

POLK COUNTY LEGAL NOTICES

FIRST INSERTION
Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Southern Arms Co located at 8819 Selph Rd., in the County of Polk, in the City of Lakeland, Florida 33810 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Lakeland, Florida, this 4th day of August, 2017.
Newsom Investment Partners LLC
August 11, 2017 17-01326K

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.
1995 HARLEY DAVIDSON
1HD4CFM19SY206452
Total Lien: \$6650.00
Sale Date: 08/28/2017
Location: Cecil's Storage Lot, Inc.
310 Lake George Rd
Lake Alfred, FL 33850
863-956-4559
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 Polk 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.
August 11, 2017 17-01353K

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW
Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that John Robert Garrano, owner, desiring to engage in business under the fictitious name of Florida Truck Parts located at 427 Via Del Sol Drive, Davenport, FL 33896 in Polk County intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
August 11, 2017 17-01329K

FIRST INSERTION
RESOLUTION 2017-04
A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE TOWNE PARK COMMUNITY DEVELOPMENT DISTRICT DECLARING SPECIAL ASSESSMENTS; INDICATING THE NATURE AND ESTIMATED COST OF THE OPERATIONS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE OPERATIONS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE MADE; DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.
WHEREAS, the Board of Supervisors of the Towne Park Community Development District (the "Board") hereby determines to undertake the maintenance and operations ("Operations") described in Exhibit A, the District's approved budget for Fiscal Year 2017-2018, incorporated herein by reference; and
WHEREAS, it is in the best interest of the Towne Park Community Development District ("District") to pay the cost of the Operations by special assessments pursuant to Chapter 190, Florida Statutes ("Assessments"); and
WHEREAS, the District is empowered by Chapter 190, the Uniform Community Development District Act, to finance, fund, plan, operate, and maintain the Operations and to impose, levy and collect the Assessments; and
WHEREAS, the District hereby determines that benefits will accrue to the property maintained and/or operated by the District's Operations, the amount of those benefits, and that special assessments will be made in proportion to the benefits received, which amount is proportional to the acreage of each parcel; and
WHEREAS, the District hereby determines that the assessments to be levied will not exceed the benefits to the property improved.
NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE TOWNE PARK COMMUNITY DEVELOPMENT DISTRICT:
1. Assessments shall be levied to defray the cost of the Operations.
2. The nature of the Operations are described in Exhibit A, which is also on file and available for public inspection at the District's office.
3. The total estimated cost of the Operations for the Fiscal Year 2017-2018 is \$165,000.00 (the "Estimated Cost").
4. The Assessments will defray approximately \$165,000.00, which is reflective of the Estimated Cost for the Fiscal Year 2017-2018.
5. The Assessments shall be apportioned based on equivalent residential unit ("ERU") values.
6. The Assessments shall be levied, within the District, on all lots and lands specially benefiting from the Operations and further designated by the assessment roll hereinafter provided for.
7. There is on file, at the District Records Office, an assessment roll showing the area to be assessed, with specifications describing the Operations and the Estimated Cost of the Operations, all of which shall be open to inspection by the public.
8. The Assessments shall be paid during the 2017-2018 Fiscal Year. The Assessments may be certified for collection by the tax collector or may be collected directly by the District in accordance with Florida law.
9. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Section 5 above, which shows the lands assessed, the amount of benefit to and the assessment against each lot or parcel of land, which is attached hereto as Exhibit B and hereby adopted and approved as the District's preliminary assessment roll.
10. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the undertaking of the Operations, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.
11. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Polk County and to provide such other notice as may be required by law or desired in the best interests of the District.
12. This Resolution shall become effective upon its passage.
PASSED AND ADOPTED this 13th day of July, 2017.
TOWNE PARK COMMUNITY DEVELOPMENT DISTRICT
August 11, 2017 17-01354K

FIRST INSERTION
FICTITIOUS NAME NOTICE
Notice is hereby given that Smart Properties, LLC, owner, desiring to engage in business under the fictitious name of Alexandra Holden Designs located at 229 N Tennessee Avenue, Lakeland, FL 33801 in Polk County intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
August 11, 2017 17-01328K

FIRST INSERTION
FICTITIOUS NAME NOTICE
Notice is hereby given that John Robert Garrano, owner, desiring to engage in business under the fictitious name of Florida Truck Parts located at 427 Via Del Sol Drive, Davenport, FL 33896 in Polk County intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
August 11, 2017 17-01329K

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 MH Realty Investments & Development located at 3015 Brenton Manor Loop, in the County of Polk, in the City of Winter Haven, Florida 33881 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Winter Haven, Florida, this 6th day of August, 2017.
P.H.P. ENTREPRENEUR'S, LLC
August 11, 2017 17-01327K

FIRST INSERTION
NOTICE OF SALE
Affordable Self Storage of Bartow
1515 Centennial Blvd.
Bartow, FL 33830
(863)533-5597
Personal property consisting of sofas, TVs, clothes, boxes, household goods and other personal property used in home, office or garage will be sold or otherwise disposed of at public sales on the dates & times indicated below to satisfy Owners Lien for rent & fees due in accordance with Florida Statutes: Self-Storage Act, Sections 83.806 & 83.807. All items or spaces may not be available for sale. Cash or Credit cards only for all purchases & tax resale certificates required, if applicable.
D01 W. Spring
B30 A Keen
C09 R. Reese
C35 J. Roop
Units will be listed on www.storage-treasures.com Auction ends on August 28th, 2017 @ 11:00 AM or after
August 11, 2017 17-01352K

FIRST INSERTION
Notice of Public Auction
Pursuant to Ch 715.109 FS and/or 83.801 and/or 677.210 FS etal United American Lien & Recovery as agent w/ power of attorney will sell at public auction the following property(s) to the highest bidder; owner/lienholder may redeem property(s) for cash sum of lien; all auctions held in reserve
Inspect 1 week prior @ lien facility; cash or cashier check; 18% buyer prem; any persons interested ph (954) 563-1999
Sale date August 25, 2017 @ 10:00 am 3411 NW 9th Ave #707 Ft Lauderdale FL 33309
2971 1996 Dutc
VIN#: 47CF20L29T1065167
Tenant: David Joseph Miller
Licensed Auctioneers FLAB 422 FLAU 765 & 1911
August 11, 2017 17-01321K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 17CP-1777
Division Probate
IN RE: ESTATE OF PATRICIA G. ROGG
Deceased.
The administration of the estate of Patricia G. Rogg, deceased, whose date of death was May 26, 2017, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
ALL 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 August 11, 2017.
Personal Representative:
Lucretia H. Shelnut
122 W. Christina Boulevard
Lakeland, Florida 33813
Attorney for Personal Representative:
L. Caleb Wilson
Attorney
Florida Bar Number: 73626
CRAIG A. MUNDY, P.A.
4927 Southfork Drive
Lakeland, Florida 33813
Telephone: (863) 647-3778
Fax: (863) 647-4580
E-Mail: caleb@mundylaw.com
August 11, 2017 17-01338K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 17CP-1809
IN RE: ESTATE OF JOSEPH WALTER THOMAS
Deceased.
The administration of the estate of Joseph Walter Thomas, deceased, whose date of death was June 25, 2017, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons 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 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 August 11, 2017.
Personal Representative:
Lucretia H. Shelnut
122 W. Christina Boulevard
Lakeland, Florida 33813
Attorney for Personal Representative:
L. Caleb Wilson
Attorney
Florida Bar Number: 73626
CRAIG A. MUNDY, P.A.
4927 Southfork Drive
Lakeland, Florida 33813
Telephone: (863) 647-3778
Fax: (863) 647-4580
E-Mail: caleb@mundylaw.com
August 11, 2017 17-01338K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 17CP-1809
IN RE: ESTATE OF JOSEPH WALTER THOMAS
Deceased.
The administration of the estate of Joseph Walter Thomas, deceased, whose date of death was June 25, 2017, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons 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 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 August 11, 2017.
Personal Representative:
Lucretia H. Shelnut
122 W. Christina Boulevard
Lakeland, Florida 33813
Attorney for Personal Representative:
L. Caleb Wilson
Attorney
Florida Bar Number: 73626
CRAIG A. MUNDY, P.A.
4927 Southfork Drive
Lakeland, Florida 33813
Telephone: (863) 647-3778
Fax: (863) 647-4580
E-Mail: caleb@mundylaw.com
August 11, 2017 17-01338K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
Case Number: 17CP-1847
IN RE: ESTATE OF Paul J. Krysan
deceased.
The administration of the estate of Paul J. Krysan, deceased, Case Number 17CP-1847, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice has been served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against 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 Aug 11, 2017.
Ardella C. Krysan
Personal Representative
Address:
288 Red Maple Ave.,
PO Box 199,
Cresco, IA 52136
MICHAEL H. WILLISON, P.A.
Michael H. Willison, Esquire
114 S. Lake Avenue
Lakeland, Florida 33801
(863) 687-0567
Florida Bar No. 382787
mwillison@mwillison.com
Attorney for Personal Representative
August 11, 2017 17-01342K

FIRST INSERTION
NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 2009CA-011533-0000-00
CHASE HOME FINANCE LLC, Plaintiff, vs. Juan A. Arroyo A/K/A Juan Antonio Arroyo; Victoria L. Arroyo A/K/A Victoria Arroyo A/K/A Victoria Lynn Hunt; Juan A. Arroyo Sr. A/K/A Juan A. Arroyo; et, al., Defendants.
NOTICE IS HEREBY GIVEN pursuant to an Order granting Motion to Cancel and Reset Foreclosure Sale dated June 27, 2017, entered in Case No. 2009CA-011533-0000-00 of the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein CHASE HOME FINANCE LLC is the Plaintiff and Juan A. Arroyo A/K/A Juan Antonio Arroyo; Victoria L. Arroyo A/K/A Victoria Arroyo A/K/A Victoria Lynn Hunt; Juan A. Arroyo Sr. A/K/A Juan A. Arroyo; Any and All Unknown Parties Claiming By, Through, Under, and Against The Herein Named Individual Defendant(s) Who Are Not Known To Be Dead Or Alive, Whether Said Unknown Parties May Claim An Interest As Spouses, Heirs, Devisees, Grantees, Or Other Claimants; Discover Bank; Capital One Bank (Usa), National Association; Tenant #1 n/k/a Juan A. Arroyo Sr.; and Tenant #2 n/k/a Margarita Arroyo the names being fictitious to account for parties in possession are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash by electronic sale at www.polk.realforeclose.com, beginning at 10:00 AM on the 5th day of September, 2017, the following described property as set forth in said Final Judgment, to wit:
THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 27 SOUTH, RANGE 25 EAST, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
SOUTH, RANGE 25 EAST, LESS THE WEST 462.0 FEET THEREOF, TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS IN AND TO THE FOLLOWING DESCRIBED PROPERTY: THE EAST 30 FEET OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 AND THE NORTH 20 FEET OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4, ALL IN SECTION 11, TOWNSHIP 27 SOUTH, RANGE 25 EAST, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
TOGETHER WITH A MOBILE HOME LOCATED THEREON AS A FIXTURE AND APPURTENANCE THERETO VIN #S #PH0916895AFL AND #PH-0916895BFL.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
Dated this 4th day of August, 2017.
BROCK & SCOTT, PLLC
Attorney for Plaintiff
1501 N.W. 49th Street, Suite 200
Ft. Lauderdale, FL 33309
Phone: (954) 618-6955, ext. 6133
Fax: (954) 618-6954
FLCourtDocs@brockandscott.com
By Mehwish A. Yousuf, Esq.
Florida Bar No. 92171
Case No. 2009CA-011533-0000-00
File # 15-F05797
August 11, 2017 17-01323K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
Case Number: 17CP-1847
IN RE: ESTATE OF Paul J. Krysan
deceased.
The administration of the estate of Paul J. Krysan, deceased, Case Number 17CP-1847, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice has been served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against 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 Aug 11, 2017.
Ardella C. Krysan
Personal Representative
Address:
288 Red Maple Ave.,
PO Box 199,
Cresco, IA 52136
MICHAEL H. WILLISON, P.A.
Michael H. Willison, Esquire
114 S. Lake Avenue
Lakeland, Florida 33801
(863) 687-0567
Florida Bar No. 382787
mwillison@mwillison.com
Attorney for Personal Representative
August 11, 2017 17-01342K

FIRST INSERTION
NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2015CA000514000000
SELENE FINANCE, LP; Plaintiff, vs. DEBORAH A. SHEIBLEY, FRANCIS SHEIBLEY, ET.AL; Defendants
NOTICE IS GIVEN that, in accordance with the Order to Reschedule Foreclosure Sale dated May 10, 2017, in the above-styled cause, the Clerk of Court, Stacy M. Butterfield will sell to the highest and best bidder for cash at http://www.polk.realforeclose.com, on August 24, 2017 at 10:00 am the following described property:
LOT 16, WESTBURY, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 115, PAGES 45 AND 46, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
Property Address: 152 FOX LOOP, DAVENPORT, FL 33837
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
WITNESS my hand on August 3, 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
13-14113-FC
August 11, 2017 17-01313K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 17CP-1777
Division Probate
IN RE: ESTATE OF PATRICIA G. ROGG
Deceased.
The administration of the estate of Patricia G. Rogg, deceased, whose date of death was May 26, 2017, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
ALL 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 August 11, 2017.
Personal Representative:
Lucretia H. Shelnut
122 W. Christina Boulevard
Lakeland, Florida 33813
Attorney for Personal Representative:
L. Caleb Wilson
Attorney
Florida Bar Number: 73626
CRAIG A. MUNDY, P.A.
4927 Southfork Drive
Lakeland, Florida 33813
Telephone: (863) 647-3778
Fax: (863) 647-4580
E-Mail: caleb@mundylaw.com
August 11, 2017 17-01338K

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

FIRST INSERTION

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

CASE NO. 2016CA004378000000
360 MORTGAGE GROUP, LLC, Plaintiff, vs. JAIME VEGA AND IRENE SOOKRANIE VEGA, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 05, 2017, and entered in 2016CA004378000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein 360 MORTGAGE GROUP, LLC is the Plaintiff and JAIME VEGA; IRENE SOOKRANIE VEGA; JPMORGAN CHASE BANK, N.A., SUCCESSOR IN INTEREST TO WASHINGTON MUTUAL BANK, FA; LOMA DEL SOL HOMEOWNERS' ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on August 31, 2017, the following described property as set forth in said Final Judgment, to wit:

LOT 76, OF LOMA DEL SOL, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 94, PAGE 46, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 119 WESTWIND DR, DAVENPORT, FL 33896

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

Dated: August 7, 2017
Phelan Hallinan Diamond & Jones, PLLC Attorneys for Plaintiff
2727 West Cypress Creek Road Ft. Lauderdale, FL 33309
Tel: 954-462-7000
Fax: 954-462-7001
Service by email: FL.Service@PhelanHallinan.com
By: /s/ Heather J. Koch
Phelan Hallinan Diamond & Jones, PLLC
Heather J. Koch, Esq., Florida Bar No. 89107
Emilio R. Lenzi, Esq., Florida Bar No. 0668273
PH # 75976
August 11, 18, 2017 17-01337K

FIRST INSERTION

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

CASE NO.: 2016CA002875000000
BRANCH BANKING AND TRUST COMPANY Plaintiff, vs. CHERYL ANNE ROBERTS A/K/A CHERYL A. ROBERTS A/K/A CHERYL ROBERTS, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF JERRY L. TYSON, DECEASED, et al Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated July 18, 2017, and entered in Case No. 2016CA002875000000 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein BRANCH BANKING AND TRUST COMPANY, is Plaintiff, and CHERYL ANNE ROBERTS A/K/A CHERYL A. ROBERTS A/K/A CHERYL ROBERTS, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF JERRY L. TYSON, DECEASED, et al are Defendants, the clerk, Stacey M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 18 day of September, 2017, the following described property as set forth in said Final Judgment, to wit:

Lot 201, Stonewood Crossings, Phase 2, according to map or plat thereof as recorded in Plat Book 150, Pages 50 and 51, inclusive, of the Public Records of Polk County, Florida.

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

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

Dated: August 7, 2017
Phelan Hallinan Diamond & Jones, PLLC Attorneys for Plaintiff
2727 West Cypress Creek Road Ft. Lauderdale, FL 33309
Tel: 954-462-7000
Fax: 954-462-7001
Service by email: FL.Service@PhelanHallinan.com
By: /s/ Heather J. Koch
Phelan Hallinan Diamond & Jones, PLLC
Heather J. Koch, Esq., Florida Bar No. 89107
Emilio R. Lenzi, Esq., Florida Bar No. 0668273
PH # 75976
August 11, 18, 2017 17-01343K

FIRST INSERTION

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

CASE NO.: 2016CA000932000000
WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST Plaintiff, vs. STEPHEN TRAVIS MITCHELL A/K/A STEPHEN MITCHELL, et al Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated July 20, 2017, and entered in Case No. 2016CA000932000000 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST, is Plaintiff, and STEPHEN TRAVIS MITCHELL A/K/A STEPHEN MITCHELL, et al are Defendants, the clerk, Stacey M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 18 day of September, 2017, the following described property as set forth in said Final Judgment, to wit:

Lot 20, KISSENGEN ESTATES, according to the plat thereof recorded in Plat Book 66, Page 30 of the public records of Polk County, Florida.

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

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

Dated: August 7, 2017
Phelan Hallinan Diamond & Jones, PLLC Attorneys for Plaintiff
2727 West Cypress Creek Road Ft. Lauderdale, FL 33309
Tel: 954-462-7000
Fax: 954-462-7001
Service by email: FL.Service@PhelanHallinan.com
By: /s/ Heather J. Koch
Phelan Hallinan Diamond & Jones, PLLC
Heather J. Koch, Esq., Florida Bar No. 89107
Emilio R. Lenzi, Esq., Florida Bar No. 0668273
PH # 73518
August 11, 18, 2017 17-01348K

SUBSEQUENT INSERTIONS

THIRD INSERTION

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

CASE NO: 2016 CA 003418
DIV: Civil
RODNEY HOLEMAN, an Individual Plaintiff, vs.

UNKNOWN HEIRS AND DEVEISEES OF THE ESTATE OF RITA A. QUINLAN, DECEASED; UNKNOWN HEIRS AND DEVEISEES OF THE ESTATE OF RITA VAN ROMPAEY, DECEASED; UNKNOWN HEIRS AND DEVEISEES OF THE ESTATE OF STEPHEN C. VAN ROMPAEY, DECEASED; RITA VAN ROMPAEY; ROSEANNE VAN ROMPAEY; STEVIE VAN ROMPAEY, MICHAEL DENNIS VAN ROMPAEY; ANNA VAN ROMPAEY FAULKNER; THOMAS JOSEPH QUINLAN; UNKNOWN HEIRS; AND ALL PARTIES CLAIMING BY OR THROUGH SAID DEFENDANTS Defendants

TO: UNKNOWN HEIRS AND DEVEISEES OF THE ESTATE OF RITA A. QUINLAN, DECEASED, Defendant, and to all parties claiming interest by, through, under or against Defendant, and all parties having or claiming to have any right, title or interest in the property herein described.

UNKNOWN HEIRS AND DEVI-

SEES OF THE ESTATE OF RITA VAN ROMPAEY, DECEASED, Defendant, and to all parties claiming interest by, through, under or against Defendant, and all parties having or claiming to have any right, title or interest in the property herein described. UNKNOWN HEIRS AND DEVEISEES OF THE ESTATE OF STEPHEN C. VAN ROMPAEY, DECEASED, Defendant, and to all parties claiming interest by, through, under or against Defendant, and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that you have been designated as defendant in a legal proceeding filed against you for Quiet Title Action. The action involves real property in Polk County, Florida, more fully described as follows:

LEGAL DESCRIPTION: LOT 9 OF THE REPLAT OF HUTTON'S SUBDIVISION WINTER HAVEN, FLORIDA, AS SHOWN BY MAP OR PLAT THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 34, PAGE 18. (hereinafter "Property")

The action was instituted in the Tenth Judicial Circuit Court, Polk County, Florida, and is styled RODNEY HOLEMAN vs. UNKNOWN HEIRS AND

DEVEISEES OF THE ESTATE OF RITA A. QUINLAN, et al; Polk County Civil Case No.: 2016 CA 003418.

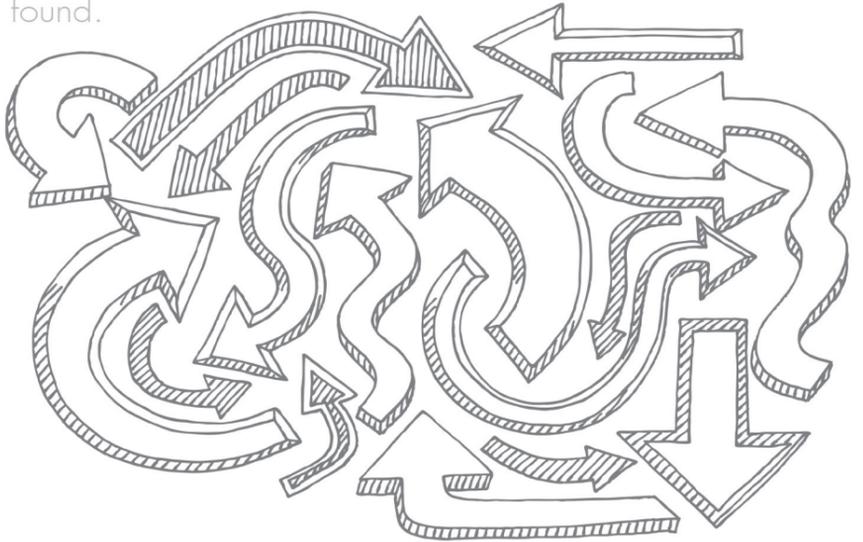
You are required to serve a copy of your written defenses to the Amended Complaint, if any, to the action on MICHAEL T. HEIDER, CPA, Plaintiffs attorney, whose address is MICHAEL T. HEIDER, P.A., 10300 49th Street North, Clearwater, Florida 33762, on or before 8/28/17, and file the original with the clerk of this court either before service on MICHAEL T. HEIDER, CPA or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

If you qualify under the Americans with Disabilities Act (ADA) and need assistance within the court system, please visit the Tenth Judicial Circuit of Florida or use the contact information as follows: Voice #: 863-534-4686, TDD #: 863-534-7777, Fax #: 305-349-7355. If you are hearing or voice impaired, please call 711 or 1-800-955-8770 for the Florida Relay Service.

DATED: July 21, 2017
Stacy M. Butterfield
Clerk of the Tenth Judicial Circuit Court
Polk County, Florida
(SEAL) By: Taylor Pittman
Deputy Clerk
July 28; August 4, 11, 18, 2017
17-01224K

WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

Some officials want to move notices from newspapers to government-run websites, where they may not be easily found.



Keep Public Notices in Newspapers.

NEWS MEDIA ALLIANCE
www.newsmediaalliance.org

2 OUT OF 3 U.S. adults read a newspaper in print or online during the week.

Why try to fix something that isn't broken?

SP13858

FIRST INSERTION

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

CASE NO.: 2016CA-000713-0000-00
CITIMORTGAGE INC., SUCCESSOR BY MERGER TO ABN AMRO MORTGAGE GROUP, INC. Plaintiff, vs. VINCENT FATELEY A/K/A VINCENT E. FATELEY, et al Defendants.

RE-NOTICE IS HEREBY GIVEN pursuant to an Order Granting Plaintiff's Motion to Reschedule Foreclosure Sale filed May 19, 2017 and entered in Case No. 2016CA-000713-0000-00 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein CITIMORTGAGE INC., SUCCESSOR BY MERGER TO ABN AMRO MORTGAGE GROUP,

INC., is Plaintiff, and VINCENT FATELEY A/K/A VINCENT E. FATELEY, et al are Defendants, the clerk, Stacey M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 18 day of September, 2017, the following described property as set forth in said Lis Pendens, to wit:

Lot 2, RIVER RIDGE SUBDIVISION, according to the plat thereof recorded in Plat Book 69, Page 17 of the public records of Polk County, Florida.

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

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

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

Dated: August 7, 2017
Phelan Hallinan Diamond & Jones, PLLC Attorneys for Plaintiff
2727 West Cypress Creek Road Ft. Lauderdale, FL 33309
Tel: 954-462-7000
Fax: 954-462-7001
Service by email: FL.Service@PhelanHallinan.com
By: /s/ Heather J. Koch
Phelan Hallinan Diamond & Jones, PLLC
Heather J. Koch, Esq., Florida Bar No. 89107
Emilio R. Lenzi, Esq., Florida Bar No. 0668273
PH # 73020
August 11, 18, 2017 17-01344K

SAVE TIME

E-mail your Legal Notice
legal@businessobserverfl.com

LV10168

SECOND INSERTION

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

CASE NO. 2016-CA-4263 WEST STONEBRIDGE HOMEOWNERS ASSOCIATION, INC., A Florida Not-For Profit Corporation, Plaintiff, v. KEVEN A. WINSTON, UNKNOWN SPOUSE OF KEVEN A. WINSTON & ANY UNKNOWN PERSON(S) IN POSSESSION, Defendants.

TO: KEVEN A. WINSTON 121 Old Bridge Circle Davenport, FL 33897 If alive, and if dead, all parties claiming interest by, through, under or against KEVEN A. WINSTON, and all parties having or claiming to have any right, title, or interest in the property described herein.

YOU ARE HEREBY NOTIFIED that an action seeking to foreclose a homeowner association assessment lien has been filed on the following described property:

Lot 46, of West Stonebridge, according to the Plat thereof, as recorded in Plat Book 123, Pages 33 and 34, of the Public Records of Polk County, Florida.

Property Address: 121 Old Bridge Circle, Davenport, FL 33897 has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on WEST STONEBRIDGE HOMEOWNERS

ASSOCIATION, INC., c/o Sarah E. Webner, Esq., The Law Office of Wonsetler & Webner, P.A., 860 N. Orange Avenue, Suite 135, Orlando, FL 32801 within 30 days from the date of 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.

This is an attempt to collect a debt. Any information will be used for that purpose.

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

WITNESS my hand and the seal of this Court on July 25, 2017.

Default Date: Aug 31, 2017 Stacy M. Butterfield Polk County Clerk of Court (SEAL) By Taylor Pittman Deputy Clerk

Sarah E. Webner, Esq., The Law Office of Wonsetler & Webner, P.A., 860 N. Orange Avenue, Suite 135, Orlando, FL 32801 August 4, 11, 2017 17-01309K

SECOND INSERTION

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

CASE NO.: 2016CA001753000000 WELLS FARGO BANK, NA, Plaintiff, VS. UNKNOWN HEIRS BENEFICIARIES, DEVISEES, et al., Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on July 14, 2017 in Civil Case No. 2016CA001753000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, WELLS FARGO BANK, NA is the Plaintiff, and UNKNOWN HEIRS BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF NORMA H. TYLER A/K/A NORMA L. TYLER, DECEASED; UNKNOWN SPOUSE OF NORMA H. TYLER A/K/A NORMA L. TYLER, DECEASED; LAKERIDGE CONDOMINIUM ASSOCIATION, INC.; MORGAN SEYMOUR TYLER III A/K/A MORGAN S. TYLER III; PAMELA H. TYLER A/K/A PAMELA HAWES TYLER; PAMELA H. TYLER, SUCCESSOR TRUSTEE OF THE NORMA HAWES TYLER TRUST DATED DECEMBER 11, 2007 A/K/A NORMA HAWES TYLER REVOCABLE TRUST DATED DECEMBER 11, 2007; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on August 28, 2017 at 10:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LAKERIDGE CONDOMINIUM UNIT #606 OF THE CONDOMINIUM PLAT OF LAKERIDGE CONDOMINIUM, CONDOMINIUM PLAT BOOK 1, PAGE 1 TO 75, INCLUSIVE, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, AND BEING FURTHER DESCRIBED IN THAT CERTAIN DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1545, PAGES 1124, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Dated this 1 day of August, 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: Susan Sparks, Esq. FBN: 33626 Primary E-Mail: ServiceMail@aldridgepite.com 1252-534B August 4, 11, 2017 17-01306K

THIRD INSERTION

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

CASE NO.: 2017CA001885000000 SECTION: 11 CRESAP STREET GARDEN APARTMENTS, LLC, a Florida limited liability company, Plaintiff, v. THE ESTATE OF ALSTON K. FAGERSTROM, DECEASED; KNOWN AND UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF ALSTON K. FAGERSTROM, DECEASED; AND DONNA FAGERSTROM, PHILLIP C. FAGERSTROM, STEPHEN FAGERSTROM, MARK FAGERSTROM AND DARLA FAGERSTROM-VERFUTH, Defendants.

TO: DONNA FAGERSTROM; PHIL-

LIP C. FAGERSTROM; STEPHEN FAGERSTROM; MARK FAGERSTROM; DARLA FAGERSTROM-VERFUTH; and All unknown heirs, devisees, grantees, creditors, or other parties claiming by, through under, or against ALSTON K. FAGERSTROM, Deceased;

You are hereby notified that an action to Quiet Title, concerning the following-described real property in Polk County, Florida, has been filed against you:

Lots 16, 17, 18, 19, 20 and 21, PARKVIEW SUBDIVISION according to the Plat thereof, as recorded in Plat Book 15, Page 6, of the Public Records of Polk County, Florida.

and you are required to serve a copy of your written defenses, if any, to it on ROTHMAN & TOBIN, P.A., attorneys for Plaintiff, CRESAP STREET GARDEN APARTMENTS, LLC, a Florida limited liability company, whose address is: 11900 Biscayne Blvd., Suite 740, Miami, Florida 33181, on or before 8/25/17, 2017, a date which is within thirty (30) days after the first publication of this Notice in the Business

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

CIRCUIT CIVIL DIVISION CASE NO.: 16-CA-000441 WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE OF MATAWIN VENTURES TRUST SERIES 2016-4, Plaintiff, v. ALL UNKNOWN PARTIES, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, BENEFICIARIES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, AND AGAINST MARY HARRIS, DECEASED, et al., Defendants.

TO DEFENDANT: ALL UNKNOWN PARTIES, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, BENEFICIARIES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, AND AGAINST MARY HARRIS, DECEASED

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

THE WEST 63 FEET OF LOT 8, BLOCK 3, TIER 6, SOUTH FLORIDA RAILROAD ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 27 OF THE PUBLIC RECORDS OF POLK COUNTY,

FLORIDA. including the buildings, appurtenances, and fixtures located thereon.

Property Address: 1170 Magnolia Street, Bartow, FL 33830 filed against you and you are required to serve a copy of your written defenses, if any, to it on HARRIS S. HOWARD, ESQ., of HOWARD LAW GROUP, Plaintiff's attorney, whose address is 450 N. Park Road, #800, Hollywood, Florida 33021 on or before 8/31/17, 2017 (no later than 30 days from the date of the first publication of this Notice of Action) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition filed herein.

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

WITNESS my hand and seal of this Court at POLK County, Florida on this 27 day of July, 2017.

Stacy M. Butterfield CLERK OF COURT (SEAL) By: /s/ Danielle Cavas Deputy Clerk

HARRIS S. HOWARD, ESQ. HOWARD LAW GROUP Plaintiff's attorney 450 N. Park Road, #800 Hollywood, Florida 33021 August 4, 11, 2017 17-01276K

SECOND INSERTION

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

CASE NO. 2017CA000315000000 U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE SUCCESSOR IN INTEREST TO BANK OF AMERICA NATIONAL ASSOCIATION AS TRUSTEE SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST MORTGAGE LOAN ASSET-CERTIFICATES, SERIES 2006-HE3, Plaintiff, vs. HAMPTON LAKES OF DAVENPORT HOMEOWNERS ASSOCIATION, INC. A/K/A HAMPTON LAKES OF DAVENPORT HOA, INC., et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 20, 2017, and entered in 2017CA000315000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-HE3 is the Plaintiff and HAMPTON LAKES OF DAVENPORT HOMEOWNERS ASSOCIATION, INC. A/K/A HAMPTON LAKES OF DAVENPORT HOA, INC.; ROSARIO S. COELLO; LUIS F. COELLO are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court

will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on September 05, 2017, the following described property as set forth in said Final Judgment, to wit: LOT 30, HAMPTON ESTATES PHASE 2, VILLAGE 6, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 122, AT PAGE 29, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 118 EMERALDVIEW AVE, DAVENPORT, FL 33897

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

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

Dated this 27 day of July, 2017. ROBERTSON, ANSCHUTZ & SCHNEID, P.L. Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: mail@rasflaw.com By: \S\Thomas Joseph Thomas Joseph, Esquire Florida Bar No. 123350 Communication Email: tjoseph@rasflaw.com 16-232408 - MoP August 4, 11, 2017 17-01292K

SECOND INSERTION

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

CASE NO. 2017CA002164000000 HSBC BANK USA, N.A., AS TRUSTEE ON BEHALF OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST AND FOR THE REGISTERED HOLDERS OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST, SERIES 2007-ASAP1, ASSET BACKED PASS-THROUGH CERTIFICATES, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM BOLAND A/K/A WILLIAM T. BOLAND, DECEASED. et al. Defendant(s).

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

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

LOT 66, OF FOX RIDGE PHASE TWO, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 80, PAGE 48, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 8/28/17 (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

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

WITNESS my hand and the seal of this Court at Polk County, Florida, this 21 day of July, 2017.

Stacy M. Butterfield CLERK OF THE CIRCUIT COURT (SEAL) BY: Taylor Pittman DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: mail@rasflaw.com 17-024626 - Ril August 4, 11, 2017 17-01303K

SECOND INSERTION

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

CASE NO.: 2017CA-000166-0000-00 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. KENNETH D. EVERETT; FLORIDA HOUSING FINANCE CORPORATION; KRENSON WOODS HOMEOWNERS ASSOCIATION, INC.; LGI HOMES-KRENSON WOODS, LLC A DELAWARE LIMITED LIABILITY COMPANY; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 23rd day of May, 2017, and entered in Case No. 2017CA-000166-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and KENNETH D. EVERETT; FLORIDA HOUSING FINANCE CORPORATION; KRENSON WOODS HOMEOWNERS ASSOCIATION, INC.; LGI HOMES-KRENSON WOODS, LLC A DELAWARE LIMITED LIABILITY COMPANY; UNKNOWN TENANT N/K/A CONSTANCE TEISLER; UNKNOWN TENANT (S) IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at, 10:00 AM on

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

LOT 104, KRENSON WOODS, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 153, PAGE 45, OF THE PUBLIC RECORDS OF COUNTY, FLORIDA

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

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

Dated this 02 day of AUG, 2017. By: Pratik Patel, Esq. Bar Number: 98057 Submitted by: Choice Legal Group, P.A. P.O. Box 9908 Fort Lauderdale, FL 33310-0908 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@clegalgroup.com 16-02078 August 4, 11, 2017 17-01307K

OFFICIAL COURTHOUSE WEBSITES:

MANATEE COUNTY: manateeclerk.com | SARASOTA COUNTY: sarasotaclerk.com

CHARLOTTE COUNTY: charlotte.realforeclose.com | LEE COUNTY: leeclerk.org

COLLIER COUNTY: collierclerk.com | HILLSBOROUGH COUNTY: hillsclerk.com

PASCO COUNTY: pasco.realforeclose.com | PINELLAS COUNTY: pinellasclerk.org

POLK COUNTY: polkcountyclerk.net | ORANGE COUNTY: myorangeclerk.com

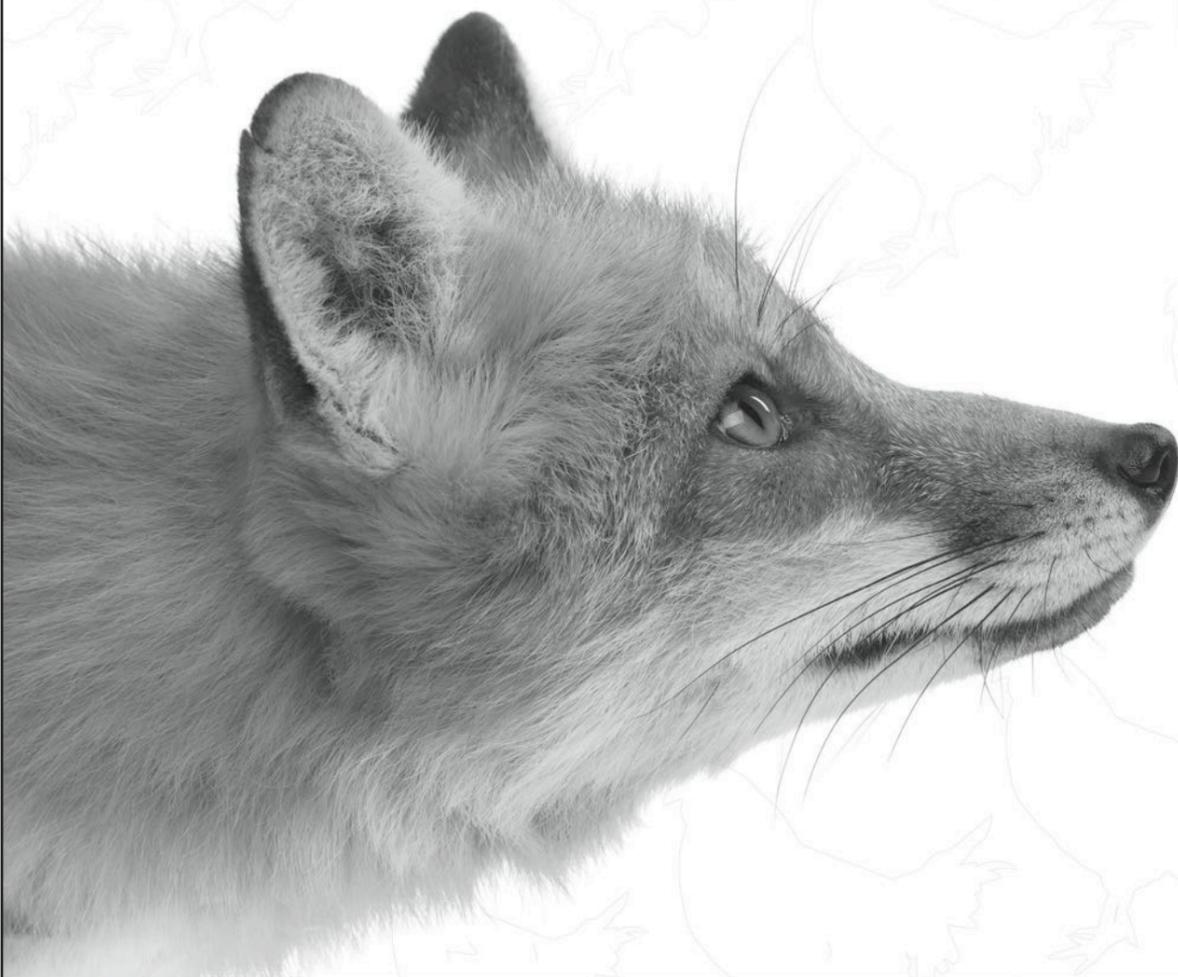
Check out your notices on: www.floridapublicnotices.com

Business Observer

WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

Some officials want to move notices from newspapers to government-run websites, where they may not be easily found.

This is like putting the fox in charge of the hen house.

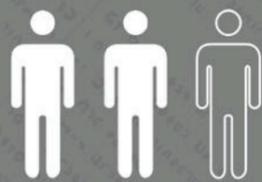


**Keep Public Notices
in Newspapers**



WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

Some officials want to move notices from newspapers to government-run websites, where they may not be easily found.



Why try to fix something that isn't broken?



2 OUT OF 3

U.S. adults read a newspaper in print or online during the week.

NEWS MEDIA
ALLIANCE

www.newsmediaalliance.org

Keep Public Notices in Newspapers.