

SARASOTA COUNTY LEGAL NOTICES

SARASOTA COUNTY

Case No.	Sale Date	Case Name	Sale Address	Firm Name
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
2015 CA 000112 NC Div C	01/04/2017	U.S. Bank vs. Plouff, Vita et al	2823 Riverside Dr, Sarasota, FL 34234	Albertelli Law
2016 CA 001070 NC	01/04/2017	The Bank of New York Mellon vs. Michael E Stauffer et al	Lot 604, Ridgewood Estates, PB 19/4	Kahane & Associates, P.A.
2016 CA 002633 NC	01/04/2017	Wells Fargo Bank vs. Ayako Tamura-Hoobing et al	Lot 33, Arbor Trace, Unit II, PB 37/30	Phelan Hallinan Diamond & Jones, PLC
2016 CA 001028 NC	01/04/2017	Wells Fargo Bank vs. Jennifer Ann Nissley etc Unknowns et al	South Venice, Unit 10, PB 6/46	Phelan Hallinan Diamond & Jones, PLC
2016-CA-002547	01/04/2017	Wilmington Savings vs. Marisa Cotraccia et al	Lot 26, Blk 2641, Fifty-Second Addn, PB 21/13	Storey Law Group, PA
2016-CA-002569	01/04/2017	Wilmington Savings vs. Christine M McCoy etc et al	Lot 42, Spring Lake, Addn No. 1, PB 9/40	Storey Law Group, PA
2015 CA 003163 NC	01/04/2017	U.S. Bank vs. The Butterfly Company LLC et al	Stickney Point Office Center, ORB 1669/1762	Aldridge Pite, LLP
2015 CA 003496 NC	01/04/2017	Lakeview Loan Servicing vs. Kevin Brubaker etc et al	11798 Tempest Harbor Loop, Venice, FL 34292	Robertson, Anschutz & Schneid
2014 CA 000825 NC	01/04/2017	Pennymac Corp vs. Blanca E Wagner et al	Lots 4301 & 4302, South Venice, Unit No. 16, PB 6/53	Phelan Hallinan Diamond & Jones, PLC
2010 CA 007699 NC	01/05/2017	Aurora Loan Services vs. Christina Winsey Rudd et al	3217 Campbell St, Sarasota, FL 34231	Robertson, Anschutz & Schneid
2014 CA 002032 NC	01/05/2017	James B Nutter & Company vs. Patricia M Gaal et al	853 Clematis Road, Venice, FL 34293	Robertson, Anschutz & Schneid
2014 CA 000591 NC Div A	01/05/2017	U.S. Bank vs. Marton, Noel et al	1039 Venetian Parkway, Venice, FL 34285	Albertelli Law
58-2015-CA-004312 NC	01/05/2017	Wells Fargo Bank vs. Goodman, Robert et al	101 S Gulfstream Ave IID, Sarasota, FL 34236	Albertelli Law
2016 CA 001655 NC	01/05/2017	Federal National Mortgage vs. Lisa D Stapleton et al	1716 Hainsworth Ct, North Port, FL 34288	Robertson, Anschutz & Schneid
2010 CA 003270 NC Div A	01/05/2017	Nationstar Mortgage vs. Conners, Katherine et al	4482 Ascot Circle North, Sarasota, FL 34235	Albertelli Law
2013 CA 005581 NC	01/05/2017	HSBC Bank vs. Heidi Schrader et al	Lot 20, Blk 38, Venice East, PB 22/9	Aldridge Pite, LLP
2015-CA-002845	01/05/2017	U.S. Bank vs. Laura L Warnelo et al	1719 Livingston Street, Sarasota, FL 34231	Pearson Bitman LLP
2012-CA-008214	01/05/2017	U.S. Bank vs. Ronda West et al	425 W Laurel Rd, Nokomis, FL 34275	Ward Damon Posner Pheterson & Bleau
58-2013-CA-006043-XXXXA-NC	01/06/2017	Green Tree Servicing LLC vs. Ann Mulvaney Unknowns et al	Lot 26, Blk 810, 19th Addn to Port Charlotte Subn, PB 14/7	Shapiro, Fishman & Gache (Boca Raton)
2014 CA 006231 NC	01/06/2017	DLJ Mortgage Capital vs. Shirlean Lowery et al	3020 Palmadella Ave, Sarasota, FL 34234	Robertson, Anschutz & Schneid
582007CA016042XXXXXX	01/06/2017	HSBC Bank vs. Debra Licata et al	Lot 16, Waterfront Estates, Unit 2, PB 18/22	SHD Legal Group
2016-CA-000785-NC Div C	01/06/2017	CIT Bank vs. Smith, Dallas L et al	685 Purdy St., Englewood, FL 34223	Albertelli Law
58-2015-CA-006255 Div C	01/06/2017	CIT Bank vs. Pestana, Mary A et al	5618 Ashton Lake Drive, Sarasota, FL 34231	Albertelli Law
58-2015-CA-006853-NC Div C	01/06/2017	U.S. Bank vs. Vega, Santos et al	4051 Prudence Dr, Sarasota, FL 34235	Albertelli Law
2016-CA-001178	01/06/2017	The Bank of New York Mellon vs. W Denise McCarthy etc et al	Lot 5, Harms Subn, PB 25/40	Clarfield, Okon, Salomone & Pincus, P.L.
58-2016-CA-000681-NC Div C	01/06/2017	CIT Bank vs. Cravens, Darla et al	979 Kimball Rd, Venice, FL 34293	Albertelli Law
2008 CA 007522	01/06/2017	Deutsche Bank vs. Suzanne L Smith et al	Common Corner of Lots 10 & 11, Blk 6, PB 2/130	Brock & Scott, PLLC
58 2014 CA 007057 NC Div C	01/09/2017	Onewest Bank vs. Fistic, Vinko et al	1800 Banyan Drive, Venice, FL 34293	Albertelli Law
2015 CA 006892 NC	01/09/2017	Bank of America vs. Alice L Kindred etc et al	7442 N Leewyn Drive, Sarasota, FL 34240-0000	Frenkel Lambert Weiss Weisman & Gordon
2015 CA 005444 NC	01/09/2017	Bank of America vs. Karen M McDougall etc et al	Lots 6993 -6995, South Venice, Unit 26, PB 5/73	Frenkel Lambert Weiss Weisman & Gordon
582012CA006578XXXXXX	01/09/2017	Nationstar Mortgage vs. Stephen Cormier et al	Lot 27, Shakett Creek Pointe, PB 42/37	SHD Legal Group
2015 CA 004442 NC	01/09/2017	Pennymac Loan Services vs. David A Schneider et al	Lot 608, Englewood Gardens #2, PB 4/36	Phelan Hallinan Diamond & Jones, PLC
2015 CA 005872 NC Div A	01/09/2017	U.S. Bank vs. Deborah L Petty et al	3957 Magara Ter, North Port, FL 34287	Albertelli Law
2014-CA-005495	01/11/2017	Deutsche Bank vs. David K Damschroder et al	16419 Winburn Place, Sarasota, FL 34240	Ward Damon Posner Pheterson & Bleau
2015 CA 006663 NC	01/11/2017	Federal National Mortgage vs. Daniel L Zook et al	3826 Clover Ln, Sarasota, FL 34233	Robertson, Anschutz & Schneid
2016 CA 001835 NC	01/11/2017	U.S. Bank vs. Steve L Griffin et al	3203 Joe Louis Drive, Sarasota, FL 34234	Robertson, Anschutz & Schneid
2015 CA 005754 NC	01/11/2017	Wells Fargo Bank vs. Backlund, Maria et al	1173 Jonah Dr, North Port, FL 34289	Albertelli Law
2014 CA 003051 NC	01/11/2017	Green Tree Servicing vs. Richard C Hornberger et al	Lot 30, Blk 3, North Port Charlotte Estates, PB 18/21	Aldridge Pite, LLP
58 2014 CA 000791	01/11/2017	The Bank of New York Mellon vs. Linette D Walker etc et al	Lot 19285-19287, South Venice, Unit No. 73, pB 7/61	Millennium Partners
2014-CA-000805	01/13/2017	Deutsche Bank vs. Aleksey Groshev et al	Lot 9, Blk 2424, PB 21/1	Clarfield, Okon, Salomone & Pincus, P.L.
2013 CA 005053 NC	01/13/2017	Wells Fargo Bank vs. Yovany Alas et al	Lot 498, Lake Sarasota Subn, Unit 6, PB 8/87	Aldridge Pite, LLP
2014 CA 004817 NC	01/17/2017	Bank of America vs. Hazel Manella et al	1125 Peppertree Dr 606, Sarasota, FL 34242	Robertson, Anschutz & Schneid
2012 CA 004598 NC	01/17/2017	Deutsche Bank vs. Karl A Kummer et al	Las Palmas of Sarasota, Unit No. 14-102, Instr# 2004247846	Clarfield, Okon, Salomone & Pincus, P.L.
2016 CC 005274 SC	01/18/2017	GRW LTD vs. Brian Scott Conrad Sr et al	Mobile Home titled to Brian Scott Conrad Sr at 117	Bentley & Bruning, P.A.
2016 CC 002553 NC	01/18/2017	Rosemary Park vs. Phillip Baker et al	Unit 650, Rosemary Park, ORI 2003052892	Lobeck, Hanson P.A.
2016-CA-001825-NC Div A	01/20/2017	Nationstar Mortgage vs. Thomas A Montesano et al	Lot 20, Blk 4, Horton Estates, PB 1/214	Shapiro, Fishman & Gache (Boca Raton)
58-2012-CA-001351-XXXXA-NC	01/20/2017	The Bank of New York Mellon vs. Michael A Brown et al	Lot 622, De Soto Lakes Unit No. 10 Subn, PB 9/15	Shapiro, Fishman & Gache (Boca Raton)
582010CA002813XXXXXX	01/20/2017	Wells Fargo Bank vs. George Clark et al	Fox Creek Acres, Unit No. 2, PB 22/3	SHD Legal Group
2016 CC 004775 NC	01/20/2017	The Moorings of Sarasota vs. Geoffrey T Rossman et al	9050 Midnight Pass Road, #1, Sarasota, FL 34242	Lobeck, Hanson P.A.
2016 CA 001562 NC	01/20/2017	Deutsche Bank vs. Sandy Carpenter et al	4039 Vana Drive, Sarasota, FL 34241	Robertson, Anschutz & Schneid
2015-CA-006113-NC	01/23/2017	The Bank of New York Mellon vs. Patricia S Basden et al	Lot 14, Blk C, All States Park, PB 1/188	Deluca Law Group
2016 CA 000230 NC	01/23/2017	PNC Bank vs. Cheryl L Hoss etc et al	Schindler's Resubn, PB 1/28	Phelan Hallinan Diamond & Jones, PLC
2013-CA-001347-NC	01/23/2017	Deutsche Bank vs. Stephane Marquis et al	3624 Stokes Dr, Sarasota, FL 34231	Robertson, Anschutz & Schneid
2015-CA006739	01/23/2017	Nancy Eplin vs. Larry Kinsey et al	Lot 21, Blk 55, Venice By-Way Subn, PB 2/61	Taylor Law Firm
2015 CA 001030 NC Div A	01/23/2017	Wells Fargo Bank vs. Aaron Jay Chamis etc et al	5027 Brookmeade Dr., Sarasota, FL 34232	Quinteiros, Prieto, Wood & Boyer
2016-CA-003348	01/23/2017	Prof-2014-S2 Legal Title Trust vs. Harold A Zuna et al	Lot 1525, Stoneybrook at Venice, Unit 1, PB 44/36	McCalla Raymer Pierce, LLC
2013 CA 007659 NC	01/23/2017	Nationstar Mortgage vs. Lillian Mendez et al	848 Guild Drive, Venice, FL 34285	Robertson, Anschutz & Schneid
58-2015-CA-005652-NC Div A	01/23/2017	Wells Fargo Bank vs. Pesano, Eric et al	5186 Indian Mound St, Sarasota, FL 34232	Albertelli Law
58-2014-CA-003146NC	01/23/2017	JPMorgan Chase Bank vs. April Fossett et al	933 Myrtle Ave., Venice, FL 34285-7834	Albertelli Law
2015 CA 006886 NC	01/24/2017	MSCI 2006-HQ8 vs. Landings of Sarasota Florida et al	The Landings Shopping Center, Parcels 1, 3 & 5, PB 32/24	Grimes Goebel Grimes Hawkins Gladfelder
2009 CA 013569 NC Div C	01/24/2017	HSBC Bank vs. Lopez, Miguel et al	3839 Gopher Street, Sarasota, FL 34232	Albertelli Law
2016 CC 004118 NC	01/25/2017	Alameda Isles vs. David L Roush et al	21 Coronado Drive, Englewood, FL 34233	Lobeck, Hanson P.A.
2016 CA 000827 NC	01/26/2017	Nationstar Mortgage vs. Judith M Nelson et al	6434 Freemont St, North Port, FL 34287	Robertson, Anschutz & Schneid
2015 CA 003710 NC	01/26/2017	Onewest Bank vs. George S Chivily Revocable Trust Unknowns	955 Fundy Road, Venice, FL 34293	Robertson, Anschutz & Schneid
2008 CA 000544 SC	01/30/2017	Countrywide Home Loans vs. Bertram H Stephens et al	Lot 8, Blk 839, 19th Addn to Port Charlotte Addn, PB 14/7	Choice Legal Group P.A.
2011-CA-006587-NC	01/31/2017	Federal National Mortgage vs. Troy C Hubschmitt et al	Lot 221, Kensington Park, Unit 2, PB 9/65	Shapiro, Fishman & Gache (Boca Raton)
582014CA007236XXXXXX	02/02/2017	Federal National Mortgage vs. Joshua L Eaton et al	Lot 7, Blk G, Clark Lakes, PB 6/29	SHD Legal Group
2016 CA 000491 NC	02/03/2017	Louis Caputo vs. Christopher G Ceddia et al	Lot 7, Gnarled Oak Estates, PB 18/2	Lee, PL; Kurt E.
2015 CA 005925 NC	02/08/2017	U.S. Bank vs. Ronald Scott Burt et al	Lot 7, Blk 1384, 28th Addn to Port Charlotte Subn, PB 15/12	SHD Legal Group
2015 CA 006490 NC	02/13/2017	Ditech Financial LLC vs. Jeanne Hobart etc et al	Lot 11, Blk 2506, 50th Addn to Port Charlotte Subn, PB 21/7	Popkin & Rosaler, P.A.
2014-CA-004331	02/13/2017	Bank of America vs. Marie Estrada etc et al	Lot 21, Blk A, High Acres, PB 6/15	South Milhausen, P.A.
2016-CA-003593-NC	02/28/2017	U.S. Bank vs. Son Quang Huynh etc et al	Lot 1, Blk N, Sorrento East Unit No. 3, PB 21/12	Shapiro, Fishman & Gache (Boca Raton)
2013-CA-008095	03/08/2017	Deutsche Bank vs. Kathleen Allen et al	6452 Kickapoo Road, Sarasota, FL 34241	Pearson Bitman LLP
2015 CA 004716 NC	03/08/2017	Federal National Mortgage vs. Ronald E Hughes etc et al	South 45 Feet of Lot 9, Venice, South Gulf View Section	Choice Legal Group P.A.
2013-CA-6917	03/30/2017	Suncoast Schools vs. Dorothy Grotefent et al	Lot 845, Kensington Park, Unit 7, PB 16	Henderson, Franklin, Starnes & Holt, P.A.

PUBLIC NOTICES

An American Tradition

Public notice is an important tool in assuring an informed citizenry. Notices are mandated by legislatures to make sure there is a public window into the activities of governments, officers of the court and others holding a public trust. There are four key elements to a valid public notice. It should be executed by an entity outside the one mandated to provide notice, so proper checks and balances are in place.

A public notice informs citizens of government or government-related activities that affect citizens' everyday lives. A public notice typically has four elements:

- **Independent:** A public notice is published in a forum independent of the government, typically in a local newspaper.

- **Archivable:** A public notice is archived in a secure and publicly available format.

- **Accessible:** A public notice is capable of being accessed by all segments of society.

- **Verifiable:** The public and the source of the notice are able to verify that the notice was published, usually by an affidavit provided by the publisher.

(Adapted from the Public Resource Notice Center)

Types of Public Notices

There are three standard types:

- **Citizen participation notices** inform the public about proposed government action and allow the public time to react to such proposals.

One such example is a public hearing notice.

- **Business and commerce notices**

relate to government contracts and purchases. Notices of contract bids allow citizens to ensure that the government is operating in accordance with principles of equal opportunity and is acting responsibly in spending taxpayer money.

- **Court notices** are required of many non-governmental entities that

use public powers or institutions in some way. Examples include notices of home mortgage foreclosures, which can provide a public alert of widespread credit problems, fraud in underwriting and a basis for analyses of housing trends.

This notice allows the public to object to an appointment based on any conflict of interest.

The history of public notices

Public notices existed long before the emergence of newspapers. The concept itself began when early civilizations posted notices in public squares. This crude method was eventually refined with the publication of the first English language newspaper in 1665 — a court newspaper called the Oxford Gazette. After being renamed The London Gazette, this official newspaper carried notices from the King's Court, London

officials and outlying regions.

The American system is modeled after the British system. State governments published public notices before America's founding, and the newly-created federal government followed suit. In 1789, the Acts of the First Congress required the Secretary of State to publish all bills, orders, resolutions and congressional votes in at least three publicly available newspapers.

An important premise both in federal

and local governments of the United States, as well as in many republics around the world, is that information about government activities must be accessible for the electorate to make well-informed decisions.

Public notices in newspapers still provide this accessibility to citizens who want to know more about government activities. Public notice laws serve to outline the most effective method of reaching the public.

Public notice supports due process

Public notices are integral to democratic governance and stem from the right to "due process of law" guaranteed by the federal and state constitutions. Due process of law protects Americans' rights from arbitrary or wrongful violations. This concept has two parts: substantive due process and procedural due process.

Substantive due process refers to the

types of rights that are protected. Procedural due process refers to the means of protecting those rights.

Substantive due process ensures that certain basic rights are not violated, while procedural due process may require suitable notice and a hearing before a government or court-appointed body can act in a way that may affect those basic rights.

Public notices play a vital role in

substantive and procedural due process because they provide a window into government actions and also afford notice to citizens of actions about to take place so they may exercise their constitutional right to be heard. Notification not only informs the individual or entity most directly affected, but it also informs the public, which has an interest in knowing how public powers are being used.

WHY NEWSPAPERS?

Newspapers are the primary source

Newspapers, founded on the constitutional right of free press, have been serving the public's right to know in America since pre-colonial times and on the European continent since the 17th century. Because of their traditional information role in society and their long-established independence, newspapers remain the primary source for publishing public notices.

Upholding the public's right to know is essential to our country's way of life. Our government governs with the consent of the people, and this consent must be informed. Local newspapers keep the public informed about the inner workings of their respective state and local governments, thereby allowing citizens to participate more fully in the democratic process. Without this participation, the potential for misguided policies increases.

Newspaper tradition

Newspapers allow the government to notify the public of government actions. The government has a fundamental responsibility to ensure adequate notification to the public of its actions. Therefore, the government has a duty to make sure the methods used in satisfying this responsibility are the most effective.

Newspapers provide neutrality from government and credible distance from political pressures or partisan disagreements. Local and community newspapers serve as third-party reporters to the public, publishing information that can be beneficial or sometimes detrimental to the government's public image. They provide an environment for notices that the

public traditionally has regarded as neutral. Public notices in this print environment gain credibility because of the long history of trust in the local newspaper.

Placing notices on government Web sites undermines this neutral interest and removes a critical check and balance. While it may seem appealing on the surface in an age of ever-more sophisticated government Web sites, the potential for mishandling is great.

On the other hand, public notices in independent newspapers increase government transparency by opening up the decision-making process to the public's eyes. Without this oversight, local governments could enact controversial policies without input from the public.

Newspapers serve as effective monitors of governments and ensure that they publish information as required by law. Public notices are typically required by a statute or a regulation. The independent press can provide a valuable civic role by helping to monitor that the notices were published when required. If governments were responsible for publishing their own notices, no neutral and independent entity would have the incentive and the means to track public-notice publication.

Newspapers: The best medium for public notices

Newspapers, for the most of the republic's history, have been the accepted medium for public notices. This is exactly where the public, even infrequent readers, expects to find them. In addition, specialized publications, such as legal newspapers, are well known for

providing public notices to the population through legal communities. Other general interest newspapers, such as county seat weeklies, are the forum where county citizens expect to locate notices of important public business. Furthermore, the vast majority of these notices arrive at citizens' homes in a context that compels readership (amid local news, sports features and other content).

Another reason for the effectiveness of newspapers is that newspapers provide valid evidence of readership.

Legislatures are rightly concerned about web-only notices, given the digital divide between rich and poor, rural and urban residents. The Internet is either too costly or simply geographically unavailable to large segments of society.

Notices become historical records

The newspaper as paper of record is an important factor in the public policy of notices. Government Web sites cannot provide a secure archival history the way newspapers can. Electronic records lack permanence and can easily be intentionally or accidentally erased. Even the Library of Congress has recognized this shortcoming and has embarked upon a major project to attempt to archive digital records that are in danger of being "forever lost" due to Internet impermanence.

Despite these problems, the federal courts unwisely approved a rule change to the Federal Rules of Civil Procedure recently that would

THE RISKS OF NOTICES ONLY ON THE INTERNET

Although it has been part of American society for a quarter-century as a network for scholars and government agencies, the Internet has been widely used by citizens for about 15 years.

Because of its structure with computer clients and servers, information packets and open-network codes, the Internet remains vulnerable and sometimes unstable. Power surges, corrupted software and downed servers can disrupt access. Government agencies cannot ensure that information located on a server is secure.

Even a highly technological site like that of the Pentagon's has been affected. In June 2007, the Pentagon was forced to take about 1,500 computers off-line because of a cyber-attack. Then-Defense Department Secretary Robert Gates stated that the Pentagon sees hundreds of attacks every day.

Public notices guard our constitutional right to due process of law by informing citizens of government action and providing proof of publication via notarized affidavits of publication. Unlike the time-tested and trusted local newspapers that citizens have come to rely on for public notices, the Internet is an unstable medium for information. While it is valuable tool in disseminating information, it has not yet reached a level of sophistication and technological stability that would justify its supplanting newspapers as the primary venue for public notices.

It is still uncertain how a "Net" affidavit could show proof of a public notice publication when constant technological change makes any attempt at archiving and accessing such a document online for any significant time dubious.

No less problematic for the Internet is its reach. Those who live in rural areas where broadband does not exist and others who simply cannot afford the Internet cannot access web public notices. In situations where foreclosures are on the rise due, in part, to predatory mortgage lending, more, not less, access to public notices is needed to better inform citizens about their rights and their choices.

It is difficult to justify, then, moving public notices from newspapers only to public-notice Web sites administered either by already over-burdened state governments or by third-party vendors who lack the experience and long-term viability newspapers have proven in publishing notices.

So far in the Internet age, newspapers remain the most trusted and primary method for providing citizens access to public notices.

move notices of federal asset forfeitures out of newspapers and onto a Web site administered by the Department of Justice. Yet, the courts have little research to show that the Justice Department's Web site will produce viable, accessible, archivable notices.

While Internet web pages pose serious archiving challenges, newspapers, on the other hand, become historical documents. They are oriented and published with a date on every page. They cannot be deceptively altered after printing as a web page could. Historians, judges, lawyers, genealogists and researchers, to name only a few, use newspapers and public notices in particular as sources for records.

Newspaper notices protect due process

Procedural due process, as granted by the U.S. Constitution and interpreted

by courts, generally requires an individual to receive notice and a hearing before he or she is deprived of certain rights or property. For example, before a person's home is sold by a county sheriff at a foreclosure sale, he or she must receive notice of the foreclosure sale and an opportunity to save the house from foreclosure. If the owner does not receive the notice, he may challenge the sale in court. The court may then void the sale or prevent the sale from happening to protect due process.

Newspapers are generally paid to run public notices, which recognizes that their publication creates a cost in paper, ink and delivery.



FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016-CP-005060-NC
Division Probate
IN RE: ESTATE OF
CHRISTOPHER JAMES
HAMILTON
Deceased.

The administration of the estate of CHRISTOPHER JAMES HAMILTON, deceased, whose date of death was November 9, 2016, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, Florida 34237. 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 30, 2016.

Personal Representative:

Karen Anne Hamilton
6663 Butlers Crest
Bradenton, Florida 34203
Attorney for Personal Representative:
STEVEN W. LEDBETTER, ESQ.
Attorney
Florida Bar Number: 41345
BERLIN PATTEN EBLING, PLLC
247 Tamiami Trail S.,
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probate@berlinpatten.com
Dec. 30, 2016; Jan. 6, 2017

16-03889S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 4757 SC
IN RE: ESTATE OF
ROBERT L. WILBORN
Deceased.

The administration of the estate of Robert L. Wilborn, deceased, whose date of death was September 7th, 2016, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, 2000 Main St. Sarasota, FL 34230. 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 30, 2016.

Personal Representative:

Robert J. Wilborn
227 S. Nokomis Ave.
Venice, FL 34285
ERIK R. LIEBERMAN, ESQ.
KANETSKY, MOORE &
DeBOER, P.A.
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P. O. BOX 1767
VENICE, FL 34284-1767
Florida Bar No. 393053
Dec. 30, 2016; Jan. 6, 2017

16-03880S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016CP005004
IN RE: ESTATE OF
JANET E. EDDY
Deceased.

The administration of the estate of JANET E. EDDY, deceased, whose date of death was November 11, 2016, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. 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 30, 2016.

Personal Representative:

John A. Moran
PO Box 3948
Sarasota, Florida 34230
Attorney for Personal Representative:
John A. Moran, Esq.
Attorney
Florida Bar Number: 718335
DUNLAP & MORAN PA
P.O. Box 3948
Sarasota, FL 34230
Telephone: (941) 366-0115
Fax: (941) 365-4660
E-Mail:
jmoranstaff@dunlapmoran.com
Secondary E-Mail:
cbaran@dunlapmoran.com
JAM: cae/753-1 Eddy / Pleadings/
Notice to Creditors
Dec. 30, 2016; Jan. 6, 2017

16-03892S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 005099 NC
IN RE: ESTATE OF
PHILIP A. BRYAN
Deceased

The administration of the estate of PHILIP A. BRYAN, deceased, whose date of death was September 12, 2016; is pending in the Circuit Court for Sarasota County, Florida, Probate Division; File Number 2016 CP 005099 NC; the address of which is 2002 Ringling Blvd., Sarasota, FL 34237. The names and addresses of the personal representative and of the personal representative's attorney are set forth below.

All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmaturing, contingent or unliquidated claims, and who have been served a copy of this notice, 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 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 who have claims or demands against the decedent's estate, including unmaturing, contingent or unliquidated claims, 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 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 30, 2016.

Personal Representative:

BRENDA BRYAN
2821 Forest Lane
Sarasota, FL 34231
Attorney for Personal Representative:
George Browning III Attorney
Florida Bar No. 125555
46 N. Washington Blvd., Suite 27
Sarasota, FL 34236
941-366-2782
Dec. 30, 2016; Jan. 7, 2017

16-03891S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 4895
Division Probate
IN RE: ESTATE OF
MARJORIE L. TICK A/K/A
MARJORIE S. TICK,
Deceased.

The administration of the estate of MARJORIE L. TICK a/k/a MARJORIE S. TICK, deceased, whose date of death was July 27, 2016, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, FL 34237. 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 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 30, 2016.

Personal Representative:

STEVEN H. TICK
2125 Hybernia Dr
Highland Park, IL 60035
Attorney for Personal Representative:
TODD D. KAPLAN, ESQ.
E-Mail Addresses:
tkaplan@icardmerrill.com
jrccardi@icardmerrill.com
Florida Bar No. 0613371
Icard, Merrill, Cullis, Timm,
Furen & Ginsburg PA
8470 Enterprise Cir Ste 201
Lakewood Ranch, FL 34202
Telephone: (941) 907-0006
Dec. 30, 2016; Jan. 6, 2017

16-03893S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2012-CP-000585
IN RE: ESTATE OF
FRANCIS XAVIER MCKENNA,
Deceased

The administration of the Estate of Francis Xavier McKenna, deceased, whose date of death was October 14, 2011, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, Florida 34230 as File No. 2012-CP-000585. 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 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 30, 2016.

Personal Representative:

Benedict William McKenna
22 Lands End Drive
Greensboro, North Carolina 34208
Attorney for Personal Representative:
Patrick T. Hogan, Esq.
Hogan Legal Services, P.A.
1058 N. Tamiami Trail #108-125
Sarasota, Florida 34236
Florida Bar No. 99090
E-Mail Address:
Pat@HoganLegalServices.com
Telephone (941) 952-5000
Dec. 30, 2016; Jan. 6, 2017

16-03878S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2016-CP-003788-NC
IN RE: ESTATE OF
WINIFRED MARY CASTLE,
Deceased.

The administration of the estate of WINIFRED MARY CASTLE, deceased, File no.: 2016-CP-003788-NC, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. 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, including unmaturing, contingent or unliquidated claims, or whom a copy of this notice is 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 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 decedent's estate, including unmaturing, contingent or unliquidated claims, 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.

The date of first publication of this action is December 30, 2016.

Personal Representatives

Raymond Walker
1 The Beach
Filey, North Yorkshire YO14 9LA
United Kingdom
Grant Hilliard Castle
Apartment 4
Tewen Water House
Tewin, Welwyn AL60AA
United Kingdom
Attorney for Personal Representative:
SHARON M. GUY
Florida Bar No.: 0707953
LAW OFFICE OF SHARON M. GUY
5856 Potter Park Drive
Sarasota, FL 34238
Telephone (941) 552-5766
Dec. 30, 2016; Jan. 6, 2017

16-03879S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016CP004763NC
Division PROBATE
IN RE: ESTATE OF
SELWYN ROTH
Deceased.

The administration of the estate of SELWYN ROTH, deceased, whose date of death was September 22, 2016, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P. O. Box 3079, Sarasota, FL 34230. 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 30, 2016.

Personal Representative:

ERIC ROTH
c/o 44 East 32nd St., 9th Floor
New York, New York 10016
Attorney for Personal Representative:
WAYNE F. SEITL
Attorney
Florida Bar Number: 184074
WOOD SEITL & ANDERSON
3665 Bee Ridge Road
Suite 300
Sarasota, FL 34233
Telephone: (941) 954-5772
Fax: (941) 925-9164
E-Mail: wayne@wsa-law.com
Dec. 30, 2016; Jan. 6, 2017

16-03901S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 005102 NC
IN RE: ESTATE OF
VINCENT A. DOLAN
Deceased.

The administration of the estate of VINCENT A. DOLAN, deceased, whose date of death was August 31, 2016, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is Post Office Box 3079, Sarasota, Florida 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 30, 2016.

Personal Representative:

MARY D. GOSSON
201 Alanson Road
Syracuse, New York 13207
Attorney for Personal Representative:
ROBERT P. SCHEB
E-Mail: rscheb@bowmangeorge.com
Florida Bar No. 398519
BOWMAN, GEORGE, SCHEB,
KIMBROUGH, KOACH &
CHAPMAN, P.A.
2750 Ringling Blvd., Suite 3
Sarasota, Florida 34237
Telephone: (941) 366-5510
Dec. 30, 2016; Jan. 6, 2017

16-03900S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
CASE #: 2016-CP-3353-NC
IN RE: ESTATE OF
MARY M. MACQUESTEN
Deceased.

The administration of the estate of MARY M. MACQUESTEN, deceased, whose date of death was October 31, 2015; is pending in the Circuit Court for SARASOTA County, Florida, Probate Division; File Number 2016-CP-3353-NC; the address of which is 2000 Main Street, Sarasota, Florida 34237. 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, who have claims or demands against decedent's estate, including unmaturing, contingent or unliquidated claims, and who have been served a copy of this notice, 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 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 who have claims or demands against the decedent's estate, including unmaturing, contingent or unliquidated claims, 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 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 30, 2016.

Personal Representative:

Kathryn M. Flynn
2553 Mesa Trail
Flagstaff, AZ 86005
Attorney for Personal Representative:
Gregory A. Kaiser, Esquire-
greg@wtpelf.com
FBN 47376
Attorney for Kathryn Flynn
Wills, Trusts, Probate and
Elder Law Firm
6151 Lake Osprey Drive, Suite 300
Sarasota, Florida 34240
Telephone (941) 914-9145-
Fax (941) 914-9514
Dec. 30, 2016; Jan. 6, 2017

16-03895S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File Number: 2016 CP 004988 NC
IN RE: ESTATE OF

EZENA R. MARKEN, deceased
The administration of the estate of EZENA R. MARKEN, deceased, whose date of death was November 29, 2016, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is POST OFFICE BOX 3079, SARASOTA, FLORIDA 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO 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 30, 2016.

Personal Representative:

Robert A. Marken
3213 Henrietta Place, #6
Sarasota, FL 34324
Attorney for Personal Representative:
Paul A. Moran of
PAUL A. MORAN, P.A.
Attorney for Personal Representative
Florida Bar No. 320137
46 N. Washington Boulevard
Suite 25
Sarasota, FL 34236-5928
(941) 955-1717
Paul@pamoranesq.com
Darc@pamoranesq.com
Dec. 30, 2016; Jan. 6, 2017

16-03894S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016-CP-005069-NC
Division Probate
IN RE: ESTATE OF
HELEN SHIFLETT
Deceased.

The administration of the estate of HELEN L. SHIFLETT, deceased, whose date of death was November 4, 2016, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, Florida 34237. 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 30, 2016.

Personal Representative:

STEVEN W. LEDBETTER
247 S. Tamiami Trail, Suite 201
Venice, Florida 34285
Attorney for Personal Representative:
STEVEN W. LEDBETTER, ESQ.
Attorney
Florida Bar Number: 41345
BERLIN PATTEN EBLING, PLLC
247 Tamiami Trail S.
Suite 201
Venice, FL 34285
Telephone: (941) 955-9991
Fax: (941) 484-9992
E-Mail: sledbetter@berlinpatten.com
Secondary E-Mail:
probate@berlinpatten.com
Dec. 30, 2016; Jan. 6, 2017

16-03890S

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL ACTION CASE NO.: 58-2015-CA-005652-NC DIVISION: A

WELLS FARGO BANK, NA, Plaintiff, vs. PESANO, ERIC et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 20 September, 2016, and entered in Case No. 58-2015-CA-005652-NC of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida in which Wells Fargo Bank, NA, is the Plaintiff and Cheyenne Warren as an Heir of the Estate of Eric Neal Pesano aka Eric N. Pesano aka Eric Neil Pesano, Diane K. Pesano, Donald S. Pesano a/k/a Donald Pesano a/k/a Don S. Pesano as an Heir of the Estate of Eric Neal Pesano aka Eric N. Pesano aka Eric Neil Pesano, GEICO General Insurance Company, The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under,

or against, Eric Neal Pesano aka Eric N. Pesano aka Eric Neil Pesano, Unknown Party # 1 NKA Chad Muterspaugh, And Any and All Unknown Parties Claiming By, Through, Under, and Against The Herein Named Individual Defendant(s) Who Are Not Known to be Dead or Alive, Whether Said Unknown Parties May Claim an Interest in Spouses, Heirs, Devisees, Grantees, or Other Claimants, are defendants, the Sarasota County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on the Internet: www.sarasota.realforeclose.com, Sarasota County, Florida at 9:00am on the 23rd of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 31 CEDAR HOLLOW SUB-DIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 29 PAGES 18, 18A THRU 18D, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

5186 INDIAN MOUND ST, SARASOTA, FL 34232 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 Sarasota County Jury Office, 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.

Dated in Hillsborough County, Florida this 21st day of December, 2016.

/s/ Christopher Lindhart Christopher Lindhart, Esq. FL Bar # 28046 Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com JR- 15-176534 Dec. 30, 2016; Jan. 6, 2017 16-03881S

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA File 2016CP004764NC Division PROBATE IN RE: ESTATE OF PAUL WILLIAM LEE Deceased

The administration of the estate of PAUL WILLIAM LEE, deceased, whose date of death was May 22, 2016, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. 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 30, 2016.

Personal Representative: DONALD JOE LEE

332 Mineola Dr. Sarasota, Florida 34239 Attorney for Personal Representative: JONATHAN T. ANDERSON Attorney Florida Bar Number: 188530 WOOD SEITL & ANDERSON 3665 Bee Ridge Road Suite 300 Sarasota, FL 34233 Telephone: (941) 954-5772 Fax: (941) 925-9164 E-Mail: jonathan@wsa-law.com Dec. 30, 2016; Jan. 6, 2017 16-03902S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 58 2014 CA 000791

THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS TRUSTEE FOR THE HOLDERS OF THE CERTIFICATES, FIRST HORIZON MORTGAGE PASS-THROUGH CERTIFICATES SERIES FHAMS 2005-AA8, BY FIRST HORIZON HOME LOANS, A DIVISION OF FIRST TENNESSEE BANK NATIONAL ASSOCIATION, MASTER SERVICER, IN ITS CAPACITY AS AGENT FOR THE TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT Plaintiff, vs. LINETTE D. WALKER A/K/A LINETTE D. WALKER - CORNELIUS, et. al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order of Final Judgment entered in Case No. 58 2014 CA 000791 in the Circuit Court of the TWELFTH Judicial Circuit in and for SARASOTA County, Florida, wherein, The Bank of

New York Mellon f/k/a The Bank of New York, as Trustee for the holders of the Certificates, First Horizon Mortgage Pass-Through Certificates Series FHAMS 2005-AA8, by First Horizon Home Loans, a division of First Tennessee Bank National Association, Master Servicer, in its capacity as agent for the Trustee under the Pooling and Servicing Agreement, Plaintiff, and, LINETTE D. WALKER A/K/A LINETTE D. WALKER - CORNELIUS, et. al., are Defendants. The Clerk of Court will sell to the highest bidder for cash online at www.sarasota.realforeclose.com at the hour of 09:00AM, on the 11th day of January, 2017, the following described property:

LOT 19285, 19286 AND 19287, SOUTH VENICE, UNIT NO. 73, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 7, PAGE 61, OF THE PUBLIC RECORDS OF SARASOTA 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.

IMPORTANT If you are a person with a disability who needs any accommodation in or-

der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, 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.

DATED this 2 day of November, 2016.

MILLENNIUM PARTNERS Matthew Klein Digitally signed by Matthew Klein, FBN: 73529 Date: 2016.11.02 09:15:52 -04'00' Adobe Acrobat version: 11.0.16 Attorneys for Plaintiff E-Mail Address: service@millenniumpartners.net 21500 Biscayne Blvd., Suite 600 Aventura, FL 33180 Telephone: (305) 698-5839 Facsimile: (305) 698-5840 [MP# 13-000832/13-000832-7/A/K/A LINETTE D. WALKER - CORNELIUS/VR/Sep 28, 2016] Dec. 30, 2016; Jan. 6, 2017 16-03877S

FIRST INSERTION

Notice of Public Sale of Personal Property

Pursuant to the lien granted by the Florida Self-Storage Facility Act, Fla. Stat. Ann. § 83.801, et. seq., Metro Storage, LLC, as managing agent for Lessor, will sell by public auction (or otherwise dispose) personal property (in its entirety) belonging to the tenants listed below to the highest bidder to satisfy the lien of the Lessor for rental and other charges due. The said property has been stored and is located at the respective address below. Units up for auction will be listed for public bidding on-line at www.StorageStuff.bid beginning five days prior to the scheduled auction date and time. The terms of the sale will be cash only. A 10% buyer's premium will be charged per unit. All sales are final. Metro Self Storage, LLC reserves the right to withdraw any or all units, partial or entire,

from the sale at any time before the sale or to refuse any bids. The property to be sold is described as "general household items" unless otherwise noted. All contents must be removed completely from the property within 48 hours or sooner or are deemed abandoned by bidder/buyer. Sale rules and regulations are available at the time of sale.

Metro Self Storage 619 Cattleman Rd, Sarasota, FL 34232 Tel: 941-256-0898 Bidding will close on the website www.StorageStuff.bid on January 18, 2017 at 10AM Tenant Name Unit # Description Ashley Roe B27 House hold items Patrick Ashe D3 House hold items Jodi Antmann F15 House hold items Dec. 30, 2016; Jan. 6, 2017 16-03897S

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION Case #: 2011-CA-006587-NC DIVISION: A

Federal National Mortgage Association ("FNMA") Plaintiff, -vs.- Troy C. Hubschmitt and Sean M. Hubschmitt; Unknown Tenants 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 Tenants 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. 2011-CA-006587-NC of the Circuit Court of the 12th Judicial Circuit in and for Sarasota County, Florida, wherein Federal National Mortgage Association, Plaintiff and Troy C. Hubschmitt and Sean M. Hubschmitt are defendant(s), I, Clerk of Court, Karen E. Rushing, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.SARASOTA.REALFORECLOSE.COM, AT 9:00 A.M. on January 31, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 221, KENSINGTON PARK, UNIT 2, AS PER PLAT THEREOF, AS RECORDED IN PLAT BOOK 9, PAGES 65 AND 65A, OF THE PUBLIC RECORDS OF SARASOTA 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 Sarasota County Jury Office, 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.

Submitted By: ATTORNEY FOR PLAINTIFF: SHAPIRO, FISHMAN & GACHE, LLP 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 10-194455 FC01 WCC Dec. 30, 2016; Jan. 6, 2017 16-03888S

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 Bayfront Yacht Works & Marina located at 8865 Midnight Pass Rd, in the County of sarasota in the City of Sarasota, Florida 34242 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Sarasota, Florida, this 26th day of December, 2016. MJ Turtle SMI OPCO, LLC December 30, 2016 16-03904S

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 MARINA JACK II DINNER BOAT located at 2 Marine Plaza, in the County of sarasota in the City of Sarasota, Florida 34236 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Sarasota, Florida, this 26th day of December, 2016. MARINA JACK, LLC December 30, 2016 16-03907S

FIRST INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL ACTION CASE NO.: 58-2014-CA-003146NC DIVISION: A

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs. APRIL FOSSETT, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated November 22, 2016, and entered in Case No. 58-2014-CA-003146NC of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida in which JPMorgan Chase Bank, National Association, is the Plaintiff and April Fossett also known as April D. Fossett, Unknown Party #1 NKA Cherry Delmoral, Steven J. Byington also known as Steven Byington, are defendants, the Sarasota

County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on the Internet: www.sarasota.realforeclose.com, Sarasota County, Florida at 9:00am on the 23rd day of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 3, BLOCK 218, EDGEWOOD SECTION OF VENICE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 2, PAGE 166, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

A/K/A 933 MYRTLE AVE., VENICE, FL 34285-7834

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 Sarasota County Jury Office, 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.

Dated in Hillsborough County, Florida, this 21st day of December, 2016.

/s/ Alberto Rodriguez Alberto Rodriguez, Esq. FL Bar # 0104380 Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com JR - 14-130698 Dec. 30, 2016; Jan. 6, 2017 16-03883S

SAVE TIME
E-mail your Legal Notice
legal@businessobserverfl.com
Sarasota / Manatee counties
Hillsborough County
Pasco County
Pinellas County
Polk County
Lee County
Collier County
Charlotte County
Wednesday 2PM Deadline • Friday Publication
Business Observer

LV10181

OFFICIAL COURT HOUSE WEBSITES:

MANATEE COUNTY: manateeclerk.com

SARASOTA COUNTY: sarasotaclerk.com

CHARLOTTE COUNTY: charlotte.realforeclose.com

LEE COUNTY: leeclerk.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 SALE
IN THE COUNTY COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR SARASOTA COUNTY,
FLORIDA

**CASE NO. 2016 CC 002553 NC
ROSEMARY PARK
CONDOMINIUM ASSOCIATION,
INC., a Florida not-for-profit
corporation,
Plaintiff, vs.
PHILLIP BAKER,
THE HOUSING AUTHORITY
OF THE CITY OF SARASOTA,
FLORIDA, STATE OF FLORIDA,
TENANT #1; and TENANT #2, as
unknown tenant(s) in Possession,
Defendants.**

NOTICE IS HEREBY GIVEN pursuant
to the Consent Summary Final Judg-
ment as to Count I entered in the above
styled Case Number 2016 CC 002553
NC, in the County Court of Sarasota,
Florida, that the Clerk of Court for
Sarasota County will sell the following
real property, in Sarasota County, Flori-
da, described as:

Unit 650, ROSEMARY PARK, a
Condominium, according to the
Declaration of Condominium of
Rosemary Park, a Condominium,
recorded in Official Records, In-
strument No. 2003052892, and
any and all amendments thereto,
and as per the First Amended
Plat of Rosemary Park, a Condo-
minium, thereof recorded in Con-
dominium Plat Book 38, Pages 31
through 31-D, all of which appear
in the Public Records of Sarasota
County, Florida.

(Property address: 650 Cohen
Way, Sarasota, FL 34236)
at public sale after having first given
notice as require by section 45.031,

Florida Statutes, as follows:
SARASOTA COUNTY ON
JANUARY 18, 2017 AT 9:00 A.M.
VIA INTERNET:
www.sarasota.realforeclose.com

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 Court. Final payment must be
made on or before 4:00 p.m. of the day
of 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 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 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.

DAVID J. FREDERICKS, ESQUIRE
Florida Bar No. 84185
The Law Offices of Lobeck
& Hanson, P.A.

2033 Main Street, Suite 403
Sarasota, Florida 34237-6063
(941) 955-5622 / Fax: (941) 951-1469
Designated Email Addresses:

Primary:
dfredericks@lobeckhanson.com

Secondary:
dhoneycutt@lobeckhanson.com

Attorneys for Plaintiff
Dec. 30, 2016; Jan. 6, 2017

16-03885S

FIRST INSERTION

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

**CIVIL ACTION
CASE NO.: 2009 CA 013569 NC
DIVISION: C**

**HSBC BANK USA, NATIONAL
ASSOCIATION, AS INDENTURE
TRUSTEE, FOR THE FBR
SECURITIZATION TRUST 2005-2
CALLABLE MORTGAGE-BACKED
NOTES, SERIES 2005-2,
Plaintiff, vs.
LOPEZ, MIGUEL et al,
Defendant(s).**

NOTICE IS HEREBY GIVEN Pursuant
to an Order Rescheduling Foreclosure
Sale dated December 2, 2016, and en-
tered in Case No. 2009 CA 013569 NC
of the Circuit Court of the Twelfth Ju-
dicial Circuit in and for Sarasota County,
Florida in which Hsbc Bank Usa, Na-
tional Association, As Indenture Trust-
ee, For The Fbr Securitization Trust
2005-2 Callable Mortgage-backed
Notes, Series 2005-2, is the Plaintiff
and Maria G. Lecona Becerra Lopez
A/K/A Maria Lecona A/K/A Maria G.
Lecona, Miguel Angel Lopez, State of
Florida, Department of Revenue, And
Any and All Unknown Parties Claiming
By, Through, Under, and Against The
Herein Named Individual Defendant(s)
Who Are Not Known to be Dead or
Alive, Whether Said Unknown Part-
ies May Claim an Interest in Spouses,
Heirs, Devisees, Grantees, or Other
Claimants, are defendants, the Sarasota
County Clerk of the Circuit Court will
sell to the highest and best bidder for
cash in/on the Internet: www.sarasota.
realforeclose.com, Sarasota County,
Florida at 9:00am on the 24th of Janu-
ary, 2017, the following described prop-

erty as set forth in said Final Judgment
of Foreclosure:
LOT 11, BLOCK 3, EASTWOOD
OAKS, UNIT 4, ACCORDING
TO THE PLAT THEREOF, RE-
CORDED IN PLAT BOOK 12,
PAGES 25 AND 25A OF THE
PUBLIC RECORDS OF SARA-
SOTA COUNTY, FLORIDA.
A/K/A 3839 GOPHER STREET,
SARASOTA, FL 34232
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 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.
Dated in Hillsborough County, Flori-
da, this 22nd day of December, 2016.
Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
JR- 16-015735
Dec. 30, 2016; Jan. 6, 2017

16-03882S

FIRST INSERTION

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

**CASE NO. 2016 CC 004118 NC
ALAMEDA ISLES HOMEOWNERS
ASSOCIATION, INC.,
a Florida not-for-profit corporation,
Plaintiff, vs.
DAVID L. ROUSH, IF LIVING, AND
IF DECEASED, THE UNKNOWN
HEIRS, DEVISEES, GRANTEEES,
ASSIGNEES, CREDITORS,
LIENORS, TRUSTEES,
OR OTHERS CLAIMING BY,
THROUGH OR UNDER DAVID L.
ROUSH; DEPARTMENT OF THE
TREASURY – INTERNAL
REVENUE SERVICE; TENANT
#1; and TENANT #2, as unknown
tenant(s) in possession,
Defendants.**

NOTICE IS HEREBY GIVEN pursuant
to the Summary Final Judgment as to
Count I entered in the above styled Case
Number 2016 CC 004118 NC, in the
County Court of Sarasota, Florida, that
the Clerk of Court for Sarasota County
will sell the following real property, in
Sarasota County, Florida, described as:

Unit 152, of ALAMEDA ISLES
HOMEOWNERS COOPERA-
TIVE, according to the Exhibit "E"
(Plot Plan) of The Master Form
Proprietary Lease, recorded in
Official Records Book 1977, Pages
1945 through 1974, of the Public
Records of Sarasota County, Flori-
da, together with the mobile home
situated thereon.

(Property address: 21 Coronado
Drive, Englewood, FL 34233)
at public sale after having first given
notice as require by section 45.031,

Florida Statutes, as follows:
SARASOTA COUNTY ON
JANUARY 25, 2017 AT 9:00 A.M.
VIA INTERNET:
www.sarasota.realforeclose.com

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 Court. Final payment must be
made on or before 4:00 p.m. of the day
of 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 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 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.

DAVID J. FREDERICKS, ESQUIRE
Florida Bar No. 84185
The Law Offices of Lobeck
& Hanson, P.A.

2033 Main Street, Suite 403
Sarasota, Florida 34237-6063
(941) 955-5622 / Fax: (941) 951-1469
Designated Email Addresses:

Primary:
dfredericks@lobeckhanson.com

Secondary:
dhoneycutt@lobeckhanson.com

Attorneys for Plaintiff
Dec. 30, 2016; Jan. 6, 2017

16-03886S

FIRST INSERTION

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

**CIVIL DIVISION
CASE NO.: 2015 CA 006886 NC
MSCI 2006-HQS South Tamiami
Trail, LLC a Delaware limited
liability company,
Plaintiff, v.
LANDINGS OF SARASOTA
FLORIDA L.L.C., a Delaware
limited liability company; CODE
ENFORCEMENT MAGISTRATE,
SARASOTA COUNTY; JACKSON
REMODELING & DESIGN, INC., a
Florida Corporation; and
ATLANTIC ROOFING SERVICES
OF FLORIDA, INC.,
Defendants.**

NOTICE IS GIVEN that, in accor-
dance with the Fourth Amended Fi-
nal Judgment of Foreclosure dated
October 25, 2016 and entered in
CASE NO: 2015 CA 006886 NC (the
"Final Judgment of Foreclosure"),
wherein MSCI 2006-HQS South
Tamiami Trail, LLC, a Delaware lim-
ited liability company, is Plaintiff,
95 ORRPT, LLC, a Florida limited
liability company, is assignee of the
Final Judgment of Foreclosure, and
Landings of Sarasota Florida, L.L.C.,
a Delaware limited liability company,
Code Enforcement Magistrate, Sara-
sota County, Jackson Remodeling &
Design, Inc., a Florida Corporation,
and Atlantic Roofing Services of
Florida, Inc. are Defendants, the clerk
will sell to the highest and best bid-
der for cash, except as prescribed in
Paragraph 5 of the Fourth Amended
Final Judgment, via electronic sale at
www.sarasota.realforeclose.com in ac-
cordance with Section 45.031, Florida
Statutes, at Sarasota County, Florida
at 9:00 a.m. on January 24, 2017, the
real and personal property in Sarasota
County, Florida described on Exhibit
"A" attached hereto and the personally
located thereon described on Exhibit
"B" attached hereto.

Exhibit "A"
Legal Description - Shopping
Center Premises
Parcels 1, 3 and 5, THE LAND-
INGS SHOPPING CENTER, a
Commercial Subdivision as per
plat thereof recorded in Plat
Book 32, Pages 24, 24A through
24F, of the Public Records of
Sarasota County, Florida.
Together with non-exclusive
easements affecting Parcels

2 and 4 of THE LANDINGS
SHOPPING CENTER, a Com-
mercial Subdivision, recorded in
Plat Book 32, Pages 24 through
24F, of the Public Records of
Sarasota County, Florida, and
tracts C, D and a portion of E
lying immediately adjacent to
THE LANDINGS SHOPPING
CENTER, recorded in the Plat
of The Landings - Unit One,
recorded in Plat Book 27, Pages
12 through 12F, of the Public Re-
cords of Sarasota County, Flori-
da, such easements as set forth
in the following documents:

1. Declaration of Maintenance
Covenants and Restrictions on
the Commons for the Landings
recorded in Official Record Book
1372, Page 1217, as amended, of
the Public Records of Sarasota
County, Florida.

2. Declaration of Restrictions
and grant of Easements re-
corded in Official Record Book
1928, Page 745, as amended, of
the Public Records of Sarasota
County, Florida.

3. Assignment of Reciprocal
Easement and Operation Agree-
ment recorded in Official Record
Book 1913, Page 124, as amended
in Official Records Book 2634,
Page 1181, of the Public Records
of Sarasota County, Florida.

ALSO TOGETHER WITH non-ex-
clusive perpetual drainage and
discharge of storm water ease-
ment described in Easement
Agreement recorded in Official
Records Book 1928, Page 731, of
the Public Records of Sarasota
County, Florida.

Legal Description - Additional
Premises

PARCEL 1:
Parcel No. 4, according to the
Plat of "The Landings Shopping
Center", as recorded in Plat Book
32, Pages 24 through 24-F of
the Public Records of Sarasota
County, Florida;

PARCEL II:
TOGETHER WITH non-exclu-
sive easement rights appurte-
nant thereto as set forth under
Paragraph 8 of the Declaration
of Maintenance Covenants and
Restrictions on the Commons
as recorded in Official Records
Book 1372, Page 1217, of the Public
Records of Sarasota County, Florida,
as amended;

PARCEL III:
TOGETHER WITH non-exclu-
sive easement rights appurte-
nant thereto as set forth under
Article III of Amended and
Restated Declaration of Restric-
tions and Grant of Easements
as recorded in Official Records
Book 2003, Page 752, of the Pub-
lic Records of Sarasota, Florida,
as amended;

PARCEL IV:
TOGETHER WITH non-exclu-
sive easement rights appurte-
nant thereto as set forth in Ease-
ment Agreement as recorded in
Official Records Book 1928, Page
731, of the Public Records of
Sarasota County, Florida.

Exhibit "B"
All rights, title and interest in
and to all buildings, structures,
fixtures, additions, enlargements,
extensions, modifications, repairs,
replacements, improvements and
all other property as more particu-
larly described as:

All right, title and interest in and
to the following:

1. The real property described in
Exhibit A attached hereto and
made a part hereof (the "Land");

2. All additional lands, estates
and development rights hereafter
acquired by Debtor for use in con-
nection with the Land and the de-
velopment of the Land and all ad-
ditional lands and estates therein
which may, from time to time, by
supplemental mortgage or other-
wise be expressly made subject to
the lien of the Security Instrument
(as defined below);

3. The buildings, structures, fix-
tures, additions, enlargements,
extensions, modifications, repairs,
replacements and improvements
now or hereafter erected or lo-
cated on the Land (the "Improve-
ments");

4. All easements, rights-of-way
or use, rights, strips and gores of
land, streets, ways, alleys, pas-
sages, sewer rights, water, water
courses, water rights and powers,
air rights and development rights,
and all estates, rights, titles, in-
terests, privileges, liberties, servi-
tudes, tenements, hereditaments
and appurtenances of any nature
whatsoever, in any way now or
hereafter belonging, relating or
pertaining to the Land and the
Improvements and the reversion
and reversions, remainder and re-

mainders, and all land lying in the
bed of any street, road or avenue,
opened or proposed, in front of or
adjoining the Land, to the center
line thereof and all the estates,
rights, titles, interests, dower and
rights of dower, curtesy and rights
of curtesy, property, possession,
claim and demand whatsoever,
both at law and in equity, of Debt-
or or, in and to the Land and the
Improvements and every part and
parcel thereof, with the appurte-
nances thereto; .

5. All machinery, equipment, fix-
tures (including, but not limited
to, all heating, air conditioning,
plumbing, lighting, communica-
tions and elevator fixtures) and
other property of every kind and
nature whatsoever owned by
Debtor, or in which Debtor has
or shall have an interest, now or
hereafter located upon the Land
and the Improvements, or appur-
tenant thereto, and usable in con-
nection with the present or future
operation and occupancy of the
Land and the Improvements and
all building equipment, materials
and supplies of any nature whatso-
ever owned by Debtor, or in which
Debtor has or shall have an inter-
est, now or hereafter located upon
the Land and the Improvements,
or appurtenant thereto, or usable
in connection with the present or
future operation and occupancy of
the Land and the Improvements
(collectively, the "Personal Prop-
erty"), and the right, title and in-
terest of Debtor in and to any of
the Personal Property which may
be subject to any security interests,
as defined in the Uniform Commer-
cial Code, as adopted and enacted
by the state or states where any of
the Property is located, superior
in lien to the lien of the Security
Instrument and all proceeds and
products of the above;

6. All leases, subleases and other
agreements affecting the use,
enjoyment or occupancy of the
Land and/or the Improvements
heretofore or hereafter entered
into and all extensions, amend-
ments and modifications thereto,
whether before or after the filing
by or against Debtor of any peti-
tion for relief under 11 U.S.C. §§
101 et seq., as the same may be
amended from time to time (the
"bankruptcy code") (the "leases")
and all right, title and interest of

Debtor, its successors and assigns
therein and thereunder, includ-
ing, without limitation, cash or
securities deposited thereunder
to secure the performance by the
lessees of their obligations there-
under and all rents, additional
rents, revenues, issues and profits
(including all oil and gas or other
mineral royalties and bonuses)
from the Land and the Improve-
ments whether paid or accruing
before or after the filing by or
against Debtor of any petition for
relief under the bankruptcy code
(the "rents") and all proceeds from
the sale or other disposition of the
leases and the right to receive and
apply the rents to the payment of
the indebtedness secured by the
Security Instrument;

7. All proceeds of and any un-
earned premiums on any insur-
ance policies covering the Prop-
erty, including, without limitation,
the right to receive and apply the
proceeds of any insurance, judg-
ments, or settlements made in lieu
thereof, for damage to the Prop-
erty;

8. All awards or payments, in-
cluding interest thereon, which
may heretofore and hereafter be
made with respect to the Property,
whether from the exercise of the
right of eminent domain (includ-
ing but not limited to any transfer
made in lieu of or in anticipation
of the exercise of the right), or for
a change of grade, or for any other
injury to or decrease in the value
of the Property;

9. All refunds, rebates or credits
in connection with a reduction in
real estate taxes and assessments
charged against the Property as a
result of tax certiorari or any ap-
plications or proceedings for re-
duction;

10. All proceeds of the conversion,
voluntary or involuntary, of any of
the foregoing including, without
limitation, proceeds of insurance
and condemnation awards, into
cash or liquidation claims;

11. The right, in the name and on
behalf of Debtor, to appear in and
defend any action or proceeding
brought with respect to the Prop-
erty and to commence any action or
proceeding to protect the interest of
secured party in the Property;

12. All agreements, contracts, cer-
tificates, instruments, franchises,
permits, licenses, plans, specifica-

tions and other documents, now
or hereafter entered into, and all
rights therein and thereto, respect-
ing or pertaining to the use, occu-
pation, construction, management
or operation of the Land and any
part thereof and any Improve-
ments or respecting any business
or activity conducted on the Land
and any part thereof and all right,
title and interest of Debtor therein
and thereunder, including, with-
out limitation, the right, upon the
occurrence and during the contin-
uance of an event of default (as de-
fined in the Security Instrument),
or any other document executed
in connection therewith, to receive
and collect any sums payable to
Debtor thereunder; and

13. All tradenames, trademarks,
servicemarks, logos, copyrights,
goodwill, books and records and
all other general intangibles relat-
ing to or used in connection with
the operation of the Property.

Said sale will be made pursuant to and
in order to satisfy the terms of said
Fourth Amended Final Judgment of
Foreclosure.

Any person claiming an interest
in the surplus from the sales, 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 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.

GRIMES GOEBEL GRIMES
HAWKINS GLADFELTER
& GALVANO, P.L.
/s/ Derin Parks
DERIN PARKS, ESQUIRE
Florida Bar No. 16864

1023 Manatee Avenue West
Bradenton, Florida 34205
Email: dpeservice@grimesgoebel.com
Secondary Email:
amoreau@grimesgoebel.com
(941) 748-0151
(941) 748-0158 facsimile
Attorney for 95 ORRPT, LLC
Dec. 30, 2016; Jan. 6, 2017

16-03875S

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 All American Fleet Services located
at 489 Faith Avenue, in the County
of Sarasota, in the City of Osprey,
Florida 34229 intends to register the
said name with the Division of Cor-
porations of the Florida Department
of State, Tallahassee, Florida.
Dated at Sarasota, Florida, this 21st day
of December, 2016.

American Aftermarket, LLC
December 30, 2016 16-03899S

FIRST INSERTION

NOTICE OF PUBLIC SALE
NOTICE IS HEREBY GIVEN that
Big Jim Self Storage intends to sell the
personal property described below to
enforce a lien imposed on said property
under the Florida Self Storage Facil-
ity Act statutes (section 83.801-83.809).
The owner will sell at Public Sale on or
after January 16 at 11:30 AM at Big
Jim Self Storage at 3000 S. Tamiami
Trail, Venice, Florida, 34293.

Darcy A. Semmler
333 Falkland Rd.
Venice, FL 34293
Unit C 631E HHG
Dec. 30, 2016; Jan. 6, 2017

16-03896S

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
Marina Jack located at 2 Marine
Plaza, in the County of sarasota in
the City of Sarasota, Florida 34236
intends to register the said name with
the Division of Corporations of the
Florida Department of State, Talla-
hassee, Florida.
Dated at Sarasota, Florida, this 26th
day of December, 2016.

MARINA JACK, LLC
December 30, 2016 16-03905S

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
KG Investment located at 1844 Nar-
rington Ave, in the County of Sarasota,
in the City of North Port, Florida 34288
intends to register the said name with
the Division of Corporations of the
Florida Department of State, Talla-
hassee, Florida.
Dated at North Port, Florida, this 22nd
day of December, 2016.

Kornelia Gray
December 30, 2016 16-03898S

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
Marina Jack located at 2 Marine
Plaza, in the County of sarasota in
the City of Sarasota, Florida 34236
intends to register the said name with
the Division of Corporations of the
Florida Department of State, Talla-
hassee, Florida.
Dated at Sarasota, Florida, this 26th
day of December, 2016.

MJ Turtle SMI OPCC, LLC
December 30, 2016 16-03906S

FIRST INSERTION

NOTICE OF PUBLIC SALE: J&G
WFR INC dba DIRECT TOWING gives
Notice of Foreclosure of Lien and intent
to sell these vehicles on 1/13/2017, 9:00
am at 3951 N Osprey Ave. Sarsota, FL
34234, pursuant to subsection 713.78
of the Florida Statutes. J&G WFR INC
dba DIRECT TOWING reserves the
right to accept or reject any and/or all
bids.

1998 1LNFM81W9WY651004
LINCOLN
1998 1NXBR18E2WZ101381 TOYOTA
2000 1FMRU15L1YL1A18016 FORD
2002 1NXBR12E62Z638662 TOYOTA
2002 1G6KS54Y52U217140
CADILLAC
2013 1FTFW1CF2DFD23273 FORD
December 30, 2016 16-03903S

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CASE NO. 2016 CA 005756 NC WELLS FARGO BANK, N.A.

Plaintiff, v. THE UNKNOWN HEIRS, GRANTEEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF NANCY V. WILLIAMS, DECEASED, ET AL.

Defendants. TO: THE UNKNOWN HEIRS, GRANTEEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF NANCY V. WILLIAMS, DECEASED Current residence unknown, but whose last known address was: 2731 FOREST KNOLL DR SARASOTA, FL 34232

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

LOT 3, FOREST EAST, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 25, PAGES 8 AND 8A, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on EXL LEGAL, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, on or before January 30, 2017 or within thirty (30) days after the first publication of this Notice of Action, and file the origi-

nal with the Clerk of this Court at 2000 Main Street, Sarasota, FL 34237, 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 petition.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE SARASOTA COUNTY JURY OFFICE, 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 the Court on this 22 day of December, 2016.

Karen E. Rushing Clerk of the Circuit Court (SEAL) By: S. Erb Deputy Clerk

EXL LEGAL, PLLC Plaintiff's attorney 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 888160964 Dec. 30, 2016; Jan. 6, 2017 16-03884S

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA.

CASE No. 2016 CA 005069 NC NYMT LOAN TRUST 2014-RP1, Plaintiff vs.

MAUREEN AVILA AKA MAUREEN CLOSE AVILA, DECEASED, et al., Defendants

TO: UNKNOWN SPOUSE OF MAUREEN AVILA AKA MAUREEN CLOSE AVILA

2235 ARLINGTON ST SARASOTA, FL 34239 UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MAUREEN AVILA AKA MAUREEN CLOSE AVILA

2235 ARLINGTON ST SARASOTA, FL 34239

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

LOT 9, BLOCK J, LA LINDA TERRACE, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 85, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, P.A., Default Department, Attorneys for Plaintiff, whose

address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and the file original with the Clerk within 30 days after the first publication of this notice, in the BUSINESS OBSERVER on or before January 30, 2017; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.

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 Sarasota County Jury Office, 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 SAID COURT on this 22nd day of December 2016.

KAREN E. RUSHING As Clerk of said Court (SEAL) By: S. Erb As Deputy Clerk

Greenspoon Marder, P.A. Default Department Attorneys for Plaintiff Trade Centre South, Suite 700 100 West Cypress Creek Road Fort Lauderdale, FL 33309 (346)89.0993/BScott Dec. 30, 2016; Jan. 6, 2017 16-03887S

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA

CASE No. 2012 CA 004598 NC DEUTSCHE BANK NATIONAL TRUST, AS TRUSTEE FOR HARBORVIEW MORTGAGE LOAN TRUST 2006-8; Plaintiff, vs.

KARL A KUMMER, ET AL., Defendants

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Uniform Final Judgment of Foreclosure dated December 13, 2016, and entered in Case No. 2012 CA 004598 NC of the Circuit Court of the 12th Judicial Circuit in and for Sarasota County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST, AS TRUSTEE FOR HARBORVIEW MORTGAGE LOAN TRUST 2006-8, is Plaintiff and KARL A KUMMER, ET AL., are Defendants, the Office of Karen E. Rushing, Sarasota County Clerk of the Court will sell to the highest and best bidder for cash via online at www.sarasota.realforeclose.com at 9:00 A.M. on the 17th day of January, 2017, the following described property as set forth in said Uniform Final Judgment, to-wit:

Condominium Unit No. 14-102, Las Palmas of Sarasota, a Luxury Condominium, together with an Undivided Interest in the common Elements, According to the Declaration of Condominium thereof Recorded in instrument #2004247846, as Amended in instrument #20024247847, of

the Public Records of Sarasota County, Florida.

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 the Sarasota County Jury Office, 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.

Dated this 21st day of December, 2016.

Clarfield, Okon, Salomone & Pincus, P.L. By: Jared Lindsey, Esq. FBN: 081974 Clarfield, Okon, Salomone & Pincus, P.L. Attorney for Plaintiff 500 S. Australian Avenue, Suite 730 West Palm Beach, FL 33401 Telephone: (561) 713-1400 E-mail: pleadings@cosplaw.com Dec. 30, 2016; Jan. 6, 2017 16-03876S

SUBSEQUENT INSERTIONS

FOURTH INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE - PROPERTY

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

CIVIL ACTION

CASE NO. 2016-CA-005442 NC KIMBERLY KEEN KIPA and DENNIS MICHAEL KIPA, Plaintiff, v.

DOROTHY L. HUSTON, ROBERT L. HUSTON SR. and BRIAN SCHIAVO, Defendants.

TO: DEFENDANTS, DOROTHY L. HUSTON, ROBERT L. HUSTON SR. and BRIAN SCHIAVO,, IF ALIVE AND IF DEAD, THEIR UNKNOWN WIDOWS, WIDOWERS, HEIRS, DEVISEES, GRANTEEES, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER OR AGAINST THEM AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE FOREGOING DEFENDANTS AND ALL PERSONS HAVING OR CLAIMING TO HAVE ANY RIGHT TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, AND ALL OTHERS WHOM IT MAY CONCERN:

YOU ARE HEREBY NOTIFIED that an action to quiet title on the following described properties in Sarasota County, Florida:

COUNT I Lot 27, Block 133, EIGHTH ADDITION TO PORT CHARLOTTE SUBDIVISION, a subdivision according to the plat thereof, recorded in Plat Book 12, Page 20, of the Public Records of Sarasota County, Florida.

COUNT II Lot 18, Block 248, EIGHTH

ADDITION TO PORT CHARLOTTE SUBDIVISION, a subdivision according to the plat thereof, recorded in Plat Book 12, Page 20, of the Public Records of Sarasota County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Robert C. Benedict, Plaintiffs' attorney whose address is Bernrtsson, Ittersagen, Gunderson & Wideikis, LLP, 18401 Murdock Circle, Unit C, Port Charlotte, Florida 33948, on or before January 9, 2017, and file the original with the Clerk of this Court either before service on Plaintiffs' 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 the Sarasota County Jury Office, 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 the seal of this Court December 5, 2016.

KAREN E. RUSHING, Clerk of Court (SEAL) By: S. Erb Deputy Clerk

Robert C. Benedict Plaintiffs' attorney Bernrtsson, Ittersagen, Gunderson & Wideikis, LLP 18401 Murdock Circle, Unit C, Port Charlotte, Florida 33948 Dec. 9, 16, 23, 30, 2016 16-03718S

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Notice is hereby given that CB INTERNATIONAL INVESTMENTS, the holder of the certificate listed below, has filed said certificate for a tax deed to be issued. The certificate number and year of issuance, the description of the property, and the names in which the property is assessed are as follows:

Certificate Number: 6938.000 Year of Issuance: 2011 Tax Deed File #: 16-0836 TD

Description of Property: 0967058909 LOT 9 BLK 589 18TH ADD TO PORT CHARLOTTE Name in which the property is assessed: HENRY MITCHELL

All of said property being in the County of Sarasota, State of Florida. Unless the certificate is redeemed according to law, the property described in the certificate will be sold to the highest bidder at the Sarasota County Court House, 2000 Main Street, Historic Courtroom, East Wing, Sarasota, Florida, at 9:00 a.m. on the 10TH day of JANUARY, 2017.

Karen E. Rushing Clerk Of The Circuit Court Sarasota County, Florida By: T. Lake, Deputy Clerk Publication Dates: DECEMBER 9, 16, 23, 30 2016. 16-03748S

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Notice is hereby given that CB INTERNATIONAL INVESTMENTS, the holder of the certificate listed below, has filed said certificate for a tax deed to be issued. The certificate number and year of issuance, the description of the property, and the names in which the property is assessed are as follows:

Certificate Number: 6420.000 Year of Issuance: 2010 Tax Deed File #: 16-0831 TD

Description of Property: 0951141212 LOT 12 BLK 1412 28TH ADD TO PORT CHARLOTTE

Name in which the property is assessed: NORTH PORT HOLDINGS LLC All of said property being in the County of Sarasota, State of Florida. Unless the certificate is redeemed according to law, the property described in the certificate will be sold to the highest bidder at the Sarasota County Court House, 2000 Main Street, Historic Courtroom, East Wing, Sarasota, Florida, at 9:00 a.m. on the 10TH day of JANUARY, 2017.

Karen E. Rushing Clerk Of The Circuit Court Sarasota County, Florida By: T. Lake, Deputy Clerk Publication Dates: DECEMBER 9, 16, 23, 30 2016. 16-03743S

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Notice is hereby given that WILLIAMS CHERYL, the holder of the certificate listed below, has filed said certificate for a tax deed to be issued. The certificate number and year of issuance, the description of the property, and the names in which the property is assessed are as follows:

Certificate Number: 11786.000 Year of Issuance: 2010 Tax Deed File #: 16-0781 TD

Description of Property: 1144072017 LOT 17 BLK 720 12TH ADD TO PORT CHARLOTTE

Name in which the property is assessed: RUTHANN BECKLES All of said property being in the County of Sarasota, State of Florida. Unless the certificate is redeemed according to law, the property described in the certificate will be sold to the highest bidder at the Sarasota County Court House, 2000 Main Street, Historic Courtroom, East Wing, Sarasota, Florida, at 9:00 a.m. on the 10TH day of JANUARY, 2017.

Karen E. Rushing Clerk Of The Circuit Court Sarasota County, Florida By: T. Lake, Deputy Clerk Publication Dates: DECEMBER 9, 16, 23, 30 2016. 16-03741S

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Notice is hereby given that US BANK AS CUST FOR MAGNOLIA TC 14 NSA, LLC, the holder of the certificate listed below, has filed said certificate for a tax deed to be issued. The certificate number and year of issuance, the description of the property, and the names in which the property is assessed are as follows:

Certificate Number: 6478.000 Year of Issuance: 2014 Tax Deed File #: 16-0074 TD

Description of Property: 1000249710 LOT 10 BLK 2497 50TH ADD TO PORT CHARLOTTE Name in which the property is assessed: KENNETH BARRETT

All of said property being in the County of Sarasota, State of Florida. Unless the certificate is redeemed according to law, the property described in the certificate will be sold to the highest bidder at the Sarasota County Court House, 2000 Main Street, Historic Courtroom, East Wing, Sarasota, Florida, at 9:00 a.m. on the 10TH day of JANUARY, 2017.

Karen E. Rushing Clerk Of The Circuit Court Sarasota County, Florida By: T. Lake, Deputy Clerk Publication Dates: DECEMBER 9, 16, 23, 30 2016. 16-03740S

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Notice is hereby given that CB INTERNATIONAL INVESTMENTS, the holder of the certificate listed below, has filed said certificate for a tax deed to be issued. The certificate number and year of issuance, the description of the property, and the names in which the property is assessed are as follows:

Certificate Number: 6419.000 Year of Issuance: 2010 Tax Deed File #: 16-0830 TD

Description of Property: 0951141211 LOT 11 BLK 1412 28TH ADD TO PORT CHARLOTTE

Name in which the property is assessed: NORTH PORT HOLDINGS LLC All of said property being in the County of Sarasota, State of Florida. Unless the certificate is redeemed according to law, the property described in the certificate will be sold to the highest bidder at the Sarasota County Court House, 2000 Main Street, Historic Courtroom, East Wing, Sarasota, Florida, at 9:00 a.m. on the 10TH day of JANUARY, 2017.

Karen E. Rushing Clerk Of The Circuit Court Sarasota County, Florida By: T. Lake, Deputy Clerk Publication Dates: DECEMBER 9, 16, 23, 30 2016. 16-03742S

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Notice is hereby given that CB INTERNATIONAL INVESTMENTS, the holder of the certificate listed below, has filed said certificate for a tax deed to be issued. The certificate number and year of issuance, the description of the property, and the names in which the property is assessed are as follows:

Certificate Number: 6595.000 Year of Issuance: 2010 Tax Deed File #: 16-0833 TD

Description of Property: 0952136136 LOT 36 BLK 1361 26TH ADD TO PORT CHARLOTTE

Name in which the property is assessed: PEARL BELL & JAMES C BELL All of said property being in the County of Sarasota, State of Florida. Unless the certificate is redeemed according to law, the property described in the certificate will be sold to the highest bidder at the Sarasota County Court House, 2000 Main Street, Historic Courtroom, East Wing, Sarasota, Florida, at 9:00 a.m. on the 10TH day of JANUARY, 2017.

Karen E. Rushing Clerk Of The Circuit Court Sarasota County, Florida By: T. Lake, Deputy Clerk Publication Dates: DECEMBER 9, 16, 23, 30 2016. 16-03745S

SECOND INSERTION

Notice of Public Sale In accordance with Florida State Law Self Storage Facility Act 83.801-83.809, SS.4(a) and to satisfy an operator's lien, the contents of the following units will be sold at a public auction to the highest bidder for cash on or thereafter:

Date: January 9, 2017 Time: 10:00am Location: 2245 Bobcat Village Center Rd, North Port FL 34289 Unit #1220 - Latonya Denise Brooks, household and personal Unit #1312 - Glenn Alan Ward, household and personal Unit #1508 - Renata Cheeseman, household and personal Unit #1810 - Kevin Mull, household and personal Unit #2033 - David Robishaw, household and personal Unit #2112 - Kathleen Butler, household and personal Unit #2417 - William Thomas Downhour Dufresne, household and personal Unit #2802 - Benjamin Laps, household and personal Unit #2827 - Juan Cruz Peralta, household and personal Unit #2900 - Scott Liles, household and personal Unit #3723 - Lisa Yanes, household and personal December 23, 30, 2016 16-03828S

SECOND INSERTION

NOTICE OF PUBLIC SALE The following personal property of RICHARD ALAN DYE and JANE M. DYE will, on January 5, 2017, at 10:00a.m., at 3901 Bahia Vista Street, Lot #126, Sarasota County, Florida; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 1967 SKYL MOBILE HOME,

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Notice is hereby given that CB INTERNATIONAL INVESTMENTS, the holder of the certificate listed below, has filed said certificate for a tax deed to be issued. The certificate number and year of issuance, the description of the property, and the names in which the property is assessed are as follows:

Certificate Number: 6913.000 Year of Issuance: 2010 Tax Deed File #: 16-0835 TD

Description of Property: 0957117705 LOT 5 BLK 1177 25TH ADD TO PORT CHARLOTTE

Name in which the property is assessed: BAYSHORE PROPERTIES OF PINELLA All of said property being in the County of Sarasota, State of Florida. Unless the certificate is redeemed according to law, the property described in the certificate will be sold to the highest bidder at the Sarasota County Court House, 2000 Main Street, Historic Courtroom, East Wing, Sarasota, Florida, at 9:00 a.m. on the 10TH day of JANUARY, 2017.

Karen E. Rushing Clerk Of The Circuit Court Sarasota County, Florida By: T. Lake, Deputy Clerk Publication Dates: DECEMBER 9, 16, 23, 30 2016. 16-03747S

VIN # SF490A, TITLE # 0002848852 and all other personal property located therein

PREPARED BY: Jody B. Gabel Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 December 23, 30, 2016 16-03857S

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

SAVE TIME E-mail your Legal Notice legal@businessobserverfl.com

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED

Notice is hereby given that CB INTERNATIONAL INVESTMENTS, the holder of the certificate listed below, has filed said certificate for a tax deed to be issued. The certificate number and year of issuance, the description of the property, and the names in which the property is assessed are as follows:

Certificate Number: 8662.000
Year of Issuance: 2014
Tax Deed File #: 16-0839 TD

Description of Property: 1135079143 LOT 43 BLK 791 16TH ADD TO PORT CHARLOTTE 1ST REPLAT
Name in which the property is assessed: ELEANOR J BLIZARD
All of said property being in the County of Sarasota, State of Florida. Unless the certificate is redeemed according to law, the property described in the certificate will be sold to the highest bidder at the Sarasota County Court House, 2000 Main Street, Historic Courtroom, East Wing, Sarasota, Florida, at 9:00 a.m. on the 10TH day of JANUARY, 2017.

Karen E. Rushing
Clerk Of The Circuit Court
Sarasota County, Florida
By: T. Lake, Deputy Clerk
Publication Dates: DECEMBER 9,
16, 23, 30 2016. 16-03751S

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED

Notice is hereby given that CB INTERNATIONAL INVESTMENTS, the holder of the certificate listed below, has filed said certificate for a tax deed to be issued. The certificate number and year of issuance, the description of the property, and the names in which the property is assessed are as follows:

Certificate Number: 7505.000
Year of Issuance: 2014
Tax Deed File #: 16-0838 TD

Description of Property: 1123245852 LOT 52 BLK 2458 49TH ADD TO PORT CHARLOTTE
Name in which the property is assessed: SALVATORE J COPPOLA
All of said property being in the County of Sarasota, State of Florida. Unless the certificate is redeemed according to law, the property described in the certificate will be sold to the highest bidder at the Sarasota County Court House, 2000 Main Street, Historic Courtroom, East Wing, Sarasota, Florida, at 9:00 a.m. on the 10TH day of JANUARY, 2017.

Karen E. Rushing
Clerk Of The Circuit Court
Sarasota County, Florida
By: T. Lake, Deputy Clerk
Publication Dates: DECEMBER 9,
16, 23, 30 2016. 16-03750S

SECOND INSERTION

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

**CASE NO. 2016 CA 000827 NC
NATIONSTAR MORTGAGE LLC
D/B/A CHAMPION MORTGAGE
COMPANY,
Plaintiff, vs.**

**JUDITH M. NELSON, et al.
Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 27, 2016, and entered in 2016 CA 000827 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY is the Plaintiff and JUDITH M NELSON; SARASOTA COUNTY, FLORIDA; JOCKEY CLUB OF NORTH PORT PROPERTY OWNERS' ASSOCIATION, INC.; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Karen Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on January 26, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 10, BLOCK 21, 13TH ADDITION TO PORT CHARLOTTE SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK

SECOND INSERTION

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

**CASE NO.: 2015 CA 001030 NC
DIVISION: A**

**WELLS FARGO BANK, NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL OR BANKING
CAPACITY, BUT SOLELY AS
TRUSTEE FOR SRMOF II 2011-1
TRUST,
Plaintiff, vs.**

**AARON JAY CHAMIS A/K/A
AARON J. CHAMIS; et al.,
Defendants.**

NOTICE IS GIVEN that, in accordance with the Uniform Final Judgment of Mortgage Foreclosure entered on November 22, 2016 in the above-styled cause, Karen E. Rushing, Sarasota county clerk of court shall sell to the highest and best bidder for cash on January 23, 2017 at 9:00 A.M., at www.sarasota.realforeclose.com, the following described property:

LOT 395, RIDGEWOOD ESTATES, 8TH, ADDITION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGE 11 OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 5027
BROOKMEADE DR., SARA-
SOTA, FL 34232

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

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 Sarasota County Jury Office, 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.

Dated: 12/16/16
Michelle A. DeLeon, Esquire
Florida Bar No.: 68587
Quintairos, 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 # 79096
December 23, 30, 2016 16-03837S

SECOND INSERTION

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

GENERAL JURISDICTION
DIVISION

**CASE NO. 2013 CA 007659 NC
NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.**

**LILLIAN MENDEZ, et al.
Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 26, 2016, and entered in 2013 CA 007659 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein NATIONSTAR MORTGAGE LLC is the Plaintiff and LILLIAN MENDEZ are the Defendant(s). Karen Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on January 23, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 8, BLOCK "F", COUNTRY CLUB ESTATES, UNIT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE 74, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 848 GUILD
DRIVE, VENICE, FL 34285

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 Sarasota County Jury Office, 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.

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
13-10444 - MoP
December 23, 30, 2016 16-03865S

SECOND INSERTION

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

**CASE NO.: 2012-CA-008214
U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE FOR
THE CERTIFICATEHOLDERS OF
BEAR STERNS ASSET-BACKED
SECURITIES I TRUST 2004-AC6,
ASSET-BACKED CERTIFICATES,
SERIES 2003-AC6,
Plaintiff, vs.**

**RONDA WEST; GARRY WEST;
AKA GARY WEST; 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 INTEREST AS SPOUSES,
HEIRS, DEWISEES,
GRANTEES, OR OTHER
CLAIMANTS; BRANCH BANKING
AND TRUST COMPANY; STEPHEN
H KURVIN; AND TENANT; et al.,
Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated December 1, 2016 in the above action, Karen E. Rushing, the Sarasota County Clerk of Court will sell to the highest bidder for cash at www.sarasota.realforeclose.com, at 9:00 A.M. conducted via internet at www.sarasota.realforeclose.com for the following described property:

THE WESTERLY 178 FEET OF
LOT 7, BARNHILL ESTATES,
AS PER PLAT THEREOF, RE-
CORDED IN PLAT BOOK 24,

SECOND INSERTION

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

GENERAL JURISDICTION
DIVISION

**CASE NO. 2016-CA-003348
PROF-2014-S2 LEGAL TITLE
TRUST, BY U.S. BANK NATIONAL
ASSOCIATION, AS LEGAL TITLE
TRUSTEE,
Plaintiff, vs.**

**HAROLD A ZUNA, ET AL.,
Defendants.**

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered November 22, 2016 in Civil Case No. 2016-CA-003348 of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein PROF-2014-S2 LEGAL TITLE TRUST, BY U.S. BANK NATIONAL ASSOCIATION, AS LEGAL TITLE TRUSTEE is Plaintiff and HAROLD A ZUNA, ET AL., are Defendants, the Clerk of Court will sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 23RD day of January, 2017 at 09:00 AM on the following described property as set forth in said Summary Final Judgment, to wit:

Lot 1525, Stoneybrook at Venice,
Unit 1, according to the plat there-
of, as recorded in Plat Book 44,
Page 36, of the Public Records of
Sarasota 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 Sarasota County Jury Office, 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.

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:
MRSservice@mccallaraymer.com
Fla. Bar No.: 11003
5722847
16-00513-5
December 23, 30, 2016 16-03863S

SECOND INSERTION

PAGE 15, OF THE PUBLIC RE-
CORDS OF SARASOTA COUN-
TY, FLORIDA.

Property Address: 425 W Laurel
Rd, Nokomis, FL 34275

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

Galina Boytchev, Esq.
FBN: 47008
Ward, Damon, Posner,
Pheterson & Bleau PL
Attorney for Plaintiff
4420 Beacon Circle
West Palm Beach, FL 33407
Tel: (561) 842-3000
Fax: (561) 842-3626
Email:
foreclosureservice@warddameron.com
WD File # 6729-1-3763 /
2012-CA-008214
December 23, 30, 2016 16-03824S

SECOND INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT IN AND
FOR SARASOTA COUNTY, FLORIDA

**CASE NO: 2016 CC 002758 NC
THOMAS H. KEENAN and
PATRICIA A. KEENAN,
individuals,
Plaintiffs, v.**

**TROPICAL STORM SHIELD, INC.,
a Florida corporation, and STEVEN
A. JOHNSON, an individual,
Defendants.**

TO:
Last Known Address:
Steven A. Johnson
2203 Industrial Blvd.
Sarasota, FL 34234
Current Address: Unknown

YOU ARE NOTIFIED that an action for civil damages has been filed against you and you are required to serve a copy of your written defenses within 30 days after the first publication, if any, on Edward Brunnicardi, Esq., Plaintiffs' attorney, whose address is 1620 Main St. Suite 4, Sarasota, Florida 34236, and file the original with this Court either before 1/23/17 service on Plaintiff's attorney, or immediately thereafter; otherwise, a default will be entered against

you for the relief demanded in the complaint or petition.

This notice shall be published once a week for two consecutive weeks in the Business Observer.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, 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 the seal of this court on this 16th day of December, 2016.

KAREN E. RUSHING, CLERK
Clerk of Court
(SEAL) By: S. Erb
Deputy Clerk

Edward Brunnicardi, Esq.
1620 Main Street, Suite 4
Sarasota, FL 34236
December 23, 30, 2016 16-03831S

SECOND INSERTION

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

**CASE NO.: 2015 CA 003295
GREEN TREE SERVICING LLC
Plaintiff, vs.**

**ADRIANA BENA; ANDRI BENA;
MARKO BENA; ANDREW DAVID
DECARLO; THE UNKNOWN
HEIRS, DEWISEES, GRANTEES,
ASSIGNEES, CREDITORS,
LIENORS AND TRUSTEES OF
BUSH BENA, DECEASED; THE
UNKNOWN HEIRS, DEWISEES,
GRANTEES, ASSIGNEES,
CREDITORS, LIENORS AND
TRUSTEES OF HEIDI DECARLO,
DECEASED; THE UNKNOWN
SPOUSE OF BUSH BENA; THE
UNKNOWN SPOUSE OF HEIDI
DECARLO; BIOLOGIC, INC.; THE
UNKNOWN TENANT IN
POSSESSION OF 2447 FLORIDA
TERRACE, NORTH PORT, FL
34291;**

Defendants.
TO: ADRIANA BENA; THE UNKNOWN HEIRS, DEWISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF BUSH BENA, DECEASED; THE UNKNOWN HEIRS, DEWISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF HEIDI DECARLO, DECEASED

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

LOT 6, BLOCK 643, FOURTEENTH ADDITION TO PORT CHARLOTTE SUBDIVISION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGES 13, 13A THROUGH 13Q, OF THE PUBLIC RECORDS OF SARASOTA COUN-

TY, FLORIDA.

PROPERTY ADDRESS: 2447
FLORIDA TERRACE, NORTH
PORT, FL 34291

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.

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 Sarasota County Jury Office, 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.

DATED this 13th day of December, 2016.

KAREN E. RUSHING, CLERK
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: S. Erb
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. Bush Bena
TDP File No. 15-000517-3
December 23, 30, 2016 16-03817S

SECOND INSERTION

NOTICE OF ACTION
(Constructive Service - Property)
IN THE CIRCUIT COURT OF THE
12TH JUDICIAL CIRCUIT, IN AND
FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION

**Civil Action No.:
2014-CA-003022 NC**

**THE BANK OF NEW YORK
MELLON FKA THE BANK OF
NEW YORK AS TRUSTEE FOR
CERTIFICATE HOLDERS CWMBS,
INC. CHL MORTGAGEPASS-
THROUGH TRUST
2005-HYB 4, MORTGAGEPASS
THROUGH CERTIFICATES,
SERIES 2005-HYB4,
Plaintiff, vs.**

**MARK D. GRAYSON, UNKNOWN
SPOUSE OF MARK D. GRAYSON;
VERNA COLLINS-GRAYSON;
UNKNOWN SPOUSE OF VERNA
COLLINS-GRAYSON; SARASOTA
COUNTY, FLORIDA; AND ALL
OTHER PARTIES HAVING
OR CLAIMING TO HAVE ANY
RIGHT, TITLE OR INTEREST IN
AND THE PROPERTY UNDER
FORECLOSURE HEREIN,
Defendant/s.**

TO: UNKNOWN SPOUSE OF VERNA
COLLINS-GRAYSON
2608 CONSTITUTION BLVD.
SARASOTA, FL 34231

YOU ARE HEREBY NOTIFIED that an action to foreclose a residential mortgage on the following real property, lying and being and situated in Sarasota County, Florida, more particularly described as follows:

LOT 424, OF PHILIPPI GARDENS, UNIT 15, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK

17, AT PAGE 14, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to Kyle Peters at Baker, Donelson, Bearman, Caldwell & Berkowitz, PC, 225 Water Street, Suite 1290 Jacksonville, FL 32202, within thirty (30) days of the first publication, and file the original with the Clerk of the above styled Court; otherwise a default will be entered against you for the relief prayed for 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 the Sarasota County Jury Office, 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 SARASOTA, Florida, on the 12th day of December, 2016

KAREN E. RUSHING, CLERK
CLERK OF CIRCUIT COURT
(SEAL) By: S. Erb
Deputy Clerk

Karen E. Rushing,
Clerk of Sarasota County
Kyle Peters, Esquire
Baker, Donelson, Bearman,
Caldwell & Berkowitz, PC
225 Water Street, Suite 1290
Jacksonville, FL 32202
kpeters@bakerdonelson.com
aprice@bakerdonelson.com
December 23, 30, 2016 16-03816S

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED

Notice is hereby given that CB INTERNATIONAL INVESTMENTS, the holder of the certificate listed below, has filed said certificate for a tax deed to be issued. The certificate number and year of issuance, the description of the property, and the names in which the

property is assessed are as follows:

Certificate Number: 6795.000
Year of Issuance: 2011
Tax Deed File #: 16-0834 TD

Description of Property: 0964085331
LOT 31 BLK 853 19TH ADD TO PORT CHARLOTTE

Name in which the property is assessed:
VLADISLAV JOSIC

All of said property being in the County of Sarasota, State of Florida. Unless the certificate is redeemed according to law, the property described in the certificate will be sold to the highest bidder at the Sarasota County Court House, 2000 Main Street, Historic

Courtroom, East Wing, Sarasota, Florida, at 9:00 a.m. on the 10TH day of JANUARY, 2017.

Karen E. Rushing
Clerk Of The Circuit Court
Sarasota County, Florida
By: T. Lake, Deputy Clerk
Publication Dates: DECEMBER 9,
16, 23, 30 2016. 16-03746S

SECOND INSERTION

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

CIVIL DIVISION
CASE NO.

582014CA007236XXXXX
FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA,
Plaintiff, vs.
JOSHUA L. EATON; ZUZANNA OLSZEWSKA-EATON; 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 04/16/2015 and an Order Resetting Sale dated 12/05/2016 and entered in Case

No. 582014CA007236XXXXX of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, wherein Federal National Mortgage Association ("Fannie Mae"), a corporation organized and existing under the laws of the United States of America is Plaintiff and JOSHUA L. EATON; ZUZANNA OLSZEWSKA-EATON; 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, KAREN E. RUSHING, Clerk of the Circuit Court, will sell to the highest and best bidder for cash at www.sarasota-real-foreclose.com, at 9:00 a.m. on February 2, 2017 the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 7, BLOCK G, CLARK LAKES, A SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 6, PAGE(S) 29 AND 29A, OF THE PUBLIC RECORDS OF SARASOTA 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 provision of certain assistance. Please contact the Sarasota County Jury Office, 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.

DATED at Sarasota, Florida, on December 15, 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 Email: answers@shdlegalgroup.com
By: Adam Willis
Florida Bar No. 100441
1440-148625 SAH.
December 23, 30, 2016 16-03820S

SECOND INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

CIVIL DIVISION
Case #: 2016-CA-004162-NC
DIVISION: A

Deutsche Bank Trust Company Americas, as Trustee for Residential Accredit Loans, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2007-Q02
Plaintiff, vs.-
Unknown Trustee of the Stephens Family Trust; John M. Desylvester a/k/a John Desylvester a/k/a John Desylvester; DSM LLC d/b/a DSM, LLC d/b/a DSM LLC; 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: Unknown Trustee of the Stephens Family Trust: ADDRESS UNKNOWN, John M. Desylvester a/k/a John Desylvester a/k/a John Desylvester: LAST KNOWN ADDRESS, 2232 Grove Street, Sarasota, FL 34239 and DSM LLC d/b/a DSM, LLC d/b/a DSM LLC: LAST KNOWN ADDRESS, 1226 East Fairmont, Tempe, AZ 85282
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 Sarasota County, Florida, more particularly described as follows:
LOT 30, BLOSSOM BROOK SUBDIVISION, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 9, PAGE 20, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.
more commonly known as 2232 Grove Street, Sarasota, FL 34239.

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 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 the Sarasota County Jury Office, 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 on the 13th day of December, 2016.

Karen E. Rushing
Circuit and County Courts
(SEAL) By: S. Erb
Deputy Clerk
SHAPIRO, FISHMAN & GACHE, LLP
Attorneys for Plaintiff
2424 North Federal Highway,
Suite 360,
Boca Raton, FL 33431
16-301164 FC01 CXE
December 23, 30, 2016 16-03834S

SECOND INSERTION

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

CASE NO.: 2016-CA-002621
WILMINGTON SAVINGS FUND SOCIETY, FSB, DOING BUSINESS AS CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR BCAT 2015-14ATT,
Plaintiff, vs.
NAOMI DEHART A/K/A NAOMI G. DEHART; et al.,
Defendants.

To: Unknown Spouse of Naomi Dehart A/K/A Naomi G. Dehart, 27 Charleston Circle, Englewood, FL 34223

YOU ARE NOTIFIED that an action to foreclose a mortgage on the real property in Sarasota County, Florida, described as:

LOT 12, RAVENWOOD, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 25, PAGE 34, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.
Property Address: 1190 Timber Trail, Englewood, FL 34223-2319

has been filed against you and you are required to serve a copy of your written defense, if any, to it on Hope Touchton, Esq., Plaintiff's attorney, whose address is Storey Law Group, P.A., 3670 Maguire Blvd., Ste. 200, Orlando, FL 32803, within 30 days after the 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; otherwise a Judgment 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 the Sarasota County Jury Office, 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 said Court on 14th day of December, 2016.

KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
As clerk of the court
(COURT SEAL) BY: S. Erb
Deputy Clerk

SECOND INSERTION

AMENDED NOTICE OF ACTION CONSTRUCTIVE SERVICE - PROPERTY

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

CIVIL ACTION
CASE NO. 2016 CA 005477 NC
RESIDENTIAL DEVELOPMENT CORPORATION,
Plaintiff, v.
LA VERNE K. PYLE, RAFAEL TORRES, ESTHER TORRES, ZORAIDA TORRES, MICHAEL G. PANTON, SHERINE S. PANTON, MARJORIE WALFORD, ALVIN ALBERT EWAN, URCELLA EWAN, HOPETON S. TAYLOR, MARVA TAYLOR, LYSAS INC., TRACY J NORTON, PHINAI PHOTIVIHOK, MAYRA PHOTIVIHOK, and KENNETH E HEDRICH,
Defendants.

TO: DEFENDANTS, LA VERNE K PYLE, RAFAEL TORRES, ESTHER TORRES, ZORAIDA TORRES, MICHAEL G. PANTON, SHERINE S. PANTON, MARJORIE WALFORD, LYSAS INC., TRACY J. NORTON, PHINAI PHOTIVIHOK, MAYRA PHOTIVIHOK, and KENNETH E. HEDRICH, IF ALIVE AND IF DEAD, THEIR UNKNOWN WIDOWS, WIDOWERS, HEIRS, DEWISEES, GRANTEES, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER OR AGAINST THEM AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE FOREGOING DEFENDANTS AND ALL OTHERS HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, AND ALL OTHERS WHOM IT MAY CONCERN:

YOU ARE HEREBY NOTIFIED that an action to quiet title on the following described properties in Sarasota County, Florida:

COUNT I
Lot 16, Block 533, 18TH ADDI-

TION TO PORT CHARLOTTE SUBDIVISION, a subdivision according to the plat thereof, recorded in Plat Book 14, Pages 6, 6A through 6V, of the Public Records of Sarasota County, Florida

COUNT II
Lot 6, Block 596, 18TH ADDITION TO PORT CHARLOTTE SUBDIVISION, a subdivision according to the plat thereof, recorded in Plat Book 14, Pages 6, 6A through 6V, of the Public Records of Sarasota County, Florida.

COUNT III
Lot 5, Block 596, 18TH ADDITION TO PORT CHARLOTTE SUBDIVISION, a subdivision according to the plat thereof, recorded in Plat Book 14, Pages 6, 6A through 6V, of the Public Records of Sarasota County, Florida.

COUNT IV
Lot 35, Block 1687, 33RD ADDITION TO PORT CHARLOTTE SUBDIVISION, a subdivision according to the plat thereof, recorded in Plat Book 15, Pages 17, 17A through 17N, of the Public Records of Sarasota County, Florida

COUNT VII
Lot 32, Block 590, 18TH ADDITION TO PORT CHARLOTTE SUBDIVISION, a subdivision according to the plat thereof, recorded in Plat Book 14, Pages 6, 6A through 6V, of the Public Records of Sarasota County, Florida

COUNT VIII
Lot 2, Block 2584, 51st ADDITION TO PORT CHARLOTTE SUBDIVISION, a subdivision according to the plat thereof, recorded in Plat Book 21, Pages 8, 8A through 8GG, of the Public Records of Sarasota County, Florida

COUNT IX
Lot 16, Block 2595, 51st ADDITION TO PORT CHARLOTTE SUBDIVISION, a subdivision according to the plat thereof, recorded in Plat Book 21, Pages 8, 8A through 8GG, of the Public Re-

cords of Sarasota County, Florida

COUNT X
Lot 46, Block 1059, 24th ADDITION TO PORT CHARLOTTE SUBDIVISION, a subdivision according to the plat thereof, recorded in Plat Book 14, Pages 14, 14A through 14M, of the Public Records of Sarasota County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Miko P. Gunderson, Plaintiffs' attorney whose address is Bertsson, Ittersagen, Gunderson & Wideikis, LLP, 18401 Murdock Circle, Unit C, Port Charlotte, Florida 33948, on or before 1/23/17, and file the original with the Clerk of this Court either before service on Plaintiffs' 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 the Sarasota County Jury Office, 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 December 19, 2016.

KAREN E. RUSHING,
Clerk of Court
(SEAL) By: S. Erb
Deputy Clerk

Miko P. Gunderson
Plaintiffs' attorney
Bertsson, Ittersagen,
Gunderson & Wideikis, LLP
18401 Murdock Circle,
Unit C,
Port Charlotte, Florida 33948
Dec. 23, 30, 2016; Jan. 6, 13, 2017
16-03861S

SECOND INSERTION

AMENDED NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

CIVIL DIVISION
Case #: 2014-CA-006366-NC
DIVISION: A

Green Tree Servicing LLC
Plaintiff, vs.-
Nina M. Person a/k/a Nina M. Honea aka Nina Honea a/k/a Nina M. Mshar; Unknown Spouse of Nina M. Honea a/k/a Nina M. Person a/k/a Nina Honea a/k/a Nina M. Mshar; Russell R. Person a/k/a Russell Person; 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: Unknown Heirs, Devises, Grantees, Assignees, Creditors and Lienors of Russell R. Person, 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 Sarasota County, Florida, more particularly described as follows:
LOT NINE (9), BLOCK F, SUNILAND, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE 107, AS RECORDED IN THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.
more commonly known as 4620 Violet Avenue, Sarasota, FL 34233.

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 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 the Sarasota County Jury Office, 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 on the 14 day of December, 2016.

Karen E. Rushing
Circuit and County Courts
(SEAL) By: S. Erb
Deputy Clerk
SHAPIRO, FISHMAN & GACHE, LLP
Attorneys for Plaintiff
2424 North Federal Highway,
Suite 360,
Boca Raton, FL 33431
14-275778 FC01 GRT
December 23, 30, 2016 16-03835S

SECOND INSERTION

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

CIVIL DIVISION
CASE NUMBER: 2016-CA 6052 NC
1515 FRUITVILLE, LLC,
a Florida limited liability company,
Plaintiff, vs.
K.G.J. PROPERTIES MANAGEMENT, LLC, a Florida limited liability company,
KIMBERLEY G. JORDINSON, an individual, SOFT SQUARE, INC., a Florida corporation, LAGASSE PLUMBING, INC. a Florida corporation, CARE ELECTRIC, INC., a Florida corporation, PIPER FIRE PROTECTION, INC., a Florida corporation, CROWLEY SERVICES, INC., a Florida corporation, IMBUE SRQ, L.L.C., UNKNOWN SUBCONTRACTORS, ALL OTHER PERSONS OF INTEREST and UNKNOWN PERSON IN POSSESSION OF SUBJECT REAL PROPERTY,
Defendants.

TO: Unknown Person in Possession of Real Property
Unknown Subcontractors
All Other Persons of Interest
1515 Fruitville Road
Sarasota, FL 34236

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on real property situated in Sarasota County, Florida described as:

Parcel 1
Lots 1 to 8, both inclusive, and Lots 9 and 10, less the East 20 feet of said Lots 9 and 10, all in Block 19, Plat of Sarasota, as per plat thereof recorded in Plat Book 1, page 21, Public Records of Manatee County, Florida and in Plat Book A, page 29, Public Records of Sarasota County, Florida.

Parcel 2:
The East 20 feet of said Lots 9 and 10, Block 19, Plat of Sarasota, as per plat thereof recorded in Plat Book 1, page 21, Public Records of Manatee County, Florida, which also extends with uniform width of 20 feet from Ninth (now Third Street) Street to Tenth (now Fourth Street) Street. LESS those portions conveyed to the City of Sarasota

Florida.

Also: Beginning at SE corner of Lot 9, Block 19, Plat of Sarasota, as per plat thereof recorded in Plat Book 1, page 21, Public Records of Manatee County, Florida and in Plat Book A, page 29, Public Records of Sarasota County, Florida; thence West along the South boundary of Lot 9, a distance of 20 feet to a point in the South boundary of said Lot 9 for a point of beginning; thence West along South boundaries of said Lot 9 and Lots 7, 5, 3 and 1, a distance of 230 feet to the SW corner of said Lot 1; thence South a distance of 20 feet to the NW corner of Lot 2, of said Block 19; thence East along North boundaries of Lots 2, 4, 6, 8 and 10, a distance of 230 feet to a point in the North boundary of said Lot 10; thence North, a distance of 20 feet to the point of beginning.

Also: Lot 12, Block 19, Plat of Sarasota, as per plat thereof recorded in Plat Book 1, page 21, Public Records of Manatee County, Florida, which also extends with uniform width of 20 feet from Ninth (now Third Street) Street to Tenth (now Fourth Street) Street. LESS those portions conveyed to the City of Sarasota

as recorded in Official Records Book 2544, of the Public Records of Sarasota County, Florida.

Property Address: 1515 Fruitville Road, Sarasota, FL 34236
Parcel ID No. 2016140009 and 2026140001

has been filed against you. You are required to serve a copy of your written defenses, if any, to: Andrew W. Rosin, Esq., Plaintiff's attorney, whose address is 1966 Hillview Street, Sarasota, Florida 34239, 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 Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

This notice shall be published once a week for two consecutive weeks in the Business Observer.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, 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.

DATED on: December 13, 2016
KAREN E. RUSHING, CLERK
CLERK OF THE CIRCUIT COURT
(SEAL) By: S. Erb
As Deputy Clerk

Andrew W. Rosin, ESQ.
Plaintiff's attorney
1966 Hillview Street
Sarasota, Florida 34239
December 23, 30, 2016 16-03819S

SECOND INSERTION

NOTICE OF ACTION FOR TERMINATION OF PARENTAL RIGHTS

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, INAND FOR SARASOTA COUNTY, FLORIDA

CASENO.: 2016 DR 005947 NC
IN RE: THE MATTER OF THE TERMINATION OF PARENTAL RIGHTS OF GIANNA NICHOLE SALADINO-ROME0, A MINOR CHILD
To: MICHAEL G. ROME0
White Male
D/O/B: 03/30/72
Brown Eyes; Black Hair; Medium Build; Height 6'0"; Weight 185

YOU ARE NOTIFIED that an action for termination of parental rights has been filed against you and you are required to serve a copy of your written defenses, if any, to it on the Petitioner's attorney, JEFFREY M. GUY, ESQ., whose address is 240 South Pineapple Avenue, Sixth Floor, Sarasota, Florida 34236, on or before January 23, 2017, and file the original with the Clerk of this Court at 2000 Main Street, Sarasota, Florida 34237, either before service on the Petitioner's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition.

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. Future papers in this lawsuit will be mailed to the address on record at the Clerk's office.

DATED on December 14 2016.

KAREN RUSHING
Clerk of Circuit Court
(SEAL) By S. Erb
As Deputy Clerk

Jeffrey M. Guy, Esq.
Post Office Box 3798
Sarasota, Florida 34230
Dec. 23, 30, 2016; Jan. 6, 13, 2017
16-03823S

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LV00248

SECOND INSERTION

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

CASE NO.: 2014 CA 003051 NC GREEN TREE SERVICING LLC, Plaintiff, vs. RICHARD C. HORNBERGER; 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 October 13, 2016 in Civil Case No. 2014 CA 003051 NC, of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein, GREEN TREE SERVICING LLC is the Plaintiff, and RICHARD C. HORNBERGER; MARGARET M. HORNBERGER; 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, Karen E. Rushing will sell to the highest bidder for cash at www.sarasota.realforeclose.com on January 11, 2017 at 9:00 AM the following described real property as set forth in said Final Judgment, to wit: LOT 30, BLOCK3, NORTH PORT CHARLOTTE ESTATES, A SUBDIVISION AS PER PLAT

THEREOF RECORDED IN PLAT BOOK 18, PAGE(S) 21, 21A - 21D OF THE PUBLIC RECORDS OF SARASOTA 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.

IMPORTANT AMERICANS WITH DISABILITY 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 Sarasota County Jury Office, 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.

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 Susan W. Findley, Esq. FSN: 160600 Primary E-Mail: ServiceMail@aldridgepite.com 1382-078B December 23, 30, 2016 16-03815S

SECOND INSERTION

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

CASE NO. 2015 CA 003710 NC ONEWEST BANK N.A., Plaintiff, vs. UNKNOWN SUCCESSOR TRUSTEE OF THE GEORGE S. CHIVILY REVOCABLE TRUST, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 27, 2016, and entered in 2015 CA 003710 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein CIT BANK, N.A. F/K/A ONEWEST BANK N.A. is the Plaintiff and UNKNOWN SUCCESSOR TRUSTEE OF THE GEORGE S. CHIVILY REVOCABLE TRUST; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; GEORGANNE CUNNINGHAM, INDIVIDUALLY, AS HEIRS AND BENEFICIARIES, AND CO-TRUSTEE OF THE GEORGE S. CHIVILY REVOCABLE TRUST; KAREN J. CHIVILY, INDIVIDUALLY, AS HEIRS AND BENEFICIARIES, AND CO-TRUSTEE OF THE GEORGE S. CHIVILY REVOCABLE TRUST are the Defendant(s). Karen Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on January 26, 2017, the following described property as set forth in said Final Judgment, to wit: LOTS 6830, 6831, AND 6832,

SOUTH VENICE UNIT NO. 25, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE 72, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 955 FUNDY ROAD, VENICE, FL 34293

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 Sarasota County Jury Office, 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.

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 15-026538 - MoP December 23, 30, 2016 16-03867S

SECOND INSERTION

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

CIRCUIT CIVIL DIVISION **CASE NO.: 2015 CA 005623 DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC 3000 Bayport Dr Ste 880 Tampa, FL 33607 Plaintiff(s), vs.**

JOHN ERIC KANOSKI AKA JOHN E. KANOSKI; BARBARA POTTER FKA BARBARA KANOSKI; LOUANNA PETTAY, IF LIVING, BUT IF DECEASED, THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF LOUANNA PETTAY; THE UNKNOWN SPOUSE OF BARBARA POTTER FKA BARBARA KANOSKI; THE UNKNOWN SPOUSE OF JOHN ERIC KANOSKI AKA JOHN E. KANOSKI; THE UNKNOWN TENANT IN POSSESSION OF 421 GULF DR., VENICE, FL 34285, Defendant(s).

TO: THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF LOUANNA PETTAY YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Sarasota County, Florida, to foreclose certain real property described as follows:

All that parcel of land in City of Venice, Sarasota County, State of Florida, being known and designated as Lot 6, Gulf Shores No. 2, according to the plat thereof recorded in Plat Book 6, Page 88, of the Public Records of Sarasota County, State of Florida.

Property address: 421 Gulf Dr., Venice, FL 34285

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.

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 Sarasota County Jury Office, 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.

DATED this the 16th day of December, 2016.

KAREN E. RUSHING, CLERK CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: S. Erb 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. John Eric Kanoski aka John E. Kanoski TDP File No. 14-003395-3 December 23, 30, 2016 16-03832S

SECOND INSERTION

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

CASE NO.: 2015 CA 006490 NC DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC, Plaintiff, vs.

JEANNE HOBART A/K/A JEANNE L. HOBART; UNKNOWN SPOUSE OF JEANNE HOBART A/K/A JEANNE L. HOBART; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et al., Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Mortgage Foreclosure dated December 13, 2016, entered in Civil Case No.: 2015 CA 006490 NC of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, wherein DITECH FINANCIAL LLC F/K/A GREENTREE SERVICING LLC, Plaintiff, and THE ESTATE OF JEANNE HOBART A/K/A JEANNE LENORE HOBART A/K/A JEANNE L. HOBART F/K/A JEANNE D. WESTBROOK F/K/A JEANNE L. DERRICK, DECEASED; MORGAN LINSEY HOBART A/K/A MORGAN L. HOBART; UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST THE ESTATE OF JEANNE HOBART A/K/A JEANNE LENORE HOBART A/K/A JEANNE L. HOBART F/K/A JEANNE D. WESTBROOK F/K/A JEANNE L. DERRICK, DECEASED; GRAFT LOGAN HOBART; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, including, if a named Defendant is deceased, the personal representatives, the surviving spouse, heirs, devisees, grantees, creditors, and all other parties claiming, by, through, under or against that Defendant, 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 Defendants, are Defendants.

KAREN E. RUSHING, The Clerk of the Circuit Court, will sell to the highest bidder for cash, www.sarasota.realforeclose.com, at 9:00 AM, on the 13th day of February, 2017, the following described real property as set forth in said

Final Summary Judgment, to wit:

LOT 11, BLOCK 2506, 50TH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 21, PAGE 7, 7A THROUGH 7H, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

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 cannot afford an attorney, contact Gulfcoast Legal Services at (941)366-1746 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 366-0038 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may call 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 SARASOTA COUNTY JURY OFFICE, 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.

Dated: December 14, 2016

By: Elisabeth Porter Florida Bar No.: 645648. Attorney for Plaintiff: Brian L. Rosaler, Esquire Popkin & Rosaler, P.A. 1701 West Hillsboro Boulevard Suite 400 Deerfield Beach, FL 33442 Telephone: (954) 360-9030 Facsimile: (954) 420-5187 15-41294 December 23, 30, 2016 16-03818S

SECOND INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL ACTION

Case #: 2016-CA-005296-NC Wells Fargo Bank, N.A. Plaintiff, vs.-

Keziban Altas a/k/a Keziban Barut; Ismet Barut; Unknown Spouse of Keziban Altas a/k/a Keziban Barut; Unknown Spouse of Ismet Barut; Forest Creek Homeowners Association of Sarasota, 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: Ismet Barut: LAST KNOWN ADDRESS, 831 Greystone Lane, Sarasota, FL 34232 and Unknown Spouse of Ismet Barut: LAST KNOWN ADDRESS, 831 Greystone Lane, Sarasota, FL 34232 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 Sarasota County, Florida, more particularly described as follows:

LOT 54, FOREST CREEK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 43, PAGE 11, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. more commonly known as 831 Greystone Lane, Sarasota, FL 34232.

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 the Sarasota County Jury Office, 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 on the 13 day of December, 2016.

Karen E. Rushing Circuit and County Courts (SEAL) By: S. Erb Deputy Clerk SHAPIRO, FISHMAN & GACHÉ, LLP Attorneys for Plaintiff 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431 December 23, 30, 2016 16-03836S

SECOND INSERTION

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

GENERAL JURISDICTION DIVISION **CASE NO. 2015 CA 000213 NC U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE SROF-2013-S3 REMIC TRUST I Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DANIEL T. MCCARTHY (DECEASED), et al. Defendant(s).**

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DANIEL T. MCCARTHY, DECEASED whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

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

UNIT 275, HARBOR ISLES CONDOMINIUM, SECTION III, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1363, PAGE 1210, AND AMENDMENTS THERETO, AND AS PER PLAT THEROF,

RECORDED IN CONDOMINIUM BOOK 14, PAGE 2, AND AMENDMENTS THERETO OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 1/23/17/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, 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 the seal of this Court at Sarasota County, Florida, this 12th day of December 2016

KAREN E. RUSHING, CLERK CLERK OF THE CIRCUIT COURT (SEAL) BY: S. Erb DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 CONGRESS AVE., SUITE 100 Boca Raton, FL 33487 PRIMARY EMAIL: mail@rasflaw.com 15-059776 - MiE December 23, 30, 2016 16-03833S

SECOND INSERTION

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

GENERAL JURISDICTION DIVISION **CASE NO. 2009 CA 009980 NC DEUTSCHE BANK NATIONAL TRUST COMPANY AS INDENTURE TRUSTEE FOR AMERICAN HOME MORTGAGE INVESTMENT TRUST 2006-1, MORTGAGE-BACKED NOTES, SERIES 2006-,**

Plaintiff, vs. BARBARA L. STEPHENS, et al. Defendant(s).

TO: THE UNKNOWN BENEFICIARIES OF THE BREE STEPHENS 5 TRUST; UNKNOWN BENEFICIARIES OF THE TOTTEN FAMILY TRUST; UNKNOWN TRUSTEE OF THE TOTTEN FAMILY TRUST; whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under

or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

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

LOT 38, BLOCK 21, SIESTA BEACH, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 167, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 1-23-17/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, 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 the seal of this Court at Sarasota County, Florida, this 16 day of December, 2016

KAREN E. RUSHING, CLERK CLERK OF THE CIRCUIT COURT (SEAL) BY: S. Erb DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 CONGRESS AVENUE, SUITE 100 Boca Raton, FL 33487 PRIMARY EMAIL: mail@rasflaw.com 13-14088 - MiE December 23, 30, 2016 16-03838S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 4835 SC
Division PROBATE
IN RE: ESTATE OF
JAMES MCLAUGHLIN
Deceased.

The administration of the estate of JAMES McLAUGHLIN, deceased, whose date of death was November 5, 2016, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 4000 S. Tamiami Trail, Venice, FL 34293. 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.

Personal Representative:

ANGELA ADAMS
c/o A. BRENT McPEEK, ESQUIRE
3986 S. Tamiami Trail
Venice, FL 34293
Attorney for Personal Representative:
A. BRENT McPEEK, ESQUIRE
Attorney
Florida Bar Number: 0003905
3986 S. Tamiami Trail
Venice, FL 34293
Telephone: (941) 492-3400
Fax: (941) 492-3422
E-Mail:
pleadings@mcpeeklawfirm.com
Secondary E-Mail:
shawnc@mcpeeklawfirm.com
December 23, 30, 2016 16-03826S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016CP004568NC
IN RE: ESTATE OF
ZDRAVKO ALEXANDROV
Deceased.

The administration of the estate of Zdravko Alexandrov, deceased, whose date of death was August 22nd, 2016, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. 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.

Gina Alexandrov-Heimbuch

2442 Grove Street Sarasota, FL 34239
Personal Representative
JOHN D. DUMBAUGH, ESQ.
SYPRETT, MESHAD, RESNICK,
LIEB, DUMBAUGH, JONES &
KROTEC, P.A.
Attorneys for Personal Representative
1900 RINGLING BLVD.
SARASOTA, FL 34236
By: JOHN D. DUMBAUGH, ESQ.
Florida Bar No. 180030
December 23, 30, 2016 16-03827S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016-CP-4777-NC
Division: Probate
IN RE: ESTATE OF
ELAINE SPIVACK
Aka ELAINE MENNEN SPIVACK
Deceased.

The administration of the estate of ELAINE SPIVACK, also known as ELAINE MENNEN SPIVACK, deceased, whose date of death was April 12, 2016, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230-3079. 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 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 23, 2016.

Roger E. Spivack

Personal Representative
1064 Tamiami Trail, Unit 1523
Sarasota, FL 34236
W. Lee McGinness
Attorney for Personal Representative
Florida Bar No. 0520550
MacLeod, McGinness & Bowman, P.A.
1800 Second Street, Suite 971
Sarasota, Florida 34236
Telephone: 941-954-8788
Email: lee@mandm-law.com
Secondary Email:
sarah@mandm-law.com
December 23, 30, 2016 16-03868S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
FILE NO. 2016 CP 004644 NC
IN RE: ESTATE OF
WILLIAM M. MALLEY

The administration of the estate of William M. Malley, deceased, whose date of death was October 19, 2016 is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Clerk of the Circuit Court, Probate Department, Sarasota County Courthouse, 2000 Main Street, Sarasota FL 34237. 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.

Adele Malley, Petitioner

529 Cheval Drive
Venice, Florida 34292
JEFFREY P. CONSOLO
Florida Bar No. 0395730
McDonald Hopkins LLC
600 Superior Avenue, E., #2100
Cleveland, OH 44114
(216) 348-5400
Attorney for Petitioner
jconsolo@mcdonaldhopkins.com
December 23, 30, 2016 16-03825S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 004755 NC
Division Probate
IN RE: ESTATE OF
PATRICIA H. KUMMEROW
Deceased.

The administration of the estate of PATRICIA H. KUMMEROW, deceased, whose date of death was September 1, 2016, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P O Box 3079, Sarasota, FL 34230. 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.

Personal Representative:

Jumping Bergin
3815 NE 45th St.
Seattle, Washington 98105
Attorney for Personal Representative:
Babette B. Bach, Attorney
Florida Bar Number: 0969753
Bach & Jacobs, P.A.
240 S. Pineapple Avenue, Suite 700
Sarasota, FL 34236
Telephone: (941) 906-1231
Fax: (941) 954-1185
E-Mail:
Babette@SarasotaElderLaw.com
Secondary E-Mail:
Loretta@SarasotaElderLaw.com
December 23, 30, 2016 16-03850S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 4653 NC
Division: Probate
IN RE: ESTATE OF
VERONICA J. PORTER,
Deceased.

The administration of the estate of VERONICA J. PORTER, deceased, whose date of death was October 1, 2016, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3079. 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 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 23, 2016.

Judith Megan Porter

Personal Representative:
C/O MacLeod, McGinness &
Bowman, P.A.
1800 Second Street, Ste 971
Sarasota, FL 34236
Alice S. Bowman, Esq.
Attorney for Personal Representative
Florida Bar No. 0978485
MacLeod, McGinness & Bowman, P.A.
1800 Second Street, Ste 971
Sarasota, FL 34236
Telephone: 941-954-8788
E-Mail: aliceb@mandm-law.com
December 23, 30, 2016 16-03842S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016-CP-4505-NC
IN RE: ESTATE OF
MARJORIE JEAN MILLER
a/k/a MARJORIE J. MILLER
a/k/a MARJORIE MILLER
Deceased.

The administration of the estate of Marjorie Jean Miller a/k/a Marjorie J. Miller a/k/a Marjorie Miller, deceased, whose date of death was August 7th, 2016, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079 Sarasota, FL 34230. 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 23, 2016.

Ted E. Miller

3903 W. 200 S. Portland, IN 47371
Personal Representative
SCOTT E. GORDON, ESQ.
Attorneys for Personal Representative
2 N. TAMIAMI TRAIL
SUITE 500
SARASOTA, FL 34236
By: SCOTT E. GORDON, ESQ.
Florida Bar No. 288543
December 23, 30, 2016 16-03870S

SECOND INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016-CP-4321-NC
IN RE: ESTATE OF
BARBARA F. McFARLAND
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 Barbara F. McFarland deceased, File Number 2016-CP-4321-NC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079 Sarasota, FL 34230; that the decedent's date of death was April 26th, 2016; that the total value of the estate is \$74,100.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Dawn M. Walsh	2171 Centre Street W. Roxbury, MA 02132
Andrew W. McFarland, Jr.	44 Oakland Street Melrose, MA 02176

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 SECTION 733.702 OF THE FLORIDA PROBATE CODE. 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

Dawn M. Walsh
Person Giving Notice
Andrew W. McFarland, Jr. J
SCOTT E. GORDON, ESQ.
LUTZ, BOBO & TELFAIR, P.A.
Attorneys for Person Giving Notice
2 N. TAMIAMI TRAIL
SUITE 500
SARASOTA, FL 34236
By: SCOTT E. GORDON, ESQ.
Florida Bar No. 288543
Email Addresses:
sgordon@lutzbobob.com
December 23, 30, 2016 16-03841S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT IN
AND FOR SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
CASE NO. 2016-CP-4627 NC
IN RE: ESTATE OF
PETER K. GLUNK,
Deceased.

The administration of the estate of PETER K. GLUNK, deceased, date of death August 17, 2016, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, Case No. 2013-CP-4627 NC, the address is the Sarasota County Judicial Center, 2000 Main Street, P.O. Box 3079, Sarasota, Florida 34237. The personal representative's and the personal representative's attorney names and addresses 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 THE FLORIDA STATUTES 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.

Austin Glunk,

Personal Representative
4456 Flatbush Avenue
Sarasota, Florida 34233
Ernie C. Lisch, Esquire
Attorney for Personal Representative
3007 Manatee Avenue West
Bradenton, Florida 34205
(941) 748-8464
FBN: 323284
December 23, 30, 2016 16-03853S

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 4592 NC
IN RE: ESTATE OF
ELAINE E. BARD
a.k.a. ELAINE BARD
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 ELAINE E. BARD a.k.a. ELAINE BARD, deceased, File Number 2016 CP 4592 NC; by the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230-3079; that the decedent's date of death was September 23, 2016; that the total value of the estate is \$3,377.69 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Robert Stiratelli, Trustee of the Elaine E. Bard Trust under agreement dated 11/20/1986, as amended and restated 4/15/2010, as amended	44 R C Kelley Street Cambridge, MA 02138

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:

ROBERT STRATELLI
44 R C Kelley Street
Cambridge, Massachusetts 02138
Attorney for Person Giving Notice:
EUGENE O. GEORGE
E-Mail: ggeorge@bowmangeorge.com
Florida Bar No. 127285
BOWMAN, GEORGE, SCHEB,
KIMBROUGH, KOACH &
CHAPMAN, P.A.
2750 Ringling Blvd., Suite 3
Sarasota, Florida 34237
Telephone: (941) 366-5510
December 23, 30, 2016 16-03839S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 004916 NC
IN RE: ESTATE OF
PHYLLIS J. BEIGHLE
Deceased.

The administration of the estate of PHYLLIS J. BEIGHLE, deceased, whose date of death was November 9th, 2016, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. BOX 3079, Sarasota, FL 34230. 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.

NINA E. D'ANDREA

NINA E. D'ANDREA
2236 CAMBRIDGE DRIVE
SARASOTA, FL 34232
Personal Representative
SANDY ALAN LEVITT, P.A.
Attorneys for Personal Representative
2201 RINGLING BOULEVARD
SUITE 203
SARASOTA, FL 34237
By: SANDY ALAN LEVITT, ESQ.
Florida Bar No. 0282529
December 23, 30, 2016 16-03869S

SECOND INSERTION

NOTICE TO CREDITORS
(Administration)
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File Number: 2016 CP 004760 NC
Division: Probate
In Re The Estate Of:
WARREN H. METZNER
Deceased

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

The administration of the estate of WARREN H. METZNER, deceased, File No. 2016 CP 4760 NC, is pending in the Probate Court, Sarasota County, FL, the address of which is: Box 3079, Sarasota, FL 34230. The names and address of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons, who have 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 TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) 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 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 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 THE FIRST PUBLICATION OF THIS NOTICE is December 23, 2016

Personal Representative:

Alexander Yag Kim
4059 Bee Ridge Road, Suite C
Sarasota, FL 34233
Attorney For Personal Representative:
Mary E. Van Winkle, Esq.
3859 Bee Ridge Road, Suite 202
Sarasota, FL 34233
Primary E-mail:
Lyanwinkle23@gmail.com
Secondary E-mail:
servicemv@gmail.com
941-923-1685
FL Bar Number: 374830
December 23, 30, 2016 16-03843S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016CP004537NC
IN RE: ESTATE OF
FLORINE KELLY
Deceased.

The administration of the estate of FLORINE KELLY, deceased, whose date of death was September 15, 2015; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. 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 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 23, 2016.

SYLVIA RENEE KELLY
Personal Representative
2564 Huntington Avenue
Sarasota, FL 34232

H. Greg Lee
Attorney for Personal Representative
Florida Bar No. 351301
H. Greg Lee, P.A.
2014 Fourth Street
Sarasota, Florida 34237
Telephone: (941) 954-0067
Email: hglee@hgreglee.com
Secondary Email:
mjohanson@hgreglee.com
December 23, 30, 2016 16-03851S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 004854 SC
IN RE: ESTATE OF
MEHRANGUIZ ZIAI
Deceased.

The administration of the estate of MEHRANGUIZ ZIAI, deceased, whose date of death was October 31, 2016; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4000 S. Tamiami Trail, Venice, FL 34293. 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.

Personal Representative:
CAMRAN ZIAI
11815 Granite Woods Loop
Venice, FL 34292

Attorney for Personal Representative:
DAVID R. CORNISH
Attorney
Florida Bar Number: 0225924
355 Venice Ave W
Venice, FL 34285
Telephone: (941) 483-4246
Fax: (941) 485-8163
E-Mail: davidr.cornish@verizon.net
Secondary E-Mail: none
December 23, 30, 2016 16-03840S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016CP 004276 NC
IN RE: ESTATE OF
DONALD L. ALBERTSON
Deceased.

The administration of the estate of DONALD L. ALBERTSON, deceased, whose date of death was August 25, 2016; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. 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 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 23, 2016.

H. GREG LEE
Personal Representative
2014 Fourth Street
Sarasota, FL 34237

H. Greg Lee
Attorney for Personal Representative
Email: hglee@hgreglee.com
Secondary Email:
service@hgreglee.com
Florida Bar No. 351301
H. GREG LEE, P.A.
2014 Fourth Street
Sarasota, Florida 34237
Telephone: (941) 954-0067
Facsimile: (941) 365-1492
December 23, 30, 2016 16-03852S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 4589 SC
Division Probate
IN RE: ESTATE OF
LEONARD ROSEWARREN
Deceased.

The administration of the estate of Leonard Rosewarren, deceased, whose date of death was October 23, 2016; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. 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.

Personal Representative:
Allen Holt
5248 Syracuse Road
Venice, Florida 34293

Attorney for Personal Representative:
T. Thomas Shirley
Attorney
Florida Bar Number: 154581
Dunkin & Shirley, P.A.
170 West Dearborn Street
Englewood, Florida 34223
Telephone: (941) 474-7753
Fax: (941) 475-1954
E-Mail: tom@dslawfl.com
December 23, 30, 2016 16-03830S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2016 CP 004637 NC
Division Probate
IN RE: ESTATE OF
LELAND W. MILES
Deceased.

The administration of the estate of LELAND W. MILES, deceased, whose date of death was August 4, 2016; is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. 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.

Personal Representative:
Gregory L. Miles
200 Rector Place 27N
New York, New York 10280

Attorney for Personal Representative:
Fredric C. Jacobs, Attorney
Florida Bar Number: 0027969
Bach & Jacobs, P.A.
240 S. Pineapple Avenue, Suite 700
Sarasota, FL 34236
Telephone: (941) 906-1231
Fax: (941) 954-1185
E-Mail: Fred@SarasotaElderLaw.com
Secondary E-Mail:
Loretta@SarasotaElderLaw.com
December 23, 30, 2016 16-03849S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File Number 2016-CP-004901-NC
IN RE: ESTATE OF
CATHERINE HART-GENTHNER,
Deceased.

The administration of the ESTATE OF CATHERINE HART-GENTHNER, deceased, whose date of death was November 20, 2016; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. 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 the first publication of this notice is: December 23rd, 2016.

Personal Representative:
RICHARD R. GANS
c/o P. O. Box 3018
Sarasota, Florida 34230

Attorney for Personal Representative:
ALISA M. FRENCH
Florida Bar No. 0119747
FERGESSON, SKIPPER, SHAW,
KEYSER, BARON & TIRABASSI, P.A.
1515 Ringling Boulevard, 10th Floor
P. O. Box 3018
Sarasota, Florida 34230-3018
(941) 957-1900
afrench@fergessonskipper.com
services@fergessonskipper.com
5584769.28943
December 23, 30, 2016 16-03873S

SECOND INSERTION

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

CASE NO. 2016 CA 000491 NC
LOUIS CAPUTO, AS TRUSTEE OF
THE LOUIS CAPUTO REVOCABLE
LIVING TRUST UNDER
AGREEMENT DATED APRIL 18,
2007,

Plaintiff, v.
CHRISTOPHER G. CEDDIA,
JANET B. CEDDIA, UNIBANK
FOR SAVINGS, and UNKNOWN
TENANT,

Defendants.
NOTICE IS HEREBY GIVEN pursuant to the Uniform Final Judgment Of Mortgage Foreclosure dated July 22, 2016, and the Order Rescheduling Foreclosure Sale dated December 19, 2016, entered in Case No.: CASE NO. 2016 CA 000491 NC, of the Circuit Court in and for Sarasota County, Florida, wherein CHRISTOPHER G. CEDDIA, JANET B. CEDDIA, UNIBANK FOR SAVINGS, and UNKNOWN TENANT, are the Defendants, that Karen E. Rushing, the clerk will sell to the highest and best bidder for cash, at the Clerk of the Circuit Court, Sarasota County, via online sale accessed through the Clerk's Website at www.sarasota.realforeclose.com, on February 3, 2017, at 9:00 a.m., the following described real property as set forth in the Uniform Final Judgment Of Mortgage Foreclosure:
Lot 7, GNARLED OAK ES-

TATES, according to the map or plat thereof as recorded in Plat Book 18, Page 2, Public Records of Sarasota County, Florida; TOGETHER WITH a walkway easement over the Southerly 5 feet of Lot 4 and over the North-erly 5 feet of Lot 9 of said subdivision, for access to and from the Gulf of Mexico.

NOTICE 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 an 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 Sarasota County Jury Office, 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.

Respectfully submitted,
KURT E. LEE, PL
P.O. Box 20391
Sarasota, FL 34276
941-400-8077
klee@kurtelee.com
By: s/Kurt E. Lee
Kurt E. Lee
Florida Bar No. 983276
December 23, 30, 2016 16-03862S

SECOND INSERTION

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

CASE NO.: 2013 CA 005053 NC
WELLS FARGO BANK, NA,
Plaintiff, vs.
YOVANY ALAS; 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 December 6, 2016 in Civil Case No. 2013 CA 005053 NC, of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein, WELLS FARGO BANK, NA is the Plaintiff, and LYDIA ALAS; LAKE SARASOTA COMMUNITY ASSOCIATION, INC.; UNKNOWN TENANT #1 N/K/A ANN WEATHERBY; UNKNOWN TENANT #2 N/K/A CHRIS ALAS; 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, Karen E. Rushing will sell to the highest bidder for cash at www.sarasota.realforeclose.com on January 13, 2017 at 9:00 AM the following described real property as set forth in said Final Judgment, to wit: Lot 498, LAKE SARASOTA SUBDIVISION, UNIT 6, AC-

CORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE 87, OF THE PUBLIC RECORDS OF SARASOTA 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.

IMPORTANT
AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an 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 Sarasota County Jury Office, 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.

Dated this 19 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 W. Findley, Esq.
FBN: 160600
Primary E-Mail:
ServiceMail@aldridgepite.com
1175-186
December 23, 30, 2016 16-03855S

SECOND INSERTION

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

CASE NO. 2016 CA 001562 NC
DEUTSCHE BANK NATIONAL
TRUST COMPANY, AS TRUSTEE
FOR SAXON ASSET SECURITIES
TRUST 2007-3, MORTGAGE LOAN
ASSET BACKED CERTIFICATES,
SERIES 2007-3,
Plaintiff, vs.
SANDY CARPENTER, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 06, 2016, and entered in 2016 CA 001562 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SAXON ASSET SECURITIES TRUST 2007-3, MORTGAGE LOAN ASSET BACKED CERTIFICATES, SERIES 2007-3 is the Plaintiff and SANDY CARPENTER are the Defendant(s). Karen Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on January 20, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 1303, LAKE SARASOTA, UNIT NO. 14, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 8, PAGE 95 OF

THE PUBLIC RECORDS OF
SARASOTA COUNTY, FLOR-
IDA.

Property Address: 4039 VANA DRIVE, SARASOTA, FL 34241
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 an 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 Sarasota County Jury Office, 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.

Dated this 16 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
16-006107 - MoP
December 23, 30, 2016 16-03864S

FOURTH INSERTION

NOTICE OF APPLICATION
FOR TAX DEED

Notice is hereby given that CB INTERNATIONAL INVESTMENTS, the holder of the certificate listed below, has filed said certificate for a tax deed to be issued. The certificate number and year of issuance, the description of the property, and the names in which the property is assessed are as follows:

Certificate Number: 6421.000
Year of Issuance: 2010
Tax Deed File #: 16-0832 TD

Description of Property: 0951141213
LOT 13 BLK 1412 28TH ADD TO
PORT CHARLOTTE

Name in which the property is assessed:
NORTH PORT HOLDINGS LLC
All of said property being in the County of Sarasota, State of Florida. Unless the certificate is redeemed according to law, the property described in the certificate will be sold to the highest bidder at the Sarasota County Court House, 2000 Main Street, Historic Courtroom, East Wing, Sarasota, Florida, at 9:00 a.m. on the 10TH day of JANUARY, 2017.

Karen E. Rushing
Clerk Of The Circuit Court
Sarasota County, Florida
By: T. Lake, Deputy Clerk
Publication Dates: DECEMBER 9,
16, 23, 30 2016. 16-03744S

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

CASE NO.: 2014-CA-004331
BANK OF AMERICA, NA,
Plaintiff, v.
MARIE ESTRADA A/K/A
MARCOSA ESTRADA A/K/A
MARCOSA L. ESTRADA A/K/A
MARCOSA L. TORRES, et al,
Defendants.
NOTICE is hereby given that pursuant to the Uniform Final Judgment of Mortgage Foreclosure entered in the cause pending in the Circuit Court of the Twelfth Judicial Circuit, in and for Sarasota County, Florida, Case No. 2014-CA-004331 in which BANK OF AMERICA, NA, is the Plaintiff and

the highest and best bidder for cash at 9:00 a.m. on the 13th day of February, 2017, at www.sarasota.realforeclose.com.
Any person claiming 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 an 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 Sarasota County Jury Office, 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

the highest and best bidder for cash at 9:00 a.m. on the 13th day of February, 2017, at www.sarasota.realforeclose.com.
Any person claiming 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 an 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 Sarasota County Jury Office, 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.
Dated this 15th day of December, 2016
/S/ Jason R. Hawkins
CAMERON H.P. WHITE
Florida Bar No. 021343
cwhite@southmilhausen.com
JASON R. HAWKINS
Florida Bar No. 011925
jhawkins@southmilhausen.com
South Milhausen, P.A.
1000 Legion Place,
Suite 1200
Orlando, Florida 32801
Telephone: (407) 539-1638
Facsimile: (407) 539-2679
Attorneys for Plaintiff
December 23, 30, 2016 16-03821S