK, NA is the Plaintiff, and WILLIAM A. JERRILS JR.; KARYLEE SLADE; UNKNOWN SPOUSE OF WILLIAM A. JERRILS JR. NKA LISA JERRILS; UNKNOWN SPOUSE OF KARYLEE SLADE N/K/A DONALD EBDALSON; MX COMMUNICATION SERVICES LLC; LAKE ASHTON HOMEOWNERS ASSOCIATION INC; 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, GRANTEE, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on December 7, 2016 at 10:00 AM the following described real property as set forth in said Final Judgment, to wit:

LOT 709, LAKE ASHTON GOLF CLUB PHASE III-A, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 123, PAGES 6 AND 7, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated this 15 day of November, 2016.
 By: Susan W. Findley, Esq.
 FBN: 160600
 Primary E-Mail:
 ServiceMail@aldridgepите.com

ALDRIDGE | PITE, LLP
 Attorney for Plaintiff
 1615 South Congress Avenue
 Suite 200
 Delray Beach, FL 33445
 Telephone: (844) 470-8804
 Facsimile: (561) 392-6965
 1113-752132B
 Nov. 25; Dec. 2, 2016 16-02266K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

Case #: 2016-CA-002253
DIVISION: 11
JPMorgan Chase Bank, National Association
Plaintiff, vs.-
Dennis D. North; Brindy L. North; Unknown Parties in Possession #1, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2016-CA-002253 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein JPMorgan Chase Bank, National Association, Plaintiff and Dennis D. North are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realfore-

close.com at 10:00 A.M. on January 3, 2017, the following described property as set forth in said Final Judgment, to-wit:

EAST 1/2 OF LOT 9, AND LOT 10, LESS THE EASTERLY 15 FEET, OF BLOCK 2, RIDGE MANOR SUBDIVISION FIRST UNIT, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 12, PAGE 10, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Submitted By:
 ATTORNEY FOR PLAINTIFF:
 SHAPIRO, FISHMAN & GACHÉ, LLP
 2424 North Federal Highway,
 Suite 360
 Boca Raton, Florida 33431
 (561) 998-6700
 (561) 998-6707
 16-301267 FC01 CHE
 Nov. 25; Dec. 2, 2016 16-02281K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2015CA002257000000
U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF8 MASTER PARTICIPATION TRUST
Plaintiff, vs.
DELANA C. JAMES A/K/A DELANA CHEYENNE JAMES A/K/A DELANA JAMES, et al
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated October 04, 2016, and entered in Case No. 2015CA002257000000 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF8 MASTER PARTICIPATION TRUST, is Plaintiff, and DELANA C. JAMES A/K/A DELANA CHEYENNE JAMES A/K/A DELANA JAMES, et al are Defendants, the clerk, Stacy M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 03 day of January, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 53, YEARLING TRACE, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 91, PAGE 30, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

TOGETHER WITH A 2003 MOBILE HOME BEARING VINS HOGA20K04120A/HOGA20K04120B AFFIXED TO REAL PROPERTY.

TAX MAP OR PARCEL ID NO.: 252610294790000630
 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 within 60 days after the sale.

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 the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated: November 21, 2016
 By: Heather J. Koch
 Phelan Hallinan
 Diamond & Jones, PLLC
 Heather J. Koch, Esq.,
 Florida Bar No. 89107
 Emilio R. Lenzi, Esq.,
 Florida Bar No. 0668273

Phelan Hallinan
 Diamond & Jones, PLLC
 Attorneys for Plaintiff
 2727 West Cypress Creek Road
 Ft. Lauderdale, FL 33309
 Tel: 954-462-7000
 Fax: 954-462-7001
 Service by email:
 FL.Service@PhelanHallinan.com
 PH # 66144
 Nov. 25; Dec. 2, 2016 16-02289K

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386
 and select the appropriate County name from the menu option
 or e-mail legal@businessobserverfl.com

Business Observer

SECOND INSERTION

NOTICE OF ACTION
FORECLOSURE
PROCEEDINGS-PROPERTY
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
Case #: 2016-CA-003105
DIVISION: 4

Nationstar Mortgage LLC
Plaintiff, -vs.-

Terri R. Murphy, Surviving Spouse
of James D. Murphy, Deceased;
Unknown Spouse of Terri R.
Murphy; Unknown Parties in
Possession #1, If living, and all
Unknown Parties claiming by,
through, under and against the
above named Defendant(s) who
are not known to be dead or alive,
whether said Unknown Parties
may claim an interest as Spouse,
Heirs, Devises, Grantees, or Other
Claimants; Unknown Parties in
Possession #2, If living, and all
Unknown Parties claiming by,
through, under and against the above
named Defendant(s) who are not
known to be dead or alive, whether
said Unknown Parties may claim an
interest as Spouse, Heirs, Devises,
Grantees, or Other Claimants
Defendant(s).

TO: Terri R. Murphy, Surviving Spouse
of James D. Murphy, Deceased: LAST
KNOWN ADDRESS, 6942 North So-
crum Loop Road, Lakeland, FL 33809
and Unknown Spouse of Terri R. Mur-
phy: LAST KNOWN ADDRESS, 6942
North Socrum Loop Road, Lakeland,
FL 33809

Residence unknown, if living, includ-
ing any unknown spouse of the said
Defendants, if either has remarried and
if either or both of said Defendants are
dead, their respective unknown heirs,
devises, grantees, assignees, credi-
tors, lienors, and trustees, and all other

persons claiming by, through, under
or against the named Defendant(s);
and the aforementioned named
Defendant(s) and such of the aforemen-
tioned unknown Defendants and such
of the aforementioned unknown Defen-
dants as may be infants, incompetents
or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that
an action has been commenced to fore-
close a mortgage on the following real
property, lying and being and situated in
Polk County, Florida, more particularly
described as follows:

BEGIN AT THE SE CORNER
OF SECTION 13, TOWN-
SHIP 27 SOUTH, RANGE 23
EAST, POLK COUNTY, FLOR-
IDA, RUN THENCE NORTH
ALONG THE EAST BOUND-
ARY OF SAID SECTION 13 A
DISTANCE OF 760.40 FEET
TO THE E.O.B. THENCE RUN
SOUTH 89° 35' 30" WEST 175
FEET; THENCE NORTH 141.0
FEET, THENCE NORTH 89° 35'
30" EAST 175.0 FEET, THENCE
SOUTH 141.0 FEET TO THE
P.O.B.; LESS THE SOUTH 25.0
FEET AND THE EAST 25.0
FEET FOR ROAD RIGHT-OF-
WAY.

AND THE SOUTH 20 FEET
OF THE FOLLOWING DE-
SCRIBED PROPERTY
BEGIN AT THE SOUTH-
EAST CORNER OF SECTION
13, TOWNSHIP 27 SOUTH,
RANGE 23 EAST, POLK COUN-
TY, FLORIDA, RUN THENCE
NORTH ALONG THE EAST
BOUNDARY OF SAID SEC-
TION 13, A DISTANCE OF
901.40 FEET TO THE P.O.B.,
THENCE RUN SOUTH 89° 35'
30" WEST 175.0 FEET, THENCE
NORTH 120.0 FEET, THENCE
NORTH 89° 35' 30" EAST 175.0

FEET, THENCE SOUTH 120.0
FEET TO THE P.O.B., LESS
THE EAST 25.0 FEET FOR
ROAD RIGHT-OF-WAY; POLK
COUNTY, FLORIDA.
more commonly known as 6942
North Socrum Loop Road, Lake-
land, FL 33809.

This action has been filed against you
and you are required to serve a copy
of your written defense, if any, upon
SHAPIRO, FISHMAN & GACHÉ, LLP,
Attorneys for Plaintiff, whose address is
4630 Woodland Corporate Blvd., Suite
100, Tampa, FL 33614, within thirty
(30) days after the first publication of
this notice and file the original with the
clerk of this Court either before service
on Plaintiff's attorney or immediately
there after; otherwise a default will
be entered against you for the relief
demanded in the Complaint. Default
Date: December 8, 2016

If you are a person with a disabili-
ty who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the Office of the Court
Administrator, (863) 534-4690, within
two (2) working days of your receipt of
this (describe notice); if you are hearing
or voice impaired, call TDD (863) 534-
7777 or Florida Relay Service 711.

WITNESS my hand and seal of this
Court on the 1st day of November, 2016.
Stacy M. Butterfield
Clerk and County Courts
By: Asuncion Nieves
Deputy Clerk

SHAPIRO, FISHMAN
& GACHÉ, LLP
Attorneys for Plaintiff
4630 Woodland Corporate Blvd.,
Suite 100
Tampa, FL 33614
16-302550 FC01 CXE
Nov. 25; Dec. 2, 2016 16-02270K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT, IN
AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION

CASE NO.:
2015CA-001239-0000-00
U.S. BANK TRUST, N.A. AS
TRUSTEE FOR LSF9 MASTER
PARTICIPATION TRUST
Plaintiff, vs.
KYLEE H. CHUCKRY A/K/A
KYLEE CHUCKRY A/K/A KYLEE
HILL, et al
Defendants.

NOTICE IS HEREBY GIVEN pursu-
ant to a Final Judgment of foreclosure
dated October 04, 2016, and entered in
Case No. 2015CA-001239-0000-00 of
the Circuit Court of the TENTH Judi-
cial Circuit in and for POLK COUNTY,
Florida, wherein U.S. BANK TRUST,
N.A. AS TRUSTEE FOR LSF9 MAS-
TER PARTICIPATION TRUST, is
Plaintiff, and KYLEE H. CHUCKRY
A/K/A KYLEE CHUCKRY A/K/A
KYLEE HILL, et al are Defendants, the

clerk, Stacy M. Butterfield, will sell to
the highest and best bidder for cash,
beginning at 10:00 AM www.polk.
realforeclose.com, in accordance with
Chapter 45, Florida Statutes, on the
03 day of January, 2017, the following
described property as set forth in said
Final Judgment, to wit:

Lot 9, MERRIAM HEIGHTS,
an unrecorded Subdivision, ly-
ing in Section 18, Township 29
South, Range 24 East, being
described as: The West 100 feet
of the East 300 feet of the West
1/2 of the North 1/2 of the SE
1/4 of the SE 1/4 of Section 18,
Less the North 525 feet, more
or less, Public Records of Polk
County, Florida.

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
within 60 days after the sale.

If you are a person with a disabili-
ty who needs any accommodation in
order to participate in this proceed-

ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the Office of the Court
Administrator, (863) 534-4690, within
two (2) working days of your receipt of
this (describe notice); if you are hearing
or voice impaired, call TDD (863) 534-
7777 or Florida Relay Service 711.
Dated: November 21, 2016

By: Heather J. Koch
Phelan Hallinan
Diamond & Jones, PLLC
Heather J. Koch, Esq.,
Florida Bar No. 89107
Emilio R. Lenzi, Esq.,
Florida Bar No. 0668273

Phelan Hallinan
Diamond & Jones, PLLC
Attorneys for Plaintiff
2727 West Cypress Creek Road
Ft. Lauderdale, FL 33309
Tel: 954-462-7000
Fax: 954-462-7001
Service by email:
FL.Service@PhelanHallinan.com
PH # 60056
Nov. 25; Dec. 2, 2016 16-02290K

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CIVIL DIVISION

Case #: 2016-CA-001377
DIVISION: 11
Ditech Financial LLC f/k/a Green
Tree Servicing LLC
Plaintiff, -vs.-

Jason R. Sparkman; Christina L.
Sparkman; Unknown Parties in
Possession #1, If living, and all
Unknown Parties claiming by,
through, under and against the
above named Defendant(s) who
are not known to be dead or alive,
whether said Unknown Parties
may claim an interest as Spouse,
Heirs, Devises, Grantees, or Other
Claimants; Unknown Parties in
Possession #2, If living, and all
Unknown Parties claiming by,
through, under and against the
above named Defendant(s) who
are not known to be dead or alive,
whether said Unknown Parties

may claim an interest as Spouse,
Heirs, Devises, Grantees, or Other
Claimants
Defendant(s).

NOTICE IS HEREBY GIVEN pursu-
ant to order rescheduling foreclosure
sale or Final Judgment, entered in Civil
Case No. 2016-CA-001377 of the Cir-
cuit Court of the 10th Judicial Circuit in
and for Polk County, Florida, wherein
Ditech Financial LLC f/k/a Green Tree
Servicing LLC, Plaintiff and Jason R.
Sparkman are defendant(s), I, Clerk of
Court, Stacy M. Butterfield, will sell to
the highest and best bidder for cash at
www.polk.realforeclose.com at 10:00
A.M. on January 3, 2017, the following
described property as set forth in said
Final Judgment, to-wit:

LOT 23, BLOCK "B", SUNNY
GLEN PHASE III SUBDIVI-
SION, ACCORDING TO THE
MAP OR PLAT THEREOF, AS
RECORDED IN PLAT BOOK 83,
PAGE 34, PUBLIC RECORDS OF
POLK COUNTY, FLORIDA
ANY PERSON CLAIMING AN IN-

TEREST IN THE SURPLUS FROM
THE SALE, IF ANY, OTHER THAN
THE PROPERTY OWNER AS OF
THE DATE OF THE LIS PENDENS
MUST FILE A CLAIM WITHIN 60
DAYS AFTER THE SALE.

If you are a person with a disabili-
ty who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the Office of the Court
Administrator, (863) 534-4690, within
two (2) working days of your receipt of
this (describe notice); if you are hearing
or voice impaired, call TDD (863) 534-
7777 or Florida Relay Service 711.

Submitted By:
ATTORNEY FOR PLAINTIFF:
SHAPIRO, FISHMAN & GACHÉ, LLP
2424 North Federal Highway,
Suite 360
Boca Raton, Florida 33431
(561) 998-6700
(561) 998-6707
15-296677 FC01 GRT
Nov. 25; Dec. 2, 2016 16-02280K

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Hillsborough County

Pasco County

Pinellas County

Polk County

Lee County

Collier County

Charlotte County

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Friday Publication

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Observer

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT FOR THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CIVIL DIVISION

CASE NO.: 2016CA003184000000
DITECH FINANCIAL LLC
Plaintiff(s), vs.
MARIA E. GOMEZ; THE
UNKNOWN SPOUSE OF
MARIA E. GOMEZ; THE
VILLAGE AT TUSCAN RIDGE
HOMEOWNERS ASSOCIATION,
INC.; TUSCAN RIDGE MASTER
HOMEOWNERS ASSOCIATION,
INC.; THE UNKNOWN TENANT
IN POSSESSION OF 952 CORVINA
DRIVE, DAVENPORT, FL 33897;
Defendant(s).

YOU ARE HEREBY NOTIFIED
that a civil action has been filed
against you in the Circuit Court of
Polk County, Florida, to foreclose
certain real property described as fol-
lows:

Lot 239, VILLAGE AT TUS-
CAN RIDGE, according to the
plat thereof recorded in Plat
Book 113, Pages 37 and 38, of the
Public Records of Polk County,
Florida.

Property address: 952 Corvina
Drive, Davenport, FL 33897

You are required to file a written re-
sponse with the Court and serve a
copy of your written defenses, if any,
to it on Timothy D. Padgett, P.A.,
whose address is 6267 Old Water
Oak Road, Suite 203, Tallahassee,
FL 32312, at least thirty (30) days
from the date of first publication,
and file the original with the clerk
of this court either before service on
Plaintiff's attorney or immediately
thereafter; otherwise, a default will
be entered against you for the relief
demanded in the complaint.

If you are a person with a disabili-
ty who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the Office of the Court
Administrator, (863) 534-4690, within
two (2) working days of your receipt of
this (describe notice); if you are hearing
or voice impaired, call TDD (863) 534-
7777 or Florida Relay Service 711.

DATED this the 4 day of NOV, 2016.
Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
BY: Danielle Cavas
Deputy Clerk

Plaintiff Atty:
Timothy D. Padgett, P.A.
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlaw.net
TDP File No. 15-002392-2
Nov. 25; Dec. 2, 2016 16-02269K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT, IN
AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION

CASE NO.: 2015-CA-003518
U.S. BANK NATIONAL
ASSOCIATION,
Plaintiff, v.
OSMAN J. PALMA
BETANCOURTH; BIANCA
MARTINEZ RUIZ; UNKNOWN
PARTY IN POSSESSION
1; UNKNOWN PARTY IN
POSSESSION 2; HOUSING
FINANCE AUTHORITY OF
PINELLAS COUNTY,
Defendants.

NOTICE is hereby given that, Stacy
M. Butterfield, Clerk of the Circuit
Court of Polk County, Florida, will
on the 7th day of December, 2016, at
10:00 a.m. EST, via the online auction
site at www.polk.realforeclose.com in
accordance with Chapter 45, F.S., of-
fer for sale and sell to the highest and
best bidder for cash, the following
described property situated in Polk
County, Florida, to wit:

Lot 3, Block 1, ALAMO VILLAGE,
a subdivision according to the plat
thereof recorded in Plat Book 55,
Page 33, in the Public Records of
Polk County, Florida.

Property Address: 622 W. Alamo
Drive, Lakeland, FL 33813

pursuant to the Final Judgment of
Foreclosure entered in a case pending
in said Court, the style and case number
of which is set forth above.

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
within 60 days after the sale.

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 the Office of the Court Admini-
strator, (863) 534-4690, within two (2)
working days of your receipt of this (de-
scribe notice); if you are hearing or voice
impaired, call TDD (863) 534-7777 or
Florida Relay Service 711.

SUBMITTED on this 21st day of No-
vember, 2016.

Anthony R. Smith, Esq.
FL Bar #157147
Kathryn I. Kasper, Esq.
FL Bar #621188
Attorneys for Plaintiff

OF COUNSEL:
Sirote & Permutt, P.C.
1115 East Gonzalez Street
Pensacola, FL 32503
Toll Free: (800) 826-1699
Facsimile: (850) 462-1599
Nov. 25; Dec. 2, 2016 16-02279K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT, IN
AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION

CASE NO.: 2016CA000941000000
JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION
Plaintiff, vs.
MORIAH MADDUX, et al
Defendants.

NOTICE IS HEREBY GIVEN pursu-
ant to a Final Judgment of foreclosure
dated October 04, 2016, and entered in
Case No. 2016CA000941000000 of
the Circuit Court of the TENTH Judi-
cial Circuit in and for POLK COUN-
TY, Florida, wherein JPMOR-
GAN CHASE BANK, NATIONAL AS-
SOCIATION, is Plaintiff, and MORI-
AH MADDUX, et al are Defendants,
the clerk, Stacy M. Butterfield, will
sell to the highest and best bidder for
cash, beginning at 10:00 AM www.
polk.realforeclose.com, in accordance
with Chapter 45, Florida Statutes, on
the 03 day of January, 2017, the fol-
lowing described property as set forth
in said Final Judgment, to wit:

Lot 127, CHANLER RIDGE, ac-
cording to the plat thereof re-
corded in Plat Book 133, pages 2
through 7, public records of Polk
County, Florida.

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
within 60 days after the sale.

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 the Office of the Court Admini-
strator, (863) 534-4690, within two (2)
working days of your receipt of this (de-
scribe notice); if you are hearing or voice
impaired, call TDD (863) 534-7777 or
Florida Relay Service 711.

Dated: November 21, 2016

By: Heather J. Koch
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