

## BUSINESS OBSERVER FORECLOSURE SALES

### MANATEE COUNTY

Case No.	Sale Date	Case Name	Sale Address	Firm Name
2016 CC 000754	03/03/2017	Palm Aire vs. Kim R Mestel et al	6999 West Country Club Dr. N #211, Sarasota, FL 34243	Levitt, Sandy Alan
2016-CC-001888	03/07/2017	Gillette Grove Homeowner's vs. Travis Pendergrass et al	2746 Billingham Dr., Land O'Lakes, FL 34639	Mankin Law Group
2013CA006314AX	03/07/2017	Green Tree vs. John Greeman et al	1717 28th St W., Bradenton, FL 34205-3851	eXL Legal
2013 CA 006485 Div D	03/07/2017	Caliber Home Loans vs. Gary R Lightbourn etc et al	4923 80th Avenue, Sarasota, FL 34243	Quintairos, Prieto, Wood & Boyer
2010-CA-006331	03/07/2017	U.S. Bank vs. Sergey Popesku et al	Lot 41, The Trails, Phs IIA, PB 26/1	Millennium Partners
2015CA005706AX	03/07/2017	Lakeview Loan vs. DH Kelly Gurnon etc et al	Lot 100, Wallingford, PB 38/96	Phelan Hallinan Diamond & Jones, PLC
2016-CA-003288 Div D	03/07/2017	U.S. Bank vs. Justin Todd Yost etc et al	Lot 22, Blk A-2, Summerfield Village, #1, PB 29/36	Shapiro, Fishman & Gache (Boca Raton)
2015CA005356AX	03/08/2017	Ditech Financial vs. Susan M Linden et al	825 Waterside Lane, Unit 13, Bradenton, FL 34209	Robertson, Anschutz & Schneid
2015-CA-003387	03/08/2017	HSBC Bank vs. Rebekah A Dorman etc et al	Lot 16, Blk A, Sandpointe Subn, PB 17/10	Weitz & Schwartz, P.A.
2016CA000991AX	03/08/2017	HSBC Bank vs. Joneen Nielsen etc et al	2717 6th Ave W., Bradenton, FL 34205-4101	eXL Legal
2016-CC-1162	03/08/2017	Country Club vs. Anthony Mazzucca et al	6660 Pebble Beach, Lakewood Ranch, FL 34202	Mankin Law Group
2014CA006597AX	03/09/2017	Deutsche Bank vs. Jerome T Davis et al	1834 8th Ave E., BRadenton, FL 34208	Robertson, Anschutz & Schneid
412016CA000527XXXXXX	03/09/2017	U.S. Bank vs. Matthew R Chenault et al	Lot 103, Oakley Place, PB 42/46	SHD Legal Group
41 2015CA003598AX	03/10/2017	U.S. Bank vs. Leo R Beaumier Jr et al	#201, Bldg 13, Village at Townpark, ORB 2057/3888	Kahane & Associates, P.A.
2016 CA 002825	03/10/2017	Frontier Capital vs. Alpha Realty Holdings et al	#C-206, Lough Erne Scn 1, ORB 1000/1519	Snyder Law Group, P.A.
2016CA000743AX	03/10/2017	Wells Fargo Bank vs. Marius Talos-Prodan et al	5506 18th St W, Bradenton, FL 34207	Robertson, Anschutz & Schneid
41-2013-CA-003712	03/10/2017	U.S. Bank vs. Daley, Scott et al	5328 # 24th St Ct., Bradenton, FL 34203	Albertelli Law
41-2015-CA-002683	03/10/2017	Wells Fargo Bank vs. Theresa I Parello et al	3810 75th St W., Unit 143, Bradenton, FL 34209-5858	eXL Legal
2014CA006079 Div B	03/10/2017	JPMorgan Chase Bank vs. Arthur L Yarborough et al	Lot 16, Varns Subn, PB 10/34	Gladstone Law Group, P.A.
2016CA000505AX	03/10/2017	Wells Fargo Bank vs. Linda M Register et al	5631 Spanish Point Ct., Palmetto, FL 34221-1303	eXL Legal
2007 CA 002441	03/10/2017	Fremont Investments vs. George Ellin et al	5012 Mangrove Point Road, Bradenton, FL 34210	Robertson, Anschutz & Schneid
2015-CA-003316	03/10/2017	HSBC Bank vs. Wendy Smith etc et al	4904 Arlington Road, Palmetto, FL 34221	Pearson Bitman LLP
41-2009-CA-004442 Div B	03/14/2017	Deutsche Bank vs. Widunas, Kristen et al	3110 Cedar St., Ellenton, FL 34222	Albertelli Law
2013-CA-004291 Div D	03/14/2017	The Bank of New York Mellon vs. Robert R Taylor et al	Parcel in Scn 5, TS 37 S, Rng 21 E	Shapiro, Fishman & Gache (Boca Raton)
41-2013-CA-000613	03/14/2017	JPMorgan Chase Bank vs. Spousta, Tom et al	714 Magellan Dr., Sarasota, FL 34243	Albertelli Law
41-2014-CA-003569-XXXX-AX	03/14/2017	Wilmington Savings vs. Leonardo Soccolich et al	6711 Quillback Lane, Bradenton, FL 34202	Kanter, PLLC.; Law Office of Andrew S.
2016CA001949AX Div D	03/15/2017	Nationstar Mortgage vs. Zanella, Edgar et al	4321 78th St W, Unit 21-A, Bradenton, FL 34209	Albertelli Law
41-2013-CA-007324 Div B	03/15/2017	Wells Fargo Bank vs. Phillip A Butler etc Unknowns et al	1715 76th Ave, Dr. E., Tallevast, FL 34270	Albertelli Law
2015CA003163AX	03/15/2017	Wells Fargo Bank vs. Martin E Smith et al	Lot 3, Pt of Lot 2, Skylee Pines Subn, PB 21/120	Aldridge Pite, LLP
41 2013CA005093AX	03/16/2017	JPMorgan Chase Bank vs. Lucio Martinez-Garcia et al	Lot 35, H.L. Moss Subn, PB 7/10	Phelan Hallinan Diamond & Jones, PLC
2016 CA 2050	03/16/2017	Charles E Summeralls vs. Jennifer L Swan et al	307 65th St E., Bradenton, FL 34208	Marshall, Esq.; Ernest S.
2016 CA 3910	03/16/2017	Powers & Anderson LLC vs. Double Eagle of Sarasota et al	Alcoholic Beverage License #51-00023	Grimes Goebel Grimes Hawkins et al
2012-CA-004694 Div D	03/17/2017	Bank of America vs. Angela Munoz et al	Lot 10, Summerfield Village, Sbhps C, #6B & 7B, PB 32/2	Shapiro, Fishman & Gache (Boca Raton)
2016-CA-000128 Div D	03/21/2017	U.S. Bank vs. Hindman, Naomi et al	1507 14th Ave W., Bradenton, FL 34205	Albertelli Law
41-2016-CA-000543	03/22/2017	Wells Fargo Bank vs. Sharon Sturchio et al	2906 Gulf Drive, Holmes Beach, FL 34217	Marinosci Law Group, P.A.
41 2015CA005958AX	03/23/2017	Specialized Loan Servicing vs. Mary Jane Huff Unknowns et al	#517-B, Bldg O, Bayshore-On-The-Lake, ORB 1064/1505	Kahane & Associates, P.A.
2007-CA-008274	03/24/2017	U.S. Bank vs. Ravixay Vongkorad et al	3020 Pine St., Bradenton, FL 34208	Albertelli Law
2010CA10541	03/28/2017	Suntrust Mortgage vs. Juan Ruiz-Tagle etc et al	Lot 44, Indigo Ridge, PB 41/75	Popkin & Rosaler, P.A.
2016 CA 001979	04/04/2017	The Bank of New York vs. David A Bock etc et al	1311 84th St., NW, Bradenton, FL 34209	Padgett, Timothy D., P.A.
2014CA004691AX	04/11/2017	Green Tree vs. Thomas L Dawson et al	5336 20th St. Ct. E., Bradenton, FL 34203	Padgett, Timothy D., P.A.
2016-CA-002121	04/12/2017	Wilmington Savings vs. Maria D Popoca Mateo etc et al	1708 17th St E., Palmetto, FL 34221	Storey Law Group, PA
2014-CA-004942 Div D	04/12/2017	JPMorgan Chase Bank vs. Michael Steele etc et al	Lot 10, Imperial Ridge, PB 23/143	Shapiro, Fishman & Gache (Boca Raton)
2014-CA-005007	04/12/2017	U.S. Bank vs. Wyman Darley et al	7818 Drayton Circle, University Park, FL 34201-2279	Pearson Bitman LLP
412013007407	04/13/2017	Federal National vs. Elizabeth R Guerrero etc et al	Lot 148, Silverlake, PB 45/80	Choice Legal Group P.A.
412016CA002523CAAXMA	04/18/2017	U.S. Bank vs. Jerry L McCart et al	407 409 58th Ave Ter E, Bradenton, FL 34203	Robertson, Anschutz & Schneid
2013CA007194	04/18/2017	Federal National vs. Danniell P Keefe et al	Lot 446, Harrison Ranch, Phs IA, PB 49/76	Choice Legal Group P.A.
2013-CA-000561	04/25/2017	Bank of America vs. Rebbecca Lagasse et al	7725 235th St E., Myakka City, FL 34251	Padgett, Timothy D., P.A.
2016 CA 000510	04/28/2017	Deutsche Bank vs. Larry Tatro etc et al	3618 75th Terrace East, Sarasota, FL 34243	Ward Damon Posner Pheterson & Bleau
41 2016 CA 001307	05/10/2017	Reverse Mortgage vs. April Turner et al	Lot 17, Blk G, Sylvan Oaks, PB 21/82	Gladstone Law Group, P.A.
2015-CA-000688	05/16/2017	U.S. Bank vs. Mitchell C Dressler et al	4913 32nd Street, Bradenton, FL 34203	Frenkel Lambert Weiss Weisman & Gordon
2014CA006512AX	06/30/2017	Deutsche Bank vs. Donise Jackson et al	Pt of Lot 4, Southern Investments Company, PB 1/155	Gladstone Law Group, P.A.

### CHARLOTTE COUNTY

16001660CA	03/03/2017	Wells Fargo Bank vs. Evelyn L Broeckel et al	Lot 3, Blk 1578, Port Charlotte Subn, Scn 15, PB 5/4A	Brock & Scott, PLLC
16000575CA	03/03/2017	Avail 2 LLC vs. Gabriele Wulkop De Rojas et al	Unit 211, Bldg B, Acapulco Club, ORB 3283-1598	Kelley & Fulton, P.L.
16001411CA	03/06/2017	Wilmington Trust vs. Lori Conn-Johnson et al	26052 Salomika Lane, Punta Gorda, FL 33983	Albertelli Law
16000653CA	03/06/2017	Ventures Trust vs. Delores J Rogell etc et al	9492 Galaxie Cir., Port Charlotte, FL 33981	Deluca Law Group
16000696CA	03/08/2017	Suncoast Credit Union vs. Steven E Kiraly et al	Lot 23, Blk 1576, Pt Char Subn, Scn 15, PB 5/4A	Henderson, Franklin, Starnes & Holt, P.A.
08-2016-CA-001175	03/09/2017	Wells Fargo Bank vs. Sadie P Allen et al	20231 Macon Ln., Port Charlotte, FL 33952	Kass, Shuler, P.A.
2016-CA-001844	03/09/2017	U.S. Bank vs. Elizabeth M Czerwicz et al	Unit 1202, Lakeshore of Charlotte County, ORB 761/1571	Shapiro, Fishman & Gache (Boca Raton)
16000978CA	03/13/2017	Wilmington Savings vs. Lisa Bridges et al	25050 Sandhill Blvd., Apt 9A, Punta Gorda, FL 33983	Storey Law Group, PA
15002843CA	03/13/2017	Bank of America vs. Ryan J Atkin etc et al	2220 & 2212 Adirondack Lane, Port Charlotte, FL 33953	Frenkel Lambert Weiss Weisman & Gordon
16000950CA	03/13/2017	Bank of America vs. Monzurul H Monzur et al	3486 & 3494 Jewel St., Port Charlotte, FL 33948	Frenkel Lambert Weiss Weisman & Gordon
16000860CA	03/16/2017	Caliber Home Loans vs. Michael T Varley et al	3166 Gillot Blvd., Port Charlotte, FL 33981	Albertelli Law
16000579CA	03/16/2017	JPMorgan Chase Bank vs. Norma Jean Mihalek et al	Lot 34, Blk 534, Punta Gorda Isles, Scn 20, PB 11/2A	Kahane & Associates, P.A.
16001936CA	03/16/2017	Midfirst Bank vs. Steven M Stockslager etc et al	230007 Jumper Ave., Port Charlotte, FL 33952	eXL Legal
16001767CA	03/16/2017	360 Mortgage Group vs. Estate of Arlen West etc et al	2710 Luna Ct Punta Gorda, FL 33950	Robertson, Anschutz & Schneid
15002504CA	03/17/2017	Carrington Mortgage Services vs. Dolores G McNamara et al	22307 Alcorn Ave., Port Charlotte, FL 33952	Lender Legal Services, LLC
15002653CA	03/17/2017	Wells Fargo Bank vs. Mary Metcalf et al	24299 Yacht Club Blvd., Punta Gorda, FL 33955	Albertelli Law
16001411CA	03/17/2017	Wilmington Trust vs. Lori Conn-Johnson et al	26052 Salomika Lane, Punta Gorda, FL 33983	Charlotte County Clerk of Court
14002581CA	03/17/2017	Green Tree Servicing vs. Estate of Paul E Harris Jr etc et al	Pt of Lots 980/981, Ward 1, El Jobean, PB 2/47	Aldridge Pite, LLP
16001218CA	03/17/2017	Wells Fargo Bank vs. Larry W Smith et al	1172 Salina Ave., Port Charlotte, FL 33948	Robertson, Anschutz & Schneid
2016-001723-CA	03/20/2017	Rita J Hersey vs. Charles B Cochran et al	Lot 17, Blk 1330, Pt Charlotte Subm, Scn 11, PB 4/22A	Goldman, Tiseo & Sturges, P.A.
08-2014-CA-000794	03/20/2017	U.S. Bank Trust vs. Fineman, Michael et al	7352 Powder Puff St., Punta Gorda, FL 33955	Albertelli Law
16001359CA	03/20/2017	Bank of America vs. Kenneth Hood et al	23305 McQueeney Ave., Port Charlotte, FL 33980	Albertelli Law
15001511CA	03/20/2017	Deutsche Bank vs. Pedro D Melendez et al	20083 Albury Dr., Port Charlotte, FL 33952	Deluca Law Group
08-2014-CA-002038	03/22/2017	Green Tree Servicing vs. Joey L Moran et al	27170 Townsend Ter., Punta Gorda, FL 33983	Kass, Shuler, P.A.
2014-CA-002327 XXXX	03/24/2017	The Bank of New York vs. Emanuel Chiuchiolo et al	76 Oakland Hills Place, Rotonda West, Florida 33947	Givner Law Group
15001890CA	03/24/2017	PNC Bank vs. Lance Scott Rawson etc et al	1279 Jacobs St., Port Charlotte, FL 33953	Robertson, Anschutz & Schneid
08-2015-CA-001396	04/03/2017	Wells Fargo Bank vs. Exclusive Home Design LLC et al	7233 N Blue Sage, Punta Gorda, FL 33955	Albertelli Law
082016CA001053XXXXXX	04/03/2017	Federal National vs. Jean M Chamberlain etc et al	Unit B-302, Emerald Pointe, ORB 515/934	SHD Legal Group

## SARASOTA COUNTY

Case No.	Sale Date	Case Name	Sale Address	Firm Name
2009 CA 017041 NC	03/06/2017	Wells Fargo Bank vs. Martine Weiss et al	1817 Ivanhoe Street, Sarasota, FL 34231-3609	Robertson, Anschutz & Schneid
58-2014-CA-001240 NC Div C	03/06/2017	Wells Fargo Bank vs. Wingate, Robert et al	633 Bayshore Rd, Nokomis, FL 34275	Albertelli Law
58-2015-CA-004793-NC Div A	03/06/2017	Citibank vs. Sears, David E et al	851 Placid Lake Drive, Osprey, FL 34229	Albertelli Law
2016 CA 002525 NC	03/06/2017	Everbank vs. Janice O Hill etc et al	3175 Wentworth Street, North Port, FL 34288	Frenkel Lambert Weiss Weisman & Gordon
2016 CA 1156 NC	03/06/2017	Finance of America Reverse vs. Robert E Larsen et al	140 Clemson Rd, Venice, FL 34293	Robertson, Anschutz & Schneid
2016 CA 003310 NC	03/06/2017	JPMorgan Chase Bank vs. Marilyn J Day etc Unknowns et al	364 Shamrock Boulevard, Venice, FL 34293	Albertelli Law
2013 CA 02890 NC	03/06/2017	Ocwen Loan Servicing vs. Betty Faye Gokey et al	Lot 2, Blk 75, 4th Addn to Pt Char Subn, PB 11/32	Aldridge Pite, LLP
2014 CA 006514 NC	03/06/2017	U.S. Bank vs. Becky J Kauffman etc et al	Lot 36, Blk B, Desoto Acres, PB 4/41	Aldridge Pite, LLP
2016 CA 003296 NC	03/06/2017	James B Nutter & Company vs. Harry E Weaver III etc et al	Lot 18, Blk 36, Venice East, 6th Addn, PB 22/50	Brock & Scott, PLLC
58 2010 CA 008280NC	03/06/2017	Wells Fargo Bank vs. Steven Wagner et al	Lots 16 & 17, Blk 177, PB 11/30	Brock & Scott, PLLC
2015-CA006739	03/07/2017	Nancy Eplin vs. Larry Kinsey et al	Lot 21, Blk 55, Venice By-Way Subn, PB 2/61	Taylor Law Firm
2014 CA 007174 NC	03/07/2017	Deutsche Bank vs. Frances Y Ramirez et al	Lot 12, Blk 811, 19th Addn to Port Charlotte Subn, PB 14/7	Van Ness Law Firm, P.A.
2013-CA-008095	03/08/2017	Deutsche Bank vs. Kathleen Allen et al	6452 Kickapoo Road, Sarasota, FL 34241	Pearson Bitman LLP
2015 CA 004716 NC	03/08/2017	Federal National Mortgage vs. Ronald E Hughes etc et al	S 45 Feet of Lot 9, Venice, South Gulf View Section, PB 2/213	Choice Legal Group P.A.
58-2014-CA-003260 NC	03/08/2017	Green Tree Servicing vs. Kenneth L Gifford etc et al	2785 Barry Rd, North Port, FL 34286-7205	eXL Legal
2011 CA 008730 NC	03/08/2017	Wells Fargo Bank vs. John Rawlings et al	Lot 20, Blk 1975, 42nd Addn to Port Charlotte Subn, PB 17/52	Brock & Scott, PLLC
2013 CA 005053 NC	03/09/2017	Wells Fargo Bank vs. Yovany Alas et al	Lot 498, Lake Sarasota Subn, Unit 6, PB 8/87	Aldridge Pite, LLP
2015 CA 004147 NC	03/09/2017	Wells Fargo Bank vs. Charles Vega et al	Lot 14, Blk 1843, Fortieth Addn to Port Charlotte, PB 16/41	Brock & Scott, PLLC
58 2012 CA 005490	03/10/2017	JPMorgan Chase Bank vs. Hinkle, Angela et al	3120 Lucaya Ave., North Port, FL 34286-4969	Albertelli Law
2014 CA 000636 NC	03/10/2017	Wells Fargo Bank vs. Aldo Botter et al	Unit B-26-E3, Ramblewood Acres, ORB 1044/1842	Brock & Scott, PLLC
2013 CA 007373 NC	03/10/2017	U.S. Bank vs. Sarah Booth et al	3358 Ramblewood Way, #12-B-4, Sarasota, FL 34237	Marinosci Law Group, P.A.
2011CA008072 NC	03/10/2017	Wells Fargo Bank vs. Dennis E Wonn Jr et al	Lot 18, Woodland Park, Unit 1, PB 29/48	Aldridge Pite, LLP
2014 CA 005266 NC	03/10/2017	HMC Assets vs. Kelley L Bolin etc et al	2682 Flagami Lane, North Port, FL 34286	Morgan Legal, P.A.
58-2014-CA-006953-XXXX-NC	03/13/2017	Green Tree Servicing vs. James R Aaron et al	3546 Julnar Ave, North Port, FL 34286	Padgett, Timothy D., P.A.
2015 CA 005872 NC Div A	03/13/2017	U.S. Bank vs. Deborah L Petty et al	3957 Magara Ter, North Port, FL 34287	Albertelli Law
582007CA016042XXXXXX	03/13/2017	HSBC Bank vs. Debra Licata et al	Lot 16, Waterfront Estates, Unit 2, PB 18/22	SHD Legal Group
2016 CA 002054 NC	03/13/2017	The Bank of New York Mellon vs. Patrice Martini etc et al	Lots 16572 & 16573, South Venice, Unit No. 62, PB 7/39	Aldridge Pite, LLP
2009-CA-4702-NC	03/14/2017	The Bank of New York Mellon vs. Kathryn Barker et al	2055 S Shade Ave, Sarasota, FL 34239	Robertson, Anschutz & Schneid
2012 CA 009932 NC	03/14/2017	Self Help Credit Union vs. Edward W Weitz Jr et al	3120 Duar Terrace, North Port, FL 34286-6202	eXL Legal
2015 CA 004044	03/14/2017	Deutsche Bank vs. Lawrence R Wiggins et al	Lot 6, Blk 1727, 36th Addn to Port Charlotte Subn, PB 16/3	Clarfield, Okon & Salomone, P.L.
2016 CA 004215 NC	03/14/2017	U.S. Bank vs. Deborah K Meyers et al	Admirals Walk, Unit 201, Bldg 6, Instr #2005102528	Clarfield, Okon & Salomone, P.L.
2015 CA 002848 NC	03/14/2017	Bank of America vs. Michael F Ruger et al	1709 Pelican Cove Rd, Sarasota, FL 34231	Marinosci Law Group, P.A.
2016 CA 001032 NC	03/14/2017	U.S. Bank vs. Mario Avila Concepcion Jr etc et al	Lot 3, Blk D, South Gate Ridge, Unit No. 2, PB 10/74	Aldridge Pite, LLP
2014 CA 005422 NC	03/16/2017	Third Federal Savings vs. Jeffrey D Andrasi et al	Lot 10, Southridge Subn, Unit 2, PB 23/19	Van Ness Law Firm, P.A.
2016 CA 001626 NC	03/16/2017	James B Nutter & Company vs. Theodore Geissensetter etc et al	656 Southland Rd, Venice, FL 34293	Robertson, Anschutz & Schneid
2016-CA-004837-NC	03/16/2017	Bishop's Aluminium vs. Zakaria Ghalayini	4224 Escondito Circle, Sarasota, FL 34238	Ferguson, Skipper, Shaw, Keyser, et al
58-2014-CA-007123NC	03/16/2017	U.S. Bank vs. Leigh M Durst et al	Lot 53, Shadow Oaks Subn, PB 23/9	Brock & Scott, PLLC

## MANATEE COUNTY LEGAL NOTICES

## FIRST INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA  
CIVIL ACTION  
CASE NO.: 2007-CA-008274

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MASTR ASSET BACKED SECURITIES TRUST 2006-WMC2, Plaintiff, vs.

RAVIXAY VONGKORAD et al, Defendant(s).  
NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated February 7, 2017, and entered in Case No. 2007-CA-008274 of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida in which U.S. Bank National Association, As Trustee For Mastr Asset Backed Securities Trust 2006-wmc2, is the Plaintiff and Ravixay Vongkorad, Hidden Lagoon at Tropical Shores II Homeowners' Association, Inc., Hidden Lagoon at Tropical Shores Homeowners Association, Inc., Mortgage Electronic Registration Systems, Inc. as Nominee for Aegis Funding d/b/a Aegis Home Equity, John Doe n/k/a David Souksengphet, Unknown Tenants/Owners, 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 Manatee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.manatee.realforeclose.com, Manatee County, Florida at 11:00AM on the 24th of March, 2017, the following

described property as set forth in said Final Judgment of Foreclosure:  
LOT 14 OF HIDDEN LAGOON, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 45, PAGE(S) 157-158, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

3020 PINE ST, BRADENTON, FL 34208  
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.

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

Dated in Hillsborough County, Florida this 22nd day of February, 2017.

/s/ 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  
March 3, 10, 2017 17-00261M

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2017-CP-0189  
Division PROBATE  
IN RE: ESTATE OF  
JAMES D. PHILLIPS  
Deceased.

The administration of the estate of JAMES D. PHILLIPS, deceased, whose date of death was August 9, 2016, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is March 3, 2017.

**Personal Representative:**  
James D. Phillips, Jr.  
498 Creed Street  
Mount Airy, North Carolina 27030  
Attorney for  
Personal Representative:  
O'BRIEN & BENNETT, P.A.  
Gerald F. O'Brien  
Attorney  
Florida Bar Number: 0768820  
1800 Second Street, Suite 735  
Sarasota, Florida 34236  
Telephone: (941) 316-9200  
Fax: (941) 308-0202  
E-Mail: Gerald@obriennbennett.com  
Secondary:  
Service@obriennbennett.com  
March 3, 10, 2017 17-00274M

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2017-CP-0111  
Division PROBATE  
IN RE: ESTATE OF  
LEA SMITH  
Deceased.

The administration of the estate of LEA SMITH, deceased, whose date of death was November 25, 2016, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is March 3, 2017.

**Personal Representative:**  
Lauren E. Ramirez  
5105 Manatee Avenue West, Ste. 15  
Bradenton, Florida 34205  
Attorney for Personal Representative:  
O'BRIEN & BENNETT, P.A.  
Gerald F. O'Brien  
Attorney  
Florida Bar Number: 0768820  
1800 Second Street, Suite 735  
Sarasota, Florida 34236  
Telephone: (941) 316-9200  
Fax: (941) 308-0202  
E-Mail: Gerald@obriennbennett.com  
Secondary:  
Service@obriennbennett.com  
March 3, 10, 2017 17-00277M

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
Case No. 2017-CP-000512AX  
IN RE: Estate of  
MARLENE A. FOLSOM,  
Deceased.

The administration of the Estate of Marlene A. Folsom, deceased, whose date of death was February 14, 2017, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the Personal Representative and attorneys are set forth below.

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

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

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

The date of first publication of this Notice is March 3, 2017.

**Personal Representative of and Attorney for the Estate of Marlene A. Folsom:**

Alexandra St. Paul, Esq.  
Florida Bar No.: 0473560

Dye, Deitrich, Petruff & St. Paul, P.L.

1111 Third Avenue West, Suite 300  
Bradenton, Florida 34205

Tel.: (941) 748-4411;

Fax (941) 748-1573

Primary E-mail: astpaul@dyefirm.com

Secondary E-mail: cccampbell@dyefirm.com

March 3, 10, 2017 17-00266M

## FIRST INSERTION

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

CASE No. 2014CA006512 AX  
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE J.P. MORGAN MORTGAGE ACQUISITION TRUST 2007-CH2 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-CH2, PLAINTIFF, VS. DONISE JACKSON, ET AL. DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated August 11, 2015 in the above action, the Manatee County Clerk of Court will sell to the highest bidder for cash at Manatee, Florida, on June 30, 2017, at 11:00 AM, at WWW.MANATEE.REALFORECLOSE.COM for the following described property:

The South 1/2 of the N 1/2 of Lot 4 of SOUTHERN INVESTMENT COMPANY'S RESUBDIVISION OF Lot 21, WHITE'S SUBDIVISION in Section 25, Township 34 South, Range 17 East, as per plat thereof recorded in Plat Book 1, Page 155, of the Public Records of Manatee County, Florida

and other persons who have claims or demands against the decedent's estate, including unmaturing, contingent or unliquidated claims, must file their claims with this Court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT 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) OR MORE YEARS AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is March 3, 2017.

**Personal Representative of and Attorney for the Estate of Marlene A. Folsom:**

Alexandra St. Paul, Esq.

Florida Bar No.: 0473560

Dye, Deitrich, Petruff & St. Paul, P.L.

1111 Third Avenue West, Suite 300

Bradenton, Florida 34205

Tel.: (941) 748-4411;

Fax (941) 748-1573

Primary E-mail: astpaul@dyefirm.com

Secondary E-mail: cccampbell@dyefirm.com

March 3, 10, 2017 17-00266M

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within sixty (60) days after the sale. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Gladstone Law Group, P.A.  
Attorney for Plaintiff  
1515 South Federal Highway, Suite 100  
Boca Raton, FL 33432  
Telephone #: 561-338-4101  
Fax #: 561-338-4077  
Email: eservice@gladstonelawgroup.com  
By: Marlon Hyatt, Esq.  
FBN 72009  
Our Case #: 14-002794-F\ 2014CA006512 AX\SPS  
March 3, 10, 2017 17-00279M

## 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](http://floridapublicnotices.com)

Business Observer

legal@businessobserverfl.com

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION **File No. 2017-CP-000401** IN RE: ESTATE OF CAROLYN R. BIGHAM Deceased.

The administration of the estate of CAROLYN R. BIGHAM, deceased, whose date of death was July 31, 2016, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P. O. Box 25400 Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 March 3, 2017.

**Personal Representative:**

**Meri E. Erickson**

128 28th St. NW

Bradenton, Florida 34205

Attorney for

Personal Representative:

Anne Sheffler Douglass, Attorney

Florida Bar Number: 0239143

4501 Manatee Ave #229

Bradenton, FL 34209

Telephone: (941) 746-6656

E-Mail: annedouglasslaw@gmail.com

March 3, 10, 2017 17-00273M

FIRST INSERTION

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

CIVIL DIVISION **Case No. 2008 CA 9206**

**WILLIAM H. MARSHALL, Plaintiff, -vs-**

**ROY J. FAIRBROTHER, JR., VALERIE A. FAIRBROTHER, and MADELINE R. SMITH, Defendants.**

NOTICE IS HEREBY GIVEN pursuant to an Amended and Restated Final Judgment of Foreclosure dated March 1, 2017, entered in Civil Case No. 2008 CA 9206 of the 12th Judicial Circuit in Manatee County, Florida, Angelina "Angel" Colonnese, the Clerk of the Court, located at 1115 Manatee Avenue West, Bradenton Florida 34205, will sell to the highest and best bidder for cash online at [www.manatee.realforeclose.com](http://www.manatee.realforeclose.com) at 11:00 A.M. EST on March 31, 2017 the following described property as set forth in said Final Judgment, to-wit:

LOT 30, BLOCK B, BRADEN RIVER LAKES, PHASE III, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 25, PAGE 107, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

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

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN A COURT PRO-

CEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE: IN SARASOTA COUNTY, PLEASE CONTACT SARASOTA COUNTY JURY OFFICE, P.O. BOX 3079, SARASOTA, FLORIDA 34230-3079. TELEPHONE: (941) 861-7400. IF YOU ARE HEARING OR VOICE IMPAIRED, PLEASE ALL 711. IN MANATEE COUNTY, PLEASE CONTACT MANATEE COUNTY JURY OFFICE, P.O. BOX 25400, BRADENTON, FLORIDA 34206. TELEPHONE: (941) 741-4062. IF YOU ARE HEARING OR VOICE IMPAIRED, PLEASE CALL 711. IN DESOTO COUNTY, PLEASE CONTACT DESOTO COUNTY JURY OFFICE, 115 EAST OAK STREET, ARCADIA, FLORIDA 34266. TELEPHONE: (863) 993-4876. IF YOU ARE HEARING OR VOICE IMPAIRED, PLEASE CALL 711. FOR ALL OTHER INQUIRIES PLEASE CONTACT THE 12TH CIRCUIT COURT ADA COORDINATOR: TIFFANY ZELSKI AT: 941-861-7811.

Dated this 1st day of March, 2017. CHRISTOPHER D. SMITH P.A. s/Christopher D. Smith Christopher D. Smith, Esq. FBN 0605433 5391 Lakewood Ranch Blvd. N., Ste. 203 Sarasota, FL 34240-8617 P: 941-202-2222 F: 941-907-3040 Primary Email: [smith@chrissmith.com](mailto:smith@chrissmith.com) Secondary Email: [john@chrissmith.com](mailto:john@chrissmith.com) Tertiary Email: [katherine@chrissmith.com](mailto:katherine@chrissmith.com) March 3, 10, 2017 17-00278M

FIRST INSERTION

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

CIVIL DIVISION **Case #: 2016-CA-004556** DIVISION: D

**U.S. Bank National Association, as Trustee for GSA Home Equity Trust 2006-9, Asset-Backed Certificates, Series 2006-9 Plaintiff, -vs-** **Gail Kallesen; Unknown Spouse of Gail Kallesen; Unknown Parties in Possession #1, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devises, Grantees, or Other Claimants; Unknown Parties in Possession #2, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devises, Grantees, or Other Claimants Defendant(s).**

TO: Unknown Spouse of Gail Kallesen: LAST KNOWN ADDRESS, 106 Williams Street, Sweetwater, TN 37874 Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

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

LOT 15 AND THE NORTH 1/2 OF LOT 16, BLOCK D, RE- VISED PLAT OF BAY VIEW

PARK, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 147, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

more commonly known as 1110 25th Avenue West, Palmetto, FL 34221.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon SHAPIRO, FISHMAN & GACHE, LLP, Attorneys for Plaintiff, whose address is 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

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

WITNESS my hand and seal of this Court on the 24 day of FEBRUARY, 2017.

Angelina "Angel" Colonnese Circuit and County Courts (SEAL) By: Kris Gaffney Deputy Clerk

SHAPIRO, FISHMAN & GACHE LLP Attorneys for Plaintiff 2424 North Federal Highway, Suite 360 Boca Raton, FL 33431 16-301718 FC01 CXE March 3, 10, 2017 17-00269M

FIRST INSERTION

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

GENERAL JURISDICTION DIVISION

**CASE NO. 41-2016-CA-000543**

**WELLS FARGO BANK, N.A., AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE HARBORVIEW MORTGAGE LOAN TRUST MORTGAGE LOAN PASS-THROUGH CERTIFICATES, SERIES 2006-12;**

**Plaintiff, vs.**

**SHARON STURCHIO, ET.AL;**

**Defendants**

NOTICE IS GIVEN that, in accordance with the Order to Reschedule Foreclosure Sale dated February 10, 2017, in the above-styled cause, The Clerk of Court will sell to the highest and best bidder for cash at WWW.MANATEE.REALFORECLOSE.COM, on March 22, 2017 at 11:00 am the following described property:

LOT 18, IN BLOCK 46, OF ILEXHURST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, AT PAGE 154, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

Property Address: 2906 GULF DRIVE, HOLMES BEACH, FL

34217 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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

WITNESS my hand on February 24, 2017.

Keith Lehman, Esq. FBN. 85111 Attorneys for Plaintiff

Marinosci Law Group, P.C.

100 West Cypress Creek Road, Suite 1045

Fort Lauderdale, FL 33309

Phone: (954)-644-8704; Fax (954) 772-9601

ServiceFL@mlg-defaultlaw.com

ServiceFL2@mlg-defaultlaw.com 14-19934-FC March 3, 10, 2017 17-00272M

FIRST INSERTION

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

CIRCUIT CIVIL DIVISION

**CASE NO.:**

**CASE NO.: 2016CA000228AX**

**U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST**

**Plaintiff, v.**

**JOHN GETTLE, et al Defendant(s)**

TO: JOHN GETTLE

RESIDENT: Unknown

LAST KNOWN ADDRESS:

2808 60TH AVENUE WEST, APT 405, BRADENTON, FL 34207

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in MANATEE County, Florida: CONDOMINIUM UNIT 405, BAYSHORE VILLAGE CONDOMINIUM I, PHASE VI, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 983, PAGES 3506-3563, AS AMENDED FROM TIME TO TIME, AND ANY AMENDMENTS THERE- TO, AND ACCORDING TO THE PLAT THEREOF AS RECORDED IN CONDOMINIUM PLAT BOOK 10, PAGES 171-174, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA

has been filed against you, and you are required to serve a copy to your written defenses, if any, to this action on Phelan Hallinan Diamond & Jones, PLLC, attorneys for plaintiff, whose address is 2727 West Cypress Creek Road, Ft. Lauderdale, FL 33309, and file the original with the Clerk of the Court, within 30 days after the first publica-

tion of this notice, otherwise a default may be entered against you for the relief demanded in the Complaint.

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

Movant counsel certifies that a bona fide effort to resolve this matter on the motion noticed has been made or that, because of time consideration, such effort has not yet been made but will be made prior to the scheduled hearing.

In and for Manatee County:

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

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

DATED: 2/24/2017

Angelina Colonnese Manatee County Clerk of The Circuit Court (SEAL) By Kris Gaffney Deputy Clerk of the Court

Phelan Hallinan Diamond & Jones, PLLC

2727 West Cypress Creek Road

Ft. Lauderdale, FL 33309

PH # 71126 March 3, 10, 2017 17-00270M

FIRST INSERTION

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

CIRCUIT CIVIL DIVISION

**CASE NO.: 2014CA004691AX**

**GREEN TREE SERVICING LLC 3000 Bayport Drive, Suite 880 Tampa, FL 33607**

**Plaintiff(s), vs.**

**THOMAS L. DAWSON; THE UNKNOWN SPOUSE OF THOMAS L. DAWSON; STATE FARM MUTUAL AUTOMOBILE INSURANCE CO. AS SUBROGEE**

**OF RICHARD E. CATCHINGS; THE UNKNOWN TENANT IN POSSESSION OF 5336 20TH STREET COURT E., BRADENTON, FL 34203,**

**Defendant(s).**

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on February 23, 2017, in the above-captioned action, the Clerk of Court, Angelina "Angel" Colonnese, will sell to the highest and best bidder for cash at [www.manatee.realforeclose.com](http://www.manatee.realforeclose.com) in accordance with Chapter 45, Florida Statutes on the 11th day of April, 2017, at 11:00 A.M. on the following described property as set forth in said Final Judgment of Foreclosure, to wit:

LOT 14, LESS THE SOUTH 15 FEET THEREOF, AND LOT 15, EUCALYPTUS HEIGHTS, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 16 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

PROPERTY ADDRESS: 5336 20TH STREET COURT E., BRADENTON, FL 34203

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

AMERICANS WITH DISABILITIES ACT. IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE MANATEE COUNTY JURY OFFICE, P.O. BOX 25400, BRADENTON, FLORIDA 34206, (941)741-4062, AT LEAST SEVEN (7) DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN SEVEN (7) DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

I HEREBY CERTIFY a true and correct copy of the foregoing has been furnished to all parties on the attached service list by e-Service or by First Class U.S. Mail on this 27th day of February, 2017:

Respectfully submitted,

/s/ Tyler W. Sawyer

Tyler W. Sawyer, Esq.

FL Bar # 123361

PADGETT LAW GROUP

For HARRISON SMALBACH, ESQ.

Florida Bar # 116255

6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312

(850) 422-2520 (telephone)

(850) 422-2567 (facsimile)

attorney@padgettlaw.net

Attorney for Plaintiff Pursuant to the Fla. R. Jud. Adm. 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.

Ditech Financial LLC f/k/a Green Tree Servicing LLC vs. Thomas L. Dawson TDP File No. 19002013-2300L-3 March 3, 10, 2017 17-00276M

FIRST INSERTION

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

PROBATE DIVISION **File No. 2017-CP-330**

**IN RE: ESTATE OF STEPHEN RICHARD HENDERSON**

**Deceased.**

The administration of the estate of Stephen Richard Henderson, deceased, whose date of death was January 17th, 2017, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 March 3rd, 2017.

**Jason Henderson**

6018 New Paris Way

Ellenton, FL 34222

**Personal Representative**

Benjamin R. Hanan, Esquire SHUMAKER, LOOP & KENDRICK, LLP

Attorneys for Personal Representative P.O. BOX 49948

SARASOTA, FL 34230

By: Benjamin R. Hanan, Esquire Florida Bar No. 0089559

March 3, 10, 2017 17-00265M

FIRST INSERTION

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

**File #: 2017CP000399AX**

**Division PROBATE**

**IN RE: ESTATE OF FAYE J. TYLER**

**Deceased.**

The administration of the estate of FAYE J. TYLER, deceased, whose date of death was November 24, 2016, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is March 3, 2017.

**Personal Representatives:**

**PAMELA FAYE ROSENTHAL**

3312 57th St. East

Bradenton, Florida 34208

**DOUGLAS GARY RASH**

1910 Heritage Lakes Blvd.

Lakeland, Florida 33803

Attorney for Personal Representatives:

JONATHAN T. ANDERSON

Attorney Florida Bar Number: 188530

## FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Concrete Craft of Sarasota located at 8374 Market St, Suite 108, in the County of Manatee in the City of Lakewood Ranch, Florida 34202 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Manatee, Florida, this 22 day of February, 2017.  
Eiler Enterprise, LLC  
March 3, 2017 17-00267M

## FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of NEW LEAF FARMS located at 6115 VERNA BETHANY RD, in the County of MANATEE, in the City of MYAKKA CITY, Florida 34251 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at MYAKKA CITY, Florida, this 21st day of FEBRUARY, 2017.  
DONALD J PRESSEAU  
March 3, 2017 17-00263M

## FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Bossa Nova Hair and Art Salon located at 10510 Portal Crossing Suite #104, in the County of Manatee, in the City of Bradenton, Florida 34211 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bradenton, Florida, this 27 day of February, 2017.  
KAH Enterprises, Inc.  
March 3, 2017 17-00275M

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

Notice is hereby given that the following vehicles will be sold at public auction pursuant to F.S. 713.585 on the sale dates at the locations below at 9:00 a.m. to satisfy labor and storage charges.

2006 HUMMER  
5GTDN136X68128662  
Total Lien: \$7067.75  
Sale Date: 03/20/2017  
Location: Burke's Auto Body LLC  
2223 9th Street W  
Bradenton, FL 34205  
941-746-7005

Pursuant to F.S. 713.585 the cash

amount per vehicle would be sufficient to redeem that vehicle from the lienor. Any interested party has a right to a hearing prior to the sale by filing a demand for the hearing with the Clerk of the Circuit Court in Manatee and mailing copies of the same to all owners and lienors. The owner/lienholder has a right to recover possession of the vehicle by posting bond pursuant to F.S. 559.917 and if sold any proceeds remaining from the sale will be deposited with the Clerk of Circuit Court for disposition.

March 3, 2017 17-00280M

## FIRST INSERTION

## Notice of Public Auction

Pursuant to Ch 713.585(6) F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve

Inspect 1 week prior @ lienor facility; cash or cashier check; 18% buyer premium; any person interested ph (954) 563-1999

Sale date March 24, 2017 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL 33309

30453 2010 Hyundai VIN#: 5NPET4AC0AH584286 Lienor: L & M Motors 5712 15th St E #4 Bradenton 941-592-0034 Lien Amt \$6045.00

30454 2006 Chevrolet VIN#: 1GZT53876F296503 Lienor: L & M Motors 5712 15th St E #4

Bradenton 941-592-0034 Lien Amt \$3734.00

30455 2007 Chevrolet VIN#: 3GNDA23P17S638383 Lienor: L & M Motors 5712 15th St E #4 Bradenton 941-592-0034 Lien Amt \$4027.00

Sale Date March 31, 2017 @ 10:00 am 3411 NW 9th Ave #707 Ft Lauderdale FL 33309

30478 2004 Chevrolet VIN#: 1GCGG25VX41227481 Lienor: L & M Motors 5712 15th St E #4 Bradenton 941-592-0034 Lien Amt \$5325.00

30479 2002 Dodge VIN#: 1D7HU18N32J181045 Lienor: L & M Motors 5712 15th St E #4 Bradenton 941-592-0034 Lien Amt \$5114.00

Licensed Auctioneers FLAB422 FLAU 765 & 1911  
March 3, 2017 17-00268M

## SUBSEQUENT INSERTIONS

## SECOND INSERTION

## NOTICE OF PUBLIC SALE

Notice is hereby given that on 3/10/17 at 10:30 am, the following mobile homes will be sold at public auction pursuant to F.S. 715.109: 1976 BAYWO #BF51121U & BF51121X. Last Tenant: Tracy Renee Kirk & David

Merle Martin.  
1972 SKYL #SF1988F. Last Tenants: Patricia Walters.  
Sale to be held at Realty Systems- Arizona Inc- 101 Amsterdam Ave, Ellen-ton, FL 34222, 813-282-6754.  
Feb. 24; Mar. 3, 2017 17-00255M

## SECOND INSERTION

## NOTICE TO CREDITORS

(summary administration)  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2017-CP-000305  
IN RE: ESTATE OF  
RENE JO MAGNUSON  
a/k/a RENE MAGNUSON  
Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Rene Jo Magnuson a/k/a Rene Magnuson, deceased, File Number 2017-CP-000305, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400 Bradenton, FL 34206; that the decedent's date of death was October 23rd, 2016; that the total value of the estate is \$24,338.00, that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
Michael Magnuson  
39500 Warren Road, Lot 304  
Canton, MI 48187  
ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE.

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED.  
NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is February 24, 2017.

Michael Magnuson  
Person Giving Notice  
SCOTT E. GORDON, ESQ.  
LUTZ, BOBO & TELFAIR, P.A.  
Attorneys for Person Giving Notice  
2 N. TAMIAMI TRAIL  
SUITE 500  
SARASOTA, FL 34236  
BY: SCOTT E. GORDON, ESQ.  
Florida Bar No. 288543  
Email addresses:  
sgordon@lutzbobob.com  
Feb. 24; Mar. 3, 2017 17-00248M

## FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of GIO FABULOUS PIZZA & MARTINI BAR located at 2219 60 AVENUE E, in the County of MANATEE in the City of ELLENTON, Florida 34222 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at MANATEE, Florida, this 24TH day of FEBRUARY, 2017.  
LEXICON FL, LLC  
March 3, 2017 17-00271M

## FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Bossa Nova Hair and Art Salon located at 10510 Portal Crossing Suite #104, in the County of Manatee, in the City of Bradenton, Florida 34211 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at MYAKKA CITY, Florida, this 21st day of FEBRUARY, 2017.  
DONALD J PRESSEAU  
March 3, 2017 17-00263M

## FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Bossa Nova Hair and Art Salon located at 10510 Portal Crossing Suite #104, in the County of Manatee, in the City of Bradenton, Florida 34211 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bradenton, Florida, this 27 day of February, 2017.  
KAH Enterprises, Inc.  
March 3, 2017 17-00275M

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

Notice is hereby given that the following vehicles will be sold at public auction pursuant to F.S. 713.585 on the sale dates at the locations below at 9:00 a.m. to satisfy labor and storage charges.

2006 HUMMER  
5GTDN136X68128662  
Total Lien: \$7067.75  
Sale Date: 03/20/2017  
Location: Burke's Auto Body LLC  
2223 9th Street W  
Bradenton, FL 34205  
941-746-7005

Pursuant to F.S. 713.585 the cash

amount per vehicle would be sufficient to redeem that vehicle from the lienor. Any interested party has a right to a hearing prior to the sale by filing a demand for the hearing with the Clerk of the Circuit Court in Manatee and mailing copies of the same to all owners and lienors. The owner/lienholder has a right to recover possession of the vehicle by posting bond pursuant to F.S. 559.917 and if sold any proceeds remaining from the sale will be deposited with the Clerk of Circuit Court for disposition.

March 3, 2017 17-00280M

## FIRST INSERTION

## Notice of Public Auction

Pursuant to Ch 713.585(6) F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve

Inspect 1 week prior @ lienor facility; cash or cashier check; 18% buyer premium; any person interested ph (954) 563-1999

Sale date March 24, 2017 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL 33309

30453 2010 Hyundai VIN#: 5NPET4AC0AH584286 Lienor: L & M Motors 5712 15th St E #4 Bradenton 941-592-0034 Lien Amt \$6045.00

30454 2006 Chevrolet VIN#: 1GZT53876F296503 Lienor: L & M Motors 5712 15th St E #4

Bradenton 941-592-0034 Lien Amt \$3734.00

30455 2007 Chevrolet VIN#: 3GNDA23P17S638383 Lienor: L & M Motors 5712 15th St E #4 Bradenton 941-592-0034 Lien Amt \$4027.00

Sale Date March 31, 2017 @ 10:00 am 3411 NW 9th Ave #707 Ft Lauderdale FL 33309

30478 2004 Chevrolet VIN#: 1GCGG25VX41227481 Lienor: L & M Motors 5712 15th St E #4 Bradenton 941-592-0034 Lien Amt \$5325.00

30479 2002 Dodge VIN#: 1D7HU18N32J181045 Lienor: L & M Motors 5712 15th St E #4 Bradenton 941-592-0034 Lien Amt \$5114.00

Licensed Auctioneers FLAB422 FLAU 765 & 1911  
March 3, 2017 17-00268M

## SUBSEQUENT INSERTIONS

## SECOND INSERTION

NOTICE OF SALE  
PURSUANT TO CHAPTER 45  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT OF  
THE STATE OF FLORIDA, IN AND  
FOR MANATEE COUNTY  
CIVIL DIVISION  
CASE NO.:

41-2014-CA-003569-XXXX-AX  
WILMINGTON SAVINGS FUND  
SOCIETY, FSB, NOT IN ITS  
INDIVIDUAL CAPACITY BUT  
SOLELY AS TRUSTEE FOR THE  
PRIMESTAR-H FUND I TRUST  
Plaintiff, vs.  
LEONARDO SOCCOLICH, et al,  
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated February 7, 2017, and entered in Case No. 41-2014-CA-003569-XXXX-AX of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida in which WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR BROUGHAM FUND I TRUST, is the Plaintiff and Leonardo Soccolich, Mila Papi-Soccolich, Greenbrook Village Association, Inc., and Unknown Tennat #1 n/k/a M. Sumner a/k/a Mary Sumner are defendants, the Manatee County Clerk of the Circuit Court will sell to the highest and best bidder for cash electronically/on-line at www.manatee.realforeclose.com, Manatee County, Florida at 11:00AM on the 14th day of March, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 92, GREENBOOK VII-

LAGE, SUBPHASE LL UNIT  
4 A/K/A GREENBROOK PRE-  
SERVE. A SUBDIVISION AC-  
CORDING TO THE PLAT  
THEREOF RECORDED IN  
PLAT BOOK 47, PAGES 70  
AND 75. OF THE PUBLIC RE-  
CORDS OF MANATEE COUN-  
TY, FLORIDA  
A/K/A 6711 QUILLBACK  
LANE, BRADENTON, FL  
34202

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

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

Dated in Hillsborough County, Florida this 21st day of February, 2017.  
/s/ Andrew S. Kanter  
Andrew S. Kanter, Esq.  
FL Bar # 37584  
Law Office of Andrew S. Kanter, Esq.  
P.O. Box 173378  
Tampa, FL 33672  
Telephone: (813) 527-0768  
E-Serve: akanter@akanterlaw.com  
Feb. 24; Mar. 3, 2017 17-00254M

## SECOND INSERTION

NOTICE OF  
FORECLOSURE SALE  
IN THE CIRCUIT COURT OF THE  
12TH JUDICIAL CIRCUIT, IN AND  
FOR MANATEE COUNTY,  
FLORIDA  
CIVIL DIVISION:  
CASE NO.: 2013CA007194

FEDERAL NATIONAL MORTGAGE  
ASSOCIATION,  
Plaintiff, vs.  
DANNIEL P. KEEFE;  
HARRISON RANCH  
HOMEOWNERS' ASSOCIATION,  
INC.; TARRAH L. MILTON-  
KEEFE; UNKNOWN TENANT;  
IN POSSESSION OF THE  
SUBJECT PROPERTY,  
Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 15th day of December, 2016, and entered in Case No. 2013CA007194, of the Circuit Court of the 12TH Judicial Circuit in and for Manatee County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION is the Plaintiff and DANNIEL P. KEEFE; HARRISON RANCH HOMEOWNERS' ASSOCIATION, INC.; TARRAH L. MILTON-KEEFE; and UNKNOWN TENANT (S) IN POSSESSION OF THE SUBJECT PROPERTY are defendants. ANGELINA M. COLONNESO as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.manatee.realforeclose.com in accordance with Chapter 45 at, 11:00 AM on the 18th day of April, 2017, the following described property as set forth in said Final Judgment, to wit:  
LOT 446, HARRISON RANCH,

PHASE IA, ACCORDING TO  
THE PLAT THEREOF, AS RE-  
CORDED IN PLAT BOOK 49,  
PAGES 76 THROUGH 100,  
PUBLIC RECORDS OF MANA-  
TEE COUNTY, FLORIDA

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

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

Dated this 16 day of FEBRUARY, 2017.  
By: Steven Force, Esq.  
Bar Number: 71811  
Submitted by:  
Choice Legal Group, P.A.  
P.O. Box 9908  
Fort Lauderdale, FL 33310-0908  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
eservice@delegalgroup.com  
13-03544  
Feb. 24; Mar. 3, 2017 17-00236M

## SECOND INSERTION

NOTICE OF SALE  
PURSUANT TO CHAPTER 45  
IN THE CIRCUIT COURT OF THE  
TWELFTH JUDICIAL CIRCUIT  
IN AND FOR MANATEE COUNTY,  
FLORIDA  
CIVIL ACTION  
CASE NO.: 2016-CA-000128

DIVISION: D  
U.S. BANK NATIONAL  
ASSOCIATION,  
Plaintiff, vs.  
HINDMAN, NAOMI et al,  
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 1 February, 2017, and entered in Case No. 2016-CA-000128 of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida in which U.S. Bank National Association, is the Plaintiff and Florida Housing and Finance Corporation, Naomi R. Hindman, 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, Devises, Grantees, or Other Claimants, are defendants, the Manatee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.manatee.realforeclose.com, Manatee County, Florida at 11:00AM on the 21st of March, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 2, LESS THE WEST 10 FEET THEREOF, BLOCK A, MAGNOLIA HEIGHTS, ACCORDING TO THE PLAT

THEREOF, AS RECORDED IN  
PLAT BOOK 2, PAGE 97, OF  
THE PUBLIC RECORDS OF  
MANATEE COUNTY, FLORI-  
DA.

1507 14TH AVE W, BRADEN-  
TON, FL 34205

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

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

Dated in Hillsborough County, Florida this 20th day of February, 2017.  
/s/ 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  
E-Serve:  
servealaw@albertellilaw.com  
JR- 15-203765  
Feb. 24; Mar. 3, 2017 17-00252M

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT IN AND  
FOR MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
CASE NO: 2016 CP 2830  
IN RE: THE ESTATE OF:  
IRENE B. SCHMEISKE,  
a/k/a IRENE SCHMEISKE,  
Deceased.

The administration of the estate of IRENE B. SCHMEISKE, deceased, whose date of death was October 23, 2016, and whose Social Security Number is xxx-xx-6307, is pending in the Circuit Court in and for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, Florida 34206. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER 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

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2017-CP-223  
IN RE: ESTATE OF  
PHYLLIS M. SANDERS,  
Deceased.

The administration of the estate of PHYLLIS M. SANDERS, deceased, whose date of death was December 7, 2016, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
File Number: 2017 CP 000319 AX  
IN RE: ESTATE OF  
MICHAEL T. PELLETIER  
deceased

The administration of the estate of MICHAEL T. PELLETIER, deceased, whose date of death was January 4, 2017, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 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

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
MANATEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2017 CP 349  
Division Probate  
IN RE: ESTATE OF  
DONALD R. HRITZ AKA  
DONALD RAYMOND HRITZ  
Deceased.

The administration of the estate of DONALD R. HRITZ aka DONALD RAYMOND HRITZ, deceased, whose date of death was December 30, 2016, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

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

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

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

The date of first publication of this Notice is 2/24/17.

Personal Representative  
s/ Loreen Vickers  
LOREEN VICKERS  
c/o Richard Barton Ray,  
Registered Agent  
6108 26th Street West, Suite 2  
Bradenton, Florida 34207  
Attorney for Personal Representative:  
s/ Richard Barton Ray  
RICHARD BARTON RAY, Esquire  
6108 26th Street West, Suite 2  
Bradenton, Florida 34207  
(941) 755-3731  
Florida Bar No: 0717381  
Feb. 24

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION  
**File No. 2017 CP 000173 AX**  
**IN RE: ESTATE OF MICHAEL J. RUSSO, Deceased.**

The administration of the estate of MICHAEL J. RUSSO, deceased, whose date of death was June 9, 2016, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

NOTWITHSTANDING THE TIME 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 February 24, 2017.

**Personal Representative:**

**Rose A. Russo**

7085 Chatum Light Run  
 Bradenton, Florida 34212

Attorney for Personal Representative:  
 John K. Shamsey, Esq.

Fournier, Connolly, Warren & Shamsey, P.A.

Florida Bar No. 0583383  
 1 S. School Avenue, Suite 700  
 Sarasota, Florida 34237

Telephone: (941) 906-1199  
 Facsimile: (941) 362-0137

Email:

jshamsey@fournierconnolly.com

Signed on February 22, 2017  
 Feb. 24; Mar. 3, 2017 17-00257M

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA  
 CIVIL DIVISION:  
**CASE NO. 412013007407**  
**FEDERAL NATIONAL MORTGAGE ASSOCIATION, Plaintiff, vs.**

**ELIZABETH R. GUERRERO A/K/A ELIZABETH RENEE GUERRERO; BLACK POINT ASSETS, INC AS TRUSTEE OF THE 5224 58TH TERRACE EAST LAND TRUST DATED OCTOBER 5, 2012; SILVER LAKE COMMUNITY ASSOCIATION, INC.; JONAS GUERRERO; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.**

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 13th day of February, 2017, and entered in Case No. 412013007407, of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION is the Plaintiff and ELIZABETH R. GUERRERO A/K/A ELIZABETH RENEE GUERRERO; BLACK POINT ASSETS, INC AS TRUSTEE OF THE 5224 58TH TERRACE EAST LAND TRUST DATED OCTOBER 5, 2012; SILVER LAKE COMMUNITY ASSOCIATION, INC.; JONAS GUERRERO; UNKNOWN TENANT N/K/A JULIE KARUBINA; and UNKNOWN TENANT (S) IN POSSESSION OF THE SUBJECT PROPERTY are defendants.

ANGELINA M. COLONNESO as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.manatee.realforeclose.com in accordance with Chapter 45 at, 11:00 AM on the 13th day of

April, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 148, SILVERLAKE, A SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 45, PAGES 80-87, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA

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

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

Dated this 17 day of FEBRUARY, 2017.

By: Steven Force, Esq.  
 Bar Number: 71811

Submitted by:

Choice Legal Group, P.A.  
 P.O. Box 9908

Fort Lauderdale, FL 33310-0908

Telephone: (954) 453-0365

Facsimile: (954) 771-6052

Toll Free: 1-800-441-2438

DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516

eservice@clegalgroup.com  
 11-20889  
 Feb. 24; Mar. 3, 2017 17-00244M

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA  
 CIVIL DIVISION

**CASE NO. 41 2015CA005958AX**  
**SPECIALIZED LOAN SERVICING, LLC**  
**Plaintiff, vs.**

**UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNEES, LIENORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST MARY JANE HUFF, DECEASED; SUSAN M. STILTS; BAYSHORE ON THE LAKE CONDOMINIUM APARTMENTS, PHASE III, OWNERS ASSOCIATION, INC.; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; Defendant(s)**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 2, 2017, and entered in Case No. 41 2015CA005958AX, of the Circuit Court of the 12th Judicial Circuit in and for MANATEE County, Florida, wherein SPECIALIZED LOAN SERVICING, LLC is Plaintiff and UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES, LIENORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST MARY JANE HUFF, DECEASED; SUSAN M. STILTS; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; BAYSHORE ON THE LAKE CONDOMINIUM APARTMENTS, PHASE III, OWNERS ASSOCIATION, INC.; are defendants.

ANGELINA (ANGEL) COLONNESO, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.MANATEE.REALFORECLOSE.COM, at 11:00 A.M., on the 23 day of March, 2017, the following described property as set forth in said Final Judgment, to

wit:

UNIT 517-B, BUILDING "O", PHASE III, BAYSHORE-ON-THE-LAKE CONDOMINIUM APARTMENTS, SECTION I, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM AS RECORDED IN OFFICIAL RECORDS BOOK 1064, PAGES 1505 THROUGH 1531, AND AMENDMENTS THERETO, AND AS PER PLAT THEREOF, RECORDED IN CONDOMINIUM BOOK 15, PAGES 62-63, AND RE-RECORDED IN OFFICIAL RECORD BOOK 1064, PAGE 2802 AND AMENDMENTS THERETO, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

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

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

Dated this 16 day of February, 2017

By: Stephanie Simmonds, Esq.  
 Fla. Bar No.: 85404

Submitted by:

Kahane & Associates, P.A.  
 8201 Peters Road,  
 Ste.3000  
 Plantation, FL 33324

Telephone: (954) 382-3486

Telefacsimile: (954) 382-5380

Designated service email:

notice@kahaneandassociates.com  
 File No.: 15-04369 SLS  
 V3.20160920  
 Feb. 24; Mar. 3, 2017 17-00230M

SECOND INSERTION

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

PROBATE DIVISION  
**File No. 2016 CP 000136**  
**Division: Probate**  
**IN RE: ESTATE OF EVELYN ESTHER FREDENBURGH A/K/A EVELYN FREDENDURGH Deceased.**

The administration of the estate of Evelyn Esther Fredenburgh a/k/a Evelyn Fredendurgh, deceased, whose date of death was September 26, 2016, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 February 24, 2017.

**Personal Representative:**

**Celia Fradkin**

c/o Boyer & Boyer, P.A.  
 46 N. Washington Blvd., Suite 21  
 Sarasota, FL 34236

Attorney for Personal Representative:

Neil T. Lyons  
 Florida Bar Number:91826

BOYER & BOYER PA  
 46 N. Washington Blvd.,  
 Ste. 21

SARASOTA, FL 34236

Telephone: 941-365-2304

Fax: 941-364-9896

E-Mail: nlyons@boyerboyer.com

Secondary E-Mail: service@boyerboyer.com  
 Feb. 24; Mar. 3, 2017 17-00231M

SECOND INSERTION

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

**CASE NO.: 2015CA003163AX**  
**WELLS FARGO BANK, NA, Plaintiff, vs.**

**MARTIN E. SMITH; 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 17, 2015 in Civil Case No. 2015CA003163AX, of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein, WELLS FARGO BANK, NA is the Plaintiff, and MARTIN E. SMITH; HELEN C. SMITH A/K/A HELEN CAROL SMITH; SKYLEE PINES 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, Angelina "Angel" Colonneso will sell to the highest bidder for cash at www.manatee.realforeclose.com on March 15, 2017 at 11:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

ALL OF LOT 3; AND LOT 2, LESS THE SOUTH 60.0 FEET; OF SKYLEE PINES SUBDIVISION, AS RECORDED IN PLAT BOOK 21, PAGES 120 AND 121, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, LESS THE EAST 50 FEET FOR

PRIVATE ROAD AS RECORDED IN OFFICIAL RECORDS BOOK 1069, PAGES 3316-3320, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

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

**IMPORTANT**

AMERICANS WITH DISABILITIES ACT: IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE MANATEE COUNTY JURY OFFICE, P.O. BOX 25400, BRADENTON, FLORIDA 34206, (941) 741-4062, AT LEAST SEVEN (7) DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN SEVEN (7) DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

Dated this 21 day of February, 2017.

ALDRIDGE PITE, LLP  
 Attorney for Plaintiff

1615 South Congress Avenue,  
 Suite 200

Delray Beach, FL 33445

Telephone: (844) 470-8804

Facsimile: (561) 392-6965

By: John Aoraha, Esq.  
 FL Bar No. 102174

For Susan W. Findley Esq.  
 FBN:160600

Primary E-Mail:  
 ServiceMail@aldridgepite.com

1252-269B  
 Feb. 24; Mar. 3, 2017 17-00256M

SECOND INSERTION

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

CIVIL DIVISION  
**Case #: 2012-CA-004694**  
**DIVISION: D**  
**Bank of America, N.A.**

**Plaintiff, vs.-**

**Angela Munoz; Ricardo Diaz A/K/A Ricardo Diaz-Vargas; Mortgage Electronic Registration Systems, Inc. As Nominee For Amnet Mortgage, Inc. D/B/A American Mortgage Network Of Florida; Bank Of America, N.A.; Regions Bank D/B/A Amsouth Bank; Summerfield/Riverwalk Village Association, Inc.; Unknown Tenant #1; Unknown Tenant #2; All Other Unknown Parties Claiming Interests By, Through, Under, And Against A Named Defendant(S) Who Are Not Known To Be Dead Or Alive, Whether Same Unknown Parties May Claim An Interest As Spouses, 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-004694 of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein Nationstar Mortgage LLC, Plaintiff and Angela Munoz are defendant(s), I, Clerk of Court, Angelina "Angel" Colonneso, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on March 17, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 10, SUMMERFIELD VILLAGE, SUBPHASE C, UNIT 6B & 7B, A SUBDIVISION ACCORDING TO THE PLAT

THEREOF RECORDED IN PLAT BOOK 32, PAGES 2, THROUGH 5, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

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

Pursuant to the Fair Debt Collections Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

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

\*Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: SFGbocaService@logs.com\* SHAPIRO, FISHMAN & GACHÉ, LLP Attorneys for Plaintiff  
 2424 North Federal Highway, Ste 360  
 Boca Raton, Florida 33431  
 Telephone: (561) 998-6700  
 Fax: (561) 998-6707  
 For Email Service Only: SFGbocaService@logs.com  
 For all other inquiries: ldiskin@logs.com  
 By: Lara Diskin, Esq.  
 FL Bar # 43811  
 14-274596 FC01 CXE  
 Feb. 24; Mar. 3, 2017 17-00240M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 2017CP-0120**  
**IN RE: ESTATE OF LARRY KENNETH CROSS, Deceased.**

The administration of the estate of Larry Kenneth Cross, deceased, whose date of death was December 03rd, 2016, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P. O. Box 25400 Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 February 24, 2017.

**Personal Representative**

**Nicole Cross Temples**  
 308 Bolender Road  
 Auburndale, FL 33823

VICTOR J. TROIANO, ESQ.

TROIANO & ROBERTS, P.A.

Attorneys for Personal Representative  
 317 SOUTH TENNESSEE AVENUE  
 LAKELAND, FL 33801-4617

Florida Bar No. 0221864  
 Feb. 24; Mar. 3, 2017 17-00245M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 2017 CP 000289**  
**IN RE: ESTATE OF SAUL LADD Deceased.**

The administration of the estate of Saul Ladd, deceased, whose date of death was January 19th, 2017, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is February 24th, 2017.

**Personal Representative:**

**Jeffrey E. Ladd**  
 41 Center Street  
 Wethersfield, CT 06109

SHUMAKER, LOOP & KENDRICK, LLP

Attorneys for Personal Representative  
 P.O. BOX 49948

SARASOTA, FL 34230

Florida Bar No. 0089559

By: Benjamin R. Hanan, Esquire  
 Feb. 24; Mar. 3, 2017 17-00259M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA  
**File #: 2017CP000286AX**  
**Division PROBATE**  
**IN RE: ESTATE OF PAULINE K. BAUMANN Deceased.**

The administration of the estate of PAULINE K. BAUMANN, deceased, whose date of death was January 11, 2017, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is PO Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other 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 February 24, 2017.

**Personal Representative:**

**CHARLES R. BAUMANN**  
 6955 El Camino Real  
 Sarasota, Florida 34240

Attorney for Personal Representative:  
 WAYNE F. SEITL

Attorney

Florida Bar Number: 184074

## SECOND INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 41-2013-CA-007324 DIVISION: B

**WELLS FARGO BANK, N.A., Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, PHILLIP A. BUTLER A/K/A PHILLIP ALLEN BUTLER A/K/A PHILLIP A. BUTLER, DECEASED, et al., Defendant(s).**

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated February 15, 2017, and entered in Case No. 41-2013-CA-007324 of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Phillip A. Butler a/k/a Phillip Allen Butler a/k/a Phillip A. Butler, deceased, Curtis Butler, Sr. a/k/a Curtis Cornelius Butler, as an Heir of the Estate of Phillip A. Butler a/k/a Phillip Allen Butler a/k/a Phillip A. Butler, deceased, Darvis Shamir Butler a/k/a Darvis Butler, as an Heir of the Estate of Phillip A. Butler a/k/a Phillip Allen Butler a/k/a Phillip A. Butler, deceased, Derrick Allen Butler, as an Heir of the Estate of Phillip A. Butler a/k/a Phillip Allen Butler a/k/a Phillip A. Butler, deceased, Kengetta Patrice Baldwin a/k/a Kengetta P. Baldwin f/k/a Kengetta Patrice Henderson f/k/a Kengetta P. Henderson, as an Heir of the Estate of Phillip A. Butler a/k/a Phillip Allen Butler a/k/a Phillip A. Butler, deceased, Tenant # 1 N/K/A: Curtis Butler, 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 Manatee County Clerk of the Circuit Court will sell to the highest and best bidder for cash electronically/online at www.manatee.realforeclose.com, Manatee County, Florida at 11:00AM on the 15th day of March, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

A PARCEL OF LAND AND BEING IN SECTION 30, TOWNSHIP 35 SOUTH, RANGE 18 EAST, BEING A PORTION OF LOT 2, AS SHOWN ON A MAP RECORDED IN PLAT BOOK 2, PAGE 63, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 35 SOUTH, RANGE 18 EAST, RUN SOUTH 00 DEGREES 02 MINUTES 35 SECONDS WEST A DISTANCE OF 314.73 FEET; THENCE NORTH 89 DEGREES 58 MINUTES 31 SECONDS WEST A DISTANCE OF 104.51 FEET TO THE POINT

OF BEGINNING; THENCE ALONG THE NORTHERLY RIGHT-OF-WAY OF 76TH AVENUE EAST, NORTH 89 DEGREES 58 MINUTES 31 SECONDS WEST A DISTANCE OF 104.93 FEET; THENCE NORTH 00 DEGREES 05 MINUTES 15 SECONDS WEST A DISTANCE OF 104.97 FEET; THENCE SOUTH 89 DEGREES 58 MINUTES EAST A DISTANCE OF 104.93 FEET; THENCE SOUTH 00 DEGREES 05 MINUTES 15 SECONDS EAST A DISTANCE OF 104.97 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT:

COMMENCE AT THE NORTHEAST CORNER OF LOT 2, PAGE 63, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA; THENCE RUN SOUTH 315 FEET; THENCE RUN WEST 105 FEET FOR POINT OF BEGINNING; THENCE RUN NORTH 105 FEET; THENCE RUN WEST 15 FEET; THENCE RUN SOUTH 105; THENCE RUN EAST 15 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH THE FOLLOWING:

COMMENCE AT THE NORTHEAST CORNER OF LOT 2, LORD'S SUBDIVISION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 63, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA; THENCE RUN SOUTH 105 FEET; THENCE RUN WEST 210 FEET; THENCE RUN SOUTH 85.00 FEET FOR THE POINT OF BEGINNING; THENCE RUN SOUTH 20 FEET; THENCE RUN EAST 90.00 FEET; THENCE RUN NORTH 20.00 FEET; THENCE RUN WEST 90.00 FEET TO POINT OF BEGINNING

A/K/A 1715 76TH AVE, DRIVE E, TALLEVAST, FL 34270

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

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

Dated in Hillsborough County, Florida this 16th day of February, 2017.

/s/ 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 - 13-121270  
Feb. 24; Mar. 3, 2017 17-00239M

## CHARLOTTE COUNTY LEGAL NOTICES

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 16-459CP Division Probate IN RE: ESTATE OF CHARLOTTE BALDISSARD, Deceased.

The administration of the estate of CHARLOTTE BALDISSARD, deceased, whose date of death was June 15, 2016, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or de-

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is MARCH 3, 2017.

**Personal Representative:**  
**Paula Baldissard**  
25188 Marion Avenue, F312  
Punta Gorda, Florida 33950  
Attorney for Personal Representative:  
Pamela D. Keller  
Attorney for Personal Representative  
Florida Bar Number: 082627  
Keller Law Office, P.A.  
126 E. Olympia Avenue,  
Suite 200  
Punta Gorda, Florida 33950  
Telephone: (941) 505-2555  
Fax: (941) 505-4355  
E-Mail: pkeller@kellerlaw.biz  
March 3, 10, 2017 17-00149T

## CHARLOTTE COUNTY LEGAL NOTICES

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION CASE NO. 2017-CP-54 IN RE: ESTATE OF DOROTHY A. COLLINS, Deceased.

The administration of the estate of DOROTHY A. COLLINS, deceased, date of death August 21, 2016, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, Case No. 2017-CP-54, the address of which is Charlotte Justice Center, 350 E. Marion Avenue, Punta Gorda, Florida 33950. The personal representative's and the personal representative's attorney names and addresses are set forth below.

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

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 17-112-CP Division Probate IN RE: ESTATE OF JEAN M. THODE Deceased.

The administration of the Estate of Jean M. Thode, deceased, whose date of death was November 25, 2016, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 17000011CP Division: Probate IN RE: ESTATE OF WAYNE E. PARTIN Deceased.

The administration of the estate of WAYNE E. PARTIN, deceased, whose date of death was November 18, 2016, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or de-

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 16000581CP IN RE: ESTATE OF DALE ANN McMANUS, Deceased.

The administration of the estate of DALE ANN McMANUS, deceased, whose date of death was January 27, 2016, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the 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

THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN THE FLORIDA STATUTES WILL BE FOREVER BARRED.

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

The date of first publication of this notice is MARCH 3, 2017.

**Thomas L. McMahon, Personal Representative**  
813 86th Street Court West  
Bradenton, Florida 34209  
Ernie C. Lisch, Esquire  
The Ernie C. Lisch Law Firm, P.A.  
Attorney for Personal Representative  
3007 Manatee Avenue West  
Bradenton, Florida 34205  
(941) 748-8464  
FBN: 323284  
March 3, 10, 2017 17-00145T

## FIRST INSERTION

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 MARCH 3, 2017.

**Personal Representative:**  
**Daniel T. Fritsch**  
1117 Crest Lane  
Lancaster, PA 17601  
Attorney for Personal Representative:  
Tina M. Mays  
Florida Bar Number: 0726044  
Mizell, Mays & Payne, PA  
331 Sullivan Street  
Punta Gorda, FL 33950  
Telephone: (941) 575-9291  
Fax: (941) 575-9296  
E-Mail: tmays@mizell-law.com  
Secondary E-Mail:  
kdutton@mizell-law.com  
March 3, 10, 2017 17-00148T

## FIRST INSERTION

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is MARCH 3, 2017.

**Personal Representative:**  
**SUZANNE B. PARTIN**  
c/o 230 S. Tamiami Trail, Suite 1  
Venice, FL 34285  
Attorney for Personal Representative:  
KEVIN G. STAAS, Attorney  
Florida Bar Number: 196045  
Staas Law Group, P.L.  
230 S. Tamiami Trail, Suite 1  
Venice, FL 34285  
Telephone: (941) 408-8555  
Fax: (941) 408-8556  
E-Mail: kstaas@veniceelderlaw.com  
Secondary  
E-Mail: e-service@veniceelderlaw.com  
March 3, 10, 2017 17-00151T

## FIRST INSERTION

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 MARCH 3, 2017.

**Personal Representative:**  
**DAVID K. HOLMES**  
c/o Klingbeil & Roberts, P.A.  
341 Venice Avenue West  
Venice, Florida 34285  
Attorney for Personal Representative:  
Robert T. Klingbeil, Jr.  
Florida Bar Number: 0366846  
Klingbeil & Roberts, P.A.  
341 Venice Avenue West  
Venice, Florida 34285  
Telephone: (941) 485-2900  
Fax: (941) 486-8565  
E-Mail: bob@k-rlaw.com  
Secondary E-Mail:  
deanna@k-rlaw.com  
March 3, 10, 2017 17-00155T

## FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NO.: 16002203CA PNC BANK, NATIONAL ASSOCIATION, Plaintiff, vs. JAMES J DECOTA; et al., Defendant(s).

Unknown Heirs, Beneficiaries, Devisees, Surviving Spouse, Grantees, Assignees, Lienors, Creditors, Trustees, and all Other Parties Claiming an Interest By, Through, Under, or Against the Estate of James J. Decota, Deceased  
Last Known Residence: Unknown

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

LOT 23, BLOCK 387, PORT CHARLOTE SUBDIVISION, SECTION 23, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGES 14A THROUGH 14E, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE | PITE, LLP, Plaintiff's attorney, at 1615 South Congress Avenue, Suite 200, Del-

ray Beach, FL 33445 (Phone Number: (561) 392-6391), within 30 days of the first date of publication of this notice, and file the original with the clerk of this court either before 03/31/2017 on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated on February 24, 2017.  
**ROGER D. EATON**  
As Clerk of the Court  
(SEAL) By: J. Kern  
As Deputy Clerk

**ALDRIDGE | PITE, LLP**  
Plaintiff's attorney  
1615 South Congress Avenue,  
Suite 200  
Delray Beach, FL 33445  
Phone Number: (561) 392-6391  
1457-115B  
March 3, 10, 2017 17-00146T

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 17-0029-CP IN RE: ESTATE OF CAROL O. FENNER A/K/A CAROLYN O. TIPTON FENNER A/K/A CAROL O. TIPTON A/K/A CAROLYN FENNER A/K/A CAROL FENNER F/K/A CAROL F. DRAHEIM A/K/A CAROLYN TIPTON-FENNER A/K/A C.O. FENNER DRAHEIM Deceased.

The administration of the estate of Carol O. Fenner a/k/a Carolyn O. Tipton Fenner a/k/a Carol O. Tipton a/k/a Carolyn Fenner a/k/a Carol Fenner f/k/a Carol F. Draheim a/k/a Carolyn Tipton-Fenner a/k/a C.O. Fenner Draheim, deceased, whose date of death was November 11, 2016, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is MARCH 3, 2017.

**Personal Representative:**  
**Matthew Kenneth Tipton**  
18124 SW 143 Place  
Miami, Florida 33177

Attorney for Personal Representative:  
A. Jill C. McCrory  
Attorney  
Florida Bar Number: 0551821  
MCCRORY LAW FIRM  
309 Tamiami Trail  
Punta Gorda, Florida 33950  
Telephone: (941) 205-1122  
Fax: (941) 205-1133  
E-Mail: jill@mccrorylaw.com  
Secondary E-Mail:  
ellie@mccrorylaw.com  
March 3, 10, 2017 17-00147T

## FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA

CASE No.: 15002778CA THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2005-RS7, Plaintiff, vs.

GERALD W. ROSE A/K/A GERALD ROSE A/K/A G. ROSE; et al., Defendant(s), NOTICE HEREBY GIVEN pursuant to the order of Final Judgment of Foreclosure dated May 02, 2016, and entered in Case No. 15002778CA of the Circuit Court of the 20th Judicial Circuit in and for Charlotte County, Florida, wherein, THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., MORTGAGE ASSET-BACKED PASS THROUGH CERTIFICATES SERIES 2005-RS7, is Plaintiff and Gerald W. Rose a/k/a Gerald Rose a/k/a G. Rose; et al., are the defendants, the Office of Roger D. Eaton, Charlotte County Clerk of the Court will sell to the highest and best bidder for cash online at www.charlotte.realforeclose.com at 11:00 A.M. on the 5th day of June, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 7, BLOCK 1538, PORT CHARLOTTE SUBDIVISION, SECTION 15, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGES 4A TO 4E INCLUSIVE, IN THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

Street Address: 23392 Kim Avenue, Port Charlotte, FL 33954

and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage. Any person claiming an interest in the surplus funds from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated at Punta Gorda, Charlotte County, Florida, this 28th day of February, 2017.

Roger D. Eaton  
Clerk of said Circuit Court  
(SEAL) By: S. Martella  
As Deputy Clerk

Clarfield, Okon,  
Salomone & Pincus, P.L.  
Attorney for Plaintiff  
500 S. Australian Avenue,  
Suite 825  
West Palm Beach, FL 33401  
(561) 713-1400 -  
pleadings@cosplaw.com  
March 3, 10, 2017 17-00154T

FIRST INSERTION

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

Case No. 08-2014-CA-002038 GREEN TREE SERVICING LLC Plaintiff, vs. JOEY L. MORAN, JACKIE L. MORAN AND UNKNOWN TENANTS/OWNERS, Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on November 30, 2015, in the Circuit Court of Charlotte County, Florida, Roger D. Eaton, Clerk of the Circuit Court, will sell the property situated in Charlotte County, Florida described as:

LOTS 29 THRU 33, BLOCK 44, HARBOUR HEIGHTS, SECTION 2 REVISED, PART ONE, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGE 77, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY FLORIDA.

and commonly known as: 27170 TOWNSEND TER, PUNTA GORDA, FL 33983; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at www.Charlotte.

realforeclose.com in accordance with Chapter 45 Florida Statutes on March 22, 2017 at 11:00 A.M..

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 22nd day of February, 2017.

Clerk of the Circuit Court Roger D. Eaton (SEAL) By: S. Martella Deputy Clerk

Jennifer M. Scott (813) 229-0900 x1329 Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 ForeclosureService@kasslaw.com 327473/1444964/cfc March 3, 10, 2017 17-00144T

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of St. Maximilian Kolbe Catholic Church located at 1441 Spear Street, in the County of Charlotte in the City of Port Charlotte, Florida 33948 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Port Charlotte, Florida, this 23 day of February, 2017. St. Maximilian Kolbe Parish in Port Charlotte, Inc. March 3, 2017 17-00152T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 17-100-CP Division Probate IN RE: ESTATE OF PHARON N. CAMPBELL A/K/A PHARON NELL CAMPBELL Deceased.

The administration of the estate of Pharon N. Campbell a/k/a Pharon Nell Campbell, deceased, whose date of death was January 10, 2017, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave, Punta Gorda Florida 33981. 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 March 3, 2017.

Personal Representative: Brian K. Campbell 22293 Adorn Ave. Port Charlotte, Florida 33952 Attorney for Personal Representative: James W. Mallonee Attorney Florida Bar Number: 0638048 JAMES W. MALLONEE, P.A. 946 Tamiami Trail, #206 Port Charlotte, FL 33953-3108 Telephone: (941) 206-2223 Fax: (941) 206-2224 E-Mail: jmallonee@jameswmallonee.com Secondary E-Mail: jcarter@jameswmallonee.com March 3, 10, 2017 17-00150T

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 16001436CA

CIT BANK, N.A., Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, UNA CLARKE ARMSTRONG A/K/A UNA CLARK ARMSTRONG A/K/A UNA V. ARMSTRONG, DECEASED, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated February 15, 2017, and entered in Case No. 16001436CA of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida in which CIT Bank, N.A., is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Una Clarke Armstrong a/k/a Una Clark Armstrong a/k/a Una V. Armstrong, deceased; Delroy Forbes, as an Heir of the Estate of Una Clarke Armstrong a/k/a Una Clark Armstrong a/k/a Una V. Armstrong, deceased; Michael Brown, as an Heir of the Estate of Una Clarke Armstrong a/k/a Una Clark Armstrong a/k/a Una V. Armstrong, deceased; United States of America Acting through Secretary of Housing and Urban Development; Unknown Party #2 n/k/a Judith Brown; 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 Charlotte County Clerk of the Circuit Court will sell to the highest and best bidder for

cash in/on at www.charlotte.realforeclose.com, Charlotte County, Florida at 11:00 AM on the 3RD day of April, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 2, BLOCK 401, PORT CHARLOTTE SECTION 23, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 5, PAGES 14A THRU 14E, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. A/K/A 2298 LAKE VIEW BOULEVARD, PORT CHARLOTTE, FL 33948

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated in Charlotte County, Florida this 16th day of February, 2017.

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

Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com NL - 16-017641 Feb. 24; Mar. 3, 2017 17-00135T

SECOND INSERTION

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

Case #: 2016-CA-000810 Citibank, National Association as Trustee for WaMu Asset-Backed Certificates, WaMu Series 2007-HE2 Trust Plaintiff, vs.-

Ashly Lynne Bryan; Heather Marie Bryan; Unknown Spouse of Ashly Lynne Bryan; Unknown Spouse of Heather Marie Bryan; Unknown Heirs, Devisees, Grantees, Assignees, Creditors and Lienors of Karen Ann Horath a/k/a Karen Ann Hoffman a/k/a Karen A. Horath a/k/a Karen A. Hoffman a/k/a Karen Horath, and All Other Persons Claiming By and Through, Under, Against The Named Defendant; Dell Financial Services, L.L.C.; 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-000810 of the Circuit Court of the 20th Judicial Circuit in and for Charlotte County, Florida, wherein Citibank, National Association as Trustee for WaMu Asset-Backed Certificates, WaMu Series 2007-HE2 Trust, Plaintiff and Ashly Lynne Bryan are defendant(s), I, Clerk of Court, Rog-

er D. Eaton, will sell to the highest and best bidder for cash AT WWW.CHARLOTTE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES at 11:00AM on June 15, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 28, BLOCK 2768, PORT CHARLOTTE SUBDIVISION, SECTION 33, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGE(S) 35A THROUGH 35F, INCLUSIVE, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Roger D. Eaton CLERK OF THE CIRCUIT COURT Charlotte County, Florida (SEAL) S. Martella DEPUTY CLERK OF COURT Dated: 2/16/17

Submitted By: ATTORNEY FOR PLAINTIFF: SHAPIRO, FISHMAN & GACHÉ, LLP 2424NorthFederalHighway, Suite360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 16-298399 FC01 SPS Feb. 24; Mar. 3, 2017 17-00131T

FIRST INSERTION

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

CASE NO.: 15001511CA DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE J.P. MORGAN MORTGAGE ACQUISITION TRUST 2007-CH4 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-CH4 Plaintiff, vs. PEDRO D. MELENDEZ; LOURDES MARTE A/K/A LOURDES MELENDEZ; UNKNOWN PERSON (S) IN POSSESSION OF THE SUBJECT PROPERTY; Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 10th day of May, 2016, and entered in Case No. 15001511CA of the Circuit Court of the 20TH Judicial Circuit in and for Charlotte County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE J.P. MORGAN MORTGAGE ACQUISITION TRUST 2007-CH4 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-CH4 is the Plaintiff and PEDRO D. MELENDEZ; LOURDES MARTE A/K/A LOURDES MELENDEZ; UNKNOWN PERSON (S) IN POSSESSION OF THE SUBJECT PROPERTY are defendants. The Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.charlotte.realforeclose.com in accordance with Chapter 45, Florida Statutes at, 11:00 AM on the 20th day of March, 2017, the following described property as set forth in said

Final Judgment, to-wit: LOT 69, BLOCK 460, PORT CHARLOTTE SUBDIVISION, SECTION 18, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGE 8A THROUGH 8E, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

Property Address: 20083 ALBURY DR, PORT CHARLOTTE FL 33952

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 22nd day of February, 2017.

ROGER D. EATON Clerk of the Circuit Court (SEAL) By: S. Martella Deputy Clerk

DeLuca Law Group Attorney for the Plaintiff 2101 NE 26th Street Fort Lauderdale, FL 33305 15-00645-F March 3, 10, 2017 17-00143T

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 17000046CP IN RE: ESTATE OF DEBORAH CAY LUTMAN Deceased.

The administration of the estate of Deborah Cay Lutman, deceased, whose date of death was August 29, 2015, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or de-

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is February 24, 2017.

Personal Representative: Michael Lutman 8450 Truman Street Englewood, Florida 34224 Attorney for Personal Representative: Long H. Duong Attorney Florida Bar Number: 11857 LD Legal, LLC 11 N.W. 33rd Court Gainesville, Florida 32607 Telephone: (352) 371-2670 Fax: (866) 440-9154 E-Mail: Long@LDLegal.com Feb. 24; Mar. 3, 2017 17-00132T

SECOND INSERTION

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

CASE NO.: 16-CA-1195 WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR BROUGHAM FUND I TRUST, Plaintiff, vs.

RAMPE FAMILY TRUST, DATED APRIL 17, 2014; KURT E. RAMPE, INDIVIDUALLY AND AS TRUSTEE OF THE RAMPE FAMILY TRUST, DATED APRIL 17, 2014; MICHELE L. RAMPE, INDIVIDUALLY AND AS TRUSTEE OF THE RAMPE FAMILY TRUST, DATED APRIL 17, 2014; SOUTH GULF COVE 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 TRUSTEE, HEIRS, BENEFICIARIES OR OTHER CLAIMANTS OF THE RAMPE FAMILY TRUST, DATED APRIL 17, 2014; UNKNOWN TENANT #1 AND UNKNOWN TENANT #2, THE NAMES BEING FICTITIOUS TO ACCOUNT FOR PARTIES IN POSSESSION, Defendant(s).

NOTICE IS HEREBY GIVEN that the undersigned Clerk of Court of Charlotte County, will sell on the 3rd day of April, 2017, to the highest bidder for cash, by electronic sale beginning at 11 A.M. on the prescribed date at https://www.charlotte.realforeclose.com/ in accordance with Florida Statutes Section 45.031, the following described property situate in Charlotte County, Florida:

LOT 19, BLOCK 4561, PORT CHARLOTTE SUBDIVISION, SECTION EIGHTY-SEVEN, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 7, PAGES 20A THROUGH 20N, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

Property Address: 14494 FORT WORTH CIRCLE, PORT CHARLOTTE, FL 33981 pursuant to a Final Judgment of Foreclosure entered in Case No. 16-CA-1195 of the Circuit Court of the 20th Judicial Circuit in and for Charlotte County, Florida, the style of which is indicated above.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT JON EMBURY, ADMINISTRATIVE SERVICES MANAGER, WHOSE OFFICE IS LOCATED AT 350 E. MARION AVENUE, PUNTA GORDA, FLORIDA 33950, AND WHOSE TELEPHONE NUMBER IS (941) 637-2110, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

WITNESS MY HAND and seal of this Court on February 16, 2017.

Roger D. Eaton Clerk of the Circuit Court (SEAL) By: S. Martella Deputy Clerk

SCRIVANICH | HAYES 100 S. Pine Island Road, #114 Plantation, FL 33324 Ezra@shlegalgroup.com attyzepra.leadings@gmail.com Feb. 24; Mar. 3, 2017 17-00130T

FIRST INSERTION

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

CASE NO. 16000793CA NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE 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 PATRICK J. COPPOLA, DECEASED, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 15, 2017, and entered in 16000793CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY 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 PATRICK J. COPPOLA, DECEASED; PATRICK J. COPPOLA, JR.; MATTHEW COPPOLA; DEBORAH WHITING; ASHLEY GARDNER; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s).

ROGER D. EATON as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com, at 11:00 AM, on April 03, 2017, the following described property as set forth in said Final Judgment, to-wit:

LOT 24, BLOCK 544, PUNTA GORDA ISLES, SECTION 20, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE(S) 2A THROUGH 2-Z-42, PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

Property Address: 27134 PARATINS DRIVE, PUNTA GORDA, FL 33983

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

IMPORTANT If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 28th day of February, 2017.

ROGER D. EATON As Clerk of the Court (SEAL) By: S. Martella As Deputy Clerk

Submitted by: Robertson, Anschutz & Schneid, P.L. Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 16-027835 - MaM March 3, 10, 2017 17-00153T

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

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
CHARLOTTE COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 17-073-CP  
Division Probate  
IN RE: ESTATE OF  
Mary A. Gregory  
Deceased.

The administration of the estate of Mary A. Gregory, deceased, whose date of death was December 1, 2016 is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is February 24, 2017.

## Personal Representative:

**Jan A. Justice**

148 Baldwin Ct., SE

Port Charlotte, FL 33952

Attorney for Personal Representative:

Robert C. Benedict

Florida Bar No: 0361150

rbenedict@bigvllaw.com

Wideikis, Benedict & Berntsson, LLC

The BIG W Law Firm

18401 Murdock Circle, Suite C

Port Charlotte, Florida 33948

(941) 627-1000

(941) 255-0684 Facsimile

Feb. 24; Mar. 3, 2017

17-00139T

## SECOND INSERTION

NOTICE OF ACTION  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR CHARLOTTE  
COUNTY, FLORIDA  
CIRCUIT CIVIL DIVISION  
CASE NO.: 16002307CA  
SPECIALIZED LOAN SERVICING  
LLC  
Plaintiff, v.  
MARCIA PARDO HEARN, et al  
Defendant(s)

TO:  
TERESA DAWN GUILLIAME  
RESIDENT: Unknown  
LAST KNOWN ADDRESS:  
25334 JUBAL STREET, PUNTA GOR-  
DA, FL 33955-4251

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

LOT 10, BLOCK 328 OF PUN-  
TA GORDA ISLES, SECTION  
16, ACCORDING TO THE  
PLAT THEREOF, AS RECOR-  
DED IN PLAT BOOK 8, PAGES  
27-A THROUGH 27-O OF THE  
PUBLIC RECORDS OF CHAR-  
LOTTE, COUNTY.

has been filed against you, and you are required to serve a copy to your written defenses, if any, to this action on Phelan Hallinan Diamond & Jones, PLLC, attorneys for plaintiff, whose address is 2727 West Cypress Creek Road, Ft. Lauderdale, FL 33309, and file the original with the Clerk of the Court, within 30 days after the first publication of this

notice, either before or immediately thereafter, 03/29/2017 otherwise a default may be entered against you for the relief demanded in the Complaint.

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

Movant counsel certifies that a bona fide effort to resolve this matter on the motion noticed has been made or that, because of time consideration, such effort has not yet been made but will be made prior to the scheduled hearing.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED: 02/22/2017

Clerk of the Circuit Court

(SEAL) By: J. Kern

Deputy Clerk of the Court

Phelan Hallinan

Diamond & Jones, PLLC

2727 West Cypress Creek Road

Ft. Lauderdale, FL 33309

PH # 72644

Feb. 24; Mar. 3, 2017

17-00140T

## SECOND INSERTION

NOTICE OF SALE  
PURSUANT TO CHAPTER 45  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR CHARLOTTE  
COUNTY, FLORIDA  
CIVIL ACTION  
CASE NO.: 16001583CA  
LIBERTY HOME EQUITY  
SOLUTIONS, INC. (FKA  
GENWORTH FINANCIAL HOME  
EQUITY ACCESS, INC.),  
Plaintiff, vs.  
THE UNKNOWN HEIRS,  
DEVEISEES, GRANTEEES,  
ASSIGNEES, LIENORS,  
CREDITORS, TRUSTEES, OR  
OTHER CLAIMANTS CLAIMING  
BY, THROUGH, UNDER, OR  
AGAINST, WILLARD L. RYAN,  
DECEASED, et al,  
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated 2/15/17, and entered in Case No. 16001583CA of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida in which Liberty Home Equity Solutions, Inc. (FKA Genworth Financial Home Equity Access, Inc.), is the Plaintiff and The Unknown Heirs, Devises, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Willard L. Ryan, deceased; Barbara K. Ryan a/k/a Barbara Ryan, as an Heir of the Estate Willard L. Ryan, deceased; Barbara K. Ryan a/k/a Barbara Ryan, as Personal Representative of the Estate of Willard L. Ryan, deceased; Cassandra Ryan, as an Heir of the Estate Willard L. Ryan, deceased; Joshua Ryan, as an Heir of the Estate Willard L. Ryan, deceased; Randolph Ryan, as an Heir of the Estate Willard L. Ryan, deceased; Rebecca Ryan a/k/a Rebecca Miles, as an Heir of the Estate Willard L. Ryan, deceased; United States of America Acting through Secretary of Housing and Urban Development; Wesley Ryan, as an Heir of the Estate Willard L. Ryan, deceased; Willard Ryan II, as an Heir of the Estate Willard L. Ryan, deceased; 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 Un-

known Parties May Claim An Interest in Spouses, Heirs, Devises, Grantees, Or Other Claimants are defendants, the Charlotte County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on at www.charlotte.realforeclose.com, Charlotte County, Florida at 11:00 AM on the 17th day of May, 2017, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 2, BLOCK 375, PORT CHARLOTTE SUBDIVISION, SECTION 23, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGES 14A THROUGH 14E, PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. A/K/A 920 TROPICAL CIRCLE NW, PORT CHARLOTTE, FL 33948

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated in Charlotte County, Florida this 16th day of February, 2017.

Roger D. Eaton

Clerk of the Circuit Court

(SEAL) By: S. Martella

Deputy Clerk

Albertelli Law

Attorney for Plaintiff

P.O. Box 23028

Tampa, FL 33623

(813) 221-4743

(813) 221-9171 facsimile

eService: servealaw@albertellilaw.com

NL - 16-011441

Feb. 24; Mar. 3, 2017

17-00137T

## SECOND INSERTION

NOTICE TO CREDITORS  
(Summary Administration)  
IN THE CIRCUIT COURT FOR  
CHARLOTTE COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2017CP000043  
Division PROBATE  
IN RE: ESTATE OF  
JEAN SMITH  
DECEASED.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of JEAN SMITH, deceased, File Number 2017CP000043, by the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950; that the decedent's date of death was December 21, 2016; that the total value of the estate is less than \$55,000 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
JANE NEVEU AND PATRICIA STEFFEN, TRUSTEES OF THE JEAN SMITH TRUST UAD  
JUNE 2004  
198 Townline Road  
Fort Edward, NY 12828

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the de-

cedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is February 24, 2017.

## Persons Giving Notice:

**PATRICIA STEFFEN AND**

**JEAN NEVEU, TRUSTEES**

198 TOWNLINE ROAD

FORT EDWARD, NY 12828

Attorney for

Persons Giving Notice

STEVEN W. LEDBETTER, ESQ.

Attorney

Florida Bar Number: 41345

229 Pensacola Road

Venice, FL 34285

Telephone: (941) 25403965

Fax: (941) 866-7514

E-Mail:

sledbetter@swllaw.com

Secondary E-Mail:

probate@swllaw.com

Feb. 24; Mar. 3, 2017

17-00136T

## SECOND INSERTION

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

CASE NO. 16001218CA  
WELLS FARGO BANK NATIONAL  
ASSOCIATION AS TRUSTEE  
FOR BANC OF AMERICA  
ALTERNATIVE LOAN TRUST  
2005-3 MORTGAGE  
PASS-THROUGH CERTIFICATES  
SERIES 2005-3,

Plaintiff, vs.

LARRY W. SMITH; CAROL D.

SMITH, et al.

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated 2/15/17, and entered in 16001218CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Florida, wherein WELLS FARGO BANK NATIONAL ASSOCIATION AS TRUSTEE FOR BANC OF AMERICA ALTERNATIVE LOAN TRUST 2005-3 MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2005-3 is the Plaintiff and LARRY W. SMITH; are the Defendant(s). ROGER D. EATON as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com, at 11:00 AM, on March 17, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT(S) 4, BLOCK 195, PORT CHARLOTTE SUBDIVISION, SECTION 8, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, PAGE(S) 16A THROUGH 16Z7,

OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

Property Address: 1172 SALINA AVE PORT CHARLOTTE, FL 33948

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

## IMPORTANT

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 22nd day of February, 2017.

ROGER D. EATON

As Clerk of the Court

(SEAL) By: S. Martella

As Deputy Clerk

Submitted by:

Robertson, Anschutz

& Schneid, P.L.C.

Attorneys for Plaintiff

6409 Congress Avenue,

Suite 100,

Boca Raton, FL 33487

Telephone: 561-241-6901

Fax: 561-997-6909

16-045569 - NaL

Feb. 24; Mar. 3, 2017

17-00141T

## SECOND INSERTION

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

CASE NO.: 14002581CA  
GREEN TREE SERVICING LLC,  
Plaintiff, vs.

THE ESTATE OF PAUL E. HARRIS,  
JR. A/K/A PAUL E. HARRIS A/K/A  
PAUL; et al.,  
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order of Final Judgment. Final Judgment was awarded on February 15, 2017 in Civil Case No. 14002581CA, of the Circuit Court of the TWENTIETH Judicial Circuit in and for CHARLOTTE County, Florida, wherein, GREEN TREE SERVICING LLC is the Plaintiff, and THE ESTATE OF PAUL E. HARRIS, JR. A/K/A PAUL E. HARRIS A/K/A PAL EDWARD HARRIS, JR. STATE OF FLORIDA; CLERK OF COURTS CHARLOTTE COUNTY; UNKNOWN HEIRS AND/OR BENEFICIARIES OF THE ESTATE OF PAUL E. HARRIS, UNKNOWN CREDITORS OF THE ESTATE OF PAUL E. HARRIS, JR. A/K/A PAUL E.; BRENT HARRIS are Defendants.

The Clerk of the Court, Roger D. Eaton will sell to the highest bidder for cash at www.charlotte.realforeclose.com on March 17, 2017 at 11:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

THE EAST 1/2 OF LOT 980, WARD 1, PLAN NO. 2, EL JOBEAN, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 47, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. AND THE LOT 981, WARD 1, PLAN NO. 2, EL JOBEAN, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT

BOOK 2, PAGE 47, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

TOGETHER WITH MOBILE HOME AS FOLLOWS:

YEAR/MAKE 1990 FUQU MOBILE HOME

VIN# FH3611224A /

TITLE#49383739

VIN# FH3611224B /

TITLE#49408533

Property Address: 14317 WEEKSONIA AVENUE, PORT CHARLOTTE, FL 33953

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of the court on February 16, 2017.

CLERK OF THE COURT

Roger D. Eaton

(SEAL) S. Martella

Deputy Clerk

Aldridge | Pite, LLP

Attorney for Plaintiff(s)

1615 South Congress Avenue

Suite 200

Delray Beach, FL 33445

Phone: 561.392.6391

Fax: 561.392.6965

1382-667B

14002581CA

Feb. 24; Mar. 3, 2017

17-00129T

## SECOND INSERTION

NOTICE OF  
FORECLOSURE SALE  
PURSUANT TO CHAPTER 45  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR CHARLOTTE  
COUNTY, FLORIDA  
GENERAL JURISDICTION  
DIVISION  
Case No. 13001273CA  
SUNTRUST MORTGAGE, INC.  
Plaintiff, vs.

Randall T. Dumas; et al.,  
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated March 11, 2014, entered in Case No. 13001273CA of the Circuit Court of the Twentieth Judicial Circuit, in and for Charlotte County, Florida, wherein SUNTRUST MORTGAGE, INC. is the Plaintiff and Randall T. Dumas; Trixi A. Dumas; 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, Devises, Grantees, or Other Claimants; South Gulf Cove Homeowners Association, Inc.; Gulf Cove Point Property Owners' Association, Inc.; Oak Hollow Property Owners' Association, Inc.; Tenant #1; Tenant #2; Tenant #3; and Tenant #4 the names being fictitious to account for parties in possession are the Defendants, that I will sell to the highest and best bidder for cash by electronic sale at www.charlotte.realforeclose.com, beginning at 11:00 AM. on the 2nd day

of June, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 19, BLOCK 3886, OF PORT CHARLOTTE SUBDIVISION, SECTION 67, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGES 5A TO 5H, INCLUSIVE, PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 22nd day of February, 2017.

Roger Eaton

As Clerk of the Court

(SEAL) By: S. Martella

As Deputy Clerk

Brock & Scott PLLC

1501 N.W. 49th Street,

Suite 200

Fort Lauderdale, FL 33309

Case No. 13001273CA

File # 15-F04622

Feb. 24; Mar. 3, 2017

17-00142T

## SECOND INSERTION

NOTICE OF  
FORECLOSURE SALE  
PURSUANT TO CHAPTER 45  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR CHARLOTTE  
COUNTY, FLORIDA  
CASE NO.: 16001670CA

THE BANK OF NEW YORK  
MELLON FKA THE BANK OF  
NEW YORK, AS TRUSTEE FOR  
THE CERTIFICATEHOLDERS  
OF CWABS INC., ASSET-BACKED  
CERTIFICATES, SERIES 2006-6,  
Plaintiff, vs.  
EDMUND D. MIGA; et al.,  
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order of Final Judgment. Final Judgment was awarded on February 15, 2017 in Civil Case No. 16001