

POLK COUNTY LEGAL NOTICES

FIRST INSERTION
NOTICE OF PUBLIC SALE
Notice is hereby given that on 1/20/17 at 10:30 am, the following mobile homes will be sold at public auction pursuant to F.S. 715.109: 1986 PALM #PH063092A & PH063092B. Last tenant: Shirley J Johnson. Sale to be held at Realty Systems- Arizona Inc-4747 SR 33 N, Lakeland, FL 33805, 813-282-6754.
January 6, 13, 2017 17-00004K

FIRST INSERTION
NOTICE OF SALE
Rainbow Title & Lien, Inc. will sell at Public Sale at Auction the following vehicles to satisfy lien pursuant to Chapter 713.78 of the Florida Statutes on January 19, 2017 at 10 A.M.
* AUCTION WILL OCCUR WHERE EACH VEHICLE IS LOCATED *
2003 TOYOTA,
VIN# 2T1KR3E23C043600
2004 FORD,
VIN# 1FTNW21P54EB39772
Located at: P.O. BOX 144, DAVENPORT, FL 33836 Polk
Any person(s) claiming any interest(s) in the above vehicles contact: Rainbow Title & Lien, Inc. (954) 920-6020
* ALL AUCTIONS ARE HELD WITH RESERVE *
Some of the vehicles may have been released prior to auction
LIC # AB-0001256
January 6, 2017 17-00005K

FIRST INSERTION
NOTICE OF SALE
Affordable Secure Self Storage VII
1925 George Jenkins Blvd.
Lakeland, FL 33815
(863)682-2988
Personal property consisting of sofas, TV's, clothes, boxes, household goods and other personal property used in home, office or garage will be sold or otherwise disposed of at public sales on the dates & times indicated below to satisfy Owners Lien for rent & fees due in accordance with Florida Statutes: Self-Storage Act, Sections 83.806 & 83.807. All items or spaces may not be available for sale. Cash or Credit cards only for all purchases & tax resale certificates required, if applicable.
E11 M. JOHNSON
C67 A. LEWIS
C58 M. CAMPBELL
C19 D. CORTEZ
C47 D. CORTEZ
A42 R. DEFIORRE JR.
Units will be listed on www.storagebattles.com
Auction ends on January 27 th , 2017 @11:00 AM or after
January 6, 13, 2017 17-00052K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
Case Number: 16CP-3197
IN RE: ESTATE OF Harry Horst Weihs deceased.
The administration of the estate of Harry Horst Weihs, deceased, Case Number 16CP-3197, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is January 6, 2017.

Michael J. Smith
Personal Representative
Address: 153 Rose Tree Lane
Ft. Mill, SC 29715
MICHAEL H. WILLISON, P.A.
Michael H. Willison, Esquire
114 S. Lake Avenue
Lakeland, Florida 33801
(863) 687-0567
Florida Bar No. 382787
mwillison@mwillison.com
Attorney for Personal Representative
January 6, 13, 2017 17-00037K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 16CP-3197
Division Probate
IN RE: ESTATE OF ROBERT EUGENE PHARIS Deceased.
The administration of the estate of ROBERT EUGENE PHARIS, deceased, whose date of death was October 20, 2016, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. 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 January 6, 2017.

Personal Representative:
Wade Lugene Pharis
P.O. Box 774
Highland City, FL 33846
Attorney for Personal Representative:
Mark E. Clements
Attorney for Personal Representative
Florida Bar Number: 276774
Elder Law Firm of
Clements & Wallace PL
310 East Main Street
Lakeland, FL 33801
Telephone: (863) 687-2287
Fax: (863) 682-7385
E-Mail: mclements@mclements.com
Secondary E-Mail:
jwarc@mclements.com
January 6, 13, 2017 17-00038K

FIRST INSERTION
NOTICE OF SALE
IN THE COUNTY COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO: 2016-CC-1860
HAMPTON HILLS SOUTH HOMEOWNERS ASSOCIATION, INC., a not-for-profit Florida corporation,
Plaintiff, vs.
GUSTAVO MORAN; UNKNOWN SPOUSE OF GUSTAVO MORAN; AND UNKNOWN TENANT(S), Defendants.
NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Polk County, Florida, Stacy Butterfield Clerk of Court, will sell all the property situated in Polk County, Florida described as:

LOT 26, BLOCK 2, HAMPTON HILLS SOUTH PHASE 1, according to the Plat thereof as recorded in Plat Book 132, Page 10, et. seq., of the Public Records of Polk County, Florida, and any subsequent amendments to the aforesaid.
A/K/A 1881 Holton Road, Lakeland, FL 33810

at public sale, to the highest and best bidder, for cash, via the Internet at www.polk.realforeclose.com at 10:00 A.M. on January 31, 2017.

IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDGMENT.

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
By BRANDON K. MULLIS, ESQ.
FBN: 23217
Attorney for Plaintiff
E-Mail:
Service@MankinLawGroup.com
MANKIN LAW GROUP
2535 Landmark Drive, Suite 212
Clearwater, FL 33761
(727) 725-0559
January 6, 13, 2017 17-00039K

FIRST INSERTION
RE-NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.:
2015CA-002244-0000-00
JPMC SPECIALTY MORTGAGE LLC
Plaintiff, vs.
KARELIA SANTANA, et al
Defendant(s)

RE-NOTICE IS HEREBY GIVEN pursuant to an Order Granting Plaintiff's Motion to Cancel Foreclosure Sale filed November 9, 2016 and entered in Case No. 2015CA-002244-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for POLK COUNTY, Florida, wherein JPMC SPECIALTY MORTGAGE LLC, is Plaintiff, and KARELIA SANTANA, et al are Defendants, the clerk, Stacy M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 13 day of February, 2017, the following described property as set forth in said Lis Pendens, to wit:

Lot 74, Spring Pines Unit Number Four, according to the Plat thereof, as recorded in Plat Book 76, Page 7, of the Public Records of Polk County, Florida.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
Dated: January 3, 2017

By: Heather J. Koch
Phelan Hallinan
Diamond & Jones, PLLC
Heather J. Koch, Esq.,
Florida Bar No. 89107
Emilio R. Lenzi, Esq.,
Florida Bar No. 0668273
Phelan Hallinan
Diamond & Jones, PLLC
Attorneys for Plaintiff
2727 West Cypress Creek Road
Ft. Lauderdale, FL 33309
Tel: 954-462-7000
Fax: 954-462-7001
Service by email:
FLService@PhelanHallinan.com
PH # 66206
January 6, 13, 2017 17-00043K

FIRST INSERTION
NOTICE OF SALE
PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 2016CA002822000000
DLJ MORTGAGE CAPITAL, INC., Plaintiff, vs.
RAQUEL MARTINEZ-WILLIS, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 19, 2016, and entered in Case No. 2016CA002822000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which DLJ Mortgage Capital, Inc., is the Plaintiff and Raquel Martinez-Willis, Delmarco Willis, Polk County Clerk of the Circuit Court, Florida, State of Florida, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 2nd day of February, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 67 OF LAKE GIBSON HILLS PHASE 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 75, PAGE(S) 15, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
A/K/A 352 VALLEJO CT, LAKE-LAND, FL 33809

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

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

Dated in Hillsborough County, Florida this 3rd day of January, 2017.
Marisa Zarzeski
Marisa Zarzeski, Esq.
FL Bar # 113441

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
E-Service: servealaw@albertellilaw.com
JR - 16-013320
January 6, 13, 2017 17-00047K

FIRST INSERTION
BEFORE THE FLORIDA PUBLIC SERVICE COMMISSION
NOTICE OF CUSTOMER SERVICE HEARING AND TECHNICAL HEARING
TO
UTILITIES, INC. OF FLORIDA
OFFICE OF PUBLIC COUNSEL
AND
ALL OTHER
INTERESTED PERSONS
DOCKET NO. 160101-WS
APPLICATION FOR INCREASE IN WATER AND WASTEWATER RATES IN CHARLOTTE, HIGHLANDS, LAKE, LEE, MARION, ORANGE, PASCO, PINELLAS, POLK AND SEMINOLE COUNTIES BY UTILITIES, INC. OF FLORIDA
ISSUED JANUARY 6, 2017
NOTICE is hereby given that the Florida Public Service Commission ("Commission") will hold customer service and technical hearings in the above docket on the application for increases/decreases in water and wastewater rates in Charlotte, Highlands, Lake, Lee, Marion, Orange, Pasco, Pinellas, Polk and Seminole Counties by Utilities, Inc. of Florida ("Utility"). Pursuant to Commission Order Nos. PSC-16-0526-PCO-WS, and PSC-16-0526A-PCO-WS the Utility implemented interim rates subject to refund with interest for its Lake Placid, UIF-Marion and UIF-Pasco water and wastewater systems, and its UIF-Pinellas and its UIF-Seminole water systems and its Tierra Verde wastewater system. The final rates and any need for a refund will be determined only after full evidentiary hearings are held on the Utility's rate case application. The customer service hearings will commence at the time and location shown below and will continue until all witnesses have been heard. Members of the public who wish to present testimony are urged to appear promptly at the scheduled customer service hearing time because the hearing may be adjourned early if no witnesses are present to testify.
The date, time and location of the hearings are:
9:30 a.m., Tuesday, January 10, 2017

Summertime Recreational Facility
12005 Paradise Point Way
New Port Richey, FL 34654
6:00 p.m., Tuesday, January 10, 2017
Alice Hall Community Center
38116 5th Avenue
Zephyrhills, FL 33542
9:30 a.m., Wednesday, January 11, 2017
Charlotte Harbor Event Center
75 Taylor Street
Punta Gorda, FL 33950
6:00 p.m., Wednesday, January 11, 2017
Deeann Lakefront Estates Clubhouse
409 Stephen Drive
Lake Placid, FL 33852
9:30 a.m., Wednesday, February 1, 2017
Grand Hall of Pennbrooke Fairways
33825 Pennbrooke Parkway
Leesburg, FL 34748
6:00 p.m., Wednesday, February 1, 2017
Clermont Arts & Recreation Center
3700 S. Highway 27
Clermont, FL 34711
9:30 a.m., Thursday, February 2, 2017
Eastmonte Civic Center
830 Magnolia Drive
Altamonte Springs, FL 32701
6:00 p.m., Thursday, February 2, 2017
Cypress Lakes Clubhouse
10000 U Highway 98 N
Lakeland, FL 32809
Technical Hearing
1:00 p.m., Monday, May 8, 2017
Betty Easley Conference Center
Joseph P. Cresse Hearing Room 148
4075 Esplanade Way
Tallahassee, FL 32399
Tuesday, May 9, 2017, through Friday, May 12, 2017, have also been reserved for continuation of the technical hearing if needed. The starting time of the next day's session will be announced at the conclusion of the prior day. The hearing may be adjourned early if all the testimony is concluded.
CUSTOMER SERVICE HEARINGS
Customers will be given the opportunity to present testimony on the date and times indicated above. Customers' testimony will be a part of the evidence presented in the formal hearing. At the customer service hearings members of the public may present testimony on the issues identified by the parties at the prehearing conference. All witnesses

shall be subject to cross examination at the conclusion of their testimony. All customers wishing to testify are urged to be present at the beginning of the session since the session may be adjourned early if no customers are present.
PURPOSE AND PROCEDURE
The purpose of the customer service and technical hearing shall be to take testimony, including customer testimony, on the Utility's application for changes in water and wastewater rates in Charlotte, Highlands, Lake, Lee, Marion, Orange, Pasco, Pinellas, Polk and Seminole Counties. The procedure at these hearings shall be as follows: Any pending motions will first be addressed at the prehearing conference held on April 4, 2017. All parties shall be given the opportunity to present testimony and other evidence on issues at the technical hearing, commencing at 9:30 a.m. on April 18, 2017.
Any customer comments regarding the Utility's service or the proposed rate increase should be addressed to the Commission Clerk, Office of Commission Clerk, Florida Public Service Commission, 2540 Shumard Oak Boulevard, Tallahassee, Florida 32399-0850, and such comments should identify the docket number assigned to this proceeding.
JURISDICTION
Jurisdiction over this Utility is vested in the Commission by Chapter 367, Florida Statutes. Authority to approve increased rates is governed by Sections 367.081, 367.082, 367.0816, 367.101, and 367.171, Florida Statutes. The provisions of Chapters 25-9, 25-22, 25-30, and 28-106, Florida Administrative Code, are also applicable.
Any person requiring some accommodation at this hearing because of a physical impairment should call the Office of Commission Clerk at (850) 413-6770, at least 48 hours prior to the hearing. Any person who is hearing or speech impaired should contact the Florida Public Service Commission by using the Florida Relay Service, which can be reached at 1-800-955-8771 (TDD).
January 6, 2017 17-00053K


FIRST INSERTION
NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO.
2016CA001937000000
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR THE REGISTERED HOLDERS OF MORGAN STANLEY ABS CAPITAL I INC. TRUST 2007-HE6 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE6, Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CAROL I. SLEETH, DECEASED, et al.
Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 19, 2016, and entered in 2016CA001937000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR THE REGISTERED HOLDERS OF MORGAN STANLEY ABS CAPITAL I INC. TRUST 2007-HE6 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE6 is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CAROL I. SLEETH A/K/A CAROL SLEETH, DECEASED; DOUGLAS SLEETH; CYNTHIA GRONDIN; CAPITAL ONE BANK (USA), N.A. are the Defendant(s). Stacy M. Butterfield as the Clerk of

the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on February 02, 2017, the following described property as set forth in said Final Judgment, to wit:
LOT 13, LESNICK PARK SUB-DIVISION, UNIT # 2, WINTER HAVEN, FLORIDA, AS SHOWN BY MAP OR PLAT THEREOF AS RECORDED IN OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 35 PAGE 21.
Property Address: 803 AVENUE M SE, WINTER HAVEN, FL 33880-4525
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
Dated this 28 day of December, 2016.
By: Thomas Joseph
Thomas Joseph, Esquire
Florida Bar No. 123350
Communication Email:
tjoseph@rasflaw.com
ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
16-030145 - MoP
January 6, 13, 2017 17-00010K

OFFICIAL COURTHOUSE 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

LV10256

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2015CA-000470-0000-00 WELLS FARGO FINANCIAL SYSTEM FLORIDA, INC., Plaintiff, vs. BERGMAN, CYNTHIA et al, Defendant(s).

26 SOUTH, RANGE 25 EAST, POLK COUNTY, FLORIDA; TOGETHER WITH A 1988 SKYL DOUBLEWIDE MOBILE HOME, IDENTIFICATION NOS. 54630271AX AND 54630271BX. 10920 N COMMONWEALTH AVE, POLK CITY, FL 33868 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.

FIRST INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2015CA-000663-0000-00 DIVISION: Section 4 ONEWEST BANK N.A., Plaintiff, vs. WILLIAMS, JACQUELYN et al, Defendant(s).

PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGE 30, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. LESS ROAD RIGHT OF WAY 426 PALMOLA STREET, LAKE-LAND, FL 33803 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.

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2016 CA 000117 DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC 3000 Bayport Drive Suite 880 Tampa, FL 33607 Plaintiff(s), vs. ANTHONY J. SOLIMINE; POLK COUNTY, FLORIDA, CLERK OF COURT; W.S. BADCOCK CORPORATION; Defendant(s).

LAKELAND, FL 33801 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within sixty (60) days after the sale. Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@padgettlaw.net as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties.

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2016 CA 000721 DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC 3000 Bayport Drive Suite 880 Tampa, FL 33607 Plaintiff(s), vs. JOHN HORTON; BOBBY JO HORTON AKA BOBBI JO HORTON; POLK COUNTY, FLORIDA, CLERK OF COURT; Defendant(s).

EAST, POLK COUNTY, FLORIDA. PROPERTY ADDRESS: 1023 JANET DR., LAKELAND, FL 33805 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.

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 53-2016-CA-000929 U.S. BANK NATIONAL ASSOCIATION AS INDENTURE TRUSTEE FOR SPRINGLEAF MORTGAGE LOAN TRUST 2013-2, Plaintiff, vs. ANGELA RODRIGUEZ; CHRISTOPHER KENNEDY AND RICHARD KENNEDY, et al. Defendant(s).

THE WEST 164.98 FEET OF THE SOUTH 264.04 FEET OF THE E 1/4 OF THE SE 1/4 OF THE SW 1/4 OF THE NW 1/4 OF SECTION 14, TOWNSHIP 27 SOUTH, RANGE 23 EAST, POLK COUNTY, FLORIDA, LESS RIGHT OF WAY FOR DUFF ROAD Property Address: 1915 DUFF RD, LAKELAND, FL 33810 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.

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY CIVIL DIVISION Case No. 2012CA-004688-0000-WH Division 16 WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE PRIMESTAR H FUND I TRUST Plaintiff, vs. ANGELINA GARCIA, ASSOCIATION OF POINCIANA VILLAGES, INC., POINCIANA VILLAGE SEVEN ASSOCIATION, INC., UNKNOWN SPOUSE OF ANGELINA GARCIA N/K/A JUAN MOLINA, JANE DOE N/K/A LIZ NAZARIO, AND UNKNOWN TENANTS/OWNERS, Defendants.

INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. and commonly known as: 510 LAKEVIEW DR, KISSIMMEE, FL 34759; including the building, appurtenances, and fixtures located therein, at public sale at 10:00 A.M., on-line at www.polk.realforeclose.com on February 10, 2017, to the highest bidder for cash after giving notice as required by Section 45.031 F.S.

FIRST INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2015CA-003621-0000-00 DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE, IN TRUST FOR REGISTERED HOLDERS OF LONG BEACH MORTGAGE LOAN TRUST 2006-2, ASSET-BACKED CERTIFICATES, SERIES 2006-2, Plaintiff, vs. CLEJUSTE, PAULETTE et al, Defendant(s).

TO THE SOUTHEAST CORNER THEREOF; RUN THENCE NORTHWESTERLY ALONG THE EAST BOUNDARY OF SAID LOT A DISTANCE OF 4 FEET; RUN THENCE WESTERLY A DISTANCE OF 168.95 FEET TO A POINT ON THE WEST BOUNDARY OF SAID LOT WHICH IS 8 FEET NORTHWEST OF THE SOUTHWEST CORNER THEREOF; RUN THENCE SOUTHEAST A DISTANCE OF 8 FEET TO THE POINT OF BEGINNING. 2610 AVE N NW, WINTER HAVEN, FL 33881 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2015CA-004104-0000-00 FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF AMERICA, Plaintiff, vs. JAMES LOWE A/K/A JAMES R. LOWE; LARRY JACKSON, et al. Defendant(s).

erty as set forth in said Final Judgment, to wit: LOTS 8, 9, 10 AND 11 OF HENDERSON'S REPLAT OF THE SOUTH 150 FEET OF J.D. PORTER'S RESUBDIVISION OF BLOCK 8 OF LAKE SHIPP ADDITION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 8, PAGE 16, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 760 ORRIN AVE SW, WINTER HAVEN, FL 33880 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.

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2014CA-003999-0000-00 WELLS FARGO BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR ABFC 2006-OPT3 TRUST, ASSET BACKED FUNDING CORPORATION ASSET-BACKED CERTIFICATES, SERIES 2006-OPT3, Plaintiff, vs. PIER SPENCER A/K/A PIER A. SPENCER, et al. Defendant(s).

March 01, 2017, the following described property as set forth in said Final Judgment, to wit: LOT 43, BLOCK "B", OAK CROSSING PHASE ONE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 129, PAGE 26, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 513 PINTAIL CIRCLE, AUBURNDALE, FL 33823 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

FIRST INSERTION

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

CASE NO. 2016CA002101000000 BANK OF AMERICA, N.A., Plaintiff, vs. HENRY A. PATTERSON, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 31, 2016, and entered in 2016CA002101000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein BANK OF AMERICA, N.A. is the Plaintiff and HENRY A. PATTERSON; ROSIE A. PATTERSON; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 30, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 11, GROVELAND SOUTH, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 66, PAGE 33, OF THE PUBLIC

RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1253 GROVELAND LN., LAKE LAND, FL 33811

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

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

Dated this 27 day of December, 2016.

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

ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
16-035397 - MoP
January 6, 13, 2017 17-00008K

FIRST INSERTION

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

CASE NO. 2016CA000816000000 U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST, Plaintiff, vs. KELLY I. BOLING, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 31, 2016, and entered in 2016CA000816000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST is the Plaintiff and KELLY I. BOLING; THE INDEPENDENT SAVINGS PLAN COMPANY DBA ISPC; REX QUALITY CORPORATION are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 30, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 86 OF CROWN POINTE, PHASE II, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 88, PAGE 44, PUBLIC RECORDS OF POLK

COUNTY, FLORIDA, SECTION 36, TOWNSHIP 29, RANGE 27. Property Address: 721 CAMBRIDGE WAY, LAKE WALES, FL 33853

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

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

Dated this 28 day of December, 2016.

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

ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
16-007445 - MoP
January 6, 13, 2017 17-00012K

FIRST INSERTION

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

CASE NO. 2016CA001235000000 CITIMORTGAGE INC., Plaintiff, vs. AGUSTIN MARTINEZ AND ANTHONY MARQUEZ, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 31, 2016, and entered in 2016CA001235000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein CITIMORTGAGE INC. is the Plaintiff and AGUSTIN MARTINEZ; ANTHONY MARQUEZ; CITIBANK, N.A., SUUCESOR BY MERGER TO CITIBANK, FEDERAL SAVINGS BANK; MAPLE HILL HOMEOWNERS ASSOCIATION OF POLK COUNTY, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 30, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 38, MAPLE HILL PHASE TWO, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK

115, PAGES 49 AND 50, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1460 ANSLEY AVE, BARTOW, FL 33830

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

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

Dated this 28 day of December, 2016.

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

ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
Attorney for Plaintiff
6409 Congress Ave., Suite 100
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Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
16-000074 - MoP
January 6, 13, 2017 17-00014K

FIRST INSERTION

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

CASE NO.: 2016CA002286000000 VANDERBILT MORTGAGE AND FINANCE, INC., A TENNESSEE CORPORATION P.O. Box 9800 Maryville, TN 37802 Plaintiff(s), vs.

ROBERT L. ST. PETER; INTERNATIONAL BASS LAKE RESORT HOMEOWNERS' ASSOCIATION, INC.; THE UNKNOWN TENANT IN POSSESSION OF NKA ROBIN ST. PETER, Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on December 19, 2016, in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 17th day of February, 2017, at 10:00 A.M. on the following described property as set forth in said Final Judgment of Foreclosure, to wit:

LOT 210 OF INTERNATIONAL BASS LAKE RESORT PHASE ONE, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 87, PAGE 16, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH A 1990 (INSTALLED IN 1991) FUQUA MOBILE HOME MODEL PARK 510, VEHICLE IDENTIFICATION NO. FKH361134591,

ALSO TOGETHER WITH AN ADD-A-ROOM, ANY ADDITIONAL STRUCTURE, APURTENANCES AND ROOMS ATTACHED THERETO.

PROPERTY ADDRESS: 50989 HIGHWAY 27 DRIVE, LOT 210, DAVENPORT, FL 33897

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

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

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

Respectfully submitted,
HARRISON SMALBACH, ESQ.
Florida Bar # 116255
TIMOTHY D. PADGETT, P.A.
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
(850) 422-2520 (telephone)
(850) 422-2567 (facsimile)
attorney@padgettlaw.net
Attorney for Plaintiff
TDP File No. 16-000461-3
January 6, 13, 2017 17-00018K

FIRST INSERTION

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

CASE NO. 2016CA001098000000 THE BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS

SUCCESSOR-IN-INTEREST TO ALL PERMITTED SUCCESSORS AND ASSIGNS OF JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR SPECIALTY UNDERWRITING AND RESIDENTIAL FINANCE TRUST MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2005-BC3, Plaintiff, vs. RONALD C. THORNDIKE, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 13, 2016, and entered in Case No. 2016CA001098000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida. THE BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS SUCCESSOR-IN-INTEREST TO ALL PERMITTED SUCCESSORS AND ASSIGNS OF JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR SPECIALTY UNDERWRITING AND RESIDENTIAL FINANCE TRUST MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2005-BC3, is Plaintiff and RONALD C. THORNDIKE; DEBRA TAYLOR N/K/A DEBRA THORNDIKE; CITI-FINANCIAL EQUITY SERVICE, INC., are defendants. Stacy Butterfield, Clerk of Court for POLK, County Florida will sell to the highest and best bidder for cash via the Internet at www.polk.realforeclose.com, at 10:00 a.m., on the 1ST day of FEBRUARY, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 18, BLOCK E, SOUTH FLORIDA HEIGHTS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGE 34, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Morgan E. Long, Esq.
Florida Bar #: 99026
Email: MLong@vanlawfl.com
VAN NESS LAW FIRM, PLC
1239 E. Newport Center Drive,
Suite 110
Deerfield Beach, Florida 33442
Ph: (954) 571-2031
PRIMARY EMAIL:
Pleadings@vanlawfl.com
NS3734-14/to
January 6, 13, 2017 17-00021K

FIRST INSERTION

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

CASE NO.: 2016 CA 000378 DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC Plaintiff(s), vs.

SHANNON MERRILL AKA SHANNON LYNNE MERRILL AKA SHANNON LYNNE ROGGEN; THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF TERESA COOPER, DECEASED; IMPERIALAKES MASTER ASSOCIATION, INC.; PINE RUN OWNERS ASSOCIATIONS, INC.; FLORIDA HOUSING FINANCE CORPORATION; THE UNKNOWN TENANT IN POSSESSION OF 1963 RYAN RD., MULBERRY, FL 33860, Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on December 19, 2016, in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 17th day of February, 2017, at 10:00 A.M. on the following described property as set forth in said Final Judgment of Foreclosure, to wit:

LOT 16 OF PINE RUN IMPERIALAKES, PHASE ONE, SECTION SEVEN, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK

69, PAGE 7 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

PROPERTY ADDRESS: 1963 RYAN RD., MULBERRY, FL 33860

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

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

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

Respectfully submitted,
HARRISON SMALBACH, ESQ.
Florida Bar # 116255
TIMOTHY D. PADGETT, P.A.
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
(850) 422-2520 (telephone)
(850) 422-2567 (facsimile)
attorney@padgettlaw.net
Attorney for Plaintiff
TDP File No. 15-002635-1
January 6, 13, 2017 17-00019K

FIRST INSERTION

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

CASE NO. 2016CA001855000000 NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GUADALUPE RODRIGUEZ, DECEASED., et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 31, 2016, and entered in 2016CA001855000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GUADALUPE RODRIGUEZ, DECEASED.; ROBERT GUERRA; RIGOBERTO GUERRA; ORLANDO GUERRA; RODNEY RODRIGUEZ; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for

cash at www.polk.realforeclose.com, at 10:00 AM, on January 30, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 128, WHEELER HEIGHTS, UNIT NO.3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 63, PAGE 4, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

Property Address: 4314 CAROLYN WAY, BARTOW, FL 33830

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

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

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

ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
16-015965 - MoP
January 6, 13, 2017 17-00011K

FIRST INSERTION

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

CASE NO.: 2016CA002434000000 BANK OF AMERICA, N.A., Plaintiff, vs. MAYNARD GATLIN; 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 27, 2016 in Civil Case No. 2016CA002434000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, BANK OF AMERICA, N.A. is the Plaintiff, and MAYNARD GATLIN; GINA GATLIN; JOHN R. LONG; JULIE PIZANO LONG; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on January 25, 2017 at 10:00 AM the following described real property as set forth in said Final Judgment, to wit:

THE WEST 298.00 FEET OF THE SOUTH 255.00 FEET OF THE NORTH 285.00 FEET OF THE EAST 528 FEET, OF THE N 1/2 OF NW 1/4 OF SW 1/4, SECTION 17, TOWNSHIP 30 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA.
TOGETHER WITH AN INGRESS AND EGRESS EASEMENT

OVER THE NORTH 30.00 FEET OF THE N 1/2 OF THE NW 1/4 OF SW 1/4 OF SAID SECTION 17, LESS EAST 230 FEET AND LESS THE WEST 680 FEET.

ALONG WITH 1998 SHAD MOBILE HOME ID# FLA14613616A, TITLE # 77338438, REAL PROPERTY DECAL # 12135300 AND ID# FLA14613616B TITLE # 77338437, REAL PROPERTY DECAL # 12135301

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

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

Dated this 30 day of December, 2016.
By: Susan Sparks -
FBN 33626
for Susan W. Findley, Esq.
FBN: 160600
Primary E-Mail:
ServiceMail@aldridgepite.com
ALDRIDGE | PITE, LLP
Attorney for Plaintiff
1615 South Congress Avenue
Suite 200
Delray Beach, FL 33445
Telephone: (844) 470-8804
Facsimile: (561) 392-6965
1092-8325B
January 6, 13, 2017 17-00044K

FIRST INSERTION

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

CASE NO.: 2016CA002651000000 MIDFIRST BANK, Plaintiff, vs. PHILLIP E. WOODS; 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 13, 2016 in Civil Case No. 2016CA002651000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, MIDFIRST BANK is the Plaintiff, and PHILLIP E. WOODS; SHARON D. WOODS; UNKNOWN TENANT 1 N/K/A QUINTARIA WOODS; UNKNOWN TENANT 2 N/K/A PHILLIP WOODS, JR; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on January 27, 2017 at 10:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 23, OF COUNTRY VIEW ESTATES, ACCORDING TO THE PLAT THEREOF, RE-

CORDED IN PLAT BOOK 83, PAGES 8, 9, 10, AND 11 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

WITH THAT CERTAIN MOBILE HOME DESCRIBED AS A: 1991 GLEN. ID NO. 10L22015U. TITLE NO. 61087620 AND ID NO. 10L22015X, TITLE NO. 61087622.

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

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

Dated this 30 day of December, 2016.
By: Susan Sparks -
FBN 33626
for Susan W. Findley, Esq.
FBN: 160600
Primary E-Mail:
ServiceMail@aldridgepite.com
ALDRIDGE | PITE, LLP
Attorney for Plaintiff
1615 South Congress Avenue
Suite 200
Delray Beach, FL 33445
Telephone: (844) 470-8804
Facsimile: (561) 392-6965
1485-079B
January 6, 13, 2017 17-00046K

FIRST INSERTION

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

CASE NO. 53-2016-CA-001741 NATIONSTAR MORTGAGE LLC, Plaintiff, vs. GREGORIO GARCIA, JR. AND AIDA E. GARCIA, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 31, 2016, and entered in 53-2016-CA-001741 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein NATIONSTAR MORTGAGE LLC is the Plaintiff and GREGORIO GARCIA, JR.; AIDA E. GARCIA; CENTRAL POINTE HOMEOWNERS ASSOCIATION, INC. are the Defendant(s).

LOT 7, CENTRAL POINTE, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 144, PAGES 9 THROUGH 11, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 1428 WALLACE MANOR PASS, WINTER HAVEN, FL 33880 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

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

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

ROBERTSON, ANSCHUTZ & SCHNEID, P.L. Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: mail@rasflaw.com 15-034231 - MoP January 6, 13, 2017 17-00009K

FIRST INSERTION

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

CASE NO. 2015CA-004536-0000-00 CALIBER HOME LOANS INC., Plaintiff, vs. BEN J. RYBURN AND CANDACE D. RYBURN AND CANDACE D. RYBURN et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 31, 2016, and entered in 2015CA-004536-0000-00 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein CALIBER HOME LOANS INC. is the Plaintiff and BEN J. RYBURN; CANDACE D. RYBURN are the Defendant(s).

LOT 11, BLOCK 1, BILTMORE PARK, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGE 41, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 1030 E. WALNUT ST, LAKE LAND, FL 33801 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

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

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

ROBERTSON, ANSCHUTZ & SCHNEID, P.L. Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: mail@rasflaw.com 15-073141 - MoP January 6, 13, 2017 17-00015K

FIRST INSERTION

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

CASE NO.: 2016CA002032000000 PHH MORTGAGE CORPORATION Plaintiff, vs. WILLIAM C. MILLER A/K/A WILLIAM MILLER, et al Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated December 09, 2016, and entered in Case No. 2016CA002032000000 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein PHH MORTGAGE CORPORATION is Plaintiff, and WILLIAM C. MILLER A/K/A WILLIAM MILLER, et al are Defendants, the clerk, Stacey M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 07 day of February, 2017, the following described property as set forth in said Final Judgment, to wit:

The East 177 feet of the West 233 feet of the South 660 feet of the Northeast 1/4 of the Northwest 1/4 of Section 22, Township 31 South, Range 26 East, Polk County, Florida, LESS the South 30 feet for road right-of-way.

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

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

Dated: December 28, 2016 By: Heather J. Koch Phelan Hallinan Diamond & Jones, PLLC Heather J. Koch, Esq., Florida Bar No. 89107 Emilio R. Lenzi, Esq., Florida Bar No. 0668273

Phelan Hallinan Diamond & Jones, PLLC Attorneys for Plaintiff 2727 West Cypress Creek Road Ft. Lauderdale, FL 33309 Tel: 954-462-7000 Fax: 954-462-7001 Service by email: FL.Service@PhelanHallinan.com PH # 63968 January 6, 13, 2017 17-00023K

FIRST INSERTION

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

CASE NO. 2016CA003857000000 ESTATES OF AUBURNDALE HOMEOWNERS ASSOCIATION, INC., a Florida non-profit Corporation, Plaintiff, vs. JOHN L JOSEPH, et al, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated December 28, 2016 in Case No. 2016CA003857000000 in the Circuit Court in and for Polk County, Florida wherein ESTATES OF AUBURNDALE HOMEOWNERS ASSOCIATION, INC., a Florida non-profit Corporation, is Plaintiff, and JOHN L JOSEPH, et al, is the Defendant, I will sell to the highest and best bidder for cash at: 10:00 A.M. (Eastern Time) on February 13, 2017. www.polk.realforeclose.com the Clerk's website for online auctions after first given notice as required by Section 45.031, Florida Statutes, the following described real property as set forth in the Final Judgment, to wit:

LOT 111, ESTATES OF AUBURNDALE, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 127, PAGE 26-29, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

More commonly known as: 344 MAGNETTA LOOP, AUBURNDALE, FL 33823. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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

Dated: January 3, 2017 By: Jared Block Jared Block, Esq. Florida Bar No. 90297 Email: jared@flclg.com

FLORIDA COMMUNITY LAW GROUP, P.L. Attorneys for Plaintiff 1855 Griffin Road, Suite A-423 Dania Beach, FL 33004 Tel: (954) 372-5298 Fax: (866) 424-5348 January 6, 13, 2017 17-00024K

FIRST INSERTION

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

CASE NO. 2015CA003270000000 SELENE FINANCE LP; Plaintiff, vs. BERNITA K. HOUSE A/K/A BERNITA KAREN HOUSE, ET.AL; Defendants

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated December 8, 2016, in the above-styled cause, The Clerk of Court will sell to the highest and best bidder for cash at http://www.polk.realforeclose.com, on January 24, 2017 at 10:00 am the following described property: LOT 453, LAKE PIERCE RANCHETTES FOURTH ADDITION, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 80, PAGE 22 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

TOGETHER WITH THAT 1997 PALM HARBOR HOMES INC. MOBILE HOME WITH VIN # PH099606AFL, TITLE # 75051658 AND VIN # PH099606BFL, TITLE # 75051659. Property Address: 3132 FAST TROT TRL, LAKE WALES, FL 33853

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

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

WITNESS my hand on December 28, 2016. Keith Lehman, Esq. FBN. 85111

Attorneys for Plaintiff Marinosci Law Group, P.C. 100 West Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309 Phone: (954)-644-8704; Fax (954) 772-9601 ServiceFL@mlg-defaultlaw.com ServiceFL2@mlg-defaultlaw.com 15-08776-FC January 6, 13, 2017 17-00028K

FIRST INSERTION

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

CASE NO. 2016CA001538000000 BANK OF AMERICA, N.A.; Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LAWRENCE E. MCCLURE, DECEASED, ET.AL; Defendants

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated October 27, 2016, in the above-styled cause, The Clerk of Court will sell to the highest and best bidder for cash at http://www.polk.realforeclose.com, on January 25, 2017 at 10:00 am the following described property: LOT 11, MT. OLIVE SHORES PHASE 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 89, PAGE 35 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

TOGETHER WITH 1992 CHATEAU MFG. CO., INC. VIN# S CH12685A AND CH12685B. Property Address: 5009 MT OLIVE SHORES DR, POLK CITY, FL 33868

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

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

WITNESS my hand on December 28, 2016. Keith Lehman, Esq. FBN. 85111

Attorneys for Plaintiff Marinosci Law Group, P.C. 100 West Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309 Phone: (954)-644-8704; Fax (954) 772-9601 ServiceFL@mlg-defaultlaw.com ServiceFL2@mlg-defaultlaw.com 16-00915-FC January 6, 13, 2017 17-00029K

FIRST INSERTION

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

CASE NO. 2016CA001093000000 DITECH FINANCIAL LLC, Plaintiff, vs. SUSAN L. ALLEN AND JAMES O. ALLEN, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 15, 2016, and entered in 2016CA001093000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein DITECH FINANCIAL LLC is the Plaintiff and SUSAN L. ALLEN; JAMES O. ALLEN are the Defendant(s).

LOTS 16 AND 17, BLOCK 9, MAP OF SECOND UNIT OF RIDGE MANOR, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGE 16, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, LESS AND EXCEPT THAT PART OF LOT 16, BLOCK 9, OF RIDGE MANOR, SECOND UNIT, ACCORDING TO THE PLAT THERE OF RECORDED IN PLAT BOOK 19, PAGE 16, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

BEGIN AT THE COMMON CORNER BETWEEN LOTS 15 AND 16 OF SAID BLOCK 9, SAID CORNER BEING THE WESTERLY MOST CORNER OF SAID LOT 16, RUN THENCE SOUTHEASTERLY ALONG THE LINE DIVIDING SAID LOTS 15 AND 16 A DISTANCE OF 71.2 FEET TO THE NORTHWEST CORNER OF LOT 14 OF SAID BLOCK 9, RUN THENCE EAST ALONG THE DIVIDING LINE BETWEEN LOTS 13, 14 AND 16 OF BLOCK 9 A DISTANCE OF 111.0 FEET TO THE

FIRST INSERTION

NORTHEAST CORNER OF SAID LOT 13, RUN THENCE NORTHERLY ALONG THE DIVIDING LINE BETWEEN LOTS 12 AND 16 OF SAID BLOCK 9 A DISTANCE OF 41.5 FEET, MORE OR LESS, TO A POINT ON A LINE 5.0 FEET MEASURED AT RIGHT ANGLES FROM ANGLES FROM THE NORTHEASTERLY LINE OF SAID LOT 16, RUN THENCE IN A NORTHWESTERLY DIRECTION 5.0 FEET FROM AND PARALLEL TO THE DIVIDING LINE BETWEEN LOTS 16 AND 17 OF SAID BLOCK 9, A DISTANCE OF 138.6 FEET, MORE OR LESS, TO THE INTERSECTION WITH THE WESTERLY LINE OF SAID LOT 16, RUN THENCE SOUTHWESTERLY ALONG THE WESTERLY LINE OF SAID LOT 16, A DISTANCE OF 70.0 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

Property Address: 931 DUNKIRK PLACE, LAKE WALES, FL 33853 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

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

Dated this 3 day of January, 2017. By: Thomas Joseph Thomas Joseph, Esquire Florida Bar No. 123350 Communication Email: tjoseph@rasflaw.com

ROBERTSON, ANSCHUTZ & SCHNEID, P.L. Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: mail@rasflaw.com 15-061676 - MoP January 6, 13, 2017 17-00042K

FIRST INSERTION

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

CASE NO. 53-2016-CA-000444 NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY; Plaintiff, vs. ARTHUR F. GILMORE, NORINE D. GILMORE, ET.AL; Defendants

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated September 26, 2016, in the above-styled cause, The Clerk of Court will sell to the highest and best bidder for cash at http://www.polk.realforeclose.com, on January 24, 2017 at 10:00 am the following described property: LOT 2, LEXINGTON GREE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 86, PAGE 34, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 851 LAMP POST LANE, LAKE LAND, FL 33809 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. WITNESS my hand on December 28, 2016. Keith Lehman, Esq. FBN. 85111

Attorneys for Plaintiff Marinosci Law Group, P.C. 100 West Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309 Phone: (954)-644-8704; Fax (954) 772-9601 ServiceFL@mlg-defaultlaw.com ServiceFL2@mlg-defaultlaw.com 15-16428-FC January 6, 13, 2017 17-00027K

FIRST INSERTION

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

CASE NO.: 2015CC-001235-0000-00 WATER RIDGE HOMEOWNERS' ASSOCIATION, INC. Plaintiff, vs. PEAS, LLC, Defendant

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 22, 2016 entered in Civil Case No.: 2015CC-001235-0000-00 of the County Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein WATER RIDGE HOMEOWNERS' ASSOCIATION, INC. is Plaintiff and PEAS, LLC is Defendant. The Polk County Clerk of County Court shall sell the property at public sale on January 26, 2017, by electronic sale beginning at 10:00 a.m. Eastern Time on www.polk.realforeclose.com to the highest bidder for cash in accordance with Chapter 45, Florida Statutes, the following described property located in Polk County, Florida, as set forth in said Final Judgment of Foreclosure, to wit:

Lot 291, Water Ridge Subdivision, according to the Plat thereof as recorded in Plat Book 133, Page(s) 24 through 35, as recorded in the Public Records of Polk County, Florida.

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

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

D. Kim Radcliffe Florida Bar No.: 0083135 HENDRY, STONER, & BROWN, PA. 20 N. Orange Avenue, Suite 600 Orlando, FL 32801 Phone: (407) 843-5880 Fax: (407) 425-7905 E-mail: kradcliffe@lawforflorida.com msoliman@lawforflorida.com Attorney for Plaintiff January 6, 13, 2017 17-00033K

FIRST INSERTION

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

CASE NO.: 2015CC-001228-0000-00 WATER RIDGE HOMEOWNERS' ASSOCIATION, INC. Plaintiff, vs. THOMAS V. LONGO, Defendant

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 22, 2016 entered in Civil Case No.: 2015CC-001228-0000-00 of the County Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein WATER RIDGE HOMEOWNERS' ASSOCIATION, INC. is Plaintiff and THOMAS V. LONGO is Defendant. The Polk County Clerk of County Court shall sell the property at public sale on January 26, 2017, by electronic sale beginning at 10:00 a.m. Eastern Time on www.polk.realforeclose.com to the highest bidder for cash in accordance with Chapter 45, Florida Statutes, the following described property located in Polk County, Florida, as set forth in said Final Judgment of Foreclosure, to wit:

Lot 224, Water Ridge Subdivision, according to the Plat thereof as recorded in Plat Book 133, Page(s) 24 through 35, as recorded in the Public Records of Polk County, Florida.

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

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

D. Kim Radcliffe Florida Bar No.: 0083135 HENDRY, STONER, & BROWN, PA. 20 N. Orange Avenue, Suite 600 Orlando, FL 32801 Phone: (407) 843-5880 Fax: (407) 425-7905 E-mail: kradcliffe@lawforflorida.com msoliman@lawforflorida.com Attorney for Plaintiff January 6, 13, 2017 17-00034K

FIRST INSERTION

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

CASE NO.: 2015CC-001232-0000-00 WATER RIDGE HOMEOWNERS' ASSOCIATION, INC. Plaintiff, vs. BUNGALOW REALTY, INC., Defendant

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 22, 2016 entered in Civil Case No.: 2015CC-001232-0000-00 of the County Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein WATER RIDGE HOMEOWNERS' ASSOCIATION, INC. is Plaintiff and BUNGALOW REALTY, INC. is Defendant. The Polk County Clerk of County Court shall sell the property at public sale on January 26, 2017, by electronic sale beginning at 10:00 a.m. Eastern Time on www.polk.realforeclose.com to the highest bidder for cash in accordance with Chapter 45, Florida Statutes, the following described property located in Polk County, Florida, as set forth in said Final Judgment of Foreclosure, to wit:

Lot 222, Water Ridge Subdivision Phase II, according to the Plat thereof as recorded in Plat Book 137, Page 46, as recorded in the Public Records of Polk County, Florida.

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

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

D. Kim Radcliffe Florida Bar No.: 0083135 HENDRY, STONER, & BROWN, PA. 20 N. Orange Avenue, Suite 600 Orlando, FL 32801 Phone: (407) 843-5880 Fax: (407) 425-7905 E-mail: kradcliffe@lawforflorida.com msoliman@lawforflorida.com Attorney for Plaintiff January 6, 13, 2017 17-00035K

FIRST INSERTION

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

CASE NO. 2016CA001871000000 DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC, Plaintiff, vs. GERALDINE I. GOW, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 31, 2016, and entered in 2016CA001871000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC is the Plaintiff and GERALDINE I. GOW; UNKNOWN SPOUSE OF GERALDINE I. GOW; CHURCH SQUARE HOMEOWNERS' ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 30, 2017, the following described property as set forth in said Final Judgment, to wit: CHURCH SQUARE, UNIT A-1, BEING LEGALLY DESCRIBED AS FOLLOWS: THE EAST 107.50 FEET OF THE SOUTH 79.70 FEET OF LOT 10, BLOCK 330, INDIAN LAKE ESTATES, UNIT NO. 10, ACCORDING TO MAP OR PLAT THERE-

OF, AS RECORDED IN PLAT BOOK 40, PAGE 14, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 6990 ORLANDO DR A, INDIAN LAKE ESTATES, FL 33855

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

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

Dated this 28 day of December, 2016.

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

ROBERTSON, ANSCHUTZ & SCHNEID, P.L. Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
16-004338 - MoP
January 6, 13, 2017 17-00013K

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.

2014CA-003669-0000-00 BAYVIEW LOAN SERVICING, LLC, A DELAWARE LIMITED LIABILITY COMPANY, Plaintiff, vs. THOMAS LANGFORD; PAMELA LANGFORD, et al. Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 3, 2016, and entered in Case No. 2014CA-003669-0000-00, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida. BAYVIEW LOAN SERVICING, LLC, A DELAWARE LIMITED LIABILITY COMPANY, is Plaintiff and THOMAS A. LANGFORD; PAMELA LANGFORD; OFFICE OF THE ATTORNEY GENERAL FOR THE STATE OF FLORIDA, BUREAU OF VICTIM COMPENSATION; MIDFLORIDA FEDERAL CREDIT UNION; CAPITAL ONE BANK (USA), N.A.; CLERK OF THE COURT OF POLK COUNTY, FLORIDA; CAROLE DORR, are defendants. Stacy Butterfield, Clerk of Court for POLK, County Florida will sell to the highest and best bidder for cash via the Internet at www.polk.realforeclose.com, at 10:00 a.m., on the 1ST day of FEBRUARY, 2017, the fol-

lowing described property as set forth in said Final Judgment, to wit: THE EAST 55 FEET OF LOT 32 AND THE WEST 10 FEET OF LOT 31, MEDULLA GARDENS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 41, PAGE 47, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Morgan E. Long, Esq.
Florida Bar #: 99026

Email: MLong@vanlawfl.com
VAN NESS LAW FIRM, PLC
1239 E. Newport Center Drive,
Suite 110
Deerfield Beach, Florida 33442
Ph: (954) 571-2031
PRIMARY EMAIL:
Pleadings@vanlawfl.com
BF3183-14/to
January 6, 13, 2017 17-00020K

FIRST INSERTION

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

CASE NO.: 2016CA001624000000 JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs. RIOS, DORIS et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated August 29, 2016, and entered in Case No. 2016CA001624000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which JPMorgan Chase Bank, National Association, is the Plaintiff and Association of Poinciana Villages, Inc., Doris Rios, Marisol Roman, Poinciana Village Three Association, Inc., Unknown Party #1 nka Oscar Cuevas, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 27th day of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure: LOT 19, BLOCK 50, VILLAGE 3, NEIGHBORHOOD 1, CYPRESS POINT- 2, POINCIANA

SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 59, PAGE 45, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. 713 GREEN CT., KISSIMMEE, FL 34759-4117

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

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

Dated in Hillsborough County, Florida, this 27th day of December, 2016.

Aleisha Hodo
Aleisha Hodo, Esq.
FL Bar # 109121

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
AH-13-114950
January 6, 13, 2017 17-00025K

FIRST INSERTION

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

CASE NO. 2016CA-001114-0000-00 HSBC BANK USA NATIONAL ASSOCIATION AS TRUSTEE FOR DEUTSCHE ALT-A SECURITIES INC. MORTGAGE LOAN TRUST SERIES 2006-OA1 MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-OA1, Plaintiff, vs. DAVID OWENS; et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 25, 2016, and entered in 2016CA-001114-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein HSBC BANK USA NATIONAL ASSOCIATION AS TRUSTEE FOR DEUTSCHE ALT-A SECURITIES INC. MORTGAGE LOAN TRUST SERIES 2006-OA1 MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-OA1 is the Plaintiff and DAVID OWENS; LOIS A. OWENS A/K/A LOIS OWENS; DANIEL OWENS; CITY OF HAINES CITY, FLORIDA; SOUTHERN DUNES MASTER COMMUNITY ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 24, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 156, KOKOMO BAY PHASE TWO, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 122, PAGES 3 AND 4, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 2925 KOKOMO LOOP, HAINES CITY, FL 33844-0000

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

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

Dated this 29 day of December, 2016.

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

ROBERTSON, ANSCHUTZ & SCHNEID, P.L. Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
15-083856 - AnO
January 6, 13, 2017 17-00022K

FIRST INSERTION

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

CASE NO.: 53-2016-CA-001199 JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs. LARRY BURNSIDE, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated December 21, 2016, and entered in Case No. 53-2016-CA-001199 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which JPMorgan Chase Bank, National Association, is the Plaintiff and Larry Burnside, Patricia A. Burnside aka Patricia Burnside, Unknown Party #1 n/k/a Regina Burnside, Polk County, Polk County Clerk of the Circuit Court, State of Florida, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 25th day of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 10 AND THE NORTH ONE HALF AND THE WEST 21.8 FEET OF THE SOUTH ONE HALF OF LOT 11 AND THE WEST 21.8 FEET OF LOT 12, BLOCK 1, BON AIR BEACH, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORD-

FIRST INSERTION

ED IN PLAT BOOK 7, PAGE 6, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, LESS ADDITIONAL RIGHT OF WAY FOR LAKE PARKER DRIVE, AND LESS THAT PART LYING EAST OF LAKE PARKER DRIVE. A/K/A 1108 LAKESHORE DR, LAKELAND, FL 33805

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

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

Dated in Hillsborough County, Florida this 30th day of December, 2016.

Andrea Alles
Andrea Alles, Esq.
FL Bar # 114757

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
JR - 14-168024
January 6, 13, 2017 17-00026K

FIRST INSERTION

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

CASE NO. 2012CA-001489-0000-00 DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-R2, Plaintiff, vs. ASHRAF ALI AND BESSIE L. STONE, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 20, 2016, and entered in 2012CA-001489-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-R2 is the Plaintiff and BESSIE L. STONE; ASHRAF ALI; ASSOCIATION OF POINCIANA VILLAGES, INC.; POINCIANA VILLAGE THREE ASSOCIATION, INC.; UNKNOWN SPOUSE OF ASHRAF ALI are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on March 28, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 1, BLOCK 6, VILLAGE 3 NEIGHBORHOOD 1 POINCIANA SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 52, PAGE 8, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 454 BALL COURT, KISSIMMEE, FL 34759

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

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

Dated this 30 day of December, 2016.

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

ROBERTSON, ANSCHUTZ & SCHNEID, P.L. Attorney for Plaintiff
6409 Congress Ave., Suite 100
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Service Email: mail@rasflaw.com
11-17517 - MoP
January 6, 13, 2017 17-00040K

FIRST INSERTION

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

CASE NO.: 2015CA002071000000 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST INC. MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2004-NCM1, Plaintiff, vs. LISA D. ST. JOHN; et al., Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on September 26, 2016 in Civil Case No. 2015CA002071000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST INC. MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2004-NCM1 is the Plaintiff, and LISA D. ST. JOHN; SANDY COVE OF LAKELAND A CONDOMINIUM, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on January 24, 2017 at 10:00 AM the following described real property as set forth in said Final Judgment, to wit: UNIT 6, PARCEL H, OF THE PLOT PLAN OF SANDY COVE OF LAKELAND, ADDITION NO. 1, A CONDOMINIUM INC., ACCORDING TO THE PLAT THEREOF RECORDED IN

CONDOMINIUM BOOK J, PAGE 1, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, AND BEING FURTHER DESCRIBED IN THAT CERTAIN DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORD BOOK 1594, PAGES 1792 THROUGH 1871, INCLUSIVE AND AMENDMENT TO SAID DECLARATION RECORDED IN OFFICIAL RECORD BOOK 1720, PAGES 1697 THROUGH 1701 INCLUSIVE, OF SAID PUBLIC RECORDS; SAID CONDOMINIUM LYING IN AND BEING A PART OF SECTION 30, TOWNSHIP 27 SOUTH, RANGE 24 EAST, POLK COUNTY, FLORIDA.

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

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

Dated this 29 day of December, 2016.

By: Susan Sparks -
FBN 33626
for Susan W. Findley, Esq.
FBN: 160600
Primary E-Mail:
ServiceMail@aldridgepите.com

ALDRIDGE | PITE, LLP
Attorney for Plaintiff
1615 South Congress Avenue Suite 200
Delray Beach, FL 33445
Telephone: (844) 470-8804
Facsimile: (561) 392-6965
1221-11945B
January 6, 13, 2017 17-00032K

FIRST INSERTION

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

CASE NO.: 2016CA002976 DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC, Plaintiff, vs. HAUSER, JANET et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 19, 2016, and entered in Case No. 2016CA002976 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Ditech Financial LLC F/K/A Green Tree Servicing LLC, is the Plaintiff and Bank of America, N.A., Janet Hauser aka Janet E. Hauser, Scott's Service, Inc. dba Scotts One Hour Air, Timberlane Association, Inc., are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 2nd day of February, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 54 AND 55 OF AN UNRECORDED PLAT OF THE SUBDIVISION OF A PART OF ACRES LOT "A" OF TIMBERLANE, AS RECORDED IN PLAT BOOK 42, PAGE 6, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: LOT 54: BEGINNING AT A POINT 63.18 FEET NORTH AND 27.03 FEET WEST OF THE SOUTHEAST CORNER OF U.S. LOT 3, SECTION 7, TOWNSHIP 29 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, THENCE NORTH 49 DEGREES 01 MINUTES WEST 100 FEET, THENCE NORTH 40 DEGREES 59 MINUTES EAST, 154.42 FEET,

FIRST INSERTION

THENCE SOUTH 49 DEGREES 24 MINUTES EAST 100 FEET, THENCE SOUTH 40 DEGREES 59 MINUTES WEST 157.09 FEET TO THE POINT OF BEGINNING. LOT 55: BEGINNING AT A POINT 128.76 FEET NORTH AND 102.52 FEET WEST OF THE SOUTHEAST CORNER OF U.S. LOT 3, SECTION 7, TOWNSHIP 29 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, THENCE NORTH 49 DEGREES 01 MINUTES WEST 100 FEET, THENCE NORTH 40 DEGREES 59 MINUTES EAST, 155.75 FEET, THENCE SOUTH 49 DEGREES 24' EAST 100 FEET, THENCE SOUTH 40 DEGREES 59 MINUTES WEST 154.42 FEET TO THE POINT OF BEGINNING. 5412 TIMBERLANE RD, LAKE WALES, FL 33898

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

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

Dated in Hillsborough County, Florida this 3rd day of January, 2017.

Aleisha Hodo
Aleisha Hodo, Esq.
FL Bar # 109121

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
AH-16-018410
January 6, 13, 2017 17-00048K

SAVE TIME

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legal@businessobserverfl.com



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Collier County
Charlotte County

Wednesday 2PM Deadline • Friday Publication

Business Observer

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.:

2009CA0134660000WH
BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING LP,
Plaintiff, vs.
ANDRES ALVARADO; 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 26, 2015 in Civil Case No. 2009CA0134660000WH, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, BAC HOME LOANS SERVICING, LP F/K/A COUNTRYWIDE HOME LOANS SERVICING LP is the Plaintiff, and ANDRES ALVARADO; SONIA M. SARMIENTO A/K/A SONIA SARMIENTO; SUNDANCE MASTER HOMEOWNERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on January 19, 2017 at 10:00 AM the following described real property as

set forth in said Final Judgment, to wit: LOT 69, OF FESTIVAL POINTE AT SUNDANCE PHASE ONE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 137, PAGE(S) 5, 6 AND 7, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Dated this 29 day of December, 2016.
By: Susan Sparks - FBN 33626
for Susan W. Findley, Esq. FBN: 160600
Primary E-Mail: ServiceMail@aldridgepите.com
ALDRIDGE | PITE, LLP
Attorney for Plaintiff
1615 South Congress Avenue, Suite 200
Delray Beach, FL 33445
Telephone: (844) 470-8804
Facsimile: (561) 392-6965
1092-8565B
January 6, 13, 2017 17-00030K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.:

2016CA002022000000
OCWEN LOAN SERVICING, LLC,
Plaintiff, vs.
CHERYL S. HOWARD AKA
CHERYL S. SHEARL AKA CHERYL SHEARL; et al.,
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on September 22, 2016 in Civil Case No. 2016CA002022000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, OCWEN LOAN SERVICING, LLC is the Plaintiff, and CHERYL S. HOWARD AKA CHERYL S. SHEARL AKA CHERYL SHEARL; EDWARD S. HOWARD; UNKNOWN SPOUSE CHERYL S. HOWARD AKA CHERYL S. SHEARL AKA CHERYL SHEARL; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on January 20, 2017 at 10:00 AM the following described real property as set forth in said Final Judgment, to wit:

LOT 1, SUNRISE PROPERTIES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 84, AT PAGE 41, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
TOGETHER WITH 1998 CRES, VIN # FLA14613279A AND FLA14613279B
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
Dated this 29 day of December, 2016.
By: Susan Sparks - FBN 33626
for Susan W. Findley, Esq. FBN: 160600
Primary E-Mail: ServiceMail@aldridgepите.com
ALDRIDGE | PITE, LLP
Attorney for Plaintiff
1615 South Congress Avenue, Suite 200
Delray Beach, FL 33445
Telephone: (844) 470-8804
Facsimile: (561) 392-6965
1221-14176B
January 6, 13, 2017 17-00031K

Florida at 10:00am EST on the 3rd day of February, 2017, the following described property as set forth in said Final Judgment of Foreclosure: LOT 1, SOLIVITA-PHASE IVC SECTION 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 124, AT PAGES 15-18, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
1232 GLENDORA ROAD, POINCIANA, FL 34759
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
Dated in Hillsborough County, Florida this 3rd day of January, 2017.
Christopher Shaw
Christopher Shaw, Esq.
FL Bar # 84675
Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
AH-13-114922
January 6, 13, 2017 17-00049K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.:

2015CA002569000000
WELLS FARGO BANK, N.A.,
Plaintiff, vs.
BEATRIZ WEISS A/K/A BEATRIZ M. WEISS; 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 27, 2016 in Civil Case No. 2015CA002569000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, WELLS FARGO BANK, N.A. is the Plaintiff, and BEATRIZ WEISS A/K/A BEATRIZ M. WEISS; OAKBRIDGE OWNERS ASSOCIATION NO. TWO, INC.; UNITED STATES OF AMERICA DEPARTMENT OF THE TREASURY - INTERNAL REVENUE SERVICE; JPMORGAN CHASE BANK NA; RICHARD I WEISS; FROST TAMAYO SESSUMS & ARANDA PA; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on January 25, 2017 at 10:00 AM

the following described real property as set forth in said Final Judgment, to wit: LOT 29, OF TURNBERRY, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 110, PAGE 40, AND 41 PUBLIC RECORDS OF POLK COUNTY, FLORIDA

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

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

Dated this 29 day of December, 2016.
By: Susan Sparks - FBN 33626
for Susan W. Findley, Esq. FBN: 160600
Primary E-Mail: ServiceMail@aldridgepите.com
ALDRIDGE | PITE, LLP
Attorney for Plaintiff
1615 South Congress Avenue
Suite 200
Delray Beach, FL 33445
Telephone: (844) 470-8804
Facsimile: (561) 392-6965
1175-3987B
January 6, 13, 2017 17-00045K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.

2016CA-000472-0000-00
REGIONS BANK DBA REGIONS MORTGAGE
Plaintiff, v.
JOHNNY W. ROBINSON A/K/A
JOHNNY WARREN ROBINSON;
UNKNOWN SPOUSE OF JOHNNY W. ROBINSON A/K/A JOHNNY WARREN ROBINSON; UNKNOWN TENANT 1; UNKNOWN TENANT 2; AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ABOVE NAMED DEFENDANT(S), WHO (IS/ARE) NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES CLAIM AS HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, SPOUSES, OR OTHER CLAIMANTS; CLERK OF THE CIRCUIT COURT, POLK COUNTY, FLORIDA; FLORIDA PINES HOMEOWNERS ASSOCIATION, INC.; PARTNERS FEDERAL CREDIT UNION, SUCCESSOR IN INTEREST TO VISTA FEDERAL CREDIT UNION
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 15, 2016, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:

LOT 520, FLORIDA PINES PHASE 3, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 120, PAGES 7 THROUGH 10, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
a/k/a 644 GLENRO DR, DAVENPORT, FL 33897

at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on January 30, 2017 beginning at 10:00 AM.

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk no later than 60 days after the sale. If you fail to file a claim you will not be entitled to any remaining funds.

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

Dated at St. Petersburg, Florida, this 3rd day of January, 2017.
By: DAVID REIDER FBN 95719
eXL Legal, PLLC
Designated Email Address: efilng@xllegal.com
12425 28th Street North, Suite 200
St. Petersburg, FL 33716
Telephone No. (727) 536-4911
Attorney for the Plaintiff
425130201
January 6, 13, 2017 17-00050K

FIRST INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CIVIL ACTION
CASE NO.:

2015CA-000831-0000-00
JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION,
Plaintiff, vs.
SHAW, RICHARD E et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated December 20, 2016, and entered in Case No. 2015CA-000831-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which JPMorgan Chase Bank, National Association, is the Plaintiff and Association of Poinciana Villages, Inc., Avator Properties, Inc. dba Solivita Club, Carole L. Shaw, Fitzmartin Investments, LLC, as Trustee of the Polk County Glendora 1232 Land Trust, Richard E. Shaw, Solivita Community Association, Inc., The Unknown Beneficiaries of the Polk County Glendora 1232 Land Trust, Any And All Unknown Parties Claiming by, Through, Under, And Against The Herein named Individual Defendant(s) Who are not Known To Be Dead Or Alive, Whether Said Unknown Parties May Claim An Interest in Spouses, Heirs, Devisees, Grantees, Or Other Claimants, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County,

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO. 53-2016-CA-003955
WELLS FARGO BANK, N.A.
Plaintiff, v.
THE UNKNOWN HEIRS,
GRANTEES, DEVISEES, LIENORS,
TRUSTEES, AND CREDITORS
OF CHARLES M. SUTTON,
DECEASED, ET AL.
Defendants.

TO: THE UNKNOWN HEIRS, GRANTEEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF CHARLES M. SUTTON, DECEASED, AND ALL CLAIMANTS, PERSONS OR PARTIES, NATURAL OR CORPORATE, AND WHOSE EXACT LEGAL STATUS IS UNKNOWN, CLAIMING BY, THROUGH, UNDER OR AGAINST THE UNKNOWN HEIRS, GRANTEEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF CHARLES M. SUTTON, DECEASED, OR ANY OF THE HEREIN NAMED OR DESCRIBED DEFENDANTS OR PARTIES CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN AND TO THE PROPERTY HEREIN DESCRIBED
Current residence unknown, but whose last known address was:
140 CONNIE LEE CT
LAKELAND, FL 33809-2209
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Polk County, Florida, to-wit:
LOT 26, FOXWOOD, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 67,

PAGE 39, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on 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 original with the Clerk of this Court at P.O. Box 9000, Drawer CC-2, Bartow, FL 33831-9000, 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 Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

WITNESS my hand and seal of the Court on this 22nd day of Dec., 2016.
Stacy M. Butterfield
Clerk of the Circuit Court
By: Asuncion Nieves
Deputy Clerk
EXL LEGAL, PLLC
Plaintiff's attorney
12425 28th Street North, Suite 200
St. Petersburg, FL 33716
888161008
January 6, 13, 2017 17-00036K

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

SUBSEQUENT INSERTIONS

SECOND 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
624 Robin Rd
Lakeland, FL 33803
863-644-9242

Bidding will close on the website www.Storagestuff.bid on January 19, 2017 at 10:00AM

Tenant Name	Unit #	Description
Stephen Nimbargi	226	Medical Equipment
Stephen Nimbargi	230	Medical Equipment
Kathleen Ness	267	Household Goods
Isabella Rodriguez	271	Household Goods
Juanita Williams	408	Household Goods

Dec. 30, 2016; Jan. 6, 2017 16-02525K

THIRD INSERTION

NOTICE OF ACTION (formal notice by publication) IN IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File Number: 2016-CP-003088
IN RE: GUARDIANSHIP OF ANGEL ALGARIN, A minor.
TO: ANGEL ALGARIN
Address and Last Known Whereabouts Unknowns

YOU ARE HEREBY NOTIFIED that a Petition for Appointment of Guardian of Minor has been filed in this Court. You are required to serve a copy of your written defenses, if any, on Petitioner's attorney, whose name and address are:
DAVID W. VELIZ
THE VELIZ LAW FIRM
425 West Colonial Drive
Suite 104
Orlando, Florida 32804
on or before Jan 20, 2017, and file the original of the written defenses with the Clerk of this Court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
Dated on December 12, 2016.

STACY M. BUTTERFIELD
As Clerk of Court
By: Loretta Hill
As Deputy Clerk
DAVID W. VELIZ

THE VELIZ LAW FIRM
425 West Colonial Drive
Suite 104
Orlando, Florida 32804
Dec. 23, 30, 2016; Jan. 6, 13, 2017
16-02463K

OFFICIAL COURTHOUSE 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



SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No.: 2016-CP-3093
IN RE: ESTATE OF DENNIS JOHN MYRES, Deceased.

The administration of the estate of DENNIS JOHN MYRES, deceased, whose date of death was September 13, 2015, is pending in the Circuit Court for Polk County, Florida, Probate Division; File Number 2016-CP-3093, the address of which is P.O. Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmatu- red, 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 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 decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME 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 30, 2016

Personal Representative
MARY MYRES
350 24th Street North West
Apartment L 102
Winter Haven, Florida 33880
Attorney for Personal Representative:
DAVID W. VELIZ
Florida Bar No. 846368
THE VELIZ LAW FIRM
425 West Colonial Drive
Suite 104
Orlando, Florida 32804
Telephone: (407) 849-7072
E-Mail:
velizlawfirm@thevelizlawfirm.com
Dec. 30, 2016; Jan. 6, 2017 16-02502K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION
Case #: 2012-CA-000248
DIVISION: 7

Bank of America, National Association successor by merger to BAC Home Loans Servicing, LP f/k/a Countrywide Home Loans Servicing, LP

Plaintiff, -vs.-
Doreen E. Nicolaysen a/k/a Doreen Nicolaysen; James E. Decker; Fifth Third Bank, Successor in Interest to R-G Crown Bank, F.S.B.; State of Florida Department of Revenue; Unknown Parties in Possession #1; If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2; If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2012-CA-000248 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Bank of America, National Association successor by merger to BAC Home Loans Servicing, LP f/k/a Countrywide Home Loans Servicing, LP, Plaintiff and Doreen E. Nicolaysen a/k/a Doreen Nicolaysen are defendant(s), I, Clerk of

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA
File No. 2016 CP 2865
Division Probate
IN RE: ESTATE OF THOMAS A. ANNOTTI Deceased.

The administration of the estate of Thomas A. Annotti, deceased, whose date of death was September 23, 2016, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33830. 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:
Sondra G. Annotti
4433 Turnberry Lane
Lake Wales, Florida 33859
Attorney for Personal Representative:
Patrick L. Smith
Attorney
Florida Bar Number: 27044
179 N. US HWY 27
Suite F
Clermont, FL 34711
Telephone: (352) 241-8760
Fax: (352) 241-0220
E-Mail: PatrickSmith@attypip.com
Secondary E-Mail: becky@attypip.com
Dec. 30, 2016; Jan. 6, 2017 16-02522K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION
CASE NO. :53-2014-CA-002840
NATIONSTAR MORTGAGE LLC

Plaintiff, vs.
SALLY A. BRAATZ, et. al.,
Defendants.
NOTICE IS HEREBY GIVEN pursuant to an Order of Final Judgment entered in Case No. 53-2014-CA-002840 in the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein, NATIONSTAR MORTGAGE LLC, Plaintiff, and, SALLY A. BRAATZ, et. al., are Defendants. The Clerk of Court will sell to the highest bidder for cash online at www.polk.realforeclose.com at the hour of 10:00AM, on the 17th day of January, 2017, the following described property:

LOT 127, TRADITIONS PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 131, PAGE 47, OF THE PUBLIC RECORDS POLK COUNTY, FLORIDA.

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

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

DATED this 21 day of December, 2016.

Matthew Klein, FBN: 73529
MILLENNIUM PARTNERS
Attorneys for Plaintiff
E-Mail Address:
service@millenniumpartners.net
21500 Biscayne Blvd., Suite 600
Aventura, FL 33180
Telephone: (305) 698-5839
Facsimile: (305) 698-5840
MP # 14-000600-3
Dec. 30, 2016; Jan. 6, 2017 16-02476K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CASE NO.: 2015-CA-001880

SELENE FINANCE LP,
Plaintiff, vs.
SANDRA BROUGHTON; RALPH BROUGHTON; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; LAKE ELOISE POINTE HOMEOWNERS ASSOCIATION, INC.
Defendants.

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on December 5, 2016 in the above-styled cause, Stacy M. Butterfield, Polk county clerk of court shall sell to the highest and best bidder for cash on February 3, 2017 at 10:00 A.M., at www.polk.realforeclose.com, the following described property:

LOT 22, LAKE ELOISE POINTE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 149, PAGES 27 THROUGH 30, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 299 LAKE ELOISE POINTE B, WINTERHAVEN, FL 33884

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
Dated: 12/20/16

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 # 81953
Dec. 30, 2016; Jan. 6, 2017 16-02478K

SECOND INSERTION

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

CASE NO.:
2016CA000745000000
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, IN TRUST FOR REGISTERED HOLDERS OF FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18, Plaintiff, VS.

JAMES A. BURKE, III; 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 17, 2016 in Civil Case No. 2016CA000745000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, IN TRUST FOR REGISTERED HOLDERS OF FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-FF18 is the Plaintiff, and JAMES A. BURKE, III; UNKNOWN SPOUSE OF JAMES A. BURKE, III N/K/A/ JESSICA BURKE; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the high-

est bidder for cash at www.polk.realforeclose.com on January 17, 2017 at 10:00 AM the following described real property as set forth in said Final Judgment, to wit:

LOT 10, BLOCK 5, DRUID HILLS SUBDIVISION, LAKE WALES, FLORIDA, AS SHOWN BY MAP OR PLAT THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 21, PAGE 47.

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

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

Dated this 23 day of December, 2016.
By: Andrew Scolaro
FBN 44927
for Susan W. Findley, Esq.
FBN: 160600
Primary E-Mail:
ServiceMail@aldridgepите.com
ALDRIDGE | PITE, LLP
Attorney for Plaintiff
1615 South Congress Avenue
Suite 200
Delray Beach, FL 33445
Telephone: (844) 470-8804
Facsimile: (561) 392-6965
1012-2536B
Dec. 30, 2016; Jan. 6, 2017 16-02528K

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

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

Business Observer

SECOND INSERTION

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

CASE NO.: 2016CA001024000000
WELLS FARGO BANK, N.A.,
Plaintiff, vs.
DONNA M. CLARK A/K/A DONNA CLARK, et al
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated December 05, 2016, and entered in Case No. 2016CA001024000000 of the Circuit Court of the Tenth Judicial Circuit in and for POLK COUNTY, Florida, wherein WELLS FARGO BANK, N.A., is Plaintiff, and DONNA M. CLARK A/K/A DONNA CLARK, et al are Defendants, the clerk, Stacy M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 03 day of February, 2017, the following described property as set forth in said Final Judgment, to wit:

Unit No. 401, ORCHID SPRINGS VILLAGE NO. 200, a Condominium, according to the Declaration of Condominium, recorded in Official Records Book 1406, Page 163, re-recorded in Official Records Book 1547, Page 559, and all exhibits and amendments thereof, and recorded in Condominium Plat Book 1, Page 25, of the Public Records of Polk County, Florida.

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

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

Dated: December 20, 2016
By: Heather J. Koch
Phelan Hallinan
Diamond & Jones, PLLC
Heather J. Koch, Esq.,
Florida Bar No. 89107
Emilio R. Lenzi, Esq.,
Florida Bar No. 0668273

Phelan Hallinan
Diamond & Jones, PLLC
Attorneys for Plaintiff
2727 West Cypress Creek Road
Ft. Lauderdale, FL 33309
Tel: 954-462-7000
Fax: 954-462-7001
Service by email:
FL.Service@PhelanHallinan.com
PH # 73633
Dec. 30, 2016; Jan. 6, 2017 16-02477K

SECOND INSERTION

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

CASE NO.: 53-2016-CA-000249
DIVISION: SECTION 4
THE MONEY SOURCE, INC.,
Plaintiff, vs.
STEPHENS, SHAKITA et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 22 September, 2016, and entered in Case No. 53-2016-CA-000249 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which The Money Source, Inc., is the Plaintiff and Shakita Rene Stephens, Unknown Tenant #1 n/k/a Casaundra Manning, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 20th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 4, AZALEA OAKS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 107, PAGE(S) 27 AND 28, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

1060 FORREST DR BARTOW FL 33830

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

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

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

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-16-017602
Dec. 30, 2016; Jan. 6, 2017 16-02491K

SECOND INSERTION

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

CASE NO.: 53-2016-CA-000821
DIVISION: 7
JPMORGAN CHASE BANK,
NATIONAL ASSOCIATION,
Plaintiff, vs.
LOWD, JOLEY et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 5, 2016, and entered in Case No. 53-2016-CA-000821 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which JPMorgan Chase Bank, National Association, is the Plaintiff and Joley N. Lowd, Michael Lowd, Whispering Ridge Homeowners Association, Inc., are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 19th day of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 213, WHISPERING RIDGE PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 147, PAGES 1 THROUGH 10, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

1046 LANCELOT DRIVE, LAKE WALES, FL 33853

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

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

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

Aleisha Hodo
Aleisha Hodo, Esq.
FL Bar # 109121

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
AH-15-184332
Dec. 30, 2016; Jan. 6, 2017 16-02492K

SECOND INSERTION

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

CASE NO.: 2016CA002252000000
DIVISION: SECTION 4
BANK OF AMERICA, N.A.,
Plaintiff, vs.
EARVIN, DERRICK M et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 5, 2016, and entered in Case No. 2016CA002252000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Bank of America, N.A., is the Plaintiff and Derrick M. Earvin, Jr., Nadja C. Colon-Torres, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 19th day of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

THE SOUTH 6 FEET OF LOT 6 AND LOT 7 LESS AND EXCEPT THE SOUTH 3 FEET THEREOF, TIMBER WOOD UNIT ONE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 71 PAGE 24 PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

3248 TIMBERLINE ROAD, WINTER HAVEN, FL 33880

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

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

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

Stephen Guy
Stephen Guy, Esq.
FL Bar # 118715

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
AH-16-011129
Dec. 30, 2016; Jan. 6, 2017 16-02493K

SECOND INSERTION

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

CASE NO.: 2016CA001639000000
BANK OF AMERICA, N.A.,
Plaintiff, vs.
FIGUEROA, JAVIER E et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 5, 2016, and entered in Case No. 2016CA001639000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Bank of America, N.A., is the Plaintiff and Association of Poinciana Villages, Inc., Elizabeth De Leon, Javier Figueroa a/k/a Javier E. Figueroa, Poinciana Village Three Association, Inc., are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 19th day of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 34, BLOCK 684 POINCIANA, NEIGHBORHOOD 5 NORTH, VILLAGE 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 54, AT PAGES 27-42, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

649 PARAKEET CT, KISSIMMEE, FL 34759

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

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

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

Stephen Guy
Stephen Guy, Esq.
FL Bar # 118715

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
AH-16-001833
Dec. 30, 2016; Jan. 6, 2017 16-02494K

SECOND INSERTION

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

CASE NO. 2016CA001107000000
DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC,
Plaintiff, vs.
LUIS M. REYES AND AMALIA E. REYES, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 29, 2016, and entered in 2016CA001107000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC is the Plaintiff and LUIS M. REYES; AMALIA E. REYES; SUN RIDGE VILLAGE PROPERTY OWNERS ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 27, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 31, SUN RIDGE VILLAGE PHASE ONE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 131, PAGES 27 AND 28, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

Property Address: 636 SUNWAY LN, WINTER HAVEN, FL 33880

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

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

Dated this 20 day of December, 2016.

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

ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
16-005033 - MoP
Dec. 30, 2016; Jan. 6, 2017 16-02495K

SECOND INSERTION

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

CASE NO.:
2015CA002452000000
WELLS FARGO BANK, N.A., AS TRUSTEE FOR THE POOLING AND SERVICING AGREEMENT DATED AS OF OCTOBER 1, 2004 PARK PLACE SECURITIES, INC. ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2004-MHQ1,
Plaintiff, vs.
DONALD E. COLLINS; 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 March 24, 2016 in Civil Case No. 2015CA002452000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein, WELLS FARGO BANK, N.A., AS TRUSTEE FOR THE POOLING AND SERVICING AGREEMENT DATED AS OF OCTOBER 1, 2004 PARK PLACE SECURITIES, INC. ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2004-MHQ1 is the Plaintiff, and DONALD E. COLLINS; CAPITAL ONE BANK (USA), N.A.; JOAN COLLINS A/K/A JOAN M. COLLINS; EILEEN M. COLLINS; UNKNOWN TENANT 1 N/K/A DONNA COLLINS; FORD MOTOR CREDIT COMPANY LLC A DELAWARE LIMITED LIABILITY COMPANY F/K/A FORD MOTOR CREDIT COMPANY, A CORPORATION; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST

AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.
The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on January 12, 2017 at 10:00 AM the following described real property as set forth in said Final Judgment, to wit:

LOT 41, MONEYTREE RANCH-ETTES SUBDIVISION, PHASE III, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 72, PAGE 36, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
TOGETHER WITH 1987 NOBI MOBILE HOME VIN# N83491A AND N83491B
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
Dated this 20 day of December, 2016.
By: Susan W. Findley, Esq.
FBN: 160600
Primary E-Mail:
ServiceMail@aldridgepите.com
ALDRIDGE | PITE, LLP
Attorney for Plaintiff
1615 South Congress Avenue Suite 200
Delray Beach, FL 33445
Telephone: (844) 470-8804
Facsimile: (561) 392-6965
1221-11889B
Dec. 30, 2016; Jan. 6, 2017 16-02481K

SECOND INSERTION

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

Case #: 2016-CA-000672
Wells Fargo Bank, National Association
Plaintiff, vs.-
Marilyn C. Williams; Unknown Spouse of Marilyn C. Williams; Unknown Parties in Possession #1, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2016-CA-000672 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Wells Fargo Bank, National Association, Plaintiff and Marilyn C. Williams are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on January 27, 2017, the following described property as set forth in said Final Judgment, to-wit:

COMMENCING AT THE NORTHWEST CORNER OF THE SW 1/4 OF THE NE 1/4 OF SECTION 30, TOWNSHIP 29 SOUTH, RANGE 23 EAST, AS THE POINT OF BEGINNING; THENCE RUN NORTH

89°47'47" EAST, 308.14 FEET; THENCE RUN SOUTH 47°53' WEST, 231.40 FEET; THENCE RUN SOUTH 42°07' EAST, 168.17 FEET; THENCE RUN SOUTH 47°53' WEST, 25.00 FEET; THENCE RUN NORTH 42°07' WEST, 168.17 FEET; THENCE RUN SOUTH 63°48' WEST, 132.95 FEET; THENCE RUN NORTH 0°26'01" EAST, 233.00 FEET TO THE POINT OF BEGINNING. SUBJECT TO A 30 FOOT RIGHT-OF-WAY ON THE SOUTH SIDE THEREOF. SUBJECT TO EASEMENT OF RECORD OF TAMPA ELECTRIC COMPANY AND POLK COUNTY, FLORIDA.
TOGETHER WITH THAT CERTAIN MANUFACTURED HOME, YEAR: 2000, MAKE: CREST, VIN#: FFLFX70A27558 AND VIN#: FFLFX70B27558.

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

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

Submitted By:
ATTORNEY FOR PLAINTIFF:
SHAPIRO, FISHMAN & GACHÉ, LLP
2424 North Federal Highway,
Suite 360
Boca Raton, Florida 33431
(561) 998-6700
(561) 998-6707
16-298196 FC01 WNI
Dec. 30, 2016; Jan. 6, 2017 16-02483K

SECOND INSERTION

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

CASE NO: 2016CA002902000000
HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE NOMURA HOME EQUITY LOAN, INC., ASSET-BACKED C, Plaintiff, vs.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CARL CASE A/K/A CARL L. CASE; ALICE CASE A/K/A ALICE M. CASE; AYLESBURY HOMEOWNERS ASSOCIATION, INC.; BENEFICIAL FLORIDA INC.; STEVEN CASE; JEFFREY CASE; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant(s).

TO: JEFFREY CASE
LAST KNOWN ADDRESS: 40425 DUTCH RIDGE RD., JEWETT, OH 43986

ALSO ATTEMPTED AT: 306 AYLESBURY LANE, DAVENPORT, FL 33837; 713 E. CROCKER ST., BRADNER, OH 43406; 3121 CARTER LN, PALATKA, FL 32177
TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CARL CASE A/K/A CARL L. CASE
LAST KNOWN ADDRESS: UNKNOWN

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

LOT 107, AYLESBURY, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 112, PAGE 22 AND 23 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

a/k/a: 306 AYLESBURY LN DAVENPORT, FL 33837-2629

has been filed against you and you are required to serve a copy of your written defenses, if any, on FRENKEL LAMBERT WEISS WEISMAN & GORDON, LLP, ESQ. Plaintiff's attorney, whose address is One East Broward Blvd., Suite 1430, Ft. Lauderdale, FL, 33301 on or before 1-20-2017, (no later than 30 days from the date of the first publication of this Notice of Action) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO CONSECUTIVE WEEKS.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

WITNESS my hand and the seal of this Court at POLK County, Florida, this 14 day of DEC, 2016.

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

FRENKEL LAMBERT WEISS WEISMAN & GORDON, LLP
ATTORNEY FOR PLAINTIFF
ONE EAST BROWARD BLVD., Suite 1430
FT. LAUDERDALE, FL 33301
ATTENTION:
SERVICE DEPARTMENT
TEL: (954) 522-3233 ext.1648
FAX: (954) 200-7770
EMAIL
DESIGNATED PRIMARY E-MAIL
FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
fleservice@flwlaw.com
04-079866-F00
Dec. 30, 2016; Jan. 6, 2017 16-02501K

SECOND INSERTION

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

CASE NO.: 53-2016-CA-001869
NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.

THOLEN, SHIRLEY et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 5 December, 2016, and entered in Case No. 53-2016-CA-001869 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Nationstar Mortgage LLC, is the Plaintiff and Jay A. Tholen, Sr. a/k/a Jay Alan Tholen, Shirley K. Tholen a/k/a Shirley Kathryn Tholen, And Any and All Unknown Parties Claiming By, Through, Under, and Against The Herein Named Individual Defendant(s) Who Are Not Known to be Dead or Alive, Whether Said Unknown Parties May Claim an Interest in Spouses, Heirs, Devisees, Grantees, or Other Claimants, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 19th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 10, BLOCK A, BELLAIRE HEIGHTS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 35, PAGE(S) 38, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
150 W. VALENCIA DRIVE, BARTOW, FL 33830

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

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

Dated in Hillsborough County, Florida this 22nd day of December, 2016.

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- 16-010096
Dec.30,2016;Jan.6,2017 16-02506K

SECOND INSERTION

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

CASE NO.: 53-2016-CA-001255
WELLS FARGO FINANCIAL
SYSTEM FLORIDA, INC.,
Plaintiff, vs.

GAITHER, LORRI J., et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 24 October, 2016, and entered in Case No. 53-2016-CA-001255 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Wells Fargo Financial System Florida, Inc., is the Plaintiff and David Beaver, Lorri Gaither Latham a/k/a Lorri J. Gaither, North Pointe Homeowners Association of Lake Wales, Inc., And Any and All Unknown Parties Claiming By, Through, Under, and Against The Herein Named Individual Defendant(s) Who Are Not Known to be Dead or Alive, Whether Said Unknown Parties May Claim an Interest in Spouses, Heirs, Devisees, Grantees, or Other Claimants, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 24th of January, 2017, the follow-

ing described property as set forth in said Final Judgment of Foreclosure: LOT 21, OF NORTH POINTE, PHASE 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 96, PAGES 8 AND 9, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
944 DEVONSHIRE WAY, LAKE WALES, FL 33853

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

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

Dated in Hillsborough County, Florida this 22nd day of December, 2016.

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- 16-004113
Dec.30,2016;Jan.6,2017 16-02510K

SECOND INSERTION

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

CASE NO.: 53-2016-CA-001234
WELLS FARGO FINANCIAL
SYSTEM FLORIDA, INC.,
Plaintiff, vs.

BLAKE, JOHN et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 26 September, 2016, and entered in Case No. 53-2016-CA-001234 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Wells Fargo Financial System Florida, Inc., is the Plaintiff and John E. Blake, And Any and All Unknown Parties Claiming By, Through, Under, and Against The Herein Named Individual Defendant(s) Who Are Not Known to be Dead or Alive, Whether Said Unknown Parties May Claim an Interest in Spouses, Heirs, Devisees, Grantees, or Other Claimants, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 24th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:
LOT 24, BLOCK A, SUBDIVI-

SION PLAT OF WINSTON HEIGHTS, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 45, PAGE 22, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
3567 DOREEN DRIVE, LAKELAND, FL 33810

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

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

Dated in Hillsborough County, Florida this 22nd day of December, 2016.

David Osborne
David Osborne, Esq.
FL Bar # 70182

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
JR- 16-005053
Dec.30,2016;Jan.6,2017 16-02511K

SECOND INSERTION

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

Case #: 2015-CA-001440
DIVISION: 4

First Tennessee Bank National
Association
Plaintiff, -vs.-

Randy D. Holley; Wanda L.
Holley; Poinciana Village Three
Association, Inc.; Association of
Poinciana Villages, Inc.; Unknown
Parties in Possession #1, If living,
and all Unknown Parties claiming
by, through, under and against the
above named Defendant(s) who
are not known to be dead or
alive, whether said Unknown
Parties may claim an interest as
Spouse, Heirs, Devisees, Grantees,
or Other Claimants; Unknown
Parties in Possession #2, If living,
and all Unknown Parties claiming
by, through, under and against the
above named Defendant(s) who
are not known to be dead or
alive, whether said Unknown Parties
may claim an interest as Spouse,
Heirs, Devisees, Grantees, or Other
Claimants
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2015-CA-001440 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein First Tennessee Bank National Association, Plaintiff and Randy D. Holley are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and

best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on March 15, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 11, BLOCK 28, REPLAT OF A PORTION OF POINCIANA NEIGHBORHOOD 1 VILLAGE 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 58, PAGES 31 THROUGH 38, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Submitted By:
ATTORNEY FOR PLAINTIFF:
SHAPIRO, FISHMAN & GACHÉ, LLP
2424 North Federal Highway,
Suite 360
Boca Raton, Florida 33431
(561) 998-6700
(561) 998-6707
15-282963 FCO1 CXE
Dec.30,2016;Jan.6,2017 16-02485K

SECOND INSERTION

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

Case #: 2016-CA-001899
DIVISION: 4

The Bank of New York Mellon f/k/a
The Bank of New York as successor
in interest to JP Morgan Chase
Bank, N.A., as Trustee for Centex
Home Equity Loan Trust 2006-A
Plaintiff, -vs.-

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

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2016-CA-001899 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein The Bank of New York Mellon f/k/a The Bank of New York as successor in interest to JP Morgan Chase Bank, N.A., as Trustee for Centex Home Equity Loan

Trust 2006-A, Plaintiff and Elijah J. Wright are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on February 7, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 2, ROYAL CREST SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 67, PAGE 2, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Submitted By:
ATTORNEY FOR PLAINTIFF:
SHAPIRO, FISHMAN & GACHÉ, LLP
2424 North Federal Highway,
Suite 360
Boca Raton, Florida 33431
(561) 998-6700
(561) 998-6707
15-282897 FCO1 CXE
Dec.30,2016;Jan.6,2017 16-02486K

SECOND INSERTION

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

CASE NO.: 2015CA-004204-0000-00

U.S. BANK TRUST, N.A., AS
TRUSTEE FOR LSF8 MASTER
PARTICIPATION TRUST,
Plaintiff, vs.

POPE, WILLIAM et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 24 October, 2016, and entered in Case No. 2015CA-004204-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which U.S. Bank Trust, N.A., as Trustee for LSF8 Master Participation Trust, is the Plaintiff and DMR Financial Services, Inc., a dissolved Michigan Corporation, by and through Mark C. Stevens, its President, Polk County, Florida, William A. Pope, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 24th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 83, TANAMORA SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 88, PAGE 47, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

TOGETHER WITH A MOBILE

HOME AS A PERMANENT FIXTURE AND APPURTENANCE THERETO, DESCRIBED AS: A 1992 HOMES OF MERIT DOUBLEWIDE MOBILE HOME BEARING IDENTIFICATION NUMBER(S) FL-HMBS42932391A AND FL-HMBS42932391B; AND TITLE NUMBERS 62584536 AND 62584537.

509 SHARON HILL CT, WINTER HAVEN, FL 33880-1063

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

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

Dated in Hillsborough County, Florida this 22nd day of December, 2016.

Aleisha Hodo
Aleisha Hodo, Esq.
FL Bar # 109121

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
JR- 11-75242
Dec.30,2016;Jan.6,2017 16-02507K

SECOND INSERTION

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

CASE NO.: 2016CA001554000000
DIVISION: SECTION 4

U.S. BANK NATIONAL
ASSOCIATION AS INDENTURE
TRUSTEE FOR SPRINGLEAF
MORTGAGE LOAN TRUST 2013-2,
MORTGAGE-BACKED NOTES,
SERIES 2013-2,
Plaintiff, vs.

RITTER, KIMBERLY et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 22 September, 2016, and entered in Case No. 2016CA001554000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which U.S. Bank National Association as Indenture Trustee for Springleaf Mortgage Loan Trust 2013-2, Mortgage-Backed Notes, Series 2013-2, is the Plaintiff and Kimberly Ritter, Lance Ritter, Springleaf Financial Services of America, Inc. F/K/A American General Financial Services of America Inc., And Any and All Unknown Parties Claiming By, Through, Under, and Against The Herein Named Individual Defendant(s) Who Are Not Known to be Dead or Alive, Whether Said Unknown Parties May Claim an Interest in Spouses, Heirs, Devisees, Grantees, or Other Claimants, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 20th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 5, BLOCK 6, OF TIER 5 HASKELL SUBDIVISION AS SHOWN BY MAP OR PLAT THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA IN PLAT BOOK 1, PAGE 5A.

TOGETHER WITH A MOBILE HOME SITUATED THEREON, WHICH IS AFFIXED TO THE AFOREMENTIONED REAL PROPERTY AND INCORPORATED THEREIN. 1993 CLARK SINGLE WIDE VIN FLFL-P70A21036CM
5467 6TH STREET SE, HIGHLAND CITY, FL 33846

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

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

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

Marisa Zarzeski
Marisa Zarzeski, Esq.
FL Bar # 113441

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
JR- 16-006874
Dec.30,2016;Jan.6,2017 16-02489K

SECOND INSERTION

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

CASE NO.: 2016CA002953000000

THE BANK OF NEW YORK
MELLON TRUST COMPANY,
N.A., AS TRUSTEE FOR BCMSC
SECURITIZATION TRUST 2000-A
BY DITECH FINANCIAL LLC AS
SERVICER,
Plaintiff, vs.

DUSTIN W. BREEDEN A/K/A
DUSTIN WAYNE BREEDEN, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 14, 2016, and entered in Case No. 2016CA002953000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which The Bank of New York Mellon Trust Company, N.A., as trustee for BCMSC Securitization Trust 2000-A by Ditech Financial LLC as Servicer, is the Plaintiff and Dustin W. Breedon a/k/a Dustin Wayne Breedon a/k/a Dustin Breedon, Kristy I. Wright a/k/a Kristy Irene Wright a/k/a Kristy Wright, Polk County, Florida Clerk of the Circuit Court, Bombardier Capital Inc., Polk County, Florida, State of Florida, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 18th day of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 37, LAKE WALKER SHORES, ACCORDING TO

THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 96, PAGE 23, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH A MOBILE HOME LOCATED THEREON AS A PERMANENT FIXTURE AND APPURTENANCE THERETO, DESCRIBED AS A 1999 SKYLINE BUDDY DOUBLEWIDE MOTOR HOME BEARING TITLE NUMBERS 79964879 AND 79964887 AND VIN NUMBERS 32620253LA AND 32620253LB.

A/K/A 3817 MURPHY ROAD, BARTOW, FL 33830

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

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

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

Andrea Alles
Andrea Alles, Esq.
FL Bar # 114757

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
JR- 16-005145
Dec.30,2016;Jan.6,2017 16-02490K

SECOND INSERTION

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

CASE NO.: 53-2016-CA-000926

CIT BANK, N.A.,
Plaintiff, vs.

TRAIL, FREDDIE G et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 26 September, 2016, and entered in Case No. 53-2016-CA-000926 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which CIT Bank, N.A., is the Plaintiff and Mark Trail, as an Heir of the Estate of Freddie G. Trail aka Freddie Gene Trail, deceased, Pamela Hawkins, as an Heir of the Estate of Freddie G. Trail aka Freddie Gene Trail, deceased, Polk County Clerk of the Circuit Court, Florida, Polk County, Florida, Ronald Trail aka Ronald S. Trail aka Ronnie S. Trail aka Ronnie Trail aka Ronnie Steven Trail aka Ronald Steven Trail, as an Heir of the Estate of Freddie G. Trail aka Freddie Gene Trail, deceased, State of Florida, The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Freddie G. Trail aka Freddie Gene Trail, deceased, United States of America Acting through Secretary of Housing and Urban Development, And Any and All Unknown Parties Claiming By, Through, Under, and Against The Herein Named Individual Defendant(s) Who Are Not Known to be Dead or Alive, Whether Said Unknown Parties May Claim an Interest in Spouses, Heirs, Devisees, Grantees, or Other Claimants, are defendants,

the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 24th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 2, BLOCK 2, CROOKED LAKE PARK, TRACT #1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 38, PAGE 40, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

5018 AVON ST, LAKE WALES, FL 33859

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

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

Dated in Hillsborough County, Florida this 22nd day of December, 2016.

Andrea Alles
Andrea Alles, Esq.
FL Bar # 114757

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
JR- 16-000625
Dec.30,2016;Jan.6,2017 16-02508K

SECOND INSERTION

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

CASE NO. 2016CA001798000000 DITECH FINANCIAL LLC, Plaintiff, vs. LOUISE S. MACCALLUM F/K/A LOUISE BISHOP A/K/A L. S. MACCALLUM, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 29, 2016, and entered in 2016CA001798000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST is the Plaintiff and LOUISE S. MACCALLUM F/K/A LOUISE BISHOP A/K/A L. S. MACCALLUM; are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 27, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 41, OF LEXINGTON GREEN, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 86, PAGE 34, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 710 LAMP POST LANE, LAKELAND, FL 33809

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

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

Dated this 20 day of December, 2016. By: Thomas Joseph
Thomas Joseph, Esquire
Florida Bar No. 123350
Communication Email: tjoseph@rasflaw.com

ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
15-062904 - MoP
Dec. 30, 2016; Jan. 6, 2017 16-02496K

SECOND INSERTION

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

CASE NO. 2016CA001806000000 NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, vs. VALERIE N. WOODS, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 29, 2016, and entered in 2016CA001806000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY is the Plaintiff and VALERIE N. WOODS ; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 27, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 2, BLOCK E, MILLER'S MANOR, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 42, PAGE 45 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 575 LUCILLE STREET, BARTOW, FL 33830

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

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

Dated this 20 day of December, 2016. By: Thomas Joseph
Thomas Joseph, Esquire
Florida Bar No. 123350
Communication Email: tjoseph@rasflaw.com

ROBERTSON, ANSCHUTZ & SCHNEID, P.L.
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: mail@rasflaw.com
16-017970 - MoP
Dec. 30, 2016; Jan. 6, 2017 16-02497K

SECOND INSERTION

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

CASE NO.: 2010CA0085930000WH WELLS FARGO BANK, N.A., Plaintiff, vs. KIMBERLI GULLA et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 26 September, 2016, and entered in Case No. 2010CA0085930000WH of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Wells Fargo Bank, N.a., is the Plaintiff and Cherry Hill Homeowners Association Of Polk County Inc A Dissolved Corporation, Dana Sublett, Don Gulla, Kimberli Gulla, Robert Sublett, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 24th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 39 OF CHERRY HILL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 91, PAGE 42, PUBLIC RECORDS OF POLK COUNTY, FLORIDA 3223N CHERRY HILL CIR, LAKELAND, FL 33810

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

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

Dated in Hillsborough County, Florida this 22nd day of December, 2016. Agnes Mombrun
Agnes Mombrun, Esq.
FL Bar # 77001

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
JR- 16-026807
Dec. 30, 2016; Jan. 6, 2017 16-02513K

SECOND INSERTION

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

CASE NO.: 2016CA002073000000 FBC MORTGAGE, LLC, Plaintiff, vs. RADFORD, JASON et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 26 September, 2016, and entered in Case No. 2016CA002073000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which FBC Mortgage, LLC, is the Plaintiff and Griffin Landing Homeowners Association, Inc., Jason Radford, Stephanie Radford, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 24th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 8, GRIFFIN LANDING, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 147, PAGES 26 AND 27, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. 1914 GRIFFIN TRAIL, BARTOW, FL 33830

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

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

Dated in Hillsborough County, Florida this 22nd day of December, 2016. Brian Gilbert
Brian Gilbert, Esq.
FL Bar # 116697

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
JR- 16-010216
Dec. 30, 2016; Jan. 6, 2017 16-02514K

SECOND INSERTION

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

CASE NO. 2016CA002708000000 U.S. BANK NATIONAL ASSOCIATION; Plaintiff, vs. JEREMY C. PODANY, ETAL; Defendants

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated November 16, 2016, in the above-styled cause, The Clerk of Court will sell to the highest and best bidder for cash at http://www.polk.realforeclose.com, on January 17, 2017 at 10:00 am the following described property:

LOT 1, EDGEWOOD MANOR, LAKELAND, FLORIDA, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 41, PAGE 38, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, LESS AND EXCEPT THE NORTH 7 FEET THEREOF. Property Address: 2727 COLLINS AVE, LAKELAND, FL 33803

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

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

WITNESS my hand on December 22, 2016.

Keith Lehman, Esq.
FBN. 85111
Attorneys for Plaintiff
Marinosci Law Group, P.C.
100 West Cypress Creek Road,
Suite 1045
Fort Lauderdale, FL 33309
Phone: (954)-644-8704;
Fax (954) 772-9601
ServiceFL@mlg-defaultlaw.com
ServiceFL2@mlg-defaultlaw.com
16-08731-FC
Dec. 30, 2016; Jan. 6, 2017 16-02519K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2016CA002885

BAC FLORIDA BANK, Plaintiff, vs. SCOTT JENKINS; KERRY JENKINS; DAVENPORT LAKES HOMEOWNERS' ASSOCIATION, INC.; UNKNOWN TENANT I; UNKNOWN TENANT II, Defendants.

TO: KERRY JENKINS, whose residence is unknown
Last known address: 43 Goirle Ave., Canvey Island, Essex, SS8 8AN

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

Legal description: Lot 103, Davenport Lakes, Phase Two, according to the plat thereof as recorded in Plat Book 96, Pages 5, 6 and 7, Public Records of Polk County, Florida.

has been filed against you and you are required to serve a copy of the your written defenses, if any, to it on August J. Stanton, III, Esquire, GASDICK STANTON EARLY, P.A., 1601 W. Colonial Drive, Orlando, Florida 32804, on or before January 25, 2017 and file the original with the Clerk of the 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.

Pursuant to the Fair Debt Collection Practices Act, it is required that we state the following to you: THIS DOCUMENT IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

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

Dated this 19th day of December, 2016.

Stacy M. Butterfield
Polk Clerk of the Court
By: Asuncion Nieves
Deputy Clerk
August J. Stanton, III, Esquire
GASDICK STANTON EARLY, P.A.
1601 W. Colonial Drive
Orlando, Florida 32804
Dec. 30, 2016; Jan. 6, 2017 16-02526K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10th JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2016-CA-002259

BAYVIEW LOAN SERVICING, LLC, a Delaware Limited Liability Company Plaintiff vs.

UNKNOWN HEIRS, DEVISEES, GRANTEE, CREDITORS AND OTHER PERSONS OR UNKNOWN SPOUSES CLAIMING BY THROUGH UNDER OR AGAINST THE ESTATE OF WILLIAM K. RICHARDS, ROBYN RICHARDS A/K/A ROBIN RICHARDS, UNKNOWN SPOUSE OF ROBYN RICHARDS A/K/A ROBIN RICHARDS, WILLIAM K. RICHARDS, JR., MARIE NICOLE RICHARDS A/K/A NICKI RICHARDS, BRENDA VICTORIA RICHARDS A/K/A TORI RICHARDS, EMILY RICHARDS, Defendant,

TO: BRENDA VICTORIA RICHARDS A/K/A TORI RICHARDS 4808 Pochontas Lane, Lakeland FL 33810 (last known residence)

EMILY RICHARDS 4808 Pochontas Lane, Lakeland FL 33810 (last known residence)

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

LOT 1, UNRECORDED FORESTVIEW ESTATES, AS PER THE MAP THEREOF, RECORDED IN O.R. BOOK 1678, PAGE 2119, PUBLIC RECORDS OF POLK COUNTY FLORIDA; AND MORE PARTICULARLY DESCRIBED AS: COMMENCE AT THE SOUTHWEST CORNER OF SECTION 19, TOWNSHIP 29 SOUTH, RANGE 23 EAST, POLK COUNTY, FLORIDA AND RUN THENCE NORTH ALONG THE WEST BOUNDARY THEREOF 30 FEET; RUN THENCE N. 89 DEGREES 58'00" E. 105.0 FEET TO THE POINT OF BEGINNING; CONTINUE THENCE N. 89 DEGREES 58'00" EAST

192.77 FEET; RUN THENCE N. 7 DEGREES 15' 39" W. 302.40 FEET; RUN THENCE S. 89 DEGREES 58'00" W. 154.55 FEET; RUN THENCE SOUTH 300 FEET TO THE POINT OF BEGINNING. SUBJECT TO A UTILITY AND DRAINAGE EASEMENT OVER THE NORTH 10 FEET AND A DRAINAGE EASEMENT OVER THE EASTERLY 20 FEET THEREOF.

TOGETHER WITH A 1995 NO-BILITY DOUBLEWIDE MANUFACTURED HOME, HUD SERIAL #N-15646A/B AFFIXED THERETO AND MADE PART OF REAL PROPERTY.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Plaintiff's attorney, STRAUS & EISLER, P.A., 10081 Pines Blvd, Suite C, Pembroke Pines, FL 33024 on or before thirty (30) days from the first date of publication on or before 1/23/2017, and file the original with the Clerk of this Court either before service upon Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint filed herein.

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

WITNESS my hand and the seal of this Court at POLK County, Florida this 16 day of December, 2016.

Stacy M. Butterfield
Clerk of the Circuit Court
(COURT SEAL)
By: Asuncion Nieves
As Deputy Clerk

Arnold M. Straus Jr. ESQ.
STRAUS & EISLER, P.A.
10081 Pines Blvd, Suite C
Pembroke Pines, FL 33024
954-431-2000
Service.pines@strauseisler.com
16-024871-FC-BV
Dec. 30, 2016; Jan. 6, 2017 16-02500K

SECOND INSERTION

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

CASE NO.: 2016CA002886000000 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. FLETCHER, JONATHAN et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 5 December, 2016, and entered in Case No. 2016CA002886000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Lakeview Loan Servicing, LLC, is the Plaintiff and Jonathan H. Fletcher aka Jonathan Fletcher, Paige Fletcher aka Tina P. Fletcher, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 19th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

ALL OF LOT 9 AND THAT PART OF LOT 10, BLOCK 45, STEPHENSON'S ADDITION TO BABSON PARK, AND RESUBDIVISION OF BLOCKS 36, 38, 39, 40, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56 AND 57 OF PLAT OF CITY OF CROOKED LAKE, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 19, PAGES 28 AND 28A, IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST-ERLY CORNER OF SAID LOT 10, RUN THENCE SOUTHWEST-ERLY ALONG THE EAST-ERLY LINE OF SAID LOT 10 A DISTANCE OF 25 FEET; RUN THENCE SOUTHWEST-ERLY PARALLEL TO THE NORTHERLY LINE OF SAID LOT 10 A DISTANCE OF 125 FEET

TO THE WESTERLY LINE OF SAID LOT 10; RUN THENCE NORTHWESTERLY ALONG THE WESTERLY LINE OF SAID LOT 10, A DISTANCE OF 25 FEET TO THE NORTHWEST-ERLY CORNER OF SAID LOT 10; RUN THENCE NORTHEAST-ERLY ALONG THE NORTHERLY LINE OF SAID LOT 10 TO THE POINT OF BEGINNING.

ALSO DESCRIBED AS FOLLOWS: LOT 9 AND THE NORTHWEST-ERLY ONE-HALF OF LOT 10 (BEING THE ONE-HALF OF LOT 10 IMMEDIATELY ADJACENT TO SAID LOT 9), IN BLOCK 45, ACCORDING TO PLAT OF STEPHENSON'S ADDITION TO AND RESUBDIVISION OF CITY OF CROOKED LAKE RECORDED IN PLAT BOOK 19, PAGE 28 AND 28-A, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. 77 CARSON AVE, BABSON PARK, FL 33827

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

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

Dated in Hillsborough County, Florida this 22nd day of December, 2016. Marisa Zarzeski, Esq.
Marisa Zarzeski, Esq.
FL Bar # 113441

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
JR- 16-016542
Dec. 30, 2016; Jan. 6, 2017 16-02505K

SECOND INSERTION

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

CASE NO. 532016CA001858XXXXXX WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST, Plaintiff, vs. JERRY W. JORDAN; et al Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated September 22, 2016 , and entered in Case No. 532016CA001858XXXXXX of the Circuit Court in and for Polk County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST is Plaintiff and JERRY W. JORDAN; PRINCIPAL RESIDENTIAL MORTGAGE, INC., AN INACTIVE FLORIDA CORPORATION, BY AND THROUGH ITS PRESIDENT; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEE, OR OTHER CLAIMANTS; UNKNOWN PARTY #1, UNKNOWN PARTY #2, UNKNOWN PARTY #3, and UNKNOWN PARTY #4 THE NAMES BEING FICTITIOUS TO ACCOUNT FOR PARTIES IN POSSESSION UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit Court, will sell to the highest and best bid-

der for cash at online at www.polk.realforeclose.com, 10:00 a.m. on the 20th day of January, 2017, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 89, COUNTRY TRAILS PHASE FOUR UNIT II, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 90, PAGES 22, 23 AND 24, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH A MOBILE HOME LOCATED THEREON AS A PERMANENT FIXTURE AND APPURTENANCE THERETO, DESCRIBED AS A 1997 GENERAL LEASING CO. DOUBLE-WIDE MOBILE HOME BEARING TITLE NUMBERS 73126007 AND 73126024 AND VIN NUMBERS GMHGA3519613969A AND GMHGA3519613969B.

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

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

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

DATED at Bartow, Florida, on 12/23, 2016.

By: Adam Willis
Florida Bar No. 100441

SHD Legal Group P.A.
Attorneys for Plaintiff
PO BOX 19519
Fort Lauderdale, FL 33318
Telephone: (954) 564-0071
Facsimile: (954) 564-9252
Service E-mail:
answers@shdlegalgroup.com
1460-160787 CEW
Dec. 30, 2016; Jan. 6, 2017 16-02515K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2015CA-002348-0000-00

U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. JOHN KANASH, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 04, 2016, and entered in 2015CA-002348-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and JOHN KANASH; UNKNOWN SPOUSE OF JOHN KANASH; ISPC A/K/A THE INDEPENDENT SAVINGS PLAN COMPANY; HIGHLANDS RESERVE HOMEOWNERS ASSOCIATION, INC.; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 19, 2017, the following described property as set forth in said Final Judgment, to wit: LOT 64, HIGHLANDS RESERVE PHASE 6, ACCORDING TO THE

MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 117, PAGE 46, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1214 BLACK-HEATH COURT, DAVENPORT, FL 33897

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated this 21 day of December, 2016. By: Thomas Joseph Thomas Joseph, Esquire Florida Bar No. 123350 Communication Email: tjoseph@rasflaw.com ROBERTSON, ANSCHUTZ & SCHNEID, P.L. Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: mail@rasflaw.com 16-026171 - MoP Dec.30, 2016; Jan. 6, 2017 16-02516K

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2016CA001392 DIVISION: 07

CNF REALTY PARTNERS LLC, Plaintiff, vs. INVERSE INVESTMENTS, LLC, et al. Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated November 17, 2016, and entered in Case No. 2016CA001392 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which CNF REALTY PARTNERS LLC, is the Plaintiff and INVERSE INVESTMENTS, LLC; SCOTT CARSON; BAHAMA BAY CONDOMINIUM ASSOCIATION, INC.; are defendants, Stacy M. Butterfield, CPA, Clerk of the Court, will sell to the highest and best bidder for cash in/on http://www.polk.realforeclose.com/ in accordance with chapter 45 Florida Statutes, Polk County, Florida at 10:00 am on the 17th day of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure: UNIT 1203, BAHAMA BAY PHASE 1, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM, RECORDED IN O.R. BOOK

5169, PGS 1306, AND ALL EXHIBITS AND AMENDMENTS THEREOF, AND AS MORE SPECIFICALLY RECORDED IN CONDOMINIUM PLAT BOOK 12, PAGE 25, IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. PROPERTY ADDRESS: 709 Lucaya Loop, #1203, Davenport, FL 33897

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Damian G. Waldman, Esq. Florida Bar No. 0090502 Law Offices of Damian G. Waldman, P.A. PO Box 5162 Largo, FL 33779 Telephone: (727) 538-4160 Facsimile: (727) 240-4972 Email 1: damian@dwaldmanlaw.com E-Service: service@dwaldmanlaw.com Attorney for Plaintiff Dec.30, 2016; Jan. 6, 2017 16-02520K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2016CA001457000000 WELLS FARGO BANK, N.A., Plaintiff, vs.

MARY C. MONTENEGRO; et al., Defendant(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on August 18, 2016 in Civil Case No. 2016CA001457000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein, WELLS FARGO BANK, N.A. is the Plaintiff, and MARY C. MONTENEGRO; ASSOCIATION OF POINCIANA VILLAGES, INC.; SOLIVITA COMMUNITY ASSOCIATION, INC.; UNKNOWN TENANT 1 N/K/A GRASCELA MAENDEX; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS are Defendants. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on January 17, 2017 at 10:00 AM the following described real property as set forth in said Final Judgment, to wit:

LOT 26, SOLIVITA PHASE 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 112, PAGES 1-14, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated this 23 day of December, 2016. By: Andrew Scolaro FBN 44927 for Susan W. Findley, Esq. FBN: 160600 Primary E-Mail: ServiceMail@aldridgepите.com ALDRIDGE | PITE, LLP Attorney for Plaintiff 1615 South Congress Avenue Suite 200 Delray Beach, FL 33445 Telephone: (844) 470-8804 Facsimile: (561) 392-6965 1113-752405B Dec.30, 2016; Jan. 6, 2017 16-02527K

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2016CA001402000000

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR ADJUSTABLE RATE MORTGAGE TRUST 2005-12, ADJUSTABLE RATE MORTGAGE BACKED PASS THROUGH CERTIFICATES, SERIES 2005-12, Plaintiff, vs. GUNARATNAM, JOSHUA et al. Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 26 September, 2016, and entered in Case No. 2016CA001402000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which U.S. Bank National Association, As Trustee For Adjustable Rate Mortgage Trust 2005-12, Adjustable Rate Mortgage Backed Pass Through Certificates, Series 2005-12, is the Plaintiff and Joshua Gunaratnam, Joshua Gunaratnam, As Trustee Of The Lake Wales Trust Dated 18th Day of February, 2006, His Successors or Successors, Mortgage Electronic Registration Systems, Inc., As Nominee For Credit Suisse Financial Corporation, Rolling Oak Ridge Subdivision Property Owners' Association, Inc., are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at

10:00am EST on the 24th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure: LOT 25 ROLLING OAK RIDGE ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 91 PAGES 21 AND 22 PUBLIC RECORDS OF POLK COUNTY FLORIDA 777 HUNT DR, LAKE WALES, FL 33853

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated in Hillsborough County, Florida this 22nd day of December, 2016. Agnes Mombrun, Esq. ALBERTELLI LAW Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com JR- 16-014991 Dec.30, 2016; Jan. 6, 2017 16-02512K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2016CA000629000000

CIT BANK, N.A., Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARY J. BOONE, DECEASED, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 05, 2016, and entered in 2016CA000629000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein CIT BANK, N.A. is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARY J. BOONE, DECEASED; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; JOSEPHINE DONOCK are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 19, 2017, the following described property as set forth

in said Final Judgment, to wit: LOT 74, FORESTGREEN PHASE TWO, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 67, PAGE 44-45 PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 5143 IVY-BROOK LN, LAKE LAND, FL 33811

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated this 14 day of December, 2016. By: Thomas Joseph Thomas Joseph, Esquire Florida Bar No. 123350 Communication Email: tjoseph@rasflaw.com ROBERTSON, ANSCHUTZ & SCHNEID, P.L. Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: mail@rasflaw.com 16-003449 - MoP Dec.30, 2016; Jan. 6, 2017 16-02517K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO: 2016CA001832000000

BANK OF AMERICA, N.A., Plaintiff, vs. PETER R. MALMBERG A/K/A PETER MALMBERG; MARTHA D. MALMBERG; POLK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Mortgage Foreclosure entered in Civil Case No. 2016CA001832000000 of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein BANK OF AMERICA, N.A. is Plaintiff and MALMBERG, PETER, et al, are Defendants. The clerk, Stacy Butterfield, CPA shall sell to the highest and best bidder for cash at Polk County's On Line Public Auction website: www.polk.realforeclose.com, at 10:00 AM on April 11, 2017, in accordance with Chapter 45, Florida Statutes, the following described property located in POLK County, Florida as set forth in said Final Judgment of Mortgage Foreclosure, to-wit: BEGIN AT THE NORTH-EAST CORNER OF THE SE ¼ OF THE NW ¼ OF THE NE ¼ OF SECTION 13, TOWNSHIP 28 SOUTH, RANGE 24

EAST, RUN THENCE WEST 208 FEET, THENCE SOUTH 208 FEET, THENCE EAST 208 FEET, THENCE NORTH 208 FEET TO THE POINT OF BEGINNING. LESS 25 FEET FOR ROAD R/W ON THE NORTH AND EAST SIDES THEREOF. PROPERTY ADDRESS: 820 N CARROLL RD LAKE LAND, FL 33801

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Anthony Loney, Esq. FL Bar #: 108703 FRENKEL LAMBERT WEISS WEISMAN & GORDON, LLP One East Broward Blvd, Suite 1430 Fort Lauderdale, Florida 33301 Tel: (954) 522-3233 Fax: (954) 200-7770 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 fleservice@flwlaw.com 04-079600-F00 Dec.30, 2016; Jan. 6, 2017 16-02518K

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2014CA-002423-0000-00

US BANK NATIONAL ASSOCIATION, Plaintiff, vs. SHARON HAMILTON, et al. Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to an Amended Final Judgment of Foreclosure dated October 27, 2016, and entered in Case No. 2014CA-002423-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Us Bank National Association, is the Plaintiff and Sharon Hamilton, Polk County A Political Subdivision Of The State Of Florida, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/ on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 25th day of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure: THAT PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 28 SOUTH, RANGE 24 EAST, POLK COUNTY, FLORIDA, DESCRIBED AS: BEGIN AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 RUN THENCE NORTH 00 DEGREES 02 MINUTES 00 SECONDS EAST, 129.5 FEET; THENCE NORTH 89 DEGREES 57 MINUTES 00 SEC-

ONDS WEST, 498.7 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 02 MINUTES 00 SECONDS EAST, 107.00 FEET, THENCE NORTH 89 DEGREES 57 MINUTES 00 SECONDS WEST, 70.00 FEET, THENCE SOUTH 00 DEGREES 02 MINUTES 00 SECONDS WEST 107.00 FEET, THENCE SOUTH 89 DEGREES 57 MINUTES 00 SECONDS EAST, 70.00 FEET TO THE POINT OF BEGINNING. A/K/A 2513 MCCRANIE PL, LAKE LAND, FL 33801

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated in Hillsborough County, Florida this 22nd day of December, 2016. Andrea Alles Andrea Alles, Esq. FL Bar # 114757 Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com JR- 15-199468 Dec.30, 2016; Jan. 6, 2017 16-02509K

OFFICIAL COURTHOUSE 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:

www.floridapublicnotices.com



SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2015CA00392600000 FEDERAL NATIONAL MORTGAGE ASSOCIATION, Plaintiff, vs. SHAUNA M. ENGLISH; 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 NOVEMBER 14, 2016 IN CIVIL CASE NO. 2015CA003926000000, OF THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA, WHEREIN, FEDERAL NATIONAL MORTGAGE ASSOCIATION IS THE PLAINTIFF, AND SHAUNA M. ENGLISH; UNKNOWN SPOUSE OF SHAUNA M. ENGLISH; HAMPTON HILLS TOWNHOMES HOMEOWNERS ASSOCIATION INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS ARE DEFENDANTS. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on January 13, 2017 at 10:00 AM the following described real property as

set forth in said Final Judgment, to wit: LOT 22B, HAMPTON HILLS SOUTH, PHASE 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 133, PAGES 36 THROUGH 39, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated this 20 day of December, 2016. By: Susan W. Findley, Esq. FBN: 160600 Primary E-Mail: ServiceMail@aldridgepите.com ALDRIDGE | PITE, LLP Attorney for Plaintiff 1615 South Congress Avenue Suite 200 Delray Beach, FL 33445 Telephone: (844) 470-8804 Facsimile: (561) 392-6965 Dec. 30, 2016; Jan. 6, 2017 16-02480K

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2015CA-002247-0000-00 U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST, Plaintiff, vs. YOUNG, CLIFFORD et al, Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 22 August, 2016, and entered in Case No. 2015CA-002247-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust, is the Plaintiff and Carmela J. Young, Clifford D. Young, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 20th of January, 2017, the following described property as set forth in said Final Judgment of Foreclosure: LOT 5, BLOCK 8, BILTMORE PARK SUBDIVISION OF LAKE-LAND FLORIDA, ACCORDING TO THE PLAT THEREOF AS

RECORDED IN PLAT BOOK 8, PAGE 41, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. 713 HOLLINGSWORTH RD, LAKELAND, FL 33801 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated in Hillsborough County, Florida this 20th day of December, 2016. Aleisha Hodo Aleisha Hodo, Esq. FL Bar # 109121 Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com Dec. 30, 2016; Jan. 6, 2017 16-02488K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2016CA-003707-0000-00 FEDERAL NATIONAL MORTGAGE ASSOCIATION, Plaintiff, vs. CARL C. MERRILL A/K/A CARL CONRAD MERRILL, et al., Defendants. TO: CARL C. MERRILL A/K/A CARL CONRAD MERRILL Last Known Address: 2208 AVE F NW, WINTER HAVEN, FL 33880 Current Residence Unknown UNKNOWN SPOUSE OF CARL C. MERRILL A/K/A CARL CONRAD MERRILL N/K/A CARL CONRAD MERRILL Last Known Address: 2208 AVE F NW, WINTER HAVEN, FL 33880 Current Residence Unknown YOU ARE NOTIFIED THAT AN ACTION FOR FORECLOSURE OF MORTGAGE ON THE FOLLOWING DESCRIBED PROPERTY: LOT 7 AND THE EAST 14 FEET OF LOT 8 IN BLOCK 2 OF BEYMER-STONER SUBDIVISION, AN ADDITION TO THE CITY OF WINTER HAVEN, FLORIDA, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGE 34, PUBLIC RECORDS OF POLK COUNTY, FLORIDA has been filed against you and you are

required to serve a copy of your written defenses, if any, to it, on Choice Legal Group, P.A., Attorney for Plaintiff, whose address is P.O. BOX 9908, FT. LAUDERDALE, FL 33310-0908 on or before 1-5-17, a date which is within thirty (30) days after the first publication of this Notice in the (Please publish in THE BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. WITNESS my hand and the seal of this Court this 29 day of November, 2016. Stacy M. Butterfield As Clerk of the Court By: Lori Armijo As Deputy Clerk Choice Legal Group, P.A., Attorney for Plaintiff P.O. BOX 9908 FT. LAUDERDALE, FL 33310-0908 15-01228 Dec. 30, 2016; Jan. 6, 2017 16-02498K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION Case #: 2016-CA-003102 DIVISION: 4 Nationstar Mortgage LLC Plaintiff, vs.- Michael Apel; Sherry M. Apel a/k/a Sherry Apel; Huntington Hills Property Owners Association, Inc.; Unknown Parties in Possession #1, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants Defendant(s). NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2016-CA-003102 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Nationstar Mortgage LLC, Plaintiff and Michael Apel are defendant(s), I, Clerk of Court, Stacy M. Butterfield,

will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on February 7, 2017, the following described property as set forth in said Final Judgment, to-wit: LOT 8, HUNTINGTON HILLS PHASE III, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 109, PAGE 7, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Submitted By: ATTORNEY FOR PLAINTIFF: SHAPIRO, FISHMAN & GACHÉ, LLP 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 16-302402 FC01 CXE Dec. 30, 2016; Jan. 6, 2017 16-02482K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION Case #: 2016-CA-003042 DIVISION: 4 Nationstar Mortgage LLC Plaintiff, vs.- Celida Castano; Unknown Spouse of Celida Castano; CitiBank, N.A. Successor in Interest to CitiBank, Federal Savings Bank; Unknown Parties in Possession #1, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants Defendant(s). NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2016-CA-003042 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Nationstar Mortgage LLC, Plaintiff and Celida Castano are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the high-

est and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on January 24, 2017, the following described property as set forth in said Final Judgment, to-wit: LOT 54, REPLAT OF ORANGEWOOD VILLAGE UNIT NO. 2, ACCORDING TO MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 75, PAGE 14, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Submitted By: ATTORNEY FOR PLAINTIFF: SHAPIRO, FISHMAN & GACHÉ, LLP 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 15-285636 FC01 CXE Dec. 30, 2016; Jan. 6, 2017 16-02484K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2014CA-003761-0000-00 BANK OF AMERICA, N.A., Plaintiff, vs. FRANCOIS BOMBARDIER; et al., Defendant(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on September 20, 2016 in Civil Case No. 2014CA-003761-0000-00, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein, BANK OF AMERICA, N.A. is the Plaintiff, and FRANCOIS BOMBARDIER; CANDACE E. BOMBARDIER; THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWHEQ, INC., HOME EQUITY LOAN ASSET BACKED CERTIFICATES, SERIES 2006-S9; SUNDANCE PROPERTY OWNERS ASSOCIATION, INC; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS ARE DEFENDANTS. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bid-

der for cash at www.polk.realforeclose.com on January 18, 2017 at 10:00 AM the following described real property as set forth in said Final Judgment, to wit: LOT 71, SUNDANCE VILLAGE 1 PHASE TWO, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 105, PAGES 47 AND 48, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated this 27 day of December, 2016. By: Susan W. Findley, Esq. FBN: 160600 Primary E-Mail: ServiceMail@aldridgepите.com ALDRIDGE | PITE, LLP Attorney for Plaintiff 1615 South Congress Avenue, Suite 200 Delray Beach, FL 33445 Telephone: (844) 470-8804 Facsimile: (561) 392-6965 1092-7503B Dec. 30, 2016; Jan. 6, 2017 16-02529K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2015CA003693000000 DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-R5, Plaintiff, vs. SHARRON R. THOMAS A/K/A SHARON R. THOMAS A/K/A SHARON THOMAS; et al., Defendant(s). NOTICE IS HEREBY GIVEN THAT SALE WILL BE MADE PURSUANT TO AN ORDER OR FINAL JUDGMENT. FINAL JUDGMENT WAS AWARDED ON AUGUST 29, 2016 IN CIVIL CASE NO. 2015CA003693000000, OF THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA, WHEREIN, DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-R5 IS THE PLAINTIFF, AND SHARRON R. THOMAS A/K/A SHARON R. THOMAS A/K/A SHARON THOMAS; UNKNOWN SPOUSE OF SHARRON R. THOMAS A/K/A SHARON R. THOMAS A/K/A SHARON THOMAS; STATE OF FLORIDA DEPARTMENT OF REVENUE; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES,

GRANTEEES, OR OTHER CLAIMANTS ARE DEFENDANTS. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on January 13, 2017 at 10:00 AM the following described real property as set forth in said Final Judgment, to wit: THE NORTH 262 FEET OF THE WEST 110 FEET OF THE EAST 225 FEET OF U.S. GOVERNMENT LOT 4 IN SECTION 11, TOWNSHIP 29 SOUTH RANGE 26 EAST, POLK COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated this 20 day of December, 2016. By: Susan W. Findley, Esq. FBN: 160600 Primary E-Mail: ServiceMail@aldridgepите.com ALDRIDGE | PITE, LLP Attorney for Plaintiff 1615 South Congress Avenue Suite 200 Delray Beach, FL 33445 Telephone: (844) 470-8804 Facsimile: (561) 392-6965 1221-12104B Dec. 30, 2016; Jan. 6, 2017 16-02479K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY CIVIL DIVISION Case No. 2016CA-000462-0000-00 Division 15 FIFTH THIRD BANK, AN OHIO BANKING CORPORATION Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS AND TRUSTEES OF DWAIN ALAN GLENN, DECEASED, TODD GLENN, AS KNOWN HEIR OF DWAIN ALAN GLENN, DECEASED, TRENT GLENN, AS KNOWN HEIR OF DWAIN ALAN GLENN, DECEASED, DESIREE GLENN, AS KNOWN HEIR OF DWAIN ALAN GLENN, DECEASED, et al. Defendants. TO: DESIREE GLENN, AS KNOWN HEIR OF DWAIN ALAN GLENN, DECEASED CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 3202 ALTA TOWNE LAKE CIR POOLER, GA 31322 UNKNOWN SPOUSE OF DESIREE GLENN CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 3202 ALTA TOWNE LAKE CIR POOLER, GA 31322 You are notified that an action to foreclose a mortgage on the following property in Polk County, Florida: LOT 1 OF FAIRMONT PARK, UNIT NUMBER 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 39, AT PAGE 28, OF

THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. commonly known as 2101 N. CRYSTAL LAKE DR, LAKELAND, FL 33801 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Edward B. Pritchard of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before 1-16-17, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. Dated: DEC 07, 2016. CLERK OF THE COURT Honorable Stacy M. Butterfield 255 North Broadway Bartow, Florida 33830-9000 (COURT SEAL) By: Lori Armijo Deputy Clerk Edward B. Pritchard Kass Shuler, P.A. plaintiff's attorney P.O. Box 800 Tampa, Florida 33601 (813) 229-0900 328009/1663421/arj Dec. 30, 2016; Jan. 6, 2017 16-02499K

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2016CA003553000000 JAMES B. NUTTER & COMPANY, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF NAOMINIXON, 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 NAOMI NIXON, 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: LOT 64, THE PINES SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 64, PAGE 37 OF THE PUBLIC

RECORDS OF POLK COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 1/26/17 (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 Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711. WITNESS my hand and the seal of this Court at Polk County, Florida, this 20 day of December, 2016 Stacy M. Butterfield CLERK OF THE CIRCUIT COURT BY: Danielle Cavas DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: mail@rasflaw.com 15-066158 - CoAn Dec. 30, 2016; Jan. 6, 2017 16-02521K