

BUSINESS OBSERVER FORECLOSURE SALES

MANATEE COUNTY

| Case No. | Sale Date | Case Name | Sale Address | Firm Name |
|---------------------------|------------|--|---|---------------------------------------|
| 41-2014-CA-006162 | 12/27/2016 | Federal National vs. Mary F McComish etc et al | Lot 27, W '20 Lot 26, Belleview Subn, PB 2/67 | Choice Legal Group P.A. |
| 2015CA002967AX | 12/27/2016 | HSBC Bank vs. Ralph Davies et al | Lot 17, Blk A, Country Oaks, PB 22/45 | Brock & Scott, PLLC |
| 2016 CC 000754 | 01/03/2017 | Palm Aire vs. Kim R Mestel et al | 6999 West Country Club Dr. N. #221, Sarasota, FL 34243 | Levitt, Sandy Alan |
| 2016CA002338AX | 01/03/2017 | Federal National vs. Maria Romero etc et al | Lot 4073, Cascades at Sarasota, PB 46/191 | SHD Legal Group |
| 41-2013-CA-003813 | 01/04/2017 | BMO Harris vs. Brittany A DePhillips et al | Lot 27, Blk A, Tideue Estates 2nd Addn, PB 18/86 | Winderweedle, Haines, Ward & Woodman, |
| 41-2015-CA-002416AX Div B | 01/04/2017 | JPMorgan Chase Bank vs. Donald G Spiller et al | Lots 6 & 7, Blk 15, Whitfield Estates, PB 4/23 | Shapiro, Fishman & Gache (Boca Raton) |
| 2013-CA-002789 Div D | 01/06/2017 | Nationstar Morgage vs. Norman L Willis Unknowns et al | Pt B, Scn 25, TS 33 S, Rng 17 E | Shapiro, Fishman & Gache (Boca Raton) |
| 2016 CA 2304 Div B | 01/06/2017 | United States vs. Joyce A Miller-Porter et al | Part of Lot 1, Blk 2, Loyd Addn to Palmeto, PB 1/220 | Boswell & Dunlap, LLP |
| 2016-CA-002209 | 01/06/2017 | Wilmington Savings vs. Wanick Damour et al | 13670 Highland Road, Wimauma, FL 33958 | Storey Law Group, PA |
| 2013-CA-006264 Div B | 01/06/2017 | Green Tree vs. Teresa C Wainscott et al | Lot 11, Blk B, Bayshore Gardens, Scn 11, PB 12/4 | Shapiro, Fishman & Gache (Boca Raton) |
| 2016-CA-002721 Div B | 01/06/2017 | Nationstar Mortgage vs. Jeffrey S Richards etc et al | Lot 41, Regency Oaks, Phs I, PB 26/12 | Shapiro, Fishman & Gache (Boca Raton) |
| 2013-CA-001730 Div B | 01/06/2017 | Wells Fargo Bank vs. Alan Paul Lee etc et al | Lot 106, Oak Terrace, PB 23/61 | Shapiro, Fishman & Gache (Boca Raton) |
| 41-2014-CA-001314 | 01/06/2017 | Bank of America vs. Lawrence M Fields et al | 7312 E 40th Lane, Sarasota, FL 34243 | Marinosci Law Group, P.A. |
| 41 2013CA005477AX | 01/06/2017 | Nationstar Mortgage vs. Edward J Niedz et al | 5012 79th Street East, Bradenton, FL 34203 | Robertson, Anschutz & Schneid |
| 2014-CA-004942 Div D | 01/10/2017 | JPMorgan Chase Bank vs. Michael Steele etc et al | Lot 10, Imperial Ridge, PB 23/143 | Shapiro, Fishman & Gache (Boca Raton) |
| 2015-CA-3971 | 01/10/2017 | Fifth Third Mortgage vs. Christopher R Joyner et al | Lot 13, Lamp Post Place, Phs I, PB 31/114 | McCalla Raymer Pierce, LLC |
| 2013-CA-003896 | 01/10/2017 | GTE Federal vs. Gabrielse, Kathi et al | 7271W Country Club Dr N #2, Sarasota, FL 34243 | Albertelli Law |
| 2015-CA-004065 Div D | 01/11/2017 | HSBC Bank vs. Robin J Reed et al | Unit C 202, Sarasota Cay Club, ORB 2078/2292 | Shapiro, Fishman & Gache (Boca Raton) |
| 2012 CA 002347 | 01/11/2017 | The Bank of New York vs. Antony, Andrew et al | 4330 61st Ave Bradenton, FL 34203 | Albertelli Law |
| 2015CA003842AX | 01/12/2017 | The Bank of New York vs. Collin H Clement Jr etc et al | 2111 24th St. W., Bradenton, FL 34205 | Robertson, Anschutz & Schneid |
| 2016CA001035AX | 01/12/2017 | Citimortgage vs. Rhonda S Thomas etc et al | 6710 36th Ave E., Palmetto, FL 34221 | Robertson, Anschutz & Schneid |
| 2012CA002064AX | 01/12/2017 | U.S. Bank vs. Julius R Brooks et al | 10122 41st Ct E, Parrish, FL 34219 | Marinosci Law Group, P.A. |
| 2016 CA 3770 | 01/17/2017 | Bougainvillea Lenders vs. Ellenton Bougainvillea et al | Multiple Lots, Bougainvillea Place, PB 50/1 | Gibson, Kohl, Wolff & Hric , P.L. |
| 2014CA005609AX | 01/17/2017 | JPMorgan Chase Bank vs. Graham P Williams et al | Unit 45B Heritage Pines, CB 11/37 | Phelan Hallinan Diamond & Jones, PLC |
| 2015CA001738 | 01/17/2017 | Deutsche Bank vs. Mary Ellen Cohen etc et al | Lot 3, Blk A, Washington Gardens, PB 10/13 | McCalla Raymer Pierce, LLC |
| 2010 CA 004899 Div D | 01/17/2017 | BAC Home Loans vs. Thomas E Harmening et al | 7111 Sandhills Place, Bradenton, FL 34202 | Quintairos, Prieto, Wood & Boyer |
| 41 2015CA000949AX | 01/18/2017 | Wells Fargo Bank vs. Robert H Katzenberger et al | Parcel in Scn 22, TS 33 S, Rng 21 E | Gladstone Law Group, P.A. |
| 2016CA000896AX | 01/18/2017 | Wells Fargo Bank vs. John G Green etc et al | Unit 10A, Sunbow Bay, Phs 1, CB 8/19 | Popkin & Rosaler, P.A. |
| 2016 CA 1345 | 01/18/2017 | Valley National Bank vs. Braden River Investments et al | Parcel in Scn 15, TS 35 S, Rng 18 E | Jones Walker, LLP |
| 2016-CA-003455 | 01/19/2017 | The Bank of New York vs. Salvatore Alfonso et al | 4937 Bookelia Cir, Bradenton, FL 34203 | Deluca Law Group |
| 2016 CA 003183 | 01/19/2017 | Ditech Financial vs. David F Scharf et al | 3606 67th Terrace East, Sarasota, FL 34243 | Padgett, Timothy D., P.A. |
| 2013CA003025 | 01/24/2017 | U.S. Bank vs. Donald R Johnston III et al | Lot 18, Blk B, 26th St, PB 8/2 | Popkin & Rosaler, P.A. |
| 2015CA002170AX | 01/25/2017 | Reverse Mortgage vs. Diane E Watkins et al | 4211 Saint Clair Dr., Sarasota, FL 34243 | Robertson, Anschutz & Schneid |
| 2008-CA-001595 Div D | 01/31/2017 | The Bank of New York vs. Barbara Stephens et al | Condo Parcel 106, Bldg 4, Serenata Sarasota, ORB 2092/711 | Shapiro, Fishman & Gache (Boca Raton) |
| 2016CA000499 | 01/31/2017 | U.S. Bank vs. Hope Ryckman et al | 1550 12th St W., Palmetto, FL 34221 | Robertson, Anschutz & Schneid |
| 2016CA002025AX | 01/31/2017 | Reverse Mortgage vs. Estate of Virginia Johnson et al | 1412 E 20th Avenue, Bradenton, FL 34208 | Robertson, Anschutz & Schneid |
| 2016-CA-002117 Div B | 02/01/2017 | Nationstar Mortgage vs. Vanessa K Hedden et al | Parcel in Scn 10, TS 34 S, Rng 17 E | Shapiro, Fishman & Gache (Boca Raton) |
| 2016-CA-000394 Div D | 02/01/2017 | EverBank vs. Raymundo Garcia III etc et al | Lot 10, Bayou Court, PB 11/18 | Shapiro, Fishman & Gache (Boca Raton) |
| 2015-CA-005793 Div D | 02/01/2017 | Nationstar Mortgage vs. Andrea Spring McCurry etc et al | Lot 590, Copperstone Phs 1, PB 51/178 | Shapiro, Fishman & Gache (Boca Raton) |
| 2015-CA-005876 Div D | 02/01/2017 | Wells Fargo Bank vs. Nancy Procurot et al | Unit 225, Wildewood Springs IIC, ORB 980/3796 | Shapiro, Fishman & Gache (Boca Raton) |
| 2016 CA 210 | 02/01/2017 | The Bank of Commerce vs. Ronald Comito et al | Lot 8, Blk A, Lakewood Ranch, PB 40/149 | Hankin & Hankin |
| 2016-CA-001840 Div B | 02/08/2017 | Nationstar Mortgage vs. Jeremy Pisciotta et al | Lot 16, Woods of Whitfield, #8, PB 22/12 | Shapiro, Fishman & Gache (Boca Raton) |
| 2015CA004975AX | 02/21/2017 | Regions Bank vs. Timothy J Gilmer et al | 11615 Gramercy Park Ave., Bradenton, FL 34211 | Robertson, Anschutz & Schneid |
| 2014CA000311 | 02/21/2017 | Ocwen Loan Servicing vs. Claire L Hendricks Unknowns et al | 708 Magellan Dr., Sarasota, FL 34243 | Robertson, Anschutz & Schneid |
| 2015CA000032AX Div B | 02/22/2017 | Suntrust Mortgage vs. Gloria M Sandler et al | Unit 18, Bldg B, Sanctuary of Bradenton, ORB 2071/4867 | Shapiro, Fishman & Gache (Boca Raton) |
| 2016CA002252AX | 02/24/2017 | Citimortgage vs. Robert Granato et al | 642 Foggy Morn Lane, Bradenton, FL 34212 | Robertson, Anschutz & Schneid |
| 41 2015CA005362AX | 02/24/2017 | Ditech Financial vs. Jeffrey L Hostetler et al | 6915 Holmes Blvd., Holmes Beach, FL 34217 | Padgett, Timothy D., P.A. |
| 2012-CA-02429 Div D | 02/28/2017 | The Bank of New York vs. Gerald J Bowes et al | 543 67th St, Holmes Beach, FL 34217 | Burr & Forman LLP |
| 2014-CA-006322 | 03/01/2017 | First Bank vs. Michael W Drager et al | Part of Lot 11, South Side Farms, PB 7/13 | Wotitzky, Wotitzky, Ross, & McKinley |
| 2014CA006512 AX | 03/02/2017 | Deutsche Bank vs. Donise Jackson et al | Pt of Lot 4, Southern Investments, PB 1/155 | Gladstone Law Group, P.A. |
| 2016-CA-586 | 03/02/2017 | Sharon Keil vs. Brian P O'Halloran et al | Parcel in Scn 10, TS 34 S, Rng 17 E | Greene Hamrick Quinlan & Schermer P.A |
| 2015CA005356AX | 03/08/2017 | Ditech Financial vs. Susan M Linden et al | 825 Waterside Lane, Unit 13, Bradenton, FL 34209 | Robertson, Anschutz & Schneid |

CHARLOTTE COUNTY

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| 08-2016-CA-000735 | 12/29/2016 | Wells Fargo Bank vs. Laurretta Lyster et al | 3338 Harbor Blvd., Port Charlotte, FL 33952 | Albertelli Law |
| 15CA000230 | 01/04/2017 | HSBC Bank vs. Mario Rodriguez etc et al | Lot 6, Blk 1622, Pt Char Subn, Scn 12, PB 5/1A | Brock & Scott, PLLC |
| 14002724CA | 01/04/2017 | Ocwen Loan vs. Estate of Toshiko Doda Unknowns et al | 98 Maltby Ave., Port Charlotte, FL 33953 | Robertson, Anschutz & Schneid |
| 16000889CA | 01/04/2017 | Reverse Mortgage vs. Marilyn J Buckingham et al | 2304 Bendway Drive., Port Charlotte, FL 33948 | Albertelli Law |
| 16000531CA | 01/04/2017 | Wells Fargo Bank vs. Carolann M Holley et al | 2594 Ambrose Ln., Port Charlotte, FL 33952 | Albertelli Law |
| 14000995CA | 01/04/2017 | Green Tree Servicing vs. Anne Gallo et al | 7324 Sea Mist Dr., Port Charlotte, FL 33981 | Robertson, Anschutz & Schneid |
| 16-000310-CA | 01/04/2017 | Avail 2 vs. Luis Pacheco etc et al | #411, Bldg D, Acapulco Lakes, ORB 3321/993 | Chisholm, Robert M. P.A. |
| 16001199CA | 01/05/2017 | Wells Fargo Bank vs. Brain W Beaston et al | 1298 Waterside St., Port Charlotte, FL 33952 | Albertelli Law |
| 16001411CA | 01/05/2017 | Wilmington Trust vs. Lori Conn-Johnson et al | 26052 Salonika Lane, Punta Gorda, FL 33983 | Albertelli Law |
| 16-0784 CC | 01/05/2017 | Burnt Store vs. Kathleen Lynch et al | 7516 Coral Tree, Punta Gorda, FL | Goldman, Tiseo & Sturges, P.A. |
| 2015-CA-002693 | 01/05/2017 | SunTrust Bank vs. Alice S Schimke Unknowns et al | Lot 9, Blk 742, Pt Char Subn, Scn 21, PB 5/12A | Shapiro, Fishman & Gache (Boca Raton) |
| 16000775CA | 01/05/2017 | Federal National vs. David Putman et al | Lot 9, Blk 554, Pt Char Subn, Scn 13, PB 5/2A | Choice Legal Group P.A. |
| 16000074CA | 01/11/2017 | Nationstar Mortgage vs. Marjorie A Paul et al | 20435 Copeland Ave., Port Charlotte, FL 33952 | Robertson, Anschutz & Schneid |
| 2015-CA-002045 | 01/12/2017 | U.S. Bank vs. Susan K Byler et al | Pt of Lots 11-15, Blk 108, Grove City Land, PB 1/4 | Shapiro, Fishman & Gache (Boca Raton) |
| 16000977CA | 01/12/2017 | Bank of America vs. Jostin Freeman Burbidge et al | Lot 1, Blk 817, Pt Char Subn, Scn 26, PB 5/19A | Gilbert Garcia Group |
| 08-2016-CA-000115 | 01/17/2017 | Wells Fargo Bank vs. Lillian Myhro et al | 151 Duxbury Ave., Port Charlotte, FL 33952 | Albertelli Law |
| 08-2016-CA-001214 | 01/18/2017 | Nationstar Mortgage vs. Virginia Barjon et al | 21422 Kenyon Ave., Port Charlotte, FL 33952 | Robertson, Anschutz & Schneid |
| 16000325CA | 01/18/2017 | CIT Bank vs. Estate of Stephen C Pickhardt Unknowns et al | 25928 Aysen Dr., Punta Gorda, FL 33983 | Robertson, Anschutz & Schneid |
| 15001659CA | 01/18/2017 | Deutsche Bank vs. Cynthia Ann Cooley et al | Lot 16, Blk 1526, Pt Char Subn, Scn 15, PB 5/4A | McCalla Raymer Pierce, LLC |
| 09000065CA | 01/20/2017 | PHH Morgage vs. Jonathan D Peavey et al | 940 Santa Brigida, Punta Gorda, FL 33950 | Clarfield, Okon, Salomone & Pincus, P.L. |
| 16000589CA | 01/20/2017 | Bank of America vs. Mary Anne Johnson et al | 585 Melrose Ave NW, Charlotte, FL 33952 | Robertson, Anschutz & Schneid |
| 16000109CA | 01/23/2017 | Midfirst Bank vs. Kimberly M Huggard etc et al | 20262 Gladstone Ave., Port Charlotte, FL 33952-2207 | eXL Legal |
| 2016-CA-000256 | 01/24/2017 | BMO Harris vs. Roni Hutchison etc et al | Lot 12, Blk 16, Prairie Creek Park, PB 13/33A | Zimmerman, Kiser & Sutcliffe, P.A. |
| 16000449CA | 01/30/2017 | Nationstar Mortgage vs. Robert T Bennett et al | 20275 Gentry Ave., Port Charlotte, FL 33952 | Robertson, Anschutz & Schneid |
| 16001155CA | 01/30/2017 | Freedom Mortgage vs. William G Carlson et al | 13551 Santa Rosa Ave Port Charlotte, FL 33981 | Albertelli Law |
| 2014-CA-001785 | 02/10/2017 | Green Tree Servicing vs. Herbert L Sprague et al | Lot 25, Blk 98, Punta Gorda Isles, PB 11/7A | Shapiro, Fishman & Gache (Boca Raton) |
| 2015CA000653 | 02/10/2017 | Federal National vs. Mitchell T Brooks et al | Pt of Lot 509, Port Char Subn Scn 40, PB 6/26-A | Kahane & Associates, P.A. |

CHARLOTTE COUNTY

| Case No. | Sale Date | Case Name | Sale Address | Firm Name |
|-------------------|------------|---|---|---|
| 16001248CA | 02/15/2017 | Federal National vs. Raymond A Chumbley etc et al | 18256 Temple Ave., Port Charlotte, FL 33948 | Robertson, Anschutz & Schneid |
| 15002601CA | 02/15/2017 | Wells Fargo Bank vs. William C James et al | Lot 1212, Rotonda Heights, PB 8/26A | Brock & Scott, PLLC |
| 16000367CA | 02/16/2017 | CIT Bank vs. Eleanore Dirrane et al | 3387 Pinetree St., Port Charlotte, FL 33952 | Robertson, Anschutz & Schneid |
| 08-2016-CA-000763 | 02/16/2017 | CIT Bank vs. Adele Saxton etc Unknowns et al | 467 Encarnacion St., Punta Gorda, FL 33983 | Albertelli Law |
| 15002819CA Sec 35 | 02/22/2017 | DBI/ASG vs. Edwin S Jean et al | 1017 Marcus St., Port Charlotte, FL 33952 | The Geheren Firm, P.C. |
| 15002778CA | 03/02/2017 | The Bank of New York vs. Gerald W Rose etc et al | 23392 Kim Avenue, Port Charlotte, FL 33954 | Clarfield, Okon, Salomone & Pincus, P.L. |
| 13001273CA | 03/02/2017 | Suntrust Mortgage vs. Randall T Dumas et al | Lot 19, Blk 3886, Pt Char Subn, Scn 67, PB 6/5A | Brock & Scott, PLLC |
| 16000696CA | 03/08/2017 | Suncoast Credit Union vs. Steven E Kiraly et al | Lot 23, Blk 1576, Pt Char Subn, Scn 15, PB 5/4A | Henderson, Franklin, Starnes & Holt, P.A. |
| 08-2016-CA-001175 | 03/09/2017 | Wells Fargo Bank vs. Sadie P Allen et al | 20231 Macon Ln., Port Charlotte, FL 33952 | Kass, Shuler, P.A. |
| 16000860CA | 03/16/2017 | Caliber Home Loans vs. Michael T Varley et al | 3166 Gillot Blvd., Port Charlotte, FL 33981 | Albertelli Law |
| 15002504CA | 03/17/2017 | Carrington Mortgage Services vs. Dolores G McNamara et al | 22307 Alcorn Ave., Port Charlotte, FL 33952 | Lender Legal Services, LLC |
| 15002653CA | 03/17/2017 | Wells Fargo Bank vs. Mary Metcalf et al | 24299 Yacht Club Blvd., Punta Gorda, FL 33955 | Albertelli Law |
| 08-2015-CA-001396 | 04/03/2017 | Wells Fargo Bank vs. Exclusive Home Design LLC et al | 7233 N Blue Sage, Punta Gorda, FL 33955 | Albertelli Law |
| 08-2014-CA-001847 | 05/08/2017 | Wells Fargo Bank vs. Bobby W Enwright et al | 2170 Rio De Janeiro Ave., Punta Gorda, FL 33983 | Albertelli Law |

SARASOTA COUNTY

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|----------------------------|------------|--|--|---------------------------------------|
| 2015 CA 004739 NC | 12/27/2016 | The Bank of New York Mellon vs. Scott Radkey etc et al | 2260 Lockwood Lake Circle West, Sarasota, FL 34234 | Robertson, Anschutz & Schneid |
| 2015 CA 000636 NC Div A | 12/27/2016 | Quicken Loans vs. Emily A Moxom Unknowns et al | Lot 3, Hunt Club, PB 27/6 | Shapiro, Fishman & Gache (Boca Raton) |
| 2014 CA 004536 NC | 12/27/2016 | Nationstar Mortgage vs. Christina M Cook et al | 4411 Groveland Avenue, Sarasota, FL 34231-7557 | Robertson, Anschutz & Schneid |
| 2008 CA 11638 | 12/27/2016 | Wells Fargo Bank vs. Willie L Claridy et al | 2950 Palmadelia Ave., Sarasota, FL 34234-0000 | Robertson, Anschutz & Schneid |
| 2010 CA 008338 NC Div A | 12/27/2016 | U.S. Bank vs. Pogge, Karl et al | 124 Main Street, Osprey, FL 34229 | Albertelli Law |
| 58-2016-CA-002096 NC | 12/27/2016 | CIT Bank vs. Langworthy, Benjamin L et al | 6384 Draw Lane, Unit #38, Sarasota, FL 34238 | Albertelli Law |
| 58-2013-CA-005893 Div A | 12/27/2016 | Reverse Mortgage Funding vs. Robert C English Jr etc et al | 1311 Pine Needle Rd Venice, FL 34285-6418 | Albertelli Law |
| 2016 CA 001600 NC | 12/27/2016 | HSBC Bank vs. Mark E Holt etc et al | 634 Leslie Ln Unit #74, Venice, FL 34285 | Robertson, Anschutz & Schneid |
| 2015 CA 002475 Div C | 12/27/2016 | Wells Fargo Bank vs. Skelly, Toby et al | 203 Auburn Lakes Cir 203 Venice, FL 34292 | Albertelli Law |
| 58 2014 CA 006453 Div C | 12/27/2016 | Bank of America vs. Amon, Debra et al | 5445 Creeping Hammock Drive, Sarasota, FL 34231 | Albertelli Law |
| 2016 CA 001113 NC | 12/27/2016 | Wells Fargo Bank vs. Phillip Colpas et al | Township 36 South, Range 18 East | Brock & Scott, PLLC |
| 2014-CC-4834-NC | 12/27/2016 | Whispering Sands vs. Barbara Toll et al | 199 Whispering Sands Drive, Unit 201, Sarasota 34242 | Becker & Poliakoff, P.A. (Tampa) |
| 2013 CA 002882 NC | 12/27/2016 | Bank of America vs. Nathaniel Brown III et al | Lot 65, Desoto Pines, Unit II, PB 29/27 | Van Ness Law Firm, P.A. |
| 2011-CA-009114-NC Div A | 12/28/2016 | Bank of America vs. Joseph M Mayton et al | Lot 3, Blk 572, PB 14/6 | Shapiro, Fishman & Gache (Boca Raton) |
| 2013 CA 004027 NC | 12/28/2016 | Citimortgage vs. Miriam J Smith etc et al | 2445 E Burr Oak Ct, Sarasota, FL 34232 | Robertson, Anschutz & Schneid |
| 58-2015-CA-006613-NC Div A | 12/28/2016 | Bank of America vs. Earl, Kevin et al | 320 Cardinal Rd, Venice, FL 34293 | Albertelli Law |
| 2014-CA-000880-NC Div A | 12/30/2016 | Wells Fargo Bank vs. Joseph A Rispoli et al | Lot 5, Oak Ford, Phase I, PB 31/5 | Shapiro, Fishman & Gache (Boca Raton) |
| 2012-CA-008664-NC | 01/03/2017 | Deutsche Bank vs. Guarien Estrella et al | Lot 45, Venetian Golf & River Club, Phase 3-1, PB 45/6 | Ward Damon Posner Pheterson & Bleau |
| 2015-CA-006337-NC | 01/03/2017 | U.S. Bank vs. Bruce J Brunette et al | Chateaugay Condominium, Unit 303, Bldg A, ORB 546/331 | Shapiro, Fishman & Gache (Boca Raton) |
| 2012-CA-004219 | 01/03/2017 | Bank of America vs. Gary A Weber et al | Lots 7452 & 7453, South Venice, Unit 27, PB 6/76 | Kelley, Kronenberg, P.A. |
| 2014 CA 006499 NC | 01/03/2017 | U.S. Bank Trust vs. Barbara A Justice etc et al | Lot 1, Blk 2631, 52nd Addn, PB 21/13 | Phelan Hallinan Diamond & Jones, PLC |
| 2015-CA-006445-NC | 01/03/2017 | U.S. Bank vs. Edwin Jean et al | Lot 19, Blk 381, PB 12/22 | Shapiro, Fishman & Gache (Boca Raton) |
| 2015-CA-003275 | 01/04/2017 | Deutsche Bank vs. Deborah Luque etc et al | 5846 Benevento Drive, Sarasota, FL 34238 | Ward Damon Posner Pheterson & Bleau |
| 58-2015-CA-006631-NC Div C | 01/04/2017 | U.S. Bank vs. Simensky, Lori et al | 5274 Abdella Ln, North Port, FL 34291 | Albertelli Law |

MANATEE COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE OF PUBLIC SALE
Insurance Auto Auctions, Inc gives Notice of Foreclosure of Lien and intent to sell these vehicles on 01/17/2017, 09:00 am at 1208 17th St. E., Palmetto, FL 34221, pursuant to subsection 713.78 of the Florida Statutes. IAA, INC reserves

the right to accept or reject any and/or all bids.
2HGES26874H600266 2004 HOND
2T1BY32E75C413624 2005 TOYT
2C3KA43R67H854721 2007 CHRYS
1G1JE5SB4F4127474 2015 CHEV
December 23, 2016 16-01645M

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 ISAAC'S DISCOUNT MINI MART located at 1115 57th Avenue West, in the County of Manatee, in the City of Bradenton, Florida 34207, intends to register the said name with the Division, of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Manatee County, Florida, this 15th day of December 2016.
VP Enterprise of Bradenton, Inc.
December 23, 2016 16-01656M

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 Alpha Taxi located at 916 50th Ave West, in the County of Manatee, in the City of Bradenton, Florida 34207 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bradenton, Florida, this 18th day of December, 2016.
Alpha Unlimited, LLC
December 23, 2016 16-01650M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016CP2709AX
Division PROBATE
IN RE: ESTATE OF
MURRAY BUSHMAN
Deceased.

The administration of the estate of Murray Bushman, deceased, whose date of death was August 14th, 2016, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. 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 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 23, 2016.

Deborah L. Gates
8124 36th Street East,
Sarasota, FL 34243

Personal Representative

JOHN W. WEST III
JOHN WEST, P.A.
Attorneys for Personal Representative
5602 MARQUESAS CIRCLE
SUITE 212
SARASOTA, FL 34233
By: JOHN W. WEST III
Florida Bar No. 987026
December 23, 30, 2016 16-01638M

FIRST INSERTION

NOTICE TO CREDITORS
THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR THE COUNTY OF
MANATEE -
STATE OF FLORIDA
PROBATE DIVISION
File No.: 2016-CP-003014
IN RE ESTATE OF
RONALD CLAYTON UDEN
Deceased.

The administration of the Estate of RONALD CLAYTON UDEN, deceased, whose date of death was May 18, 2016, is pending in the Circuit Court for Manatee County Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205, under the above referenced file number. The name and address 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 THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR WITHIN THIRTY (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 the decedent's estate, must file their claims with this Court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED 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.

Dated: 12 13, 2016

Joseph H. Kubiak,
Personal Representative
C/O LAWRENCE & ASSOCIATES
1990 Main Street - Ste. 750
Sarasota, Florida 34236

Paul J. Bupivi (FL Bar #94635)
Attorney for the
Personal Representative
LAWRENCE & ASSOCIATES
1990 Main Street - Ste. 750
Sarasota, Florida 34236
Tel. (941) 404-6360
Email:
pbupivi@lawrencelawoffices.com
December 23, 30, 2016 16-01649M

FIRST INSERTION

NOTICE OF ADMINISTRATION
IN THE CIRCUIT COURT IN AND
FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
CASE NO: 2016 CP 002586 AX
IN RE: THE ESTATE OF
DIANE W. SHANOS,
Deceased.

The administration of the Estate of Diane W. Shanos, deceased, Case No: 2016 CP 002586 AX, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is "Clerk of Circuit Court; Probate Division, Post Office Box 1000, Bradenton, Florida 34206".

The name and address of the Personal Representative is set forth below.
ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All persons on whom this notice is served who have objections that challenge the validity of the Will, the qualifications of the Personal Representative, venue, or jurisdiction of this Court are required to file their objections with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All creditors of the decedent and other persons having claims or demands against decedent's Estate on whom a copy of this notice is served within

three months after the date of the first publication of this notice must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and persons having claims or demands against the decedent's Estate must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIM, DEMANDS, AND OBJECTIONS NOT SO FILED WILL BE FOREVER BARRED.

The date of the first publication of this Notice is December 23, 2016.

PERSON GIVING NOTICE

Matthew J. Stepulla,
Personal Representative
7122 249th Street East
Myakka City, Florida 34251
LAWYER FOR PERSON GIVING NOTICE
Theodore Parker, esq.
Florida Bar No: 193974
1800 2ND Street; Suite 819
Sarasota, Florida 34236
(941) 952-0600 Telephone
(941) 952-0601 Facsimile
TParkerSRQ@aol.com
December 23, 30, 2016 16-01655M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2016CP002866AX
Division PROBATE
IN RE: ESTATE OF
SARAH J. ALMOND
Deceased.

The administration of the estate of SARAH J. ALMOND, deceased, whose date of death was June 10, 2016, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. 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 de-

mands 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 December 23, 2016.

Personal Representative:
DAVID A. JONES

c/o Kristina Lynn Reed, Esquire
630 East Ocean Avenue
Boynton Beach, Florida 33435
BERNARD C. BALDWIN, III
c/o Kristina Lynn Reed, Esquire
630 East Ocean Avenue
Boynton Beach, Florida 33435
Attorney for
Personal Representative
KRISTINA LYNN REED
Attorney
Florida Bar No. 0113382
Reed Griffith And Moran
630 East Ocean Avenue
Boynton Beach, Florida 33435
December 23, 30, 2016 16-01639M

OFFICIAL
COURT HOUSE
WEBSITES:

MANATEE COUNTY:
manateeclerk.com

SARASOTA COUNTY:
sarasotaclerk.com

CHARLOTTE COUNTY:
charlotte.realforeclose.com

LEE COUNTY:
leclerk.org

COLLIER COUNTY:
collierclerk.com

HILLSBOROUGH COUNTY:
hillsclerk.com

PASCO COUNTY:
pasco.realforeclose.com

PINELLAS COUNTY:
pinellasclerk.org

POLK COUNTY:
polkcountyclerk.net

ORANGE COUNTY:
myorangeclerk.com

Check out your notices on: floridapublicnotices.com

**Business
Observer**

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2015CA002312AX

DLJ MORTGAGE CAPITAL, INC., Plaintiff, vs. RANDY GOLDY AND LISA ANNE GOLDY F/K/A LISA ANN BECK, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 22, 2015, and entered in 2015CA002312AX of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein DLJ MORTGAGE CAPITAL, INC. is the Plaintiff and RANDY GOLDY; LISA ANNE GOLDY F/K/A LISA ANN BECK; MOREQUITY, INC; PANTHER RIDGE II HOMEOWNERS' ASSOCIATION, INC. are the Defendant(s). Angelina Colonnese as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.manatee.realforeclose.com, at 11:00 AM, on February 07, 2017, the following described property as set forth in said Final Judgment, to wit:

EAST 1/2 OF TRACT 49, POMELLO PARK OF SECTION 24, TOWNSHIP 35 SOUTH, RANGE 20 EAST, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 6, PAGE 61, OF THE PUBLIC RE-

CORDS OF MANATEE COUNTY, FLORIDA.

Property Address: 28030 61ST, MYAKKA CITY, FL 34251
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.

IMPORTANT

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 14 day of December, 2016.
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
By: /s/Thomas Joseph Thomas Joseph, Esquire
Florida Bar No. 123350
Communication Email: tjoseph@rasflaw.com
14-84802 - MaM
December 23, 30, 2016 16-01644M

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA
CASE NO: 2010 CA 004899
DIVISION: D

BAC HOME LOANS SERVICING, L.P. F/K/A COUNTRYWIDE HOME LOANS SERVICING, L.P. Plaintiff(s), vs. THOMAS E. HARMENING, ET. AL.,

Defendants, NOTICE IS GIVEN that, in accordance with the Uniform Final Judgment of Mortgage Foreclosure entered on December 15, 2016 in the above-styled cause, Angelina "Angel" Colonnese, Manatee county clerk of court, will sell to the highest and best bidder for cash on January 17, 2017 at 11:00 A.M., at www.manatee.realforeclose.com, the following described property:

LOT 48, BLOCK A, UNIT 1, LAKEWOOD RANCH COUNTRY CLUB VILLAGE SUB PHASE L, UNITS 1 & 2 A/K/A SANDHILLS; SUB PHASE M, UNITS 1 & 2 A/K/A TWIN HILLS; SUB PHASE N, UNITS 1 & 2 A/K/A PORTMARNOCK; SUB PHASE O, UNITS 1 & 2 A/K/A ASHLAND, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 37, PAGE 41, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

Property Address: 7111 Sandhills Place, Bradenton, FL 34202
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.

AMERICANS WITH DISABILITIES ACT
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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated: December 19, 2016
/s/ Michelle A. DeLeon
Michelle A. DeLeon, Esquire
Florida Bar No.: 68587
Quintairo, Prieto, Wood & Boyer, P.A.
255 S. Orange Ave., Ste. 900
Orlando, FL 32801-3454
(855) 287-0240
(855) 287-0211 Facsimile
E-mail: servicecopies@qpwblaw.com
E-mail: mdeleon@qpwblaw.com
Matter # 95500
December 23, 30, 2016 16-01652M

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2015CA005356AX

DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC, Plaintiff, vs. SUSAN M. LINDEN, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 19, 2016, and entered in 2015CA005356AX of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC is the Plaintiff and SUSAN M. LINDEN; FORTY-THREE WATERSIDE LANE HOMEOWNER'S ASSOCIATION, INC. are the Defendant(s). Angelina Colonnese as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.manatee.realforeclose.com, at 11:00 AM, on March 08, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 13, 43 WATERSIDE LANE, PHASE 1 AT PERICO BAY CLUB, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 23, PAGES 198 THRU 202, INCLUSIVE, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

Property Address: 825 WATERSIDE LN UNIT 13, BRADENTON, FL 34209

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.

IMPORTANT

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 19 day of December, 2016.
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
By: /s/Thomas Joseph Thomas Joseph, Esquire
Florida Bar No. 123350
Communication Email: tjoseph@rasflaw.com
15-014441 - MaM
December 23, 30, 2016 16-01660M

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL DISTRICT IN AND FOR MANATEE COUNTY, FLORIDA

CIVIL DIVISION
CASE NO. 2016 CA 1345
VALLEY NATIONAL BANK, Plaintiff, v. BRADEN RIVER INVESTMENTS, L.L.C.; SAMUEL BROWN; CARL WAGNER; CATHERINE S. J. WAGNER; PAULA MCLLOUD; MARSHALL'S BRADEN RIVER MOBILE HOME PARK, INC.; MARSHALL'S LANDING COMMUNITY ASSOCIATION, INC.; PALM BEACH GARDENS CONSTRUCTION, INC.; and PHILIP P. NADEAU, Defendants.

Notice is hereby given that pursuant to the Final Judgment of Foreclosure entered in this cause, in the Circuit Court for Manatee County, Florida, Angelina "Angel" Colonnese, the Clerk of the Circuit Court of Manatee County, Florida, will sell the following (1) real property situated in Manatee County, Florida: COMMENCE AT THE NORTH-EAST CORNER OF SECTION 15, TOWNSHIP 35 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA; THENCE SOUTH, ALONG THE EAST LINE OF SAID SECTION 15, A DISTANCE OF 320.00 FEET TO THE INTERSECTION WITH THE CENTERLINE OF ONECO ROAD; THENCE N 89°58'00" W, ALONG SAID CENTERLINE, A DISTANCE OF 2302.90 FEET; THENCE S 00°08'55" W, A DISTANCE OF 132.01 FEET TO THE INTERSECTION WITH THE SOUTHERLY RIGHT OF WAY LINE OF STATE ROAD NO. 70 (SECTION 13160- 2516) FOR A POINT OF BEGINNING; SAID POINT ALSO BEING A POINT ON THE ARC OF A CURVE TO THE RIGHT, WHOSE RADIUS POINT LIES N 04°50'40" E, A RADIAL DISTANCE OF 5,861.58 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE, THROUGH A CENTRAL ANGLE OF 01°04'46", A DISTANCE OF 110.43 FEET TO THE POINT OF TANGENCY; THENCE N 84°04'34" W, ALONG SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 220.57 FEET TO THE INTERSECTION WITH THE WEST LINE OF SAID NORTHEAST 1/4 OF SAID SECTION 15; THENCE N 00°09'15" E, ALONG SAID SOUTHERLY RIGHT OF WAY LINE AND THE WEST LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 62.25 FEET; THENCE N 81°33'02" W, ALONG THE SOUTHERLY RIGHT OF WAY LINE OF SAID STATE ROAD NO. 70, AS DESCRIBED AND RECORDED IN O.R. BOOK 1478, PAGE 1581, PUBLIC RECORDS OF MANATEE COUNTY FLORIDA, A DISTANCE OF 82.05 FEET TO A POINT OF CURVATURE OF A CURVE TO THE LEFT, HAVING A RADIUS OF 3,199.04 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE AND SAID SOUTHERLY RIGHT OF WAY LINE IN O.R. BOOK 1478, PAGE 1581, THROUGH A CENTRAL ANGLE OF 04°22'57", A DISTANCE OF 244.69 FEET;

THENCE N 89°13'30" W, A DISTANCE OF 225.98 FEET; THENCE N 89°59'00" W, ALONG SAID SOUTHERLY RIGHT OF WAY LINE IN O.R. BOOK 1478, PAGE 1581, A DISTANCE OF 29.00 FEET TO THE INTERSECTION WITH THE MEAN HIGH WATER LINE OF THE BRADEN RIVER (ELEVATION 1.17 FEET NGVD 1929); THENCE ALONG SAID MEAN HIGH WATER LINE OF THE BRADEN RIVER AND THE MEAN HIGH WATER LINE OF BRADEN RIVER (INLET), THE FOLLOWING SEVENTY-FIVE (75) COURSES; (1) S 23°24'15" E, A DISTANCE OF 15.91 FEET; (2) S 23°00'03" E, A DISTANCE OF 48.64 FEET; (3) S 68°03'43" W, A DISTANCE OF 11.10 FEET; (4) S 21°30'45" E, A DISTANCE OF 33.00 FEET; (5) S 22°05'12" E, A DISTANCE OF 27.85 FEET; (6) S 32°31'49" E, A DISTANCE OF 14.51 FEET; (7) S 34°47'49" E, A DISTANCE OF 19.71 FEET; (8) S 35°39'45" E, A DISTANCE OF 118.79 FEET; (9) N 54°21'26" E, A DISTANCE OF 13.13 FEET; (10) S 38°23'05" E, A DISTANCE OF 7.85 FEET; (11) S 34°29'27" E, A DISTANCE OF 64.86 FEET; (12) S 37°58'55" E, A DISTANCE OF 47.95 FEET; (13) S 43°43'56" E, A DISTANCE OF 39.44 FEET; (14) S 28°26'36" E, A DISTANCE OF 12.05 FEET; (15) S 60°53'19" E, A DISTANCE OF 37.62 FEET; (16) S 48°06'38" E, A DISTANCE OF 32.34 FEET; (17) S 52°14'52" E, A DISTANCE OF 43.25 FEET; (18) S 47°23'50" E, A DISTANCE OF 79.98 FEET; (19) S 48°52'56" E, A DISTANCE OF 115.13 FEET; (20) S 50°10'59" E, A DISTANCE OF 124.19 FEET; (21) S 53°17'17" E, A DISTANCE OF 102.75 FEET; (22) S 56°51'08" E, A DISTANCE OF 44.25 FEET; (23) S 56°42'09" E, A DISTANCE OF 27.69 FEET; (24) S 35°19'03" E, A DISTANCE OF 25.40 FEET; (25) S 47°36'33" E, A DISTANCE OF 15.32 FEET; (26) S 64°42'55" E, A DISTANCE OF 25.21 FEET; (27) S 48°25'08" E, A DISTANCE OF 36.89 FEET; (28) S 84°43'02" E, A DISTANCE OF 2.84 FEET; (29) S 54°26'30" E, A DISTANCE OF 35.24 FEET; (30) S 51°12'42" E, A DISTANCE OF 33.63 FEET; (31) S 46°31'17" E, A DISTANCE OF 18.47 FEET; (32) S 52°36'28" E, A DISTANCE OF 8.55 FEET; (33) S 80°27'32" E, A DISTANCE OF 15.99 FEET; (34) S 67°47'04" E, A DISTANCE OF 20.22 FEET; (35) N 52°47'28" E, A DISTANCE OF 11.32 FEET; (36) N 52°01'26" E, A DISTANCE OF 36.62 FEET; (37) N 64°45'09" E, A DISTANCE OF 19.57 FEET; (38) N 62°48'06" E, A DISTANCE OF 36.89 FEET; (39) N 70°45'39" E, A DISTANCE OF 39.80 FEET; (40) N 83°05'43" E, A DISTANCE OF 56.98 FEET; (41) S 89°20'40" E, A DISTANCE OF 62.08 FEET; (42) S 80°47'25" E, A DISTANCE OF 24.94 FEET; (43) S 54°02'03" E, A DISTANCE OF 20.26 FEET; (44) S 58°33'08" E, A DISTANCE OF 37.47 FEET; (45) S 56°34'54" E, A DISTANCE OF 121.69 FEET; (46) S 62°42'50" E, A DISTANCE OF 88.18 FEET; (47) S 58°15'15" E, A DISTANCE OF 56.44 FEET; (48) S 78°12'22" E, A DISTANCE OF 20.96 FEET; (49)

S 69°13'40" E, A DISTANCE OF 53.74 FEET; (50) S 83°38'57" E, A DISTANCE OF 51.75 FEET; (51) N 78°47'23" E, A DISTANCE OF 44.96 FEET; (52) N 62°09'34" E, A DISTANCE OF 31.77 FEET; (53) N 49°15'21" E, A DISTANCE OF 20.40 FEET; (54) N 41°44'59" E, A DISTANCE OF 34.08 FEET; (55) N 24°36'52" E, A DISTANCE OF 49.73 FEET; (56) N 13°28'23" E, A DISTANCE OF 49.03 FEET; (57) N 00°56'38" W, A DISTANCE OF 60.71 FEET; (58) N 01°37'34" W, A DISTANCE OF 73.26 FEET; (59) N 22°39'43" W, A DISTANCE OF 173.95 FEET; (60) N 42°22'14" W, A DISTANCE OF 51.31 FEET; (61) N 49°30'48" W, A DISTANCE OF 91.38 FEET; (62) N 65°03'56" W, A DISTANCE OF 18.28 FEET; (63) N 74°55'08" W, A DISTANCE OF 79.60 FEET; (64) S 85°52'25" W, A DISTANCE OF 73.85 FEET; (65) N 87°10'41" W, A DISTANCE OF 76.97 FEET; (66) S 87°55'33" W, A DISTANCE OF 55.02 FEET; (67) S 85°54'45" W, A DISTANCE OF 62.14 FEET; (68) S 87°22'18" W, A DISTANCE OF 51.26 FEET; (69) S 87°58'29" W, A DISTANCE OF 69.66 FEET; (70) N 88°42'40" W, A DISTANCE OF 66.75 FEET; (71) N 75°58'03" W, A DISTANCE OF 61.23 FEET; (72) N 58°01'06" W, A DISTANCE OF 32.98 FEET; (73) N 20°52'54" W, A DISTANCE OF 2.12 FEET; (74) N 02°31'29" E, A DISTANCE OF 72.07 FEET; (75) N 04°29'48" E, A DISTANCE OF 15.43 FEET TO THE INTERSECTION WITH THE WEST LINE OF TRACT "A", RIVER LANDINGS CENTRE WEST SUBDIVISION, AS RECORDED IN PLAT BOOK 35, PAGE 15 THROUGH 18 OF SAID PUBLIC RECORDS; THENCE N 00°08'55" E, ALONG SAID WEST LINE AND THE SOUTHERLY RIGHT OF WAY LINE OF STATE ROAD NO. 70 (SECTION 13160-2516), A DISTANCE OF 191.61 FEET TO THE POINT OF BEGINNING. BEING AND LYING IN SECTION 15, TOWNSHIP 35 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA.
CONTAINING 784.908 SQUARE FEET OR 18.019 ACRES, MORE OR LESS.
Also described as:
PARCEL 1:
THAT PORTION OF THE NE 1/4 OF THE NW 1/4 OF SECTION 15, TOWNSHIP 35 SOUTH, RANGE 18 EAST, LYING AND BEING SOUTH OF THE ONECO-ARCADIA ROAD, AND EAST OF THE CHANNEL OF BRADEN RIVER MANATEE COUNTY, FLORIDA.
PARCEL 2:
FROM THE NW CORNER OF THE NE 1/4 OF SECTION 15, TOWNSHIP 35 SOUTH, RANGE 18 EAST, GO SOUTHERLY ALONG THE WEST LINE OF SAID NE 1/4, A DISTANCE OF 363 FEET TO A POINT ON THE SOUTHERLY SIDE OF R/W OF STATE HIGHWAY 70 FOR A P.O.B.; THENCE CONTINUE SOUTHERLY ALONG SAID WEST LINE A DISTANCE OF 627 FEET TO A CONCRETE MONUMENT AT THE SHORE

OF BRADEN RIVER; THENCE MEANDER THE SAID SHORE OF BRADEN RIVER, A DISTANCE OF 414 FEET MORE OR LESS TO A POINT WHICH IS 330 FEET EAST OF THE SAID WEST LINE OF NE 1/4, SECTION 15; THENCE GO NORTHERLY PARALLEL TO AND 330 FEET EAST OF SAID WEST LINE OF NE 1/4, A DISTANCE OF 865 FEET, MORE OR LESS TO A POINT ON THE SOUTHERLY LINE OF R/W OF STATE HWY. #70; THENCE GO WESTERLY ALONG THE SOUTH LINE OF SAID R/W, A DISTANCE OF 212.45 FEET TO A POINT WHICH IS THE P.C. OF A CURVE TO THE SAID R/W OF HWY. 70; THENCE FOLLOW SAID CURVE IN A WESTERLY AND NORTH-WESTERLY DIRECTION ALONG THE SAID SOUTHERLY R/W LINE OF HWY. 70, A DISTANCE OF 117.66 FEET TO THE P.O.B.
PARCEL 3:
COMMENCE AT THE NE CORNER OF SECTION 15, TOWNSHIP 35 SOUTH, RANGE 18 EAST, THENCE SOUTH ALONG THE EAST LINE OF SAID SECTION 15, 320.00 FEET TO THE CENTERLINE OF ONECO ROAD; THENCE N. 89°58'W., ALONG THE CENTERLINE OF ONECO ROAD 2302.9 FEET TO A POINT ON SAID CENTERLINE WHICH IS 330.00 FEET FROM THE WEST LINE OF THE NE 1/4 OF SAID SECTION 15; THENCE S. 0°10'W. (330.00 FEET FROM AND PARALLEL TO SAID QUARTER-SECTION LINE) FOR 380.00 FEET FOR P.O.B. THENCE S. 89°58'E. 700.00 FEET; THENCE S. 32°01'33" E. 400.00 FEET; THENCE S. 9°43'47" W. 280.00 FEET; THENCE S. 67°56'18" W., 320.00 FEET; THENCE N. 58°57'50" 490.00 FEET; THENCE S. 58°30'31" W. 175.97 FEET; THENCE N. 0°10' E. 575.00 FEET TO THE P.O.B. BEING AND LYING IN SECTION 15, TOWNSHIP 35 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA.
Less:
Lot 14, Marshall's Landing, a Subdivision as per Plat thereof recorded in Plat Book 52, Page 177, of the Public Records of Manatee County, Florida.
Lot 8, Marshall's Landing, a Subdivision according to the plat thereof as recorded in Plat Book 52, Pages 177 through 184, inclusive, of the Public Records of Manatee County, Florida.
Lot 3, MARSHALL'S Landing, a Subdivision, according to the plat thereof as recorded in Plat Book 52, Pages 177 through 184, inclusive, of the Public Records of Manatee County, Florida.
The real properties described above bear the following Tax ID Nos.:

1733101909; 1733101959;
1733102009; 1733102059;
1733102109; 1733102159;
1733102209; 1733102259;
1733102309; 1733102359;
1733102409; 1733102459;
1733102509; 1733102559;
1733102609; 1733102659
and (2) the personal property described below:
Exhibit "B"
All rights, title and interest of Debtor in and to the minerals, soil, flowers, shrubs, crops, trees, timber and other material now or hereafter on the property described in Exhibit "A" (herein referred to as "Property") or under or above the same or any part or parcel thereof.
All machinery, apparatus, equipment, fittings, fixtures, whether actually or constructively attached to the Property and including all trade, domestic and ornamental fixtures and articles of personal property of every kind and nature whatsoever now or hereafter located in, upon or under the Property or any part thereof and used or usable in connection with any present or future operation of the Property and now owned or hereafter acquired by Debtor, together with all building materials and equipment now or hereafter delivered to the Property and intended to be installed therein; together with all proceeds, additions and accessions thereto and replacements thereof.
All of the water, sanitary and storm sewer systems now or hereafter owned by the Debtor which are now or hereafter located by, over, and upon the Property or any part and parcel thereof, and which water system includes all water mains, service laterals, hydrants, valves and appurtenances, and which sewer system includes all sanitary sewer liners, including mains, lateral, manholes and appurtenances.
All paving for streets, roads, walkways or entranceways now or hereafter owned by Debtor and which are now or hereafter located on the Property or any part or parcel thereof.
All of Debtor's interest as lessor in and to all leases or rental arrangements of the Property, or any part thereof, heretofore made and entered into, and in and to all leases or rental arrangements hereafter made and entered into by Debtor during the life of the security agreements or any extension or renewal thereof, together with all rents and payments in lieu of rents, together with any and all guarantees of such leases or deposits and advance rentals.
Any and all awards or payments, including interest thereon, and the right to receive the same, as a result of (a) the exercise of the right of eminent domain, (b) the alteration of the grade of any street, or (c) any other injury to, taking of, or decrease in the value of the Property described in Exhibit "A" or in this exhibit.
All of the right, title and interest of the Debtor in and to all unearned premiums accrued, accruing or to accrue under any and all insurance policies now or hereafter provided pursuant to the terms of security agreements, and all proceeds or sums payable for the loss of or damage to (a) the Property described in Exhibit

"A" or herein, or (b) rents, revenues, income, profits or proceeds from leases, franchises, concessions or licenses of or on any part of the property.
All of the right, title and interest of the Debtor in and to any trade names, names of businesses, or fictitious names of any kind used in conjunction with the operation of any business or endeavor located on the Exhibit "A" Property.
All of the Debtor's interest in all utility security deposits or bonds on the Exhibit "A" Property or any part or parcel thereof.
All contracts and contract rights, general intangibles and accounts receivables now or hereafter owned or entered into by the Debtor in connection with development, construction upon or operation of the Property.
All of the Debtor's interest in and arising out of any Contracts for the Purchase and Sale of individual residential dwellings located or to be located upon the Property, together with all deposits heretofore paid or hereafter paid or payable pursuant to or in connection with any Sales Contracts and together with all Operating and Management Contracts, Engineer's and/or Architect's Contracts, Drawings, Plans, Specifications, Licenses, Permits, Approvals, Development and Density Rights, General Contracts, AIA Contracts, Addenda and Modifications, Development and Purchase and Sale Agreement(s), DRI Development Order(s) and all amendments thereto, and further together with all of the Debtor's current and future direct and indirect voting rights in any homeowners/community association which may have been or be formed to operate and/or maintain the improvements located or to be located on the Property.
at public sale, on Wednesday, January 18, 2017, at 11:00 a.m., to the highest bidder for cash, at www.manatee.realforeclose.com.
A 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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
Respectfully submitted,
JONES WALKER, LLP
Counsel for Plaintiff
201 South Biscayne Boulevard,
Suite 2600
Miami, Florida 33131
Tel. (305) 679-5700
Fax (305) 679-5710
Email:
Miami@joneswalker.com
By: /s/ Ronald D. P. Bruckmann
Ben H. Harris, III, Esquire
Florida Bar No. 0049866
Michael Anthony Shaw, Esquire
Florida Bar No. 0018045
Ronald D. P. Bruckmann, Esquire
Florida Bar No. 0084912
{M1272501.1}
December 23, 30, 2016 16-01659M

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 1/6/17 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109: S166549A & S166549B. Last Tenants: Joann Maryon Mohney & James Calvin Mohney Jr. Sale to be held at Realty Systems- Arizona Inc, 5320 53rd Ave E, Bradenton, FL 34203, 813-282-6754. December 23, 30, 2016 16-01641M

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CIVIL DIVISION
CASE NO.: 2014 CC 2442
WATERFORD COMMUNITY ASSOCIATION, INC.,
a Florida not-for-profit corporation,
Plaintiff, vs.

ROBERT B. CUMMINGS, SR. and DANIELLE N. CUMMINGS,
Defendants.

NOTICE is hereby given pursuant to the Summary Final Judgment of foreclosure entered in the above styled Case that I will sell the property situated in Manatee County, Florida, described as:

Lot 75, Waterford, Phases I and III, according to the plat thereof as recorded in Plat Book 42, Page 57, as amended in Plat Book 42, Page 91, Public Records of Manatee County, Florida.

at public sale, to the highest bidder for cash: Manatee County at 11:00 a.m. on January 3, 2017 VIA THE INTERNET: www.manatee.realforeclose.com. Final

payment must be made on or before 9:00 a.m. on the day after the sale by cash or cashier's check.

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 accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 14 day of December, 2016.

ANGELINA COLONNESO
Clerk of Court
Manatee County, Florida
(SEAL) By: Kris Gaffney
Deputy Clerk
December 23, 30, 2016 16-01637M

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
File No. 2016CP001461
IN RE: ESTATE OF
JENNIE RICCIO,
Deceased.

TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Summary Administration has been entered in the estate of JENNIE RICCIO, deceased, File Number 2016CP001461, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205; that the decedent's date of death was April 4, 2016; that the total value of the estate is under \$75,000.00 and that the names of those to whom it has been assigned by such order are:

Name Address
Creditors:

NONE

Beneficiaries:

JANET R. GARDNER
9851 Northwest 49th Place
Coral Springs, Florida 33076
JOYCE RICCIO-SAUER
285 Gramercy Place
Glen Rock, New Jersey 07452
REGINA MOEN
1104 82nd Street NW
Bradenton, Florida 34209
PAUL RICCIO
125 Ruth Road
Linneus, ME 04730

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent, on whom a copy of this notice is

required to be served, (other than those for whom provision for full payment was made in the Order of Summary Administration) 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 ANY OTHER APPLICABLE TIME PERIOD, 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 23, 2016.

Person Giving Notice:
JANET R. GARDNER, as Petitioner
9851 Northwest 49th Place
Coral Springs, Florida 33076

Attorney for
Person Giving Notice:
THOMAS A. MOSELEY
Attorney for Petitioner
Email:
tom@bradentonattorneyatlaw.com
Florida Bar No. 0333689
THOMAS A. MOSELEY,
CHARTERED

1724 Manatee Avenue West
Bradenton, Florida 34205
Telephone: 941 747-8185
December 23, 30, 2016 16-01654M

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

GENERAL JURISDICTION
DIVISION

CASE NO. 2016CA002025AX

REVERSE MORTGAGE SOLUTIONS, INC,

Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF VIRGINIA

JOHNSON A/K/A VIRGINIA WASHINGTON, DECEASED, et al.

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 15, 2016, and entered in 2016CA002025AX of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein REVERSE MORTGAGE SOLUTIONS, INC is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF VIRGINIA JOHNSON A/K/A VIRGINIA WASHINGTON, DECEASED; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; MARIAN NELSON are the Defendant(s). Angelina Colonneso as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.manatee.realforeclose.com, at 11:00 AM, on January 31, 2017, the following described property as set forth in said Final Judgment, to wit:

THE WEST 60 FEET OF THE EAST 447 FEET OF THE

NORTH 131.7 FEET OF THE SOUTH 1/2 OF THE SOUTH-EAST 1/4 OF THE NORTH-EAST 1/4 OF THE SOUTH-EAST 1/4, OF SECTION 36, TOWNSHIP 34 SOUTH, RANGE 17 EAST, MANATEE COUNTY, FLORIDA; LESS THE NORTH 23.7 FEET FOR 20TH AVENUE, EAST

Property Address: 1412 EAST 20TH AVENUE, BRADENTON, FL 34208

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.

IMPORTANT
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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
Dated this 19 day of December, 2016.
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
By: [S]Thomas Joseph
Thomas Joseph, Esquire
Florida Bar No. 123350
Communication Email:
tjoseph@rasflaw.com
16-005108 - MaM
December 23, 30, 2016 16-01658M

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA

GENERAL JURISDICTION
DIVISION

CASE NO. 2012CA002064AX

U.S. BANK NATIONAL ASSOCIATION;

Plaintiff, vs.

JULIUS R BROOKS, ET.AL;

Defendants

NOTICE IS GIVEN that, in accordance with the Order to Reschedule Foreclosure Sale dated October 25, 2016, in the above-styled cause, The Clerk of Court will sell to the highest and best bidder for cash at WWW.MANATEE.REALFORECLOSE.COM, on January 12, 2017 at 11:00 am the following described property:

LOT 118, ARBERDEEN, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 46, PAGE 61, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

Property Address: 10122 41ST CT E, PARRISH, FL 34219

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand on December 19, 2016.

Keith Lehman, Esq. FBN. 85111
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
14-09424-FC
December 23, 30, 2016 16-01657M

FIRST INSERTION

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

CASE NO.: 2014CA004135AX

WELLS FARGO BANK, N.A.,

Plaintiff, vs.

DEE ANN LEBOFF A/K/A DEE A. LEBOFF A/K/A DEE LEBOFFON;

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 February 25, 2016 in Civil Case No. 2014CA004135AX, of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein, WELLS FARGO BANK, N.A. is the Plaintiff, and DEE ANN LEBOFF A/K/A DEE A. LEBOFF A/K/A DEE LEBOFFON; SUNCOAST SCHOOLS FEDERAL CREDIT UNION; DMS CONSTRUCTION; 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, Angelina "Angel" Colonneso will sell to the highest bidder for cash at www.manatee.realforeclose.com on January 11, 2017 at 11:00 AM the following described real property as set forth in said Final Judgment, to wit:

ALL THE CERTAIN PARCEL OF LAND IN MANATEE COUNTY, STATE OF FLORIDA, AS MORE FULLY DE-

SCRIBED IN OR BOOK 1215, PAGE 3200, ID# 51409.0000/1. BEING KNOWN AND DESIGNATED AS LOT 23, BLOCK 9, SECTION 1, CORTEZ GARDENS, FILED IN PLAT BOOK 8, PAGE 76.

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.

IMPORTANT
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 MANATEE COUNTY JURY OFFICE, P.O. BOX 25400, BRADENTON, FLORIDA 34206, (941) 741-4062, AT LEAST SEVEN (7) DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN SEVEN (7) DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

Dated this 14 day of December, 2016.

ALDRIDGE | PITE, LLP
Attorney for Plaintiff
1615 South Congress Avenue, Suite 200
Delray Beach, FL 33445
Telephone: (844) 470-8804
Facsimile: (561) 392-6965
By: Susan Sparks - FBN 33626
for Susan W. Findley, Esq.
FBN: 160600
Primary E-Mail:
ServiceMail@aldridgepite.com
1113-751180B
December 23, 30, 2016 16-01636M

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CIRCUIT CIVIL DIVISION

CASE NO.: 2016 CA 003183

DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC

3000 Bayport Drive

Suite 880

Tampa, FL 33607

Plaintiff(s), vs.

DAVID F. SCHARF;

ROMONA SCHARF AKA RAMONA SCHARF; CASCADES AT SARASOTA RESIDENTS' ASSOCIATION, INC.; LEVITT AND SONS OF MANATEE COUNTY, LLC; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR COUNTRYWIDE BANK, FSB; THE UNKNOWN TENANT IN POSSESSION OF 3606 67TH TERRACE EAST, SARASOTA, FL 34243,

Defendant(s).

NOTICE IS HEREBY GIVEN that, pursuant to Plaintiff's Final Judgment of Foreclosure entered on or around December 15, 2016, in the above-captioned action, the Clerk of Court, Angelina "Angel" Colonneso, will sell to the highest and best bidder for cash at www.manatee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 19th day of January, 2017 at 11:00 A.M. on the following described property as set forth in said Final Judgment of Foreclosure, to wit:

LOT 4029, OF CASCADES AT SARASOTA PHASE IV, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 46, PAGES 191 THROUGH 197, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

PROPERTY ADDRESS: 3606

FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 1/6/17 at 10:30 am, the following mobile homes will be sold at public auction pursuant to F.S. 715.109:

1981 SHER #13003612A & 13003612B. Last Tenant: Connie Jo Lemmon.
1972 SKYL #SF1852F. Last Tenants: Frank J Banks & Frank J Banks Rev Tr Dtd 9/1/94.

1970 HMST #S1649. Last Tenants: Robert Givens Carter & Robin Sue Carter.

1981 FLEE #FLFL2297A & FL-FL2297B. Last Tenants: William Neil MacArthur & Sheri A MacArthur. Sale to be held at Realty Systems- Arizona Inc- 101 Amsterdam Ave, Ellen-ton, FL 34222, 813-282-6754.
December 23, 30, 2016 16-01640M

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO.: 2014 CA 005382

PENNYMAC LOAN SERVICES, LLC,

Plaintiff, v.

THE UNKNOWN PERSONAL REPRESENTATIVE OF THE ESTATE OF RICHARD GENDREAU A/K/A RICHARD R. GENDREAU, DECEASED N/K/A CHRISTOPHER GENDREAU;

CHRISTOPHER GENDREAU;

MATTHEW KEITH JORDAN;

ELIZABETH KATE JORDAN;

RICHARD T. GENDREAU;

JAMES J. GENDREAU; ROBIN T. GENDREAU; LAURIE L. GENDREAU; CARRIE M. RICHARDSON; CASEY A. BRYAN;

KELLI BAUBLITZ; COREY E. GENDREAU; UNKNOWN HEIRS BENEFICIARIES AND DEVISEES OF THE ESTATE OF RICHARD GENDREAU A/K/A RICHARD R. GENDREAU, DECEASED N/K/A ROBYN GENDREAU; UNKNOWN PARTY IN POSSESSION 1 N/K/A PATRICK GENDREAU; UNKNOWN PARTY IN POSSESSION 2 N/K/A JASON BARNETT; UNKNOWN PARTY IN POSSESSION 3; UNKNOWN PARTY IN POSSESSION 4; UNKNOWN PARTY IN POSSESSION 5; UNKNOWN PARTY IN POSSESSION 6,

Defendants.

TO: James J. Gendreau

Last known address: 3412 Clegg Drive, Spring Hill, TN 37174

Patrick A. Gendreau

Last known address: 4711 69th Court, East Palmetto, FL 34221

Unknown Heirs, Beneficiaries and Devisees of the Estate of Richard Gendreau a/k/a Richard R. Gendreau

Last known address: 5727 21st Street West, Bradenton, FL 34207

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

LOT 25, SOUTHWOOD VILLAGE, FIRST ADDITION, RE-PLAT, ACCORDING TO THE

PLAT THEREOF RECORDED IN PLAT BOOK 11, PAGES 56 AND 57 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, on Clifton D. Gavin, the Plaintiff's attorney, whose address is Sirote & Permutt, P.C., 1115 East Gonzalez Street, Pensacola, FL 32503, on or before thirty (30) days from the date of first publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in the complaint.

In and for Manatee County:

If you cannot afford an attorney, contact Gulfoast Legal Services at (941) 746-6151 or www.gulfoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Manatee County, Florida, this 19TH day of DECEMBER, 2016.

Angelina "Angel" Colonneso
as Clerk of the Circuit Court of Manatee County, Florida
(SEAL) By: Patricia Salati
DEPUTY CLERK

Clifton D. Gavin
Sirote & Permutt, P.C.
1115 East Gonzalez Street
Pensacola, FL 32503
December 23, 30, 2016 16-01653M

FIRST INSERTION

NOTICE OF ACTION
RE: LITTLE GULL CONDOMINIUM ASSOCIATION, INC
MANATEE County, Florida
Non-Judicial Timeshare foreclosure process

TO: Unit Owner(s)
Last Known Address
Unit Week(s)
Amount due:

Cyrus M Barnes and Patricia A Barnes
18778 Maverick Ranch Drive E
Magnolia, TX 77355
06/39
\$2,712.20 with a per diem amount of \$1.34 from August 17, 2016

Gerald J McDermed and Shelly T McDermed
3423 Downer Avenue
Sarasota, FL 34240
10/13
\$1,318.89 with a per diem amount of \$0.65 from August 17, 2016

Sam Yonnone and Gloria J Yonnone
27 Briarwood Lane
Marlboro, NY 12542
05/51
\$2,156.81 with a per diem amount of \$1.06 from August 17, 2016

Virginia Lamb
1723 S Olive Drive
Sarasota, FL 34239
And
7230 Shepperd Street
Sarasota, FL 34243
12/06
\$2,075.93 with a per diem amount of \$1.02 from August 17, 2016

14/05
\$1,004.37 with a per diem amount of \$0.50 from August 17, 2016

Richard C Beck and Carolyn H Beck
3941 Old Sulphur Spring
Wellington, AL 36279
02/35
\$1,174.74 with a per diem amount of \$0.58 from August 17, 2016

07/26
\$1,050.89 with a per diem amount of \$0.52 from August 17, 2016

07/27
\$1,841.04 with a per diem amount of \$0.91 from August 17, 2016

04/28
\$1,573.77 with a per diem amount of \$0.78 from August 17, 2016

16/47
\$2,203.48 with a per diem amount of \$1.09 from August 17, 2016

16/47
\$2,203.48 with a per diem amount of \$1.09 from August 17, 2016

16/47
\$2,203.48 with a per diem amount of \$1.09 from August 17, 2016

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\$2,203.48 with a per diem amount of \$1.09 from August 17, 2016

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\$2,203.48 with a per diem amount of \$1.09 from August 17, 2016

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\$2,203.48 with a per diem amount of \$1.09 from August 17, 2016

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\$2,203.48 with a per diem amount of \$1.09 from August 17, 2016

16/47
\$2,203.48 with a per diem amount of \$1.09 from August 17, 2016

16/47
\$2,203.48 with a per diem amount of \$1.09 from August 17, 2016

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION **CASE NO. 2016 CA 210** **THE BANK OF COMMERCE Plaintiff, vs. RONALD COMITO; CHRISTY COMITO; COUNTRY CLUB/ EDGEWATER VILLAGE ASSOCIATION, INC.; REGIONS BANK D/B/A REGIONS MORTGAGE; TENANT #1 Defendants.**

NOTICE is hereby given pursuant to the Final Judgment entered in the above noted case that the following property will be sold in Manatee County, Florida by the Manatee County Clerk, described as:

Lot 8, Block A, LAKEWOOD RANCH COUNTRY CLUB VILLAGE, SUBPHASE V A/K/A LEGENDS WALK & SUBPHASE W A/K/A KINGSMILL, according to the map or plat thereof, as recorded in Plat Book 40, Page(s) 149, of the Public Records of Manatee County, Florida.

At public sale, to the highest and best bidder for cash, via the internet at www.manatee.realforeclose.com, at 11:00 a.m. on the 1st day of February, 2017. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be cash or cashier's check payable to the

Clerk of the Circuit Court. Final payment must be made on or before 4:00 p.m. of the date of sale by cash or cashier's check.

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. AFTER 60 DAYS, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated: December 16, 2016
Respectfully submitted,
Hankin & Hankin
100 Wallace Avenue,
Suite 100
Sarasota, FL 34237
By: Shannon G. Hankin, Esquire
Florida Bar No. 812471
Attorneys For Plaintiff
December 23, 30, 2016 16-01647M

FIRST INSERTION

NOTICE OF SALE PURSUANT TO FLORIDA STATUTES, CHAPTER 45 IN THE COUNTY COURT OF MANATEE COUNTY, FLORIDA CIVIL DIVISION **CASE NO. 2016-CC-001871** **BAYSHORE WINDMILL VILLAGE CO-OP, INC., a Florida not-for-profit corporation, Plaintiff, vs. USAMERIBANK, REBEKAH ROBERTS, JOSHUA R. HOLBOURN, WHITNEY HOLBOURN, THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST CHESTER R. HOLBOURN, DECEASED, UNITED STATES OF AMERICA INTERNAL REVENUE SERVICE, FLORIDA DEPARTMENT OF REVENUE, Defendants.**

NOTICE IS GIVEN that pursuant to a Final Judgment of Foreclosure dated December 14, 2016, in the above-styled cause, and published in the Business Observer, Angelina "Angel" Colonnese, Manatee County Clerk of the Circuit Court will sell to the highest and best bidder for cash at manatee.realforeclose.com, beginning at 11:00 a.m. on January 17, 2017, the following described property:

Unit No. A-3 of BAYSHORE WINDMILL VILLAGE CO-OP, INC. a Florida not-for-profit corporation, according to Exhibit "B" (the "Plot Plan") of the Declaration of Master Form Occupancy Agreement recorded in O.R. Book 2137, Page 6637, et seq., Public Records of Manatee County, Florida - and - SF1045D 1970 Skyl

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

DATED this 15th day of December, 2016.
LUTZ, BOBO, TELFAIR, DUNHAM & GABEL
Two North Tamiami Trail, Suite 500
Sarasota, Florida 34236
(941) 951-1800 Telephone
(941) 366-1603 Facsimile
jwhitney@lutzbo.com
/s/ Jonathan P. Whitney
Jonathan P. Whitney
Florida Bar No. 0014874
December 23, 30, 2016 16-01643M

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA **CASE NO. 2016 CC 3608** **CENTRAL CORTEZ PLAZA CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. TODD A. VISCOMI and CALISTA MARY FREGEAU F/K/A CALISTA M. VISCOMI, Defendants.**

TO: CALISTA MARY FREGEAU F/K/A CALISTA M. VISCOMI 1225 Heberling St., NW Palm Bay, FL 32907

YOU ARE NOTIFIED that an action has been filed against you in the County Court of the Twelfth Judicial Circuit, in and for Manatee County, Florida, to enforce a lien regarding the following property in Manatee County, Florida: Unit No. H2, Building H of Central Cortez Plaza f/k/a Cortez Plaza Apartment "H" a Condominium, according to The Declaration of Condominium Recorded in O.R. Book 1447, Page 6624, and all exhibits and amendments thereof, and recorded in Condominium Plat Book 2, Page 26, Public Records of Manatee County, Florida.

Commonly known as: 4507 9th Street West, Apt. H2, Bradenton, FL 34207.

and you are required to serve a copy of your written defenses, if any, to it on Randolph L. Smith, plaintiff's attorney, whose address is NAJMY THOMPSON, P.L., 1401 8TH Avenue West, Bradenton, FL 34205, pleadings@najmythompson.com within thirty (30) days from the first day of publication, and file the original with the Clerk of this Court, at the Manatee County Courthouse, Bradenton, Florida, either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

In and for Manatee County: If you cannot afford an attorney, contact Gulfoeast Legal Services at (941) 746-6151 or www.gulfoeastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

In the Circuit/County Court in and for Manatee County Florida 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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Si usted es una persona con una incapacidad que necesita cualquier acomodacion en orden de participar en el procedimiento, Usted esta intitulado, a no costo suyo; la provision de cierta ayuda. Favor de contactar al Manatee County Jury Office, P.O. Box 25400, Bradenton, FL 34206 (941)741-4062, dentro de siete dias laborables antes de su audiencia tribunal or inmediatamente al recibir esta notificacion si su audiencia tribunates menos de siete dias: si usted tiene una incapacidad de oir o hablar llame al 711

DATED this 16 day of DECEMBER, 2016.

ANGELINA COLONNESCO Clerk of County Court Manatee County, Florida (SEAL) By: Susan M Himes Deputy Clerk

Randolph L. Smith, plaintiff's attorney NAJMY THOMPSON, P.L., 1401 8TH Avenue West Bradenton, FL 34205 pleadings@najmythompson.com December 23, 30, 2016 16-01648M

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION: **CASE NO.: 2016-CA-003455** **THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS OF THE CWALT, INC., ALTERNATIVE LOAN TRUST 2004-22CB, MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2004-22CB Plaintiff, vs. SALVATORE ALFONSO et., al., Defendants.**

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure due the 15th day of December, 2016, and entered in Case No. 2016-CA-003455, of the Circuit Court of the 12TH Judicial Circuit in and for Manatee County, Florida, wherein U THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS OF THE CWALT, INC., ALTERNATIVE LOAN TRUST 2004-22CB, MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2004-22CB, is the Plaintiff and SALVATORE ALFONSO; UNKNOWN SPOUSE OF SALVATORE ALFONSO; LUCY ALFONSO; UNKNOWN SPOUSE OF LUCY ALFONSO; SABAL HARBOUR HOMEOWNERS ASSOCIATION, INC.; UNION PLANTERS BANK, N.A.; REGIONS BANK; UNKNOWN TENANT #1 AND UNKNOWN TENANT #2, are defendants. Angelina Colonnese Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.manatee.realforeclose.com, the Clerk's website for on-line auctions at, 11:00 AM on the

19th day of January, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 299, SABAL HARBOUR, PHASE IV, ACCORDING TO THE MAP OR PLAT BOOK 38, PAGES 149 THROUGH 154, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. Property Address: 4937 BOOKE-LIA CIR, BRADENTON FLORIDA 34203

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 16 day of December, 2016.
By: Orlando DeLuca, Esq.
Bar Number: 719501
DELUCA LAW GROUP, PLLC
2101 NE 26th Street
FORT LAUDERDALE, FL 33305
PHONE: (954) 368-1311
FAX: (954) 200-8649
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 service@delucalawgroup.com 16-01166-F
December 23, 30, 2016 16-01646M

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION **File No. 2016-CP-2259** **Twelfth Judicial Circuit IN RE: ESTATE OF MARGUERITE M. PETTEPIT Deceased.**

The ancillary administration of the estate of Marguerite M. Pettepit, deceased, whose date of death was November 22, 2015, and whose social security number is xxx-xx-4874, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the ancillary personal representative and the ancillary 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 16, 2016.

Personal Representative:
Jeff Laade
213 81st Street
Holmes Beach, Florida 34217
Attorney for Personal Representative:
John M. Compton
(FL Bar No. 0128058)
Attorney for Petitioner
Primary Email:
jcompton@nhslaw.com
Secondary Email:
tpayne@nhslaw.com
Norton, Hammersley,
Lopez & Skokos, P.A.
1819 Main Street, Suite 610
Sarasota, Florida 34236
Telephone: (941) 954-4691
12427-1
December 16, 23, 2016 16-01630M

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION **Case #: 2016-CA-000394** **DIVISION: D**

EverBank Plaintiff, vs.-Raymundo Garcia, III a/k/a Raymundo Garcia; Sarah Elizabeth Strayner; 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-000394 of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein EverBank, Plaintiff and Raymundo Garcia, III a/k/a Raymundo Garcia are defendant(s), I, Clerk of Court, Angelina "Angel" Colonnese, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on February 1, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 10, BAYOU COURT, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 11, PAGE 18, OF THE PUBLIC RECORDS OF MANATEE 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 the Fair Debt Collections Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. *Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: SFGbocaService@logs.com* SHAPIRO, FISHMAN & GACHÉ, LLP Attorneys for Plaintiff 2424 North Federal Highway, Ste 360 Boca Raton, Florida 33431 Telephone: (561) 998-6700 Fax: (561) 998-6707 For Email Service Only: SFGbocaService@logs.com For all other inquiries: ldiskin@logs.com By: Lara Diskin, Esq. FL Bar # 43811 15-296960 FC01 AMC December 16, 23, 2016 16-01613M

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION **FILE NO.: 2016-CP-2930** **IN RE: ESTATE OF RICHARD LEE BUCKLE Deceased**

The administration of the estate of Richard Lee Buckle, deceased, whose date of death was October 13, 2015, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The name 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.

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION **File No. 2016CP2674** **Division PROBATE IN RE: ESTATE OF FRANCIS J. BOURBEAU, Deceased.**

The administration of the estate of Francis J. Bourbeau, deceased, whose date of death was September 26th, 2015, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. 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

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 12/16, 2016.

BARBARA BUCKLE, PERSONAL REPRESENTATIVE LAYON F. ROBINSON, II, ESQUIRE Florida Bar No. 157875 442 Old Main Street Bradenton, FL 34205 Phone: (941) 748-0055 L.RobinsoniiPA@aol.com Attorney for Personal Representative December 16, 23, 2016 16-01632M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION **File No. 2016CP2674** **Division PROBATE IN RE: ESTATE OF FRANCIS J. BOURBEAU, Deceased.**

The administration of the estate of Francis J. Bourbeau, deceased, whose date of death was September 26th, 2015, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. 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 December 16, 2016.

Personal Representative:
Johni Fairley
6710 36th Avenue East, Lot #361, Palmetto, FL 34221
ROBERT W. DARNELL ATTORNEY AT LAW Attorneys for Personal Representative 2639 FRUITVILLE ROAD SUITE 201 SARASOTA, FL 34237 Florida Bar No. 0611999 December 16, 23, 2016 16-01602M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION **File No. 2016-CP-2850** **Division Probate IN RE: ESTATE OF MADALENE S. WHITING DECEASED.**

The administration of the estate of Madalene S. Whiting, deceased, whose date of death was September 11, 2016, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West Bradenton, Florida 34205. 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 de-

mands 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 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 16, 2016.

Personal Representative:
Robert M. Elliott
5105 Manatee Avenue West Suite 15 Bradenton, Florida 34209 Attorney for Personal Representative: Logan Elliott Florida Bar Number: 86459 Elliott Law, P.A. 5105 Manatee Avenue West, Suite 15A Bradenton, FL 34209 Telephone: (941) 792-0173 Fax: (941) 240-2165 E-Mail: logan@elliottelderlaw.com December 16, 23, 2016 16-01605M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION **File No. 2016 CP 002835** **IN RE: ESTATE OF JANET C. GRIMES, Deceased.**

The administration of the estate of JANET C. GRIMES, deceased, whose date of death was October 31, 2016, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Clerk of Court, P.O. Box 25400, Bradenton, Florida 34206. 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 WITH-

IN 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 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 16, 2016.

Personal Representative:
CALEB J. GRIMES
1023 Manatee Avenue West Bradenton, FL 34205 Attorney for Personal Representative: SUSAN B. HECKER Florida Bar No. 0948380 Williams Parker Harrison Dietz & Getzen 200 S. Orange Ave. Sarasota, FL 34236 Telephone: 941-366-4800 Designation of Email Addresses for service: Primary: shecker@williamsparser.com Secondary: bbird@williamsparser.com 3998577v1 December 16, 23, 2016 16-01606M

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR MANATEE COUNTY

GENERAL JURISDICTION DIVISION
CASE NO. 41 2016CA002318AX
HOMEBRIDGE FINANCIAL SERVICES, INC.,
Plaintiff, vs.
MICHAEL R BOUCHER, et al.,
Defendants.

To: ROSS GRANT
 7116 6TH AVE NW, BRADENTON, FL 34209

LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN
 YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

LOTS 58, 59 AND 60, BLOCK B, REVISED PLAT OF BAYWAY PARK, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 6, PAGE 7, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Brian Hummel, McCalla Raymer Pierce, LLC, 225 E. Robinson St. Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court on or before 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

In and for Manatee County:

If you cannot afford an attorney, contact Gulfoast Legal Services at (941) 746-6151 or www.gulfoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of said Court on the 12 day of DECEMBER, 2016.

Angelina Coloneso
 Manatee County
 Clerk of The Circuit Court
 (SEAL) BY: Kris Gaffney
 Deputy Clerk

MCCALLA RAYMER PIERCE, LLC
 225 E. Robinson St. Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 5241046
 16-02328-1
 December 16, 23, 2016 16-01626M

SECOND INSERTION

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

GENERAL JURISDICTION DIVISION

Case No. 2016CA004841AX
Pacific Union Financial, LLC
Plaintiff, vs.

The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against the Estate of Ernest Gavin a/k/a Ernest Gavin, Sr. a/k/a Ernest Gavin, Deceased, et al.,
Defendants.

TO: Maria E. Velazquez
 Last Known Address: 631 S Main St, Fostoria, OH 44830

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

LOT 43, BLOCK "B", OAKWOOD SUBDIVISION, ACCORDING TO PLAT OF SUBDIVISION RECORDED IN PLAT BOOK 16, PAGE 69, 70 AND 71, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on David Echavarría, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 1501 N.W. 49th Street, Suite 200, Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication and file the original with the Clerk of this Court either before service on the 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 (2) CONSECUTIVE WEEKS.

In and for Manatee County:

If you cannot afford an attorney, contact Gulfoast Legal Services at (941) 746-6151 or www.gulfoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

DATED ON DECEMBER 7 2016.

Angelina Coloneso
 As Clerk of the Court
 (SEAL) By: Patricia Salati
 As Deputy Clerk

David Echavarría, Esquire
 Brock & Scott, PLLC
 Plaintiff's attorney
 1501 N.W. 49th Street,
 Suite 200
 Ft. Lauderdale, FL 33309
 Case No. 2016CA004841AX
 File # 16-F07039
 December 16, 23, 2016 16-01603M

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION

Case #: 2013-CA-001730
DIVISION: B

Wells Fargo Bank, N.A. as Trustee for Wamu Mortgage Pass-Through Certificates Series 2005-PR1 Trust
Plaintiff, vs.-

ALAN PAUL LEE A/K/A ALAN P. LEE, UNKNOWN SPOUSE OF ALAN PAUL LEE A/K/A ALAN P. LEE; UNKNOWN TENANT I; UNKNOWN TENANT II; MULTIBANK 2010-1 SFR VENTURE, LLC, A DELAWARE LIMITED LIABILITY COMPANY; WILLIAM F. SAMUELS, OAK TERRACE OF MANATEE HOMEOWNERS ASSOCIATION, INC., and any unknown heirs, devisees, grantees, creditors, and other unknown persons or unknown spouses claiming by, through and under any of the above-named
Defendants,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order resccheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2013-CA-001730 of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein Wells Fargo Bank, N.A. as Trustee for Wamu Mortgage Pass-Through Certificates Series 2005-PR1 Trust, Plaintiff and ALAN PAUL LEE are defendant(s), I, Clerk of Court, Angelina "Angel" Coloneso, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on January 6, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 106, OAK TERRACE,
 ACCORDING TO THE PLAT

THEREOF AS RECORDED IN PLAT BOOK 23, PAGE(S) 61 TO 65, OF THE PUBLIC RECORDS OF MANATEE 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 the Fair Debt Collections Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: SFGBocaService@logs.com SHAPIRO, FISHMAN & GACHÉ, LLP Attorneys for Plaintiff
 2424 North Federal Highway, Ste 360 Boca Raton, Florida 33431
 Telephone: (561) 998-6700
 Fax: (561) 998-6707
 For Email Service Only: SFGBocaService@logs.com
 For all other inquiries: ldiskin@logs.com
 By: Lara Diskin, Esq.
 FL Bar # 43811
 15-292208 FC01 W50
 December 16, 23, 2016 16-01619M

SECOND INSERTION

AMENDED NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CIVIL ACTION
Case No. 2014-CA-006322

FIRST BANK, a Missouri State Chartered Bank, as successor by merger to COAST BANK OF FLORIDA, a Florida State Chartered Bank, Plaintiff, vs.
MICHAEL W. DRAGER, REGIONS BANK, and CITIBANK (SOUTH DAKOTA) N.A.,
Defendants.

NOTICE IS HEREBY GIVEN, pursuant to Final Summary Judgment in Foreclosure entered in this cause on February 2, 2016 and the Order Rescheduling Foreclosure Sale entered in this cause on November 30, 2016, in the Circuit Court of Manatee County, Florida, the Clerk shall offer for sale the property situated in Manatee County, Florida, described below, at public sale to the highest bidder for cash, except as set forth hereinafter, on March 1, 2017 at 11:00 a.m. at www.manatee.realforeclose.com in accordance with Chapter 45 Florida Statutes.

BEGIN 260 FEET WEST OF THE NE CORNER OF LOT 11, SOUTH SIDE FARMS, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 7, PAGE 13, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, THENCE WEST 60 FEET, THENCE SOUTH 135 FEET, THENCE EAST 60 FEET, THENCE NORTH 135

FEET TO THE POINT OF BEGINNING, BEING THE SAME LAND SHOWN AS LOT 15, PINE PARK, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 8, PAGE 12, OF THE PUBLIC RECORDS OF MANATEE 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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 30th day of November, 2016.

/s/ WARREN R. ROSS
 Warren R. Ross
 Florida Bar No. 382086
 Wotitzky, Wotitzky,
 Ross, & McKinley, P.A.
 223 Taylor Street, Suite 121
 Punta Gorda, Florida 33950
 (941) 639-2171; Fax (941) 639-2197
 Warren.ross@wotitzkyllaw.com
 Attorneys for Plaintiff
 December 16, 23, 2016 16-01612M

SECOND INSERTION

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

Case No.: 2012 CA 002347

THE BANK OF NEW YORK MELLON TRUST COMPANY, NA F/K/A THE BANK OF NEW YORK TRUST COMPANY, NA AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, NA AS TRUSTEE FOR NA AC MORTGAGE PASS THROUGH CERTIFICATES SERIES 2005-AR2,
Plaintiff, vs.
ANTONY, ANDREW et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated October 24, 2016, and entered in Case No. 2012 CA 002347 of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida in which The Bank Of New York Mellon Trust Company, NA F/K/A The Bank of New York Trust Company, NA as Successor in Interest to JPMorgan Chase Bank, NA as Trustee for NA AC Mortgage Pass Through Certificates Series 2005-AR2, is the Plaintiff and Andrew A. Antony a/k/a Andrew Antony, Barrington Ridge Homeowners Association, Inc., Unknown Spouse of Andrew A. Antony a/k/a Andrew Antony, Unknown Tenant in Possession of the Subject Property, are defendants, the Manatee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.manatee.realforeclose.com, Manatee County, Florida at 11:00AM on the 11th of January, 2017, the following

described property as set forth in said Final Judgment of Foreclosure:

LOT 9, BLOCK 7 OF BARRINGTON RIDGE PHASE 1A, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 41, PAGE(S) 162-172, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA
 4330E 61ST AVE, BRADENTON, FL 34203

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated in Hillsborough County, Florida this 8th day of December, 2016.

/s/ Stephen Guy
 Stephen Guy, Esq.
 FL Bar # 118715
 Albertelli Law
 Attorney for Plaintiff
 P.O. Box 23028
 Tampa, FL 33623
 (813) 221-4743 (813) 221-9171 facsimile
 eService: servealaw@albertellilaw.com
 JR- 16-015910
 December 16, 23, 2016 16-01600M

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION

Case #: 2016-CA-002721
DIVISION: B

Nationstar Mortgage LLC

Plaintiff, vs.-
Jeffrey S. Richards a/k/a Jeffrey Richards; Unknown Spouse of Jeffrey S. Richards a/k/a Jeffrey Richards; Regency Oaks Homeowners 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
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order resccheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2016-CA-002721 of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein Nationstar Mortgage LLC, Plaintiff and Jeffrey S. Richards a/k/a Jeffrey Richards are defendant(s), I, Clerk of Court, Angelina "Angel" Coloneso, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on January 6, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 41, REGENCY OAKS,
 PHASE I, AS PER PLAT

THEREOF, RECORDED IN PLAT BOOK 26, PAGES 12 THROUGH 24, INCLUSIVE, OF THE PUBLIC RECORDS OF MANATEE 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 the Fair Debt Collections Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: SFGBocaService@logs.com SHAPIRO, FISHMAN & GACHÉ, LLP Attorneys for Plaintiff
 2424 North Federal Highway, Ste 360 Boca Raton, Florida 33431
 Telephone: (561) 998-6700
 Fax: (561) 998-6707
 For Email Service Only: SFGBocaService@logs.com
 For all other inquiries: ldiskin@logs.com
 By: Lara Diskin, Esq.
 FL Bar # 43811
 16-300729 FC01 CXE
 December 16, 23, 2016 16-01616M

SECOND INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CIVIL ACTION
Case No.: 2013-CA-003896

GTE FEDERAL CREDIT UNION, Plaintiff, vs.
GABRIELSE, KATHI et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated November 21, 2016, and entered in Case No. 2013-CA-003896 of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida in which GTE Federal Credit Union, is the Plaintiff and Kathi L. Gabrielse, BMO Harris Bank National Association Successor by Merger M&I Marshall and Isley Bank, Palm-Aire at DeSoto Lakes Country Club Condominium Association, Inc., are defendants, the Manatee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.manatee.realforeclose.com, Manatee County, Florida at 11:00AM on the 10th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

CONDOMINIUM UNIT NO. 223, NO. 3, PALM-AIRE AT DESOTO LAKES COUNTRY CLUB APTS. CONDOMINIUM, ACCORDING TO THE DECLARATION THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 616, PAGES 371 THROUGH 446, INCLUSIVE,

AND CONDOMINIUM PLAT BOOK 4, PAGES 16 THROUGH 21, BOTH OF THE PUBLIC RECORDS MANATEE COUNTY, FLORIDA.

7271W COUNTRY CLUB DR N #2, SARASOTA, FL 34243

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated in Hillsborough County, Florida this 7th day of December, 2016.

/s/ Marisa Zarzeski
 Marisa Zarzeski, Esq.
 FL Bar # 113441
 Albertelli Law
 Attorney for Plaintiff
 P.O. Box 23028
 Tampa, FL 33623
 (813) 221-4743
 (813) 221-9171 facsimile
 eService: servealaw@albertellilaw.com
 JR- 15-200908
 December 16, 23, 2016 16-01601M

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION

Case #: 2015CA000032AX
DIVISION: B

SUNTRUST MORTGAGE, INC.

Plaintiff, vs.-
GLORIA M. SANDLER;

UNKNOWN SPOUSE OF GLORIA M. SANDLER; SANCTUARY OF BRADENTON CONDOMINIUM ASSOCIATION, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT #2
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order resccheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2015CA000032AX of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein SF Help Credit Union, Plaintiff and GLORIA M. SANDLER are defendant(s), I, Clerk of Court, Angelina "Angel" Coloneso, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on February 22, 2017, the following described property as set forth in said Final Judgment, to-wit:

UNIT 18, BUILDING B, SANCTUARY OF BRADENTON, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 2071, PAGE 4867, AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 34, PAGE 84, PUBLIC RECORDS OF MANATEE 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 the Fair Debt Collections Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: SFGBocaService@logs.com SHAPIRO, FISHMAN & GACHÉ, LLP Attorneys for Plaintiff
 2424 North Federal Highway, Ste 360 Boca Raton, Florida 33431
 Telephone: (561) 998-6700
 Fax: (561) 998-6707
 For Email Service Only: SFGBocaService@logs.com
 For all other inquiries: ldiskin@logs.com
 By: Lara Diskin, Esq. FL Bar # 43811
 15-291213 FC01 PLI
 December 16, 23, 2016 16-01618M

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION

Case No. 2016CA002338AX

FEDERAL NATIONAL MORTGAGE ASSOCIATION,

Plaintiff, vs.
MARIA ROMERO A/K/A MARIA C ROMERO; ALFREDO A ROMERO-ESPINOZA; CASCADES AT SARASOTA RESIDENTS' ASSOCIATION, INC.; 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,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated November 30, 2016, and entered in Case No. 2016CA002338AX of the Circuit Court in and for Manatee County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION is Plaintiff and MARIA ROMERO A/K/A MARIA C ROMERO; ALFREDO A ROMERO-ESPINOZA; CASCADES AT SARASOTA RESIDENTS' ASSOCIATION, INC.; 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, ANGELINA "ANGEL" COLONNESO, Clerk of the Circuit Court, will sell to the highest and best bidder for cash at website of

www.manatee.realforeclose.com, 11:00 a.m. on the 3rd day of January, 2017, the following described property as set forth in said Order or Final Judgment, to-wit: LOT 4073, OF CASCADES AT SARASOTA PHASE IV, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 46, PAGE 191, OF THE PUBLIC RECORDS OF MANATEE 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 accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

DATED at Bradenton, Florida, on December 13, 2016.
 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
 By: Adam Willis Florida Bar No. 100441
 1440-157828 MOG
 December 16, 23, 2016 16-01633M

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA

CIVIL DIVISION
Case #: 2013-CA-006264
DIVISION: B

Green Tree Servicing LLC
Plaintiff, -vs.-
Teresa C. Waincott; Unknown
Spouse of Teresa C. Waincott; Bank
of America, National Association;
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 pursuant
to order rescheduling foreclosure sale
or Final Judgment, entered in Civil
Case No. 2013-CA-006264 of the Circuit
Court of the 12th Judicial Circuit
in and for Manatee County, Florida,
wherein Green Tree Servicing LLC,
Plaintiff and Teresa C. Waincott are
defendant(s), I, Clerk of Court, Angelina
"Angel" Colonneso, will sell to the
highest and best bidder for cash VIA
THE INTERNET AT WWW.MANATEE.
REALFORECLOSE.COM, AT
11:00 A.M. on January 6, 2017, the following
described property as set forth in
said Final Judgment, to-wit:

LOT 11, BLOCK B, BAYSHORE
GARDENS, SECTION NO. 11,
ACCORDING TO THE PLAT

THEREOF, RECORDED IN
PLAT BOOK 12, PAGE 4, OF
THE PUBLIC RECORDS OF
MANATEE 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 the Fair Debt Collections
Practices Act, you are advised that this
office may be deemed a debt collector
and any information obtained may be
used for that purpose.

If you are a person with a disability
who needs any accommodations in order
to participate in this proceeding,
you are entitled, at no cost to you, to
the provision of certain assistance.
Please contact the Manatee County
Jury Office, P.O. Box 25400, Bradenton,
Florida 34206, (941) 741-4062, at least
seven (7) days before your scheduled
court appearance, or immediately upon
receiving this notification if the time
before the scheduled appearance is less
than seven (7) days; if you are hearing
or voice impaired, call 711.

*Pursuant to Fla. R. Jud. Admin.
2.516(b)(1)(A), Plaintiff's counsel hereby
designates its primary email address
for the purposes of email service as: SFGbocaService@logs.com*
SHAPIRO, FISHMAN
& GACHÉ, LLP
Attorneys for Plaintiff
2424 North Federal Highway, Ste 360
Boca Raton, Florida 33431
Telephone: (561) 998-6700
Fax: (561) 998-6707
For Email Service Only:
SFGbocaService@logs.com
For all other inquiries:
ldiskin@logs.com
By: Lara Diskin, Esq.
FL Bar # 43811
13-262922 FC01 UBG
December 16, 23, 2016 16-01614M

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA

CIVIL DIVISION
Case #: 2015-CA-005793
DIVISION: D

Nationstar Mortgage LLC
Plaintiff, -vs.-
Andrea Spring McCurry a/k/a
Andrea McCurry Choate a/k/a
Andrea S. Choate; Deborah S.
Banter a/k/a Deborah Choate
a/k/a Deborah Murdock; James
Anthony Choate a/k/a James Choate;
Unknown Spouse of Andrea Spring
McCurry a/k/a Andrea McCurry
Choate a/k/a Andrea S. Choate;
Unknown Spouse of Deborah S.
Banter a/k/a Deborah Choate a/k/a
Deborah Murdock; Copperstone
Townhome Homeowners
Association, Inc.; Copperstone
Master 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
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant
to order rescheduling foreclosure sale
or Final Judgment, entered in Civil Case
No. 2015-CA-005793 of the Circuit
Court of the 12th Judicial Circuit in and
for Manatee County, Florida, wherein
Nationstar Mortgage LLC, Plaintiff and
Andrea Spring McCurry a/k/a Andrea
McCurry Choate a/k/a Andrea S. Choate
are defendant(s), I, Clerk of Court,
Angelina "Angel" Colonneso, will sell to
the highest and best bidder for cash VIA
THE INTERNET AT WWW.MANATEE.
REALFORECLOSE.COM, AT
11:00 A.M. on February 1, 2017, the following
described property as set forth in said
Final Judgment, to-wit:

TEE.REALFORECLOSE.COM, AT
11:00 A.M. on February 1, 2017, the following
described property as set forth in
said Final Judgment, to-wit:

LOT 590, OF COPPERSTONE
PHASE 1, ACCORDING TO
THE PLAT THEREOF, AS RECORDED
IN PLAT BOOK 51,
PAGE(S) 178 THROUGH 201,
OF THE PUBLIC RECORDS OF
MANATEE 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 the Fair Debt Collections
Practices Act, you are advised that this
office may be deemed a debt collector
and any information obtained may be
used for that purpose.

If you are a person with a disability
who needs any accommodations in order
to participate in this proceeding,
you are entitled, at no cost to you, to
the provision of certain assistance.
Please contact the Manatee County
Jury Office, P.O. Box 25400, Bradenton,
Florida 34206, (941) 741-4062, at least
seven (7) days before your scheduled
court appearance, or immediately upon
receiving this notification if the time
before the scheduled appearance is less
than seven (7) days; if you are hearing
or voice impaired, call 711.

*Pursuant to Fla. R. Jud. Admin.
2.516(b)(1)(A), Plaintiff's counsel hereby
designates its primary email address
for the purposes of email service as: SFGbocaService@logs.com*
SHAPIRO, FISHMAN & GACHÉ, LLP
Attorneys for Plaintiff
2424 North Federal Highway, Ste 360
Boca Raton, Florida 33431
Telephone: (561) 998-6700
Fax: (561) 998-6707
For Email Service Only:
SFGbocaService@logs.com
For all other inquiries:
ldiskin@logs.com
By: Lara Diskin, Esq.
FL Bar # 43811
15-291408 FC01 CXE
December 16, 23, 2016 16-01617M

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA

CIVIL ACTION
Case #: 2015-CA-005876
DIVISION: D

Wells Fargo Bank, N.A.
Plaintiff, -vs.-
Nancy Procurot; Unknown Spouse of
Nancy Procurot; Wells Fargo Bank,
National Association, Successor
in Interest to World Savings Bank,
FSB; Wildewood Springs II-C
Condominium Association, Inc.;
Wildewood Springs II Community
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
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant
to order rescheduling foreclosure sale
or Final Judgment, entered in Civil Case
No. 2015-CA-005876 of the Circuit
Court of the 12th Judicial Circuit in and
for Manatee County, Florida, wherein
Wells Fargo Bank, N.A., Plaintiff and
Nancy Procurot are defendant(s), I,
Clerk of Court, Angelina "Angel" Colonneso,
will sell to the highest and best
bidder for cash VIA THE INTERNET
AT WWW.MANATEE.REALFORECLOSE.COM,
AT 11:00 A.M. on February
1, 2017, the following described
property as set forth in said Final
Judgment, to-wit:

UNIT 225 U, WILDEWOOD
SPRINGS IIC, A CONDOMINIUM,
ACCORDING TO DECLARATION OF
CONDOMINIUM RECORDED IN OFFICIAL

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA

CIVIL DIVISION
Case #: 2016-CA-001840
DIVISION: B

Nationstar Mortgage LLC
Plaintiff, -vs.-
Jeremy Pisciotta; Unknown Spouse
of Jeremy Pisciotta; Unknown Heirs,
Devises, Grantees, Assignees,
Creditors and Lienors of Diane J.
Kauffman a/k/a Diane J. Boyer a/k/a
Diane Boyer, and All Other Persons
Claiming by and Through, Under,
Against The Named Defendant (s);
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 pursuant
to order rescheduling foreclosure sale
or Final Judgment, entered in Civil Case
No. 2016-CA-001840 of the Circuit
Court of the 12th Judicial Circuit in and
for Manatee County, Florida, wherein
Nationstar Mortgage LLC, Plaintiff
and Jeremy Pisciotta are defendant(s),
I, Clerk of Court, Angelina "Angel"
Colonneso, will sell to the highest and
best bidder for cash VIA THE INTERNET
AT WWW.MANATEE.REALFORECLOSE.COM,
AT 11:00 A.M. on February
8, 2017, the following described
property as set forth in said Final
Judgment, to-wit:

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA

CASE NO.: 2016-CA-002209
WILMINGTON SAVINGS FUND
SOCIETY, FSB DOING BUSINESS
AS CHRISTIANA TRUST, NOT IN
ITS INDIVIDUAL CAPACITY, BUT
SOLELY AS TRUSTEE FOR BCAT
2015-14ATT
Plaintiff, v.
WANICK DAMOUR ET AL.
Defendants.

NOTICE IS HEREBY GIVEN that,
pursuant to the Uniform Final
Judgment of Foreclosure entered on
December 6, 2016 in the above-captioned
action, the following property situated in
Manatee County, Florida, described as:
BEGIN AT SOUTHWEST
CORNER OF NE1/4 OF SW1/4
OF SECTION 1, TOWNSHIP
33 SOUTH, RANGE 19 EAST
OF MANATEE COUNTY,
FLORIDA; THENCE NORTH
0°32'37.5" EAST ALONG WEST
LINE OF NE1/4 OF SW1/4 A
DISTANCE OF 705.55 FEET;
THENCE SOUTH 89°27'22.5"
EAST, 921.20 FEET TO P.C.
OF A CURVE, HAVING A
RADIUS OF 830.0 FEET;
THENCE EASTERLY ALONG
THE ARC OF SAID CURVE
TO THE LEFT, 468.36 FEET
TO A P.T. OF SAID CURVE;
THENCE NORTH 60°02'57"
EAST 1320.44 FEET FOR
A POINT OF BEGINNING;
THENCE CONTINUE NORTH
60°02'57" EAST 200.73 FEET
TO P.C. OF A CURVE HAVING
A RADIUS OF 1943.59
FEET; THENCE NORTH-
EASTERLY ALONG THE ARC
OF SAID CURVE TO THE
LEFT 40.24 FEET; THENCE
SOUTH 31°08'13" EAST, 871.20
FEET TO A POINT ON ARC
OF CURVE, WHOSE RADIUS
POINT LIES NORTH 31°08'13"
WEST 2814.79 FEET; THENCE
SOUTHWESTERLY ALONG

LOT 16, WOODS OF WHIT-
FIELD, UNIT 8, ACCORDING
TO THE PLAT THEREOF, RECORDED
IN PLAT BOOK 22,
PAGES 12, 13, AND 14, OF THE
PUBLIC RECORDS OF MANATEE
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 the Fair Debt Collections
Practices Act, you are advised that this
office may be deemed a debt collector
and any information obtained may be
used for that purpose.

If you are a person with a disability
who needs any accommodations in order
to participate in this proceeding,
you are entitled, at no cost to you, to
the provision of certain assistance.
Please contact the Manatee County
Jury Office, P.O. Box 25400, Bradenton,
Florida 34206, (941) 741-4062, at least
seven (7) days before your scheduled
court appearance, or immediately upon
receiving this notification if the time
before the scheduled appearance is less
than seven (7) days; if you are hearing
or voice impaired, call 711.

*Pursuant to Fla. R. Jud. Admin.
2.516(b)(1)(A), Plaintiff's counsel hereby
designates its primary email address
for the purposes of email service as: SFGbocaService@logs.com*
SHAPIRO, FISHMAN
& GACHÉ, LLP
Attorneys for Plaintiff
2424 North Federal Highway, Ste 360
Boca Raton, Florida 33431
Telephone: (561) 998-6700
Fax: (561) 998-6707
For Email Service Only:
SFGbocaService@logs.com
For all other inquiries:
ldiskin@logs.com
By: Lara Diskin, Esq.
FL Bar # 43811
15-289296 FC01 CXE
December 16, 23, 2016 16-01615M

SECOND INSERTION

THE ARC OF SAID CURVE
TO THE RIGHT, 58.27 FEET;
THENCE SOUTH 60°02'57"
WEST, 200.75 FEET; THENCE
NORTH 29°57'03" WEST
871.20 FEET TO THE P.O.B.,
ALSO KNOWN AS TRACT
14 UNRECORDED PLAT OF
WILLOW SHORES, AS DESCRIBED
IN O.R. BOOK 172,
PAGE 37 OF THE PUBLIC RECORDS
OF MANATEE COUNTY,
FLORIDA

Property Address: 13670 High-
land Road, Wimauma, Florida
33598.

Shall be sold by the Clerk of Court on
the 6th day of January, 2017 at 11:00
a.m. (Eastern Time) by electronic sale
at www.manatee.realforeclose.com
to the highest bidder, for cash, after giving
notice as required by section 45.031,
Florida Statutes.

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. The court, in its
discretion, may enlarge the time of the sale.
Notice of the changed time of sale shall
be published as provided herein.

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 Manatee County
Jury Office, P.O. Box 25400, Bradenton,
Florida 34206, (941) 741-4062, at least
seven (7) days before your scheduled
court appearance, or immediately upon
receiving this notification if the time
before the scheduled appearance is less
than seven (7) days; if you are hearing
or voice impaired, call 711.

Toby Snively, Esq.
FL Bar No.: 125998
STOREY LAW GROUP, P.A.
3670 Maguire Blvd., Suite 200
Orlando, FL 32803
Telephone: 407/488-1225
Email: tsnively@storeylawgroup.com
lputney@storeylawgroup.com
Attorney for Plaintiff
December 16, 23, 2016 16-01604M

THIRD INSERTION

NOTICE OF ACTION
(formal notice by publication)
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA

PROBATE DIVISION
File No. 2016 CP 2906
IN RE: ESTATE OF
CAROL S. KENNEDY,
Deceased.

TO: KIRK KENNEDY
UNKNOWN
UNKNOWN

YOU ARE NOTIFIED that a Petition
for Administration has been filed in this
court. You are required to serve a copy
of your written defenses, if any, on
petitioner's attorney, whose name and
address are: Robert D. Hines, Esq., Hines

Norman Hines, P.L., 1312 W. Fletcher
Avenue, Suite B, Tampa, FL 33612 on
or before January 16, 2017 and to file
the original of the written defenses with
the clerk of this court either before
service or immediately thereafter. Failure
to serve and file written defenses as
required may result in a judgment or
order for the relief demanded, without
further notice.

Signed on this 5 day of DECEMBER,
2016.

Angelina Colonneso
Manatee County
Clerk of The Circuit Court
(SEAL) By Stephen R Moore
As Deputy Clerk

Dec. 9, 16, 23, 30, 2016
16-01588M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 41 2016CP002974X
Division PROBATE
IN RE: ESTATE OF
DAWN LESLIE JOHNSON,
Deceased.

The administration of the estate of
DAWN LESLIE JOHNSON, deceased,
whose date of death was October 28,
2016, is pending in the Circuit Court for
Manatee County, Florida, Probate
Division, the address of which is 1115
Manatee Avenue West, Bradenton, FL 34205.
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
THREE (3) MONTHS AFTER THE
TIME OF THE FIRST PUBLICATION
OF THIS NOTICE OR THIRTY (30)
DAYS AFTER THE DATE OF SER-
VICE 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 WITH-
IN THREE (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
12/16/2016.

KILLAM TYLER JOHNSON
2305 8th Avenue West
Bradenton, Florida 34205

Personal Representative

RACHEL L. DRUDE, ESQ.
Florida Bar Number: 61127 /
SPN: 03085931

BATTAGLIA ROSS DICUS
& MCQUAID P.A.

5858 Central Ave., Suite A
St. Petersburg, Florida 33707
Telephone: (727) 381-2300 /
Fax: (727) 343-4059
Primary E-Mail: rdrud@brdwlw.com
Secondary E-Mail: tkell@brdwlw.com
Attorneys for Personal Representative
584745

December 16, 23, 2016 16-01610M

SECOND INSERTION

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

CASE NO. 41 2013CA005477AX
NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.

EDWARD J NIEDZ, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant
to a Final Judgment of Foreclosure
dated January 21, 2016, and entered in
41 2013CA005477AX of the Circuit
Court of the TWELFTH Judicial
Circuit in and for Manatee County, Florida,
wherein NATIONSTAR MORTGAGE
LLC is the Plaintiff and UNKNOWN
HEIRS AND DEVICES OF EDWARD
J NIEDZ; HELEN MARY O'NEILL;
RAYMOND NIEDZ; SARA NIEDZ;
are the Defendant(s). Angelina Colonneso
as the Clerk of the Circuit Court
will sell to the highest and best bidder
for cash at www.manatee.realforeclose.
com, at 11:00 AM, on January 06, 2017,
the following described property as set
forth in said Final Judgment, to wit:

LOT 149, CREEKWOOD SUB-
DIVISION, PHASE TWO,
SUBPHASE E, AS PER PLAT
THEREOF RECORDED IN
PLAT BOOK 29 PAGES 28
THROUGH 32, OF THE PUB-
LIC RECORDS OF MANATEE
COUNTY, FLORIDA
Property Address: 5012 79TH

STREET EAST, BRADENTON,
FL 34203

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.

IMPORTANT
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 Manatee County Jury Office,
P.O. Box 25400, Bradenton, Florida
34206, (941) 741-4062, at least seven
(7) days before your scheduled court
appearance, or immediately upon
receiving this notification if the time
before the scheduled appearance is less
than seven (7) days; if you are hearing
or voice impaired, call 711.

Dated this 12 day of December, 2016.
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
By: S\Thomas Joseph
Thomas Joseph, Esquire
Florida Bar No. 123350
Communication Email:
tjoseph@rasflaw.com
15-050739 - MaM
December 16, 23, 2016 16-01628M

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR MANATEE
COUNTY

GENERAL JURISDICTION
DIVISION

CASE NO. 2015CA001738
DEUTSCHE BANK NATIONAL
TRUST COMPANY IN ITS
CAPACITY AS INDENTURE
TRUSTEE FOR THE

NOTEHOLDERS OF AAMES
MORTGAGE INVESTMENT
TRUST 2005-3, A DELAWARE
STATUTORY TRUST.,
Plaintiff, vs.
MARY ELLEN COHEN AKA MARY
ELLEN DANIELS AKA MARY
ELLEN POMPEY AKA MARY
ELLEN BUSH, ET AL.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant
to a Summary Final Judgment of
Foreclosure entered December 1, 2016
in Civil Case No. 2015CA001738 of
the Circuit Court of the TWELFTH
Judicial Circuit in and for Manatee
County, Bradenton, Florida, wherein
DEUTSCHE BANK NATIONAL
TRUST COMPANY IN ITS CAPAC-
ITY AS INDENTURE TRUSTEE FOR
THE NOTEHOLDERS OF AAMES
MORTGAGE INVESTMENT TRUST
2005-3, A DELAWARE STATUTORY
TRUST, is Plaintiff and MARY ELLEN
COHEN AKA MARY ELLEN DAN-
IELS AKA MARY ELLEN POMPEY
AKA MARY ELLEN BUSH, ET AL.,
are Defendants, the Clerk of Court
will sell to the highest and best bidder
for cash electronically at www.manatee.

realforeclose.com in accordance with
Chapter 45, Florida Statutes on the
17TH day of January, 2017 at 11:00 AM
on the following described property as
set forth in said Summary Final
Judgment, to-wit:

LOT 3, BLOCK A, WASHING-
TON GARDENS SUBDIVI-
SION, AS PER PLAT BOOK 10,
PAGE 13, OF THE PUBLIC RE-
CORDS OF MANATEE COUN-
TY, 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 Manatee County Jury Office,
P.O. Box 25400, Bradenton, Florida 34206,
(941) 741-4062, at least seven (7) days
before your scheduled court appearance,
or immediately upon receiving this
notification if the time before the
scheduled appearance is less than seven
(7) days; if you are hearing or
voice impaired, call 711.
Lisa Woodburn, Esq.
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:
MRService@mccallarayer.com
Fla. Bar No.: 11003
5265377 15-00018-3
December 16, 23, 2016 16-01622M

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIRCUIT CIVIL DIVISION
CASE NO.: 2015 CA 005029
DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC
Plaintiff(s), vs.
ROY H. JOHNSON; ANITA K. JOHNSON; THE UNKNOWN SPOUSE OF ROY H. JOHNSON; THE UNKNOWN SPOUSE OF ANITA K. JOHNSON; MANATEE COUNTY, FLORIDA CLERK OF CIRCUIT COURT; AIA STORE; THE INDEPENDENT SAVINGS PLAN COMPANY AKA ISPC; THE UNKNOWN TENANT IN POSSESSION OF 5470 WAUCHULA RD. MYAKKA CITY, FL 34251;
Defendant(s).
 TO: ROY H. JOHNSON AKA ROY H. JOHNSON, JR., IF LIVING, BUT IF DECEASED, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF ROY H. JOHNSON AKA ROY H. JOHNSON, JR. Last Known Address: 5470 Wauchula Rd., Myakka City, FL 34251; ANITA K. JOHNSON Last Known Address: 5470

Wauchula Rd., Myakka City, FL 34251; THE UNKNOWN SPOUSE OF ANITA K. JOHNSON Last Known Address: 5470 Wauchula Rd., Myakka City, FL 34251; AIA STORE Last Known Address: 1009 12th Street West, Bradenton, FL 34205;
 YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Manatee County, Florida, to foreclose certain real property described as follows:
 A parcel of land lying in Section 8, Township 35 South, Range 22 East, Manatee County, Florida, being more particularly described as follows: Commence at the Southeast corner of said Section 8, thence South 89 degrees 26 minutes 06 seconds West along the South line of said Section 8, a distance of 1194.23 feet to the Point of Intersection with the Northerly monumented right-of-way line of Myakka City Wauchula Road for a Point of Beginning; thence continue South 89 degrees 26 minutes 06 seconds West along said South line, a distance of 1290.07 feet to the South 1/4 corner; thence South 87 degrees 20 minutes 19 sec-

onds West along said South line, a distance of 160.04 feet; thence North 00 degrees 33 minutes 54 seconds West, 280.86 feet; thence North 89 degrees 26 minutes 06 seconds East, 1454.26 feet; thence South 00 degrees 19 minutes 19 seconds West, 275.03 feet to the Point of Beginning.
 Property address: 5470 Wauchula Rd., Myakka City, FL 34251
 You are required to file a written response 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.
 In and for Manatee County:
 If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the

phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.
 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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 Dated this 12 day of December, 2016.
 Angelina Colonnese
 Manatee County
 Clerk of The Circuit Court
 (SEAL) BY: Kris Gaffney
 Deputy Clerk
 Plaintiff Atty:
 Timothy D. Padgett, P.A.
 6267 Old Water Oak Road, Suite 203
 Tallahassee, FL 32312
 attorney@padgettlaw.net
 Ditech Financial LLC f/k/a Green Tree Servicing LLC vs. Roy H. Johnson
 TDP File No. 15-000551-1
 December 16, 23, 2016 16-01627M

SECOND INSERTION

NOTICE OF PUBLIC SALE Value Self Storage located at 2015 8TH Ave. W. Palmetto, FL 34221, hereby gives notice of a public sale to the highest bidder for cash only on or thereafter January 4th, 2017 at 9:00am. In accordance with the Florida Self Storage Facility Act Statutes (section 83.801-83.809). Seller reserves the right to withdraw property from sale at any time. This property is being sold to satisfy a landlord lien. Property includes contents of the spaces of the

following tenants: Demetrius {Chris} L Hart B55: Plastic tubs, household décor. Genae Thomas C57: Boxes, bags, clothing. Nichole Trahan A12: Luggage, boxes, toys. Natasha Wilhelm B36: Furniture, tools, baby equipment. Jogeanna Romero-Trigotenco C22: Table, luggage, car rack, plastic tubs. Cecil Crawford D26: Furniture, mini bike, mattress and bed frame. Ted Palacios A25: Tools, coolers, ladder, boxes, curio cabinet.
 December 16, 23, 2016 16-01607M

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA
 GENERAL JURISDICTION
 DIVISION
CASE NO. 41-2014-CA-001314
BANK OF AMERICA, N.A.;
Plaintiff, vs.
LAWRENCE M. FIELDS, CAROL FIELDS, ET AL.;
Defendants
 NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated September 29, 2016, in the above-styled cause, The Clerk of Court will sell to the highest and best bidder for cash at WWW.MANATEE.REALFORECLOSE.COM, on January 6, 2017 at 11:00 am the following described property:
 LOT 130, THE TRAILS, PHASE I, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGE 175, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
 SUBJECT TO RESTRICTIONS, RESERVATIONS, AND EASEMENTS OF RECORD, IF ANY, AND TAXES FOR THE YEAR 2007 AND SUBSEQUENT YEARS.
 Property Address: 7312 E 40TH

LANE, SARASOTA, FL 34243
 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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 WITNESS my hand on 12/9/, 2016.
 Matthew M. Slowik, Esq.
 FBN 92553
 Attorneys for Plaintiff
 Marinossi 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
 13-15753-FC
 December 16, 23, 2016 16-01621M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 16-CP-2643
Division Probate
IN RE: ESTATE OF DARWIN R. CHANG
Deceased.
 The administration of the estate of Darwin R. Chang, deceased, whose date of death was October 10, 2015, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the ancillary personal representative and the ancillary 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 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 16, 2016.
Ancillary Personal Representative:
Leslie F. Chang
 7 Braidburn Way
 Morristown, NJ 07960
 Attorneys for Ancillary Personal Representative:
 Ronald A. Eisenberg
 Florida Bar Number: 404527
 Erin Blumer Bunnell
 Florida Bar Number: 911941
 Henderson, Franklin, Starnes & Holt, P.A.
 3451 Bonita Bay Boulevard,
 Suite 206
 Bonita Springs, FL 34134
 Telephone: (239) 344-1100
 Fax: (239) 344-1200
 E-Mail: ronald.eisenberg@henlaw.com
 Secondary E-Mail: barbra.asselta@henlaw.com
 erin.bunnell@henlaw.com
 2196560
 December 16, 23, 2016 16-01634M

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR MANATEE COUNTY CIVIL ACTION
CASE NO. 2016 CA 004478 Div B
UNITED STATES OF AMERICA,
acting through the United States Department of Agriculture, Rural Development, f/k/a Farmers Home Administration, a/k/a Rural Housing Service,
Plaintiff, vs.
BONIFACIO CHAVEZ, et. al.,
Defendants.
 STATE OF FLORIDA
 COUNTY OF MANATEE
 TO: Any and all unknown minors, heirs, devisees, grantees, assignees, trustees, or other claimants claiming by, through, under or against the Estate of FERMINA CHAVEZ, Deceased.
 YOU ARE NOTIFIED that an action to foreclose a mortgage regarding the following property in Manatee County, Florida:
 From the Northeast corner of Section 1, Township 35 South, Range

21 East, run North 87°08'37" West along the North line of said Section 1, a distance of 102.88 feet to the Easterly right of way line of State Road 39; thence South 00°22'15" West along said Easterly right of way line, a distance of 1050.00 feet; thence South 89°37'45" East, a distance of 190.00 feet to the Easterly maintained right of way line of Logue Road and the Point of Beginning; thence South 89°37'45" East, a distance of 210.00 feet; thence South 00°22'15" West, a distance of 306.38 feet; thence North 89°37'45" West, a distance of 205.60 feet; thence North 00°27'07" West along aforementioned Easterly maintained right of way line of Logue Road, a distance of 306.41 feet to the Point of Beginning. Lying and being in Section 6, Township 35 South, Range 22 East, Manatee County, Florida.
 has been filed against you and you are required to serve a copy of your written

defenses, if any, to it on: FREDERICK J. MURPHY, JR., Esquire, Attorney for Plaintiff, Boswell & Dunlap LLP, 245 South Central Avenue, Post Office Drawer 30, Bartow, FL 33831, within thirty (30) days after the first publication of this Notice Of Action, 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.
 In and for Manatee County:
 If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.
 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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 DATED on this 12TH day DECEMBER, 2016.
 ANGELINA "ANGEL" COLONNESO
 Clerk of Circuit Court
 1115 Manatee Avenue W
 Bradenton, Florida
 (S E A L) BY: Patricia Salati
 Deputy Clerk
 Frederick J. Murphy, Jr., Esquire
 Boswell & Dunlap LLP
 Post Office Drawer 30
 Bartow, FL 33831
 E-Service: fjmefiling@bosdun.com
 Attorneys for Plaintiff
 (863) 533-7117
 Fax (863) 533-7255
 December 16, 23, 2016 16-01624M

SECOND INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
CIVIL ACTION
Case#: 2016-CA-005012
DIVISION: B
HSBC Bank USA, National Association as Trustee for MortgageIT Securities Corp. Mortgage Loan Trust, Series 2007-1, Mortgage Pass-Through Certificates Plaintiff, vs.-
Aislynn Tierney; Unknown Spouse of Aislynn Tierney; Unknown Heirs, Devisees, Grantees, Assignees, Creditors and Lienors of Ellen Rosario, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s); Dhaniram Devindranath; United States of America, Department of the Treasury; Capital One Bank (USA), National Association f/k/a Capital One Bank; The Fourth Bayshore Condominium 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).
 TO: Unknown Heirs, Devisees, Grantees, Assignees, Creditors and Lienors of Ellen Rosario, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s): ADDRESS UNKNOWN
 Residence unknown, if living, including 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, devisees, grantees, assignees, creditors, 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 aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.
 YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Manatee County, Florida, more particularly described as follows:

APARTMENT L-38, BUILDING "L", THE FOURTH BAYSHORE CONDOMINIUM, SECTION 27, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 630, PAGES 560 THROUGH 573, INCLUSIVE, AND AS AMENDED, AND AS PER PLAT THEREOF, RECORDED IN CONDOMINIUM BOOK 4, PAGES 44 THROUGH 46, INCLUSIVE, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
 more commonly known as 2543 Flamingo Boulevard, Unit L38, Bradenton, FL 34207.
 This action has been filed against you and you are required to serve a copy of your written defense, if any, upon SHAPIRO, FISHMAN & GACHE, LLP, Attorneys for Plaintiff, whose address is 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431, 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.
 In and for Manatee County:
 If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.
 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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 WITNESS my hand and seal of this Court on the 12 day of December, 2016.
 Angelina "Angel" Colonnese
 Circuit and County Courts
 (SEAL) BY: Kris Gaffney
 Deputy Clerk
 SHAPIRO, FISHMAN & GACHE LLP
 Attorneys for Plaintiff
 2424 North Federal Highway, Suite 360
 Boca Raton, FL 33431
 16-304080 FCO1AEF
 December 16, 23, 2016 16-01629M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 16-CP-2723
Division Probate
IN RE: ESTATE OF DOROTHY M. LAHART,
Deceased.
 The administration of the estate of DOROTHY M. LAHART deceased, whose date of death was August 31, 2016; File Number 16-CP-2723, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. 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 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 16, 2016.
 Signed on 10/28/16.
RONALD LAHART
Personal Representative
 6017 62nd Court East
 Palmetto, FL 34221
 Jacqueline Bruehl
 Attorney for Personal Representative
 Florida Bar No. 0142964
 Waggoner & Bruehl, P.A.
 5400 Pine Island Rd.
 Suite D
 Bokeelia, FL 33922
 Telephone: (239) 283-1076
 Email:
 wblaw-jackie@embarqmail.com
 Secondary:
 wblaw-nicole@embarqmail.com
 December 16, 23, 2016 16-01611M

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
CASE NO.: 2016CA005009AX
WELLS FARGO BANK, N.A.,
Plaintiff, vs.
MUSTAPHA' AMAD NETO; et al.,
Defendant(s).
 TO: Mustapha' Amad Neto
 Maria Terezinha Nogueira De Sa' Amad
 Last Known Residence: 4622 50th Avenue West, Bradenton, FL 34210
 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Manatee County, Florida:
 LOT 41, BLOCK A, GLENN LAKES, PHASE 1B, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 29, PAGES 103 THROUGH 107, INCLUSIVE OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE | PITE, LLP, Plaintiff's attorney, at 1615 South Congress Avenue, Suite 200, Delray Beach, FL 33445 (Phone Number: (561) 392-6391), within 30 days of the first date of publication of this notice, on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

In and for Manatee County:
 If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.
 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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 Dated on December 12, 2016.
 Angelina Colonnese
 Manatee County
 Clerk of The Circuit Court
 (SEAL) BY: Kris Gaffney
 As Deputy Clerk
 ALDRIDGE | PITE, LLP
 Plaintiff's attorney
 1615 South Congress Avenue, Suite 200
 Delray Beach, FL 33445
 Phone Number (561) 392-6391
 1113-752670B
 December 16, 23, 2016 16-01625M

FIRST INSERTION

NOTICE TO CREDITORS IN THE TWENTIETH JUDICIAL CIRCUIT COURT IN AND FOR CHARLOTTE COUNTY, FLORIDA
 PROBATE DIVISION
File No.
2016 CP 1834
Division Probate
IN RE: ESTATE OF ELISABETH LAMARRE
Deceased.
 The administration of the estate of Elisabeth LaMarre, deceased, whose date of death was July 13, 2016, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E Marion Ave, Punta Gorda, Florida 33950. 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 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 23, 2016.
Sonia LaMarre
Personal Representative
 11895 Leeward Walk Circle
 Alpharetta, Georgia 30005
 MICHAEL T. HEIDER, CPA
 Attorney for
 Personal Representative
 Florida Bar Number: 30364
 MICHAEL T. HEIDER, P.A.
 10300 49th Street North
 Clearwater, Florida 33762
 Telephone: (888) 483-5040
 Fax: (888) 615-3326
 E-Mail:
 michael@heiderlaw.com
 Secondary E-Mail:
 admin@heiderlaw.com
 December 23, 30, 2016 16-00862T

CHARLOTTE COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 16002041CP
Division Probate
IN RE: ESTATE OF
WILLIAM FELLOWS WOEHRL
Deceased.

The administration of the estate of William Fellows Woehrl, deceased, whose date of death was November 23, 2016, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL, 33951. The names and addresses of the personal representatives and the personal representatives' 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 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 23, 2016.
Personal Representatives:
David A. Woehrl
2704 S.W. 345th Court
Federal Way, Washington 98023

Michelle E. Myers
7031 192nd Pl. S.W.
Lynnwood, Washington 98036

Attorney for
Personal Representatives:
James W. Mallonee
Attorney
Florida Bar Number: 0638048
JAMES W. MALLONEE, P.A.
946 Tamiami Trail, #206
Port Charlotte, FL 33953-3108
Telephone: (941) 206-2223
Fax: (941) 206-2224
E-Mail:
jmallonee@jameswmallonee.com
Secondary E-Mail:
jcarter@jameswmallonee.com
December 23, 30, 2016 16-00871T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 16-1999-CP
IN RE: ESTATE OF
LYDIA GUARRACINO,
also known as
LIDIA GUARRACINO
Deceased.

The administration of the estate of LYDIA GUARRACINO, also known as LIDIA GUARRACINO, deceased, whose date of death was October 4, 2016, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and oth-

er 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 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 23, 2016.

Personal Representative
ADELAIDE G. GUARRACINO
34 Dale Street
Revere, Massachusetts 02151

Attorney for
Personal Representative:
JUAN D. BENDECK
Attorney
Florida Bar Number: 0078298
HAHN LOESER & PARKS LLP
5811 Pelican Bay Boulevard
Suite 650
Naples, Florida 34108
Telephone: (239) 254-2900
Fax: (239) 592-7716
E-Mail:
jbendeck@hahnlaw.com
Secondary E-Mail:
dlegan@hahnlaw.com
8937943.1
December 23, 30, 2016 16-00883T

FIRST INSERTION

NOTICE OF ANCILLARY
ADMINISTRATION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
FILE NO. 16-001788 CP
In re: ESTATE OF
JUDITH E. LUSK,
Deceased.

The undersigned, SEAN LUSK, as personal representative of the above estate, hereby gives notice that an ancillary administration and notice to creditors for the estate of the above-named decedent was commenced on November 2, 2015 in Case No. 2015 P 006549 in the Circuit Court of Cook County, Illinois Probate Division.

The name and residence address of the ancillary personal representative is:
Sean Lusk
10616 S. Fairfield
Chicago, Illinois 60655

and the nature of the ancillary assets are:
Unit 105, Building "F" of LA COQUINA BEACH CONDOMINIUM, a condominium according to the plat thereof recorded in Condominium Book 2, Page 8A-8C, 9A-9C, and as amended in Condominium Book 2, pages 21A-21G, also pursuant

to the Declaration of Condominium recorded in O.R. Book 592, Pages 2128-2182 which is amended in O.R. Book 631, Pages 1317-1339, O.R. Book 637, pages 1732-1733, and O.R. Book 644, Page 570, all of the Public Records of Charlotte County, Florida, together with an undivided 1/48th interest in the common elements and all other appurtenances set forth in the Declaration of Condominium as provided by law.

Under penalties of perjury, I declare that I have read the foregoing and the facts alleged are true, to the best of my knowledge and belief.

Dated this 2 day of November, 2016.

Sean Lusk
10616 S. Fairfield
Chicago, Ill. 60655
O'HALLORAN & O'HALLORAN
By /s/ Roger E. O'Halloran
Florida Bar Number: 138494
Attorney for the
Ancillary Personal Representative
Post Office Box 540
Fort Myers, FL 33902-0540
Tel: (239) 334-7212
e-mail:
documents@ohalloranfamilylaw.com
secondary:
roger@ohalloranfamilylaw.com
December 23, 30, 2016 16-00876T

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 16001905CP
Division: Probate
IN RE: ESTATE OF
WILLIAM KENNETH KERFOOT
Deceased.

TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Summary Administration has been entered in the estate of WILLIAM KENNETH KERFOOT, deceased, File Number 16001905CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950; that the decedent's date of death was May 21, 2016; that the total value of the estate is \$10,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Carol Kerfoot Hall c/o Mazzeo & Staas, P.L., 4140 Woodmere Park Blvd., Ste. 4, Venice, FL 34293

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or

demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, 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 23, 2016.

Person Giving Notice:
CAROL KERFOOT HALL
c/o Mazzeo & Staas, P.L.
4140 Woodmere Park Blvd., Ste. 4
Venice, FL 34293

Attorney for Person Giving Notice
JULIE A. COLLINS
Attorney
Florida Bar Number: 0151483
Mazzeo & Staas, P.L.
4140 Woodmere Park Blvd., Ste. 4
Venice, FL 34293
Telephone: (941) 408-8555
Fax: (941) 408-8556
E-Mail: jcollins@veniceelderlaw.com
Secondary E-Mail:
e-service@veniceelderlaw.com
December 23, 30, 2016 16-00864T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 16002003 CP
Division Probate
IN RE: ESTATE OF
JOHN W. MUFF
Deceased.

The administration of the estate of John W. Muff, deceased, whose date of death was November 25, 2016, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33951. 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 WITH-

IN 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 23, 2016.

Personal Representative:
Robert E. Green
3412 Bayside Parkway
Punta Gorda, Florida 33982

Attorney for Personal Representative:
James W. Mallonee
Attorney
Florida Bar Number: 0638048
JAMES W. MALLONEE, P.A.
946 Tamiami Trail, #206
Port Charlotte, FL 33953-3108
Telephone: (941) 206-2223
Fax: (941) 206-2224
E-Mail:
jmallonee@jameswmallonee.com
Secondary E-Mail:
jcarter@jameswmallonee.com
December 23, 30, 2016 16-00863T

FIRST INSERTION

NOTICE OF ACTION
FORECLOSURE
PROCEEDINGS-PROPERTY
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL DIVISION

Case #: 2016-CA-001854
U.S. Bank National Association as
Trustee for JP ALT 2006-S2
Plaintiff, -vs-

Barbara S. Lyons a/k/a Barbara Lyons; Unknown Spouse of Barbara S. Lyons a/k/a Barbara Lyons; 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: Barbara S. Lyons a/k/a Barbara Lyons; LAST KNOWN ADDRESS, 288 Fletcher Street, Port Charlotte, FL 33954 and Unknown Spouse of Barbara S. Lyons a/k/a Barbara Lyons; LAST KNOWN ADDRESS, 288 Fletcher Street, Port Charlotte, FL 33954 Residence unknown, if living, including 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, devisees, grantees, assignees, creditors, 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 aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real

property, lying and being and situated in Charlotte County, Florida, more particularly described as follows:

LOT 6, BLOCK 1482, PORT CHARLOTTE SUBDIVISION, SECTION 34, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 5, PAGE(S) 38A THROUGH 38H, INCLUSIVE, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

more commonly known as 288 Fletcher Street, Port Charlotte, FL 33954.

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 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431, 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 thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court on the 16th day of December, 2016.
Barbara T. Scott
Circuit and County Courts
(SEAL) By: J. Kern
Deputy Clerk
SHAPIRO, FISHMAN & GACHÉ, LLP
Attorneys for Plaintiff
2424 North Federal Highway, Suite 360
Boca Raton, FL 33431,
16-302676 FC01 SUT
December 23, 30, 2016 16-00881T

FIRST INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.
16000977CA

BANK OF AMERICA, N.A.
Plaintiff, vs.
JOSTIN FREEMAN BURBIDGE,
et al,
Defendants/
NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment of Foreclosure dated December 13, 2016, and entered in Case No. 16000977CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Florida, wherein BANK OF AMERICA, N.A. is the Plaintiff and SUNCOAST SCHOOLS FEDERAL CREDIT UNION, CHARLOTTE COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, and JOSTIN FREEMAN BURBIDGE the Defendants. Barbara T. Scott, Clerk of the Circuit Court in and for Charlotte County, Florida will sell to the highest

and best bidder for cash at www.charlotte.realforeclose.com, the Clerk's website for on-line auctions at 11:00 AM on 12th day of January, 2017, the following described property as set forth in said Order of Final Judgment, to wit:

LOT 1, BLOCK 817, PORT CHARLOTTE SUBDIVISION, SECTION TWENTY SIX, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGES 19A THROUGH 19E OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK OF COURT NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER 60 DAYS, ONLY THE OWNER OF RECORDS AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If the sale is set aside, the Purchaser may be entitled to only a return of the

sale deposit less any applicable fees and costs and shall have no further recourse against the Mortgagor, Mortgagee or the Mortgagee's Attorney.

"In accordance with the Americans With Disabilities Act, persons in need of a special accommodation to participate in this proceeding shall, within seven (7) days prior to any proceeding, contact the Administrative Office of the Court, Charlotte County, 350 East Marion Ave., Punta Gorda, FL 33950, Telephone (941) 505-4716 via Florida Relay Service."

Apré ako ki fet avek Americans With Disabilities Act, tout moun kin ginyin yun bézwen spésiyal pou akomodasyon pou yo patisipé nan pwogram sa-a dwé, nan yun tan rézonab an ninpot aranjman kapab fet, yo dwé kontaké Administrative Office Of The Court i nan niméro, Charlotte County, 350 East Marion Ave., Punta Gorda FL 33950, Telephone (941) 505-4716 i pasan pa Florida Relay Service.

En accordance avec la Loi des "Américains With Disabilities". Les personnes en besoin d'une accommodation speciale pour participer a ces procedures doivent, dans un temps raisonnable, avant

d'entreprendre aucune autre démarche, contacter l'office administrative de la Court situe au, Charlotte County, 350 East Marion Ave., Punta Gorda, FL 33950, Telephone (941) 505-4716 Via Florida Relay Service.

De acuerdo con el Acto o Decreto de los Americanos con Impedimentos, Inhabilitados, personas en necesidad del servicio especial para participar en este procedimiento deberán, dentro de un tiempo razonable, antes de cualquier procedimiento, ponerse en contacto con la oficina Administrativa de la Corte , Charlotte County, 350 East Marion Ave., Punta Gorda, FL 33950, Telephone (941) 505-4716 Via Florida Relay Service

DATED at Charlotte County, Florida, this 20th day of December, 2016.

Barbara T. Scott, Clerk
Charlotte County, Florida
(SEAL) By: S. Martella
Deputy Clerk

GILBERT GARCIA GROUP, P.A.
Attorney for Plaintiff(s)
2313 W. Violet St.
Tampa, FL 33603
972233.18547/tas
December 23, 30, 2016 16-00885T

FIRST INSERTION

BEFORE THE FLORIDA PUBLIC
SERVICE COMMISSION
NOTICE OF CUSTOMER SERVICE
HEARING AND
TECHNICAL HEARING
TO UTILITIES, INC. OF FLORIDA
OFFICE OF PUBLIC COUNSEL
AND ALL OTHER INTERESTED
PERSONS

DOCKET NO. 160101-WS
APPLICATION FOR INCREASE IN
WATER AND WASTEWATER RATES
IN CHARLOTTE, HIGHLANDS,
LAKE, LEE, MARION, ORANGE,
PASCO, PINELLAS, POLK AND
SEMINOLE COUNTIES BY
UTILITIES, INC. OF FLORIDA
ISSUED DECEMBER 23, 2016

NOTICE is hereby given that the Florida Public Service Commission ("Commission") will hold customer service and technical hearings in the above docket on the application for increases/decreases in water and wastewater rates in Charlotte, Highlands, Lake, Lee, Marion, Orange, Pasco, Pinellas, Polk and Seminole Counties by Utilities, Inc. of Florida ("Utility"). Pursuant to Commission Order Nos. PSC-16-0526-PCO-WS, and PSC-16-0526A-PCO-WS the Utility implemented interim rates subject to refund with interest for its Lake Placid, UIF-Marion and UIF-Pasco water and wastewater systems, and its UIF-Pinellas and its UIF-Seminole water systems and its Tierra Verde wastewater system. The final rates and any need for a refund will be determined only after full evidentiary hearings are held on the Utility's rate case application. The customer service hearings will commence at the time and location shown below and will continue until all

witnesses have been heard. Members of the public who wish to present testimony are urged to appear promptly at the scheduled customer service hearing time because the hearing may be adjourned early if no witnesses are present to testify.

The date, time and location of the hearings are:

Customer Service Hearings
9:30 a.m., Tuesday,
January 10, 2017
Summertree
Recreational Facility
12005 Paradise Point Way
New Port Richey, FL 34654
6:00 p.m., Tuesday, January 10, 2017
Alice Hall Community Center
38116 5th Avenue
Zephyrhills, FL 33542
9:30 a.m., Wednesday,
January 11, 2017
Charlotte Harbor Event Center
75 Taylor Street
Punta Gorda, FL 33950
6:00 p.m., Wednesday,
January 11, 2017
Deeann Lakefront Estates Clubhouse
409 Stephen Drive
Lake Placid, FL 33852
9:30 a.m., Wednesday,
February 1, 2017
Grand Hall of Pennbrooke
Fairways
33825 Pennbrooke Parkway
Leesburg, FL 34748
6:00 p.m., Wednesday,
February 1, 2017
Clermont Arts & Recreation Center
3700 S. Highway 27
Clermont, FL 34711
9:30 a.m., Thursday,
February 2, 2017

Eastmonte Civic Center
830 Magnolia Drive
Altamonte Springs, FL 32701
6:00 p.m., Thursday
February 2, 2017
Cypress Lakes Clubhouse
17784 Cypress Lakes Glen Boulevard
Lakeland, FL 32820
Technical Hearing
1:00 p.m., Monday, May 8, 2017
Betty Easley Conference Center
Joseph P. Cresse Hearing Room 148
4075 Esplanade Way
Tallahassee, FL 32399
Tuesday, May 9, 2017, through Friday,
May 12, 2017, have also been reserved for continuation of the technical hearing if needed. The starting time of the next day's session will be announced at the conclusion of the prior day. The hearing may be adjourned early if all the testimony is concluded.

CUSTOMER SERVICE HEARINGS
Customers will be given the opportunity to present testimony on the date and times indicated above. Customers' testimony will be a part of the evidence presented in the formal hearing. At the customer service hearings members of the public may present testimony on the issues identified by the parties at the prehearing conference. All witnesses shall be subject to cross examination at the conclusion of their testimony.

All customers wishing to testify are urged to be present at the beginning of the session since the session may be adjourned early if no customers are present.

PURPOSE AND PROCEDURE
The purpose of the customer service and technical hearing shall be to take testimony, including customer testimony, on the Utility's application for

changes in water and wastewater rates in Charlotte, Highlands, Lake, Lee, Marion, Orange, Pasco, Pinellas, Polk and Seminole Counties. The procedure at these hearings shall be as follows: Any pending motions will first be addressed at the prehearing conference held on April 4, 2017. All parties shall be given the opportunity to present testimony and other evidence on issues at the technical hearing, commencing at 9:30 a.m. on April 18, 2017.

Any customer comments regarding the Utility's service or the proposed rate increase should be addressed to the Commission Clerk, Office of Commission Clerk, Florida Public Service Commission, 2540 Shumard Oak Boulevard, Tallahassee, Florida 32399-0850, and such comments should identify the docket number assigned to this proceeding.

JURISDICTION
Jurisdiction over this Utility is vested in the Commission by Chapter 367, Florida Statutes. Authority to approve increased rates is governed by Sections 367.081, 367.082, 367.0816, 367.101, and 367.171, Florida Statutes. The provisions of Chapters 25-9, 25-22, 25-30, and 28-106, Florida Administrative Code, are also applicable.

Any person requiring some accommodation at this hearing because of a physical impairment should call the Office of Commission Clerk at (850) 413-6770, at least 48 hours prior to the hearing. Any person who is hearing or speech impaired should contact the Florida Public Service Commission by using the Florida Relay Service, which can be reached at 1-800-955-8771 (TDD).
December 23, 2016 16-00884T



**SAVE
TIME**

E-mail your Legal Notice
legal@businessobserverfl.com

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA

CIVIL DIVISION:
CASE NO.: 16000775CA
FEDERAL NATIONAL MORTGAGE ASSOCIATION,

Plaintiff, vs.
DAVID PUTMAN ; CHARLOTTE COUNTY, FLORIDA; STATE OF FLORIDA, DEPARTMENT OF REVENUE; UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY-INTERNAL REVENUE SERVICE; KATHLEEN RYAN; MICHAEL PUTMAN; UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DANIEL R. PUTMAN A/K/A DANIEL ROBERT PUTMAN; UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LINDA K. ADELSON A/K/A LINDA KAY WADHAMS; WENDY WADHAMS; UNKNOWN TENANT; IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 7th day of December, 2016, and entered in Case No. 16000775CA, of the Circuit Court for the 20TH Judicial Circuit in and for Charlotte County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION is the Plaintiff and DAVID PUTMAN; and CHARLOTTE COUNTY, FLORIDA STATE OF FLORIDA, DEPARTMENT OF REVENUE UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY-INTERNAL REVENUE SERVICE KATHLEEN RYAN MICHAEL PUTMAN UNKNOWN TENANT N/K/A JOHN BEEBE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DANIEL R. PUTMAN A/K/A DANIEL ROBERT PUTMAN UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL

OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LINDA K. ADELSON A/K/A LINDA KAY WADHAMS WENDY WADHAMS 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.charlotte.realforeclose.com in accordance with Chapter 45, Florida Statutes at, 11:00 AM on the 5th day of January, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 9, BLOCK 554, PORT CHARLOTTE SUBDIVISION, SECTION 13, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGES 2A-2G, PUBLIC RECORDS OF CHARLOTTE 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 14th day of December, 2016.

BARBARA T. SCOTT
Clerk Of The Circuit Court
(SEAL) By: S. Martella
Deputy Clerk

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@clelegalgroup.com
15-02836
December 23, 30, 2016 16-00860T

FIRST INSERTION

NOTICE OF ACTION
RE: SEA OATS BEACH CLUB CONDOMINIUM ASSOCIATION, INC
CHARLOTTE County, Florida
Non-Judicial Timeshare foreclosure process

TO: Unit Owner(s)
Last Known Address
Unit Week(s)
Amount due:
Jeffrey Leadingham and Connie Leadingham
2106 E 2100 Road N
Waukegan, IL 60970
105/29
\$1,659.26 with a per diem amount of \$0.82 from September 2, 2016
107/37
\$1,200.84 with a per diem amount of \$0.59 from September 2, 2016

Leon J Coker and Opal E Coker
512n10th Avenue
Arcadia, FL 34266
202/40
\$1,091.45 with a per diem amount of \$0.54 from September 2, 2016

Michael Joseph Amelio and Angela Jeanne Amelio
54 Popular Avenue
Pine Plains, NY 12567
206/34
\$1,663.61 with a per diem amount of \$0.82 from September 2, 2016

C Courtenay Dickinson and Nan M Dickinson
3501 SE 18th Avenue
Cape Coral, FL 33904
210/35
\$1,091.45 with a per diem amount of \$0.54 from September 2, 2016
213/34
\$1,091.45 with a per diem amount of \$0.54 from September 2, 2016

Manda Colvin a/k/a Manda Nunley
58 Tiogue Avenue, Apt 111
West Warwick, RI 02893
102/18
\$1,091.45 with a per diem amount of \$0.54 from September 2, 2016

Barbara Whitfield
22238 New Rochelle Avenue
Port Charlotte, FL 33952
110/03
\$1,045.77 with a per diem amount of \$0.52 from September 2, 2016

Hermoine Baum
319
Domingo Drive
Fort Myers, FL 33905
108/49
\$1,663.61 with a per diem amount of \$0.82 from September 2, 2016

David Akin
1711 Greenbush Road
Charlotte, VA 05445
202/46
\$1,663.61 with a per diem amount of \$0.82 from September 2, 2016

YOU ARE HEREBY NOTIFIED of an action for non-judicial foreclosure of timeshare units on the Claim of Lien on the following described real property, located in CHARLOTTE County, Florida, to-wit:

Unit Numbers and Week Numbers (as set forth above) in SEA OATS BEACH CLUB, A Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 691, Page 452 of the Public Records of Charlotte County, Florida and all amendments and exhibits thereto.

has been filed against you. If you fail to cure the default as set forth in this notice or take other appropriate action with regard to this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. You may choose to sign and send to the trustee an objection form, exercising your right to object to the use of the trustee foreclosure procedure. If you would like an Objection form, you should contact the undersigned Trustee, Robert P. Watrous, Esquire, in writing. Upon the trustee's receipt of your signed objection form, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. Objections must be made in writing to:

Robert P. Watrous, Esquire
TRUSTEE FOR SEA OATS BEACH CLUB CONDOMINIUM ASSOCIATION, INC.
1 S School Avenue, Suite 500
Sarasota, FL 34237
within 30 days of the first date of publication of this Notice.

If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien.

Dated this 14th day of DECEMBER, 2016.
Robert P. Watrous, Esquire, TRUSTEE TRUSTEE FOR SEA OATS BEACH CLUB CONDOMINIUM ASSOCIATION, INC.
December 23, 30, 2016 16-00866T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 16000589CA
BANK OF AMERICA N.A.,

Plaintiff, vs.
MARY ANNE JOHNSON ; MARY ANNE JOHNSON ; UNKNOWN SPOUSE OF MARY ANNE JOHNSON ; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT , et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated 12/6/16, and entered in 16000589CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Florida, wherein BANK OF AMERICA N.A. is the Plaintiff and MARY ANNE JOHNSON ; UNKNOWN SPOUSE OF MARY ANNE JOHNSON ; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Barbara Scott as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com, at 11:00 AM, on January 20, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 8, BLOCK 131, SECTION 10, PORT CHARLOTTE SUBDIVISION, AS RECORDED IN PLAT BOOK 4, PAGES 20A

THRU 20N, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

Property Address: 585 MEL-ROSE AVE NW CHARLOTTE , FL 33952

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.

IMPORTANT

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 15th day of December, 2016.

Barbara Scott
As Clerk of the Court
(SEAL) By: S. Martella
As Deputy Clerk

Submitted by:
Robertson, Anschutz & Schneid, P.L.
Attorneys for Plaintiff
6409 Congress Avenue,
Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
16-003156 - NaL
December 23, 30, 2016 16-00880T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CASE NO.: 08-2014-002829
REGIONS BANK DBA REGIONS MORTGAGE, Plaintiff, vs.
JOHN C. APODACA, et al., Defendant(s).

NOTICE IS HEREBY GIVEN that, pursuant to a Final Summary Judgment of Foreclosure entered in the above-styled cause, in the Circuit Court of Charlotte County, Florida, I will sell the property situated in Charlotte County, described as

TRACT 418 AND 419, UNRECORDED CHARLOTTE RANCHETTES, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 AND THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 41 SOUTH, RANGE 23 EAST, CHARLOTTE COUNTY, FLORIDA. Property Address: 9025 Sweden Boulevard, Punta Gorda, Florida 33982

at public sale, to the highest and best bidder, for cash, www.charlotte.realforeclose.com at 11 a.m., in accordance with Chapter 45 Florida Statutes on January 9, 2017.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated at CHARLOTTE COUNTY, Florida, this 15th day of December, 2016.

BARBARA T. SCOTT
Clerk of the Circuit Court
(SEAL) By: Sara Martella
Deputy Clerk

THIS INSTRUMENT PREPARED BY:
Hope T. Cannon
Richard K. Vann, Jr.
Bradley Arant Boult Cummings LLP
1819 Fifth Avenue North
Birmingham, AL 35203-2104
ATTORNEYS FOR PLAINTIFF
December 23, 30, 2016 16-00869T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 16000575CA
AVAIL 2 LLC,

Plaintiff, v.
GABRIELE WULKOP DE ROJAS; JUAN FEDERICO WULKOP; ACAPULCO CLUB CONDOMINIUM ASSOCIATION, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No.: 16000575CA of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida,

wherein AVAIL 2 LLC, Plaintiff, and GABRIELE WULKOP DE ROJAS, JUAN FEDERICO WULKOP and ACAPULCO CLUB CONDOMINIUM ASSOCIATION, Defendants, the Clerk of the Court will sell to the highest bidder for cash at charlotte.realforeclose.com at the hour of 11:00 a.m. on the 12th day of January, 2017, the following property:

UNIT 211, BUILDING B, OF ACAPULCO CLUB, A CONDOMINIUM, A CONDOMINIUM ASSOCIATION ACCORDING TO THE DECLARATION THEREOF AS RECORDED IN O.R. BOOK 3283, PAGE 1598, ET SEQ., AND THE CONDOMINIUM PLAT AS RECORDED IN CONDOMINIUM BOOK 18, PAGES

TRUSTEES OR OTHER CLAIMANTS, WHO ARE NOT KNOWN TO BE DEAD OR ALIVE AND ALL OTHER PARTIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY DESCRIBED IN THE MORTGAGE BEING FORECLOSED HEREIN, CLAIMING BY, THROUGH, UNDER OR AGAINST ANY OR ALL OF SAID DEFENDANTS, WHO ARE NOT KNOWN TO BE DEAD OR ALIVE.

Defendant(s)
NOTICE OF SALE IS HEREBY GIVEN pursuant to an Order of Final Judgment of Foreclosure dated December 7, 2016, entered in Case No. 2016 000310-CA, all of the Circuit Court of the 20th Judicial Circuit in and for Charlotte County, Florida, wherein AVAIL 2, LLC, a Florida limited liability company, is Plaintiff, and LUIS PACHECO AKA LUIS A. PACHECO, et al, are Defendants, I will sell to the high-

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CASE NUMBER 16001428CA
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR LEHMAN XS TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-16N,

PLAINTIFF, Vs.
MARK A. VOLPI, UNKNOWN SPOUSE OF MARK A. VOLPI, UNKNOWN TENANT #1, AND UNKNOWN TENANT #2, DEFENDANT(S),

NOTICE HEREBY GIVEN pursuant to the order of Final Judgment of Foreclosure dated December 6, 2016, and entered in Case No. 16001428CA of the Circuit Court of the 20th Judicial Circuit in and for Charlotte County, Florida, wherein, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR LEHMAN XS TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-16N, is Plaintiff and MARK A. VOLPI, UNKNOWN SPOUSE OF MARK A. VOLPI, are Defendants, the Office of Barbara T. Scott, Charlotte county Clerk of the Court will sell to the highest and best bidder for cash online at www.charlotte.realforeclose.com at 11:00 A.M. on the 6th day of February, 2017, the following described property as set forth in said Summary Final Judgment, to wit:

LOT 17, BLOCK 2116, PORT CHARLOTTE SUBDIVISION, SECTION 92, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 7, PAGE 70A

THROUGH 70D, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.
Street Address: 18879 ACKERMAN AVENUE, PORT CHARLOTTE, FLORIDA 33948

and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage. Any person claiming an interest in the surplus funds from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated at Punta Gorda, Charlotte County, Florida, this 15th day of December, 2016.

Barbara T. Scott
Clerk of said Circuit Court
(SEAL) By: S. Martella
As Deputy Clerk

Clarfield, Okon,
Salomone & Pincus, P.L.
Attorney for Plaintiff
500 S. Australian Avenue,
Suite 825
West Palm Beach, FL 33401
(561) 713-1400 -
pleadings@cosplaw.com
December 23, 30, 2016 16-00872T

FIRST INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 08-2016-CA-000735
WELLS FARGO BANK, N.A.,

Plaintiff, vs.
LAURETTA LYSTER, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated December 14, 2016, and entered in Case No. 08-2016-CA-000735 of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and Laretta Lyster; Sturgis C. Lyster; United States Of America Acting Through Secretary Of Housing And Urban Development are defendants, the Charlotte County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on at www.charlotte.realforeclose.com, Charlotte County, Florida at 11:00 AM on the 30th day of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 3 AND 4, BLOCK 24, PORT CHARLOTTE SUBDIVISION, SECTION 2A SUBDIVISION ACCORDING TO A PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGES 30 A THROUGH 30 H OF THE PUBLIC RECORDS OF CHAR-

LOTTE COUNTY, FLORIDA.
A/K/A 3338 HARBOR BLVD,
PORT CHARLOTTE, FL 33952

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated in Charlotte County, Florida this 15th day of December, 2016.

Clerk of the Circuit Court
Charlotte County, Florida
(SEAL) By: S. Martella
Deputy Clerk

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
E-Serve:
servealaw@albertellilaw.com
(813) 221-4743
(813) 221-9171 facsimile
DM-16-003244
December 23, 30, 2016 16-00868T

FIRST INSERTION

17A TO 17G, ALL OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED 1/18TH SHARE IN THE COMMON ELEMENTS APPURTENANT THERETO, AND THE RIGHT TO USE GARAGE 211, AND TWO (2) NON-COVERED PARKING SPACES NUMBERED 211 AS LIMITED COMMON ELEMENTS APPURTENANT THERETO.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED 12/16/16

(SEAL) S. Martella
Clerk of Court

1665 Palm Beach Lakes Blvd., Suite 1000
West Palm Beach, FL 33401
December 23, 30, 2016 16-00870T

FIRST INSERTION

est and best bidder for cash at www.charlotte.realforeclose.com, the Clerk's website for on-line auctions, beginning at 11:00 a.m. on the 4th day of January, 2017, the following described real property as set forth in said Order of Final Judgment, to wit:

Unit 411, Building D, of ACAPULCO LAKES, A CONDOMINIUM, a Condominium according to the Declaration thereof as recorded in O.R. Book 3321, Page 993, et seq., and the Condominium Plat as recorded in Condominium Book 18, Pages 21A to 21G, as amended from time to time, all of the Public Records of Charlotte County, Florida, together with an undivided 1/30th share in the common elements appurtenant thereto.

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.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated the 16th day of December, 2016

Charlotte County Clerk of Court
(SEAL) S. Martella
Deputy Clerk

Attorney for Plaintiff
ROBERT M. CHISHOLM P.A.
7378 SW 48th Street, Suite B
Miami, Florida 33155
December 23, 30, 2016 16-00875T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR CHARLOTTE COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 15001659CA DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF16, ASSET-BACKED CERTIFICATES, SERIES 2006-FF16, Plaintiff, vs. CYNTHIA ANN COOLEY, ET AL., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 16, 2016 in Civil Case No. 15001659CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Punta Gorda, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FIRST FRANKLIN MORTGAGE LOAN TRUST 2006-FF16, ASSET-BACKED CERTIFICATES, SERIES 2006-FF16 is Plaintiff and CYNTHIA ANN COOLEY, ET AL., are Defendants, the Clerk of Court will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 18th day of January, 2017 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 16, Block 1526, Port Char-

lotte Subdivision, Section 15, according to the plat thereof, recorded in Plat Book 5, Pages 4A through 4E, inclusive, of the Public Records of Charlotte 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: S. Martella DEPUTY CLERK DATED: 12-16-16

MCCALLA RAYMER PIERCE, LLC 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 flaccountspayable @mccallaraymer.com Counsel of Plaintiff 5268961 14-08703-4 December 23, 30, 2016 16-00874T

FIRST INSERTION

NOTICE OF ACTION RE: ENGLEWOOD BEACH & YACHT CLUB ASSOCIATION, INC CHARLOTTE County, Florida Non-Judicial Timeshare foreclosure process

TO: Unit Owner(s) Last Known Address Unit Week(s) Amount due:

Betty L Bower, Trustee of the Betty J Bower Revocable Trust Agreement dated June 1, 1994 2551 Welch Street Fort Myers, FL 33901 111/23 \$2,728.92 with a per diem amount of \$1.37 from September 2, 2016

Ken Buel C/O Jason Buel 3009 Dorner Circle, Apt D Raleigh, NC 27606 125/27 \$1,675.60 with a per diem amount of \$0.83 from September 2, 2016

Daniel Clifford 7050 Green Acre Lane Fort Myers, FL 33912 111/48 \$2,254.20 with a per diem amount of \$1.10 from September 2, 2016

Esther Radinz, Trustee of The Eshyer Radinz Revocable Living Trust dated November 27, 1996 4515 Hixson Pike #302 Hixson, TN 37343-5035 111/50 \$4,894.21 with a per diem amount of \$2.41 from September 2, 2016

Richard Gunson and Ann B Gunson 255 Rocco Avenue, Apt G Harrisonburg, VA 22801 113/35 \$4,854.62 with a per diem amount of \$2.39 from September 2, 2016

Karen K Young 4515 Narragansett Trail Sarasota, FL 34233 113/50 \$3,508.06 with a per diem amount of \$1.73 from September 2, 2016

Paula J Egan 5906 Sandstone Avenue Sarasota, FL 34243 122/43 \$5,650.34 with a per diem amount of \$2.79 from September 2, 2016

Patricia Hughes anf Clarence Evan Hughes, Jr P.O. Box 1234 Arcadia, FL 34265 124/24 \$3,167.64 with a per diem amount of \$1.56 from September 2, 2016

Lloyd Brannen 219 Gibbs Road

New Bern, NC 28560 313/26 \$602.06 with a per diem amount of \$0.30 from September 2, 2016

Dale Goldberg 300 Prospect Avenue, Apt 6H Hackensack, NJ 07601 313/45 \$1,675.60 with a per diem amount of \$0.83 from September 2, 2016

YOU ARE HEREBY NOTIFIED of an action for non-judicial foreclosure of timeshare units on the Claim of Lien on the following described real property, located in CHARLOTTE County, Florida, to-wit:

Unit Numbers and Week Numbers (as set forth above) in ENGLEWOOD BEACH & YACHT CLUB, A Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 696, Page 1012 of the Public Records of Charlotte County, Florida and all amendments and exhibits thereto.

has been filed against you. If you fail to cure the default as set forth in this notice or take other appropriate action with regard to this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. You may choose to sign and send to the trustee an objection form, exercising your right to object to the use of the trustee foreclosure procedure. If you would like an Objection form, you should contact the undersigned Trustee, Thomas L Avrutis, Esquire, in writing. Upon the trustee's receipt of your signed objection form, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. Objections must be made in writing to:

Thomas L Avrutis, Esquire TRUSTEE FOR ENGLEWOOD BEACH & YACHT CLUB ASSOCIATION, INC. 2033 Wood Street, Suite 200 Sarasota, FL 34236 within 30 days of the first date of publication of this Notice.

If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien.

Dated this 14th day of DECEMBER, 2016. Thomas L Avrutis, Esquire, TRUSTEE TRUSTEE FOR ENGLEWOOD BEACH & YACHT CLUB ASSOCIATION, INC. December 23, 30, 2016 16-00867T

FIRST INSERTION

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

CASE NO.: 08-2014-CA-001847 WELLS FARGO BANK, N.A., Plaintiff, vs. BOBBY W. ENWRIGHT, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 7, 2016, and entered in Case No. 08-2014-CA-001847 of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida in which Wells Fargo Bank, N.A., is the Plain-

tiff and Bobby W. Enwright, Jackie Moose Enwright a/k/a Jackie M. Enwright, Section 23 Property Owner's Association, Inc., are defendants, the Charlotte County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on at www.charlotte.realforeclose.com, Charlotte County, Florida at 11:00 AM on the 8th day of May, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 4, BLOCK 790, PUNTA GORDA ISLES SECTION TWENTY THREE, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 12, PAGE 2, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY,

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CASE NO.: 2016-CA-000256 BMO HARRIS BANK N.A., as successor-by-merger to M&I MARSHALL & ILSLEY BANK, a Wisconsin state banking corporation, as successor-by-merger to GOLD BANK, Plaintiff, vs. RONI HUTCHISON a/k/a RONI MURRAY, individually; PNC BANK, N.A., as successor-by-merger to NATIONAL CITY BANK; PRAIRIE CREEK PARK PROPERTY OWNERS ASSOCIATION, INC., a Florida non-profit corporation; KELLY TRACTOR CO., a Florida corporation; UNKNOWN TENANT #1; and UNKNOWN TENANT #2, Defendants.

Notice is given that pursuant to a Default Final Judgment of Foreclosure dated December 6, 2016, in Case No. 2016-CA-000256 of the Circuit Court for Charlotte County, Florida in which BMO HARRIS BANK N.A. is the Plaintiff and RONI HUTCHISON a/k/a RONI MURRAY, individually; PNC BANK, N.A., as successor-by-merger to NATIONAL CITY BANK; PRAIRIE CREEK PARK PROPERTY OWNERS ASSOCIATION, INC., a Florida non-profit corporation; KELLY TRACTOR CO., a Florida corporation; UNKNOWN TENANT #1 n/k/a Jesse Bennett; and UNKNOWN TENANT #2 n/k/a James "Randy" Leatherman are the Defendants, I will sell to the highest and best bidder for cash by electronic sale beginning at 11:00 a.m. on February 24th, 2017, at www.charlotte.realforeclose.com, the following-described property set forth in the order of Final Judgment:

Lot 12, Block 16, PRAIRIE CREEK PARK, a subdivision according to the Plat thereof as recorded in Plat Book 13, Pages 33A through 33S, inclusive, of the Public Records of Charlotte County, Florida.

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in the Security Instrument as the "Property."

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.

NOTIFICATION

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED December 16, 2016. CLERK OF THE CIRCUIT COURT CHARLOTTE COUNTY, FLORIDA (SEAL) BY: S. Martella As Deputy Clerk Zimmennan., Kiser & Sutcliffe, P.A. 315 E. Robinson St., Ste 600 Orlando, FL 32802 [10140-214/5756341/1] December 23, 30, 2016 16-00879T

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 16-001677-CA GLASSMAN GROSSI, INC., d/b/a RUBBER TREE FLOORING, Plaintiff, v. LEMON BAY GOLF CLUB, INC., and GULFVIEW CONSTRUCTION MANAGEMENT SERVICES, LLC, Defendants.

YOU ARE HEREBY NOTIFIED that pursuant to a Final Judgment of Foreclosure entered in and for Charlotte County, Florida on December 5, 2016, wherein the cause is pending under docket number 16-001677-CA, Barbara T. Scott, Clerk of the Circuit Court of Charlotte County, Florida, will offer for sale to the highest and best bidder for cash beginning 11 am at www.charlotte.realforeclose.com in accordance with Chapter 45, Florida Statutes, on the 9th day of January, 2017, the following-described property:

SEE ATTACHED EXHIBIT A

EXHIBIT A

28-41-20 P-5 91.6 AC. M/L COMM INTX OF N LINE SEC 28 & W R/W SR 776 TH W ALG N SEC LINE 1665 FT TH S 420 FT TH SE 404 FT SW 264 FT SE 375 FT S 399 FT SE 188 FT E 259 FT SE 400 FT SE 200 FT S/LY 255 FT W/LY ALG A CURVE 138 FT S 202 FT TO N MHWL LEMON CREEK TH E ALG LEMON CREEK TO SR 775 TH W ALG S MHWL LEMON CREEK 360 FT M/L TH S/L Y 79 FT SW 21 FT W 76 FT SW 49 FT S/LY 63 FT S 362 FT SE 327 FT SE 193 FT S 85 FT TO N R/W ESTER ST TH E 284 FT TO W R/W SR 776 TH N ALG 776 3773 FT TO POB AKA PART LOTS 1 2 3 6 7 8 9 12 15 16 20 E1353/2053 668-143 765-696 1036-433 E1160/208 E1175/1334 1234/1798 E1298/2088 E1298/2080 1305/854 CD1341/969 1835/2137 E3847/601 RES4064/1419 ZZZZ 214120 P20 21 41 20 P-20 3.683 AC. M/L COMM AT SE COR LT 29 TH N 135 FT FOR POB TH W 300 FT N 885 FT TO MHWL BUCK CREEK TH NE ALG MHWL 50 FT S 173.6 FT W13 FT S 200 FT E 255.83 FT TO W ROW CR 775 TH SE 134.40

FT S 355 FT TO POB 133/30 325/839 520/533 756/698 798/2109 994/2110 1036/423 CS1062/1682 E1070/569 E1298/2082 E1298/2090 1305/854 1553/9812 E1553/16553/12 E1553/16 E3847/601 RES4064/1419 ZZZZ 214120 P21 21 41 20 P-21 30.9 AC. M/L BEG AT INTX OF S SEC LINE SEC 21 & W R/W SR 775 TH W ALG S SEC LINE 1665 FT TH N 263 FT NE 444 FT N 189 FT E 16 FT NE ALG A CURVE 78 FT E ALG A CURVE 82 FT NW 225 FT M/L TO MHWL BUCK CREEK TH E/LY ALG MHWL TO A PT 250 FT M/L FROM W R/W SR 775 TH S 885 FT TH E 300 FT TH S 135 FT TO POB AKA PART LOTS 28-31 40 41 GROVE CITY LAND 133-32 133-433 666-683 1012-1663 1036-442 1036-444 1036-441 E1298/2088 E1298/2080 1305/854 COR1341/969 E1353/2053 RES2902/1107 E3847/601 RES4064/1419

Also known as 9600 Eagle Preserve Drive, Englewood, Florida 34224

Parcel ID #: 412028201001 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.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED December 14, 2016. BARBARA T. SCOTT, Clerk of Circuit Court (SEAL) BY: S. Martella Deputy Clerk

Howard Freidlin, Esq. Freidlin & Inglis, P.A. 2245 McGregor Boulevard Fort Myers, FL 33901 December 23, 30, 2016 16-00859T

court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated in Charlotte County, Florida this 19th day of December, 2016.

Clerk of the Circuit Court Charlotte County, Florida (SEAL) BY: S. Martella Deputy Clerk

Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com MA - 14-147233 December 23, 30, 2016 16-00882T

FIRST INSERTION

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

CASE NO.: 16001155CA FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. WILLIAM G. CARLSON, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated December 16, 2016, and entered in Case No. 16001155CA of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida in which Freedom Mortgage Corporation, is the Plaintiff and William G. Carlson, Ford Motor Credit Company, LLC, Gardens of Gulf Cove Property Owner's Association, Inc., are defendants, the Charlotte County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on at www.charlotte.realforeclose.com, Charlotte County, Florida at 11:00 AM on the 30th day of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 10, BLOCK 4303, PORT CHARLOTTE SUBDIVISION, SECTION SIXTY SIX, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGES 4A THROUGH 4G, INCLUSIVE,

OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

A/K/A 13551 SANTA ROSA AVE PORT CHARLOTTE FL 33981

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated in Charlotte County, Florida this 20th day of December, 2016.

Clerk of the Circuit Court Charlotte County, Florida (SEAL) BY: S. Martella Deputy Clerk

Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9174 December 23, 30, 2016 16-00886T

FIRST INSERTION

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

Case No. 16001481CA Federal National Mortgage Association ("Fannie Mae") Plaintiff, vs. Salvatore R. Gomes a/k/a S. Richard Gomez a/k/a Salvatore Gomes, et al, Defendants.

TO: The Unknown Spouse of Salvatore R. Gomes a/k/a S. Richard Gomez a/k/a Salvatore Gomes and Salvatore R. Gomes a/k/a S. Richard Gomez a/k/a Salvatore Gomes Last Known Address: 26080 Tattersall Lane, Punta Gorda, FL 33983

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

LOT 3, BLOCK 747, PUNTA GORDA ISLES, SECTION 23, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 12, PAGES 2A THROUGH 2Z41, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Samuel F. Santiago, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address

is 1501 N.W. 49th Street, Suite 200, Ft. Lauderdale, FL. 33309, within thirty (30) days of the first date of publication on or before 01/19/2017, and file the original with the Clerk of this Court either before service on the 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED on December 15, 2016. Barbara Scott As Clerk of the Court (SEAL) BY: J. Kern As Deputy Clerk

Samuel F. Santiago, Esquire Brock & Scott, PLLC Plaintiff's attorney 1501 N.W. 49th Street, Suite 200 Ft. Lauderdale, FL 33309 Case No. 16001481CA File # 15-F01209 December 23, 30, 2016 16-00865T

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION

CASE NO. 082012CA000167XXXXXX

ENCORE FUND TRUST 2013-1 Plaintiff, vs. MARGARET PEDRAZA, et al, Defendants/

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment of Foreclosure dated June 9, 2015, and entered in Case No. 082012CA000167XXXXXX of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Florida, wherein Encore Fund Trust 2013-1, is the Plaintiff and MARGARET PEDRAZA, EQUABLE ASCENT FINANCIAL, LLC, and UNKNOWN TENANT #1 N/K/A BEN PAGAN the Defendants. Barbara T. Scott, Clerk of the Circuit Court in and for Charlotte County, Florida will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com, the Clerk's website for on-line auctions at 11:00 A.M. on 13th day of January, 2017, the following described property as set forth in said Order of Final Judgment, to wit:

LOT 4, BLOCK 993, PORT CHARLOTTE SUBDIVISION, SECTION FOURTEEN, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 5, PAGES 3A THROUGH 3E, INCLUSIVE, PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK OF COURT NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER 60 DAYS, ONLY THE OWNER OF RECORDS AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If the sale is set aside, the Purchaser may be entitled to any return of the sale deposit less any applicable fees and

costs and shall have no further recourse against the Mortgagee, Mortgagee or the Mortgagee's Attorney.

"In accordance with the Americans With Disabilities Act, persons in need of a special accommodation to participate in this proceeding shall, within seven (7) days prior to any proceeding, contact the Administrative Office of the Court, Charlotte County, 350 East Marion Ave., Punta Gorda, FL 33950, Telephone (941) 505-4716 via Florida Relay Service".

Apré ako ki fet avek Americans With Disabilities Act, tout moun kin ginyin yun bézwen spésyal pou akomodasyon pou pou patisipé nan pwogram sa-a dwé, nan yun tan rézónan an ninpot aranjanman kapab fet, ou dwé kontakte Administrative Office Of The Court i nan niméro, Charlotte County, 350 East Marion Ave., Punta Gorda FL 33950, Telephone (941) 505-4716 i pasan pa Florida Relay Service.

En accordance avec la Loi des "Americans With Disabilities". Les personnes en besoin d'une accommodation speciale pour participer a ces procedures doivent, dans un temps raisonnable, avant d'entreprendre aucune autre démarche, contacter l'office administrative de la Corte situe au, Charlotte County, 350 East Marion Ave., Punta Gorda, FL 33950, Telephone (941) 505-4716 Via Florida Relay Service.

De acuerdo con el Acto o Decreto de los Americanos con Impedimentos, Inhabilitados, personas en necesidad del servicio especial para participar en este procedimiento debrán, dentro de un tiempo razonable, antes de cualquier procedimiento, ponerse en contacto con la oficina Administrativa de la Corte , Charlotte County, 350 East Marion Ave., Punta Gorda, FL 33950, Telephone (941) 505-4716 Via Florida Relay Service DATED at Charlotte County, Florida, this 15th day of December, 2016.

Barbara T. Scott, Clerk Charlotte County, Florida (SEAL) BY: S. Martella Deputy Clerk

GILBERT GARCIA GROUP, P.A. Attorney for Plaintiff(s) 2313 W. Violet St. Tampa, FL 33603 11102.11661-FORO/SNB December 23, 30, 2016 16-00873T

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
OF FLORIDA, IN AND FOR
CHARLOTTE COUNTY
CIVIL DIVISION

Case No. 08-2016-CA-002005

**FREEDOM MORTGAGE
CORPORATION**

Plaintiff, vs.

**UNKNOWN HEIRS, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS AND
TRUSTEES OF DANIEL J.
MCFARREN, DECEASED, DANIEL
JOSEPH MCFARREN, JR., A
KNOWN HEIR OF DANIEL J.
MCFARREN, DECEASED, et al.**
Defendants.

TO:
UNKNOWN HEIRS, DEVISEES,
GRANTEES, ASSIGNEES, LIENORS,
CREDITORS AND TRUSTEES
CURRENT RESIDENCE UNKNOWN
LAST KNOWN ADDRESS
1612 HAYWORTH RD
PORT CHARLOTTE, FL 33952

You are notified that an action to
foreclose a mortgage on the following
property in Charlotte County, Florida:
LOT 32, BLOCK 3251, PORT
CHARLOTTE SUBDIVISION,
SECTION 51, 1ST REPLAT
ACCORDING TO THE PLAT
THEREOF, RECORDED IN
PLAT BOOK 7, PAGES 29A
THRU 29C, OF THE PUBLIC
RECORDS OF CHARLOTTE
COUNTY, FLORIDA.

commonly known as 1612 HAY-
WORTH RD, PORT CHARLOTTE, FL
33952 has been filed against you and

you are required to serve a copy of your
written defenses, if any, to it on Edward
B. Pritchard of Kass Shuler, P.A., plain-
tiff's attorney, whose address is P.O. Box
800, Tampa, Florida 33601, (813) 229-
0900, on or before 01/19/2017, (or 30
days from the first date of publication,
whichever is later) and file the original
with the Clerk of this Court either be-
fore service on the Plaintiff's attorney
or immediately thereafter; otherwise, a
default will be entered against you for
the relief demanded in the Complaint.

AMERICANS WITH DISABILITIES
ACT. 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 provi-
sion of certain assistance. Please contact
Jon Embury, Administrative Services
Manager, whose office is located at 350
E. Marion Avenue, Punta Gorda, Florida
33950, and whose telephone number is
(941) 637-2110, at least 7 days before
your scheduled court appearance, or
immediately upon receiving this notifi-
cation if the time before the scheduled
appearance is less than 7 days; if you are
hearing or voice impaired, call 711.

Dated: December 15, 2016.
CLERK OF THE COURT
Honorable Barbara T. Scott
350 E. Marion Avenue
Punta Gorda, Florida 33950-
(COURT SEAL) By: J. Kern
Deputy Clerk

Edward B. Pritchard
Kass Shuler, P.A.
P.O. Box 800
Tampa, FL 33601
328274/1668891/ras

December 23, 30, 2016 16-00861T

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE COUNTY
FLORIDA

CIRCUIT CIVIL DIVISION

CASE NO.: 15 002531 CA

**QUAIL RUN TECHNOLOGIES,
LLC,**

Plaintiff, v.

**THE UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES AND ALL OTHERS
WHO MAY CLAIM AN INTEREST
IN THE ESTATE OF JOHN MISEK,
JR., DECEASED; et al.,**
Defendants.

TO: Defendant, JUDY FULLER A/K/A
JUDY MISEK A/K/A JUDITH FULL-
ER A/K/A JUDITH MISEK, and all
parties having or claiming to have any
right, title or interest in the property
herein described.

YOU ARE HEREBY NOTIFIED
that an action to foreclose a mortgage
on the following property located in
CHARLOTTE County, Florida:
LOT 272, RIDGE HARBOR
ADDITION NO. 2, ACCORD-
ING TO THE MAP OR PLAT
THEREOF AS RECORDED
IN PLAT BOOK 3, PAGE 66,
PUBLIC RECORDS OF CHAR-
LOTTE COUNTY, FLORIDA.

including the buildings, appur-
tenances, and fixtures located
thereon.

Property Address: 30175 Alder
Road, Punta Gorda, Florida

33982.

has been filed against you and you are
required to serve a copy of your writ-
ten defenses, if any, to it on HARRIS S.
HOWARD, ESQ. of HOWARD LAW
GROUP, Plaintiff's attorney, whose ad-
dress is 450 N. Park Road, #800, Hol-
lywood, Florida 33021 on or before
January 20, 2017 (no later than 30 days
from the date of the first publication of
this notice of action) and file the origi-
nal 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.

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 provi-
sion of certain assistance. Please
contact the Sarasota County Jury Of-
fice, P.O. Box 3079, Sarasota, Florida
34230-3079, (941)861-7400, at least
seven (7) days before your scheduled
court appearance, or immediately upon
receiving this notification if the time
before the scheduled appearance is less
than seven (7) days; if you are hearing
or voice impaired, call 711.

WITNESS my hand and seal of this
Court at CHARLOTTE County, Florida
on this 16th day of December 2016.

CLERK OF THE CIRCUIT COURT
(SEAL) BY: J. Kern
Deputy Clerk

HARRIS S. HOWARD, ESQ.
HOWARD LAW GROUP
Plaintiff's Attorney

450 N. Park Road, #800
Hollywood, Florida 33021
December 23, 30, 2016 16-00877T

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL ACTION

CASE NO.: 16-002052-CA

**REAL ESTATE ACQUISITION &
LIQUIDATION COMPANY,**

Plaintiff, vs.

**DORIS J. TARNOW, CARL
J. VERNETTI, SR., LUCY M.
VERNETTI, RANDY J. MICHELL,
ROBERT HUNT, MARJAN
R. KMIEC, DONNA KMIEC,
STEVE HUNT, a/k/a Steven Hunt,
PATRICK SMITH, DONALD F.
BACON, BOARD OF COUNTY
COMMISSIONERS OF CHARLOTTE
COUNTY, FLORIDA, c/o
Christopher Constance,
Chairman, CHARLOTTE COUNTY,
c/o Janette S. Knowlton, County
Attorney,**
Defendants.

TO: DORIS J. TARNOW, CARL J.
VERNETTI, SR., LUCY M. VERNET-
TI, RANDY J. MICHELL, ROBERT
HUNT, MARJAN R. KMIEC, DONNA
KMIEC, STEVE HUNT, a/k/a Steven
Hunt, PATRICK SMITH, DONALD
F. BACON, BOARD OF COUNTY
COMMISSIONERS OF CHARLOTTE
COUNTY, FLORIDA, c/o Christopher
Constance, Chairman, CHARLOTTE
COUNTY, c/o Janette S. Knowlton,
County Attorney, if alive, or if dead,
their unknown spouses, widows, wid-
owers, heirs, devisees, creditors, grant-
ees, and all parties having or claiming
by, through, under, or against them,
and any and all persons claiming any
right, title, interest, claim, lien, estate or
demand against the Defendants in re-
gards to the following-described prop-
erty in Charlotte County, Florida:

Lot 24, Block 50, PORT CHAR-
LOTTE SUBDIVISION, Sec-
tion 4, according to the plat
thereof, recorded in Plat Book
3, Pages 87A thru 87D, of the

Public Records of Charlotte
County Florida. Parcel ID No.:
402227280012.

Notice is hereby given to each of you
that an action to quiet title to the
above-described property has been
filed against you and you are required
to serve your written defenses on Plain-
tiff's attorney, Sandra A. Sutliff, 3440
Conway Blvd., Suite 1-C, Port Charlotte,
FL 33952, and file the original with the
Clerk of the Circuit Court, Charlotte
County, 350 E. Marion Avenue, Punta
Gorda, FL 33950, on or before January
20, 2017, or otherwise a default judg-
ment will be entered against you for the
relief sought in the Complaint.

THIS NOTICE will be published
once each week for four consecutive
weeks in a newspaper of general cir-
culation published in Charlotte County,
Florida.

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 provi-
sion of certain assistance. Please contact
Jon Embury, Administrative Services
Manager, whose office is located at 350
E. Marion Avenue, Punta Gorda, Florida
33950, and whose telephone number is
(941) 637-2110, at least 7 days before
your scheduled court appearance, or
immediately upon receiving this notifi-
cation if the time before the scheduled
appearance is less than 7 days; if you are
hearing or voice impaired, call 711.

DATED this 16th day of December,
2016

BARBARA T. SCOTT
Clerk of the Court
(SEAL) By: J. Kern
Deputy Clerk

SANDRA A. SUTLIFF, ESQ.
3440 Conway Blvd., Suite 1-C
Port Charlotte, FL 33952
(941) 743-0046 -
E-mail: SSutlaw@aol.com
FL Bar # 0857203
Dec. 23, 30, 2016; Jan. 6, 13, 2017
16-00878T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
PROBATE, GUARDIANSHIP, TRUST
AND MENTAL HEALTH DIVISION
Case Number: 16-000703-CP
IN RE: THE ESTATE OF
LOUISE LAMARTINIERE
Deceased

The administration of the estate of
LOUISE LAMARTINIERE, deceased,
File Number 16-000703-CP, is pend-
ing in the Circuit Court for Charlotte
County, Florida, Probate Division, the
address of which is 350 East Marion
Avenue, Punta Gorda, Florida 33950.
The name and address of the personal
representative and the personal repre-
sentative's attorney are set forth below.

All creditors of the decedent and oth-
er persons having claims or demands
against decedent's estate, including
unmatured, contingent or unliquidated
claims, on whom a copy of this notice
is 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 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,

including unmatured, contingent or
unliquidated claims, on whom a copy
of this notice is 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 AF-
TER THE DATE OF SERVICE OF A
COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent
and other persons having claims or de-
mands against decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.

ALL CLAIMS NOT SO FILED
WILL BE FOREVER BARRED.

The date of first publication of this
Notice is 12-16, 2016.

Counsel for Personal Representative:

Petitioner/Personal Representative:
Martine Lamartiniere
1218 Astor Commons Place, Apt 201
Brandon, Florida 33511

John N. Redding, Esq.
John@reddingbrown.com
FBN: 659983
REDDING & BROWN, PLLC
113 South MacDill Avenue, Suite A
Tampa, Florida 33609
Telephone 813.258.4401
Facsimile 813.871.3299
Counsel for Petitioner
December 16, 23, 2016 16-00852T

SECOND INSERTION

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

Case No.: 16-0784 CC

**BURNT STORE MEADOWS
PROPERTY OWNER'S
ASSOCIATION, INC., a Florida
not-for-profit corporation,**

Plaintiff, vs.

**KATHLEEN LYNCH;
her devisees, grantees, creditors,
and all other parties claiming by,
through, under or against them
and all unknown natural persons,
if alive and if not known to be dead
or alive, their several and respective
spouses, heirs, devisees grantees,
and creditors or other parties
claiming by, through, or under those
unknown natural persons and their
several unknown assigns, successors
in interest trustees, or any other
persons claiming by through, under
or against any corporation or other
legal entity named as a defendant
and all claimants, persons or parties
natural or corporate whose exact
status is unknown, claiming under
any of the above named or described
defendants or parties who are
claiming to have any right, title or
interest in and to the lands hereafter
described; UNKNOWN SPOUSE OF
KATHLEEN LYNCH; UNKNOWN
TENANT #1 and UNKNOWN
TENANT #2,
Defendants.**

NOTICE IS HEREBY GIVEN THAT I,
the undersigned Clerk of the Circuit
Court of Charlotte County, Florida,
shall sell the property at public sale to
the highest bidder for cash, except as set
forth hereinafter, on January 5, 2017, at
11:00 a.m. at www.charlotte.realfore-

close.com, in accordance with Chapter
45 Florida Statutes, the following-de-
scribed real property:

Lot 14, Block 403, Punta Gorda
Isles Section 18, according to
the plat thereof as recorded in
Plat Book 10, Page 4A, Public
Records of Charlotte County,
Florida

Commonly Known As: 7516
Coral Tree, Punta Gorda, Florida

The said sale will be made pursuant to
the Final Judgment of Foreclosure of
the County Court of Charlotte County,
Florida, in Civil Action No. 16-0784 CC,
Burnt Store Meadows Property Owner's
Association Inc., Plaintiff vs. Kathleen
Lynch, Defendant.

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 with-
in 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 provi-
sion of certain assistance. Please contact
Jon Embury, Administrative Services
Manager, whose office is located at 350
E. Marion Avenue, Punta Gorda, Florida
33950, and whose telephone number is
(941) 637-2110, at least 7 days before
your scheduled court appearance, or
immediately upon receiving this notifi-
cation if the time before the scheduled
appearance is less than 7 days; if you are
hearing or voice impaired, call 711.

Dated this 14th day of December,
2016.

BARBARA T. SCOTT, Clerk
(SEAL) By: S. Martella
Deputy Clerk

Ernest W. Sturges, Jr., Esq.,
Courthouse Box
December 16, 23, 2016 16-00857T

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL DIVISION

Case #: 2015-CA-002693

SunTrust Bank

Plaintiff, -vs.-

**UNKNOWN HEIRS OF ALICE S.
SCHIMKE; CLYDE SCHIMKE;
DALLAS SCHIMKE; SHARON
ALICE WALSH; DISCOVER
BANK; UNKNOWN TENANT #1;
UNKNOWN TENANT**

**#2, AND OTHER UNKNOWN
PARTIES, including the unknown
spouse of any title holder in**

**possession of the property; and, if
a named Defendant(s) is deceased,
the surviving spouse, heirs, devisees,
grantees, creditors, and all other
parties claiming by, through, under
or against that Defendant(s); and
the several and respective unknown
assigns, successors in interest,
trustees or other persons claiming
by, through, under or against any
corporation or other legal entity
named as a Defendant(s); and
all claimants, persons or parties,
natural or corporate, or whose exact
legal status is unknown, claiming
under any of the above named
or described Defendant(s)**
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant
to order rescheduling foreclosure
sale or Final Judgment, entered in Civil
Case No. 2015-CA-002693 of the Cir-
cuit Court of the 20th Judicial Circuit
in and for Charlotte County, Florida,
wherein SunTrust Bank, Plaintiff and
UNKNOWN HEIRS OF ALICE S.
SCHIMKE are defendant(s), I, Clerk
of Court, Barbara T. Scott, will sell to
the highest and best bidder for cash
AT WWW.CHARLOTTE.REALFORE-
CLOSE.COM IN ACCORDANCE
WITH CHAPTER 45 FLORIDA STAT-

UTES at 11:00AM on January 5, 2017,
the following described property as set
forth in said Final Judgment, to-wit:

LOT 9, BLOCK 742, PORT
CHARLOTTE SUBDIVISION,
SECTION TWENTY-ONE, AC-
CORDING TO THE PLAT
THEREOF, RECORDED IN
PLAT BOOK 5, PAGES 12A
THROUGH 12G, OF THE PUB-
LIC RECORDS OF CHARLOTTE
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 disability
who needs any accommodation in order
to participate in this proceeding, you are
entitled, at no cost to you, to the provi-
sion of certain assistance. Please
contact Jon Embury, Administrative
Services Manager, whose office is lo-
cated at 350 E. Marion Avenue, Punta
Gorda, Florida 33950, and whose
telephone number is (941) 637-2110,
at least 7 days before your scheduled
court appearance, or immediately upon
receiving this notification if the time
before the scheduled appearance is less
than 7 days; if you are hearing or voice
impaired, call 711.

Barbara T. Scott
CLERK OF THE CIRCUIT COURT
Charlotte County, Florida
(SEAL) S. Martella
DEPUTY CLERK OF COURT
DATED: 12/14/16

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
16-300627 FC01 SUT
December 16, 23, 2016 16-00858T

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 15-1030-CP
Division Probate
IN RE: ESTATE OF
Betty W. Allgood
Deceased.

The administration of the estate of
Betty W. Allgood aka Betty Jo All-
good, deceased, whose date of death
was February 7, 2013, is pending
in the Circuit Court for Charlotte
County, Florida, Probate Division, the
address of which is 350 E. Marion
Avenue, Punta Gorda, Florida 33950.
The names and addresses of the per-
sonal representative and the personal
representative's attorney are set forth
below.

All creditors of the decedent and
other persons having claims or de-
mands 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 PUBLI-
CATION OF THIS NOTICE OR 30
DAYS AFTER THE DATE OF SER-
VICE OF A COPY OF THIS NOTICE
ON THEM.

All other creditors of the decedent
and other persons having claims or de-
mands against decedent's estate must
file their claims with this court WITH-
IN 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 16, 2016.

Personal Representative:
Jennilen S. Morse

412 Euclid Street
Port Charlotte, Florida 33954

Attorney for

Personal Representative:

Gregory T. Holtz

Attorney

Florida Bar No. 303461

AMSL Estate Pl & Gen Practice Clinic

1025 Commons Circle

Naples, Florida 34119

(239) 687-5522

gholtz@avemarialaw.edu

December 16, 23, 2016 16-00856T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA

PROBATE DIVISION

File No. 2016 CP 001779

IN RE: ESTATE OF

GEORGE KAYE A/K/A

GEORGE KATSORIS

Deceased.

The administration of the estate of
GEORGE KAYE A/K/A GEORGE
KATSORIS, deceased, whose date of
death was October 30, 2015, is pend-
ing in the Circuit Court for Charlotte
County, Florida, Probate Division, the
address of which is 350 E. Marion
Avenue, Punta Gorda, Florida 33950.
The names and addresses of the per-
sonal representative and the personal
representative's attorney are set forth
below.

All creditors of the decedent and oth-
er 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 de-

mands against decedent's estate must
file their claims with this court WITH-
IN 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 SEC-
TION 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 16, 2016.

Personal Representative:
EVANGELINE KAYE

A/K/A EVANGELINE KATSORIS

58 Manor Court

Staten Island, New York 10306

Attorney for

Personal Representative:

WILLIAM H. BEHRENFELD

Attorney

Florida Bar Number: 302414

1800 2ND ST STE 790

P.O. BOX 4217

SARASOTA, FL 34230-4217

Telephone: (941) 365-7887

Fax: (941) 365-9094

E-Mail: w.behrenfeld@verizon.net

December 16, 23, 2016 16-00851T