

## BUSINESS OBSERVER FORECLOSURE SALES

### PASCO COUNTY

Case No.	Sale Date	Case Name	Sale Address	Firm Name
2012-CA-3206-ES	1/16/2018	Green Tree vs. Patricia L Mathews Unknowns et al	Lot 48, Sunset Estates, PB 16 Pg 3	Aldridge Pite, LLP
51-2012-CA-000628ES	1/16/2018	Wells Fargo vs. Juan J Rodriguez et al	Lot 4, Block 1, Aberdeen, PB 41 Pg 133-140	Aldridge Pite, LLP
2016CA003154CAAXES	1/16/2018	Dennis C Hunt vs. Marie-France Clusel et al	37454 Neukom Ave, Zephyrhills FL 33541	Owens Law Group, PA
2016CA002418CAAXES	1/16/2018	Wells Fargo Bank vs. Dona L Scott etc Unknowns et al	17351 Cinaberry Rd, Lutz, FL 33558	Albertelli Law
51-2012-CA-001993-CAAX-ES	1/17/2018	The Bank of New York vs. Dennis Piechowicz et al	Section 5, Township 24 S, Range 18 E	Tromberg Law Group
2016CC003053CCAXWS	1/17/2018	Pine Ridge at Sugar Creek vs. Jacqueline B Swift et al	Lot 89, Pine Ridge at Sugar Creek, PB 51 Pg 41	Malley, Anne M., P.A.
2016CA001842CAAXWS	1/17/2018	CitiMortgage vs. Jeanne Tymeson Unknowns et al	Meadow Oaks Unit 2, PB 25 Pg 121	Tromberg Law Group
17-CC-1998- WS	1/17/2018	River Ridge vs. Armando Xavier et al	11149 Tee Time Cir, New Port Richey, FL 34654	Cianfrone, Joseph R.
51-2013-CA-003470WS	1/17/2018	US Bank vs. Harry B Rupp Jr et al	5405 Poinsettia Dr, New Port Richey, FL 34652	eXL Legal
2017-CA-000243 ES	1/17/2018	U.S. Bank vs. Brian Holloway Investments etc et al	Lot 38, Ballantrae Village, PB 52 Pg 30	Weitz & Schwartz, P.A.
2016-CA-000024-ES Div. J1	1/17/2018	Grand Oaks vs. Frank D Hayne Jr et al	4939 Trinidad Drive, Land O Lakes FL 34639	Shumaker, Loop & Kendrick, LLP (Tampa)
51-2016-CA-000624-CAAX-ES	1/17/2018	HSBC Bank USA vs. Robert Schwellinger et al	12753 Bellamy Brothers Blvd, Dade City FL 33525	Brock & Scott, PLLC
2016CA000563CAAXES	1/17/2018	Wilmington Savings vs. Charlene P Smith etc et al	Lot 17, Block 5, Town of Macon, PB 10 Pg 215	Silverstein, Ira Scot
51-2017-002148-CA-ES Div. J5	1/17/2018	The Bank of New York vs. Abimael Fernandez et al	Lot 35, Carpenter's Run, PB 28 Pg 87	Shapiro, Fishman & Gache (Boca Raton)
51 2010 CA 003029 ES Div. 1	1/17/2018	CitiBank vs. Darren M Brock etc et al	25104 Lexington Oaks, Wesley Chapel, FL 33544	Albertelli Law
2017CA001618CAAXES	1/17/2018	Nationstar Mortgage vs. Betsy L Altschuler et al	23726 Coral Ridge Lane, Land O Lakes FL 34639	Albertelli Law
2016 CA 002254	1/18/2018	U.S. Bank vs. William R Derousse etc et al	6601 Applewood St, Wesley Chapel, FL 33544	Padgett Law Group
17-CA-001744CAAXES	1/18/2018	The Gracie Owens Revocable Trust vs. Spencer H Loftin et al	Lot 17, Sunstate Estates, PB 14 Pg 124	Burnette, Robert C.
2017CA002355CA	1/18/2018	Harbor Community Bank vs. Bowen Family LLC et al	4013/4015 Crestwood Blvd, New Port Richey, FL 34653	Alford, Richard L., P.A.
2017-CC-002596	1/18/2018	Veterans Villas vs. James Milazzo et al	2849 Bradley Court, New Port Richey FL 34655	Mankin Law Group
2017-CA-001318	1/18/2018	Pennymac Loan vs. Ponderosa Park Civic Association et al	7407 Osage Dr, Hudson, FL 34667	Sirote & Permutt, PC
2016-CA-001822	1/18/2018	Freedom Mortgage vs. James Magnum Unknowns et al	7037 Seward Dr, Port Richey, FL 34668	Sirote & Permutt, PC
51-2016-CA-002776ES	1/18/2018	Wells Fargo Bank vs. Amy L Donohue etc et al	18134 Rigsby Rd, Spring Hill, FL 34610	eXL Legal
2014CA002612CAAXES	1/22/2018	Deutsche Bank vs. Dennis L McKinney Jr et al	Unit 2162, Talia, ORB 1385 Pg 1852	Tromberg Law Group
2015-CA-003244 Div. J1	1/22/2018	Wilmington Savings vs. Jose G Proano et al	Lot 8, Tierra Del Sol, PB 53 Pg 130	Shapiro, Fishman & Gache (Boca Raton)
2017-CC-00934	1/22/2018	Five Chateau Village vs. Rene Gervais et al	11510 Versailles Lane, Port Richey, FL 34668	Mankin Law Group
51-2016-CA-003379-CAAX-WS	1/22/2018	Nationstar Mortgage vs. Manfred E Bauer et al	Lot 326, Oak Ridge Unit 3, PB 17 Pg 108	Choice Legal Group P.A.
51-2013-CA-004050-CAAX-WS	1/22/2018	CitiMortgage vs. Kelly E Davey etc et al	Lot 323, Clayton Village, PB 17 Pg 95	Choice Legal Group P.A.
2017CA001874CAAXWS	1/22/2018	Ditech Financial vs. Amanda Adams et al	Lot 203, Forest Hills Unit 2, PB 13 Pg 146	Aldridge Pite, LLP
51-2016-CA-001894ES	1/23/2018	U.S. Bank vs Gwynn C Brown et al	31121 Whitlock Dr, Wesley Chapel, FL 33543	eXL Legal
2016CA000922CAAXES	1/23/2018	Wells Fargo Bank vs. Amanda Hall et al	16230 Crela Dr, Spring Hill, FL 34610	Albertelli Law
2013CA004683CAAXES	1/23/2018	U.S. Bank vs. Robert Durham Unknowns et al	7346 Boyette Rd, Zephyrhills FL 33544	Albertelli Law
2017-CC-001476	1/24/2018	Hillside Condominium vs. Rosalie T Henneberry et al	7712 Hillside Ct #102, Hudson, FL 34667	Mankin Law Group
51-2011-CA-006288	1/24/2018	CitiMortgage Inc vs. James B Davison et al	Lot 147, Radcliff Estates, PB 23 Pg 39	Brock & Scott, PLLC
2017CA000853CAAXWS	1/24/2018	Wells Fargo Bank vs. Dean Derk et al	Lot 183, Orangewood Village, PB 8 Pg 15	Brock & Scott, PLLC
2017CA000135CAAXWS	1/25/2018	Bayview Loan vs. John J McGinnis III et al	3535 Latimer St, New Port Richey, FL 34652	Mandel, Manganeli & Leider, P.A.;
2017-CC-301	1/29/2018	Westbrook Estates vs. Omar Fuentes et al	4815 Pennecott Way, Wesley Chapel, FL 33544	Becker & Poliakoff (Orlando)
2016CA001989CAAXWS Div. 1	1/29/2018	Bank of America vs. Jason R Nieland et al	6017 Missouri Ave, New Port Richey FL 34653	Albertelli Law
51-2017-CA-000095-WS (J2)	2/1/2018	Federal National Mortgage vs. Michael Trapani et al	Lot 51, Old Grove Co No. 1, PB 2 Pg 37	Popkin & Rosaler, P.A.
2017CA000318CAAXWS	2/1/2018	M&T Bank vs. Robert P Jackson etc et al	Oaks at River Ridge Unit 5-A, PB 25 Pg 46	McCalla Raymer Leibert Pierce, LLC
2016-CA-000633-ES Div. J1	2/1/2018	PHH Mortgage vs. Gail L Kulwicki etc et al	Lot 9, Meadowview, PB 16 Pg 22	Shapiro, Fishman & Gache (Boca Raton)
2016CA001731CAAXES	2/5/2018	Deutsche Bank vs. Lynnette Dunning-Wilson et al	30849 Temple Stand Ave, Wesley Chapel, FL 33543	Frenkel Lambert Weiss Weisman & Gordon
2015-CA-000529	2/5/2018	U.S. Bank vs. David Dimarco et al	5205-5209 9th St, Zephyrhills, FL 33542	Berger Firm P.A.
2017CA001319CAAXES Div. 1	2/6/2018	The Bank of New York Mellon vs. Joshua L Lawhorn et al	37805 14th Avenue, Zephyrhills FL 33542	Albertelli Law
51-2015-CA-01128 ES/J1	2/7/2018	U.S. Bank vs. Annette E Kaman Unknowns et al	Section 14, Township 26 S, Range 19 E	SHD Legal Group
51-2016-CA-002902-ES	2/7/2018	Wells Fargo Bank vs. Paula Eppley et al	5254 Saddlebrook Way, Wesley Chapel, FL 33543	eXL Legal
2013 CA 2133 WS	2/7/2018	Regions Bank vs. Micahel Marker et al	Lot 27, Cape Cay Unit 3, PB 7 Pg 83	Dean, Mead, Egerton, Bloodworth, et al
2017CC002985CCAXWS	2/8/2018	Pine Ridge vs. David Gadea et al	Lot 97, Pine Ridge, PB 53 Pg 69	Malley, Anne M., P.A.
51-2010-CA-002237-XXXX-ES	2/13/2018	Fannie Mae vs. William Gallagher etc et al	Lot 46, Villages at Wesley Chapel, PB 33 Pg 118	Choice Legal Group P.A.
2016CA000099CAAXES	2/19/2018	Bank of America vs. David A Rinehart et al	16633 Caracara Ct, Spring Hill, FL 34610	Frenkel Lambert Weiss Weisman & Gordon
51-2016-000522-CA-ES (J5)	2/19/2018	Wilmington Savings Fund vs. James A Glass Sr et al	Lot 74-A, Saddlebrook, Sec 8, Range 20 E	Shapiro, Fishman & Gache (Boca Raton)
2016-CA-000883	2/21/2018	Pennymac Loan vs. David A Leader etc et al	Lot 246, Gulf Harbors, PB 24 Pg 138	McCalla Raymer Leibert Pierce, LLC
51-2014-CA-004239-WS Div. J3	2/26/2018	The Bank of New York vs. John J Postiglione etc et al	Lot 1264, Tahitian Development, PB 13 Pg 112	Shapiro, Fishman & Gache (Boca Raton)
51-2015-CA-001759-WS Div. J3	2/28/2018	Carrington Mortgage vs. Kristin Balsamo etc et al	Lot 1899, Beacon Woods, PB 14 Pg 129	Shapiro, Fishman & Gache (Boca Raton)
2017CA-000688CAAXES	3/14/2018	Smart Capital vs. Brenda Garcia Oliva et al	30648 White Bird Avenue, Wesley Chapel FL 33543	Sanoba, Gregory A. (S Florida Ave)
51-2015-003201-CA-ES Div. J5	3/19/2018	PNC Bank vs. Charles J Mengel Jr et al	Lot 3, Wilderness Lake, PB 43 Pg 1	Shapiro, Fishman & Gache (Boca Raton)
51-2016-003125-CA-WS Div. J3	3/21/2018	Nationstar Mortgage vs. John Wolding et al	Section 7, Township 24 S, Range 17 E	Shapiro, Fishman & Gache (Boca Raton)



FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

**CASE NO. 51-2016-CA-002902-ES**  
**WELLS FARGO BANK, N.A., SUCCESSOR BY MERGER TO WACHOVIA MORTGAGE, FSB, FORMERLY KNOWN AS WORLD SAVINGS BANK, FSB**  
**Plaintiff, v.**  
**PAULA EPPLEY; STEPHEN EPPLEY; UNKNOWN TENANT 1; UNKNOWN TENANT 2; SADDLEBROOK GOLF AND COUNTRY CLUB PROPERTY OWNERS ASSOCIATION, INC.; UNITED STATES OF AMERICA, INTERNAL REVENUE SERVICE**  
**Defendants.**

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure en-

tered on January 2, 2018, in this cause, in the Circuit Court of Pasco County, Florida, the office of Paula S. O'Neil - AES, Clerk of the Circuit Court, shall sell the property situated in Pasco County, Florida, described as:  
 LOT 79C OF SADDLEBROOK -PHASE 1B, AN UNRECORDED SUBDIVISION IN PASCO COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: STARTING AT THE NW CORNER OF THE NE 1/4 OF THE SW 1/4 OF SECTION 8, TOWNSHIP 26 SOUTH, RANGE 20 EAST, RUN NORTH 87° 19' 00" EAST, A DISTANCE OF 793.88 FEET; THENCE SOUTH 02° 41' 00" EAST, A DISTANCE OF 220.00 FEET; THENCE SOUTH 31° 04' 08" EAST, A DISTANCE OF 299.70 FEET;

THENCE SOUTH 29° 46' 55" WEST, A DISTANCE OF 65.00 FEET; THENCE SOUTH 46° 45' 25" EAST, A DISTANCE OF 53.71 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE NORTH-EAST, HAVING A RADIUS OF 250.00 FEET, (CHORD BEARING SOUTH 62° 25' 30" EAST, A CHORD DISTANCE OF 135.03 FEET); THENCE ALONG THE ARC OF SAID CURVE, A DISTANCE OF 136.73 FEET; THENCE SOUTH 11° 06' 29" WEST, A DISTANCE OF 189.02 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE EAST, HAVING A RADIUS OF 300.00 FEET; (CHORD BEARING SOUTH 05° 29' 42" EAST, A CHORD DISTANCE OF 171.44 FEET);

THENCE ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 173.87 FEET TO THE END OF SAID CURVE TO THE POINT OF BEGINNING, THENCE NORTH 85° 45' 09" EAST, A DISTANCE OF 118.12 FEET; THENCE SOUTH 09° 40' 33" EAST, A DISTANCE OF 161.67 FEET; THENCE SOUTH 85° 19' 23" WEST, A DISTANCE OF 91.81 FEET TO A POINT ON CURVE CONCAVE TO THE WEST, HAVING A RADIUS OF 300.00 FEET; (CHORD BEARING NORTH 14° 41' 25" WEST, A CHORD DISTANCE OF 77.36 FEET); THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 77.57 FEET; THENCE NORTH 22° 05' 52" WEST, A DISTANCE

OF 89.90 FEET TO THE POINT OF BEGINNING. a/k/a 5254 SADDLEBROOK WAY, WESLEY CHAPEL, FL 33543-4326 at public sale, to the highest and best bidder, for cash, online at www.pasco.realforeclose.com, on February 07, 2018 beginning at 11:00 AM. If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk no later than 60 days after the sale. If you fail to file a claim you will not be entitled to any remaining funds. If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL

34654, Phone: 727.847.8110 (voice) in New Port Richey; 352.521.4274, ext 8110 (voice) in Dade City Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. Dated at St. Petersburg, Florida this 8th day of January, 2018. eXL Legal, PLLC Designated Email Address: efling@exllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff By: ANDREW FIVECOAT FBN# 122068 888160764 January 12, 19, 2018 18-00050P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6th JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

**CASE NO.: 512017CA003171CAAXWS**  
**M&T BANK**  
**Plaintiff vs.**  
**CHARLES J. MAMIATIS A/K/A CHARLES JAMES MAMIATIS, UNKNOWN SPOUSE OF CHARLES J. MAMIATIS A/K/A CHARLES JAMES MAMIATIS, FOREST HILLS EAST CIVIC ASSOCIATION, INC., PNC BANK, N.A. F/K/A NATIONAL CITY BANK,**  
**Defendant,**

TO: CHARLES J. MAMIATIS A/K/A CHARLES JAMES MAMIATIS 1150 Ponce De Lean Blvd, #304A Clearwater, FL 33756 (last known residence) UNKNOWN SPOUSE OF CHARLES J. MAMIATIS A/K/A CHARLES JAMES MAMIATIS,

1150 Ponce De Lean Blvd, #304A Clearwater, FL 33756 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in PASCO County, Florida:  
 Lot 18 and the West 5 feet of Lot 19, FOREST HILL EAST, UNIT 1, as per plat thereof recorded in Plat Book 13, Pages 57 and 58, of the Public Records of Pasco County, Florida.  
 Property Address: 5702 Mariposa Drive, Holiday, Florida 34690 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Plaintiff's attorney, STRAUS & EISLER, P.A., 10081 Pines Blvd, Suite C, Pembroke Pines, FL 33024 eMail: Service.pines@strausesler.com on or before thirty (30) days from the first date of publication on or before 2/12/, 2018 and file the original with the Clerk of this Court either before service upon Plaintiff's attorney or immediately thereafter; otherwise, a

default will be entered against you for the relief demanded in the complaint filed herein.  
 NOTICE: ANY PERSON WITH A DISABILITY REQUIRING SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHOULD CONTACT 1-800-955-8771 (TDD); 1-800-955-8770 (v), VIA FLORIDA RELAY SERVICE NO LATER THAN SEVEN (7) DAYS PRIOR TO THE PROCEEDING.  
 WITNESS my hand and the seal of this Court at PASCO County, Florida this 3 day of January, 2018.  
 Paula S. O'Neil, Ph.D. Clerk of the Circuit Court  
 By: Ryan Ayers As Deputy Clerk  
 Arnold M. Straus, Jr. Esq. STRAUS & EISLER, P.A. 10081 Pines Blvd, Suite C Pembroke Pines, FL 33024 954-431-2000 eMail: Service.pines@strausesler.com 17-025784-FC-BV-MT January 12, 19, 2018 18-00031P

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PASCO COUNTY  
 GENERAL JURISDICTION DIVISION  
**CASE NO. 2016-CA-000883**  
**PENNYMAC LOAN SERVICES, LLC,**  
**Plaintiff, vs.**  
**DAVID A. LEADER A/K/A DAVID LEADER, ET AL.,**  
**Defendants.**  
 NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered December 15, 2017 in Civil Case No. 2016-CA-000883 of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Dade City, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and DAVID A. LEADER A/K/A DAVID LEADER, ET AL., are Defendants, the Clerk of Court Paula S. O'Neil, will sell to the highest and

best bidder for cash electronically at www.pasco.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 21ST day of February, 2018 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:  
 LOT 246, GULF HARBORS SEA FOREST UNIT 3B, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 24, PAGES 138 AND 139, IN THE PUBLIC RECORDS OF PASCO 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. Within two (2) working days of your receipt of this

(describe notice/order) please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext. 8110 (V) in Dade City; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services. Lisa Woodburn, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 11003 5730276 15-05114-7 January 12, 19, 2018 18-00032P

FIRST INSERTION

NOTICE OF SALE IN THE 6TH JUDICIAL CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA

**Case No. 2013 CA 2133 WS**  
**REGIONS BANK,**  
**Plaintiff, vs.**  
**MICHAEL MARKER; PASCO COUNTY CLERK OF COURT; SANDRA BALESTRIERI;**  
**Defendant.**

NOTICE IS GIVEN pursuant to a Final Judgment dated January 2, 2018 entered in Case No. 2013 CA 2133 WS, of the Circuit Court in and for Pasco County, Florida, wherein MICHAEL MARKER and PASCO COUNTY CLERK OF COURT are the Defendants, that Paula S. O'Neil, Clerk of The Court will sell to the highest and best bidder for cash, at the Clerk of the Circuit Court, Pasco County, in an online sale at www.pasco.realforeclose.com, on February 7, 2018 at 11:00 a.m., the

following described real property as set forth in the Final Judgment:  
 LOT 27, BLOCK F, CAPE CAY UNIT THREE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 7, PAGE 83, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.  
 TOGETHER WITH A 1987 LIBE HS 48' MOBILE HOME WITH SERIAL/VIN NO. 10L19496  
 NOTICE ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.  
 NOTICE If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost

to you, to the provision of certain assistance. Please contact Court Administration at Pasco County Courthouse, 705 E Live Oak Avenue, Dade City, Florida 33525; for Dade City telephone 352-521-4274, for New Port Richey telephone 727-847-8110, no later than seven (7) days prior to any proceeding; if you are hearing impaired, call 1-800-955-8771; if you are voice impaired, call 1-800-955-8770.  
 By: Leslie S. White, for the firm Florida Bar No. 521078 primary email: lwhite@deanmead.com Telephone 407-841-1200 Facsimile 407-423-1831 secondary email: bransom@deanmead.com Dean, Mead, Egerton, Bloodworth, Capouano & Bozarth, P.A. Attn: Leslie S. White Post Office Box 2346 Orlando, FL 32802-2346 January 12, 19, 2018 18-00054P

NOTICE OF SALE IN THE COUNTY COURT IN AND FOR PASCO COUNTY, FLORIDA  
 CIVIL ACTION  
**CASE NO.: 2017CC002985CCAXWS**  
**PINE RIDGE AT SUGAR CREEK HOMEOWNERS ASSOCIATION, INC.**  
**Plaintiff vs.**  
**DAVID GADEA, et al.**  
**Defendant(s)**  
 Notice is hereby given that, pursuant to a Final Judgment of Foreclosure or Order dated January 3, 2018, entered in Civil Case No. 2017CC002985CCAXWS, in the COUNTY COURT in and for PASCO County, Florida, wherein PINE RIDGE AT SUGAR CREEK HOMEOWNERS ASSOCIATION, INC. is the Plaintiff, and DAVID GADEA, et al., are the Defendants, Paula O'Neil, PASCO County Clerk of the Court, will sell the property situated in PASCO County, Florida, described as:

LOT 97, PINE RIDGE AT SUGAR CREEK PHASE 2, as per plat thereof, recorded in Plat Book 53, Pages 69-86, of the Public Records of Pasco County, Florida.  
 at public sale, to the highest and best bidder, for cash, at www.pasco.realforeclose.com, at 11:00 a.m. on the 8th day of February 2018. 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade

City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated January 10, 2018. Anne M. Malley, Esquire (SPN 1742783, FBN 075711) 36739 State Road 52, Suite 213 Dade City, FL 33525 Phone: (352) 437-5680 Fax: (352) 437-5683 Primary E-Mail Address: amalley@malleyppa.com Secondary E-Mail Address: Denise@malleyppa.com January 12, 19, 2018 18-00055P

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

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## FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

**CASE NO.: 2016CA002458CAAXES/J4**  
**WELLS FARGO BANK, NA, Plaintiff, vs. 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 MORRIS B. DAVIS A/K/A MORRIS BERNARD DAVIS, DECEASED; et al., Defendant(s).**  
 TO: Andrew Davis  
 Last Known 2946 Banyan Hills Lane Land O Lakes FL 34639  
 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Pasco County, Florida:  
 LOT 330 PLANTATION PALMS

PHASE TWO-B ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 41 PAGE 125 THROUGH 127 OF THE PUBLIC RECORDS OF PASCO COUNTY FLORIDA has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE | PITE, LLP, Plaintiff's attorney, at 1615 South Congress Avenue, Suite 200, Delray Beach, FL 33445, on or before 30 Days After The First Date Of Publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint 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 the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-

8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated on January 10, 2018.

Paula S. O'Neil, Ph.D.,  
 Clerk & Comptroller  
 As Clerk of the Court  
 By: Gerald Salgado  
 As Deputy Clerk

ALDRIDGE | PITE, LLP  
 Plaintiff's attorney  
 1615 South Congress Avenue,  
 Suite 200  
 Delray Beach, FL 33445  
 1252-600B  
 January 12, 19, 2018 18-00056P

## FIRST INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE - PROPERTY IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

**CASE NO. 2017-CA-003600**  
**DIVISION: CAAXWS**  
**COCOA PROPERTIES DEFINED BENEFIT PENSION PLAN, Plaintiff, vs. JACQUELINE PETERSON n/k/a JACQUELINE PETERSON TAYLOR and UNKNOWN HEIRS OF JACQUELINE PETERSON TAYLOR, and others it may concern, Defendants.**

TO: JACQUELINE PETERSON PETERSON TAYLOR and UNKNOWN HEIRS OF JACQUELINE PETERSON TAYLOR, and others it may concern, 4240 Morlock Lane, Holiday, Pasco County, Florida 34691

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

Lot 165, BUENA VISTA FIRST ADDITION, as per map or plat thereof, recorded in Plat Book 4, Page 105, of the Public Records of Pasco County, Florida.

**PIN:**  
 31-26-16-0160-00000-1650

Commonly known as: 4240 Morlock Lane, Holiday, FL 34691 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Anita C. Brannon, Esquire, the Plaintiff's attorney, of Townsend & Brannon, whose address is 608 West Horatio Street, Tampa, Florida 33606-4104, on or before 2/12/18 and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated: 1/3/18

Paula S. O'Neil, Ph.D.,  
 Clerk & Comptroller  
 By: Ryan Ayers  
 As Deputy Clerk

Anita C. Brannon, Esquire  
 Plaintiff's attorney  
 Townsend & Brannon  
 608 West Horatio Street  
 Tampa, Florida 33606-4104  
 January 12, 19, 2018 18-00030P

## FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

**Case #: 2016-CA-000633-ES**  
**DIVISION: J1**

**PHH Mortgage Corporation Plaintiff, vs.- Gail L. Kulwicki a/k/a Gail Kulwicki; Unknown Spouse of Gail L. Kulwicki a/k/a Gail Kulwicki; Regions Bank, Successor by Merger with AmSouth Bank; Meadow View Homeowners Association, Inc.; Unknown Parties in Possession #1, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; 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-000633-ES of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein PHH Mortgage Corporation, Plaintiff and Gail L. Kulwicki a/k/a Gail Kulwicki are defendant(s), I, Clerk of Court, Paula S. O'Neil, will sell to the highest and best bidder for cash IN AN ONLINE SALE ACCESSED THROUGH THE CLERK'S WEBSITE AT WWW.PASCO.REALFORECLOSE.COM, AT 11:00 A.M. on February 1, 2018, the following described property as set forth in said Final Judgment, to-wit:

LOT 9, LESS THE SOUTH 38.00 FEET THEREOF, ALL OF LOT 10 AND THE SOUTH 3.00 FEET OF LOT 11, MEADOWVIEW, AS RECORDED IN PLAT BOOK 16, PAGE 22, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

ANY PERSON CLAIMING AN IN-

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator; 14250 49th Street North, Clearwater, Florida 33762 (727) 453-7163 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification of the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711.

Submitted By:

ATTORNEY FOR PLAINTIFF:  
 SHAPIRO, FISHMAN & GACHE, LLP  
 2424 North Federal Highway,  
 Suite 360  
 Boca Raton, Florida 33431  
 (561) 998-6700  
 (561) 998-6707  
 15-289940 FCOI PHH  
 January 12, 19, 2018 18-00039P

## FIRST INSERTION

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

**CASE NO.: 2017CA001874CAAXWS**  
**DITECH FINANCIAL LLC, Plaintiff, vs. AMANDA ADAMS; 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 December 18, 2017 in Civil Case No. 2017CA-001874CAAXWS, of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein, DITECH FINANCIAL LLC is the Plaintiff, and AMANDA ADAMS; GEORGE BRADY; UNKNOWN SPOUSE OF GEORGE BRADY; FOREST HILLS EAST CIVIC 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, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Paula S. O'Neil, Ph.D. will sell to the highest bidder for cash at www.pasco.realforeclose.com on January 22, 2018 at 11:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 203, FOREST HILLS EAST, UNIT 2, AS SHOWN ON PLAT RECORDED IN IN PLAT BOOK 13, PAGE 146, OF THE PUBLIC RECORDS OF PASCO 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 an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance.

Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 4 day of January, 2018.

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  
 1382-1854B  
 January 12, 19, 2018 18-00033P

## FIRST INSERTION

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

**CASE NO.:**  
**2017CA001319CAAXES**  
**DIVISION: 1**

**THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2006-OC3, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-OC3, Plaintiff, vs. JOSHUA L. LAWHORN, et al, Defendant(s).**

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 21, 2017, and entered in Case No. 2017CA001319CAAXES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which The Bank Of New York Mellon FKA The Bank Of New York, As Trustee For The Certificateholders Of CWALT, Inc., Alternative Loan Trust 2006-OC3, Mortgage Pass-Through Certificates, Series 2006-OC3, is the Plaintiff and Joshua L. Lawhorn, Any And All Un-

known 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 Pasco County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on held online www.pasco.realforeclose.com: in Pasco County, Florida, Pasco County, Florida at 11:00 AM on the 6th day of February, 2018, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 19, DOWNS ADDITION TO CITY OF ZEPHYRHILLS, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 21, PAGE 45, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

37805 14TH AVENUE, ZEPHYRHILLS, FL 33542  
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.

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

tact:

Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654 Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired.

Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated in Hillsborough County, Florida, this 8th day of January, 2018.

Chad Sliger, Esq.  
 FL Bar # 122104  
 Albertelli Law  
 Attorney for Plaintiff  
 P.O. Box 23028  
 Tampa, FL 33623  
 (813) 221-4743  
 (813) 221-9171 facsimile  
 eService:  
 servealaw@albertellilaw.com  
 AH-17-003077  
 January 12, 19, 2018 18-00051P

## FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION:

**CASE NO.:**  
**51-2010-CA-002237-XXXX-ES**  
**FANNIE MAE ("FEDERAL NATIONAL MORTGAGE ASSOCIATION"), Plaintiff, vs.**

**WILLIAM GALLAGHER A/K/A WILLIAM J. GALLAGHER; BANKUNITED, NATIONAL ASSOCIATION F/K/A BANKUNITED, SUCCESSOR IN INTEREST TO BANK UNITED, FSB; THE VILLAGES OF WESLEY CHAPEL HOMEOWNER'S ASSOCIATION, INC.; JANICE GALLAGHER A/K/A JANICE K. GALLAGHER; UNKNOWN TENANT(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.**

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 15th day of December, 2017, and entered in Case No. 51-2010-CA-002237-XXXX-ES, of the Circuit Court of the 6TH Judicial Circuit in and for Pasco County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION is the Plaintiff and WILLIAM GALLAGHER A/K/A WILLIAM J. GALLAGHER;

BANKUNITED, NATIONAL ASSOCIATION F/K/A BANKUNITED, SUCCESSOR IN INTEREST TO BANK UNITED, FSB; THE VILLAGES OF WESLEY CHAPEL HOMEOWNER'S ASSOCIATION, INC.; JANICE GALLAGHER A/K/A JANICE K. GALLAGHER; UNKNOWN TENANT (S) IN POSSESSION OF THE SUBJECT PROPERTY are defendants. PAULA S. O'NEIL as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash, on the 13th day of February, 2018, at 11:00 AM on Pasco County's Public Auction website: www.pasco.realforeclose.com, pursuant to judgment or order of the Court, in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

LOT 46, BLOCK 1, VILLAGES AT WESLEY CHAPEL PHASE 3D/4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 33, PAGES 118-121, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO 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 an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 5th day of Jan, 2018.

By: Jason Storrings, Esq.  
 Bar Number: 027077  
 Choice Legal Group, P.A.  
 P.O. Box 9908  
 Fort Lauderdale, FL 33310-0908  
 Telephone: (954) 453-0365  
 Facsimile: (954) 771-6052  
 Toll Free: 1-800-441-2438  
 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
 eservice@clelegalgroup.com  
 10-11481  
 January 12, 19, 2018 18-00038P



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## SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

Case #: 51-2016-003125-CA-WS DIVISION: J3

**Nationstar Mortgage LLC Plaintiff, -vs.- John Wolding; Unknown Spouse of John Wolding; Flagstar Bank, FSB; 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. 51-2016-003125-CA-WS of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein Nationstar Mortgage LLC, Plaintiff and John Wolding are defendant(s), I,

Clerk of Court, Paula S. O'Neil, will sell to the highest and best bidder for cash in an online sale accessed through the clerk's website at [WWW.PASCO.REALFORECLOSE.COM](http://WWW.PASCO.REALFORECLOSE.COM), AT 11:00 A.M. on March 21, 2018, the following described property as set forth in said Final Judgment, to-wit:

TRACT NO. 357: COMMENCING AT THE SW CORNER OF THE SE ¼ OF SECTION 7, TOWNSHIP 24 SOUTH, RANGE 17 EAST, PASCO COUNTY, FLORIDA, GO THENCE N 88° 54' 06" EAST ALONG THE SOUTH LINE OF SAID SE ¼, A DISTANCE OF 1321.57 FEET; THENCE N 00° 00' 06" EAST, A DISTANCE OF 4541.06 FEET TO THE POINT OF BEGINNING; CONTINUE THENCE N 00° 00' 06" EAST, A DISTANCE OF 314.79 FEET; THENCE N 53° 32' 46" WEST, A DISTANCE OF 949.49 FEET TO THE P. C. OF A CURVE HAVING A CENTRAL ANGLE OF 04° 20' 00", A RADIUS OF 550.00, A TANGENT DISTANCE OF 20.81 FEET, A CHORD BEARING AND A DISTANCE OF S 38° 31' 17" WEST, 41.59 FEET; THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 41.60 FEET; THENCE S 40° 37' 14" WEST, A DISTANCE OF 130.00 FEET; THENCE S 49° 22' 46"

EAST, A DISTANCE OF 1150.46 FEET TO THE POINT OF BEGINNING, EXCEPTING THE NORTHERLY 25.00 FEET TO BE USED FOR ROAD RIGHT OF-WAY PURPOSES.

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 ADA Coordinator; 14250 49th Street North, Clearwater, Florida 33762 (727) 453-7163 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification of the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711.

Submitted By:  
ATTORNEY FOR PLAINTIFF:  
SHAPIRO, FISHMAN & GACHÉ, LLP  
2424 North Federal Highway,  
Suite 360  
Boca Raton, Florida 33431  
(561) 998-6700  
(561) 998-6707  
16-303040 FCO1 CXE  
January 5, 12, 2018 18-00018P

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

CASE NO.: 2013CA004683CAAXES DIVISION: J1/J4/J5/L U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF8 MASTER PARTICIPATION TRUST, Plaintiff, vs.

ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFIICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST, ROBERT DURHAM, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 21, 2017, and entered in Case No. 2013CA004683CAAXES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which U.S. Bank Trust, N.A., as Trustee for LSF8 Master Participation Trust, is the Plaintiff and All Unknown Heirs, Creditors, Devisees, Beneficiaries, Grantees, Assignees, Lienors, Trustees, and All Other Parties Claiming An Interest By, Through, Under or Against Robert Durham; Christina Stumbo; Diana Manfredi; Ford Motor Credit Company, A Withdrawn Corporation; Green Tree Financial Corporation, a With-

## SECOND INSERTION

drawn Corporation; Kimberly Savidge; Patricia Gordon; Robin Durham; State of Florida, Department of Highway Safety and Motor Vehicles; Tammy Spencer; United States of America Internal Revenue Service; Unknown Spouse of Patricia Gordon; Unknown Spouse of Diana Manfredi; Unknown Spouse of Tammy Spencer n/k/a Michael Spencer; State of Florida, Department of Revenue; Unknown Spouse of Christina Stumbo; 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 Pasco County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on held online [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com) in Pasco County, Florida, Pasco County, Florida at 11:00 AM on the 23rd day of January, 2018, the following described property as set forth in said Final Judgment of Foreclosure:

TRACT NUMBER 133, WILLIAMS DOUBLE BRANCH ESTATES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12 PAGES 106 THROUGH 112, IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. 7346 BOYETTE RD, ZEPHYRHILLS, FL 33544  
Any person claiming an interest in the

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

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654 Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired.

Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated in Hillsborough County, Florida, this 2nd day of January, 2018.  
Shannon Sinai, Esq.  
FL Bar # 110099  
Albertelli Law  
Attorney for Plaintiff  
P.O. Box 23028 Tampa, FL 33623  
(813) 221-4743  
(813) 221-9171 facsimile  
eService: [servealaw@albertellilaw.com](mailto:servealaw@albertellilaw.com)  
AH-15-179614  
January 5, 12, 2018 18-00022P

## SECOND INSERTION

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

CASE NO.: 2016CA000922CAAXES WELLS FARGO BANK, NA, Plaintiff, vs. AMANDA HALL, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 21, 2017, and entered in Case No. 2016CA000922CAAXES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which Wells Fargo Bank, NA, is the Plaintiff and Amanda Hall, Pasco County, Florida, Taylor C. Hall, Unknown Spouse of Amanda Hall n/k/a Michael Thomason, Unknown Spouse of Taylor C. Hall, Unknown Tenants/Owners 1, are defendants, the Pasco County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on held online [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com) in Pasco County, Florida, Pasco County, Florida at 11:00 AM on the 23rd day of January, 2018, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 8 COMMENCE AT THE NORTHWEST CORNER OF THE NORTHWEST ONE FOURTH OF SECTION 30 TOWNSHIP 24 SOUTH RANGE 18 EAST PASCO COUNTY FLORIDA THENCE SOUTH 89 DEGREES 57 MINUTES 4 SECONDS EAST ALONG THE NORTH BOUNDARY OF THE NORTHWEST ONE FOURTH A DISTANCE OF 1582.00 THENCE SOUTH

ZERO DEGREE 4 MINUTES 51 SECONDS WEST A DISTANCE OF 50.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF CRELA DRIVE THENCE NORTH 89 DEGREES 57 MINUTES 4 SECONDS WEST 50 FEET SOUTH OF AND PARALLEL WITH THE NORTH BOUNDARY OF THE NORTHWEST ONE FOURTH OF SECTION 30 AND ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 153.00 FEET TO THE POINT OF BEGINNING THENCE SOUTH ZERO DEGREE 4 MINUTES 51 SECONDS WEST A DISTANCE OF 284.7 FEET THENCE NORTH 89 DEGREES 57 MINUTES 4 SECONDS WEST A DISTANCE OF 188.00 FEET THENCE NORTH ZERO DEGREE 4 MINUTES 51 SECONDS EAST A DISTANCE OF 284.71 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF CRELA DRIVE THENCE SOUTH 89 DEGREES 57 MINUTES 4 SECONDS EAST 50 FEET SOUTH OF AND PARALLEL WITH THE NORTH BOUNDARY OF THE NORTHWEST ONE FOURTH OF SECTION 30 AND ALONG SAID SOUTH RIGHT OF WAY LINE A DISTANCE OF 188.00 FEET TO THE POINT OF BEGINNING SUBJECT TO AN EASEMENT FOR INGRESS EGRESS AND UTILITIES OVER AND ACROSS THE WEST 35.00 FEET THEREOF TOGETHER WITH THAT CERTAIN A 2002 LIBE MOBILE HOME VINS 10L27570X AND 10L27570U WITH A STREET

ADDRESS OF 16230 CRELA DRIVE SPRING HILL FLORIDA 34610  
16230 CRELA DR, SPRING HILL, FL 34610

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

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654 Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired.

Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated in Hillsborough County, Florida, this 28th day of December, 2017  
Chad Sliger, Esq.  
FL Bar # 122104  
Albertelli Law  
Attorney for Plaintiff  
P.O. Box 23028 Tampa, FL 33623  
(813) 221-4743  
(813) 221-9171 facsimile  
eService: [servealaw@albertellilaw.com](mailto:servealaw@albertellilaw.com)  
AH-16-026022  
January 5, 12, 2018 18-00012P

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA

CIVIL DIVISION: CASE NO.: 51-2013-CA-004050-CAAX-WS

CITIMORTGAGE, INC., Plaintiff, vs.

KELLY E. DAVEY A/K/A KELLY ELIZABETH DAVEY; UNKNOWN SPOUSE OF KELLY E. DAVEY A/K/A KELLY ELIZABETH DAVEY; IF LIVING, INCLUDING ANY UNKNOWN SPOUSE OF SAID DEFENDANT(S), IF REMARRIED, AND IF DECEASED, THE RESPECTIVE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, AND TRUSTEES, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER OR AGAINST THE NAMED DEFENDANT(S); SUNCOAST SCHOOLS FEDERAL CREDIT UNION; BEACON WOODS EAST HOMEOWNERS' ASSN., INC; BEACON WOODS EAST MASTER ASSOCIATION, INC; WHETHER DISSOLVED OR PRESENTLY EXISTING, TOGETHER WITH ANY GRANTEE, ASSIGNEE, CREDITORS, LIENORS, OR TRUSTEES OF SAID DEFENDANT(S) AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, OR

## SECOND INSERTION

AGAINST DEFENDANT(S); UNKNOWN TENANT #1; UNKNOWN TENANT #2; Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 18th day of December, 2017, and entered in Case No. 51-2013-CA-004050-CAAX-WS, of the Circuit Court of the 6TH Judicial Circuit in and for Pasco County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION is the Plaintiff and KELLY E. DAVEY A/K/A KELLY ELIZABETH DAVEY; BEACON WOODS EAST HOMEOWNERS' ASSN., INC.; BEACON WOODS EAST MASTER ASSOCIATION, INC.; SUNCOAST CREDIT UNION F/K/A SUNCOAST SCHOOLS FEDERAL CREDIT UNION; and UNKNOWN TENANT (S) IN POSSESSION OF THE SUBJECT PROPERTY are defendants. PAULA S. O'NEIL as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash, on the 22nd day of January, 2018, at 11:00 AM on Pasco County's Public Auction website: [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com), pursuant to judgment or order of the Court, in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

LOT 323, CLAYTON VILLAGE, PHASE 2, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 17, AT PAGE 95 THROUGH 99, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 27th day of Dec, 2017.  
By: Jason Storrings, Esq.  
Bar Number: 027077  
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](mailto:eservice@clegalgroup.com)  
15-02624  
January 5, 12, 2018 18-00006P

# OFFICIAL COURTHOUSE WEBSITES:

MANATEE COUNTY: [manateeclerk.com](http://manateeclerk.com) | SARASOTA COUNTY: [sarasotaclerk.com](http://sarasotaclerk.com)

CHARLOTTE COUNTY: [charlotte.realforeclose.com](http://charlotte.realforeclose.com) | LEE COUNTY: [leeclerk.org](http://leeclerk.org)

COLLIER COUNTY: [collierclerk.com](http://collierclerk.com) | HILLSBOROUGH COUNTY: [hillsclerk.com](http://hillsclerk.com)

PASCO COUNTY: [pasco.realforeclose.com](http://pasco.realforeclose.com) | PINELLAS COUNTY: [pinellasclerk.org](http://pinellasclerk.org)

POLK COUNTY: [polkcountyclerk.net](http://polkcountyclerk.net) | ORANGE COUNTY: [myorangeclerk.com](http://myorangeclerk.com)

Check out your notices on:

[www.floridapublicnotices.com](http://www.floridapublicnotices.com)

**Business  
Observer**



## SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA  
GENERAL JURISDICTION DIVISION  
Case No. 51-2011-CA-006288  
CitiMortgage, Inc.,  
Plaintiff, vs.  
James B. Davison and Bessy Davison, et al.,  
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 26, 2017, entered in Case No. 51-2011-CA-006288 of the Circuit Court of the Sixth Judicial Circuit, in and for Pasco County, Florida, wherein CitiMortgage, Inc. is the Plaintiff and James B. Davison; Unknown Spouse of James B. Davison; Bessy Salavarakov f/k/a Bessy Davison; Unknown Spouse of Bessy Salavarakov f/k/a Bessy Davison; IberiaBank; Unknown Tenant #1; Unknown Tenant #2 are the Defendants, that Paula O'Neil, Pasco County Clerk of Court will sell to the highest

and best bidder for cash by electronic sale at [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com), beginning at 11:00 AM on the 24th day of January, 2018, the following described property as set forth in said Final Judgment, to wit:  
LOT 147, RADCLIFF ESTATES UNIT THREE, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 23, PAGES 39 AND 40 OF THE PUBLIC RECORDS OF PASCO 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352)

521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 28 day of December, 2017.  
BROCK & SCOTT, PLLC  
Attorney for Plaintiff  
1501 N.W. 49th Street,  
Suite 200  
 Ft. Lauderdale, FL 33309  
Phone: (954) 618-6955,  
ext. 4729  
Fax: (954) 618-6954  
FLCourtDocs@brockandscott.com  
By Kara Fredrickson, Esq.  
Florida Bar No. 85427  
File # 11-F01418  
January 5, 12, 2018 18-00009P

## SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 6th JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA  
CASE NO.: 2015-CA-000529  
U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF BUNGALOW SERIES F TRUST,  
Plaintiff, v.  
DAVID DIMARCO et al.,  
Defendants.

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on December 19, 2017 and entered in Case No. 2015-CA-000529 in the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein DAVID DIMARCO; UNKNOWN SPOUSE OF DAVID DIMARCO, UNKNOWN TENANT#1 N/K/A CHERYL LEET AND UNKNOWN TENANT #2 N/K/A JENNIFER HINYUB are the Defendants. The Clerk of the Court, Paula S. O'Neil, will sell to the highest bidder for cash at <https://www.pasco.realforeclose.com> On February 5, 2018 at 11:00 AM, fol-

lowing described real property as set forth in said Final Judgment, to wit:  
LOTS 8 AND 9, AND THE SOUTH 1/2 OF LOT 7, AND THE NORTH 2 1/2 FEET OF LOT 10, BLOCK 183, TOWN OF ZEPHYRHILLS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 54, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.  
and commonly known as 5205-5209 9TH Street, Zephyrhills, FL 33542

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

IMPORTANT  
"IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS AN ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE

CONTACT: PUBLIC INFORMATION DEPT., PASCO COUNTY GOVERNMENT CENTER 7530 LITTLE RD. NEW PORT RICHEY, FL 34654  
PHONE: 727.847.8110 (VOICE) IN NEW PORT RICHEY 352.521.4274, EXT 8110 (VOICE) IN DADE CITY OR 711 FOR THE HEARING-IMPAIRED  
CONTACT SHOULD BE INITIATED AT LEAST SEVEN DAYS BEFORE THE SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN SEVEN DAYS."

WITNESS my hand and the seal of the court on December 26, 2017.  
BERGER FIRM P.A.  
Attorneys for Plaintiff  
3050 Biscayne Boulevard,  
Suite 402  
Miami, FL 33137  
Telephone: (305) 501 2808;  
Facsimile: (954) 780.5578  
By: Tara L. Rosenfeld, Esq.  
Florida Bar No.: 0059454  
fcpleadings@bergerfirm.com  
January 5, 12, 2018 18-00004P

## SECOND INSERTION

NOTICE OF SALE IN THE COUNTY COURT FOR THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA  
CASE: 2017-CC-001476  
HILLSIDE CONDOMINIUM ASSOCIATION, INC., a not-for-profit Florida corporation,  
Plaintiff, vs.  
ROSALIE T. HENNEBERRY;  
UNKNOWN SPOUSE OF ROSALIE T. HENNEBERRY; AND UNKNOWN TENANT(S),  
Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Pasco County, Florida, Paula S. O'Neil, Clerk of Court, will sell all the property situated in Pasco County, Florida described as:

Unit 102, Building 9, of THE HILLSIDE TEN, A CONDOMINIUM, as set forth in the Declaration of Condominium and the exhibits annexed thereto and forming a part thereof, recorded in Official Records Book 1414, Page 920, et seq., and as it may be amended of the Public Records of Pasco County, Florida.

The above description includes, but is not limited to, all appurtenances to the condominium unit above described, including the undivided interest in the common elements of said condominium.  
A/K/A 7712 Hillside Court, #102, Hudson, FL 34667  
at public sale, to the highest and best bidder, for cash, via the Internet at [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com) at 11:00 A.M. on January 24, 2018.

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

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

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

order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.  
MANKIN LAW GROUP  
By BRANDON K. MULLIS, ESQ.  
Attorney for Plaintiff  
Email:  
Service@MankinLawGroup.com  
2535 Landmark Drive, Suite 212  
Clearwater, FL 33761  
(727) 725-0559  
FBN: 23217  
January 5, 12, 2018 18-00002P

## SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA  
CASE NO.: 2017CA002808CAAXES/J4  
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATE HOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2006-0A7,  
MORTGAGE PASSTHROUGH CERTIFICATES, SERIES 0A7,  
Plaintiff, v.  
LUIS R. SANCHEZ, ET AL.,  
Defendants.  
To the following Defendant(s):  
UNKNOWN TENANT #1  
4240 Tarkington Drive  
Land O' Lakes, FL 34639  
UNKNOWN TENANT #2  
4240 Tarkington Drive  
Land O' Lakes, FL 34639  
YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:  
LOT 46, SABLE RIDGE PHASE 3A, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 41

PAGES 147 AND 148 PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.  
a/k/a 4240 TARKINGTON DRIVE, LAND O'LAKES, FL 34639

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Plaintiff, whose address is 8201 Peters Road, Suite 4000, Fort Lauderdale, FL 33324, on or before FEB 05 2018, a date which is within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2.065. In accordance with the 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 Public Information Dept., Pasco County Govern-

ment Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this Court this 27th day of December, 2017.

Paula S. O'Neil, Ph.D.,  
Clerk & Comptroller  
Clerk of the Court  
By Gerald Salgado  
As Deputy Clerk

Kelley Kronenberg  
Attorneys for Plaintiff  
8201 Peters Road,  
Suite 4000,  
Fort Lauderdale, FL 33324  
File No: M170481-JMV  
January 5, 12, 2018 18-00027P

## SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA  
CASE NO. 51-2016-CA-001894ES  
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR SASCO MORTGAGE LOAN TRUST 2006-WF3  
Plaintiff, v.  
GWYNN C. BROWN; JOSEPH L. OLIVE; HOA PROBLEM SOLUTIONS 5, INC., AS TRUSTEE OF THE 31121 WHITLOCK DRIVE LAND TRUST; UNKNOWN TENANT 1; UNKNOWN TENANT 2; MEADOW POINTE III HOMEOWNER'S ASSOCIATION, INC.; WHITLOCK HOMEOWNERS ASSOCIATION, INC., A/K/A WHITLOCK VILLAS HOMEOWNERS ASSOCIATION, INC.  
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 21, 2017, in this cause, in the Circuit Court of Pasco

County, Florida, the office of Paula S. O'Neil - AES, Clerk of the Circuit Court, shall sell the property situated in Pasco County, Florida, described as:  
LOT 53, BLOCK 11, MEADOW POINTE III PHASE 1 UNIT IC-I, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 44, PAGE 5-10, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

a/k/a 31121 WHITLOCK DR, WESLEY CHAPEL, FL 33543-3944  
at public sale, to the highest and best bidder, for cash, online at [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com), on January 23, 2018 beginning at 11:00 AM.

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

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you

are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654, Phone: 727.847.8110 (voice) in New Port Richey; 352.521.4274, ext 8110 (voice) in Dade City Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated at St. Petersburg, Florida this 26 day of December, 2017.  
eXL Legal, PLLC  
Designated Email Address:  
efiling@exlegal.com  
12425 28th Street North,  
Suite 200  
St. Petersburg, FL 33716  
Telephone No. (727) 536-4911  
Attorney for the Plaintiff  
By: Andrew L. Fivecoat  
FBN 122068  
888160446  
January 5, 12, 2018 18-00005P

## SECOND INSERTION

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

CASE NO.: 2017CA001618CAAXES  
NATIONSTAR MORTGAGE LLC  
DBA CHAMPION MORTGAGE COMPANY,  
Plaintiff, vs.  
BETSY L. ALTSHULER, et al,  
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 15, 2017, and entered in Case No. 2017CA001618CAAXES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and Plantation Palms Homeowners Association, Inc., Umith Kemal Karadavut, United States of America Acting through Secretary of Housing and Urban Development, Unknown Party #1 n/k/a Fatma Karadavut, are defendants, the Pasco County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on held online

[www.pasco.realforeclose.com](http://www.pasco.realforeclose.com): in Pasco County, Florida, Pasco County, Florida at 11:00 AM on the 17th day of January, 2018, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 337, PLANTATION PALMS PHASE TWO-A, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 40, PAGES 48 THROUGH 52 INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

23726 CORAL RIDGE LANE, LAND O LAKES, FL 34639-4876  
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.

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

Public Information Dept., Pasco County Government Center, 7530 Little

Rd., New Port Richey, FL 34654 Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired.

Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated in Hillsborough County, Florida, this 2nd day of January, 2018.  
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](mailto:servealaw@albertellilaw.com)  
AH-17-010885  
January 5, 12, 2018 18-00021P

## SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA  
CIVIL ACTION  
CASE NO.:  
2016CA001989CAAXWS  
DIVISION: 1  
BANK OF AMERICA, N.A.,  
Plaintiff, vs.  
JASON R. NIELAND, et al,  
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated November 27, 2017, and entered in Case No. 2016CA001989CAAXWS of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which Bank of America, N.A., is the Plaintiff and Jason R. Nieland, 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 Pasco County Clerk of the Circuit Court will sell to the highest and

best bidder for cash in/on held online [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com): in Pasco County, Florida, Pasco County, Florida at 11:00 AM on the 29th day of January, 2018, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 6, BLOCK 97, LESS THE NORTH 69 FEET THEREOF, CITY OF NEW PORT RICHEY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 49, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.  
6017 MISSOURI AVE, NEW PORT RICHEY, FL 34653

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

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

Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654

Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired.

Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated in Hillsborough County, Florida, this 2nd day of January, 2018.  
Brittany Gramsky, Esq.  
FL Bar # 95589  
Albertelli Law  
Attorney for Plaintiff  
P.O. Box 23028  
Tampa, FL 33623  
(813) 221-4743  
(813) 221-9171 facsimile  
eService: [servealaw@albertellilaw.com](mailto:servealaw@albertellilaw.com)  
AH-16-003933  
January 5, 12, 2018 18-00020P

## SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA  
CIVIL ACTION  
CASE NO.: 51 2010 CA 003029 ES  
PREVIOUSLY KNOWN AS  
2010 CA 005264  
DIVISION: 1  
CITIBANK N.A. AS SUCCESSOR BY MERGER TO CITIBANK FSB,  
Plaintiff, vs.  
DARREN M. BROCK AKA DARREN BROCK AKA D. BROCK, et al,  
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 15, 2017, and entered in Case No. 51 2010 CA 003029 ES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which Citibank N.A. as successor by merger to Citibank FSB, is the Plaintiff and Darren M. Brock, Mary F. Brock, Lexington Oaks Of Pasco County Homeowners Association Inc., Suntrust Bank, Mortgage Electronic Registration Systems Incorporated, are defendants, the Pasco County Clerk of the

Circuit Court will sell to the highest and best bidder for cash in/on held online [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com): in Pasco County, Florida, Pasco County, Florida at 11:00 AM on the 17th day of January, 2018, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 99 BLOCK 23 LEXINGTON OAKS VILLAGES 23 AND 24 ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 45 PAGES 72 THROUGH 79 OF THE PUBLIC RECORDS OF PASCO COUNTY FLORIDA  
25104 LEXINGTON OAKS, WESLEY CHAPEL, FL 33544

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

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

Public Information Dept., Pasco County Government Center, 7530

Little Rd., New Port Richey, FL 34654  
Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired.

Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated in Hillsborough County, Florida, this 27th day of December, 2017.  
Shannon Sinai, Esq.  
FL Bar # 110099  
Albertelli Law  
Attorney for Plaintiff  
P.O. Box 23028  
Tampa, FL 33623  
(813) 221-4743  
(813) 221-9171 facsimile  
eService: [servealaw@albertellilaw.com](mailto:servealaw@albertellilaw.com)  
AH-15-199440  
January 5, 12, 2018 18-00011P